

CITY OF ALBUQUERQUE



June 21, 2018

Reza Afaghpour, PE
SBS Construction and Engineering, LLC
10209 Snowflake Ct NW
Albuquerque, NM 87114

RE: **Rohan Subdivision**
Lots 1P1 – 4P1
Requested for Pad Cert – Not Accepted
Engineers Stamp Date 6/29/15 (C19D042A)
Certification dated: 6-8-18

Dear Mr. Afaghpour,

Based on the certification provided in your submittal received 6/19/2018, the above referenced site cannot be accepted for release of Pad Certification by Hydrology until the following comments are addressed:

- The private road must be paved.
- The retaining wall between the 2 lots must be completed.
- The 2' wide by 8" wall opening must be completed.

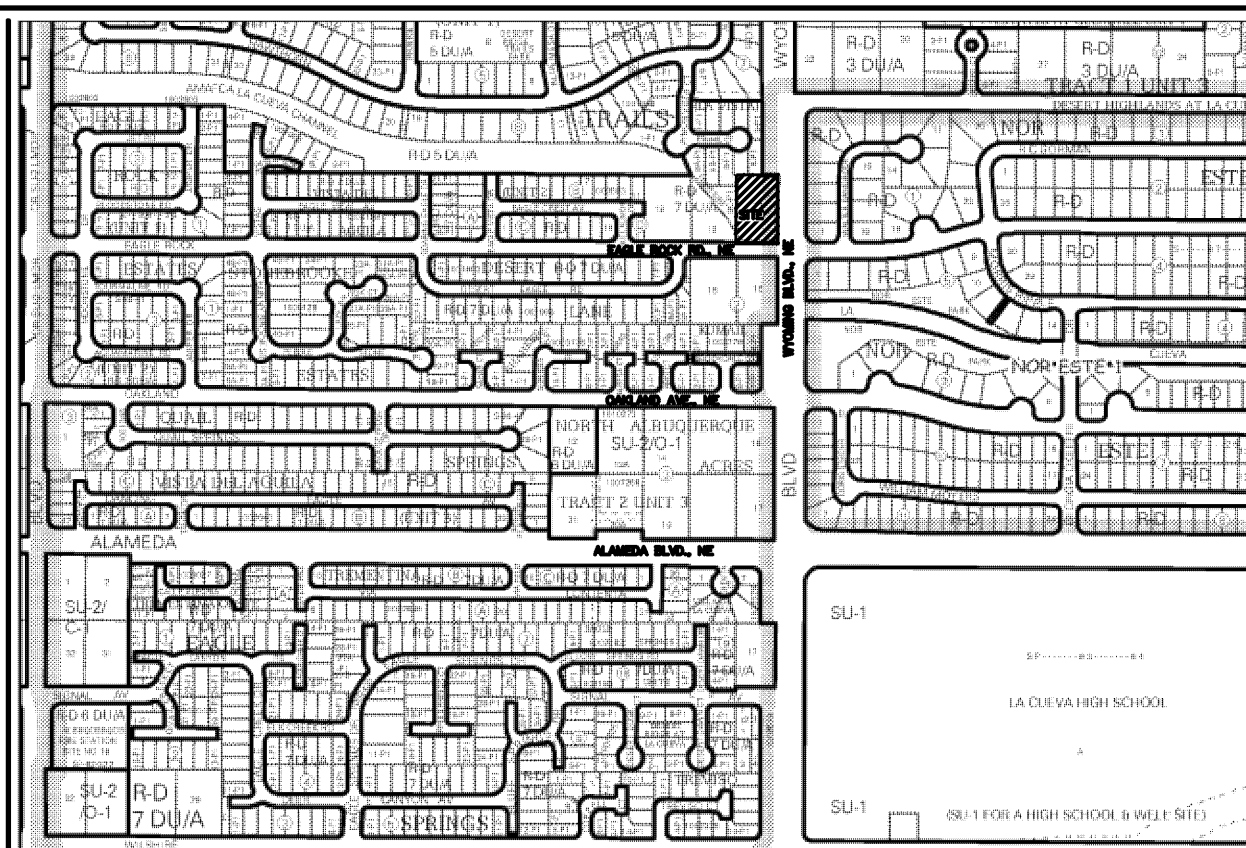
