

# CITY OF ALBUQUERQUE

Planning Department  
David Campbell, Director



Mayor Timothy M. Keller

March 26, 2019

Mark Goodwin, P.E.  
Mark Goodwin & Associates  
PO Box 90606  
Albuquerque, NM 87199

**RE: Tierra Serena (Glendesto) Subdivision  
Lots 5, 6, & 13 - Accepted  
Revised Grading Plan Stamp Date: 1/23/18  
Certification Dated: 3/23/19  
Hydrology File: B18D020**

Dear Mr. Goodwin:

PO Box 1293

Based on the submittal received on 3/22/19, the above referenced Certification is acceptable for Building Pad Certification and Certificate of Occupancy for Lots 5, 6, & 13.

Albuquerque

Prior to Additional Pad Certifications:

1. The Pad elevation is missing for Lot 14 and the parking lot needs to be removed prior to certifying Lot 14.

NM 87103

Prior to Release of Financial Guarantee (For Info Only):

2. The downstream storm water conveyance must be complete.
3. The water and gas easement behind lots 15-23 needs to be restored. Fill placed against the wood fence needs to be removed and this area needs to be reseeded and stabilized against erosion with check dams and gravel mulch.
4. All other offsite areas distributed as part of this project need to be restored and reseeded as well.
5. Additional comments can be expected at the time of ROFG, depending on future conditions at this site.

www.cabq.gov

If you have any questions, please contact me at 924-3695 or [dpeterson@cabq.gov](mailto:dpeterson@cabq.gov).

Sincerely,

Dana Peterson, P.E.  
Senior Engineer, Planning Dept.  
Development Review Services



# City of Albuquerque

Planning Department  
Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

**Project Title:** Tierra Serena (Glendesto) **Building Permit #:** \_\_\_\_\_ **Hydrology File #:** B18/D020  
**DRB#:** 1004472 **EPC#:** \_\_\_\_\_ **Work Order#:** \_\_\_\_\_  
**Legal Description:** Tierra Serena Subdivision, Lots 5,6, and 13  
**City Address:** San Pedro Blvd and Glendale Ave.

**Applicant:** Pulte Group **Contact:** Kevin Patton  
**Address:** 7601 Jefferson Street Suite 300, Albuquerque, NM 87109  
**Phone#:** 341-8591 **Fax#:** \_\_\_\_\_ **E-mail:** kevin.patton@pultegroup.com

**Other Contact:** Mark Goodwin & Associates, PA **Contact:** Diane Hoelzer  
**Address:** PO BOX 90606, Albuquerque, NM 87199  
**Phone#:** 828.2200 **Fax#:** \_\_\_\_\_ **E-mail:** diane@goodwinengineers.com

**TYPE OF DEVELOPMENT:** \_\_\_\_\_ **PLAT (# of lots)** \_\_\_\_\_ **RESIDENCE** ☒ **DRB SITE** \_\_\_\_\_ **ADMIN SITE** \_\_\_\_\_

**IS THIS A RESUBMITTAL?** \_\_\_\_\_ **Yes** ☒ **No** \_\_\_\_\_

**DEPARTMENT** \_\_\_\_\_ **TRANSPORTATION** ☒ **HYDROLOGY/DRAINAGE**

Check all that Apply:

### TYPE OF SUBMITTAL:

\_\_\_\_\_ **ENGINEER/ARCHITECT CERTIFICATION**  
☒ **PAD CERTIFICATION (lots 5,6, & 13)**  
\_\_\_\_\_ **CONCEPTUAL G & D PLAN**  
\_\_\_\_\_ **GRADING PLAN**  
\_\_\_\_\_ **DRAINAGE REPORT**  
\_\_\_\_\_ **DRAINAGE MASTER PLAN**  
\_\_\_\_\_ **FLOODPLAIN DEVELOPMENT PERMIT APPLIC**  
\_\_\_\_\_ **ELEVATION CERTIFICATE**  
\_\_\_\_\_ **CLOMR/LOMR**  
\_\_\_\_\_ **TRAFFIC CIRCULATION LAYOUT (TCL)**  
\_\_\_\_\_ **TRAFFIC IMPACT STUDY (TIS)**  
\_\_\_\_\_ **STREET LIGHT LAYOUT**  
\_\_\_\_\_ **OTHER (SPECIFY)** \_\_\_\_\_  
\_\_\_\_\_ **PRE-DESIGN MEETING?**

### TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

\_\_\_\_\_ **BUILDING PERMIT APPROVAL**  
☒ **CERTIFICATE OF OCCUPANCY**  
\_\_\_\_\_ **PRELIMINARY PLAT APPROVAL**  
\_\_\_\_\_ **SITE PLAN FOR SUB'D APPROVAL**  
\_\_\_\_\_ **SITE PLAN FOR BLDG. PERMIT APPROVAL**  
\_\_\_\_\_ **FINAL PLAT APPROVAL**  
\_\_\_\_\_ **SIA/ RELEASE OF FINANCIAL GUARANTEE**  
\_\_\_\_\_ **FOUNDATION PERMIT APPROVAL**  
\_\_\_\_\_ **GRADING PERMIT APPROVAL**  
\_\_\_\_\_ **SO-19 APPROVAL**  
\_\_\_\_\_ **PAVING PERMIT APPROVAL**  
\_\_\_\_\_ **GRADING/ PAD CERTIFICATION**  
\_\_\_\_\_ **WORK ORDER APPROVAL**  
\_\_\_\_\_ **CLOMR/LOMR**  
\_\_\_\_\_ **FLOODPLAIN DEVELOPMENT PERMIT**  
\_\_\_\_\_ **OTHER (SPECIFY)** \_\_\_\_\_

