ITY OF ALBUQUERO

Planning Department Suzanne Lubar, Director



Mayor Richard J. Berry

October 3, 2017

Jackie McDowell, PE McDowell Engineering, Inc. 7820 Beverly Hills Ave NE Albuquerque, NM 87121

RE: Lot 16 Block 6 Unit 18, S.A.D. 228

6512 Kimmick Dr NW

Grading and Drainage Plan

Engineers Stamp Date 9-7-17 (D10D003b11)

Pad Certification Dated 9/24/17

Dear Ms. McDowell,

Based upon the information provided in your submittal received 9/27/17, this plan is PO Box 1293 approved for Grading Permit and Building Permit.

> Please have the owner/builder attach a copy of this approved plan, 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 dated 9/24/17.

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,

Albuquerque

NM 87103

www.cabq.gov

James D. Hughes, P.E.
Principal Engine

Planning Department

RR/JDH C: File



Project Title:

City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

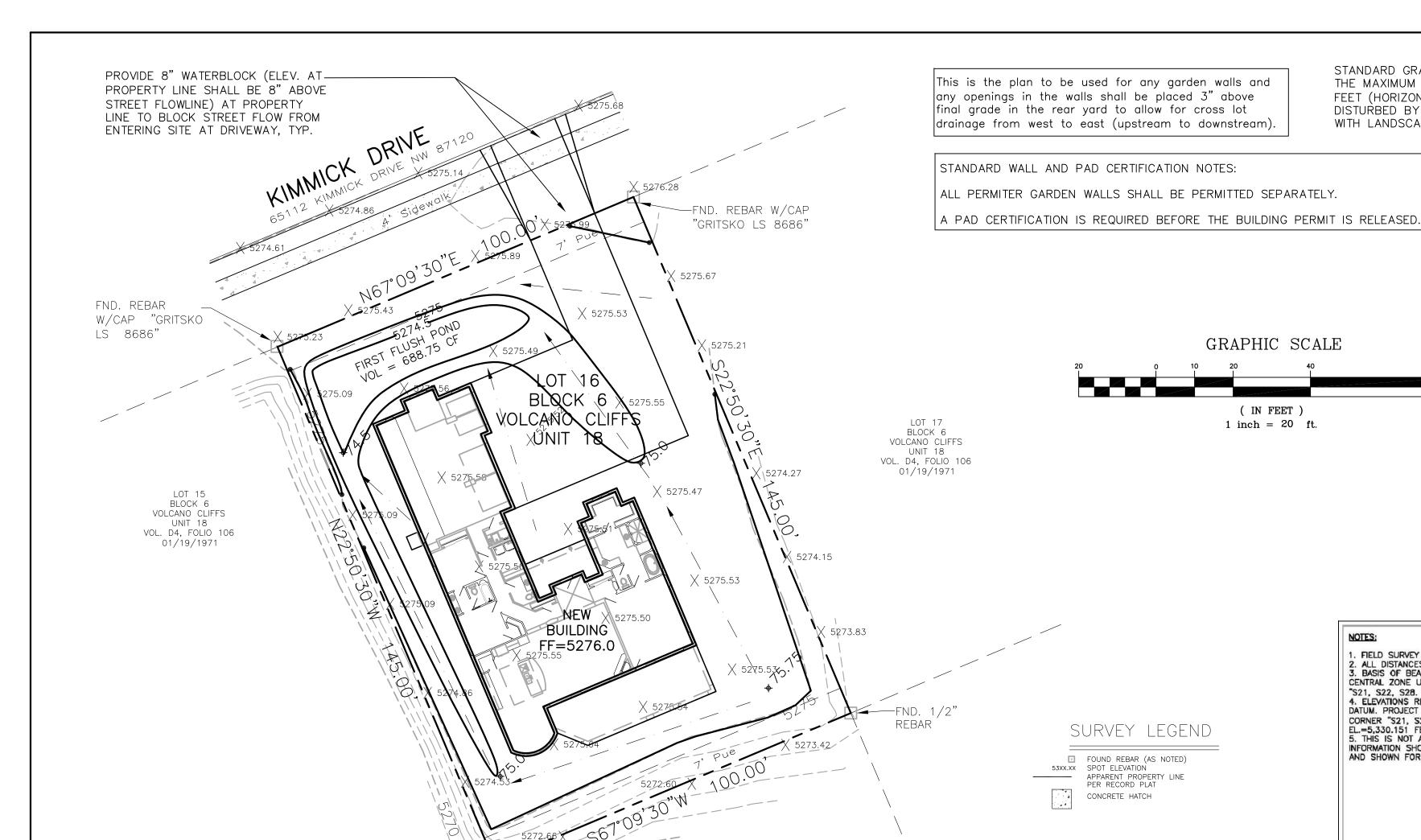
(REV 02/2013)

