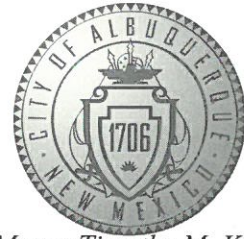


CITY OF ALBUQUERQUE

Planning Department
David Campbell, Director



Mayor Timothy M. Keller

March 19, 2019

Martin J. Garcia, P.E.
Anchor Engineering
1160 Bosque Farms Blvd. Suite E
Bosque Farms, New Mexico 87068

RE: **Lot 10 Block 11, Volcano Cliffs, Unit 22, SAD 228
6512 Petirrojo NW
Grading and Drainage Plan
Engineers Stamp Date 2/18/19 (D10D003H24)**

Dear Mr. Garcia,

Based upon the information provided in your submittal received 3/18/19, 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. Provide this note on the plan in the notes section.

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 with the approved G&D plan and Pad Certification. Provide this statement on the plan in the notes section. Also provide a note stating that openings in the block wall are required and the bottom of the openings should be 3" above grade, provide calculations for openings.

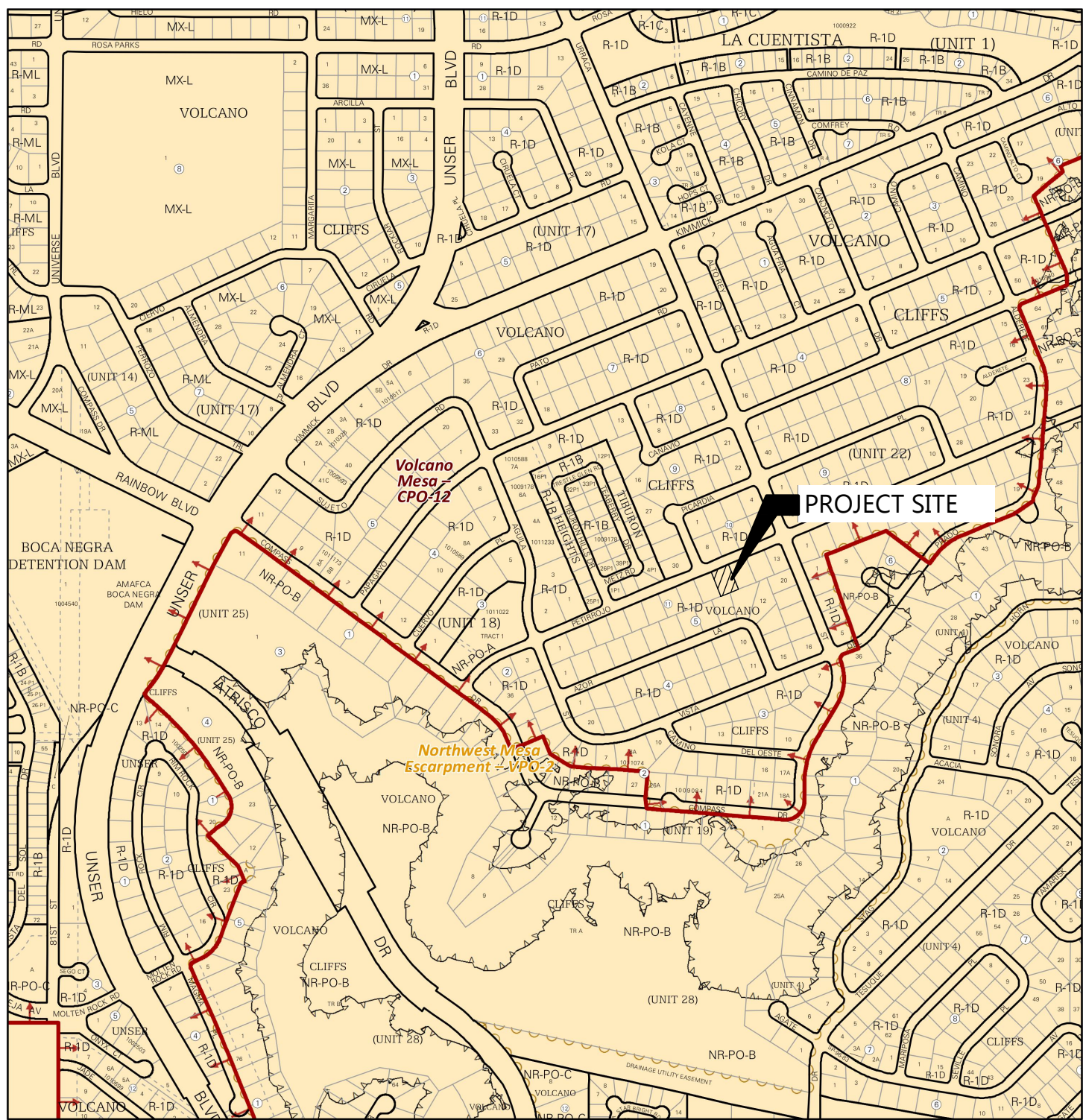
Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist is required.

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 D10D003H24



For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

IDO Zone Atlas

May 2018

IDO Zoning information as of May 17, 2018
The Zone Districts and Overlay Zones are established by the Integrated Development Ordinance (IDO).

Zone Atlas Page: **D-10-Z**

- Easement
- Escarpment
- Petroglyph National Monument
- Areas Outside of City Limits
- Airport Protection Overlay (APO) Zone
- Character Protection Overlay (CPO) Zone
- Historic Protection Overlay (HPO) Zone
- View Protection Overlay (VPO) Zone

Gray Shading Represents Area Outside of the City Limits

0 250 500 1,000 Feet

Drainage Calculations

Hydrology Calculations				
DPM - Section 22.2				
Volume 2, January 1993				
Precipitation Zone	1			
100 Year Storm Depth, P (360)	2.2			
Treatment Area	A	B	C	D
Excess Precipitation Factors	0.44	0.67	0.99	1.97
Peak Discharge Factors	1.29	2.03	2.87	4.37
Land Treatment Area	Acres	Existing		Proposed
Type "D" (Roof)		0		0.17
Type "C" (Unpaved Roadway)		0		0.06
Type "B" (Irrigated Lawns)		0		0.10
Type "A" (Undeveloped)		0.33		0.00
Total (Acres)		0.33		0.33
Excess Precipitation(in)		0.44		1.40
Volume (100), cf		527.08		1674.52
Volume (10),cf		353.14		1121.93
Q (100), cfs		0.43		1.12
Q (10), cfs		0.29		0.75

Pond Calculations

0.17 x 43560 = 7405.20

$7405.20 \times \frac{.34}{12} = 209.81$

A28.25 CONTOUR = 458.97 SF
458.97 x .5 = 229.49 CF

POND VOLUME REQUIRED = 209.81 CF

POND VOLUME PROVIDED = 229.49 CF

Project Benchmark

THE LOCAL BENCHMARK AS SHOWN, IS A FOUND REBAR BEING THE SOUTHEAST CORNER OF THE PROJECT SITE.

N: 1516117.53
E: 1501217.78
E: 5331.29

Drainage Narrative

THE PURPOSE OF THIS GRADING AND DRAINAGE PLAN IS TO ACCOMMODATE A NEW BUILDING PAD FOR A NEW RESIDENCE AT 6512 PETIRROJO ROAD N.W.

CURRENTLY THE SITE IS VACANT AND IS BOUND TO THE WEST, SOUTH AND EAST BY UNDEVELOPED LOTS, AND TO THE NORTH BY PETIRROJO ROAD N.W. THE SITE CURRENTLY SLOPES FROM THE SOUTHEAST TO THE NORTHWEST AT APPROXIMATELY 2.7%. THE PROPOSED GRADING PLAN WOULD ELEVATE THE SITE TO PROVIDE A BUILDING PAD AND PROPER DRAINAGE AROUND THE BUILDING ALONG THE EAST AND WEST PROPERTY LINES AND RUN-OFF TO PETIRROJO ROAD.

THE SITE IS NOT WITHIN A FLOOD PLAIN AS SHOWN ON FEMA PANEL 35001C0112G DATED 9/26/2008, DESIGNATED AS ZONE "X" NOT WITHIN THE 100 YR FLOOD PLAIN.