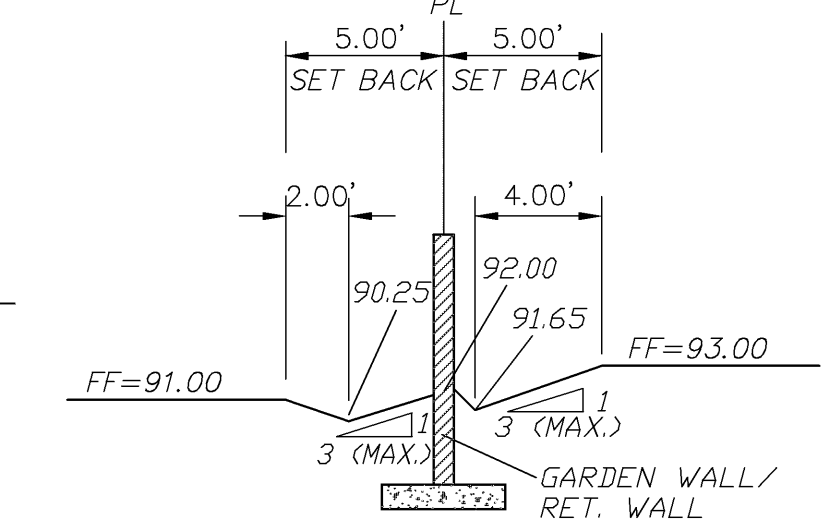
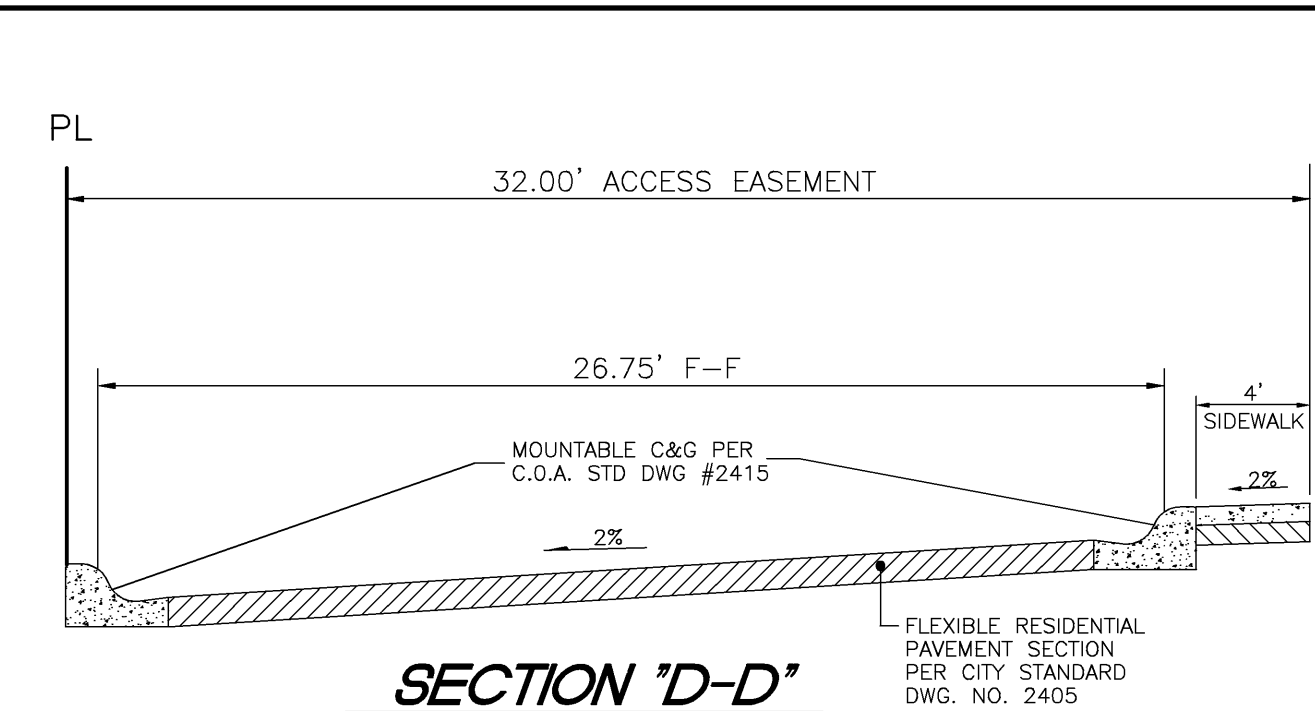
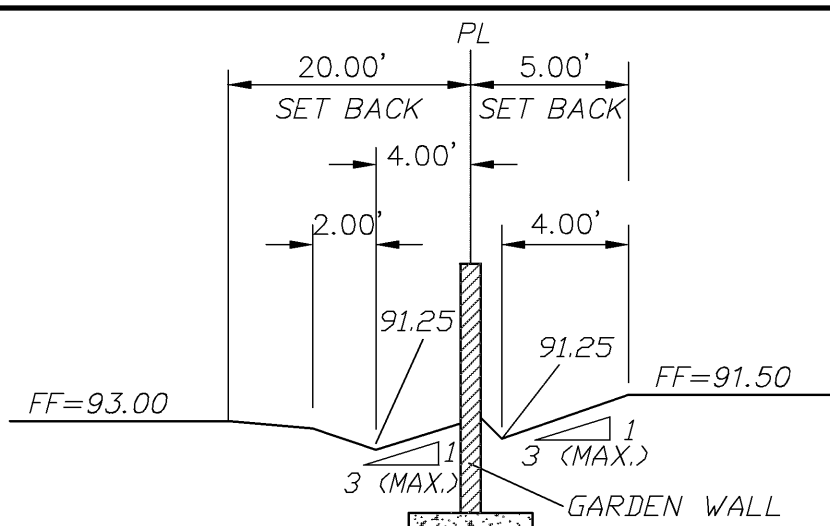
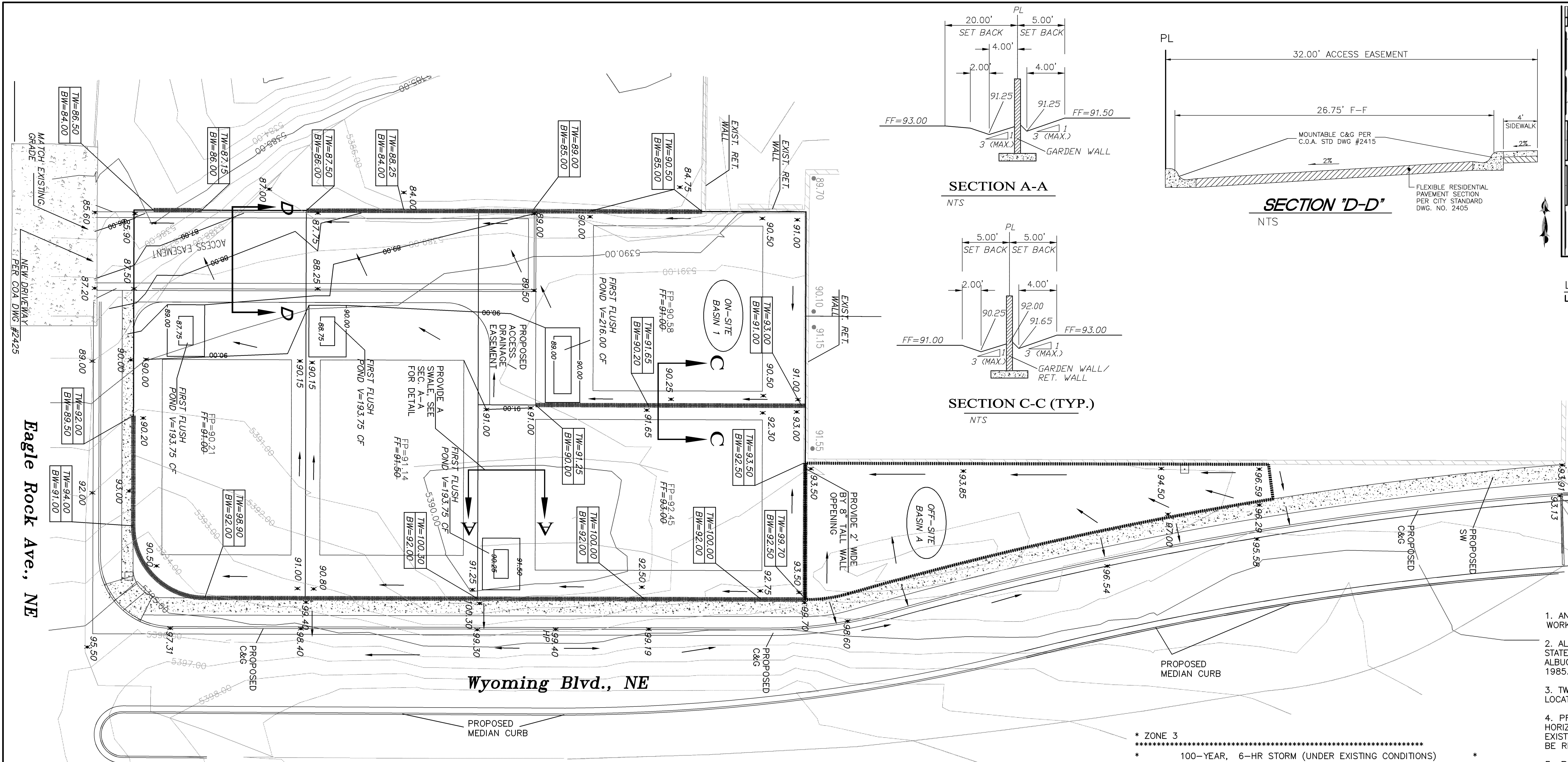
An inspection by our office will need to take place after these corrections are made.

