

# CITY OF ALBUQUERQUE



May 7, 2007

Mike J. Walla, P.E.  
Walla Engineering, LTD.  
6100 Indian School NE – Suite 201  
Albuquerque, NM 87110

Re: Commercial Self-Storage, Engineer's Stamp dated 5-1-07, (C18/D37G)  
Lot 30 Block 9 Tract A Unit B of North Albuquerque

Dear Mr. Walla,

Based on the information contained in your submittal received on May 1, 2006, the above referenced plan is approved for both Building Permit and SO-19 Permit. Please attach a copy of this letter and the approved plan to the construction sets prior to sign-off by Hydrology.

A copy of this approval letter must be on hand when applying for the excavation permit. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

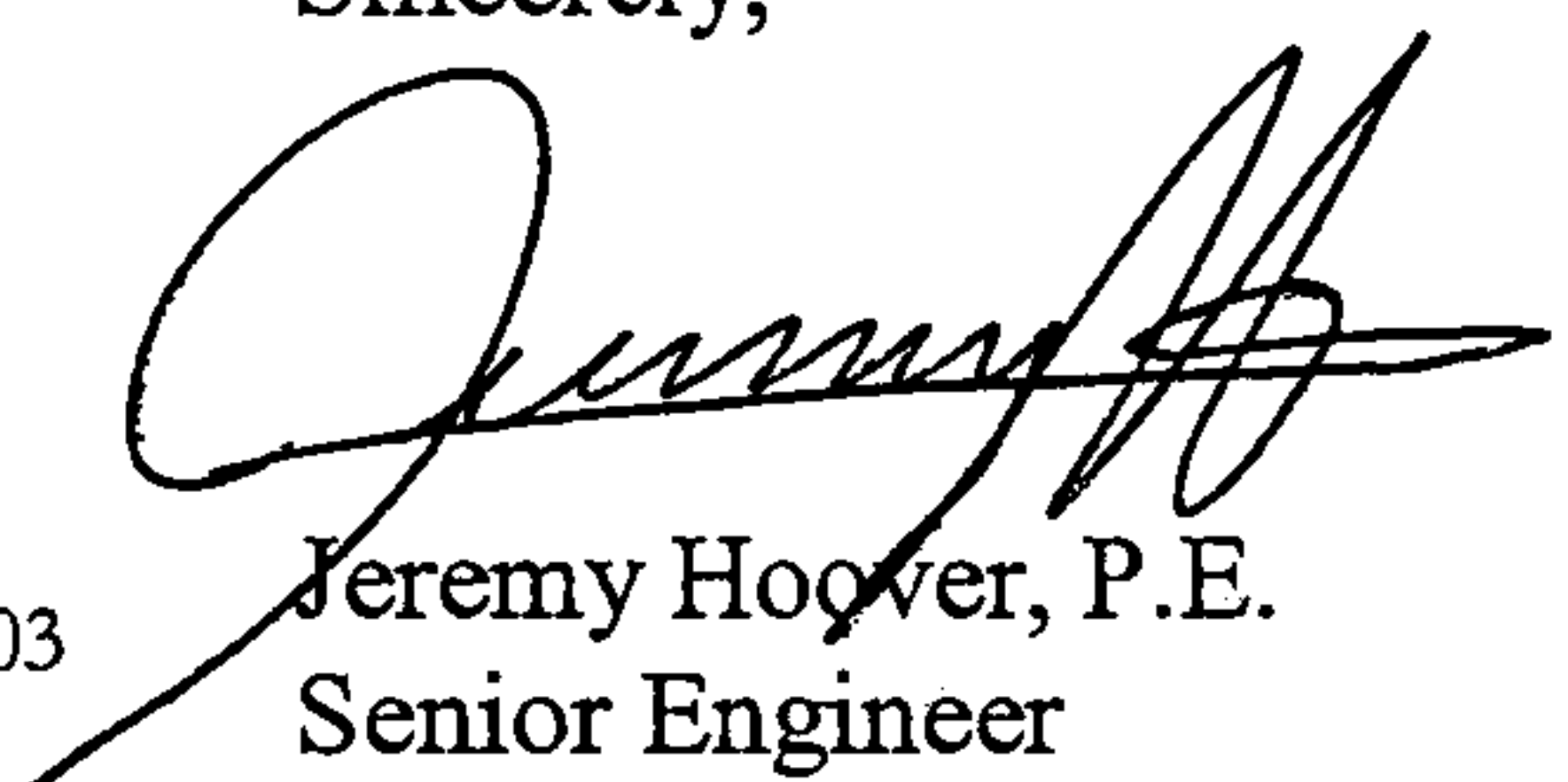
P.O. Box 1293

If you have any questions or wish to discuss the project, feel free to contact me at 924-3990.

