

Scanned
8/15/14

DRAINAGE REPORT
for
MOUNTAIN RIDGE SUBDIVISION
Off-Site Drainage Basin

Prepared for

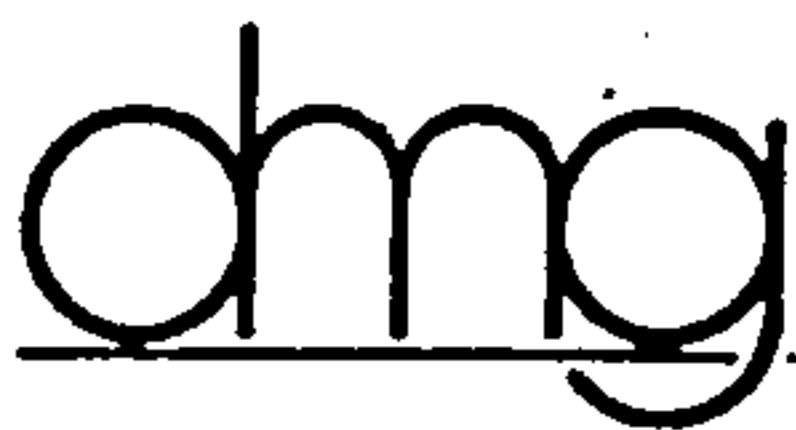
Alpha Equities, LLC
PO Box 10005
Albuquerque, NM 87184
(505) 922-9411

Prepared by

Mark Goodwin & Associates, PA
PO Box 90606
Albuquerque, NM 87199
(505) 828-2200

July 2004





D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmg@swcp.com

PROJECT MOUNTAIN RIDGE SUBDIVISION
SUBJECT DRAINAGE CALCS
BY GSK DATE 7-26-04
CHECKED _____ DATE _____
SHEET 1 OF _____

THE MOUNTAIN RIDGE SUBDIVISION HAS AN OFFSITE DRAINAGE BASIN THAT ENTERS THE SITE ON THE EAST END. THIS OFFSITE BASIN IS DIVIDED INTO TWO PARTS. THE FIRST IS 19.3019 AC WHICH DRAIN TO BARSTOW. A FUTURE STORMDRAIN AT THIS LOCATION WILL PICK UP THIS FLOW AND DIVERT IT TO THE STORMDRAIN IN GLENDALE. THE CONSTRUCTION PANS PREPARED BY MARK GOODWIN & ASSOC. FOR THE DESERT RIDGE TRAILS EAST SUBDIVISION, COA PROJECT NO, 675484, SHOW THIS FUTURE STORMDRAIN. AT THIS TIME THE FLOW CROSSES BARSTOW AND ENTERS THE SECOND PART OF THE OFFSITE BASIN. THIS SECOND PART IS 3.6283 AC. AND FLOWS THROUGH LOT 21 WHICH IS ADJACENT TO OUR EAST BOUNDARY.

• THE TOTAL AREA OF THE BASIN IS 22.9302 AC

• EXISTING CONDITIONS

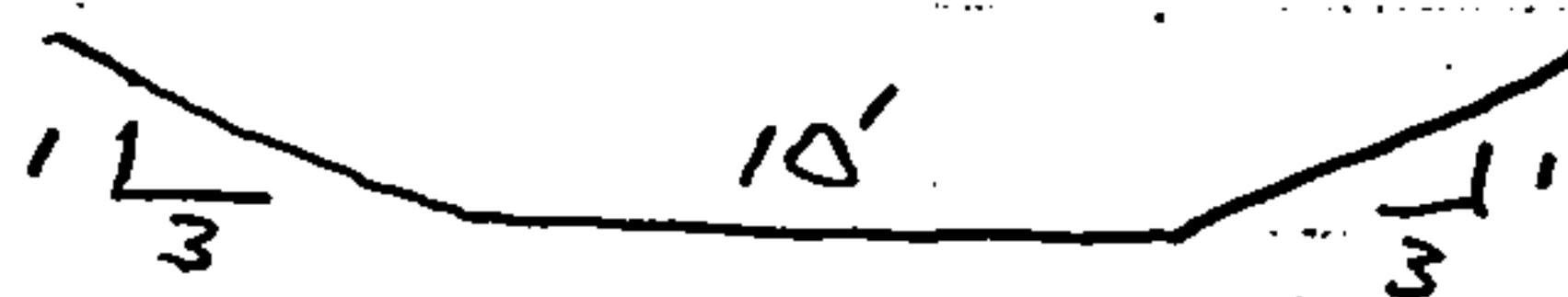
0.73 AC	TYPE "D"	3.18%
0.36 AC	TYPE "C"	1.57%
21.8402 AC	TYPE "A"	95.25%

