CITY OF ALBUQUERQUE

Richard J. Berry, Mayor

December 27, 2016

Diane Hoelzer, P.E.
Mark Goodwin & Associates, P.A.
P.O. Box 90606
Albuquerque, NM, 87199

RE: Desert Ridge Pointe Subdivision
Grading and Drainage Plan
Stamp Date 11-21-2016 (File: B19D028)

Dear Mr. Goodwin:

Based upon the information provided in your submittal received 11-22-2016, the above referenced Plan is re-approved for Preliminary Plat and approved Grading Permit. This Plan replaces the previously approved submittal dated 9-6-2016.

Certification per the DPM will be required prior to Pad Cert / Release of Financial Guarantee.

An approved ESC Permit is required prior to any Grading on the Site.

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

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Planning Department
Development Review Services

Orig: Drainage file

PO Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

B19D028

Project Title: Desert Ridge Pointe Subdivision Building Permit #: _____ City Drainage #: ~~B19/E028~~

DRB#: 1010809 EPC#: _____ Work Order#: _____

Legal Description: Lots 31 and 32, Block 11, Tract 1, Unit 3, N.A.A.

City Address: Glendale Avenue, West of Wyoming Blvd.

Engineering Firm: MARK GOODWIN AND ASSOCIATES, PA Contact: Diane Hoelzer, PE

Address: PO BOX 90606, ABQ, NM 87199

Phone#: 828-2200 Fax#: _____ E-mail: diane@goodwinengineers.com

Owner: Scott Schiabor Contact: Trace Salley

Address: 8300 Carmel Drive NE, Ste 401, ABQ,NM, 87122

Phone#: 828-9900 Fax#: _____ E-mail: trace@scottpatrickhomes.com

Architect: NA Contact: _____

Address: _____

Phone#: _____ Fax#: _____ E-mail: _____

Other Contact: _____ Contact: _____

Address: _____

Phone#: _____ Fax#: _____ E-mail: _____

Check all that Apply:

DEPARTMENT:

X HYDROLOGY/ DRAINAGE

____ TRAFFIC/ TRANSPORTATION

____ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

____ ENGINEER/ ARCHITECT CERTIFICATION

____ CONCEPTUAL G & D PLAN

X GRADING PLAN

____ DRAINAGE MASTER PLAN

X DRAINAGE REPORT

____ CLOMR/LOMR

____ TRAFFIC CIRCULATION LAYOUT (TCL)

____ TRAFFIC IMPACT STUDY (TIS)

____ EROSION & SEDIMENT CONTROL PLAN (ESC)

X OTHER (SPECIFY) REVISED

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

____ BUILDING PERMIT APPROVAL

____ CERTIFICATE OF OCCUPANCY

X 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

X GRADING PERMIT APPROVAL

____ SO-19 APPROVAL

____ PAVING PERMIT APPROVAL

____ GRADING/ PAD CERTIFICATION

____ WORK ORDER APPROVAL

____ CLOMR/LOMR

____ PRE-DESIGN MEETING

____ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: X Yes ____ No

DATE SUBMITTED: November 22, 2016 By: Diane Hoelzer, PE

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED:

RECEIVED

NOV 22 2016

LAND DEVELOPMENT SECTION

Desert Ridge Pointe Subdivision
(8 lots)

Drainage Management Plan
(Revised)
Supplemental Information

Prepared by
Mark Goodwin & Associates, P.A.

November 2016

DESERT RIDGE POINTE SUBDIVISION
Revised Drainage Plan
11-21-16

I. PROPOSED DRAINAGE PLAN ISSUE

The original proposed drainage plan for this project site was to free discharge through sidewalk culverts into Wyoming Blvd located along the western property boundary. However, since there was an existing 96" RCP storm pipe in Glendale that continued south in Wyoming before discharging into the hard lined La Cueva channel, City Hydrology wanted our project site runoff to connect to this existing system. After further investigation, it has been determined that the HGL is too high for this project site to safely discharge into this system.

II. PROPOSED REVISED DRAINAGE PLAN

After subsequent discussion with City Hydrology, it was determined that free discharge from this project site into Wyoming was the best alternative drainage solution. The 100 year peak discharge from this site was calculated to be 7.4 cfs. The first flush is being managed by a depressed area in each of individual lot back yards, so the peak discharge from the site should actually be something less than this amount.

There are 3 existing inlets on the east side of Wyoming just north of Florence Avenue that could intercept flows from this project site. Storm water runoff intercepted by these inlets connects to an underground storm drain that goes north in Wyoming and then west in Beverly Hill Road discharging into the large retention pond on the north side of the street. Any overflow from this pond is conveyed as surface flow westward in Beverly Hills Road before discharging back into the natural arroyo just west of San Pedro Road.

Several google earth exhibits and construction plans have been included with this report as back up information for this alternative plan.

III. EXHIBITS

Exhibit 1 PROJECT SITE-google earth

Exhibit 2 EL CAMINO DIVERSION STORM DRAIN-Construction Plan

Exhibit 3 Sta 30+63.99 EL CAMINO STORM DRAIN-HGL determination

Exhibit 4 GLENDALE AVE STORM DRAIN-Construction Plan

Exhibit 5 Wyoming Storm Drain Inlets (3)-google earth

Exhibit 6 Wyoming Storm Drain-Construction Plan

Exhibit 7 Beverly Hills Storm Drain-Construction Plan

Exhibit 8 Wyoming (3) Inlets-google earth

Exhibit 9 Wyoming/Beverly Hills storm drain system -Overview-google earth

Exhibit 1
PROJECT SITE-google earth

NOTES

1. ALL STATIONING IS CENTERLINE STATIONING OF WYOMING NORTH FROM TURNING POINT, AND CENTERLINE OF STORMDRAIN FROM CHANNEL TO TURNING POINT