Sincerely,

Albuquerque

New Mexico 87103

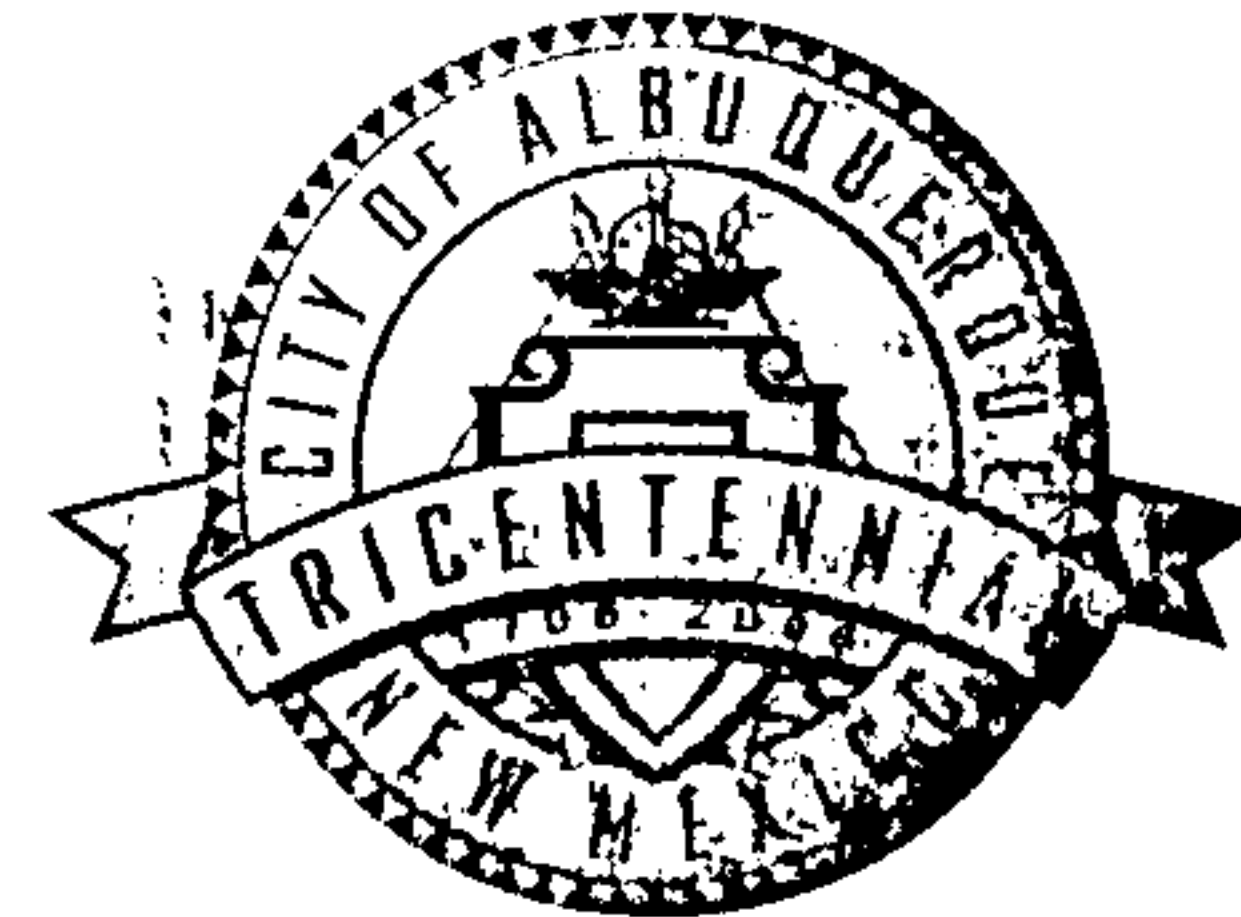
  
Jeremy Hoover, P.E.  
Senior Engineer  
Hydrology Section  
Development and Building Services

[www.cabq.gov](http://www.cabq.gov)

cc: file (C18/D37G)

Dwayne Schmitz, DMD Street / Storm Maintenance  
Antoinette Baldonado, Construction Services

# CITY OF ALBUQUERQUE



September 21, 2006

Levi J. Valdez, P.E.  
12800 San Juan NE  
Albuquerque, NM 87123

Re: Commercial Self-Storage, Engineer's Stamp dated 9-19-06 (C18/D37G)  
Lot 30 Block 9 Tract A Unit B of North Albuquerque Acres

Dear Mr. Valdez,

Based upon the information provided in your submittal received 9-21-06, the above referenced plan is approved for Building Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. It is also approved for an SO-19 permit. A copy of this approval letter must be on hand when applying for the excavation permit. After project completion and prior to release of Certificate of Occupancy, Engineer Certification per the DPM checklist will be required.

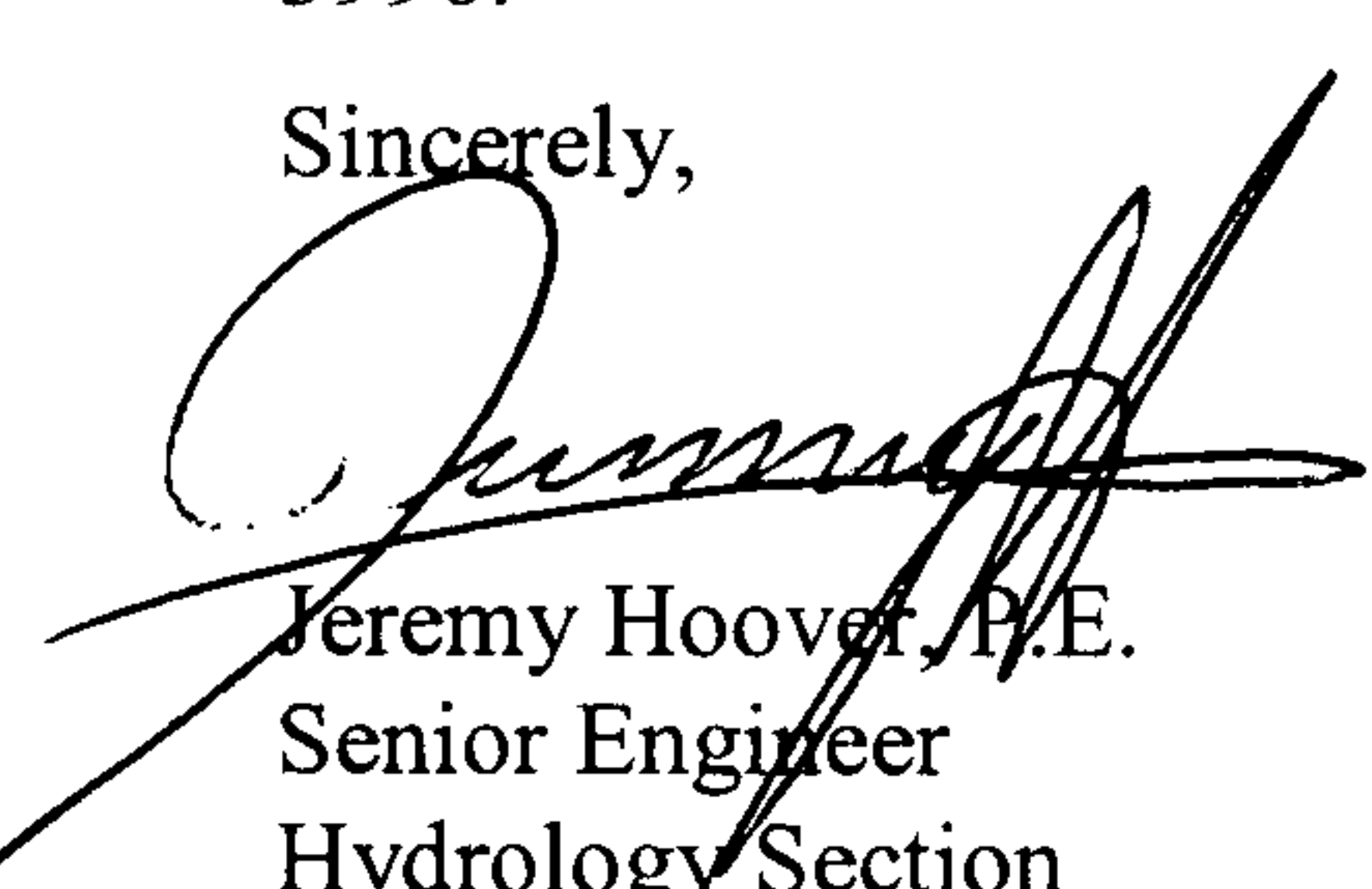
If you have any questions or need additional information, feel free to contact me at 924-3990.

