



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

December 5, 2002

Kevin Patton, P.E.
Bohannon Huston
7500 Jefferson NE
Albuquerque, New Mexico 87109

RE: PINON POINTE UNIT II @ VENTANA RANCH (B-9/D8)
ENGINEERS CERTIFICATION
ENGINEERS STAMP DATED 1/25/2002
ENGINEERS CERTIFICATION DATED 5/5/2002

Dear Kevin:

Based upon the information provided your submittal dated 11/25/2002, the above referenced project is adequate to satisfy the Grading and Drainage Certification requirements for release of Financial Guaranty..

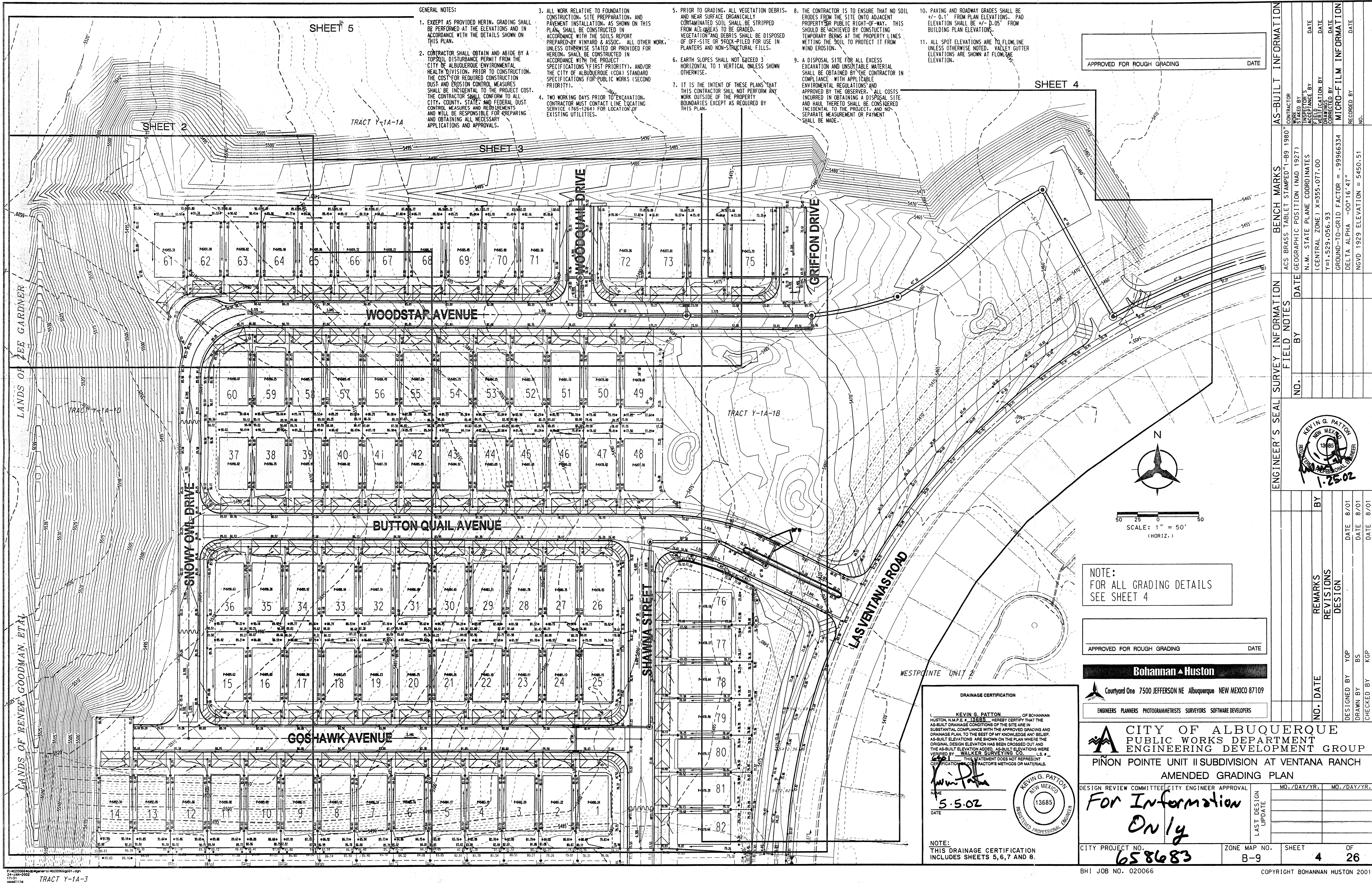
If you have any questions, please call me at 924-3981.

