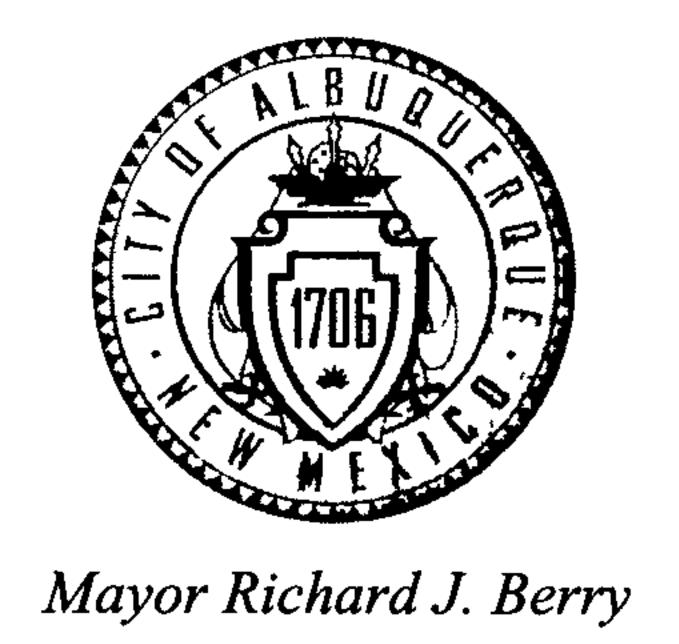
CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director



January 31, 2017

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

RE: Volcano Cliffs Subdivision Lot 1, Block 8, Unit 18 6512 Papagayo Rd. NW
Grading and Drainage Plan
Engineers Stamp Date 1/30/17 (D10D003O1)

Dear Mr. Metro,

Based upon the information provided in your submittal received 1/30/17, this plan is approved for Grading Permit. Building permit will not be issued until Pad Certification is obtained

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 1/30/17 must be provided with the wall permit application. Also, please advise the contractor/owner that the ponds must stay in place or CO will not be granted.

Albuquerque

PO Box 1293

A pad certification is required before concrete is poured, either by a letter from you stating that the pad is built according to the plan submitted or by an as-built with elevations plotted.

New Mexico 87103

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

www.cabq.gov

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

Sincerely,

Shahab Biazar, P.E.

City Engineer, Albuquerque

Planning Department

RR/SB C: File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 69 2315)

Legal Description: Lot 1 Block 8 Unit 18 VCS Tity Address 6512 Papagaga Ro Now ABB N	M 87(12
ngineering Firm: Wilson & Company Alless: 4900 Long Are NE ABO NM 8711	Contact Stew Metro
tione# 505-280-4557 Fav# 505-348-40	55 E-mail. Steve. Metro @ wilson
Idress 1912 San Bregge 5th NW Sone 505.440-4632 Fax=	Contact. Mia Huynh
one= 505.440-4632 Fax=	E-mail Mhuynha coment. 1
chiteet: Idress	Contact:
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Metro, Steven J.

From: Sent:

Rael, Rudy E. <RRael@cabq.gov> Thursday, January 19, 2017 10:03 AM

To: Subject:

Metro, Steven J. 6512 Papagayo

Mr. Metro,

This email is being sent in lieu of an attached comment letter in order to expedite our comments.

Response to comments should continue to be included in the resubmittal. A reply to these comments via email will not be considered a resubmittal.

