

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

September 30, 2022

Don Briggs
Don Briggs Engineering LLC
Tierra West, LLC
5571 Midway Park Place NE
Albuquerque, NM 87109

**RE: Daniel's HVAC
8308 Washington St. NE, Albuquerque, NM 87113
Grading and Drainage Plan (C17D125)
Engineers Stamp Date 9/19/2022**

Mr. Briggs,

PO Box 1293

Based upon the information provided in your submittal the plan is approved for Building Permit. The following item will be required prior to Certification of Occupancy:

Albuquerque

1. Engineer's Certification, per the DPM Part 6-14 (F): *Engineer's Certification Checklist For Non-Subdivision* is required.

NM 87103

2. Please provide the Drainage Covenant with Exhibit A for the stormwater quality ponds per Article 6-15(C) of the DPM prior to Permanent Release of Occupancy. Please submit the original copies along with the \$ 25.00 recording fee check made payable to Bernalillo County to Carrie Compton (cacompton@cabq.gov) on the 4th floor of Plaza de Sol.

www.cabq.gov

If you have any questions, please contact me at 924-3999.

Sincerely,

Shahab Biazar, P.E.
City Engineer
Planning Department
Development Review Services

C: C17D125



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2018)

Project Title: _____ **Building Permit #:** _____ **Hydrology File #:** _____

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: _____

City Address: _____

Applicant: _____ **Contact:** _____

Address: _____

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

Owner: _____ **Contact:** _____

Address: _____

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

TYPE OF SUBMITTAL: _____ PLAT (____# OF LOTS) _____ RESIDENCE _____ DRB SITE _____ ADMIN SITE

IS THIS A RESUBMITTAL?: _____ Yes _____ No

DEPARTMENT: _____ TRAFFIC/ TRANSPORTATION _____ HYDROLOGY/ DRAINAGE

Check all that Apply:

TYPE OF SUBMITTAL:

- _____ ENGINEER/ARCHITECT CERTIFICATION
- _____ PAD CERTIFICATION
- _____ CONCEPTUAL G & D PLAN
- _____ GRADING PLAN
- _____ DRAINAGE MASTER PLAN
- _____ DRAINAGE REPORT
- _____ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
- _____ ELEVATION CERTIFICATE
- _____ CLOMR/LOMR
- _____ TRAFFIC CIRCULATION LAYOUT (TCL)
- _____ TRAFFIC IMPACT STUDY (TIS)
- _____ OTHER (SPECIFY) _____
- _____ PRE-DESIGN MEETING?

TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

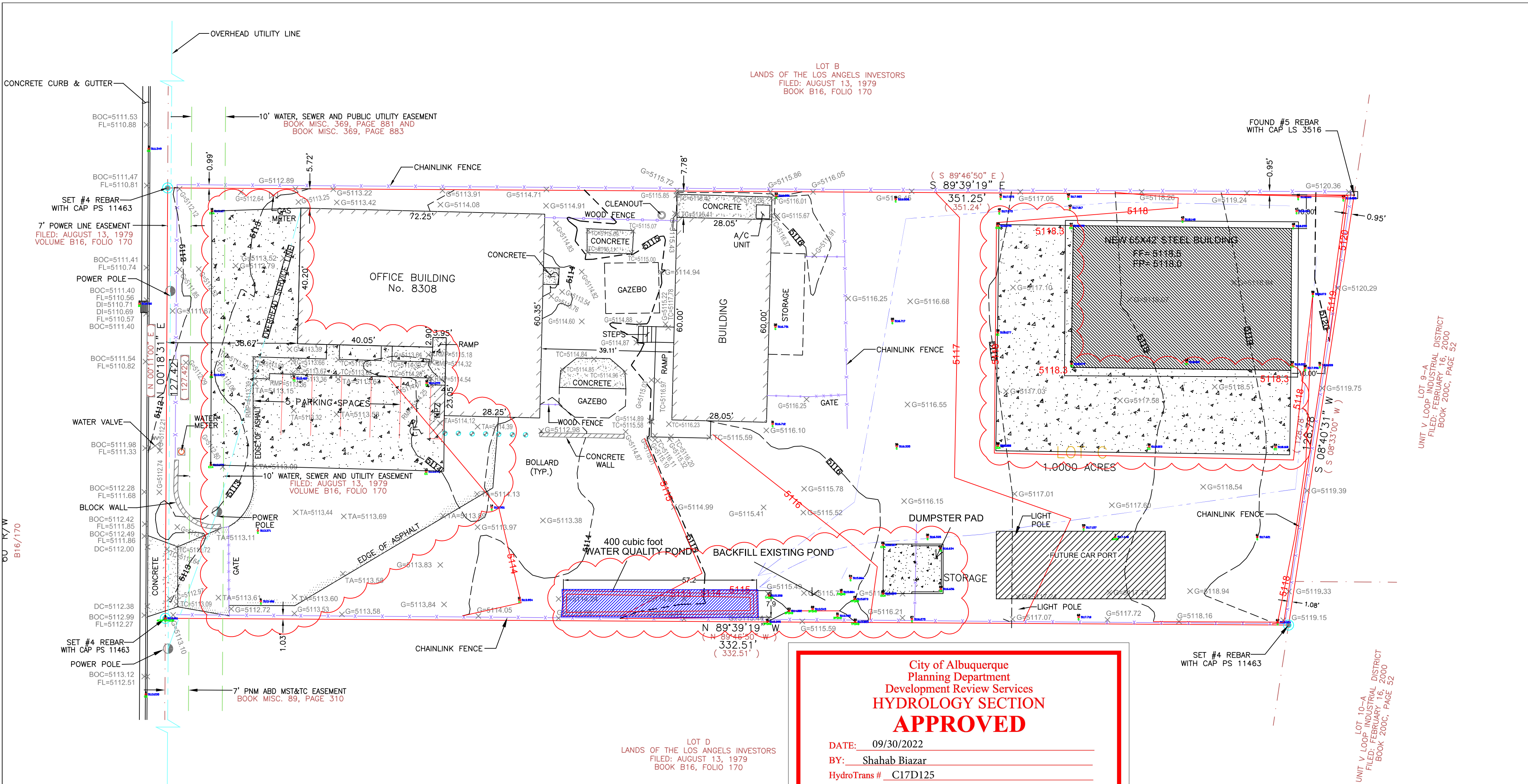
- _____ BUILDING PERMIT APPROVAL
- _____ CERTIFICATE OF OCCUPANCY
- _____ PRELIMINARY PLAT APPROVAL
- _____ SITE PLAN FOR SUB'D APPROVAL
- _____ SITE PLAN FOR BLDG. PERMIT APPROVAL
- _____ FINAL PLAT APPROVAL
- _____ SIA/ RELEASE OF FINANCIAL GUARANTEE
- _____ FOUNDATION PERMIT APPROVAL
- _____ GRADING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