Sincerely,

Teresa A. Martin
Hydrology Plan Checker
Development & Building Ser. Division
T.A.

C: Arlene Portillo # 658683

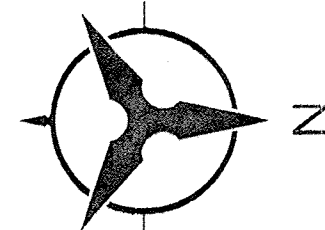
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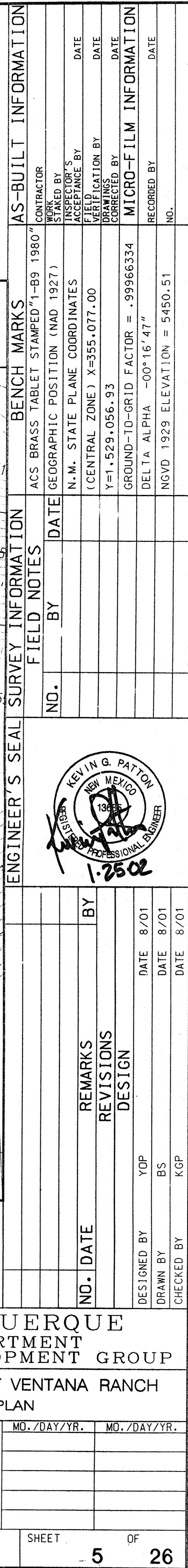
TRACT Y-1A-3

DAT

LANDS OF
ZEE GARDNER



30 15 0 30
SCALE: 1"=30'
(HORIZ.)