2. TRENCH INSTALLATIONS FOR THE 108" AND 96" CLASS III RCP IS BASED ON A TYPE 2 INSTALLATION WITH CATEGORY II SOIL MATERIAL WITH MINIMUM STANDARD PROCTOR COMPACTION OF 95%

"I-820", THE STATION IS LOCATED 9 MILES N. E. OF DOWNTOWN ALBUQUERQUE TO REACH THE STATION FROM THE INTERSECTION OF LOUISIANA BLVD. AND LOS ANGELES DR., GO EAST ON LOS ANGELES DR. 1.0 MILE TO HARTOW ST., THEN NORTH ON HARTOW ST., 1.0 MILE TO MODESTO AVE., THE STA. IS LOCATED IN THE N.E. QUADRANT

STATION MARK IS A STANDARD ACS BRASS TABLET, STAMPED "I-820" X = 410,237.56, Y = 1,524,092.46, G-G = 0.999474)

DELTA ALPHA = 01°03'33" (CENTRAL CONV.) (NAD 1927)

ELEVATION = 5474.390' (NGVD 1929)

STA 30+63.99

WYOMING

PROJECT SITE

SCALE: 1" = 50'

WYOMING BOULEVARD NE
96" STORM DRAIN
STA. 19+71.37 TO STA. 31+25.47

Exhibit 2
EL CAMINO DIVERSION STORM DRAIN
Construction Plan

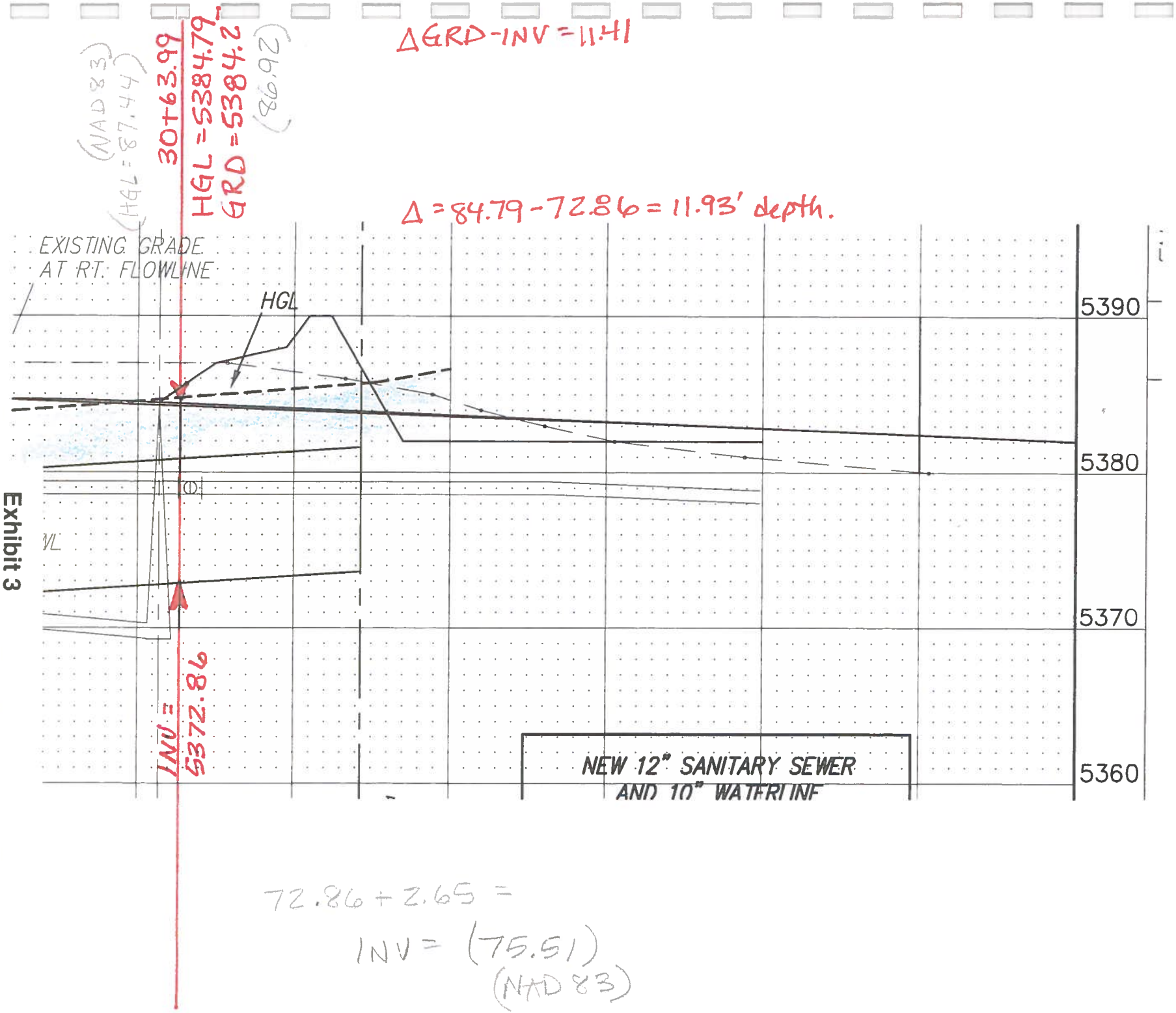
MARK GOLDEN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90866
ALBUQUERQUE, NEW MEXICO 87199
(505) 828-2200, FAX (505) 797-9539

ALBUQUERQUE METROPOLITAN
ARROYO FLOOD CONTROL AUTHORITY
BID LOT 7
EL CAMINO DIVERSION STORMDRAIN

96" STORMDRAIN PLAN & PROFILE
STA. 19+71.37 TO STA. 31+25.47

CITY PROJECT NO.	C-19-Z	BL7-1
677181		

AD0128.MP\OPTION2\WYOMING-SD-2\04-11-02\MJR RDD



!016 2:42:31 PM, diane,

Exhibit 3
Sta 30+63.99 EL CAMINO STORM DRAIN
HGL determination

PROJECT SITE

WYOMING BLVD.