**DATE SUBMITTED:** March 22, 2019 **By:** Mark Goodwin, PE

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: \_\_\_\_\_

FEE PAID: \_\_\_\_\_





- ## EASEMENTS

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ZONE ATLAS MAP B-18

LEGAL DESCRIPTION

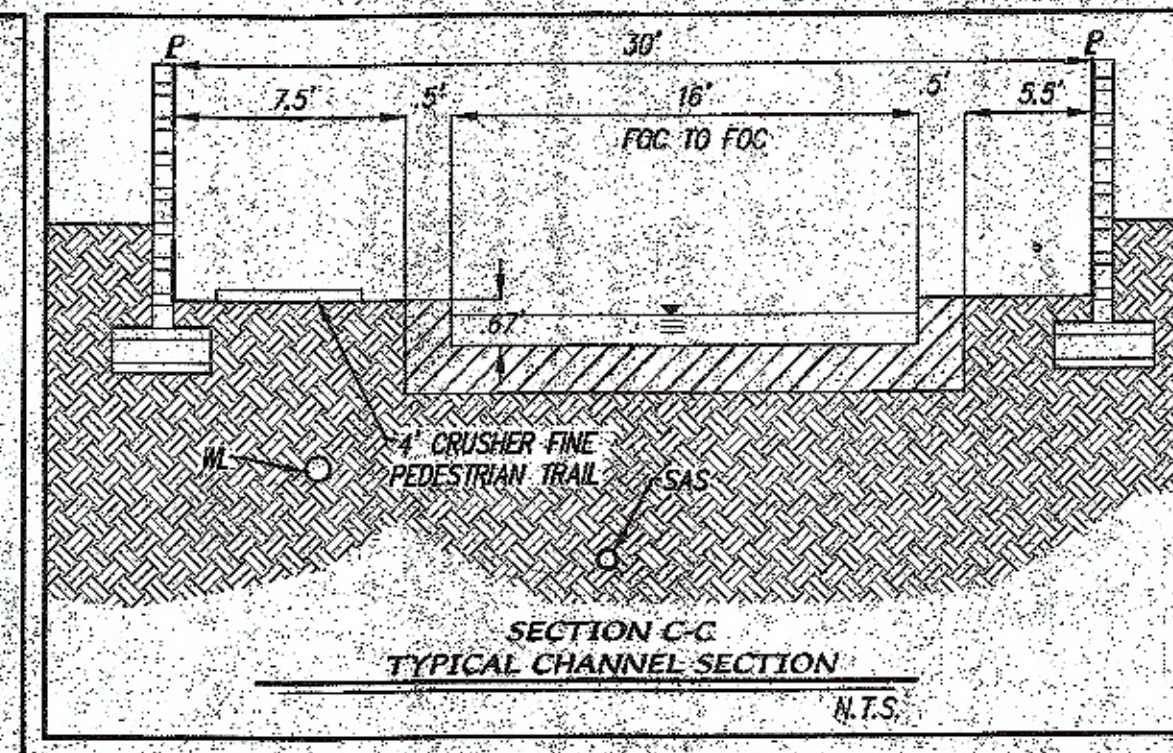
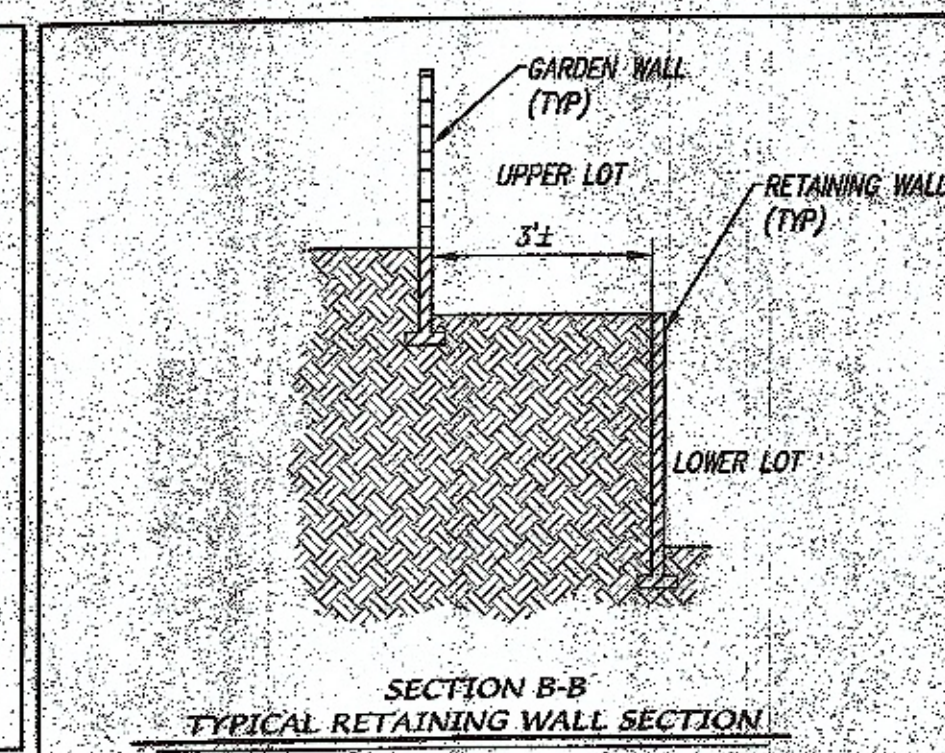
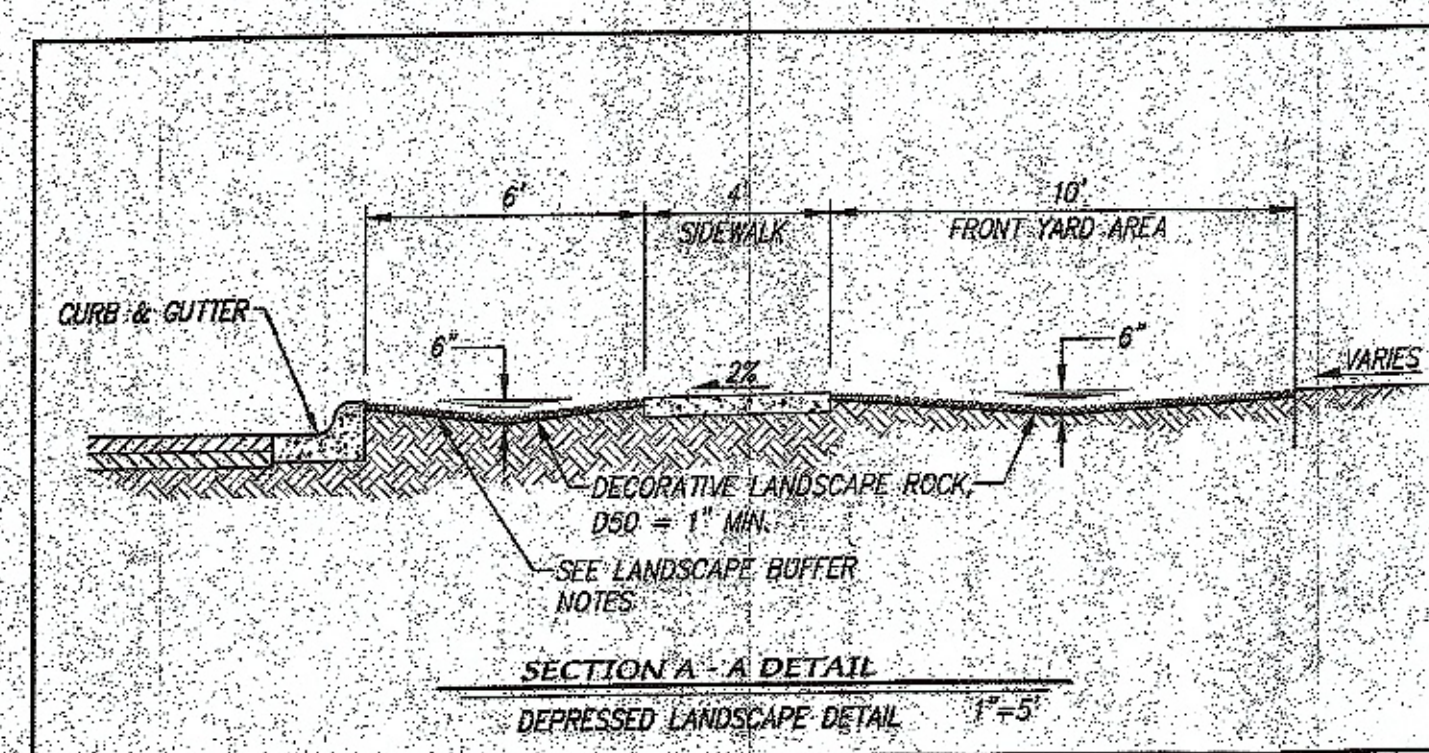
A TRACT OF LAND SITUATE WITHIN THE ELENA GALLEGOS GRANT, PROJECTED SECTION 12, TOWNSHIP 11 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, BEING ALL OF LOT 8-A, BLOCK 25, TRACT A, UNIT B, NORTH ALBUQUERQUE ACRES, AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON SEPTEMBER 8, 2015, IN PLAT BOOK 2015G, PAGE 104, AND CONTAINING 4.7676 ACRES MORE OR LESS.