Building Permit #: ____ City Drainage #: _

DRB#: EPC#:	Work Order#:
Legal Description:	
City Address:	
Engineering Firm:	Contact:
Address:	
	E-mail:
Owner:	Contact:
Address:	
Phone#: Fax#:	E-mail:
Architect:	Contact:
Address:	
Phone#: Fax#:	E-mail:
Surveyor:	Contact:
Address:	
Phone#: Fax#:	E-mail:
Contractor:	Contact:
Address:	
Phone#: Fax#:	
TYPE OF SUBMITTAL:	CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:
DRAINAGE REPORT	SIA/FINANCIAL GUARANTEE RELEASE
DRAINAGE PLAN 1st SUBMITTAL	PRELIMINARY PLAT APPROVAL
DRAINAGE PLAN RESUBMITTAL	S. DEV. PLAN FOR SUB'D APPROVAL
CONCEPTUAL G & D PLAN	S. DEV. FOR BLDG. PERMIT APPROVAL
GRADING PLAN	SECTOR PLAN APPROVAL
EROSION & SEDIMENT CONTROL PLAN (ESC)	FINAL PLAT APPROVAL
ENGINEER'S CERT (HYDROLOGY)	CERTIFICATE OF OCCUPANCY (PERM)
CLOMR/LOMR	CERTIFICATE OF OCCUPANCY (TCL TEMP)
TRAFFIC CIRCULATION LAYOUT (TCL)	FOUNDATION PERMIT APPROVAL
ENGINEER'S CERT (TCL)	BUILDING PERMIT APPROVAL
ENGINEER'S CERT (DRB SITE PLAN)	GRADING PERMIT APPROVAL SO-19 APPROVAL
ENGINEER'S CERT (ESC)	PAVING PERMIT APPROVAL ESC PERMIT APPROVAL
SO-19	WORK ORDER APPROVAL ESC CERT. ACCEPTANCE
OTHER (SPECIFY) pad certification	GRADING CERTIFICATION OTHER (SPECIFY) pad certification
WAS A PRE-DESIGN CONFERENCE ATTENDED:	Yes No Copy Provided
DATE SUBMITTED:	By:

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 followin

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
- Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5) acres
- Drainage Report: Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
- 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



PAD CERTIFICATE

BLOCK 6 **VOLCANO CLIFFS** UNIT 18 65112 KIMMICK NW

GENERAL DRAINAGE PLAN NOTES:

1. It is recommended that the Owner obtain a Geotechnical Evaluation of the on—site soils prior to foundation/structural design.

2. This plan recommends positive drainage away from all structures to prohibit ponding of runoff adjacent to the structure. Future alterations of the grades next to the structures are not recommended.

3. Irrigation within 10 feet of any proposed structure is not recommended. Irrigation water adjacent to the structures could cause settlement.

4. This plan establishes on—site drainage and assumes no responsibility for subsurface analysis, foundation or structural design, or utility design.

5. Local codes may require all footings to be placed in natural undisturbed soil. If the contractor plans to place footings on engineered fill, a certification by a registered Professional Engineer is recommended.

6. It is recommended that the Owner obtain the services of a Geotechnical Engineer to test and inspect all earthwork aspects of the project.

7. The property boundary shown on this plan is given for information only to describe the project limits. Property boundary information shown hereon does not constitute a boundary survey.

8. All work shall be constructed in accordance with the City of Albuquerque Standard Specifications for Public Works Construction with updates.

9. All work on this project shall be performed in accordance with applicable Federal, State, and Local laws, rules, and regulations concerning construction safety and health.