Site Information

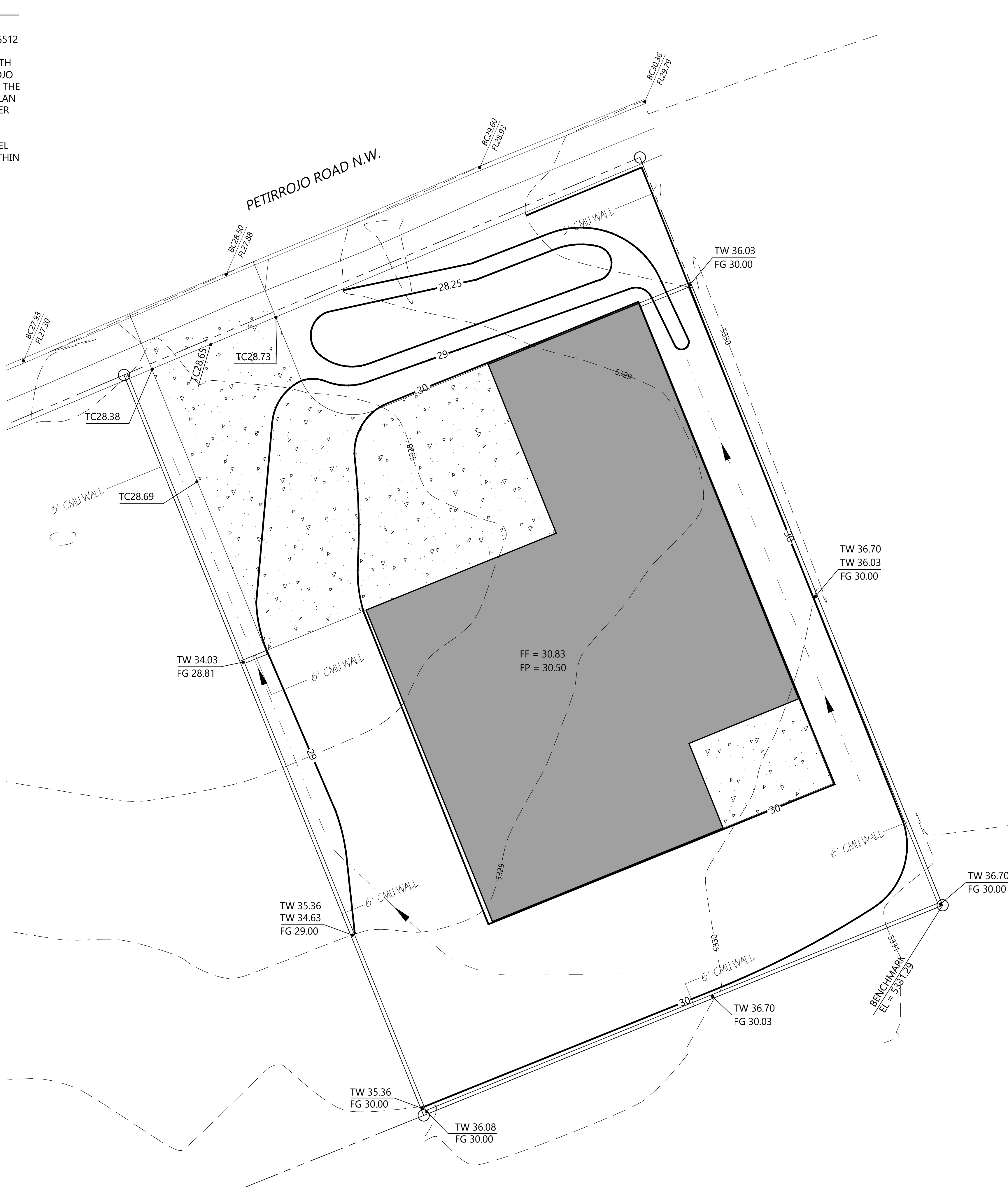
PHYSICAL ADDRESS
6512 PETIRROJO ROAD N.W.
ALBUQUERQUE, NM 87120

LEGAL DESCRIPTION:
LOT 10, BLOCK T1, UNIT 18 VOLCANO CLIFFS
SUBDIVISION

UPC: 101006334823641224

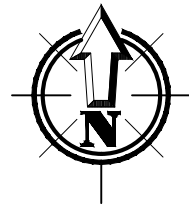
Legend

- PROPERTY BOUNDARY
- EXISTING CONTOUR
- EXISTING CURB AND GUTTER
- EXISTING SPOT ELEVATION
- NEW BUILDING
- NEW PERIMETER CMU WALL
- NEW CONTOUR
- TOP OF CONCRETE
- BACK OF CURB
- FLOW LINE
- FINISH FLOOR
- FINISH PAD
- TOP OF WALL
- BOTTOM OF WALL
- FINISH GRADE



GRADING AND DRAINAGE PLAN

SCALE: 1" = 10'



PROJECT NO.	DATE	COMMENTS
19-004	2-18-2019	
DRAWN BY:	F PHILLIPS	
CHECKED BY:	M GARCIA	
SCALE:	1" = 10'	

PROJECT TITLE	MADRID RESIDENCE
SHEET TITLE	GRADING AND DRAINAGE PLAN

PROJECT NO.	19-004
DATE:	2-18-2019
DRAWN BY:	F PHILLIPS
CHECKED BY:	M GARCIA
SCALE:	1" = 10'

SHEET

C1