GLENDALE AVE. N.E.

EL CAMINO ARROYO

NOTES
1. ALL STATIONING IS CENTERLINE STATIONING.

	1	2	3	4	5
CB #11	85.26	84.90	84.80	84.60	84.75
CB #12	85.59	85.26	85.19	85.05	85.22

5' 1'6" 7' 4-3/4" 3"

DBL INLET DETAIL DBL "A"
N.T.S.

SCALE: 1" = 50'
GLENDALE AVE.
STA. 10+00.00 TO STA. 23+48.23
SCALE: HORZ. 1" = 50'
VERT. 1" = 10'

96" RCP | 84" RCP | 78" RCP

357.11 LF NEW 8" SAS PVC SLOPE = 1.82%
425.00 LF NEW 8" SAS PVC SLOPE = 0.65%
422.89 LF NEW 8" SAS PVC SLOPE = 1.31%
440.00 LF NEW 8" SAS PVC SLOPE = 1.18%
311.89 LF NEW 8" SAS PVC SLOPE = 2.32%
310.00 LF NEW 96" RCP III SLOPE = 1.05%
304.00 LF NEW 84" RCP III SLOPE = 3.00%
322.00 LF NEW 84" RCP III SLOPE = 3.00%
322.00 LF NEW 78" RCP III SLOPE = 3.00%
322.23 LF NEW 78" RCP III SLOPE = 3.00%
35.03 LF NEW 18" RCP III SLOPE = 1.05%
21.85 LF NEW 18" RCP III SLOPE = 1.05%
32.23 LF NEW 18" RCP III SLOPE = 1.05%
18.00 LF NEW 18" RCP III SLOPE = 1.05%
18.00 LF NEW 18" RCP III SLOPE = 1.05%
9.05 LF NEW 18" RCP III SLOPE = 1.05%

NOTE:
EXISTING WATER AND SEWER LINES CONSTRUCTED WITH CON. PROJECT NO. 677161 - LA CUEVA ARROYO.

NEW 8" W.L. PVC
NEW 8" SAS PVC
NEW 84" RCP III
NEW 8" SAS PVC
NEW 78" RCP III
NEW 8" W.L. PVC
NEW 8" SAS PVC
NEW 78" RCP III
NEW 8" W.L. PVC
NEW 8" SAS PVC
NEW 84" RCP III
NEW 8" SAS PVC
NEW 84" RCP III
NEW 8" W.L. PVC
NEW 8" W.L. PVC
NEW 8" W.L. PVC
NEW 8" W.L. PVC
NEW 8" W.L. PVC
NEW 8" W.L. PVC
NEW 8" W.L. PVC
NEW 8" W.L. PVC

10+00 11+00 12+00 13+00 14+00 15+00 16+00 17+00 18+00 19+00 20+00 21+00
23+00 24+00

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE

BENCH MARKS
ACS Brass Cap stamped "7-B20"
Located in the northwest quadrant of the intersection of Modesto Ave. N.E. and Barstow St. N.E.; approximately 30' north from the centerline of Modesto Ave. N.E. and approximately 30' east from the centerline of Barstow St. N.E.;
Geographic Position (NAD 1927), in feet
N.M. State Plane Coordinates (Central Zone)
X=410,237.59 Y=1,324,082.46
Elevation=5474.533, NGVD29, in feet

AS BUILT INFORMATION
CONTRACTOR
WORK STARTED BY: DATE
WORK COMPLETED & ACCEPTANCE BY: DATE
FIELD REVISION BY: DATE
DRAWINGS CORRECTED BY: DATE
MICRO-FILM INFORMATION
RECORDED BY: DATE
NO.

ENGINEER'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	GJK 08/02
			ACH 08/02
			DMG 08/02

DESIGNED BY
DRAWN BY
CHECKED BY

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 828-2200, FAX (505) 797-9539

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT

QUIVERA ESTATES
GLENDALE AVE.

Ex I
G NDAL AV TORM DRAIN
C

781 | B-19 | 17 20

A3082QUIV/PLANS/A3082-UP5/04-29-04/

Y:\A03JOBS\A3062QUIV\PLANS\A3062-UP5.dwg 11/21/2006 9:31:31 AM diane
Xerox WorkCentre 7345 PS