10. Contactor shall ensure that no site soils/sediment or silt enters the righ—of—ways during construction.

11. Areas disturbed due to construction shall be restored per City of Albuquerque Spec. 1012 native seed mix.

DRAINAGE PLAN

SCOPE:

BLOCK 6 VOLCANO CLIFFS

VOL. D4, FOLIO 106

01/19/1971

Pursuant to the latest City of Albuquerque and Bernalillo County Ordinances, the Drainage Plan shown hereon outlines the drainage management criteria for controlling developed runoff on and exiting the project site. A single family home is proposed for the site with associated parking, access, landscaping, and utility improvements.

SURVEY NOTES:

1. FIELD SURVEY PERFORMED ON AUGUST 2017. 2. ALL DISTANCES SHOWN ARE GROUND DISTANCES.

"S21. S22. S28. S27. T11. R2E. 1911"

AND SHOWN FOR ORIENTATION ONLY.

3. BASIS OF BEARINGS IS STATE PLANE NAD 83

NM CENTRAL ZONE USING USGLO SECTION CORNER

4. ELEVATIONS REFERENCED TO NAVD 88 VERTICAL

5. THIS IS NOT A BOUNDARY SURVEY. BOUNDARY

INFORMATION SHOWN TAKEN FROM RECORD PLAT

DATUM. PROJECT BENCHMARK IS USGLO SECTION

CORNER "S21, S22, S28. S27, T11, R2E, 1911"

EXISTING CONDITIONS:

Presently, the 0.33 acre site is undeveloped. The site is bounded on the north by Kimmick Drive NW, and on the west, south, and east by private property. The site is relatively level in the center and slopes to the southwest. As shown on FEMA Panel #112G, the site is not located in a 100 year flood plain.

PROPOSED CONDITIONS:

Per the SAD 228 Drainage Report by Wilson & Company, drainage from the lots has been master planned to be intercepted by drainage features downstream of the properties. Current COA Drainage Ordinance requires that ponds must be provided to handle the First Flush volume which has been calculated and is included on this plan. As shown by the plan, the building is located in the center of the lot. No off-site flows enter the site due to existing grades on adjacent properties. On site flows for the northern portion of the lot will drain around the structure and flow to the northwest to the first flush retention pond. All roof drainage will discharge from the roof to the lot and be directed around the structure to the existing drainage paths and pond.

Supplemental calculations are shown as part of this Grading and Drainage plan.

CALCULATIONS:

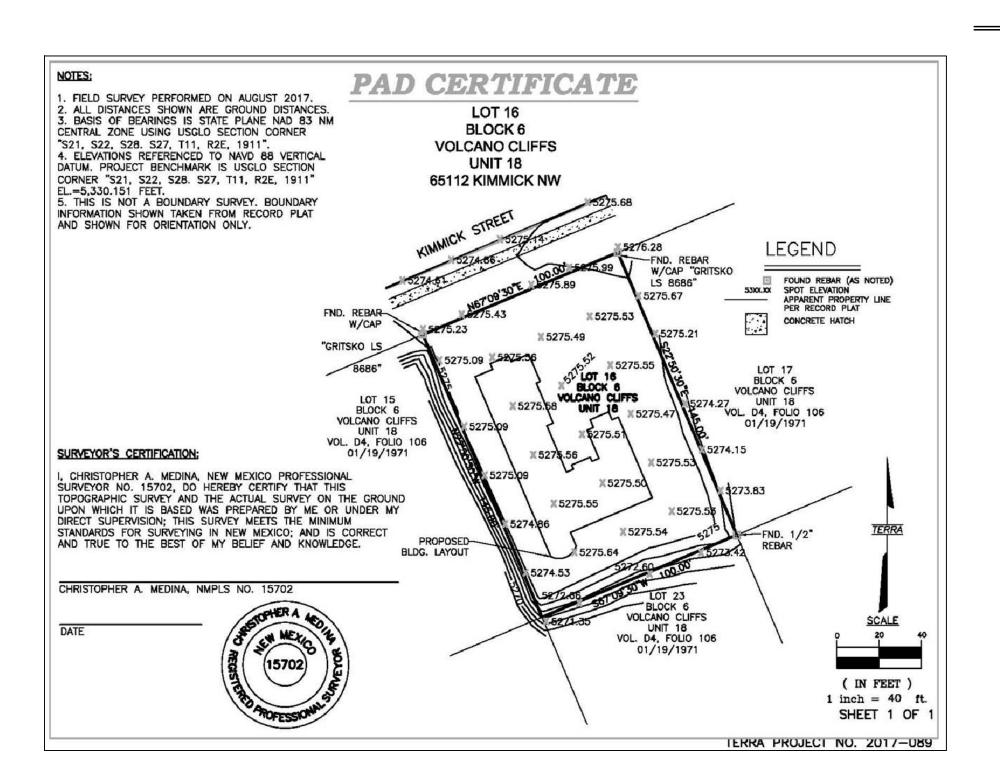
The calculations shown hereon define the 100 year-6 hour design storm falling within the project area under existing and developed conditions. The Hydrology is per "Section 22.2, Hydrology of the Development Process Manual, Volume 2, Design Criteria, for the City of Albuquerque, New Mexico in cooperation with Bernalillo County, New Mexico and the Albuquerque Metropolitan Arroyo Flood Control Authority.