P.O. Box 1293

Sincerely,

Albuquerque

New Mexico 87103

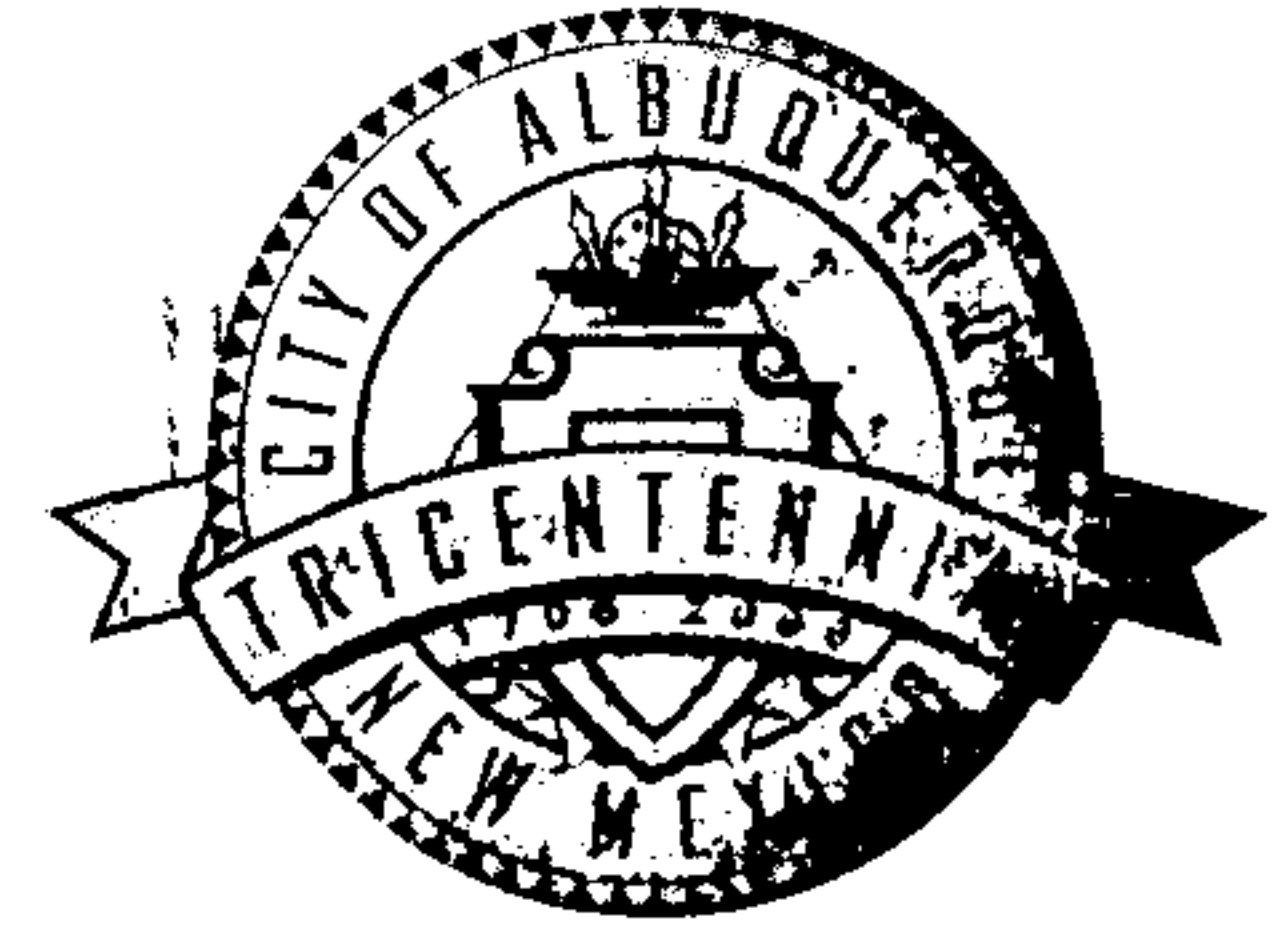
  
Jeremy Hoover, P.E.  
Senior Engineer  
Hydrology Section  
Development and Building Services

cc: file C18/D37G

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Edward Elwell, DMD Street / Storm Maintenance  
Antoinette Baldonado, Construction Services

# CITY OF ALBUQUERQUE



August 8, 2006

Levi J. Valdez, P.E.  
12800 San Juan NE  
Albuquerque, NM 87123

Re: Commercial Self-Storage, Lot 30 Block 9 Tract A Unit B of North Albuquerque Acres  
Engineer's Stamp dated 7-5-06 (C18/D37G)

Dear Mr. Valdez,

Upon review of the information provided in your submittal received on July 28, 2006, there are several issues that must be addressed prior to Building Permit and SO-19 permit approval. Those issues are detailed below.

1. A legend must be included on the plan drawings.
2. It is unclear from your submittal whether or not curb and gutter is in fact present along the northern right-of-way of Eagle Rock. If it is to be constructed with this project, then the height of the curb must be 8-inch as per standard drawing #2415A and the top of curb and flow line elevations must be revised accordingly. Otherwise, discuss the existing condition further in your narrative.
3. The narrative discusses the maximum discharge from the pond as 1.56 cfs. This represents the maximum allowable discharge from this site. Are the flows through the two (2) driveways taken into account?
4. The pond storage calculation utilized the bottom 1.56 cfs on the hydrograph. That volume represents discharge, not storage. Storage volume is based on the amount of flow in excess of the allowable runoff flow rate.
5. I am concerned about the method used to limit the pond discharge flow. You show two (2) 4-inch pipes for outlets but do not provide any orifice calculations to support this pipe size. Assuming a discharge coefficient of 0.6 with 2-feet of head, discharge would be on the order of 1.19 cfs. This is significantly less than your 1.56 cfs design flow thereby raising questions regarding the adequacy of the pond volume.