## NOTES

1. CONTRACTOR MUST OBTAIN A TOPSOIL DISTURBANCE PERMIT FROM THE ENVIRONMENTAL HEALTH DIVISION PRIOR TO CONSTRUCTION.
2. CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST EDITION SHALL GOVERN ALL WORK.
3. THE CONTRACTOR SHALL CONFORM TO ALL CITY, COUNTY, STATE AND FEDERAL DUST CONTROL MEASURES AND REQUIREMENTS AND WILL BE RESPONSIBLE FOR PREPARING AND OBTAINING ALL NECESSARY APPLICATIONS AND APPROVALS.
4. THE CONTRACTOR SHALL ENSURE THAT NO SOIL ERODES FROM THE LOTS INTO PUBLIC RIGHT-OF-WAY. THIS CAN BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS AND NETTING THE SOIL TO KEEP IT FROM BLOWING.
5. THE "EARTHWORK" CONTRACTOR SHALL STOCKPILE ENOUGH MATERIAL ADJACENT TO RETAINING WALL LOCATIONS TO BE UTILIZED FOR WALL BACKFILL.
6. SITE DOES NOT LIE IN A 100 YEAR FLOOD ZONE.
7. ALL SITE WALLS SHALL CONFORM TO THE GENERAL HEIGHT AND DESIGN REGULATIONS CONTAINED IN SECTION 14-16 - 3-19 OF THE CITY ZONING CODE.
8. COMBINATION GARDEN WALL RETAINING WALL CANNOT EXCEED 8 FEET. IF THE RETAINING WALL IS GREATER THAN 4 FEET, THE DEVELOPER CAN ADD 3:1 SLOPES IN BACKYARD OR A SECOND RETAINING WALL OFFSET FROM THE FIRST ONE.

