

DRAINAGE INFORMATION SHEET

PROJECT DATA:

TITLE: ALEXANDER RESIDENCE

DRNG. FILE #: (C20/D12) (PWD-95-69)

DRB #:

EPC #:

WORK ORDER #:

LEGAL DESCRIPTION: LOT 13, BLK 13, TR3, UNIT 1, N. ALBUQUERQUE ACRES

CITY ADDRESS: OAKLAND AVENUE NE

ENGINEERING FIRM: BORDENAVE DESIGNS

CONTACT: J. BORDENAVE

ADDRESS: P.O. BOX 91194, ALB, NM 87199

PHONE: (505) 823-1344

OWNER: G. ALEXANDER

CONTACT: G. ALEXANDER

ADDRESS: 7120 WYOMING NE, SUITE 344, ALB, NM 87109 PHONE: (505) 821-5354

ARCHITECT:

CONTACT:

ADDRESS:

PHONE:

SURVEYOR: E. MAXWELL DOAK

CONTACT: M. DOAK

ADDRESS: 137 SAN FIDEL NW, ALB, NM 87107

PHONE: (505) 344-4492

CONTRACTOR:

CONTACT:

ADDRESS:

PHONE:

TYPE OF SUBMITTAL:

- ☐ CONCEPT GRADING & DRAINAGE PLAN
☒ GRADING PLAN
☒ DRAINAGE PLAN
☐ DRAINAGE REPORT
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION
☐ OTHER:

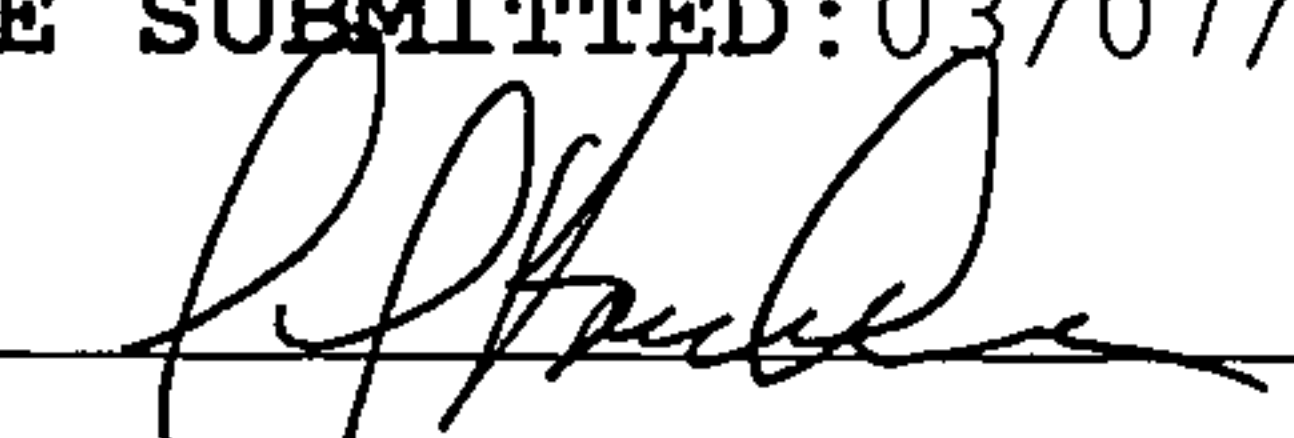
PRE-DESIGN MEETING:

- ☐ YES
☒ NO
☐ COPY OF MINUTES PROVIDED

TYPE OF APPROVAL SOUGHT:

- ☐ SECTOR PLAN
☐ SKETCH PLAT
☐ PRELIMINARY PLAT
☐ FINAL PLAT
☐ SITE DEV. PLAN FOR SUBD.
☐ SITE DEV. PLAN FOR PERMIT
☐ GRADING PERMIT
☐ PAVING PERMIT
☐ FOUNDATION PERMIT
☒ BUILDING PERMIT
☐ CERTIFICATE OF OCCUPANCY
☐ S.A.D. DRAINAGE REPORT
☐ DRAINAGE REQUIREMENTS
☐ OTHER:

DATE SUBMITTED: 03/07/96

BY: 

MAR 11 1996

B Bordenave Designs

March 07, 1996

Bernalillo County
Public Works Department
2400 Broadway SE
Albuquerque, NM 87102

Attn: Susan Calongne
Re: C20/D12, PWD-95-69

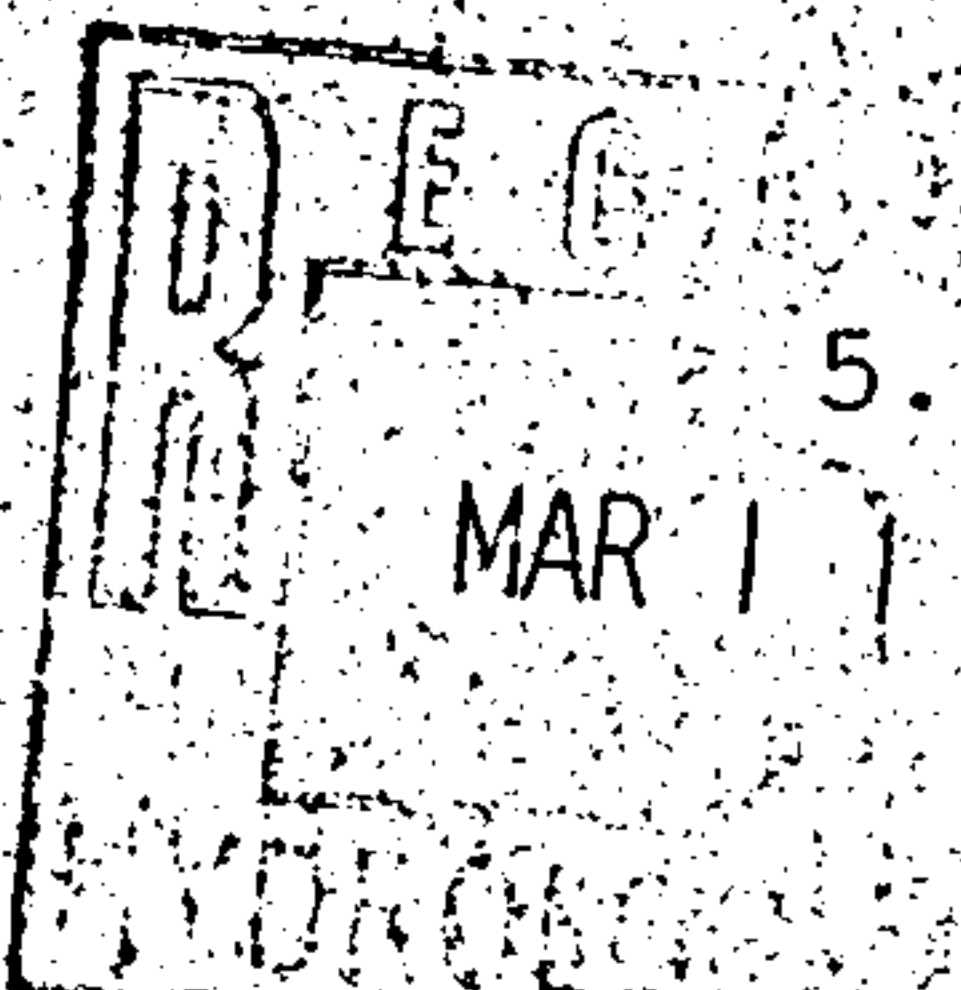
Dear Ms. Calongne

The following is written in response to your comments on the subject project dated 5/22/95. The responses are in the same order as the comments.

1. The la Cueva Arroyo is braided and as such the arroyo has and will continue to enter the north branch. See response number 4 for additional information. The lot owner is aware that there is no agency performing regular maintenance of the drainage systems in this area.
2. The plan has been revised to show a 100 year peak flow rate of 4904 cfs per the RTI FEMA study.
3. The HEC-2 data from the RTI FEMA study for a section immediately upstream and downstream of the site is included with this response letter. The erosion setback calculations cannot always start at the existing channel banks. If this is done the erosion over time has no limit and by both intuition and observation we know this is not the case.
4. Sediment - See response 5.
Erosion - The erosion limits, using current hydrology and AMAFCA'S Erosion Control Guidelines has a total width of 534 feet, calculated as shown on the revised drawing. This width is very near the existing FEMA Floodplain width, however an erosion check wall has been added to the plan in conjunction with the wall for EGL protection.
Scour - The erosion check wall has been sized for local local scour conditions.

5. The arroyo appears to be going through a gradual change from aggradation to degradation as the flow rate and frequency is increased due to development. We know that

P.O. Box 91194
Albuquerque, NM 87199-1194
(505) 823-1344



January 25, 1996
Susan Calongne
C20/D12, PWD-95-69
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it has been in an aggradation state from the braiding patterns present. The increased flows and frequencies on the lower portion of the basin (in the immediate area of the proposed development) are causing degradation of the aggraded channels.