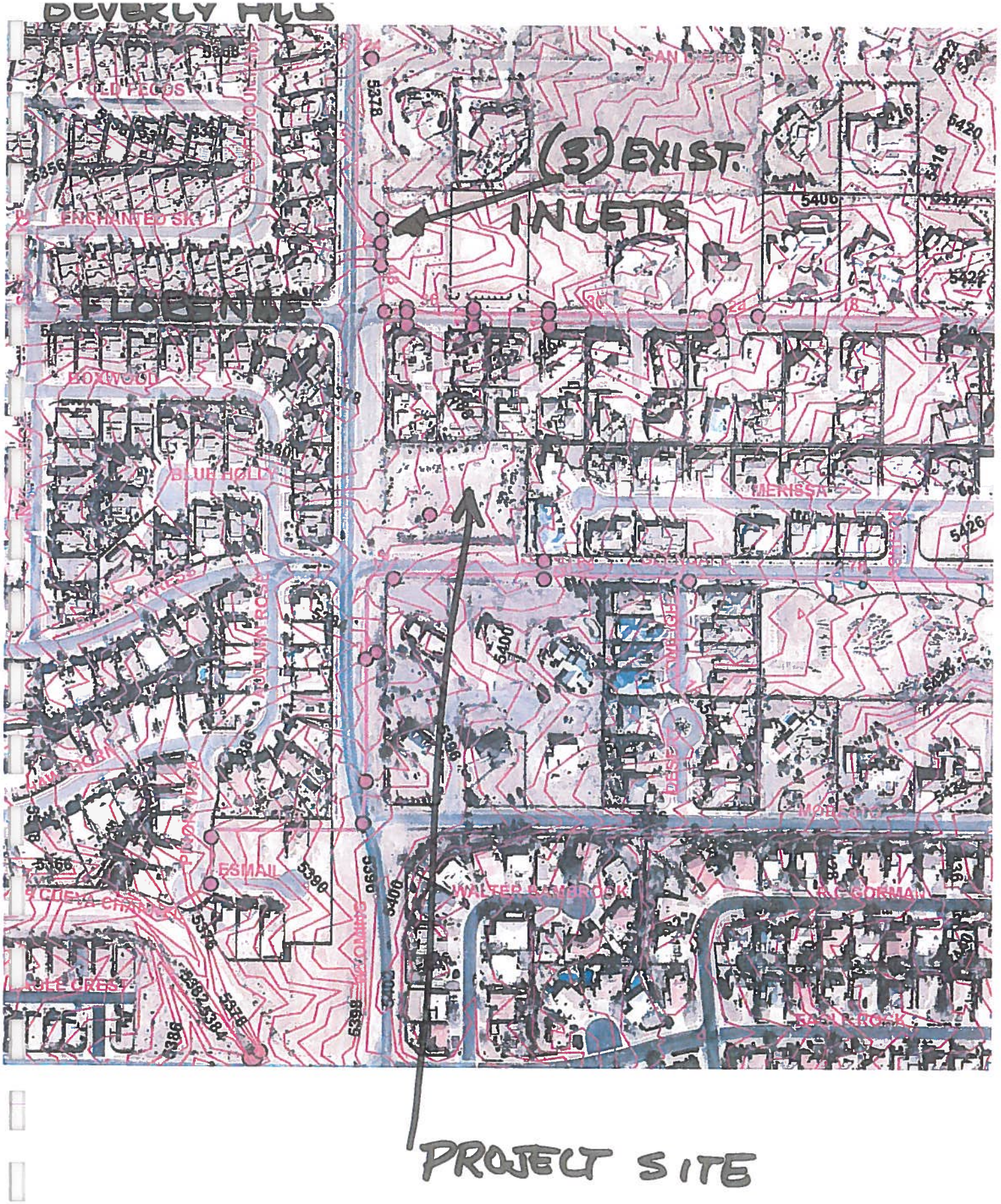
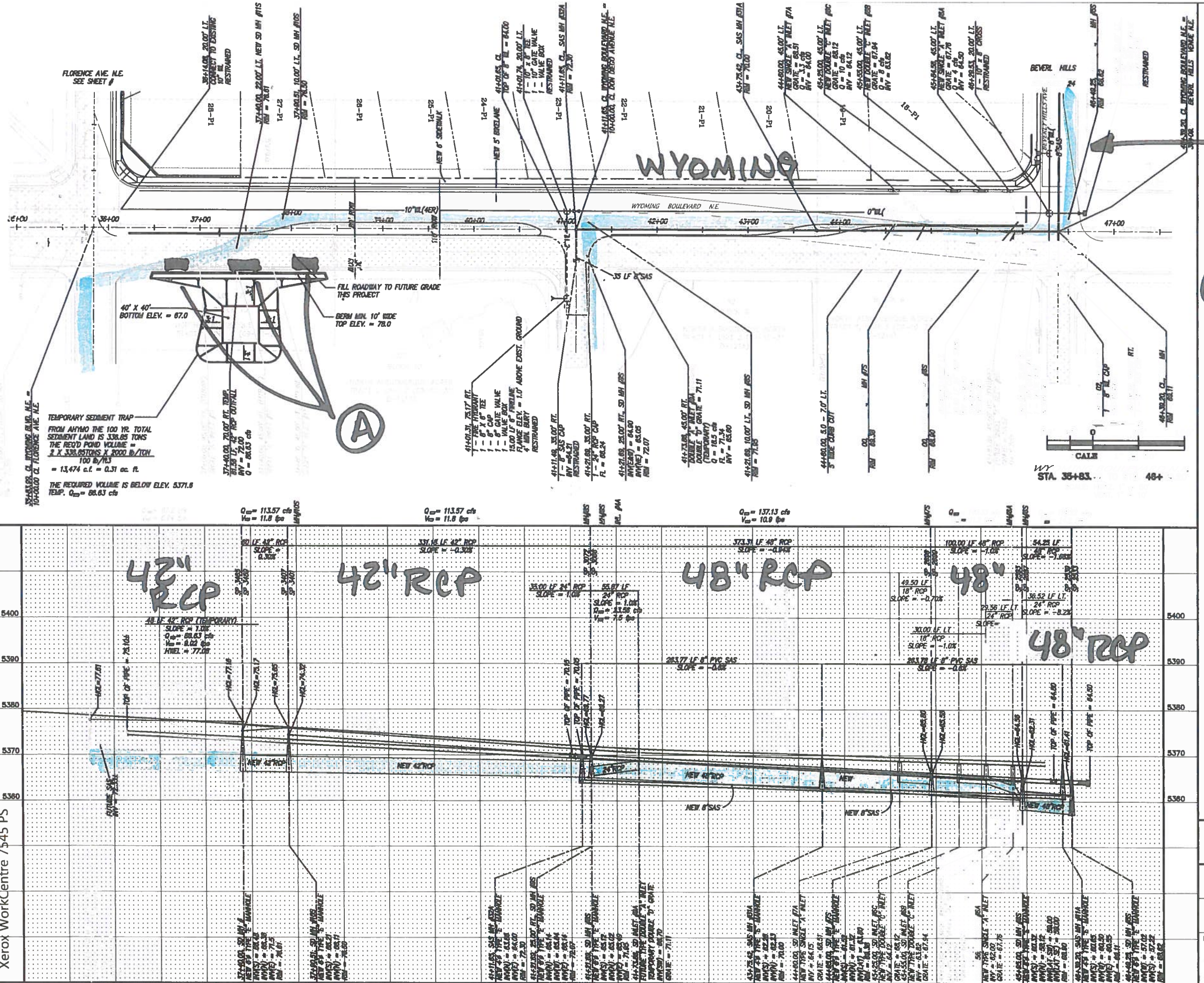