DATE SUBMITTED: _____ **By:** _____

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____



- LT A
LT B
LT C
LT D

Hydrology Calculations							
Precipitation Zone 2							
100 yr 6 hr Storm							
Basin Area =		1 ac.		43560 sq ft		Determined by DB	
Land Treatment	Percent	Area (ac.)	Excess Precipitation (in.)	Unit Peak Discharge (cfs/ac.)	Runoff Volume (ac-ft)	Peak Discharge (cfs)	Comments
A	0.00%	0.00	0.53	1.56	0.00	0.00	Natural Ground
B	7.57%	0.08	0.78	2.28	0.00	0.17	Landscaped Areas
C	63.54%	0.64	1.13	3.34	0.06	2.00	Compacted earth
D	28.89%	0.29	2.12	4.70	0.05	1.36	Impervious Areas
TOTAL	100.00%	1.00	1.39		0.12	3.53	
					5044.09	cu ft	
Proposed		1 ac.		43560 sq ft		Determined by DB	
Land Treatment	Percent	Area (ac.)	Excess Precipitation (in.)	Unit Peak Discharge (cfs/ac.)	Runoff Volume (ac-ft)	Peak Discharge (cfs)	Comments
A	0.00%	0.00	0.53	1.56	0.00	0.00	Natural Ground
B	3.00%	0.03	0.78	2.28	0.00	0.07	Landscaped Areas
C	56.77%	0.57	1.13	3.34	0.05	1.78	Compacted earth
D	40.23%	0.40	2.12	4.7	0.07	1.89	Impervious Areas
TOTAL	100.00%	1.00	1.52		0.13	3.74	
					5509.37		
Water Quality Retention Volume = 0.26' x 17522.51 sq ft 379.65 cu ft.							
STAGE/STORAGE TABLE							
CONTOUR ELEVATION	AREA (sq ft)	AVERAGE AREA (sq ft)	CONTOUR INTERVAL (ft)	VOLUME (cu ft)	STAGE (ft)	STORAGE (cu ft)	COMMENTS
5113.00	253.6	314.6	1.0	314.6	0.0	0.0	LOW POINT
5114.00	375.7				1.0	314.6	
		436.7	1.0	436.7	2.0	751.4	
5115.00	497.8		-0.80				
5114.20					1.2	402.0	OVERFLOW

DRAINAGE NARRATIVE

This grading & drainage plan was prepared to support a building permit application for a new commercial building located at 8308 Washington St. NE. A predevelopment discussion with City Hydrology indicated this property would have free discharge to Washington Street but would need a Water Quality retention pond to meet EPA requirements. This plan was prepared using the hydrology methodology presented in Chapter 22.2 of the City of Albuquerque's Development Process Manual (abbreviated method).