6. The EGL at the east side of the lot is 5637.96 feet. The EGL at the west side of the lot is 5632.82. The value was obtained by interpolating the values shown in the RTI report using the east and west sides of the lot as stations 14435 and 14270 respectively. The lower finish floor elevation is 5633.83 feet which is below the EGL. A wall has been added to the plan to provide protection to the EGL elevation. The wood deck is at the main floor elevation (5643.00) which is significantly above the EGL. The foundation for the deck is protected by the erosion check wall which has been added to the plan.
7. A drainage easement has been prepared and submitted to AMAFCA for approval and recording. The easement boundary has been added to the plan.
8. The plan has been corrected to refer to FEMA Panel 10 only.

Thank you for your review and comments.

Sincerely,



Jean J. (Jake) Bordenave



County of Bernalillo

State of New Mexico

ONE CIVIC PLAZA, N.W.
ALBUQUERQUE, NEW MEXICO 87102
ADMINISTRATION (505) 768-4000
COMMISSION (505) 768-4217
FAX (505) 768-4329

BOARD OF COUNTY COMMISSIONERS

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May 22, 1995

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JUDY D. WOODWARD, CLERK
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JOE BOWDICH, SHERIFF
H. R. FINE, TREASURER

Jake Bordenave, P.E.
Bordenave Designs
P. O. Box 91194
Albuquerque, New Mexico 87199

RE: GRADING AND DRAINAGE PLAN FOR ALEXANDER RESIDENCE, LOT
13, BLOCK 13, TRACT 3, UNIT 3, NORTH ALBUQUERQUE ACRES
(C20/D12)(PWD-95-69), ENGINEER'S STAMP DATED 4/25/95.

Dear Mr. Bordenave:

This letter incorporates my comments along with those of AMAFCA and Bernalillo County.
Prior to approval for Building Permit release, please address the following comments:

1. The La Cueva Arroyo appears to be made up of several braided channels in the vicinity of this site. As you are aware, the arroyos can change course, meander or avulse during major events. It appears that during a significant storm the majority of the flow could enter the north braid of the arroyo at Holbrook and travel through the southern portion of this lot. In this case, it appears that the structure is not adequately protected. Please address this. A Hold Harmless Agreement may be required for this site. As standard policy, neither the County nor AMAFCA will maintain the arroyos or channels in this area. Is the owner aware of these issues?
2. The plan states that the 100-year flow in the La Cueva Arroyo is approximately 3500 cfs. This flowrate appears to be low compared to new hydrology prepared for the FEMA remapping in this area. How does this number compare to the flow determined using the new hydrology, per the latest D.P.M. methods? Design must be based on new hydrology.
3. A hydraulic analysis will be required for this site. The plan must show the hydraulic grade line (HGL), the energy grade line (EGL) and how the erosion setback (ESB) is measured. It appears that there is a definitive bank on the north braid of the arroyo, and this should be considered when measuring the ESB per the Sediment and Erosion Design Guide.

4. Please address the ramifications with respect to sediment, erosion and scour.
5. Adjacent to this site, is the arroyo in the aggradation or degradation mode?
6. What is the EGL at the location of the residence? Is the finish floor elevation higher than the energy grade line elevation? What is the elevation of the wood deck? Is this structure to be sacrificial?
7. A drainage easement for the floodplain must be approved by and dedicated to AMAFCA prior to final approval of this drainage plan. The limit of this easement is to be based on the energy grade line, sequent depth or the existing FEMA floodplain boundary, whichever is largest. Please show the proposed easement boundary on the plan.
8. The plan references FEMA panels 10 and 11. Please identify which is correct.

If you should have any questions regarding these comments, please do not hesitate to call me at 768-2650.

Sincerely,



Susan M. Calongne, P.E.
City/County Floodplain Administrator

c: Chris Rivera, City Hydrology
Roger Paul, County Public Works
Kurt Browning, AMAFCA
G. Alexander, Owner
File

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Alexander Residence ZONE ATLAS/DRNG. FILE #: C-20/012

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Lot 13, Block 13, Tract 3, Unit 3, North Alb. AcresCITY ADDRESS: Oakland Ave NEENGINEERING FIRM: Bordenave Designs CONTACT: J. BordenaveADDRESS: P.O. Box 91194 PHONE: 823-1344OWNER: G. Alexander CONTACT: G. AlexanderADDRESS: 7120 Wyoming NE Suite 344 ⁸⁷¹⁰⁹ PHONE: 821-5354ARCHITECT: - CONTACT: _____