Exhibit 5
Wyoming Storm Drain Inlets (3)
google earth



NOTES

1. ALL STATIONING IS CENTERLINE STATIONING.

BEVERLY HILLS

Ⓐ = 3 Inlets built with another project.

SURVEY INFORMATION

FIELD NOTES

NO.	BY	DATE

BENCH MARKS

"I-226", THE STATION IS LOCATED 9 MILES N.E. OF DOWNTOWN ALBUQUERQUE. TO REACH THE STATION FROM THE INTERSECTION OF LOUISIANA BLVD. AND LOS ANGELES DR., GO EAST ON LOS ANGELES DR. 1.0 MILE TO BARSTOW ST.; THEN NORTH ON BARSTOW ST. 1.0 MILE TO MODESTO AVE., THE STA. IS LOCATED IN THE N.E. QUADRANT

STATION MARK IS A STANDARD ACS BRASS TABLET, STAMPED "I-226", Y = 1,524,082.46, G-G = .99994790

DELTA ALPHA = 0°10'23", CENTRAL ZONE, (NAD 1927)

ELEVATION = 5474.510' (SLD 1929)

AS BUILT INFORMATION

CONTRACTOR

WORK STAKED BY	DATE
STAKING CHECKED BY	
ACCEPTANCE BY	DATE
FIELD VERIFICATION BY	DATE
DRAWINGS CORRECTED BY	DATE

MICRO-FILM INFORMATION

RECORDED BY DATE

NO.

ENGINEER'S SEAL

DLH

NO.	DATE	REMARKS	BY
1	11-7-03	ADDED FIRE HYDRANTS	DLH
2	11-7-03	REVISED STORM DRAIN SIZES AND DESIGN	DLH

DESIGNED BY	DLH	DATE 01/03
DRAWN BY	MJR	DATE 01/03
CHECKED BY	DMG	DATE 01/03

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 828-2200, FAX (505) 797-9539