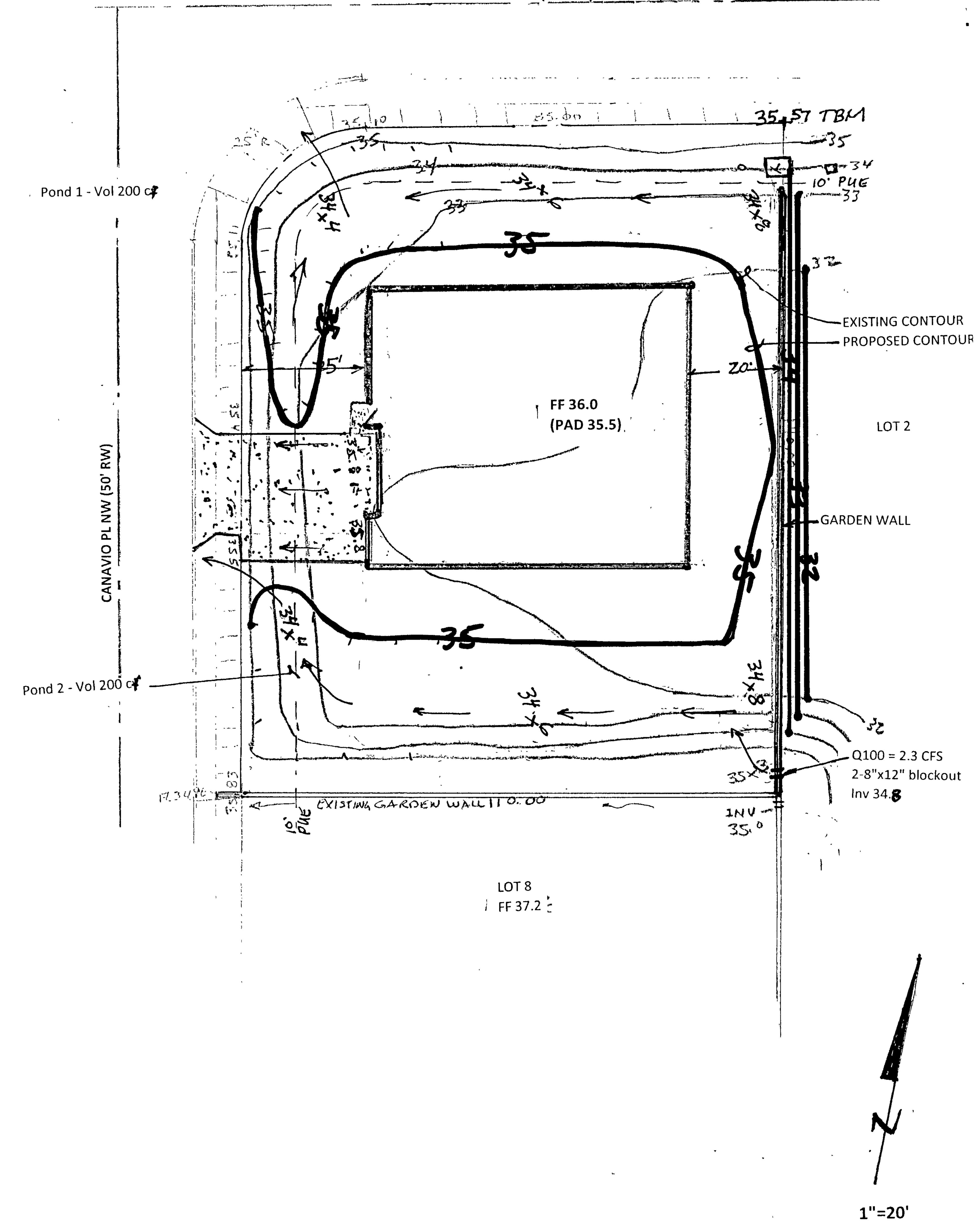
Based upon the information provided in your submittal received 1/17/17, the above referenced Grading and Drainage plan dated 1/17/17

cannot be approved for Grading Permit until the following comments are addressed:

- Provide a note stating that future garden walls require a separate permit and this plan should be used for their placement.
- Also state that future garden walls require an opening 3" above grade in the SW corner.
- Provide a statement that a pad certification is required before a building permit is given.

If you should have any questions feel free to contact me or Shahab Biazar at 924-3999.