Bohannon & Huston

 Courtyard One 7500 JEFFERSON NE Albuquerque NEW MEXICO 87109

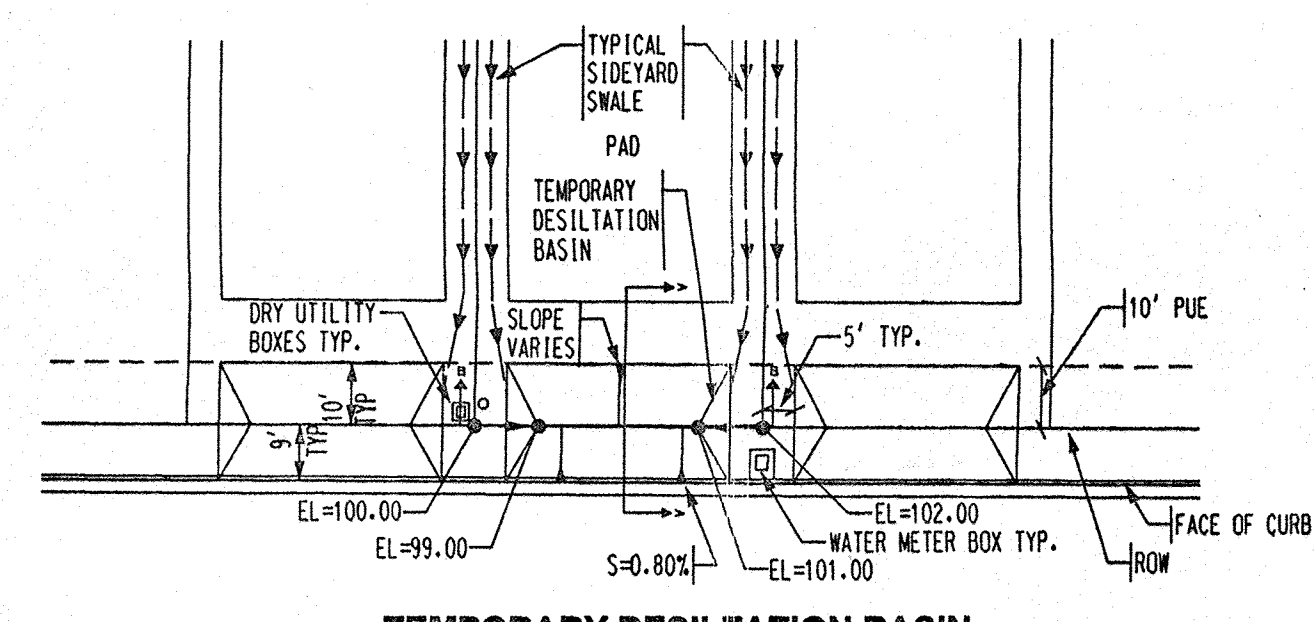