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT

TITLE: DESERT RIDGE TRAILS NORTH
WYOMING BOULEVARD N.E.
UT-

DESIGN CO ITTEE

Exhibit 6
Wyoming Storm Drain Construction Plan

CITY PROJECT NO.	ZONE MAP NO.	SHEET OF
675483	B-19-Z	25R 38

A1044/PLANS/1044UT-10AR/10-24-03/ MJR NHE ACH

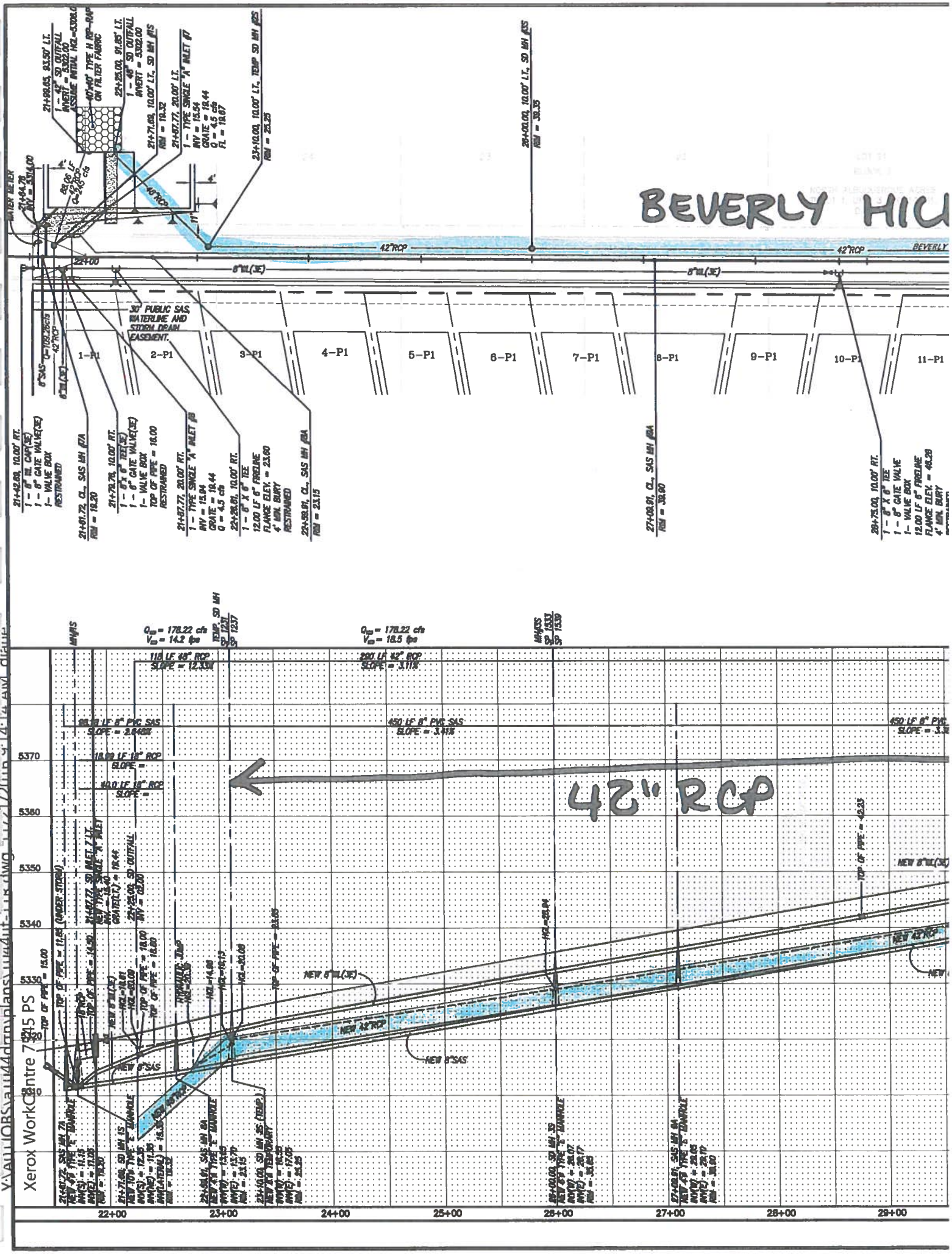
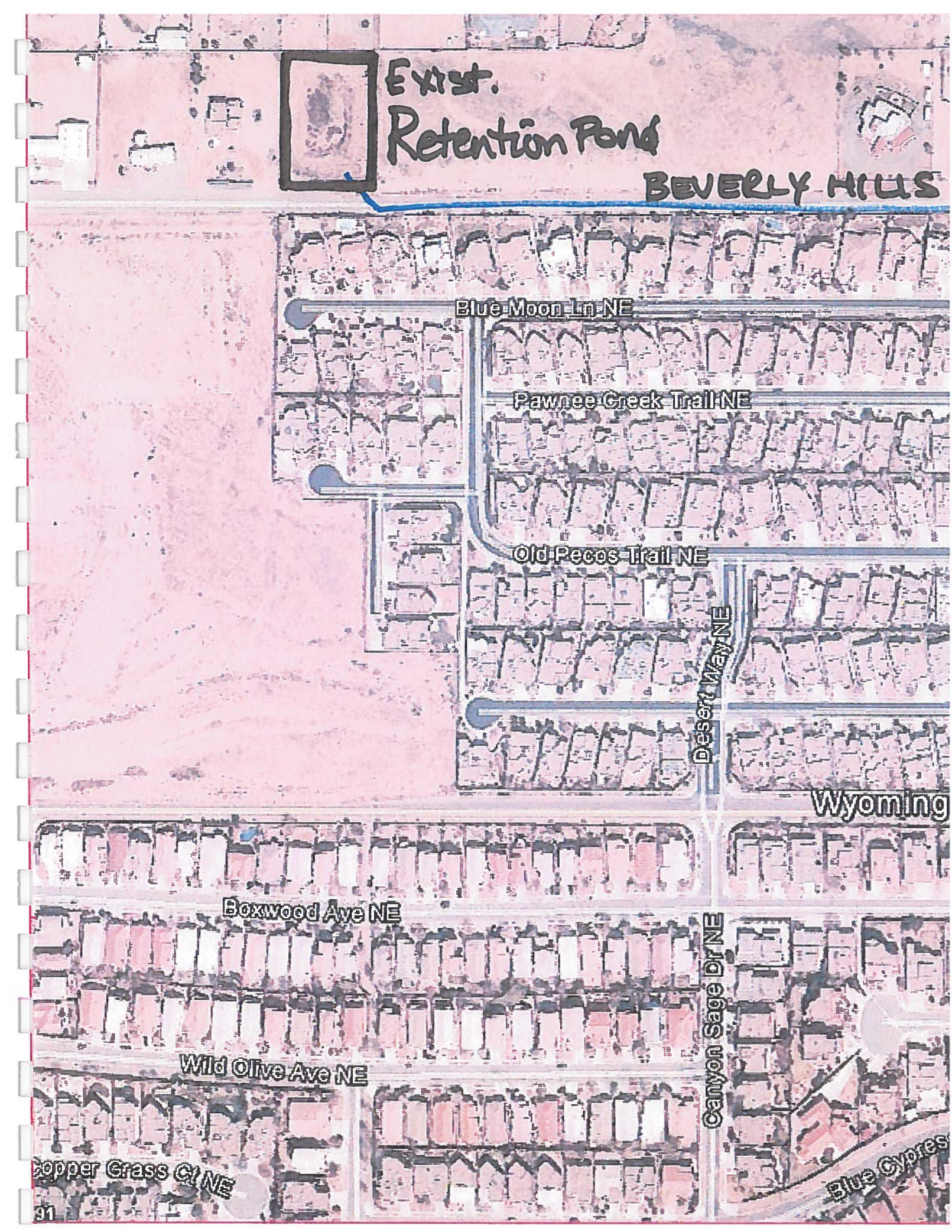
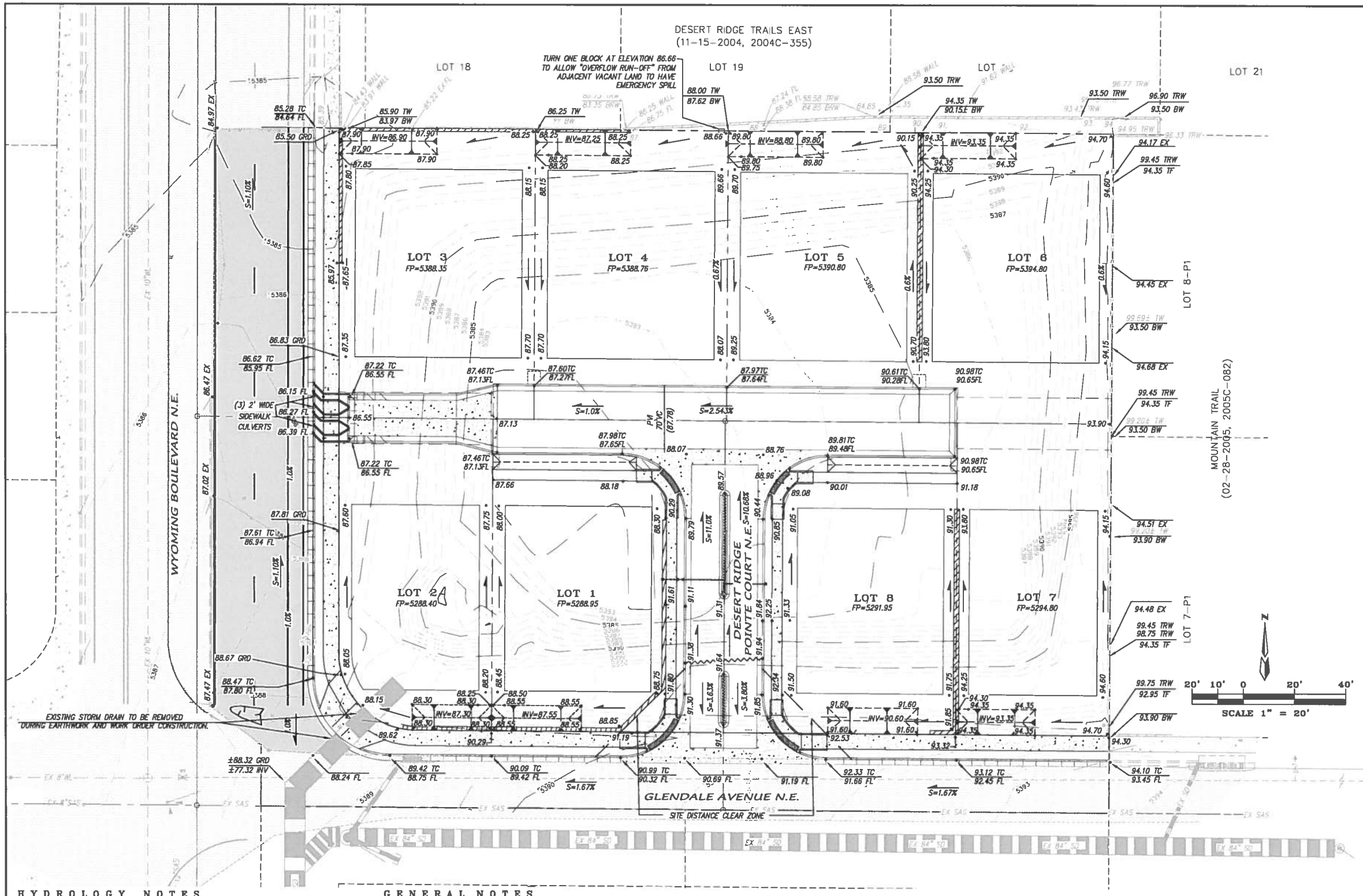