PROPERTY ADDRESS:

65112 KIMMICK DRIVE NW 87120

TOPOGRAPHY:

Topographic information provided by Christopher Medina dated August, 2017.



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FEMA FLOODWAY MAP

STANDARD GRADING NOTE:

WITH LANDSCAPING SHALL BE SEEDED.

THE MAXIMUM GRADED SIDE SLOPE SHALL NOT EXCEED 3

FEET (HORIZONTALLY) TO 1 FOOT (VERTICALLY). AREAS

DISTURBED BY GRADING WHICH WILL NOT BE TREATED

Areas: (acres)					WEST POND	VOLUME
		Existing	Proposed		ELEV.	AREA
Freatment A		0.33	0.00		5275	2063
Treatment B		0.00	0.19			
Treatment C		0.00	0.00		5274.5	692
Treatment D		0.00	0.14			
	Total (acres) =	0.33	0.33		TOTAL PONE	O VOL =
				1		

Volume	100 year	100 year	10 year	10 year	2 year	2 year
	Existing	Proposed	Existing	Proposed	Existing	Proposed
Volume (acre-feet) =	0.012	0.034	0.002	0.018	0.000	0.009
Volume (cubic feet) =	527	1,463	96	782	0	373

FIRST FLUSH REQUIRED POND VOL = 0.34"/(12"/FT)*(0.33 AC * 43560 SF/AC) = 407 CF

Total Q(p), cfs:						
	100 year	100 year	10 year	10 year	2 year	2 year
	Existing	Proposed	Existing	Proposed	Existing	Proposed
	Q(p)*A	Q(p)*A	Q(p)*A	Q(p)*A	Q(p)*A	Q(p)*A
Treatment A	0.43	0.00	0.08	0.00	0.00	0.00
Treatment B	0.00	0.39	0.00	0.14	0.00	0.01
Treatment C	0.00	0.00	0.00	0.00	0.00	0.00
Treatment D	0.00	0.61	0.00	0.40	0.00	0.24
Total Q (cfs) =	0.43	1.00	0.08	0.55	0.00	0.24

	LEGEND	
	EXISTING	PROPOSED
CONTOUR	6045	6045
PROPERTY LINE -		
ROAD		
SETBACK -		
WALL		<i>←</i>
SPOT ELEVATION	X 5275.89	++.

VICINITY MAP

ZONE ATLAS D-10

PAD CERTIFICATION WITH SURVEY WORK BY PROFESSIONAL SURVEYOR

I, Jackie Mcdowell, NMPE #10903, of the firm McDowell Engineering, 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 plan. The survey information on the plan been obtained by Chrisotpher Medina, NMPS #15702 of the firm Terra Land Surveys, LLC. This certification" is submitted in support of a request for Pad Certification for Building Permit release. 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 the record document are advised to obtain independent verification of its accuracy before using it for any other purpose.



NEW MEXICO

ENGINEER'S CERTIFICATION:

I, Jackie S. McDowell, hereby certify that I personally inspected the site shown on this plan on September 1, 2017 and as of that date it appeared that no filling, grading, or excavation had occurred thereon since completion of the topographic survey used to prepare this plan.

LOT 16, BLOCK 6, UNIT 18 VOLCANO CLIFFS SUBDIVISION

CITY OF ALBUQUERQUE, BERNALILLO COUNTY

MICHAEL SANCHEZ - CRUZ & BRENDA - GRADING & DRAINAGE PLAN

TELE: 505-828-2430 • FAX: 505-821-4857 Checked JSM Drawn STAFF signed JSM

SANI0417L SEPTEMBER,2017