The site is a 1.00 acre parcel located in Precipitation Zone 2 and Floodzone X (Unshaded). It slopes from the east to the west at about 2%. The site is minimally impacted by cross lot runoff from the adjacent properties to the east and south. Washington St. is constructed with curb, gutter and storm drain.

The Water Quality Pond is sized to contain the 90th percentile storm runoff volume based on the added impervious area of the new building.

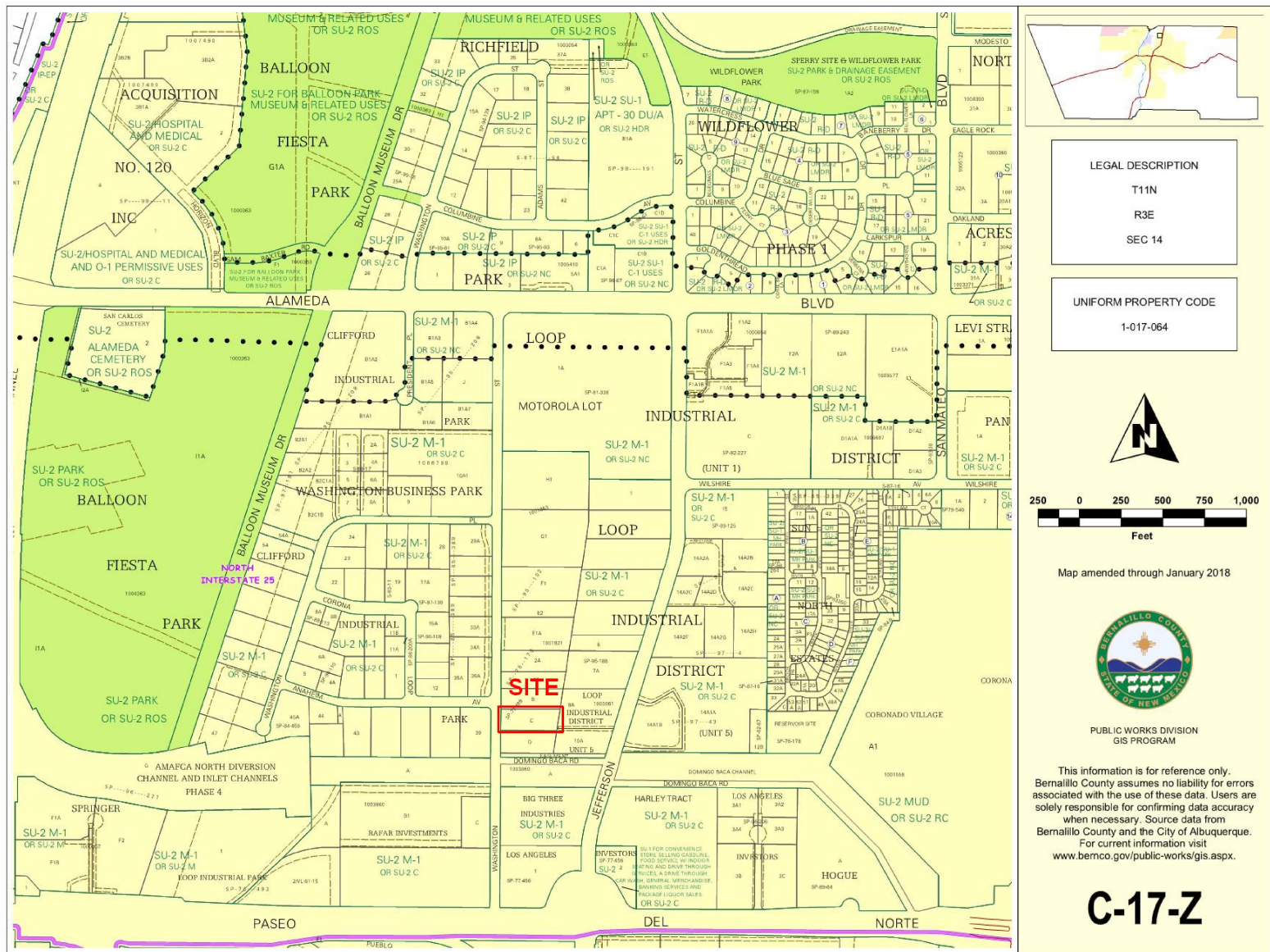
Total disturbance is expected to be no more than 0.2 acres

GENERAL NOTES

Contractor is responsible for utility spots and controlling sediment deposition and erosion during construction.

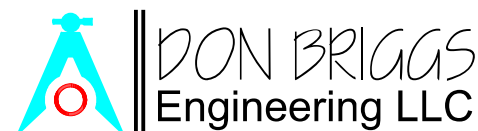
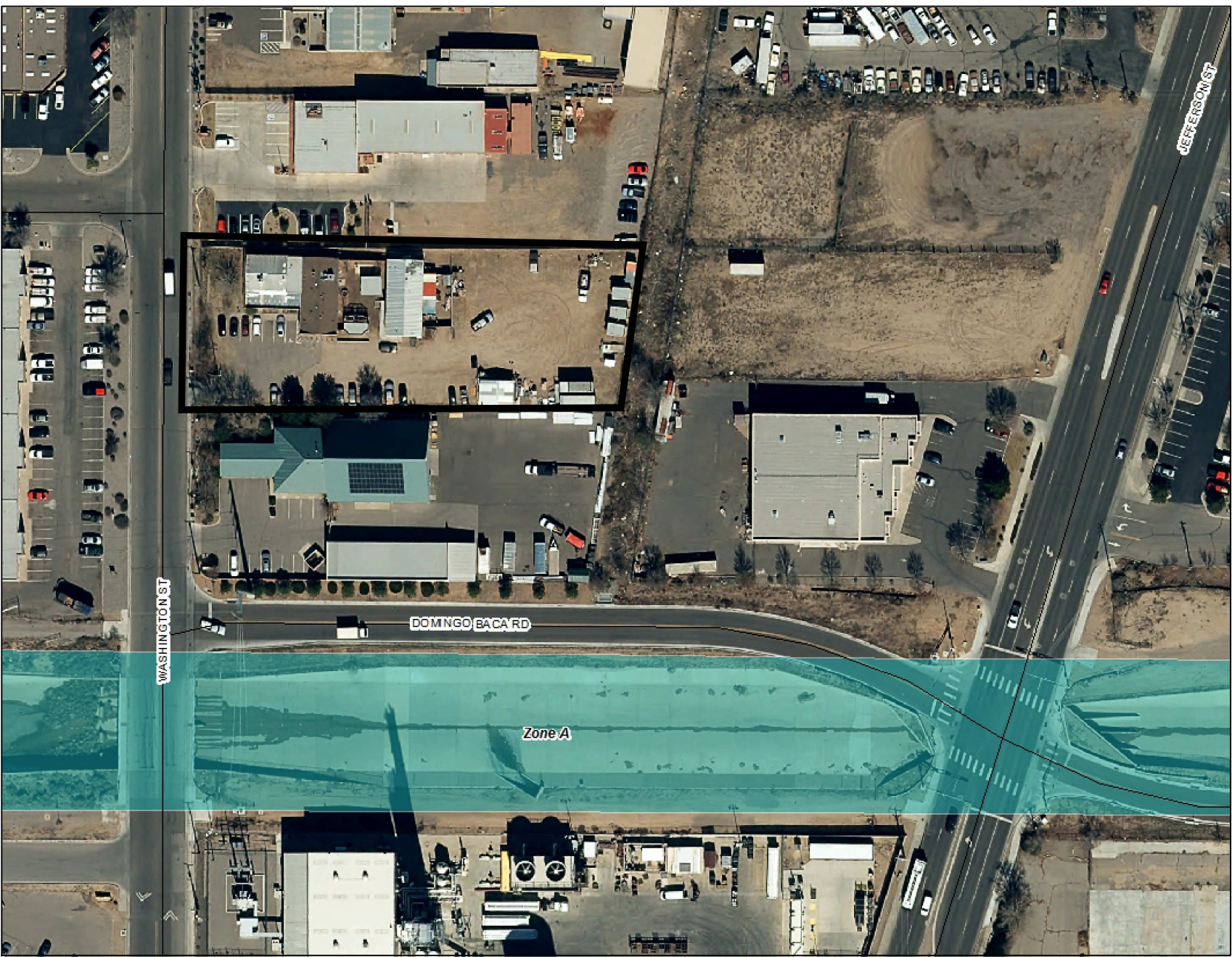
A concrete washout bin must be provided as per City of Albuquerque MS4 Permit requirements.

All disturbed area due to construction must be reseeded or landscaped following construction.



SCALE 1" = 20'

- × 4947.58 DESIGN ELEVATION
× 4947.31 EXISTING ELEVATION
- 6412- DESIGN CONTOUR
- 6415- EXISTING CONTOUR
- REVISION AREAS



505-249-4843
donbriggsengineering@gmail.com
5324 Oakledge Ct. NW, Albuquerque, NM 87120

TITLE: Daniels HVAC
8308 Washington St. NE
Grading & Drainage Plan

Design Review Committee	City Engineer Approval	Last Design Update	No. / Day / Yr.	No. / Day / Yr.
City Project No. C17D125	Zone Map No.	Sheet	Of	