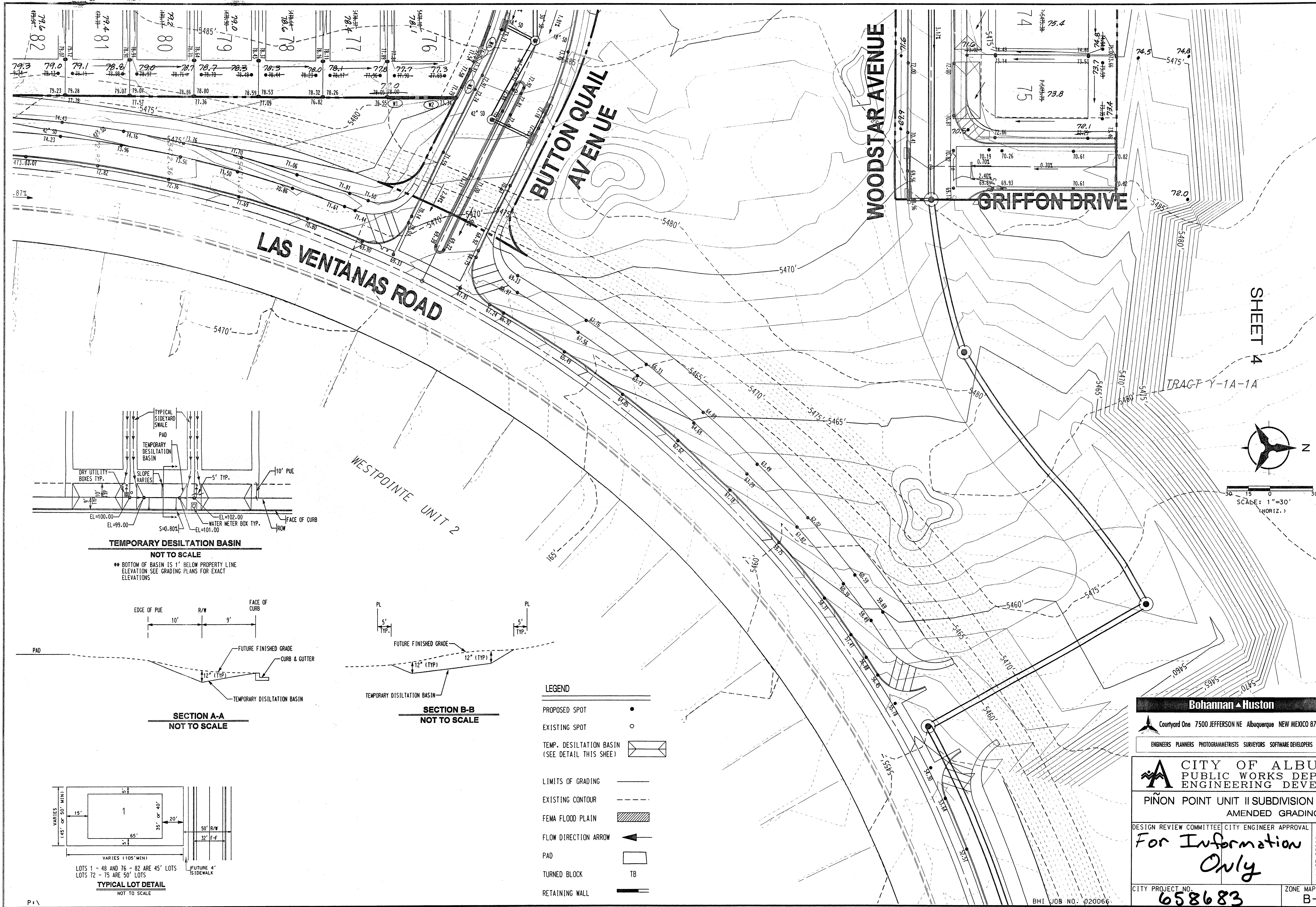
ENGINEERS PLANNERS PHOTOGRAMMETRISTS SURVEYORS SOFTWARE DEVELOPERS

	CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP
	PIÑON POINT UNIT II SUBDIVISION AT VENTANA RANCH AMENDED GRADING PLAN

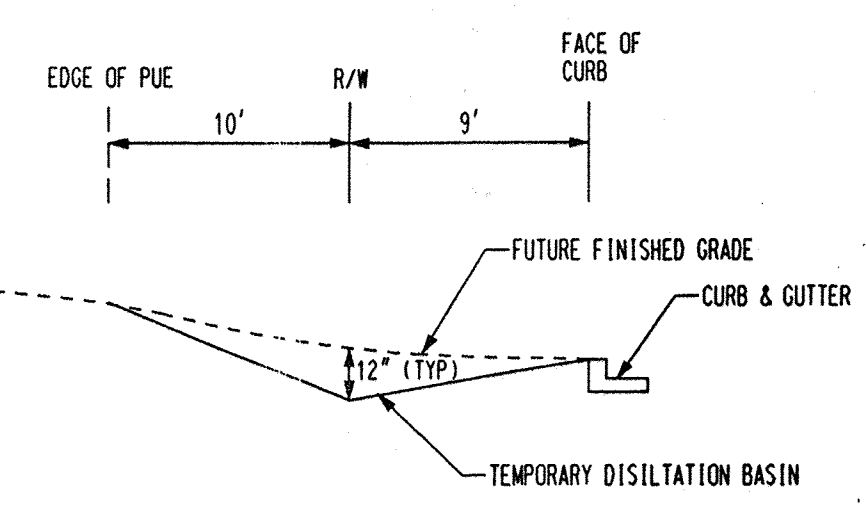
DESIGN REVIEW COMMITTEE CITY ENGINEER APPROVAL

For Information
Only

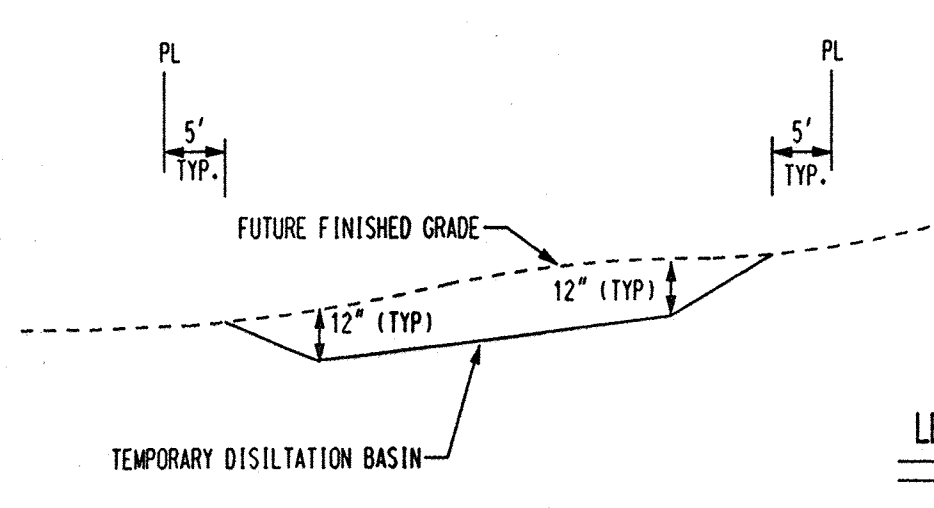
CITY PROJECT NO. 658683	ZONE MAP NO. B-9	SHEET 5	OF 26
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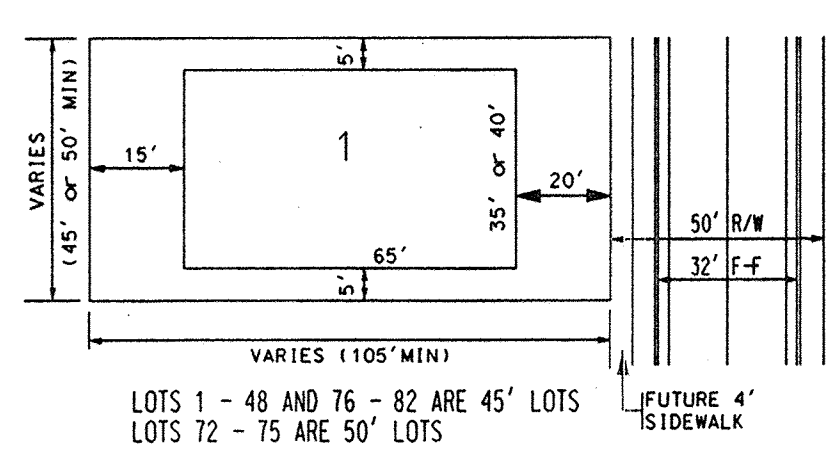
TEMPORARY DESILTATION BASIN
NOT TO SCALE
** BOTTOM OF BASIN IS 1' BELOW PROPERTY LINE
ELEVATION SEE GRADING PLANS FOR EXACT
ELEVATIONS



