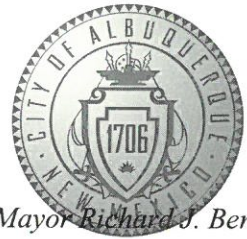


CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director



Mayor Richard J. Berry

November 30, 2017

David Soule, P.E.
Rio Grande Engineering
PO Box 93924
Albuquerque, New Mexico 87199

**RE: Lot 15 Block 2, Volcano Cliffs Unit 19, SAD 228
6508 Camino Del Oeste NW
Grading and Drainage Plan
Engineers Stamp Date 11/28/17 (D10D003G15)**

Dear Mr. Soule,

Based upon the information provided in your submittal received 11/29/17, this plan is approved for Grading Permit.

Prior to Building permit approval a Pad Certification will be required, provided by the Engineer or a registered Land Surveyor.

Please inform the builder/owner to attach a copy of this approved plan and letter to the construction sets in the permitting process prior to sign-off by Hydrology.

Reiterate to the Owner/Contractor that a separate permit for a garden/retaining wall must be obtained and the east garden wall will need to be 10 feet inside the property line, with an approved G&D plan and Pad Certification.

Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist is required.

If you have any questions, please contact me at 924-3986 or Rudy Rael at 924-3977.

Sincerely,

James D. Hughes, P.E.
Principal Engineer, Hydrology
Planning Department

RR/JDH
C: File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: _____ **Building Permit #:** _____ **City Drainage #:** _____

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

Legal Description: _____

City Address: _____

Engineering Firm: _____ **Contact:** _____

Address: _____

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

Owner: _____ **Contact:** _____

Address: _____

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

Architect: _____ **Contact:** _____

Address: _____

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

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 **RESUBMITTAL - LOWERED PAD**
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR

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

☐ OTHER (SPECIFY) _____

CHECK 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

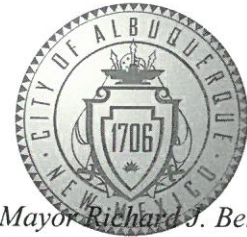
DATE SUBMITTED: _____ **By:** _____

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

DUE TO ZONING HEIGHT RESTRICTIONS, THE PAD COULD NOT EXCEED 20" FROM LOWEST ADJACENT GRADE. DRAINAGE PATTERNS AND HYDROLOGY ARE NOT CHANGED

CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director



Mayor Richard J. Berry

November 28, 2017

David Soule, P.E.
Rio Grande Engineering
PO Box 93924
Albuquerque, New Mexico 87199

RE: **6508 Camino Del Oeste NW
Lot 15 Block 2 SAD 228
Volcano Cliffs Subdivision
Grading and Drainage Plan
Engineers Stamp Date 11/26/17 (D10D003G15)**

Dear Mr. Soule,

Based upon the information provided in your submittal received 11/27/17, this plan cannot be approved for Grading Permit until the following comments are addressed.

- Show the 10' PUE and the location of the 48" drainage pipe in the PUE on the east side of the property. **WE HAVE ADDED**
- Avoid placing the garden wall in this location. on top of 48" drainage pipe. **WE HAVE ADDED NOTE REGARDING STORM DRAIN**

Prior to building permit approval a pad certification will be required.

Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist of this plan will be required.

If you have any questions, please contact me at 924-3695 or Rudy Rael at 924-3977.

Sincerely,

James D. Hughes, P.E.
Principal Engineer, Hydrology
Planning Department

RR/JDH
C: File

Weighted E Method

Basin	Area	Area	Treatment A		Treatment B		Treatment C		Treatment D		100-Year, 6-hr.		
	(sf)	(acres)	%	(acres)	%	(acres)	%	(acres)	%	(acres)	(ac-ft)	(ac-ft)	Flow cfs
UPLAND	16885.00	0.388	0%	0	10%	0.039	40%	0.1551	50%	0.194	1.448	0.047	1.37
ALLOWED	20757.00	0.477	0%	0	10%	0.048	40%	0.1906	50%	0.238	1.448	0.057	1.68
PROPOSED	20757.00	0.477	0%	0	40%	0.191	32%	0.1525	28%	0.133	1.136	0.045	1.41
total													

Equations:

Weighted E = Ea*Aa + Eb*Ab + Ec*Ac + Ed*Ad / (Total Area)

Volume = Weighted D * Total Area

Flow = Qa * Aa + Qb * Ab + Qc * Ac + Qd * Ad

Where for 100-year, 6-hour storm- zone 1

Ea= 0.44	Qa= 1.29
Eb= 0.67	Qb= 2.03
Ec= 0.99	Qc= 2.87
Ed= 1.97	Qd= 4.37

ONSITE Conditions

FIRST FLUSH WATER QUALITY VOLUME

REQUIRED

PROVIDED

WATER QUALITY

165

325

Narrative

This site is within the SAD 228 Master Drainage plan boundaries. The site is to maintain existing patterns and drain to the the adjacent roadway per the master drainage plan. We are ponding the water harvest volume generated by the site we are allowing the negligible upland flow to pass thru the site. This plan has a shallow water harvest pond in excess of the drainage regulati
This plan is in conformance to the master drainage plan

EROSION CONTROL NOTES:

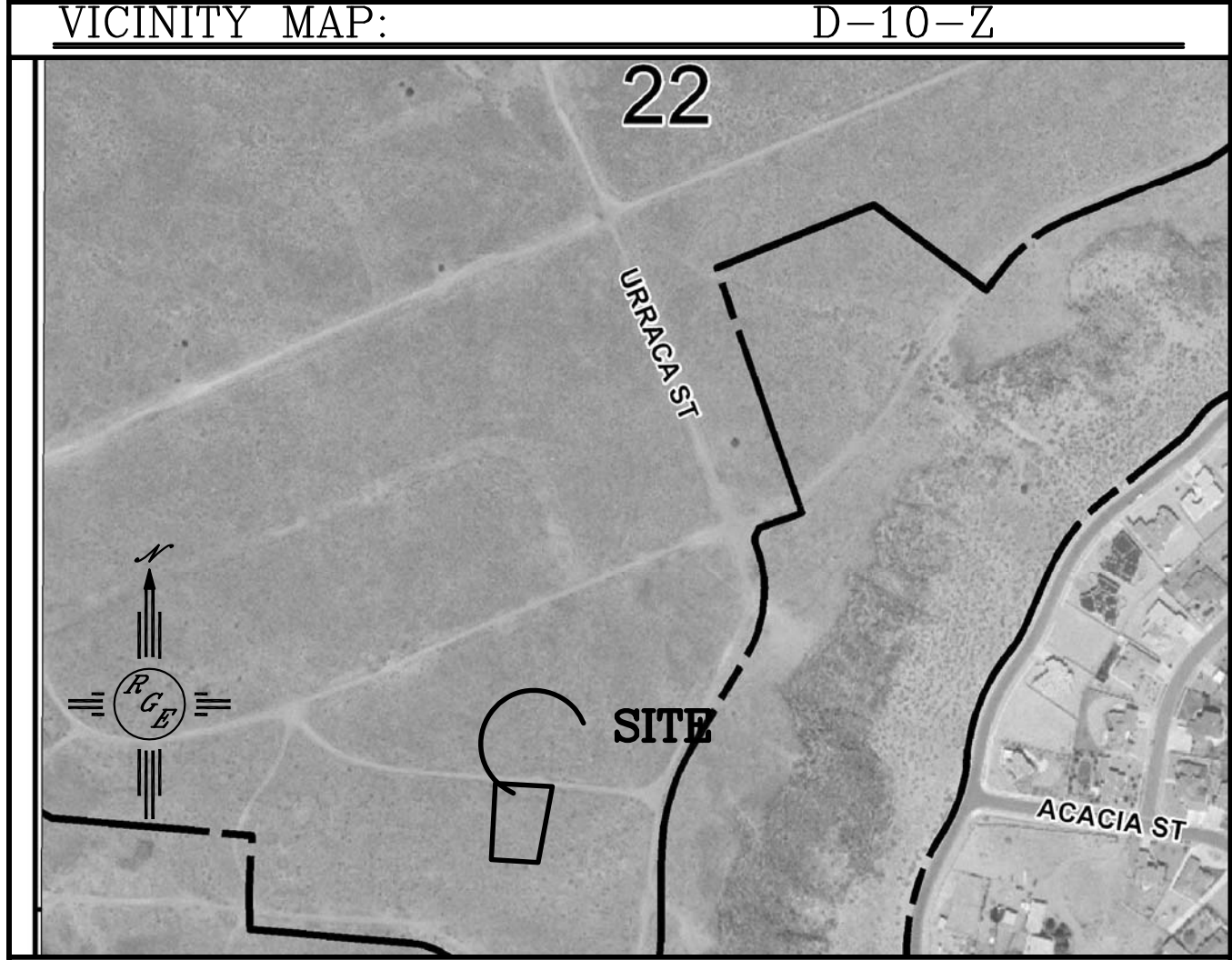
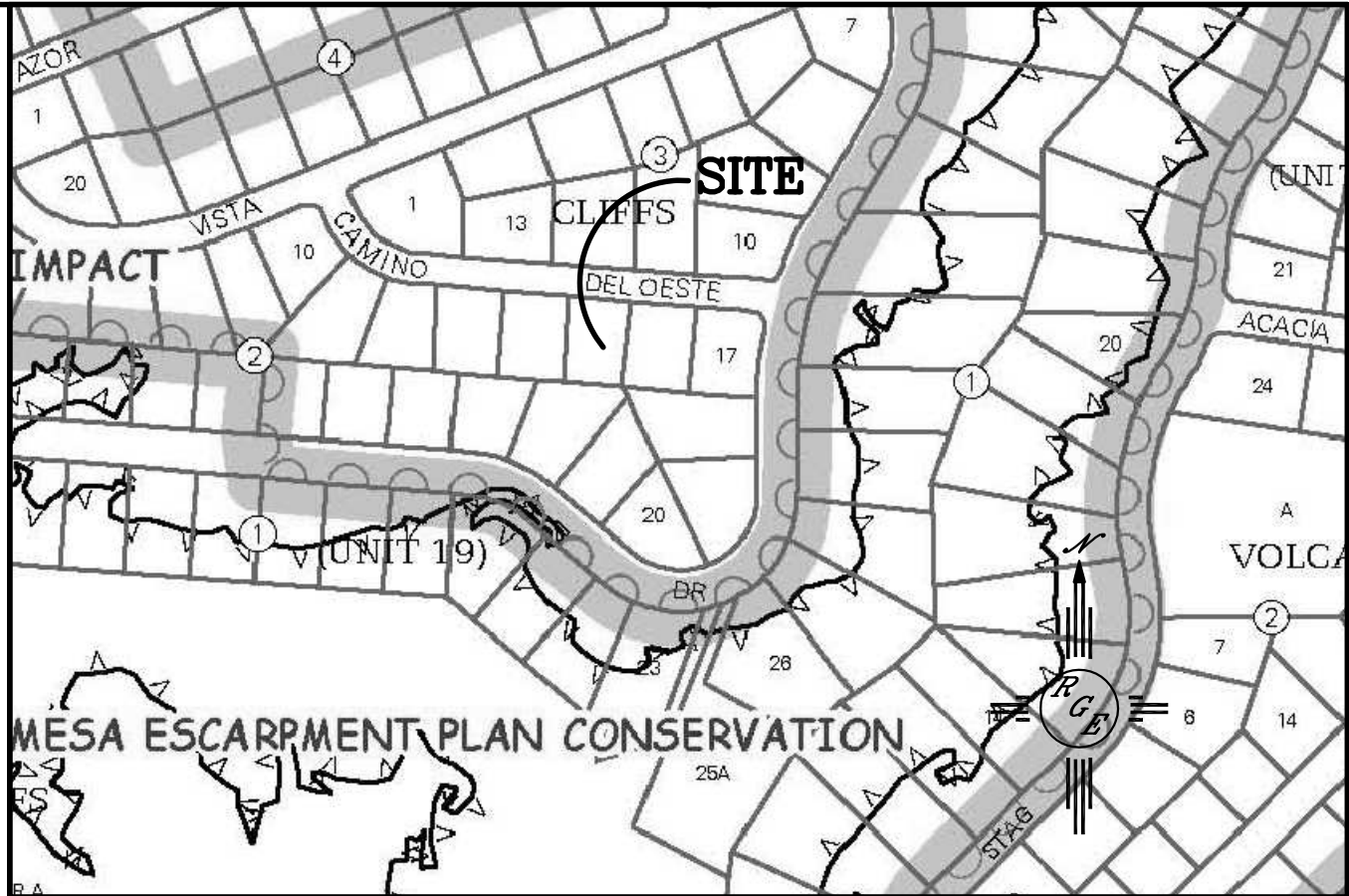
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.

2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.

3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.

4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.

5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.



VICINITY MAP: D-10-Z

FIRM MAP: FM35001C0112G

LEGAL DESCRIPTION:

LOT 15, BLOCK 2 VOLCANO CLIFFS UNIT 19

NOTES:

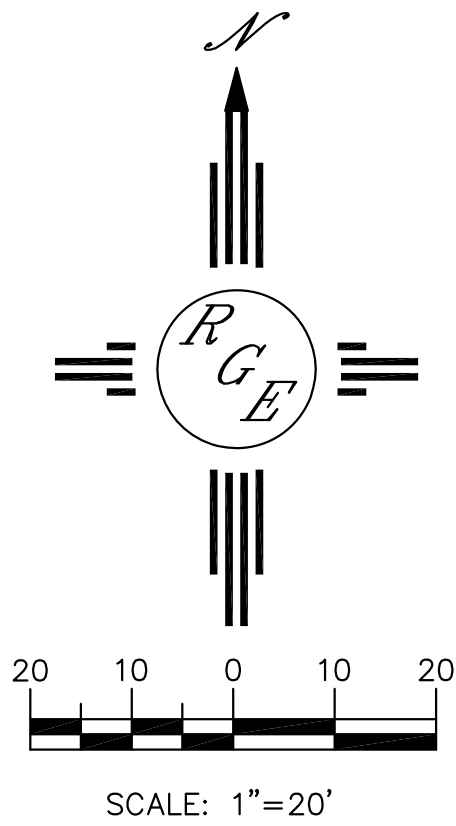
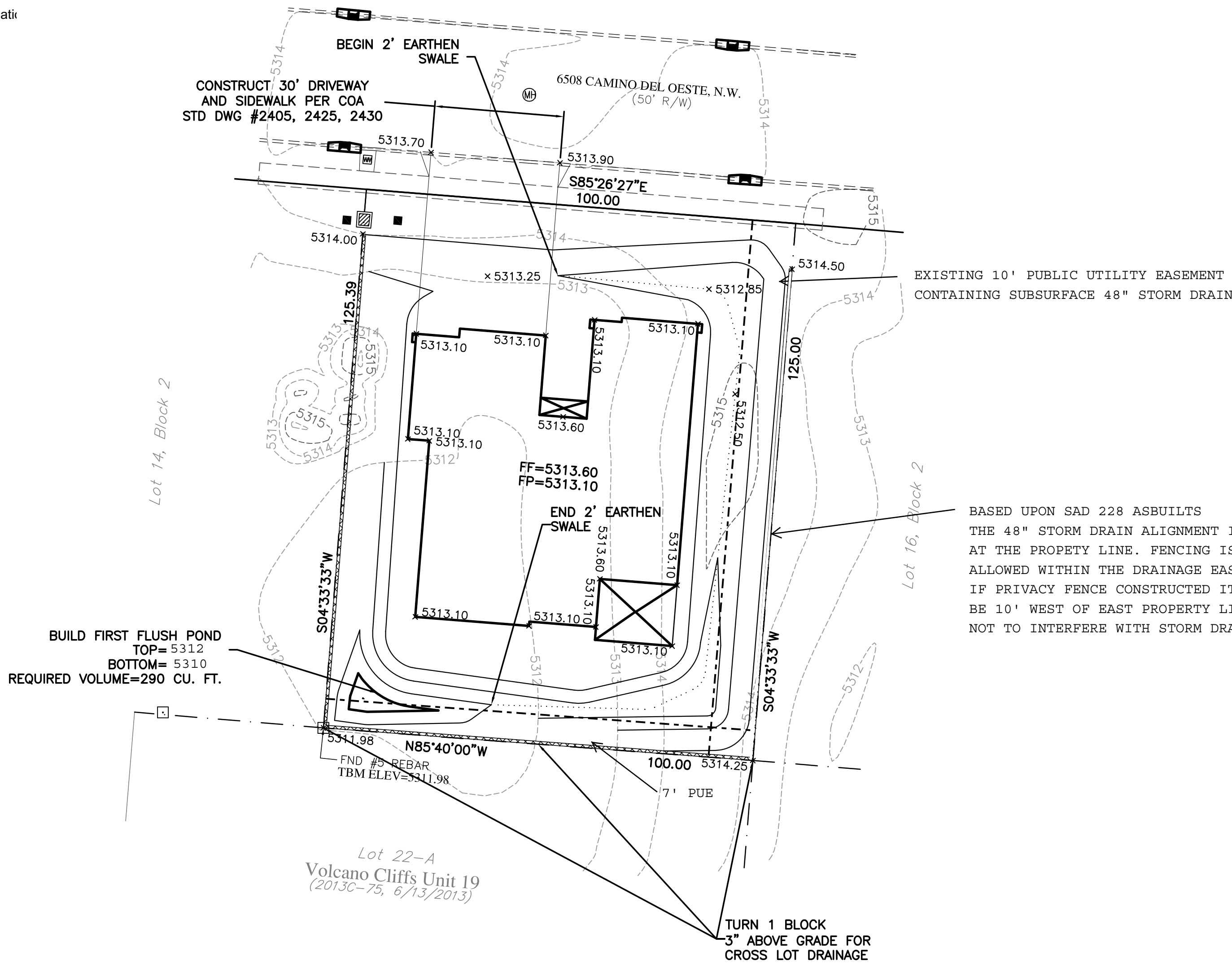
- ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
- ALL SLOPES SHALL BE 3:1 MAX. AND GRAVEL OR NATIVE SEEDING PRIOR TO CO.


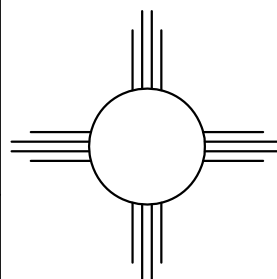
LEGEND

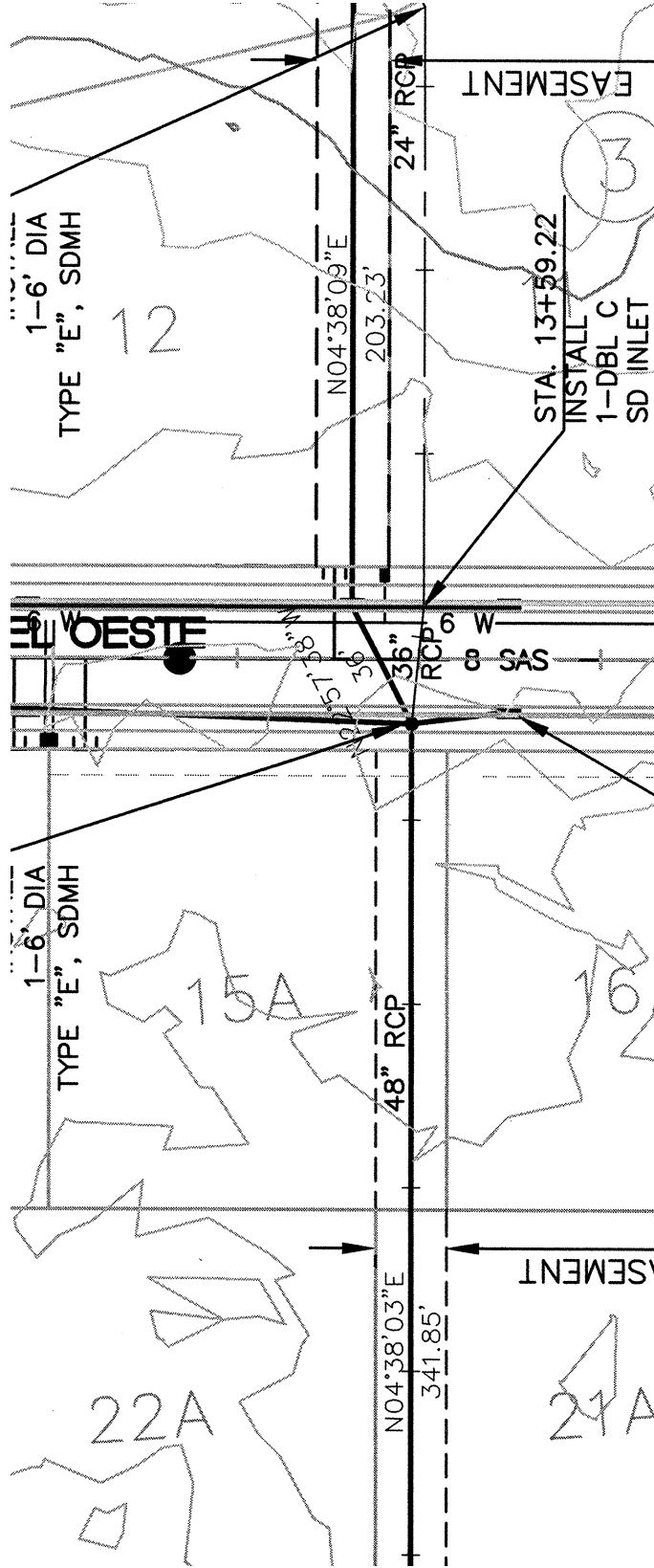
- XXXX ----- EXISTING CONTOUR
- XXXX ----- EXISTING INDEX CONTOUR
- XXXX ----- PROPOSED CONTOUR
- XXXX ----- PROPOSED INDEX CONTOUR
- XXXX ----- SLOPE TIE
- + XXXX EXISTING SPOT ELEVATION
- + XXXX PROPOSED SPOT ELEVATION
- BOUNDARY
- CENTERLINE
- RIGHT-OF-WAY
- ===== EXISTING CURB AND GUTTER
- ===== PROPOSED CMU SCREEN WALL

CAUTION:

EXISTING UTILITIES ARE NOT SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATION TO DETERMINE THE ACTUAL LOCATION OF UTILITIES & OTHER IMPROVEMENTS.



ENGINEER'S SEAL  11/28/17 11/26/17 DAVID SOULE P.E. #14522	6508 CAMINO DEL OESTE	DRAWN BY WCMJ
	GRADING AND DRAINAGE PLAN	DATE 11-23-17
 1606 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-5999		21811-LAYOUT-10-16-17
		SHEET #
		JOB # 21808





City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

Project Title: 6508 Camino del Oeste NW Building Permit #: _____ City Drainage #: _____
 DRB#: _____ EPC#: _____ Work Order#: _____
 Legal Description: Lot 15, Block 2, Unit 19 Volcano Cliffs Subdivision
 City Address: 6508 Camino del Oeste NW, ABO, NM
 Engineering Firm: Metro Development, Inc. Contact: Steve Metro
 Address: 8860 Desert Finch Ln NE, ABO, NM 87122
 Phone#: 505-280-4553 Fax#: 505-348-4055 E-mail: steve.metro@wilsonco.nm
 Owner: Rio Grande Realty & Investments, LLC Contact: Todd Kruger
 Address: Cottale NM
 Phone#: 505-250-8135 Fax#: _____ E-mail: tkruger@rgri.net
 Architect: _____ Contact: _____
 Address: _____ E-mail: _____
 Phone#: _____ Fax#: _____
 Surveyor: Metro Development, Inc. Contact: Steve Metro
 Address: 8860 Desert Finch Ln NE, ABO, NM 87122
 Phone#: _____ Fax#: _____ E-mail: steve.metro@wilsonco.nm
 Contractor: Guyman Construction Solutions LLC Contact: Rudy Guyman
 Address: 6020 Industry Way ABO NM 87105
 Phone#: 505-452-0663 Fax#: 505-452-0664 E-mail: rudy@guymanco.com

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☒ DRAINAGE PLAN 1st SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ ENGINEER'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ ENGINEER'S CERT (ESC)
☐ SO-19
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D APPROVAL
☐ S. DEV. FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☒ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TCL TEMP)
☐ FOUNDATION PERMIT APPROVAL
☐ BUILDING PERMIT APPROVAL
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ GRADING CERTIFICATION
☐ SO-19 APPROVAL
☐ ESC PERMIT APPROVAL
☐ ESC CERT. ACCEPTANCE
☐ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED: _____

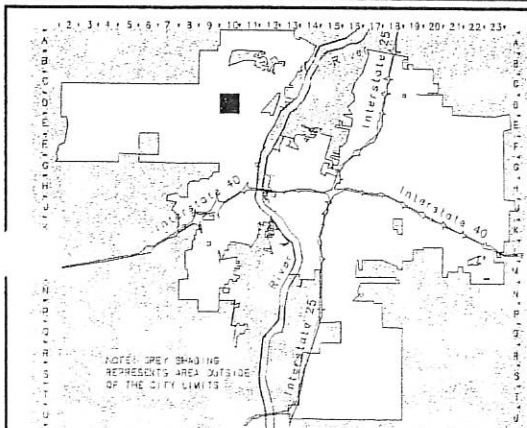
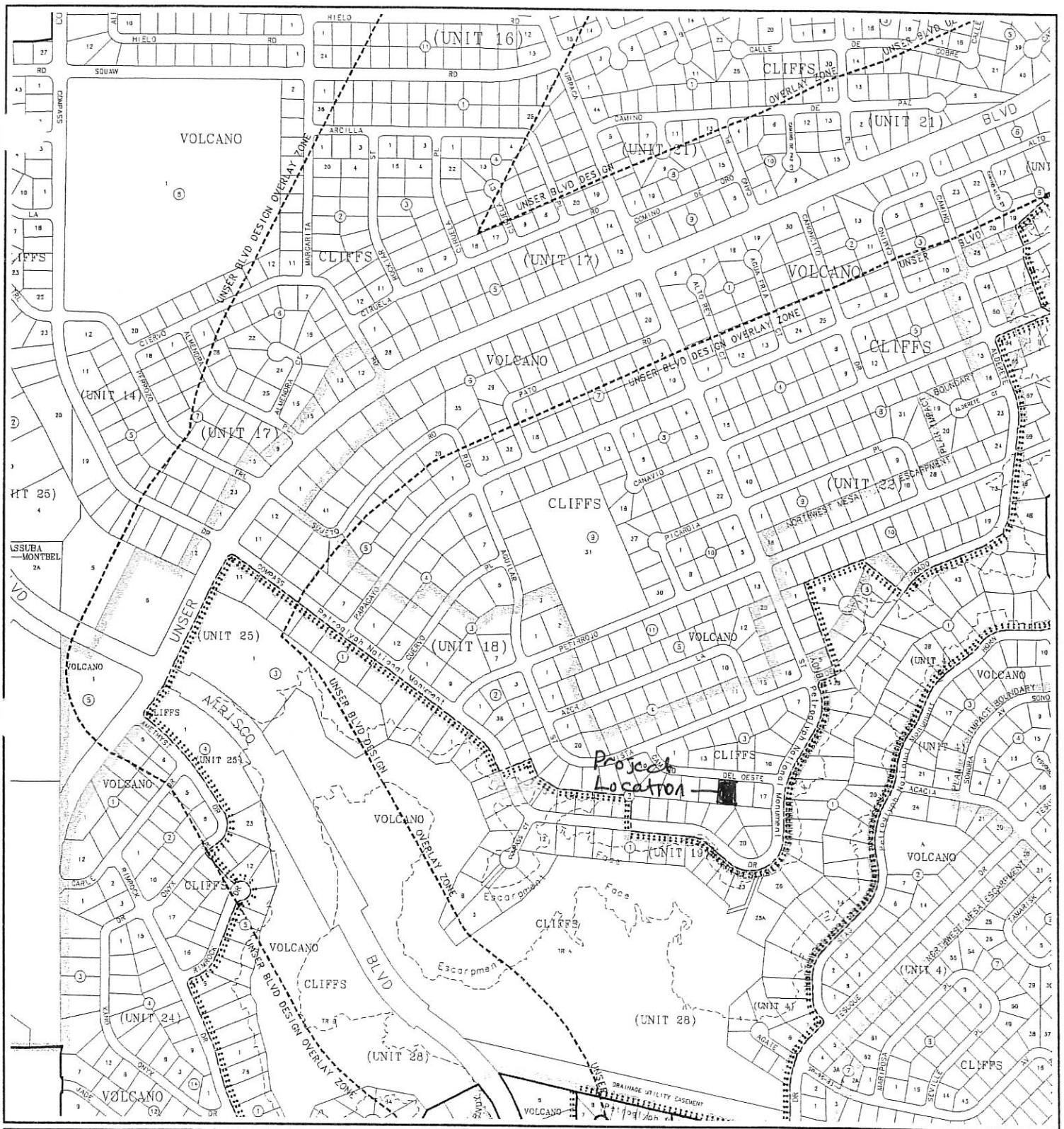
Yes ☒ No ☐ Copy Provided

DATE SUBMITTED: 5-15-15

By: Steve J. Metro

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to 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:

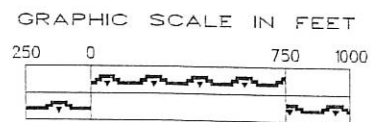
1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development



CITY OF
Albuquerque

A Bureau **G** Geographic Information **S** System
PLANNING DEPARTMENT

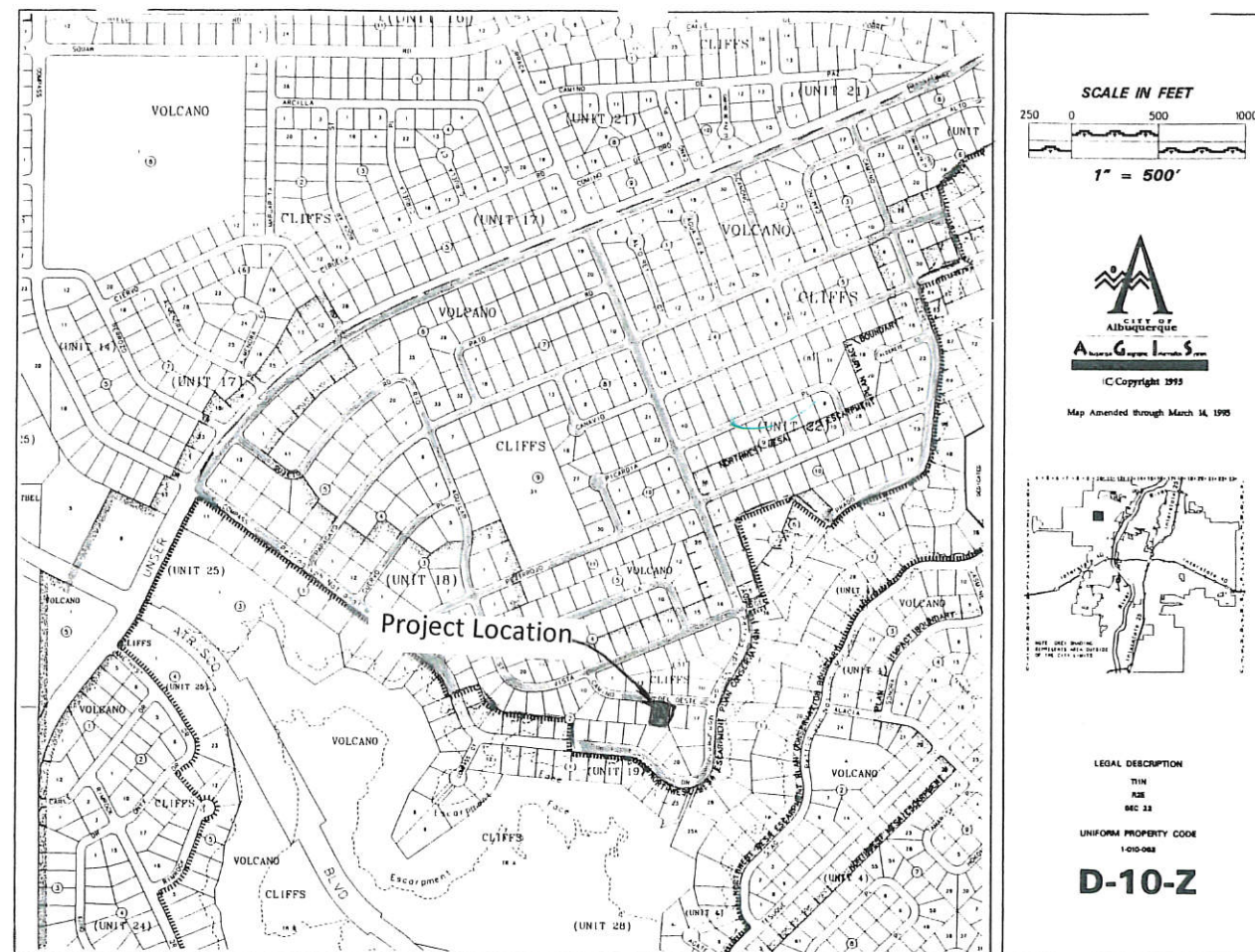
© Copyright 2003



Zone Atlas Page

D-10-Z

Map Amended through January 21, 2003

VICINITY MAP

FEMA MAP

Narrative

Grading and Drainage Plan for the construction of the building pad for Lot 15, Block 2, Unit 19, Volcano Cliff S Subdivision, being a part of SAD 228.

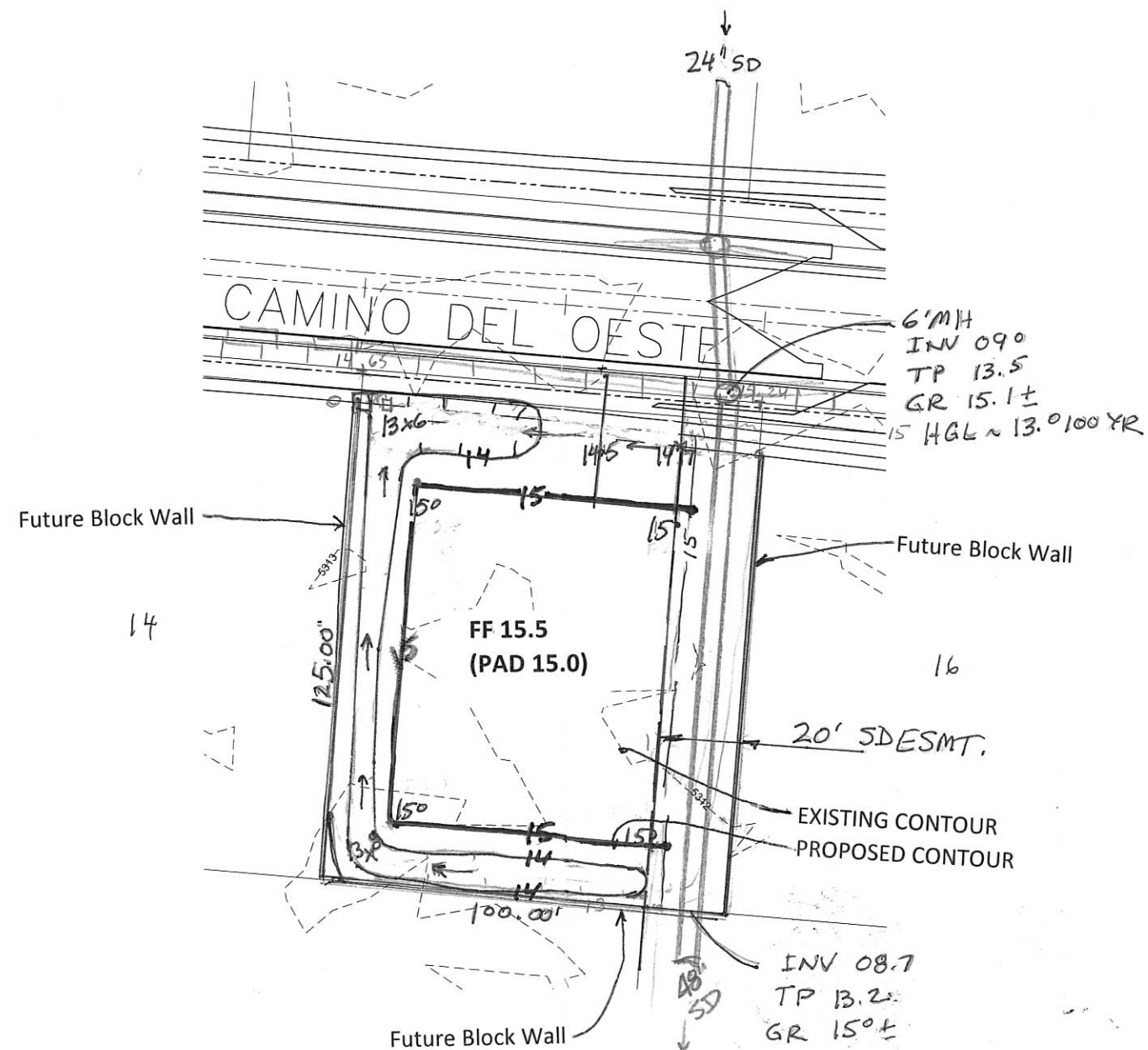
Address: 6508 Camino del Oeste NW, Albuquerque, NM
Purpose of this Plan is to establish the first floor elevation, house layout, lot drainage including offsite flows.

First Flush per EPA Standards

The Initial First Flush to be managed is 0.44" less 0.10" initial impervious abstraction = 0.34" or 350 cubic feet. The initial storage on site will be collected and held in the two landscape ponds near the street as shown on the Plan.



GRADING AND DRAINAGE PLAN
LOT 15 , BLOCK 2 , UNIT 19 , VCS
ADDRESS: 6508 Camino del Oeste, NW



1"=40'

LOT 15, BLOCK 2, UNIT 19 VCS	AREA LOT SF	%	SAD 228 DMP %	Q100 CFS	TOTAL	SAD 228
				/ ACRE ZONE 1	PROP Q100 CFS	DMP Q100 CFS
TYPE D	6,200	50%	50	4.37	0.62	0.63
TYPE C	5,000	40%	40	2.87	0.33	0.33
TYPE B	1,300	10%	10	2.03	0.06	0.06
	12,500	100%	100		1.01	1.01



PREPARED BY STEVEN J. METRO, PE AND PS

GRADING & DRAINAGE PLAN
6508 Camino del Oeste NW
LOT 15, BLOCK 2, UNIT 19 VCS
 Sheet 2 of 2