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Albuquerque

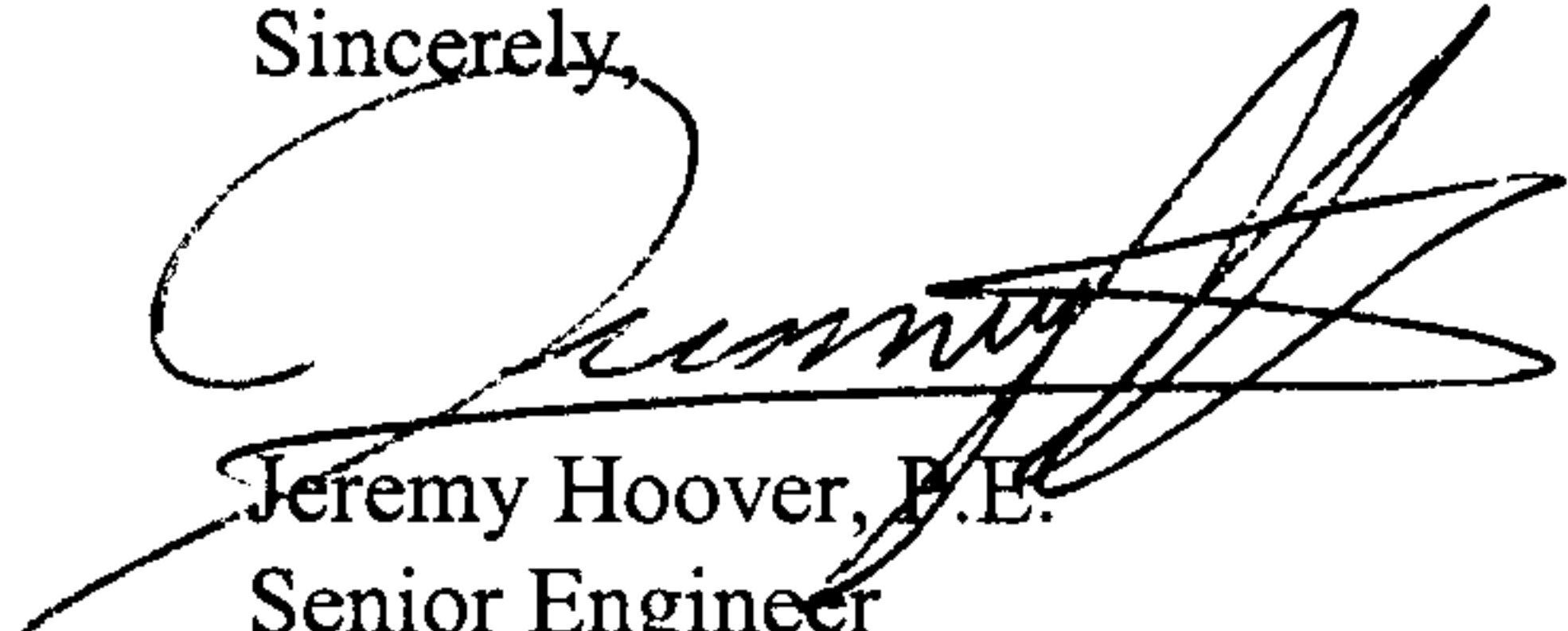
New Mexico 87103

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This project will also require a National Pollutant Discharge Elimination System (NPDES) permit. Inquiries regarding this permit should be directed to Charles Caruso with the DMD Storm Drainage Design section at 768-3654.

If you have any questions or need additional information, feel free to contact me at 924-3990.

Sincerely,

  
Jeremy Hoover, P.E.  
Senior Engineer  
Hydrology Section  
Development and Building Services

cc: file C18/D37G



**DRAINAGE AND TRANSPORTATION INFORMATION SHEET**  
(REV. 1/28/2003rd)

PROJECT TITLE: COMMERCIAL SELF STORAGE ZONE MAP/DRG. FILE #: C-18/D37G  
DRB #: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: LOT 30, BLK. 9, TRACT 'A', UNIT 'B', NORTH ALBUQ. ACRES  
CITY ADDRESS: \_\_\_\_\_

ENGINEERING FIRM: LEVI J. VALDEZ, P.E.  
GEORGE T. RODRIGUEZ - CONSULTANT  
ADDRESS: 12800 SAN JUAN N.E.  
CITY, STATE: ALBUQUERQUE, NEW MEXICO

CONTACT: LEVI VALDEZ  
GEORGE T. RODRIGUEZ  
PHONE: 610-0593  
ZIP CODE: 87123

OWNER: WENDELL JONES  
ADDRESS: 6508 CABALLERO PKWY. N.W.  
CITY, STATE: ALBUQUERQUE, NEW MEXICO

CONTACT: WENDELL JONES  
PHONE: 823-9452  
ZIP CODE: 87107

ARCHITECT: ?  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

SURVEYOR: WAYJOHN SURVEYING CO  
ADDRESS: 330 LOUISIANA BLVD. N.E.  
CITY, STATE: ALBUQUERQUE, NEW MEXICO

CONTACT: THOMAS JOHNSON  
PHONE: 255-2052  
ZIP CODE: 87108

CONTRACTOR: HARVEY OLSEN, CONTRACTOR  
ADDRESS: \_\_\_\_\_  
CITY, STATE: ALBUQUERQUE, NEW MEXICO

CONTACT: HARVEY OLSEN  
PHONE: 379-0925  
ZIP CODE: \_\_\_\_\_

CHECK TYPE OF SUBMITTAL:

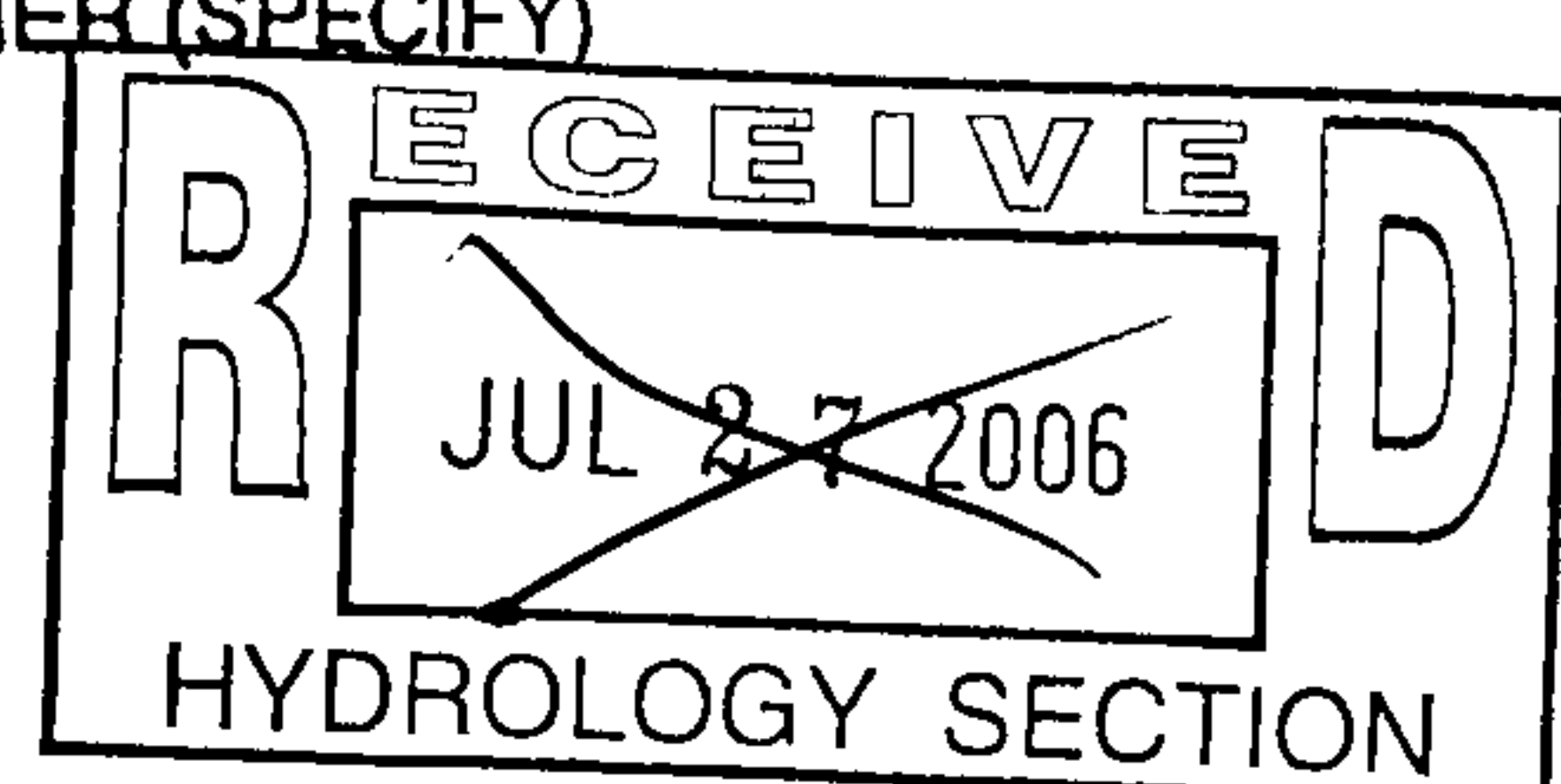
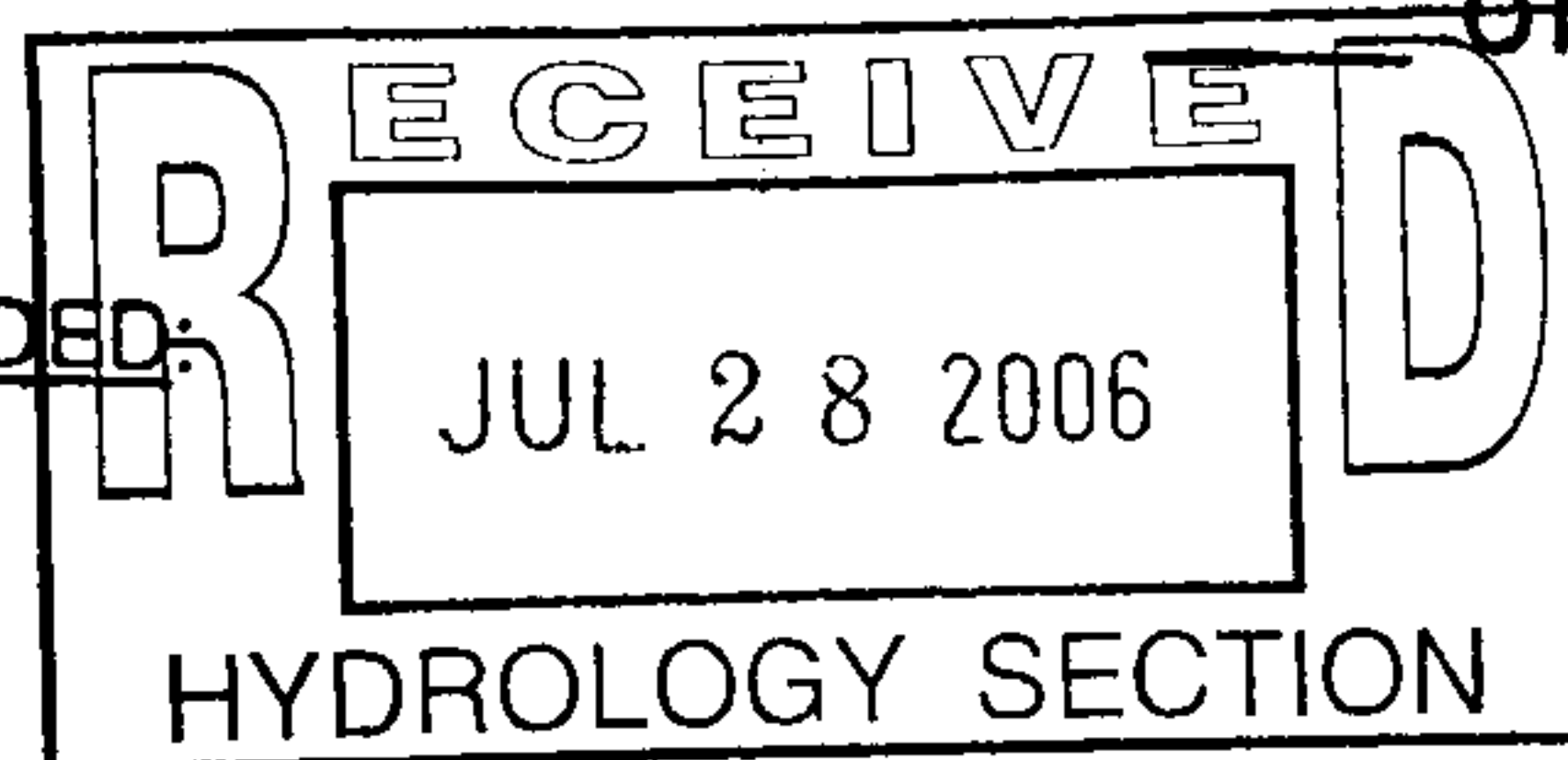
- ☒ DRAINAGE REPORT  
☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL, *REQUIRES TCL or equal*  
☐ DRAINAGE PLAN RESUBMITTAL  
☐ CONCEPTUAL GRADING & DRAINAGE PLAN  
☐ GRADING PLAN  
☐ EROSION CONTROL PLAN  
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ ENGINEERS CERTIFICATION (TCL)  
☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)  
☐ OTHER