SECTION A-A
NOT TO SCALE



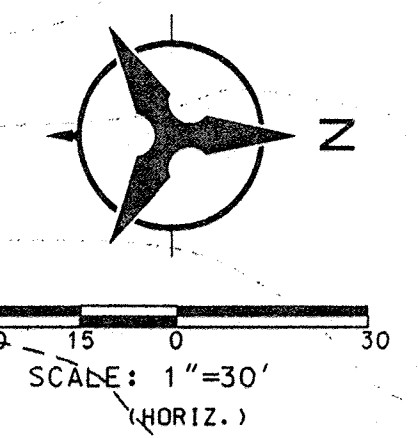
SECTION B-B
NOT TO SCALE



TYPICAL LOT DETAIL
NOT TO SCALE

LEGEND

- PROPOSED SPOT
- EXISTING SPOT
- TEMP. DESILTATION BASIN (SEE DETAIL THIS SHEET)
- LIMITS OF GRADING
- EXISTING CONTOUR
- FEMA FLOOD PLAIN
- FLOW DIRECTION ARROW
- PAD
- TURNED BLOCK
- RETAINING WALL



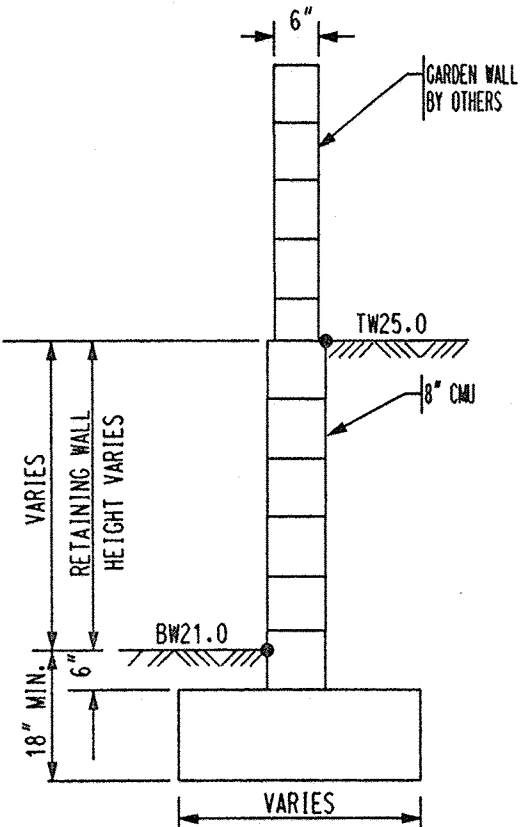
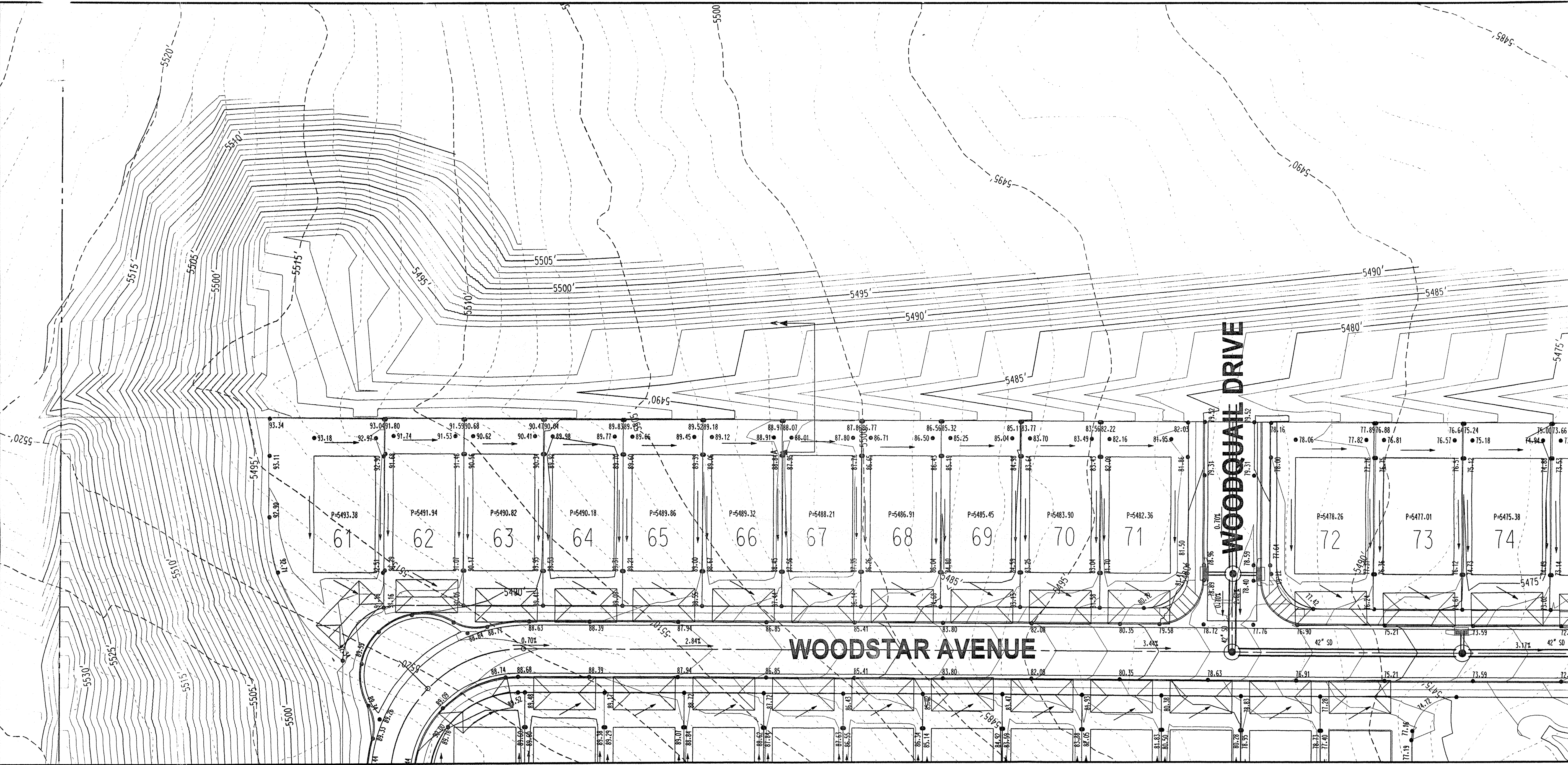
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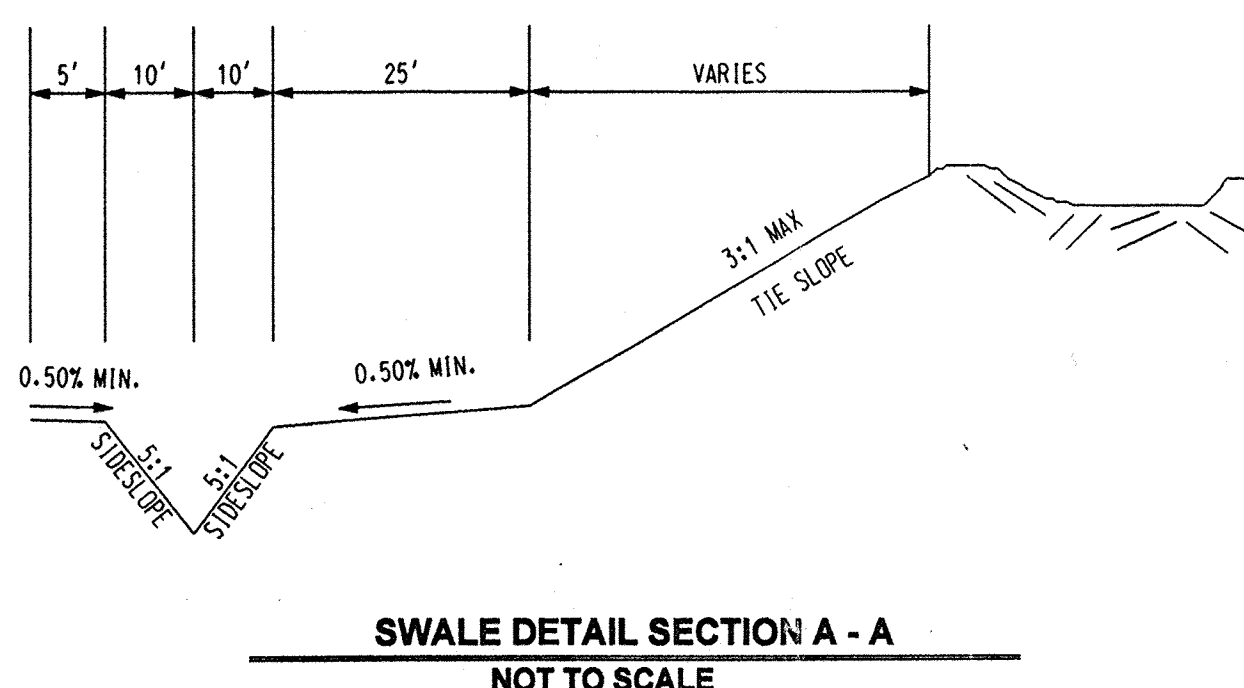
CITY PROJECT NO. **658683** ZONE MAP NO. **B-9** SHEET **7** OF **26**