FROM HYMO OUTPUT SHEETS 3-5

$Q = 44.14$ CFS

• WITH THE PERMISSION OF THE OWNER OF LOT 21 (NAYLOR REALTY) WE PROPOSE TO DIVERT THIS FLOW ON LOT 21 SO IT DRAINS TO THE GLENDALE ROW. THIS PROPERTY IS IN THE CITY DRB PROCESS NOW FOR REVIEW FOR DEVELOPMENT, DRB # 1003551, AND COMPRISES THE 3 LOTS DIRECTLY EAST OF OUR PROJECT AND THE 2 LOTS DIRECTLY EAST OF THE DESERT RIDGE TRAILS EAST PROJECT WHICH IS DIRECTLY NORTH OF OUR PROJECT. BRASHER & LORENZ ARE THE ENGINEERS FOR THE PROJECT.

• THE IMPROVEMENTS WILL CONSIST OF GRADING A NEW SWALE TO DIVERT THE EXISTING ARROYO.



SLOPE = 0.67%

$n = 0.027$

$d = 1$

$WP = 16$

$A = 13$

$V = 3.78$ F/S

$Q = 49.17$ CFS > 44.14 CFS OK

• THIS IMPROVEMENT WILL BE TEMPORARY UNTIL THE ADJACENT PROJECT DEVELOPS.



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e-mail: dmgs@swcp.com

PROJECT MOUNTAIN RIDGE SUBDIVISION
SUBJECT DAMAGE CALCS
BY GSK DATE 7-26-04
CHECKED _____ DATE _____
SHEET 2 OF _____

- THE FLOW THAT ENTERS GLENDALE WILL BE INTERCEPTED BY THE THREE DOUBLE "A" INLETS THAT ARE BEING CONSTRUCTED IN GLENDALE WITH THE MOUNTAIN RIDGE SUBDIVISION. ORIGINALLY THE INLETS WERE TO BE DBL "D" BUT SINCE MOUNTAIN RIDGE IS SO CLOSE TO CONSTRUCTION AND THE LARGE GLENDALE STORM DRAIN IS NOW UNDER CONSTRUCTION AND THE CONTRACTOR IS THE SAME FOR BOTH PROJECTS THE INLETS WILL GO IN AS DBL "A". THE THREE INLETS ON THE SOUTH SIDE OF GLENDALE WILL GO IN AS DBL "D" PER PLAN.

DRAINAGE AGREEMENTTHIS COVENANT made this 3 day of August, 2004, by and betweenNaylor Realty, OWNER of Lot numbered 21, Block 11, Tract 1, Unit 3, North Albuquerque Acres

AND

Quivera 2, LLC, OWNER of Lot numbered 22, Block 11, Tract 1, Unit 3, North Albuquerque Acres

The Owner (which term includes successors and assigns) of Lot numbered 21 grants to the Owner of Lot numbered 22 the right to grade an alternate course for the existing runoff across Lot 21 to Glendale Avenue NE, per the Grading and Drainage Plan, dated 8/2/04, prepared by Mark Goodwin & Associates, and approved by the City of Albuquerque.

This DRAINAGE AGREEMENT is binding upon the Owner(s), his heirs and assigns and will continue to run with said property until an alternate drainage plan has been approved by the City Hydrology Department and this document is released by a recorded document by the Owner(s) of the above described real properties. The Owner of Lot 22 shall maintain the drainage improvements at Owner's expense in accordance with the approved Grading and Drainage Plan.

OWNER 21

Keith Naylor
Signature

8-3-04
Date

OWNER 22

[Signature]
Signature

8-3-04
Date

ACKNOWLEDGEMENTS**LOT 21**

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) SS

This Instrument was acknowledged before me on 3 day of August, 2004, by Keith Naylor of Naylor Realty

My Commission Expires:

12/15/04

Kenise Sanders
Notary Public

LOT 22

This instrument was acknowledged before me on 3rd day of August, 2004, by Scott Ashcraft member of Quivera 2, LLC.

My Commission Expires:

9-3-2004

OFFICIAL SEAL
SUSAN RASINSKI
NOTARY PUBLIC STATE OF NEW MEXICO

Susan Rasinski
Notary Public

My commission expires:

9-3-04

facsimile

TRANSMITTAL

to: *BRAD BINGHAM*

fax #: *924-3864*

re: *MOUNTAIN RIDGE SUBDIVISION*

date: *8-3-04*

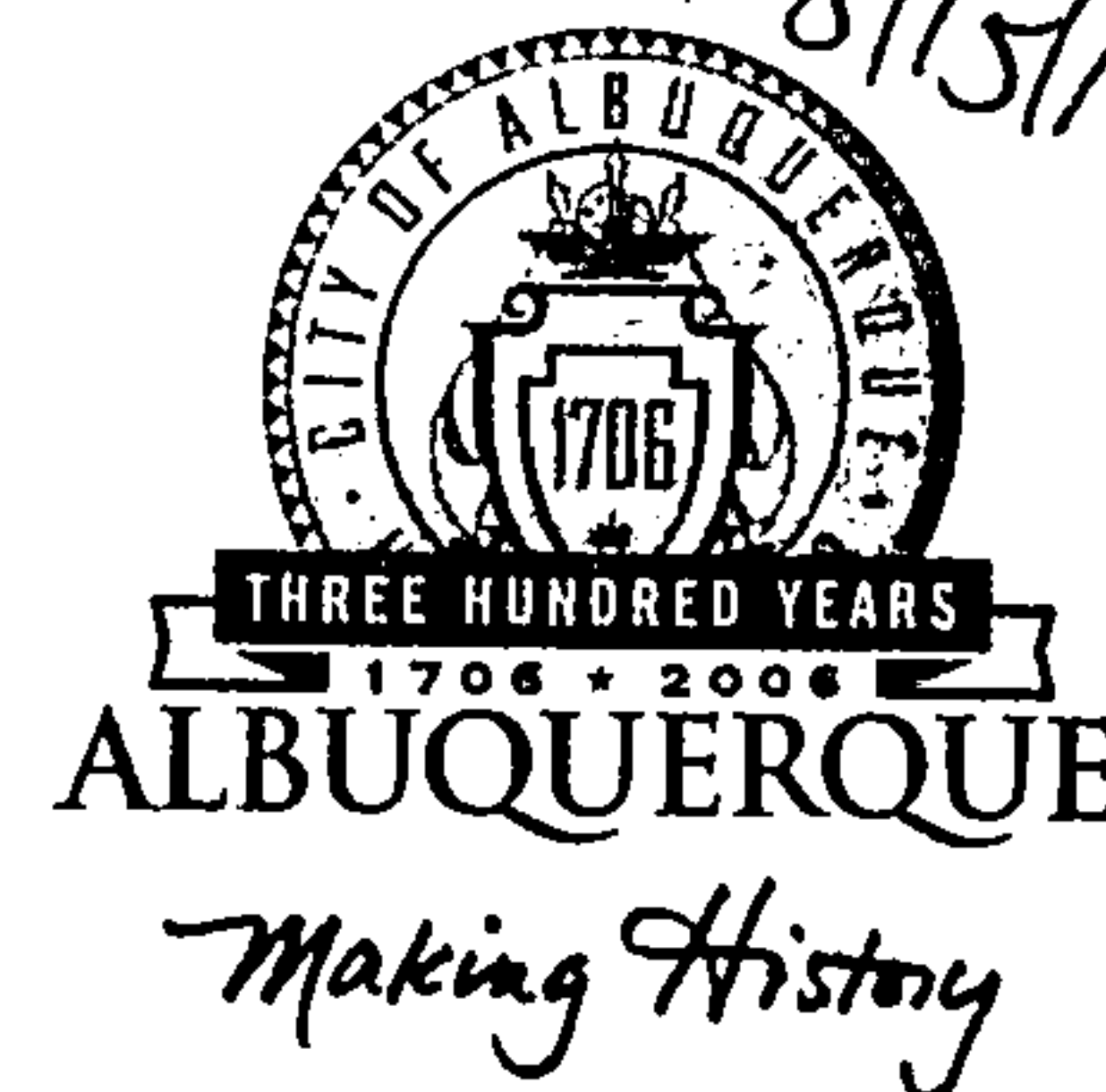
pages: *2* , including this cover sheet

from the desk of

GREGORY J KRENIK, PE
Vice President

Mark Goodwin & Associates, PA
PO Box 90606
Albuquerque, NM 87199
phone: (505) 828-2200
fax: (505) 797-9539
email: goodwinengrs@comcast.net

CITY OF ALBUQUERQUE



November 10, 2005

Gregory Krenik, P.E.
Mark Goodwin & Associates, PA
P.O. Box 90606
Albuquerque, NM 87199

Re: ^{Trail} Mountain Ridge Subdivision, Lots 22-30 Block 11 Tract 1 Unit 3 North
Albuquerque Acres, SIA/Financial Guarantee Release
Engineer's Stamp dated 10-01-04 (B19-D24)
Certification dated 11-09-05

P.O. Box 1293

Dear Mr. Krenik,

Albuquerque

Based upon the information provided in your submittal received 11-08-05, the
above referenced certification is approved for release of SIA and Financial Guarantee.

If you have any questions, you can contact me at 924-3981.

New Mexico 87103

www.cabq.gov

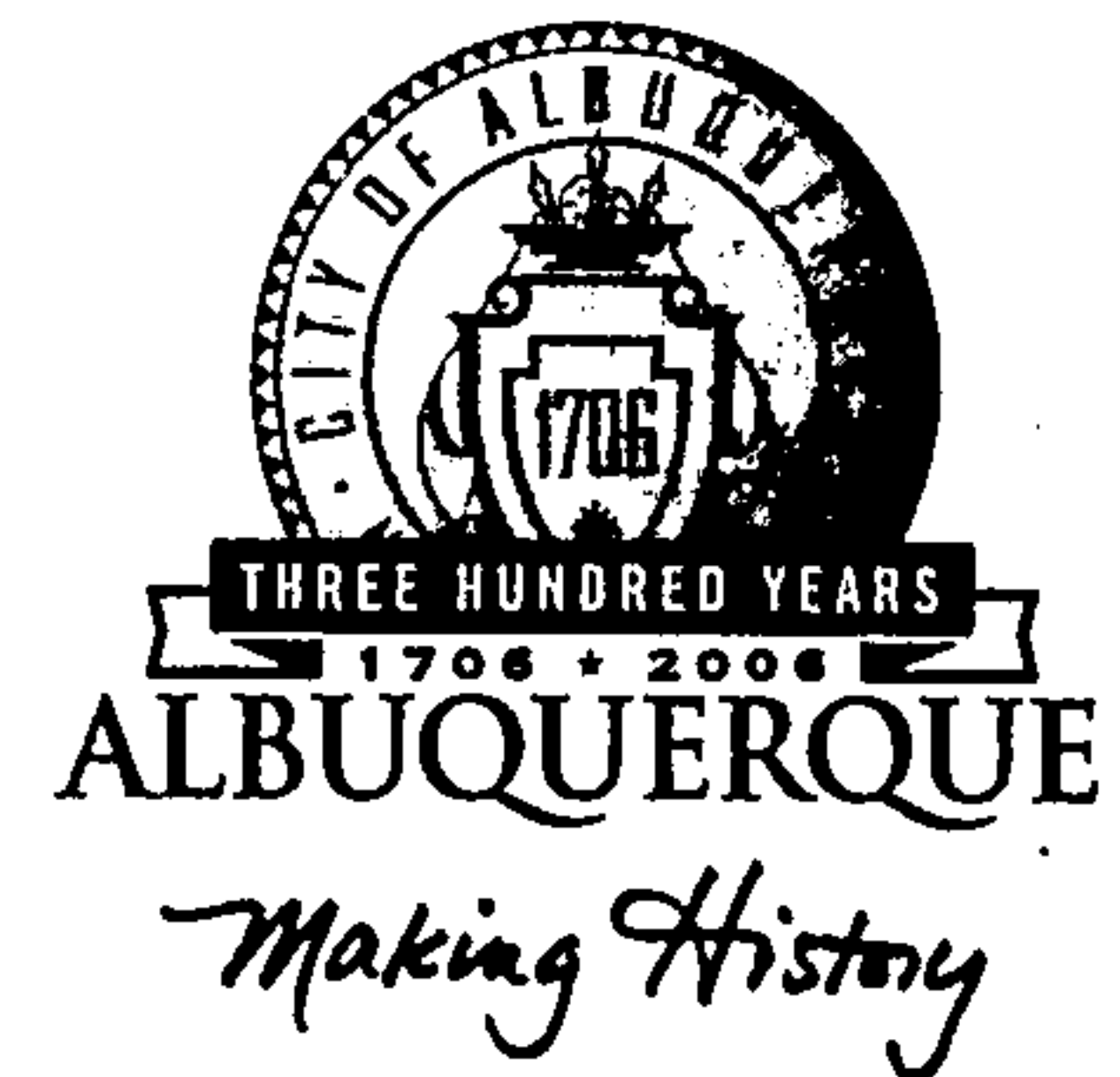
Sincerely,



Kristal D. Metro, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: Marilyn Maldonado, COA# 745981
file

CITY OF ALBUQUERQUE



December 23, 2004

Gregory J. Krenik, PE
Mark Goodwin & Associates
P.O. 90606
Albuquerque, NM 87199

**Re: Mountain Ridge Subdivision Revised Grading Plan
Engineer's Stamp dated 10-1-04 (B19/D24)**

Dear Mr. Krenik,

Based upon the information provided in your submittals dated 11-10-04, the above referenced plan is approved as amended. This is now the plan that must be certified for release of SIA and Financial Guarantee

If you have any questions, you can contact me at 924-3986.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

Sincerely,

Bradley L. Bingham, PE
Principal Engineer, Planning Dept
Development and Building Services

C: file