## LANDSCAPE BUFFER NOTES

1. SWALE TO BE 6" DEEP WHEN THE DISTANCE BETWEEN BACK OF CURB AND THE SIDEWALK IS 5 FEET.
2. FINAL GRADE OF DIRT TO BE 1 TO 2 INCHES BELOW TOP OF CURB AND TOP OF SIDEWALK GRADE.
3. SURFACE BETWEEN BACK OF CURB AND SIDEWALK TO BE COVERED WITH GRAVEL MULCH (NO ROCKS OR CURBS OF RIBBON DO NOT FILL ENTIRE SWALE).
4. LANDSCAPE FABRIC IS RECOMMENDED, BUT NOT REQUIRED, BETWEEN THE DIRT AND THE TOWING. (LANDSCAPE FABRIC IS TO BE USED IT IS TO BE PERMEABLE).



GRADING AND DRAINAGE CERTIFICATION - LOTS 5, 6, & 13

I, MARK GOODWIN, NMP# 0948, OF THE FIRM MARK GOODWIN & ASSOCIATES, PA, HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED JANUARY 23, 2016. THE RECORD INFORMATION EDITED onto the ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY CLIFF SPIROCK, NMP# 4972, THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR GRADING CERTIFICATION APPROVAL, AND CERTIFICATE OF OCCUPANCY APPROVAL. THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN THEIR OWN VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

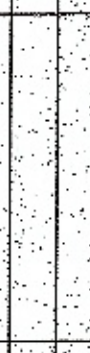
MARK GOODWIN NMPE 8948

DATE 3/23/19

(A) SPECIAL NOTE FOR DRIVEWAYS

TO MINIMIZE DRIVEWAY SLOPE ON ALL LOTS WHERE THE FINISHED PAD IS  $> 2.0$  FEET HIGHER THAN THE LOW CORNER OF THE LOT, THE DRIVEWAY SHOULD BE CONSTRUCTED ON THE HIGH SIDE OF THE PAD/LOT.

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		ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS-BUILT INFORMATION	
				FIELD NOTES		4080 Brass Cap stamped "10-CH" Elevation in feet (M10280)-5522.180		CONTRACTOR	
				NO. BY DATE				WORK STAGED BY DATE ACCEPTANCE BY DATE REVISION BY DATE DRAWINGS BY DATE MICRO-FILM INFORMATION RECORDED BY DATE NO.	
REMARKS		BY							
DESIGNED BY		DATE		05/16					
DRAWN BY		DATE		05/16					
CHECKED BY		DATE		05/24					

**dmg** MARK GOODWIN & ASSOCIATES, P.A.  
CONSULTING ENGINEERS  
P.O. BOX 90606  
ALBUQUERQUE, NEW MEXICO 87199  
OFFICE (505) 828-2200 FAX (505) 797-9535