Rudy E. Rael, CE, CFM
Engineer Assistant, Hydrology
Planning Department
600 2nd St. NW Suite 201
Albuquerque NM 87102
(505) 924-3977



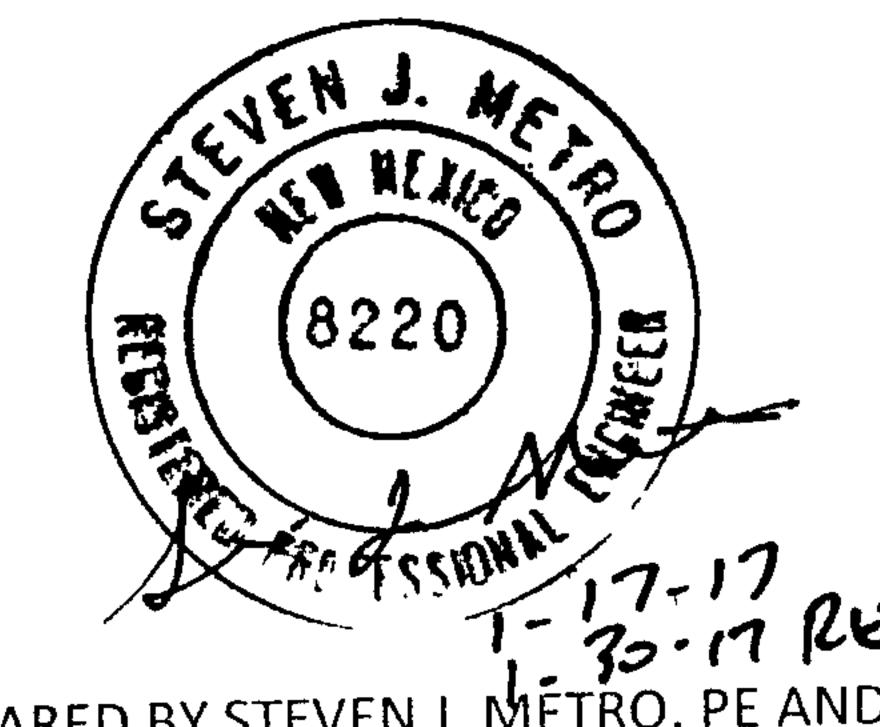
Note:

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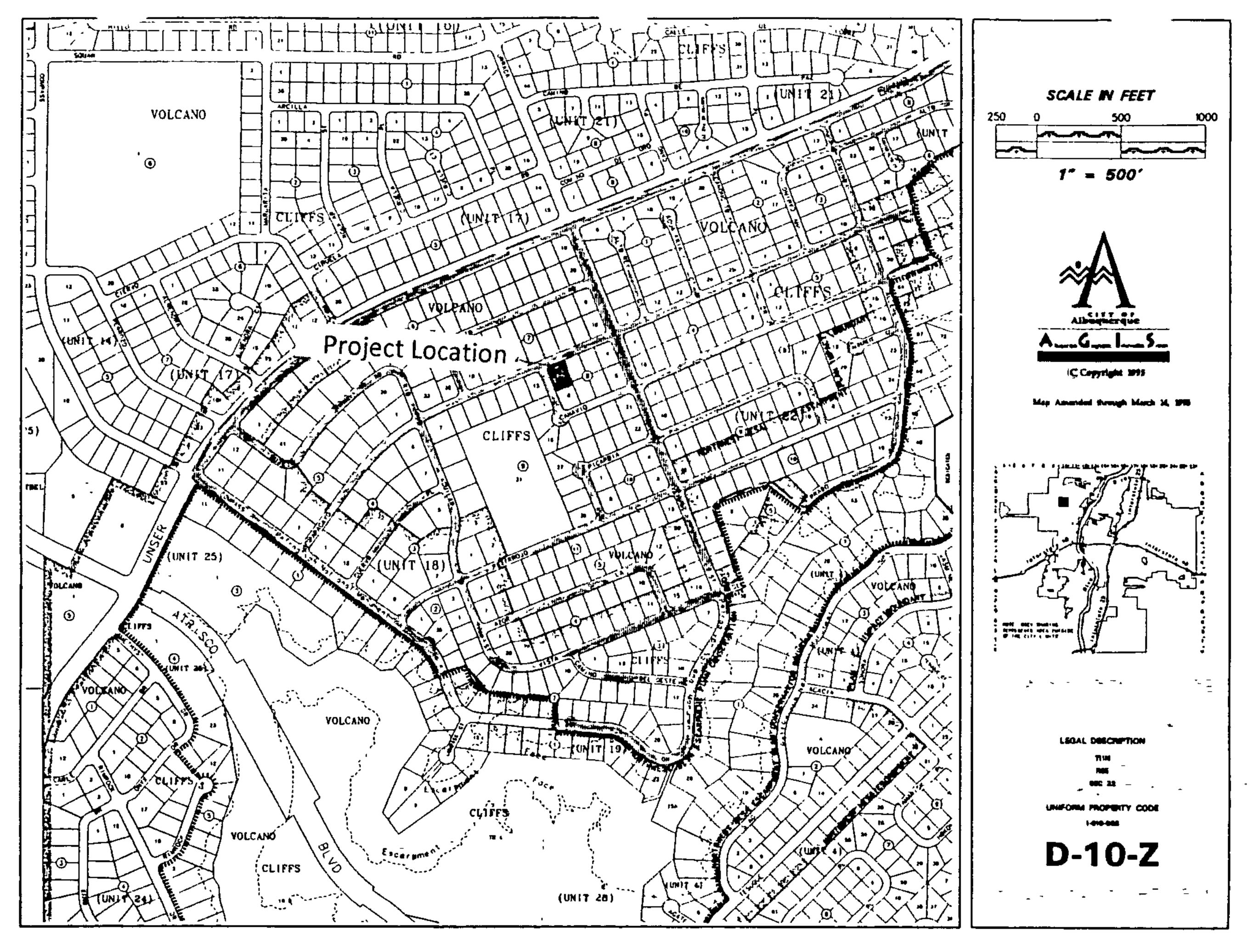
		· <u>-</u>		Q100 CFS	TOTAL	SAD 228	
LOT 1, BLOCK 8, UNIT	AREA LOT	<u>%</u>	SAD 228 DMP %	ZONE 1	<u>PROP</u> Q100 CFS	<u>DMP</u> Q100 CFS	
<u>18 VCS</u>	<u>SF</u>	<u>70</u>	<u>DIVII 70</u>		<u> </u>		
TYPE D	5,250	38%	50	4.37	0.53	0.70	
TYPE C	7,220	52%	40	2.87	0.48	0.37	
TYPE B	<u>1,400</u>	<u>10%</u>	<u>10</u>	2.03	0.07	0.06	
	13870	100%	100		1.07	1.13	