If you have any questions, you can contact me at 924-3986 or Totten Elliott at 924-3982.

Sincerely,

James D. Hughes, P.E.
Principal Engineer, Planning Dept.
Development and Review Services

TE/JH

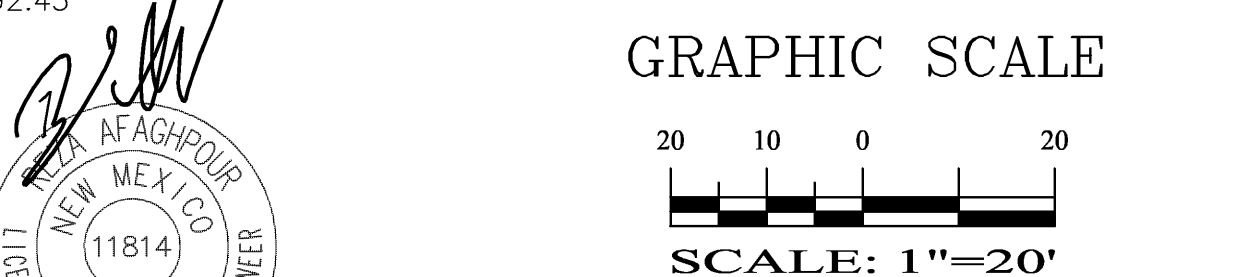
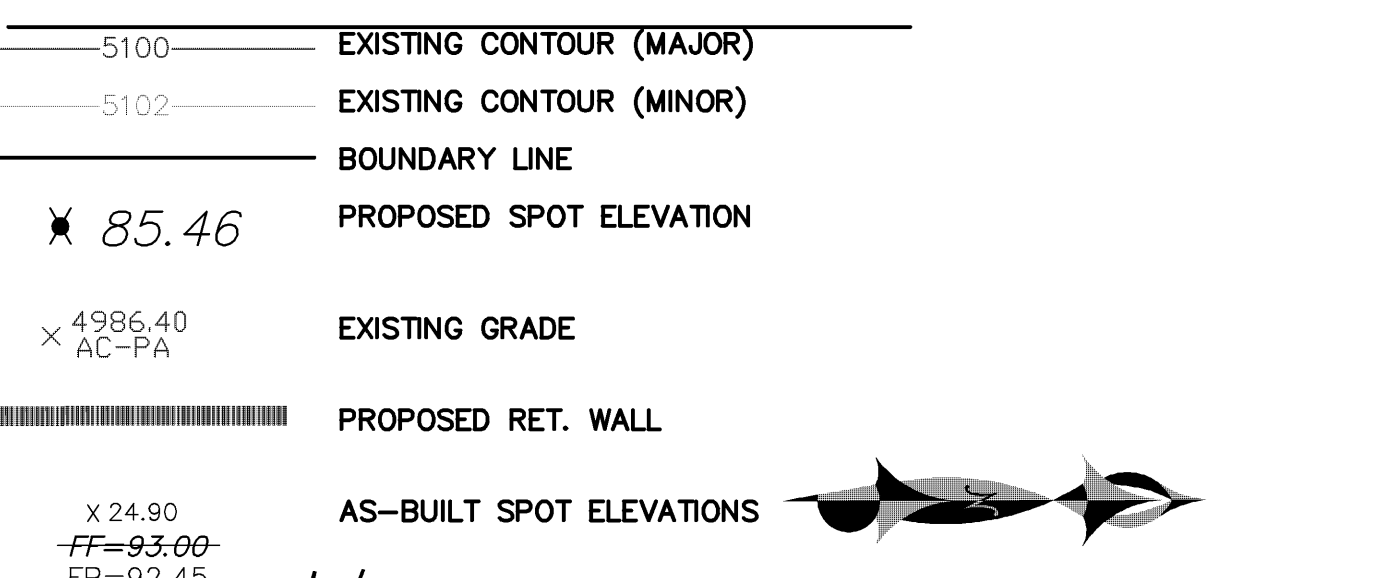


LEGAL DESCRIPTION:
LOT 17, BLOCK 1, NAA, TRACT 2, UNIT 3, CONTAINING 0.7277 ACRE

- GENERAL NOTES:
1. CONTOUR INTERVAL IS HALF (1.00) FOOT.
 2. ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION 9-D15, HAVING AN ELEVATION OF 4988.802 FEET ABOVE SEA LEVEL.
 3. UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/ OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
 4. THIS IS NOT A BOUNDARY SURVEY, BEARINGS ARE ASSUMED, DISTANCES AND FOUND PROPERTY CORNERS ARE FOR INFORMATIONAL PURPOSES ONLY.
 5. SLOPES ARE AT 3:1 MAXIMUM.
 6. IF THE DRIVEWAY LOCATIONS CONFLICTS WITH THE PROPOSED LOCATION OF A FIRST FLUSH PONDS, CONTRACTOR MUST RELOCATE THE PONDS WITH THE SAME VOLUME ELSEWHERE ON THE LOT, EXCEPT IN THE REAR LOT AREA.

- NOTICE TO CONTRACTORS
1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
 2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
 3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
 4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
 5. BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
 6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
 7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

LEGEND



SBS CONSTRUCTION AND ENGINEERING, LLC
10209 SNOWFLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505)804-5013

LOTS 1 THRU 4, ROHAN SUBDIVISION GRADING AND DRAINAGE PLAN

| DRAWING: | DRAWN BY: | DATE: | SHEET # |
|---------------|-----------|------------|---------|
| 201605-GR.DWG | SH-B | 03-22-2016 | 1 |