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA / FINANCIAL GUARANTEE RELEASE  
☐ PRELIMINARY PLAT APPROVAL  
☐ S. DEV. PLAN FOR SUB'D. APPROVAL  
☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL  
☐ SECTOR PLAN APPROVAL  
☐ FINAL PLAT APPROVAL  
☐ FOUNDATION PERMIT APPROVAL  
☒ BUILDING PERMIT APPROVAL  
☐ CERTIFICATE OF OCCUPANCY (PERM.)  
☐ CERTIFICATE OF OCCUPANCY (TEMP.)  
☐ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ WORK ORDER APPROVAL  
☐ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED: \_\_\_\_\_

- ☒ YES  
☐ NO  
☐ COPY PROVIDED

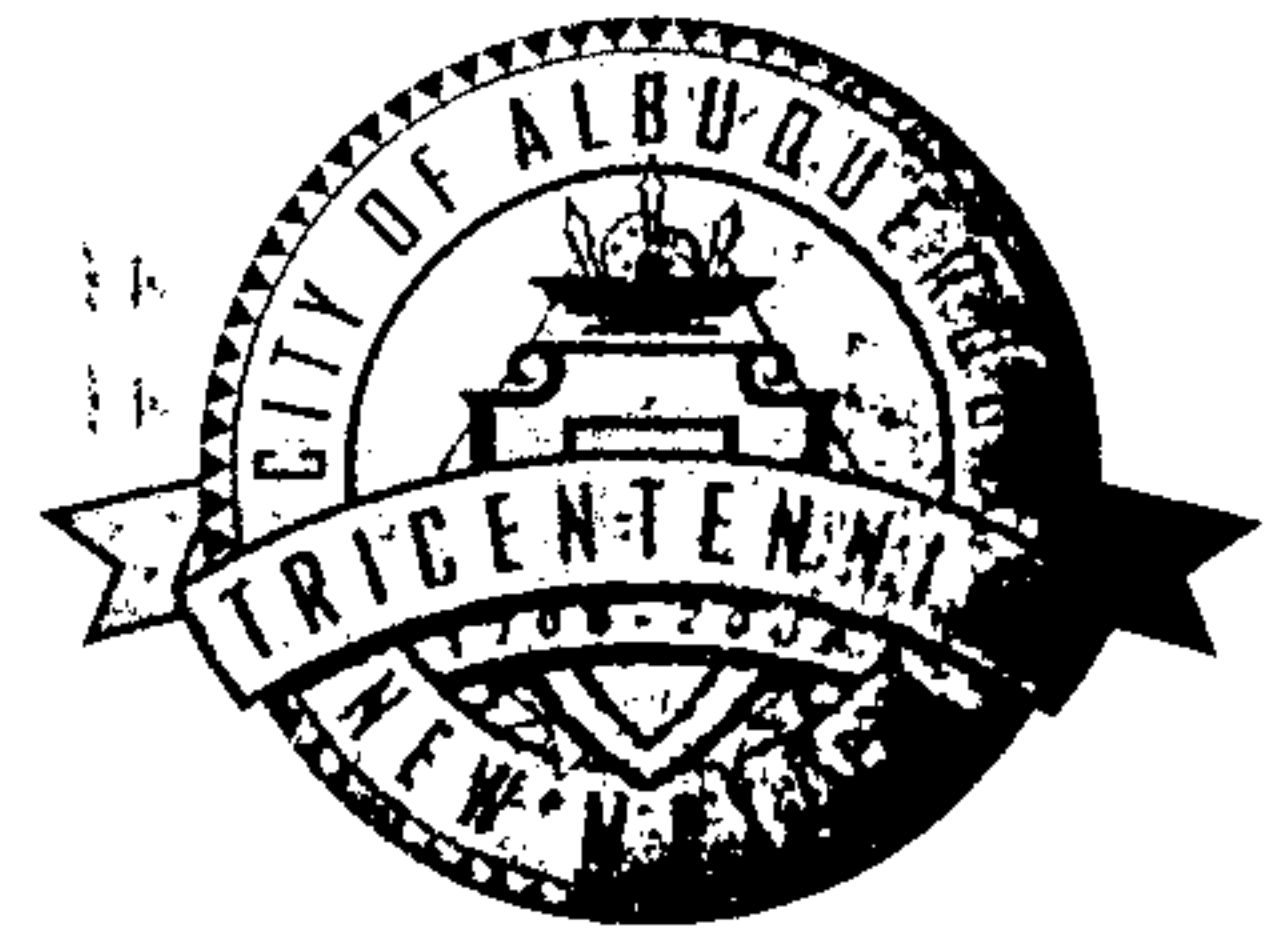


DATE SUBMITTED: JULY 26, 2006 BY: GEORGE T. RODRIGUEZ

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

# CITY OF ALBUQUERQUE



April 16, 2007

Mike J. Walla, P.E.  
Walla Engineering, LTD.  
6100 Indian School NE – Suite 201  
Albuquerque, NM 87110

Re: Commercial Self-Storage, Engineer's Stamp dated 4-10-07, (C18/D37G)  
Lot 30 Block 9 Tract A Unit B of North Albuquerque

Dear Mr. Walla,

Based on the information contained in your submittal received on April 10, 2007, I am concerned about the proposed pond volume of 472 ft<sup>3</sup>. The Master Plan does allow for undeveloped flows to progress westward across lot lines. The remainder of the flow is intended to discharge to Eagle Rock at no more than 1.7 cfs/acre or 1.56 cfs for the 0.89-acre site. In this case, with the 6.94 cfs offsite flow and your undeveloped flow of 1.66 cfs, the total flow across the western lot line will be limited to no more than 8.6 cfs. As such, not all of the proposed basin 2 water could drain to that discharge point.