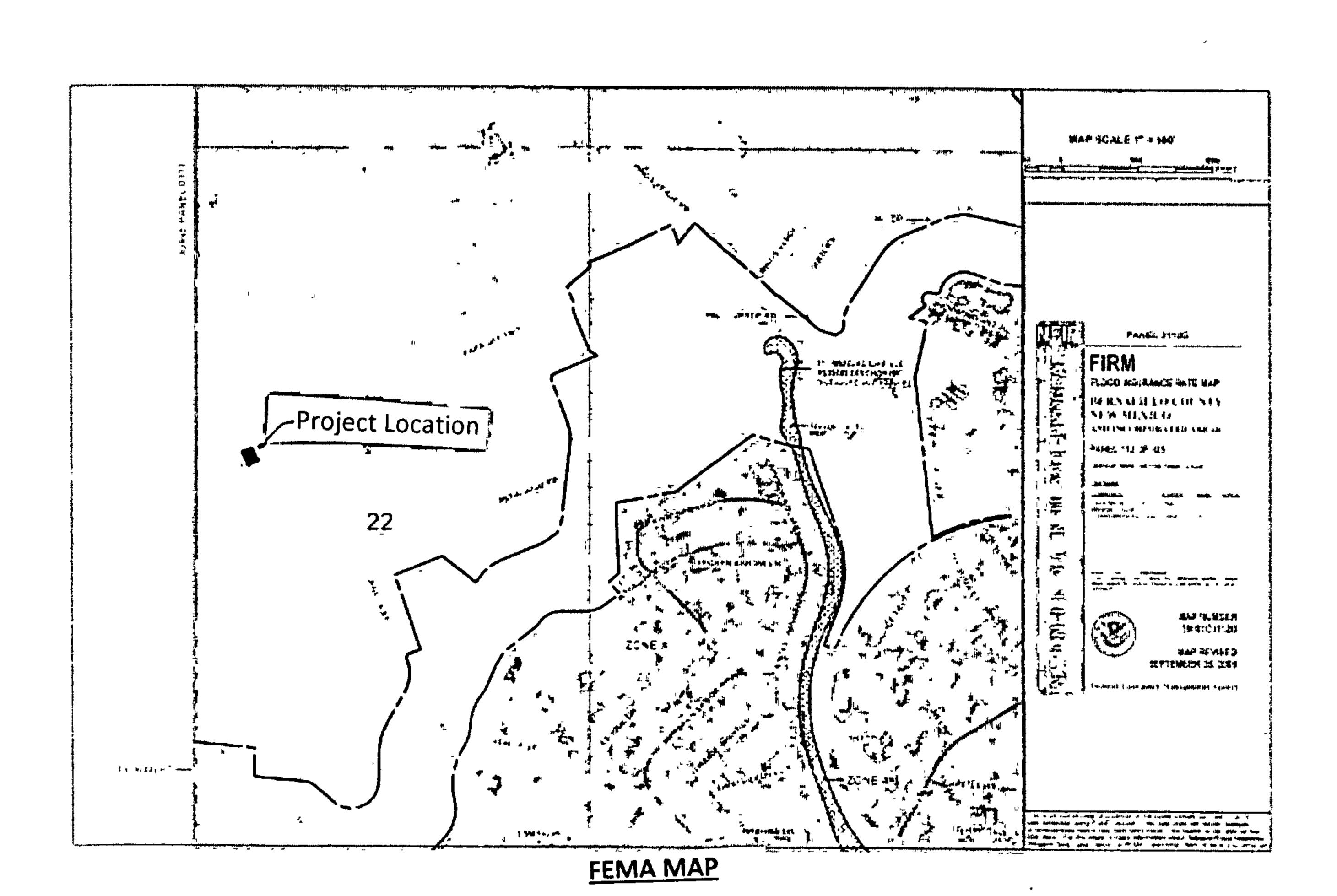
PREPARED BY STEVEN J. METRO, PE AND PS

GRADING & DRAINAGE PLAN 6512 Papagayo Road, NW LOT 1, BLOCK 8, UNIT 18 VCS

Sheet 2 of 2



VICINITY MAP



<u>Narrative</u>

Grading and Drainage Plan for the construction of the building pad for Lot \underline{I} , Block \underline{Y} , Unit \underline{IY} , Volcano Cliff S Subdivision, being a part of SAD 228.

Address: 6512 Papagago Rol NW

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 **400** 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.



4900 LANG AVE., N.E.
SUITE 200
ALBUQUERQUE, NEW MEXICO
87109

8/109 PH (505) 348-4000 FAX (505) 348-4072 GRADING AND DRAINAGE PLAN

LOT 1, BLOCK 8, UNIT 18, VCS

ADDRESS: 6512 Papagaya Rd NW

SHEET 1 OF 2

Rael, Rudy E.

From:

Rael, Rudy E.