AHYMO PROGRAM SUMMARY TABLE (AHYMO_97) -
INPUT FILE = HAYDARI.txt

| COMMAND | HYDROGRAPH IDENTIFICATION | FROM ID NO. | TO ID NO. | AREA (SQ MI) | PEAK DISCHARGE (CFS) | RUNOFF VOLUME (AC-FT) | RUNOFF (INCHES) | TIME TO PEAK (HOURS) | CFS PER ACRE | PAGE = 1 |
|------------------------|---------------------------|-------------|-----------|--------------|----------------------|-----------------------|-----------------|----------------------|--------------|----------------|
| START RAINFALL TYPE= 1 | | | | | | | | | | |
| COMPUTE NM HYD | 101.00 | - | 1 | .00017 | .30 | .008 | .92230 | 1.526 | 2.731 | PER IMP= .00 |
| COMPUTE NM HYD | 103.00 | - | 1 | .00114 | 1.93 | .056 | .92024 | 1.526 | 2.646 | PER IMP= .00 |
| START RAINFALL TYPE= 1 | | | | | | | | | | |
| COMPUTE NM HYD | 111.00 | - | 1 | .00017 | .13 | .003 | .35547 | 1.533 | 1.209 | PER IMP= .00 |
| COMPUTE NM HYD | 113.00 | - | 1 | .00114 | 1.43 | .037 | .60463 | 1.500 | 1.971 | PER IMP= .00 |
| START RAINFALL TYPE= 1 | | | | | | | | | | |
| COMPUTE NM HYD | 103.10 | - | 1 | .00114 | 3.18 | .117 | 1.93606 | 1.500 | 4.368 | PER IMP= 68.00 |
| START RAINFALL TYPE= 1 | | | | | | | | | | |
| COMPUTE NM HYD | 113.10 | - | 1 | .00114 | 1.99 | .070 | 1.15661 | 1.500 | 2.739 | PER IMP= 68.00 |
| FINISH | | | | | | | | | | |

- VERSION: 1997.02d RUN DATE (MON/DAY/YR) =04/24/2016
USER NO.= AHYMO-I-9702c01000R31-AH

DRAINAGE CERTIFICATION

I, REZA AFAGHPOUR, NMPE 11814, OF SBS CONSTRUCTION AND ENGINEERING, LLC, 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 06-13-2016. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY NMPS 9801 LEONARD MARTINEZ, OF SBS CONSTRUCTION AND ENGINEERING, I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR FINISH PAD CERTIFICATE.

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 INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

REZA AFAGHPOUR, NMPE 11814
06/08/2016
DATE

REQUIRED FIRST FLUSH PONDING CALCULATIONS

LOT 1-P1, IMPERVIOUS AREA = 5,430 CF
PONDING VOLUME REQUIRED = 5,430 X 0.34/12 = 153.85 CF
LOT 2-P1, IMPERVIOUS AREA = 5,770 CF
PONDING VOLUME REQUIRED = 5,770 X 0.34/12 = 163.48 CF
LOT 3-P1, IMPERVIOUS AREA = 4,547.50 CF
PONDING VOLUME REQUIRED = 4,547.50 X 0.34/12 = 153.85 CF
LOT 4-P1, IMPERVIOUS AREA = 5,142.50 CF
PONDING VOLUME REQUIRED = 5,142.50 X 0.34/12 = 145.70 CF

PROPOSED FIRST FLUSH PONDING VOLUME CALCULATIONS

LOT 1-P1, TOP AREA=260 SF, BOTTOM AREA=50 SF, DEPTH= 1.25'
PONDING VOLUME PROVIDED = (260 + 50)/2 * 1 = 193.75 CF
LOT 2-P1, TOP AREA=260 SF, BOTTOM AREA=50 SF, DEPTH= 1.25'
PONDING VOLUME PROVIDED = (260 + 50)/2 * 1 = 193.75 CF
LOT 3-P1, TOP AREA=260 SF, BOTTOM AREA=50 SF, DEPTH= 1.25'
PONDING VOLUME PROVIDED = (260 + 50)/2 * 1 = 193.75 CF
LOT 4-P1, TOP AREA=312 SF, BOTTOM AREA=120 SF, DEPTH= 1.0'
PONDING VOLUME PROVIDED = (312 + 120)/2 * 1 = 216.00 CF

DRAINAGE PLAN:

LEGAL DESCRIPTION: LOT 17, BLOCK 1, NAA TRACT 2, UNIT 3

SITE AREA: 0.7277 ACRES

FLOOD HAZARD STATEMENT: F.E.M.A. FLOODWAY BOUNDARY AND FLOODWAY MAP DATED AUGUST 16, 2012 (PANEL NO. 35001C0133G & 35001C0141G) INDICATES A FLOOD HAZARD ZONE X WHICH IS AN AREA DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN. THE NORTH LA CUEVA CHANNEL AT THE SOUTHWEST CORNER HAS A FLOOD HAZARD ZONE A WITH A 1% ANNUAL CHANCE FLOOD DISCHARGE CONTAINED IN CHANNEL.

LOCATION AND DESCRIPTION: THE LOT IS LOCATED ON EAGLE ROCK AVENUE WEST OF WYOMING BOULEVARD. AT THE SOUTHWEST CORNER OF THE PROPERTY IS THE NORTH LA CUEVA CHANNEL.

EXISTING DRAINAGE CONDITIONS:

THE DRAINAGE ANALYSIS FOR THIS SITE IS IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL SECTION 22.2, HYDROLOGY. THE PROPERTY IS LOCATED IN ZONE 3. THE 100-YEAR, 6-HOUR STORM IS 2.60 INCHES.

THE SITE CURRENTLY DRAINS FROM EAST TO WEST TO THE NORTH LA CUEVA CHANNEL. CURRENTLY THERE ARE OFFSITE FLOWS FROM THE EAST AND NORTH.

DEVELOPED DRAINAGE CONDITIONS:

THERE IS ONE OFF-SITE BASINS DRAINING ONTO LOT 17. OFF-SITE BASIN A IS LOCATED NORTH OF LOT 17. RUNOFF FROM OFF-SITE BASIN B WILL DRAIN TO THE POND PROVIDED JUST NORTH OF THE LOT 17, 377.50 CFS. THE PEAK FLOW OF 0.71 CFS WILL BE CONVEYED TO THE POND.

RUNOFF FROM ON-SITE BASIN 1, WHICH INCLUDES ALL OF LOT 17, WILL BE DIRECTED TO EAGLE ROCK AVENUE THROUGH THE PAVED DRIVEWAY. THE ROOF OF THE BUILDINGS WILL DRAIN TO THE WEST AND EAST. EACH LOT WILL HAVE A PONDING AREA FOR THE FIRST FLUSH. AFTER SENDING THE WATER INTO THE PONDS, THEN THE FLOWS WILL BE DIRECTED INTO PAVED ROAD AND FINALLY INTO EAGLE ROCK. A TOTAL OF 2.63 CFS FROM LOT 17 WILL DRAIN TO EAGLE ROCK AVENUE AND WILL DRAIN TO THE NORTH LA CUEVA CHANNEL. THE FIRST FLUSH FROM ON-SITE BASIN 1 WILL BE RETAINED IN THE PONDS PROVIDED ON EACH LOT. THE FIRST FLUSH VOLUME FOR A 0.44-INCH RAIN IS 304 CUBIC-Feet.



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 10/2015)

Project Title: Lots 1P1 thru 4-P1, Rohan Subd. Building Permit #: _____ Hydrology File #: C19D042A
DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: Lot 17, Block 1, NAA, Tract 2 Unit 3
City Address: _____

Applicant: SBS CONSTRUCTION AND ENGINEERING, LLC

Contact: SHAWN BIAZAR

Address: 10209 SNOWFLAKE CT., NW, ALBUQUERQUE, NM 87114

Phone#: (505) 804-5013 Fax#: (505) 897-4996 E-mail: AECLLC@AOL.COM

Other Contact: _____ Contact: _____

Address: _____

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

Check all that Apply:

DEPARTMENT:

- ☒ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

- ☒ ENGINEER/ARCHITECT CERTIFICATION

☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR

☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)

☐ OTHER (SPECIFY) _____

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

☐ **PRE-DESIGN MEETING?**

☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☒ Yes ☐ No

DATE SUBMITTED: 6-19-2018 By: SHAWN BIAZAR

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____