ENGINEER'S SEAL SURVEY INFORMATION		BENCH MARKS		AS-BUILT INFORMATION	
NO.	DATE	NO.	DATE	NO.	DATE
REMARKS		CONTRACTOR		CONTRACTOR	
REVISIONS		GEOGRAPHIC POSITION (NAD 1927)		INSPECTOR'S	
DESIGN		N.M. STATE PLANE COORDINATES		ACCEPTANCE BY	
DATE 11/2001		(CENTRAL ZONE) X=355,077.00		DATE	
DESIGNED BY YDP		Y=1,529,056.93		DATE	
DRAWN BY BS/BIG		GROUND-TO-GRID FACTOR = .99966334		DATE	
CHECKED BY KGP		DELTA ALPHA -00°16'47"		DATE	
		NGVD 1929 ELEVATION = 5450.51		DATE	

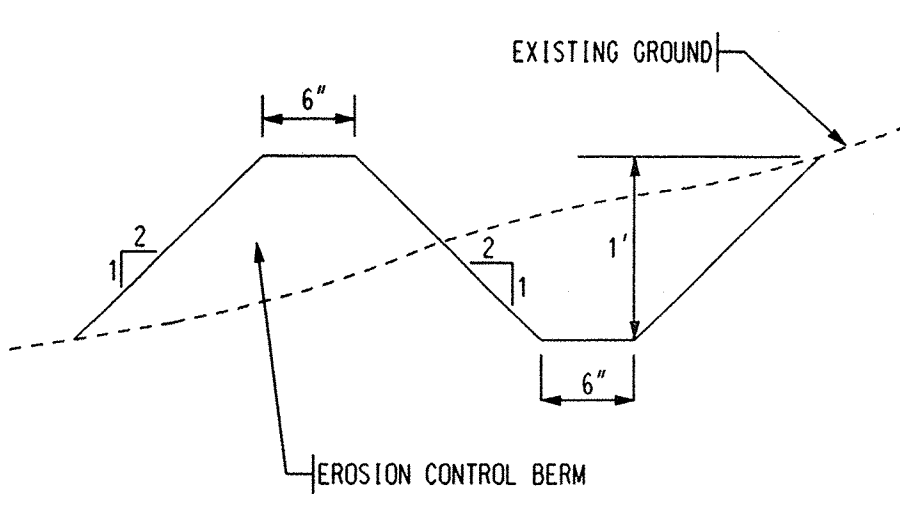


TW=FINISHED GRADE ELEVATION AT TOP OF RETAINING WALL
BW=FINISHED GRADE ELEVATION AT BOTTOM OF RETAINING WALL
TYPICAL RETAINING WALL NOMENCLATURE
NOT TO SCALE
(RETAINING HEIGHT IS TAKEN TO BE DIFFERENCE IN FINISHED GRADES ON LEFT AND RIGHT SIDE OF WALL.)

RETAINING WALL TABLE						
Wall Point	TW Elev	BW Elev	Wall Ht	Approx Wall Length	Average Wall Height	Average Wall Type
1	78.05	76.55	1.50	48.40	2.98	A
2	77.79	73.34	4.45	22.62	4.11	B
3	77.58	73.81	3.77	5.95	3.62	B
4	77.51	74.05	3.46	57.52	2.74	A
5	77.20	75.19	2.01	10.70	1.75	A
6	76.93	75.43	1.50			

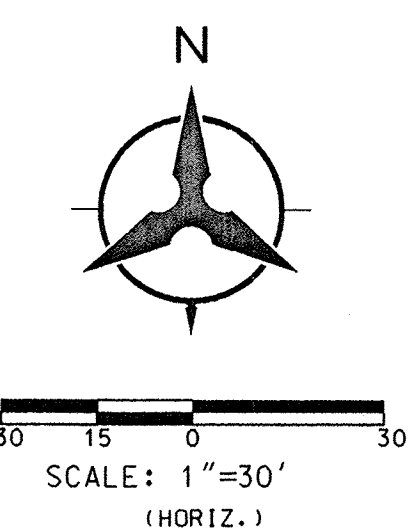


SWALE DETAIL SECTION A - A
NOT TO SCALE



EROSION CONTROL PLAN
NOT TO SCALE

A BERM WITH THE DIMENSIONS SHOWN SHALL BE MAINTAINED DURING CONSTRUCTION UNTIL COMPLETION OF INDIVIDUAL HOMES WITHIN THE PROJECT



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CITY PROJECT NO. **658683** ZONE MAP NO. **B-9** SHEET **8** OF **26**

ENGINEER'S SEAL SURVEY INFORMATION		BENCH MARKS		AS-BUILT INFORMATION	
FIELD NOTES		DATE		CONTRACTOR	
BY		DATE		GEOGRAPHIC POSITION (NAD 1927)	
NO.		BY		N.M. STATE PLANE COORDINATES	
				(CENTRAL ZONE) X=355,077.00	
				Y=1,529,056.93	
				GROUND-TO-GRID FACTOR = .99966334	
				DELTA ALPHA -00°16'47"	
				NGVD 1929 ELEVATION = 5450.51	
				NO.	

REMARKS
REVISIONS
DESIGN
YOP
BS
KGP
DATE 8/01
DATE 8/01
DATE 8/01

NO. DATE
BY
DATE 8/01
DATE 8/01
DATE 8/01

DESIGNED BY
DRAWN BY
CHECKED BY

LAST DESIGN UPDATE

MO./DAY/YR. MO./DAY/YR.