My estimated calculations indicate that the pond volume required to comply with the 1.56 cfs limitation would be approximately 1,700 ft<sup>3</sup>. Since only 9-inches of depth was used, are the calculations for pond 'A' correct? Was this intended to represent a ponding area around the eastern (keyed note 2) drop inlet? How will the flow to the western lot be controlled? Please address this in your narrative and provide the necessary supporting calculations. Modification of the basin geometry may be necessary to route more flow into basin 1 and the pond.

If you have any questions or wish to discuss the project, feel free to contact me at 924-3990.

Sincerely,

Jeremy Hoover, P.E.  
Senior Engineer  
Hydrology Section  
Development and Building Services

cc: file (C18/D37G)

P.O. Box 1293

Albuquerque

New Mexico 87103

[www.cabq.gov](http://www.cabq.gov)



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: COMMERCIAL SELF STORAGE @ EAGLE ROCK ZONE MAP/DRG. FILE #: C-18/D 037G  
 DRB #: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: LOT 30, BLOCK 9, TRACT 'A', UNIT 'B' NAA SUBDIVISION BERNALILLO COUNTY, NM  
 CITY ADDRESS: \_\_\_\_\_

ENGINEERING FIRM: WALLA ENGINEERING, LTD  
 ADDRESS: 6100 WINDYBUSH RD NE  
 CITY, STATE: ALBUQ, NM

CONTACT: MIKE WALLA  
 PHONE: 881-3008  
 ZIP CODE: 87110

OWNER: WENDELL JONES - STORMAX USA  
 ADDRESS: \_\_\_\_\_  
 CITY, STATE: ALBUQ, NM

CONTACT: WENDELL JONES  
 PHONE: 823-9452  
 ZIP CODE: \_\_\_\_\_

ARCHITECT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
 PHONE: \_\_\_\_\_  
 ZIP CODE: \_\_\_\_\_

SURVEYOR: JAKE BORDENAVE  
 ADDRESS: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
 PHONE: \_\_\_\_\_  
 ZIP CODE: \_\_\_\_\_

CONTRACTOR: HARVEY OLSEN  
 ADDRESS: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
 PHONE: \_\_\_\_\_  
 ZIP CODE: \_\_\_\_\_

## CHECK TYPE OF SUBMITTAL:

- ☒ DRAINAGE REPORT
- ☒ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL, *REQUIRES TCL or equal*
- ☒ DRAINAGE PLAN RESUBMITTAL
- ☒ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMP/LOMP
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

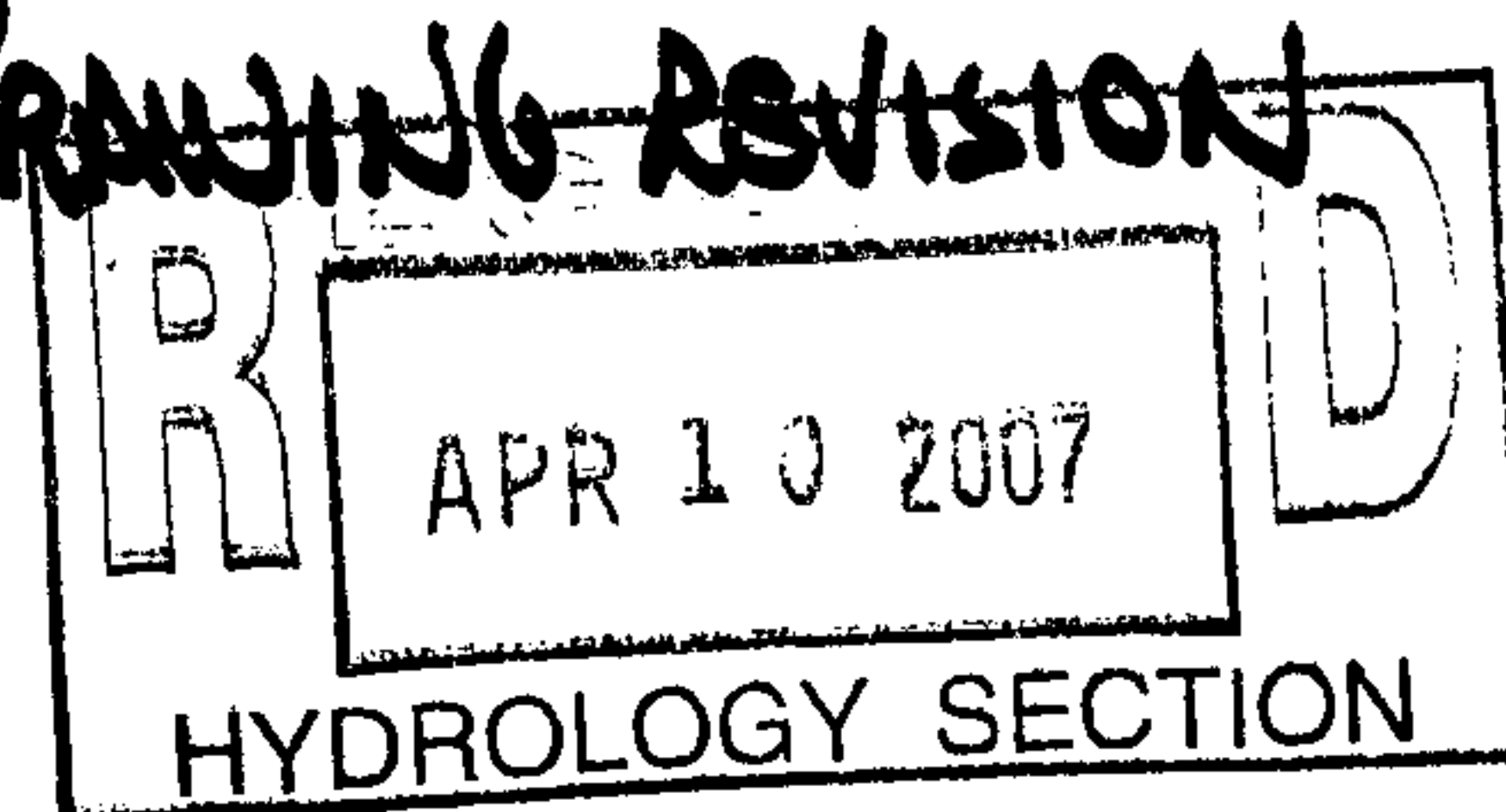
## CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA / FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUBD. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM.)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP.)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☒ OTHER (SPECIFY)

## WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 4/10/07 BY: [Signature]



Requests for approvals of Site Development Plans and/or Subdivision Plans shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. Drainage Report: Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

# CITY OF ALBUQUERQUE



February 22, 2007

Mike J. Walla, P.E.  
Walla Engineering, LTD.  
6100 Indian School NE – Suite 201  
Albuquerque, NM 87110

Re: Commercial Self-Storage, Engineer's Stamp dated 2-14-07, (C18/D37G)  
Lot 30 Block 9 Tract A Unit B of North Albuquerque

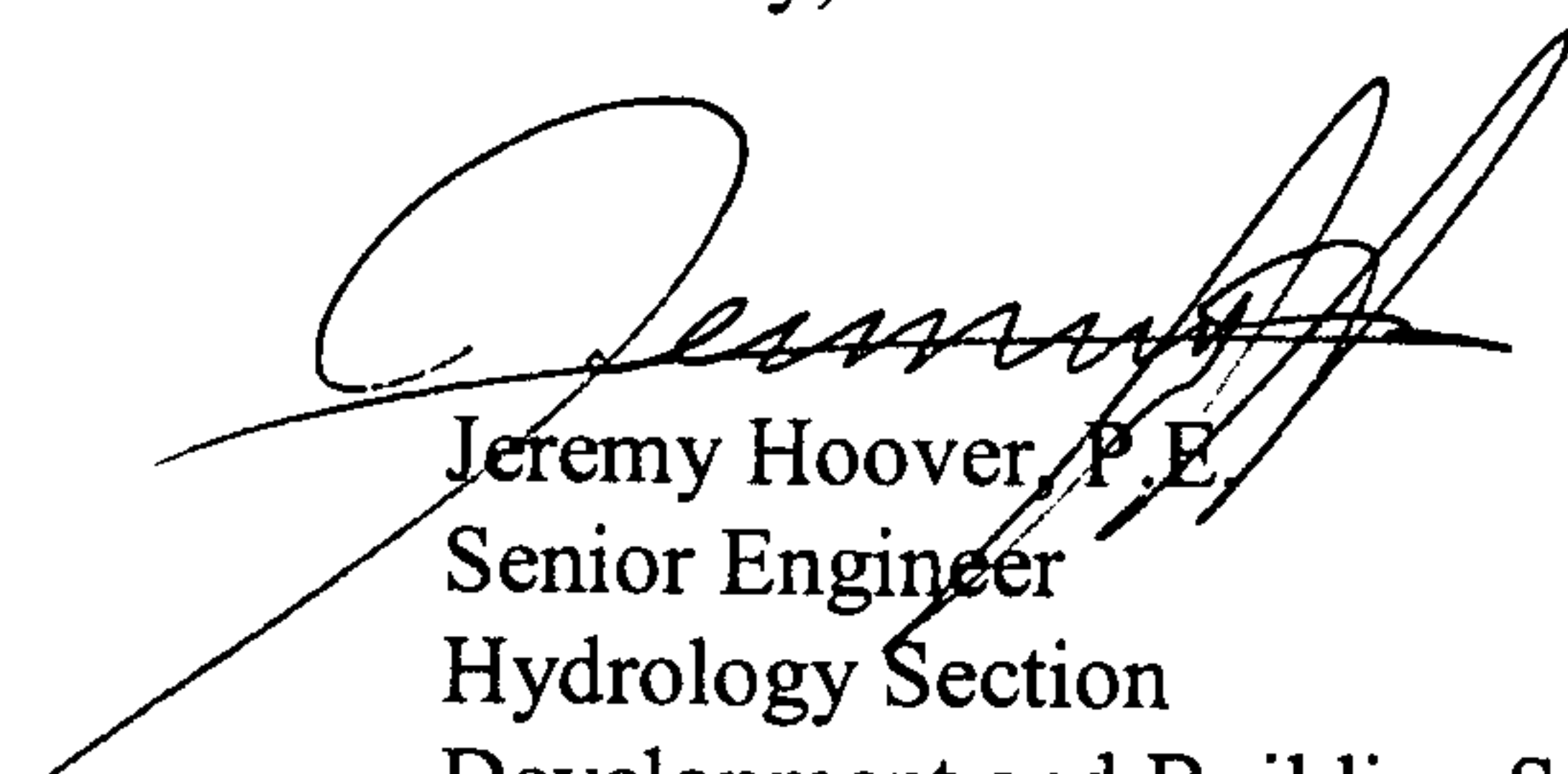
Dear Mr. Walla,

Based on the information contained in your submittal received on February 14, 2007, there are some issues that must be addressed prior to permit approval. Those items are detailed below.

- The developed flows for this area are limited to 1.7 cfs per acre. Your project will therefore be restricted to a discharge rate of approximately 1.51 cfs. You will need to allow for ponding with controlled release.
- An SO-19 permit will be required if any flows will be directed to Eagle Rock at locations other than the proposed driveways. Please include the appropriate construction notes and signature block for the inspector.
- Please show the top and bottom of wall elevations where soil retention is necessary. Also include the spot elevations for the high points / grade breaks that delineate the two (2) basins.
- Details 1/C101 and 2/C101 are transposed between the drawings and keyed notes.
- Please specifically reference the appropriate FIRM map panel and state that the project is or is not in a flood plain.
- Runoff from dumpster enclosures may not be transported off-site via surface flow. Drains to the sanitary sewer collection system must be included in the site work. As such, a detail of the enclosure(s) with the drain and corner spot elevations must be shown.

If you have any questions or need additional information, feel free to contact me at 924-3990.

Sincerely,

  
Jeremy Hoover, P.E.  
Senior Engineer  
Hydrology Section  
Development and Building Services

cc: file (C18/D37G)

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov