CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director

Mayor Richard J. Berry

November 15, 2016

Steve Metro, P.E.
Metro Development Inc.
8860 Desert Finch Ln. NE
Albuquerque, New Mexico 87122

RE: **Lot 14 Block 9 Unit 18 Volcano Cliffs Subd.**
6528 Canavio Pl NW
Request for Permanent C.O. - Accepted
Engineers Stamp Date 10/11/16 (D10D003I14)
Certification Dated: 11/14/16

Dear Mr. Metro,

PO Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

Based on the Certification received 11/14/2016, the above mentioned residence is acceptable for release of Certificate of Occupancy by Hydrology. Please advise the home owner that all ponds are to remain in place and kept maintained, not allowing dirt or debris to enter the public right of way or ponds. This is according to the SAD 228 covenants and agreements with the City of Albuquerque.

- The ponds are present however they are not landscaped. During the landscaping phase the volume (size), shape and integrity of the ponds must be maintained per the City of Albuquerque drainage ordinance.
- The ponds must be stabilized with landscaping within 90 days from the date of this letter.

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

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Planning Department
Development and Review Services

TE/AC
C: File, Cordova, Camille C.; Connor, Miranda, Rachel; Sandoval, Darlene M.; Blocker, Lois

City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09 2015)

Project Title: 6528 Cañavio Pl NW G + D Plan Building Permit #: _____ City Drainage #: D10D003I14

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

Legal Description: Lot 14, Block 9, Unit 1&8 Volcano Cliffs Subdivision

City Address: 6528 Cañavio Pl. NW

Engineering Firm: Metro Development, Inc. Contact: Steve Metro

Address: 8860 Desert Finch Ln NE, ABQ, NM 87122

Phone#: 505-280-4553 Fax#: _____ E-mail: steve.metro@witsnet.com

Owner: ABRAZO HOMES Contact: Mackenzie Bishop

Address: PO Box 65808

Phone#: 505-269-0915 Fax#: _____ E-mail: mackenzie@abrazohomes.com

Architect: _____ Contact _____

Address: _____

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

Other Contact: _____ Contact. _____

Address: _____

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

Check all that Apply.

DEPARTMENT:

X HYDROLOGY/ DRAINAGE

____ TRAFFIC/ TRANSPORTATION

____ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

____ ENGINEER/ ARCHITECT CERTIFICATION

____ CONCEPTUAL G & D PLAN

X GRADING PLAN

____ DRAINAGE MASTER PLAN

____ DRAINAGE REPORT

____ CLOMR/LOMR

____ TRAFFIC CIRCULATION LAYOUT (TCL)

____ TRAFFIC IMPACT STUDY (TIS)

____ EROSION & SEDIMENT CONTROL PLAN (ESC)

X OTHER (SPECIFY) AS Built

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

____ BUILDING PERMIT APPROVAL

X 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

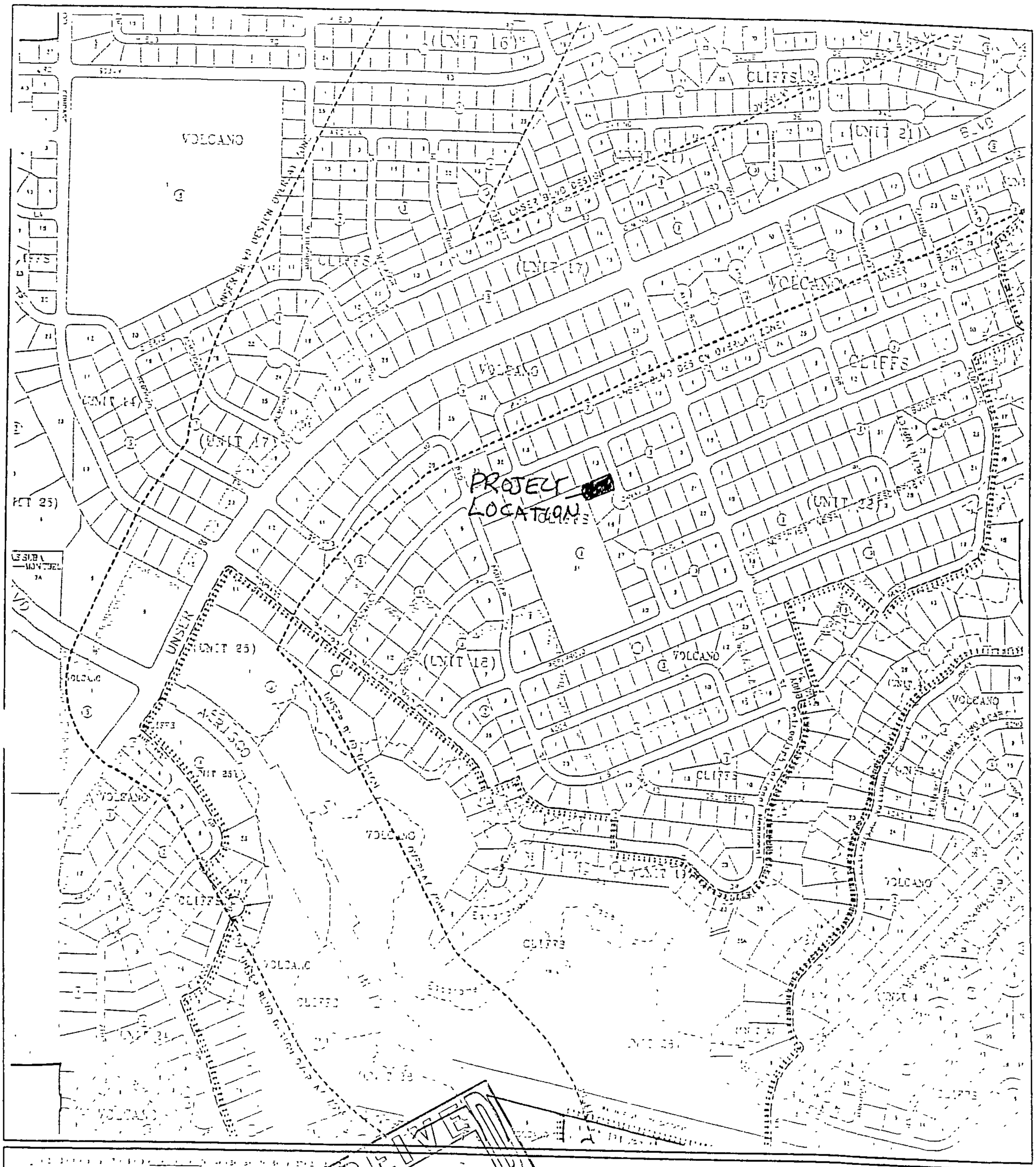
____ OTHER (SPECIFY) _____

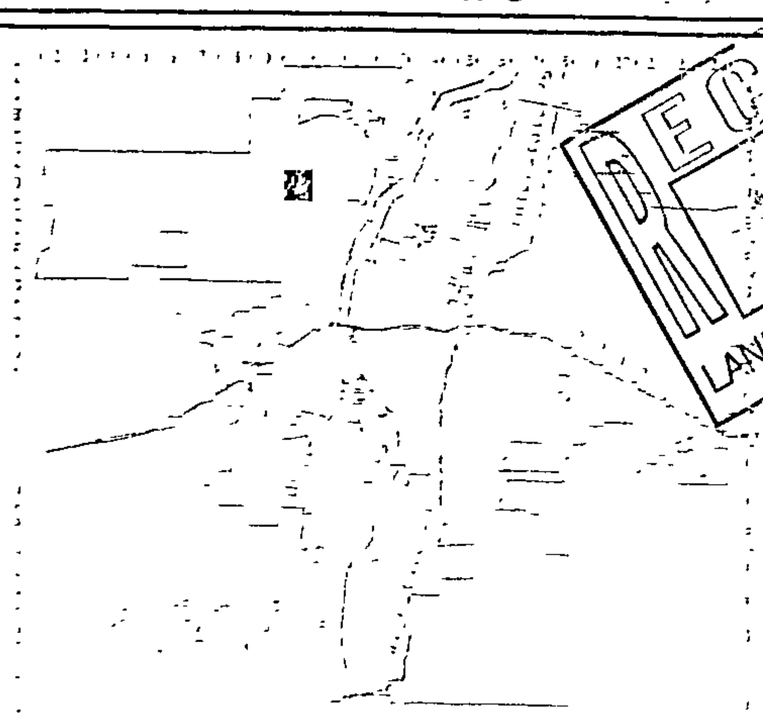
RECEIVED NOV 14 2016 LAND DEVELOPMENT SECTION

IS THIS A RESUBMITTAL? ____ Yes X No

DATE SUBMITTED 11-14-16 By: Steven Metro

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED ___





RECEIVED
NOV 14
LAND DEVELOPMENT SECTION

City of Albuquerque

A G I S

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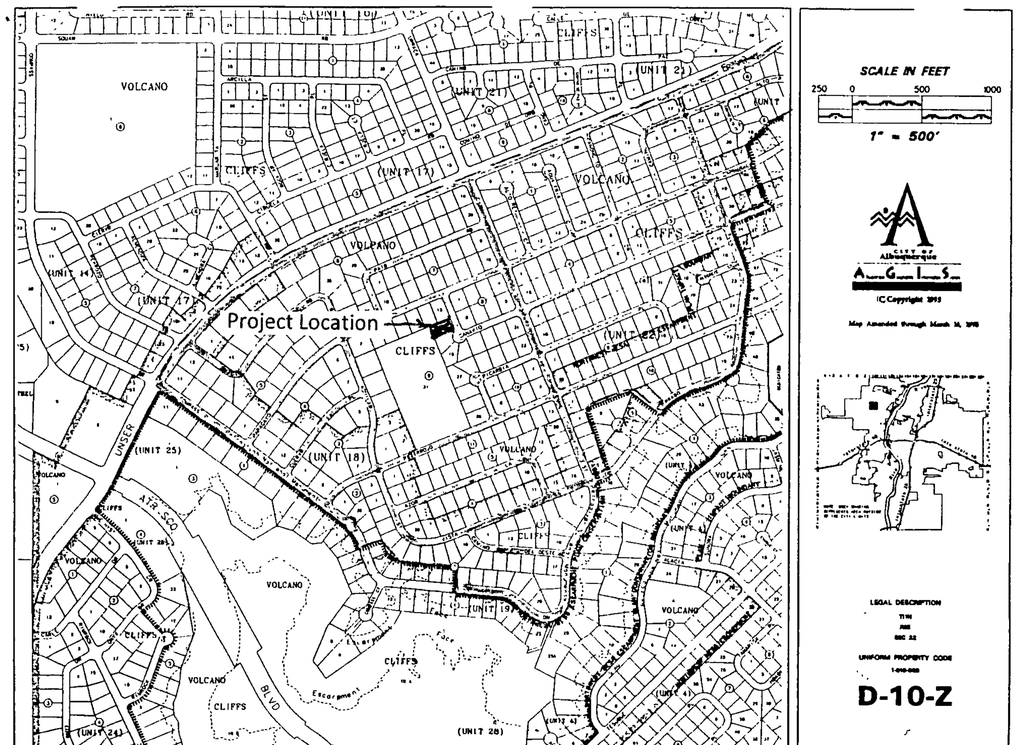
GRAPHIC SCALE IN FEET

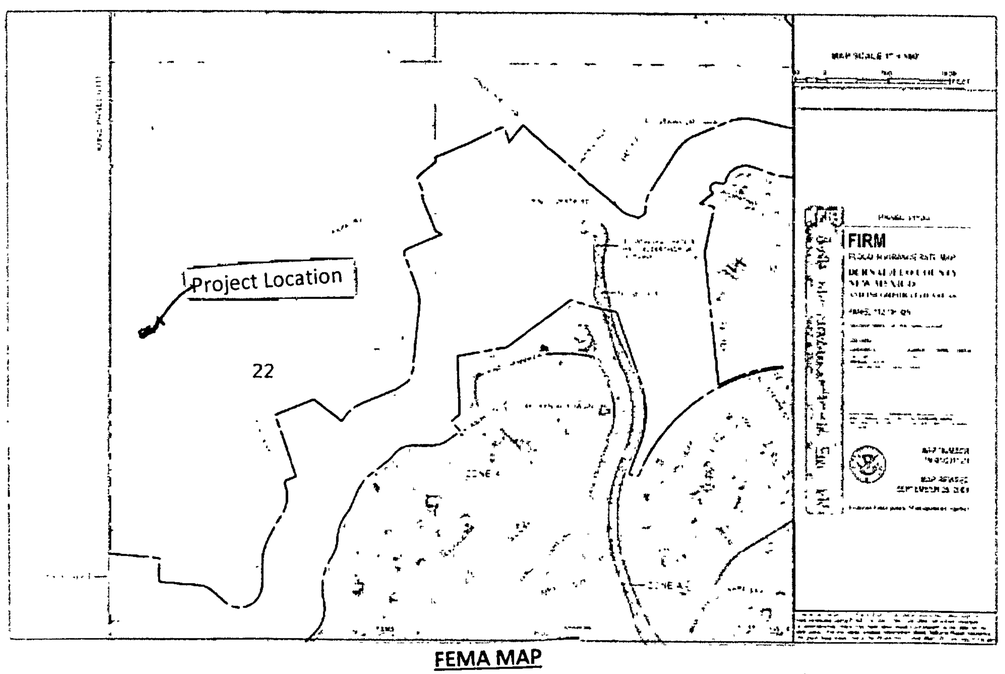
Zone Atlas Page

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 14, Block 9, Unit 18, Volcano Cliff S Subdivision, being a part of SAD 228.
Address: 6528 CANAVIO PL, 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

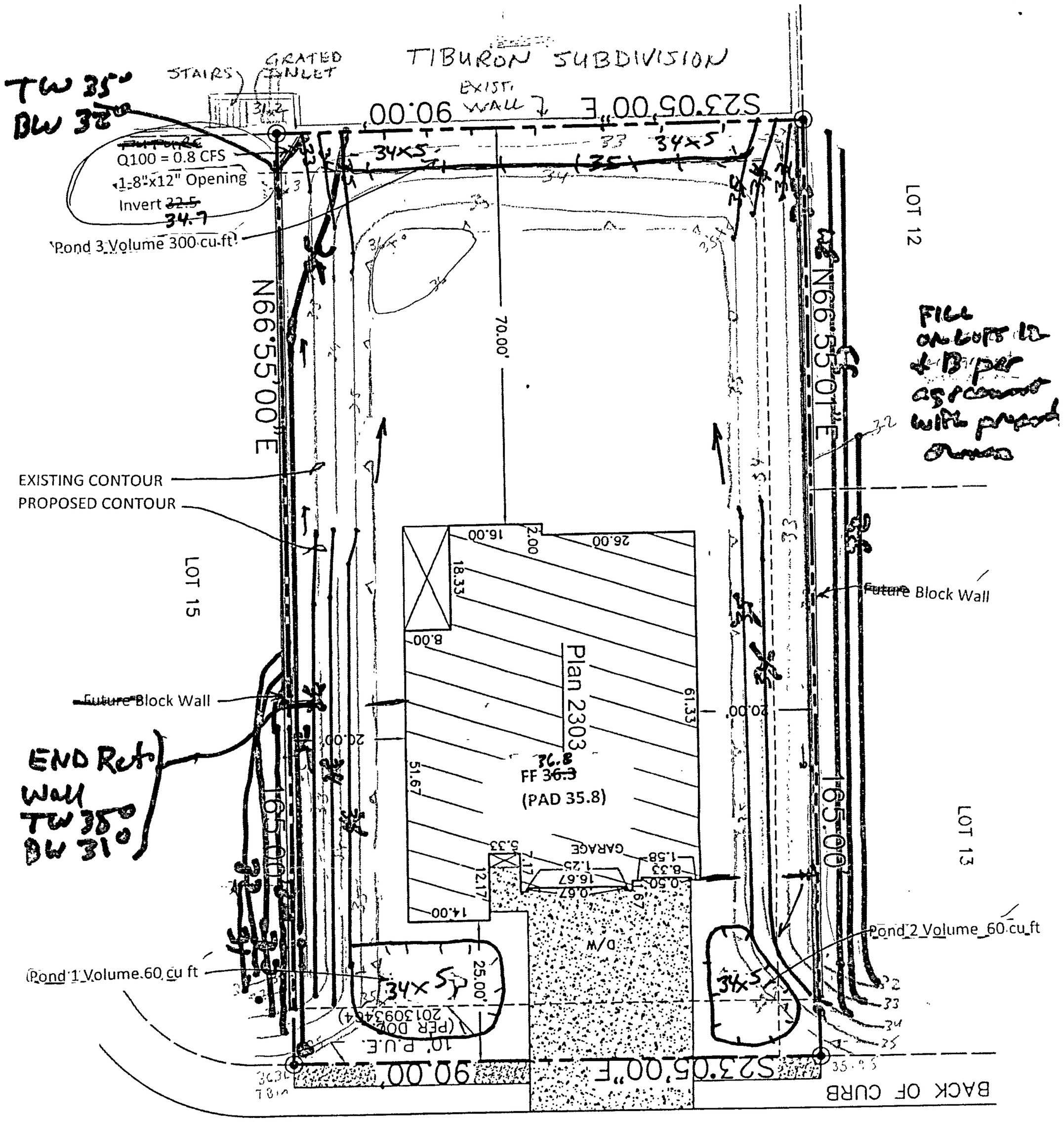
The Initial First Flush to be manages is 0.44" less 0.10" initial impervious abstraction = 0.34" or 420 cubic feet. The initial storage on site will be collected and held in the two landscape ponds near the street as shown on the Plan.

STEVEN J. METRO NEW MEXICO 8220 REGISTERED PROFESSIONAL ENGINEER
4-26-16
9-11-16
11-14-16

RECEIVED NOV 14 2016 LAND DEVELOPMENT SECTION

REVISED AS BUILT
GRADING AND DRAINAGE PLAN
LOT 14, BLOCK 9, UNIT 18, VCS
ADDRESS: 6528 Canavio PL, NW

METRO Development, Inc.
8860 Desert Finch Ln NE
Albuquerque, NM 87122
(505) 280-4553



I, Steven J. Metro, NMPE 8220, OF THE FIRM Metro Development, Inc., 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 4-26-2016 and modified 10-11-16. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY ME OR UNDER MY DIRECT SUPERVISION AS SUPPLEMENTAL DATA TO THE ORIGINAL TOPOGRAPHIC SURVEY PREPARED BY Steven J. Metro, NMPS 10025, OF THE FIRM Metro Development, Inc., AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR Certificate of Occupancy at 6528 Canavio Pl, NW.

THIS CERTIFICATION IS FOR THE CERTIFICATE OF OCCUPANCY.

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.

Steven J. Metro, NMPE 8220 and NMPS 10025

RECEIVED NOV 14 2016 DEVELOPMENT SECTION

STEVEN J. METRO NEW MEXICO 8220 REGISTERED PROFESSIONAL ENGINEER
4-26-16
10-11-16
11-14-16

STEVEN J. METRO 10025 REGISTERED PROFESSIONAL SURVEYOR NEW MEXICO
11-14-16

6528 CANAVIO PLACE, N.W.

(50' R/W)

1"=20'

AS BUILT

PREPARED BY STEVEN J. METRO, PE AND PS

LOT 14, BLOCK 9, UNIT 18 VCS	AREA LOT SF	%	SAD 228 DMP %	Q100 CFS / ACRE ZONE 1	TOTAL PROP Q100 CFS	SAD 228 DMP Q100 CFS	DRAIN TO REAR OF LOT SF	REAR LOT Q100 CFS
TYPE D	3,800	26%	50	4.37	0.38	0.74	2,200	0.22
TYPE C	9,200	62%	40	2.87	0.61	0.39	7,800	0.51
TYPE B	1,850	12%	10	2.03	0.09	0.07	1,200	0.06
	14,850	100%	100		1.07	1.21	11,200	0.79

GRADING & DRAINAGE PLAN
6528 Canavio Pl, NW
LOT 14, BLOCK 9, UNIT 18 VCS
Sheet 2 of 2

CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director

Mayor Richard J. Berry

October 11, 2016

Steve Metro, P.E.
Metro Development Inc.
8860 Desert Finch Ln. NE
Albuquerque, New Mexico 87122

RE: **Lot 14 Block 9 Unit 18 Volcano Cliffs SAD 228**
6528 Canavio Pl NW
Grading and Drainage Plan
Revised Engineers Stamp Date 10/11/16 (D10D003I14)

Dear Mr. Metro,

Based upon the information provided in your submittal received 10/11/16, this plan is approved for Grading Permit and Building Permit. This will now be the plan used for CO approval and wall approval.

Please inform the Architect/Owner or contractor to attach a copy of this approved plan dated 10/11/16 to the construction sets in the permitting process prior to sign-off by Hydrology, otherwise the permitting process will be delayed until this plan is provided. Also advise the owner/contractor that a separate wall permit will be needed.

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

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

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Hydrology
Planning Department

RR/AC
C: File

PO Box 1293
Albuquerque
New Mexico 87103
www.cabq.gov

City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09 2015)

Project Title: 6528 Canavio PL NW G&D Plan Building Permit # _____ City Drainage #. D10D003I14

DRB# _____ EPC# _____ Work Order#. _____

Legal Description. Lot 14, Block 9, Unit 18 Volcano Cliffs Subdivision

City Address: 6528 Canavio PL, NW ABQ NM

Engineering Firm: Metro Development, Inc. Contact Steve Metro

Address 8860 Desert Finch Ln NE

Phone# 505-280-4553 Fax# _____ E-mail. Metro.Metrodevelopment@aol.com

Owner: Abrago Homes Contact: Mackenzie Bishop

Address: PO Box 65808 ABQ, NM

Phone#: 505-269-0915 Fax# _____ E-mail: Mackenzie@abragohomes.com

Architect: _____ Contact: _____

Address: _____

Phone# _____ Fax# _____ E-mail: _____

Other Contact: _____ Contact. _____

Address: _____

Phone# _____ Fax# _____ E-mail: _____

Check all that Apply

DEPARTMENT:

X HYDROLOGY/ DRAINAGE

____ TRAFFIC/ TRANSPORTATION

____ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

____ ENGINEER/ ARCHITECT CERTIFICATION

____ CONCEPTUAL G & D PLAN

X GRADING PLAN REVISED

____ 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:

X 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

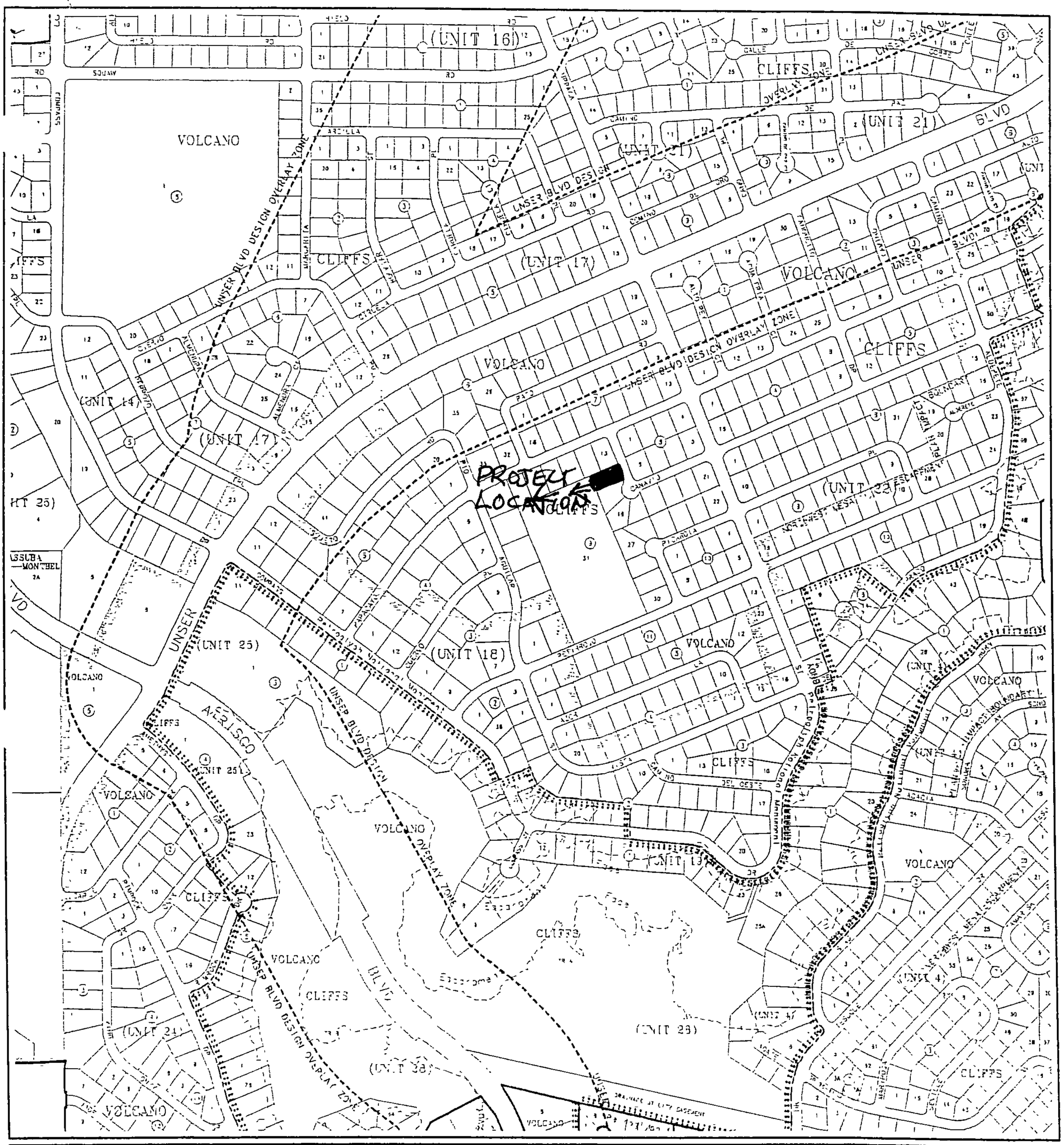
____ OTHER (SPECIFY) _____

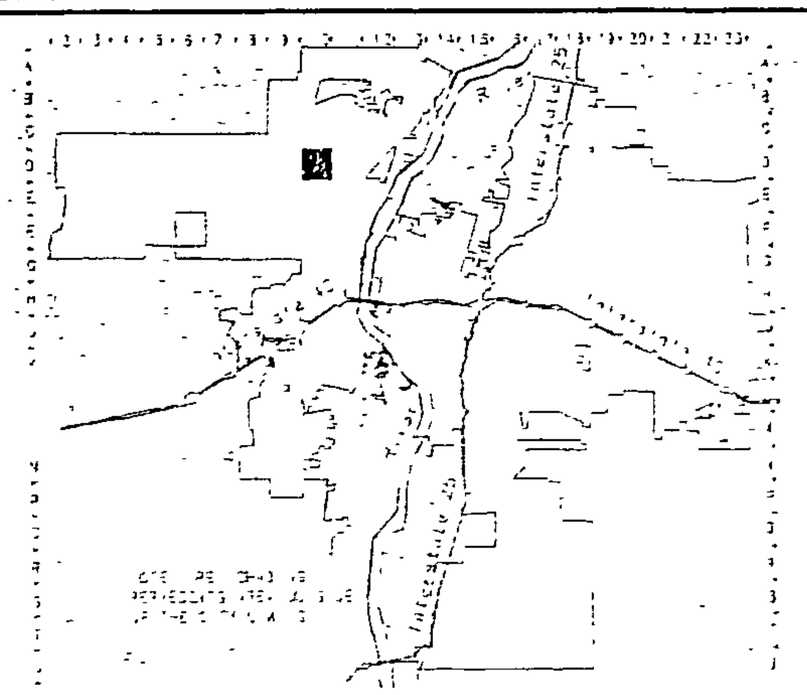
RECEIVED NOV 1 2016 LAND DEVELOPMENT SECTION

IS THIS A RESUBMITTAL? ____ Yes X No

DATE SUBMITTED. 10-11-16 _____ By. Steve Metro

COA STAFF ELECTRONIC SUBMITTAL RECEIVED ___





CITY OF
Albuquerque

A G I S
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET

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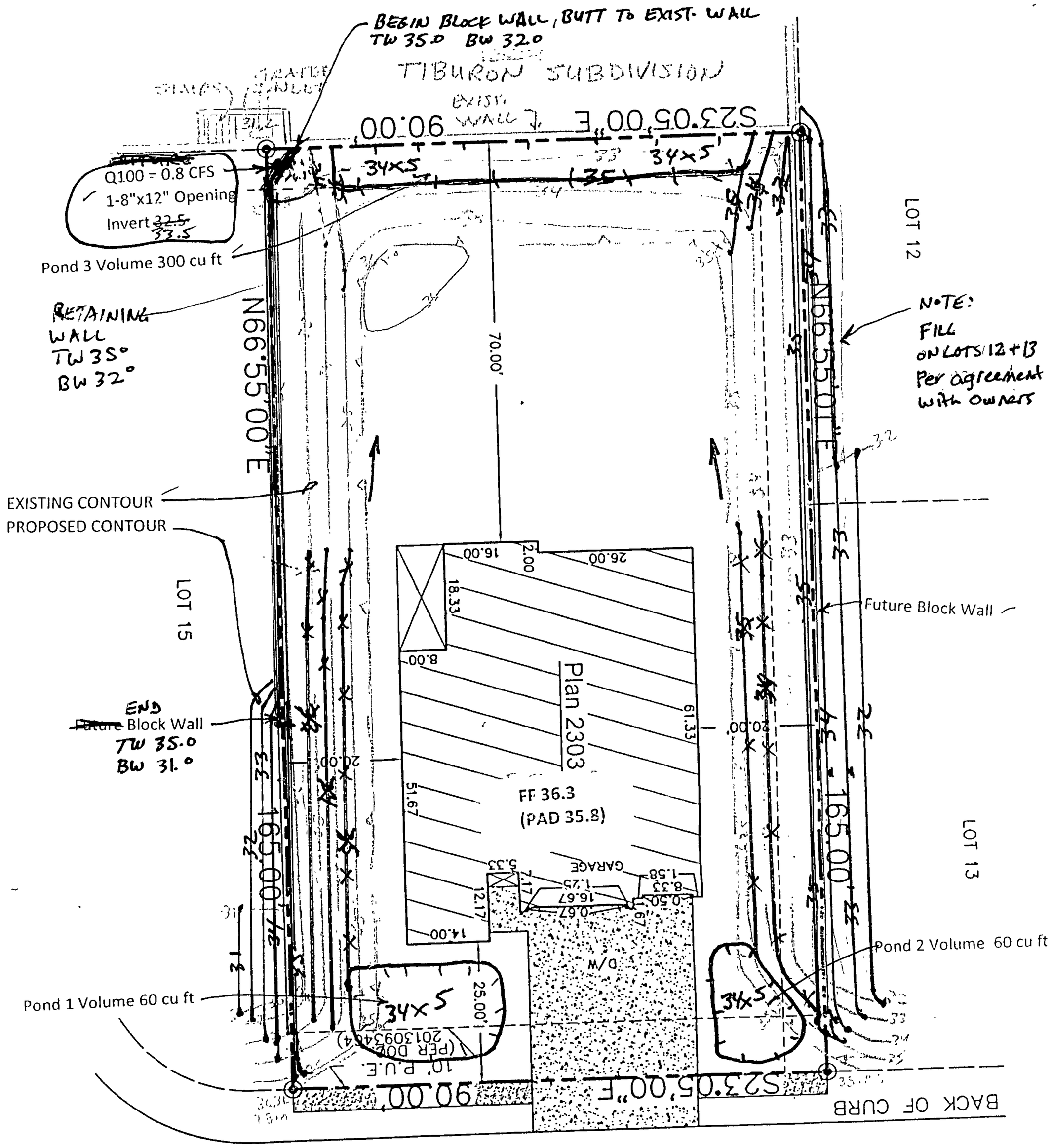
Zone Atlas Page

D-10-Z

Map Amended through January 21, 2003



6528 CANAVIO PLACE, N.W.

(50' R/W)

1"=20'

4-26-16
10-11-16

LOT 14, BLOCK 9, UNIT 18 VCS	AREA LOT SF	%	SAD 228 DMP %	Q100 CFS / ACRE ZONE 1	TOTAL PROP Q100 CFS	SAD 228 DMP Q100 CFS	DRAIN TO REAR OF LOT SF	REAR LOT Q100 CFS
TYPE D	3,800	26%	50	4.37	0.38	0.74	2,200	0.22
TYPE C	9,200	62%	40	2.87	0.61	0.39	7,800	0.51
TYPE B	1,850	12%	10	2.03	0.09	0.07	1,200	0.06
	14,850	100%	100		1.07	1.21	11,200	0.79

PREPARED BY STEVEN J. METRO, PE AND PS

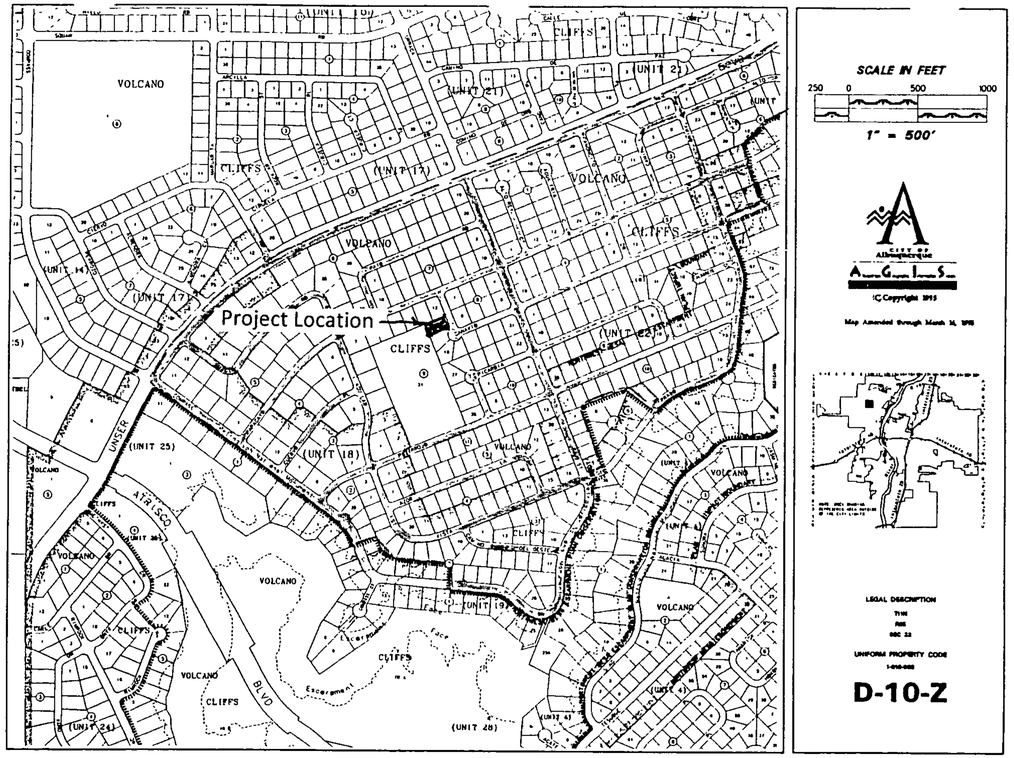
REVISED 10-11-16

GRADING & DRAINAGE PLAN

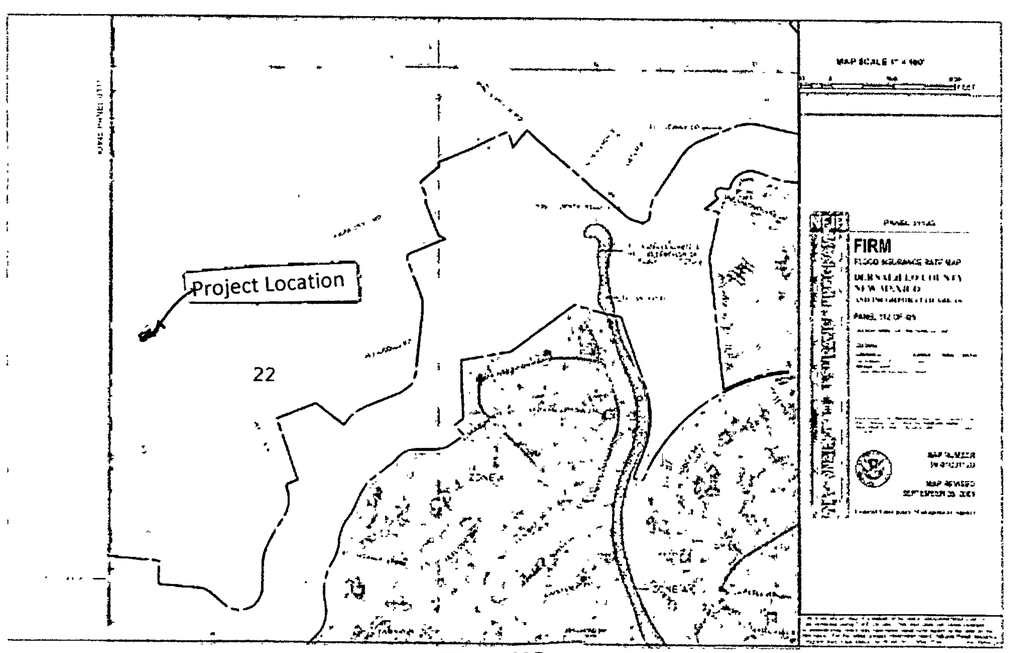
6528 Canavio Pl, NW

LOT 14, BLOCK 9, UNIT 18 VCS

Sheet 2 of 2



VICINITY MAP



FEMA MAP

Narrative

Grading and Drainage Plan for the construction of the building pad for Lot 14, Block 9, Unit 18, Volcano Cliff S Subdivision, being a part of SAD 228.
Address: 6528 CANAVIO PL, 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 manages is 0.44" less 0.10" initial impervious abstraction = 0.34" or 420 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.

STEVEN J. METRO
NEW MEXICO
8220
REGISTERED PROFESSIONAL ENGINEER
4-26-16
0-11-16

RECEIVED
OCT 11 2016
LAND DEVELOPMENT SECTION

METRO
Development, Inc.
8860 Desert Finch Ln NE
Albuquerque, NM 87122
(505) 280-4553

REVISED
GRADING AND DRAINAGE PLAN
LOT 14, BLOCK 9, UNIT 18, VCS
ADDRESS: 6528 Canavio PL, NW

CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director

Mayor Richard J. Berry

April 29, 2016

Steve Metro, P.E.
Metro Development Inc.
8860 Desert Finch Ln NE
Albuquerque, New Mexico 87122

RE: **Volcano Cliffs Subdivision Lot 14 Block 9 Unit 19**
6528 Canavio Pl NW
Grading and Drainage Plan
Engineers Stamp Date 4/26/16 (D10D003I14)

Dear Mr. Metro,

Based upon the information provided in your submittal received 4/26/16, this plan is approved for Grading Permit and Building Permit.

Please attach a copy of this approved plan to the construction sets in the permitting process prior to sign-off by Hydrology. Also, please advise the owner/contractor that a separate wall permit must be obtained and this approved grading plan dated 4/26/16 must be provided with the wall permit application

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

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

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Hydrology
Planning Department

RR/AC
C: File

PO Box 1293
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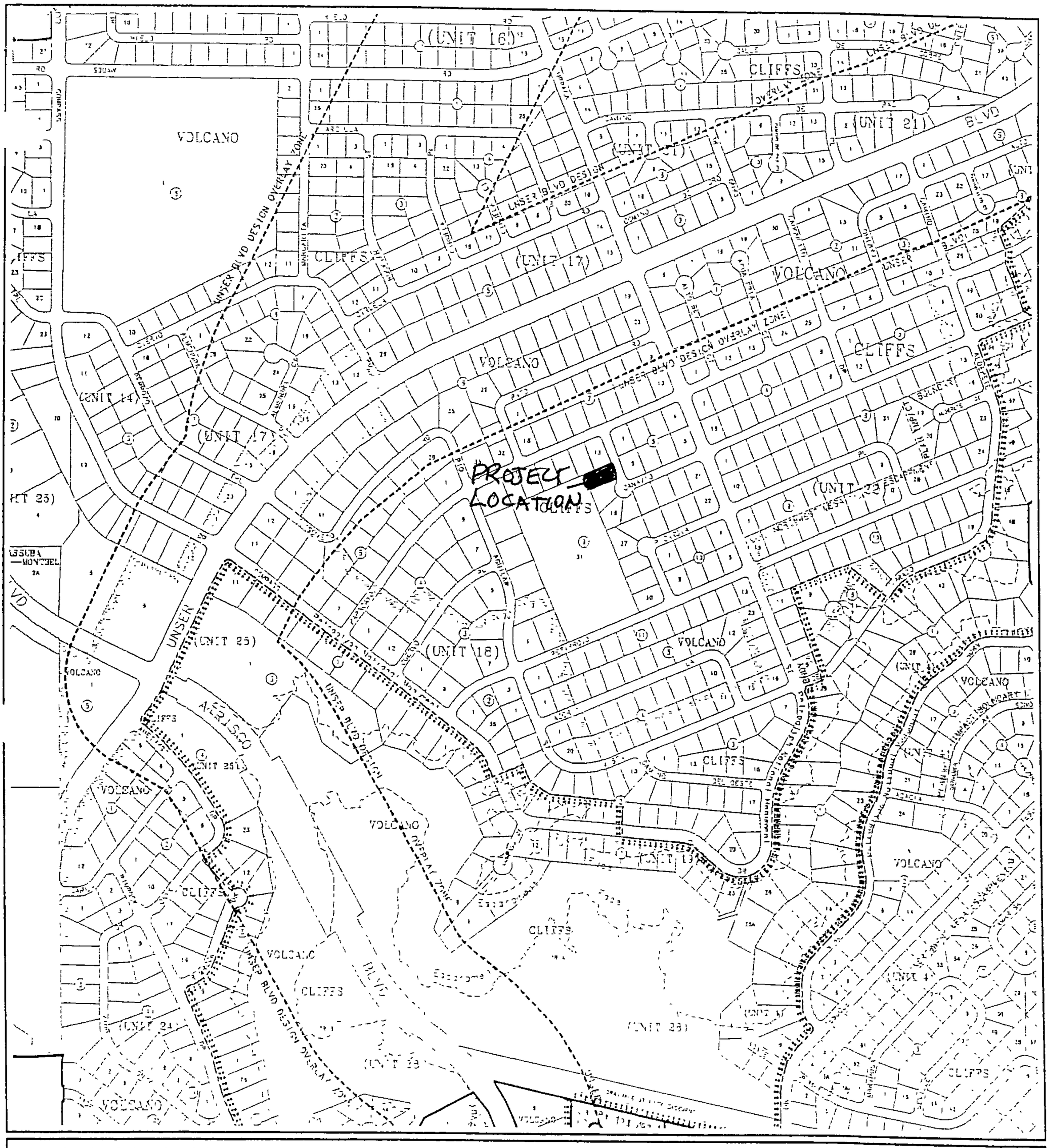
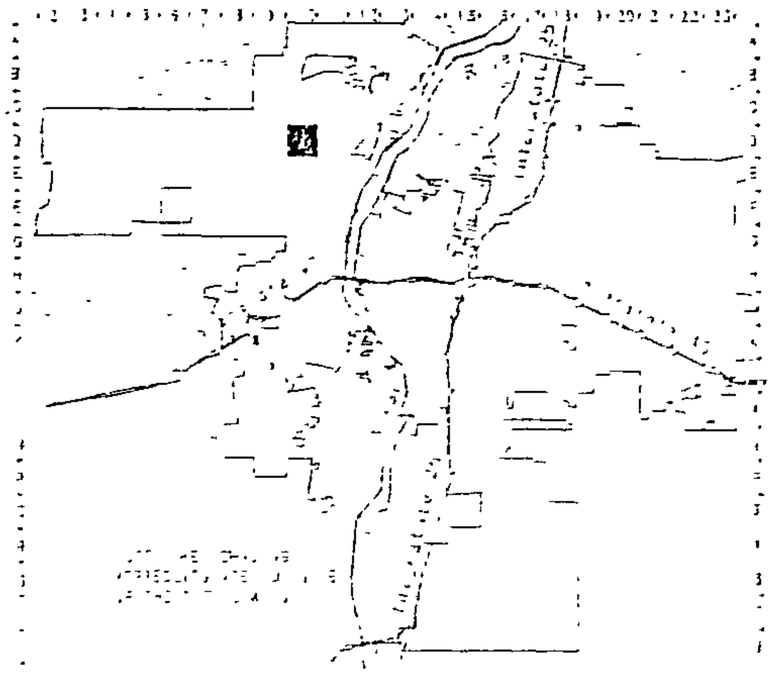
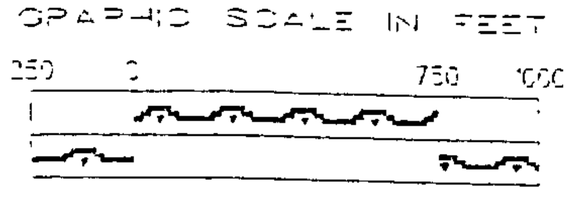
New Mexico 87103
www.cabq.gov







CITY OF
Albuquerque

A G I S
MAPPING DEPARTMENT

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Zone Atlas Page

D-10-Z

Map Amended through January 21, 2003

City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: 6528 Canavio PL NW G&D Plan Building Permit # _____ City Drainage #. D10D003I14

DRB# _____ EPC# _____ Work Order#: _____

Legal Description: Lot 14, Block 9, Unit 18 Volcano Cliffs Subdivision

City Address: 6528 Canavio PL, NW ABQ NM

Engineering Firm: Metro Development, Inc Contact: Steve Metro

Address: 8860 Desert Finch Ln NE

Phone# 505-280-4553 Fax#. _____ E-mail: metro.metrodevelopment@aol.com

Owner: Abrago Homes Contact: Mackenzie Bishop

Address: PO Box 65808 ABQ, NM

Phone# 505-269-0915 Fax# _____ E-mail: Mackenzie@abragohomes.com

Architect: _____ Contact: _____

Address: _____

Phone# _____ Fax#. _____ E-mail. _____

Other Contact: _____ Contact: _____

Address: _____

Phone# _____ Fax# _____ E-mail: _____

Check all that Apply

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____ TRAFFIC/ TRANSPORTATION

____ MS4/ EROSION & SEDIMENT CONTROL

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____ GRADING/ PAD CERTIFICATION

____ WORK ORDER APPROVAL

____ CLOMR/LOMR

____ PRE-DESIGN MEETING

____ OTHER (SPECIFY) _____

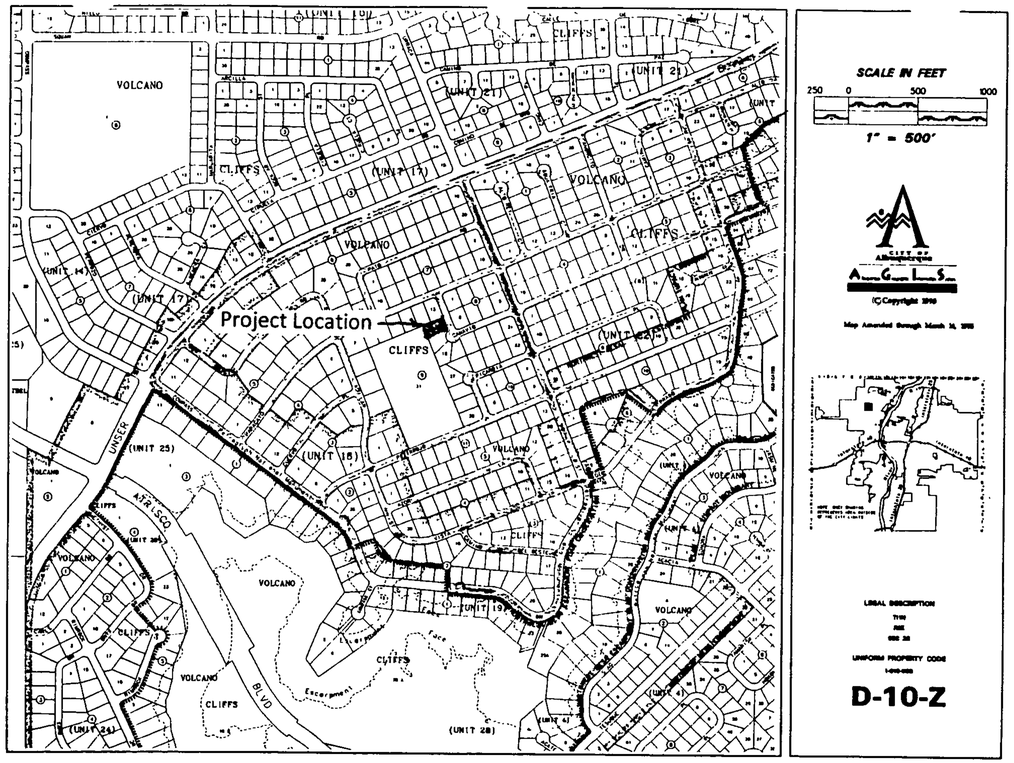
RECEIVED APR 26 2016 LAND DEVELOPMENT SECTION

Paid $50.00

IS THIS A RESUBMITTAL? ____ Yes X No

DATE SUBMITTED: 4-26-16 By: Steve Metro

COA STAFF ELECTRONIC SUBMITTAL RECEIVED ___



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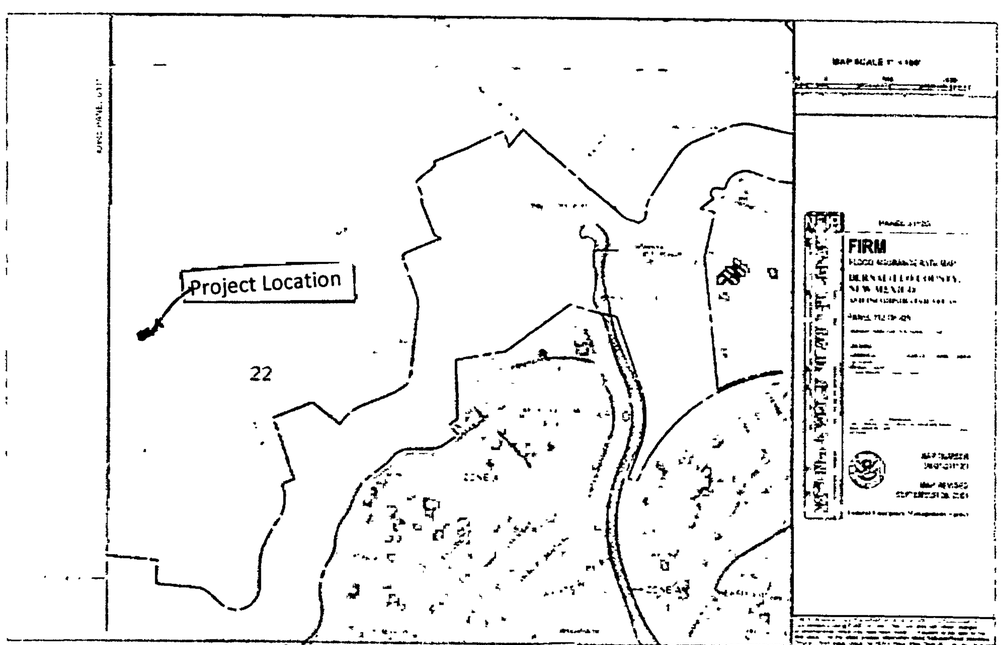

FEMA MAP

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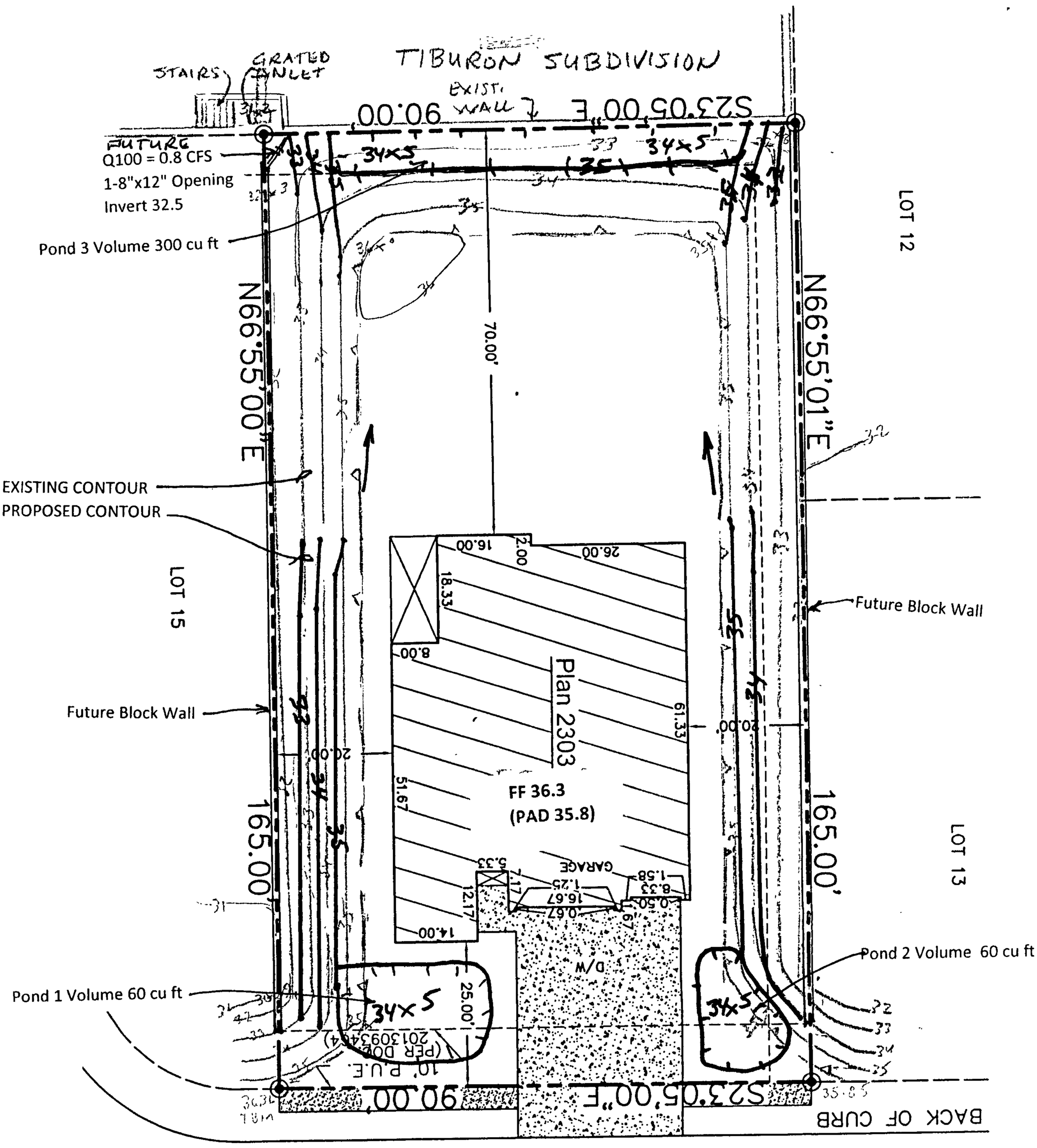
STEVEN J. METRO
NEW MEXICO
8220
PROFESSIONAL ENGINEER
4-26-16

RECEIVED
APR 26 2016
LAND DEVELOPMENT SECTION

METRO
Development, Inc.
8860 Desert Finch Ln NE
Albuquerque, NM 87122
(505) 280-4553

GRADING AND DRAINAGE PLAN
LOT 14, BLOCK 9, UNIT 18, VCS
ADDRESS: 6528 Canavio PL, NW



6528 CANAVIO PLACE, N.W.
(50' R/W)

STEVEN J. METRO
NEW MEXICO
8220
PROFESSIONAL ENGINEER
4-26-16

[redacted]

1"=20'

LOT 14, BLOCK 9, UNIT 18 VCS	AREA LOT SF	%	SAD 228 DMP %	Q100 CFS / ACRE ZONE 1	TOTAL PROP Q100 CFS	SAD 228 DMP Q100 CFS	DRAIN TO REAR OF LOT SF	REAR LOT Q100 CFS
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PREPARED BY STEVEN J. METRO, PE AND PS

GRADING & DRAINAGE PLAN
6528 Canavio Pl, NW
LOT 14, BLOCK 9, UNIT 18 VCS
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