ADDRESS: _____ PHONE: _____

SURVEYOR: E. Maxwell Doak CONTACT: M. DoakADDRESS: 137 San Fidel NW 87107 PHONE: 344-4492CONTRACTOR: - CONTACT: _____

ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

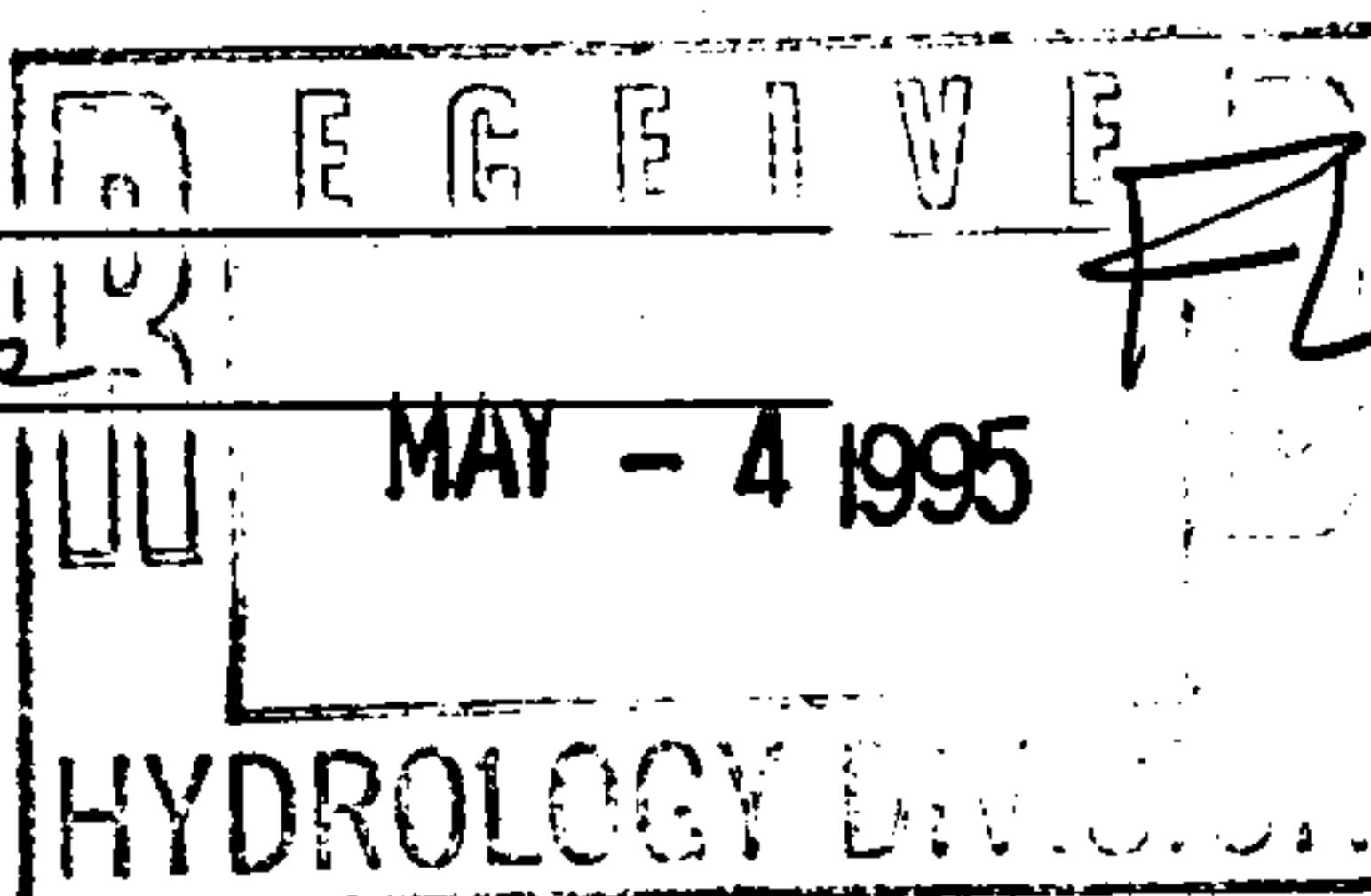
☐ DRAINAGE REPORT
☒ DRAINAGE PLAN
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☒ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION
☐ OTHER _____

PRE-DESIGN MEETING:

☐ YES
☐ NO
☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL
☐ 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 APPROVAL
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ S.A.D. DRAINAGE REPORT
☐ DRAINAGE REQUIREMENTS
☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: 05/04/95BY: J. Bordenave

FLOOD PLAIN