Exhibit 8
Wyoming (3) Inlets
google earth


Exist.
Retention Pond
BEVERLY HILLS
Blue Moon Ln NE
Pawnee Creek Trail NE
Old Pecos Trail NE
Desert Way NE
Wyoming
Boxwood Ave NE
Wild Olive Ave NE
Canyon Sage Dr NE
Copper Grass Ct NE
Blue Cypres
91



HYDROLOGY NOTES

THE PROJECT SITE CONSISTS OF 1.61 ACRES. THE SITE IS NOT IN A 100YR FLOOD ZONE PER MAP 35001C0133H.

THE SITE IS LOCATED WITHIN NORTH ALBUQUERQUE ACRES ON THE CORNER OF WYOMING AND GLENDALE. THE PROJECT SITE SERVED AS A SEDIMENTATION/DETENTION POND FOR THE AREA. HOWEVER, THIS POND WAS ABANDONED AND REPLACED BY A PERMANENT POND ON THE SOUTHEAST CORNER OF GLENDALE AND BARSTOW. IN ADDITION, AN 84" STORM DRAIN WAS CONSTRUCTED IN GLENDALE FROM THE NEW POND TO THE 96" STORM DRAIN IN WYOMING AS PART OF THE "FINAL NORTH ALBUQUERQUE ACRES MASTER DRAINAGE PLAN" PREPARED BY RESOURCE TECHNOLOGY, INC. 10/28/98 TO MANAGE THE FLOWS FOR THIS AREA.

THE PURPOSE OF THIS GRADING PLAN IS TO SUBDIVIDE THE LOTS INTO 8 SINGLE FAMILY RESIDENTIAL UNITS.

THE HYDROLOGY FOR THE PROJECT SITE WAS CALCULATED FOR THE 100 YEAR 6 HOUR STORM EVENT PER COA DPM (ZONE 3) FOR SMALL WATERSHEDS. THE RESULTS ARE SUMMARIZED IN THE HYDROLOGY TABLE.

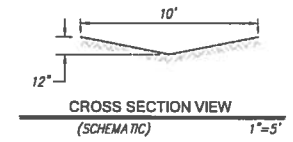
THERE ARE NO OFFSITE FLOWS ENTERING THE SITE.