CITY OF ALBUQUERQUE  
PUBLIC WORKS DEPARTMENT

TITLE: ***GLENDESTO SUBDIVISION  
GRADING & DRAINAGE PLAN***

REGIONAL REVIEW COMMITTEE	CITY ENGINEER APPROVAL	DATE	MO./DAY/YR.
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DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	POA
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1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120	121	122	123	124	125	126	127	128	129	130	131	132	133	134	135	136	137	138	139	140	141	142	143	144	145	146	147	148	149	150	151	152	153	154	155	156	157	158	159	160	161	162	163	164	165	166	167	168	169	170	171	172	173	174	175	176	177	178	179	180	181	182	183	184	185	186	187	188	189	190	191	192	193	194	195	196	197	198	199	200	201	202	203	204	205	206	207	208	209	210	211	212	213	214	215	216	217	218	219	220	221	222	223	224	225	226	227	228	229	230	231	232	233	234	235	236	237	238	239	240	241	242	243	244	245	246	247	248	249	250	251	252	253	254	255	256	257	258	259	260	261	262	263	264	265	266	267	268	269	270	271	272	273	274	275	276	277	278	279	280	281	282	283	284	285	286	287	288	289	290	291	292	293	294	295	296	297	298	299	300	301	302	303	304	305	306	307	308	309	310	311	312	313	314	315	316	317	318	319	320	321	322	323	324	325	326	327	328	329	330	331	332	333	334	335	336	337	338	339	340	341	342	343	344	345	346	347	348	349	350	351	352	353	354	355	356	357	358	359	360	361	362	363	364	365	366	367	368	369	370	371	372	373	374	375	376	377	378	379	380	381	382	383	384	385	386	387	388	389	390	391	392	393	394	395	396	397	398	399	400	401	402	403	404	405	406	407	408	409	410	411	412	413	414	415	416	417	418	419	420	421	422	423	424	425	426	427	428	429	430	431	432	433	434	435	436	437	438	439	440	441	442	443	444	445	446	447	448	449	450	451	452	453	454	455	456	457	458	459	460	461	462	463	464	465	466
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CITY PROJECT NO.	ZONE MAP NO.	SHEET
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677183	B-18-Z
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1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, 2048, 2049, 2050, 2051, 2052, 2053, 2054, 2055, 2056, 2057, 2058, 2059, 2060, 2061, 2062, 2063, 2064, 2065, 2066, 2067, 2068, 2069, 2070, 2071, 2072, 2073, 2074, 2075, 2076, 2077, 2078, 2079, 2080, 2081, 2082, 2083, 2084, 2085, 2086, 2087, 2088, 2089, 2090, 2091, 2092, 2093, 2094, 2095, 2096, 2097, 2098, 2099, 2100, 2101, 2102, 2103, 2104, 2105, 2106, 2107, 2108, 2109, 2110, 2111, 2112, 2113, 2114, 2115, 2116, 2117, 2118, 2119, 2120, 2121, 2122, 2123, 2124, 2125, 2126, 2127, 2128, 2129, 2130, 2131, 2132, 2133, 2134, 2135, 2136, 2137, 2138, 2139, 2140, 2141, 2142, 2143, 2144, 2145, 2146, 2147, 2148, 2149, 2150, 2151, 2152, 2153, 2154, 2155, 2156, 2157, 2158, 2159, 2160, 2161, 2162, 2163, 2164, 2165, 2166, 2167, 2168, 2169, 2170, 2171, 2172, 2173, 2174, 2175, 2176, 2177, 2178, 2179, 2180, 2181, 2182, 2183, 2184, 2185, 2186, 2187, 2188, 2189, 2190, 2191, 2192, 2193, 2194, 2195, 2196, 2197, 2198, 2199, 2200, 2201, 2202, 2203, 2204, 2205, 2206, 2207, 2208, 2209, 2210, 2211, 2212, 2213, 2214, 2215, 2216, 2217, 2218, 2219, 2220, 2221, 2222, 2223, 2224, 2225, 2226, 2227, 2228, 2229, 2230, 2231, 2232, 2233, 2234, 2235, 2236, 2237, 2238, 2239, 2240, 2241, 2242, 2243, 2244, 2245, 2246, 2247, 2248, 2249, 2250, 2251, 2252, 2253, 2254, 2255, 2256, 2257, 2258, 2259, 2260, 2261, 2262, 2263, 2264, 2265, 2266, 2267, 2268, 2269, 2270, 2271, 2272, 2273, 2274, 2275, 2276, 2277, 2278, 2279, 2280, 2281, 2282, 2283, 2284, 2285, 2286, 2287, 2288, 2289, 2290, 2291, 2292, 2293, 2294, 2295, 2296, 2297, 2298, 2299, 2300, 2301, 2302, 2303, 2304, 2305, 2306, 2307, 2308, 2309, 2310, 2311, 2312, 2313, 2314, 2315, 2316, 2317, 2318, 2319, 2320, 2321, 2322, 2323, 2324, 2325, 2326, 2327, 2328, 2329, 2330, 2331, 2332, 2333, 2334, 2335, 2336, 2337, 2338, 2339, 2340, 2341, 2342, 2343, 2344, 2345, 2346, 2347, 2348, 2349, 2350, 2351, 2352, 2353, 2354, 2355, 2356, 2357, 2358, 2359, 2360, 2361, 2362, 2363, 2364, 2365, 2366, 2367, 2368, 2369, 2370, 2371, 2372, 2373, 2374, 2375, 2376, 2377, 2378, 2379, 2380, 2381, 2382, 2383, 2384, 2385, 2386, 2387, 2388, 2389, 2390, 2391, 2392, 2393, 2394, 2395, 2396, 2397, 2398, 2399, 2400, 2401, 2402, 2403, 2404, 2405, 2406, 2407, 2408, 2409, 2410, 2411, 2412, 2413, 2414, 2415, 2416, 2417, 2418, 2419, 2420, 2421, 2422, 2423, 2424, 2425, 2426, 2427, 2428, 2429, 2430, 2431, 2432, 2433, 2434, 2435, 2436, 2437, 2438, 2439, 2440, 2441, 2442, 2443, 2444, 2445, 2446, 2447, 2448, 2449, 2450, 2451, 2452, 2453, 2454, 2455, 2456, 2457, 2458, 2459, 2460, 2461, 2462, 2463, 2464, 2465, 2466, 2467, 2468, 2469, 2470, 2471, 2472, 2473, 2474, 2475, 2476, 2477, 2478, 2479, 2480, 2481, 2482, 2483, 2484, 2485, 2486, 2487, 2488, 2489, 2490, 2491, 2492, 2493, 2494, 2495, 2496, 2497, 2498, 2499, 2500, 2501, 2502, 2503, 2504, 2505, 2506, 2507, 2508, 2509, 2510, 2511, 2512, 2513, 2514, 2515, 2516, 2517, 2518, 2519, 2520, 2521, 2522, 2523, 2524, 2525, 2526, 2527, 2528, 2529, 2530, 2531, 2532, 2533, 2534, 2535, 2536, 2537, 2538, 2539, 2540, 2541, 2542, 2543, 2544, 2545, 2546, 2547, 2548, 2549, 2550, 2551, 2552, 2553, 2554, 2555, 2556, 2557, 2558, 2559, 2560, 2561, 2562, 2563, 2564, 2565, 2566, 2567, 2568, 2569, 2570, 2571, 2572, 2573, 2574, 2575, 2576, 2577, 2578, 2579, 2580, 2581, 2582, 2583, 2584, 2585, 2586, 2587, 2588, 2589, 2590, 2591, 2592, 2593, 2594, 2595, 2596, 2597, 2598, 2599, 2600, 2601, 2602, 2603, 2604, 2605, 2606, 2607, 2608, 2609, 2610, 2611, 2612, 2613, 2614, 2615, 2616, 2617, 2618, 2619, 2620, 2621, 2622, 2623, 2624, 2625, 2626, 2627, 2628, 2629, 2630, 2631, 2632, 2633, 2634, 2635, 2636, 2637, 2638, 2639, 2640, 2641, 2642, 2643, 2644, 2645, 2646, 2647, 2648, 2649, 2650, 2651, 2652, 2653, 2654, 2655, 2656, 2657, 2658, 2659, 2660, 2661, 2662, 2663, 2664, 2665, 2666, 2667, 2668, 2669, 2670, 2671, 2672, 2673, 2674, 2675, 2676, 2677, 2678, 26