THE FLOW GENERATED FROM THE SITE IS 5.19cfs. THIS FLOW WILL BE DIRECTED TO DESERT RIDGE POINTE CT AND CAPTURED BY AN INLET. A NEW 24" STORM DRAIN WILL BE CONSTRUCTED TO CONVEY THE RUNOFF ONTO WYOMING BLVD. AS FREE DISCHARGE

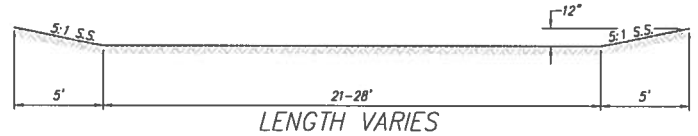
GENERAL NOTES

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.

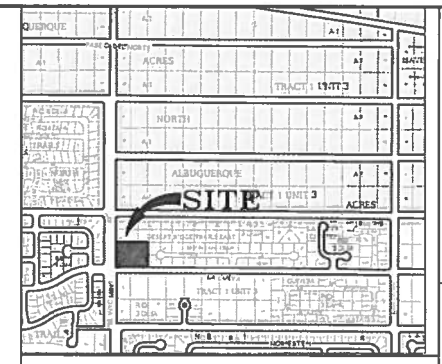
FIRST FLUSH POND DIMENSIONS	
LOT 1	10'x35'
LOT 2	10'x31'
LOT 3	10'x38'
LOT 4	10'x37'
LOT 5	10'x37'
LOT 6	10'x37'
LOT 7	10'x31'
LOT 8	10'x35'



CROSS SECTION VIEW
(SCHEMATIC) 1"=5'



FIRST FLUSH BACK YARD PONDS
TYPICAL DETAIL
(SCHEMATIC) 1"=5'



VICINITY MAP
ZONE ATLAS MAP B-19-Z

LEGAL DESCRIPTION

LOTS 31 AND 32, TRACT 1 UNIT 3
NORTH ALBUQUERQUE ACRES
CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

LEGEND

- EXISTING CONTOUR (MAJOR)
- EXISTING CONTOUR (MINOR)
- EXISTING SPOT ELEVATION
- EXISTING CURB & GUTTER
- EXISTING GATE VALVE
- EXISTING STORMDRAIN MANHOLE
- EXISTING SANITARY SEWER MANHOLE
- EXISTING WATERLINE
- EXISTING SANITARY SEWER
- EXISTING STORMDRAIN
- EXISTING WALL
- EXISTING PAVEMENT
- NEW MOUNTABLE CURB & GUTTER
- NEW STANDARD CURB & GUTTER
- NEW TRANSITION MOUNTABLE CURB & GUTTER TO STANDARD CURB & GUTT
- NEW SIDEWALK
- NEW RIGHT-OF-WAY
- NEW CENTERLINE
- NEW LOT LINES
- NEW EASEMENTS
- NEW GARDEN WALL
- NEW RETAINING WALL
- 20.00 NEW SPOT ELEVATIONS
- 93.69 TW / 93.50 BW EXISTING TOP OF WALL ELEVATIONS / NEW BOTTOM OF WALL ELEVATIONS
- 18.21TC / 18.21FL NEW TOP OF CURB ELEVATIONS / NEW FLOW LINE ELEVATIONS
- DIRECTION OF FLOW
- NEW SLOPE
- WATERBLOCK
- 24" RCP NEW STORM DRAIN
- NEW STORM DRAIN MANHOLE
- NEW INLET
- NEW WHEELCHAIR RAMP (UNI-DIRECTIONAL)
- NEW WHEELCHAIR RAMP

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2200, FAX (505) 797-9539

AS BUILT INFORMATION

BENCH MARKS	CONTRACTOR	DATE
COA Brass DISC stamped "1-B20"	WORK REVIEWED BY	
From the intersection of Louisiana Blvd and Paseo Del Norte NE, go east on Paseo Del Norte 1.0 mile to Barstow St; then north on Barstow 1.0 mile to Modesto Ave.	INSPECTOR'S ACCEPTANCE BY	DATE
	FIELD VERIFICATION BY	DATE
The station is located in the northeast quadrant of the intersection.	DRAWINGS CORRECTED BY	DATE
Geographic Position, in feet (NAD83)	MICRO-FILM INFORMATION	
N.M. State Plane Coordinates (Central Zone)	RECORDED BY	DATE
N=1524154.945, E=1550483.349	NO	
Elevation, in feet (NAVD88)=5477.179		

SURVEY INFORMATION

FIELD NOTES	NO.	BY	DATE

ENGINEER'S SEAL
NEW MEXICO 11987 DUANE HOELTZER REGISTERED PROFESSIONAL ENGINEER
11-21-16

REVISIONS	NO.	BY	DATE
DESIGN			02/16
REMARKS			02/16

DESIGNED BY	KMK
DRAWN BY	DER
CHECKED BY	DMG

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT

TITLE: DESERT RIDGE POINTE
GRADING & DRAINAGE PLAN

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	LAST DESIGN UPDATE	MO./DAY/YR.	MO./DAY/YR.

CITY PROJECT NO.	ZONE MAP NO.	SHEET	OF
745982	B-19-Z	3	13

F:\A14JOBS\A14034 Desert Ridge Trails Unit 3\GRADE & DRAIN\A14034_G&D_DLH-R.dwg, Last saved by: Dwayne, 11/18/16

Photos taken 12-23-2016
Beverly Hills @ Retention Pond

Site visit / assessment by Abiel Carrillo, City Hydrology


Beverly Hills
Slope 1-2% South
SMARTTOOL
Facing West just West of Pond


EAST
Pond
SPEED LIMIT 30
Overflow from Pond is transferred to the south side of the road and conveyed to the Arroyo at the T.


SMART TOOL

Roadway drains away from homes, some homes appear to have been built close to the road without proper drainage, such as above, but it does not appear that it is due to the right of way section