Sent:

Thursday, January 19, 2017 10:03 AM

To:

'Metro, Steven J. (Steven.Metro@wilsonco.com)'

Subject:

6512 Papagayo

Mr. Metro,

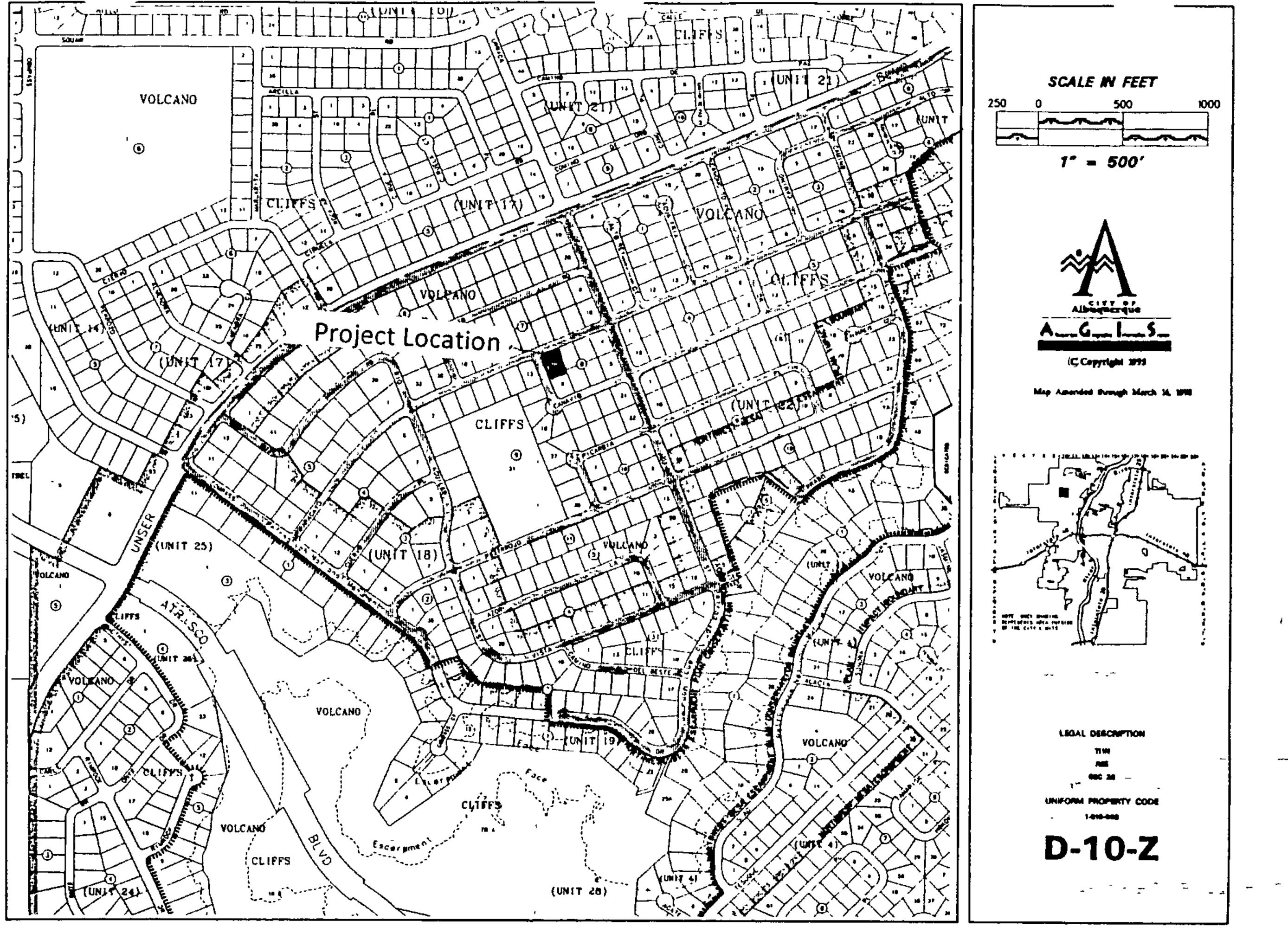
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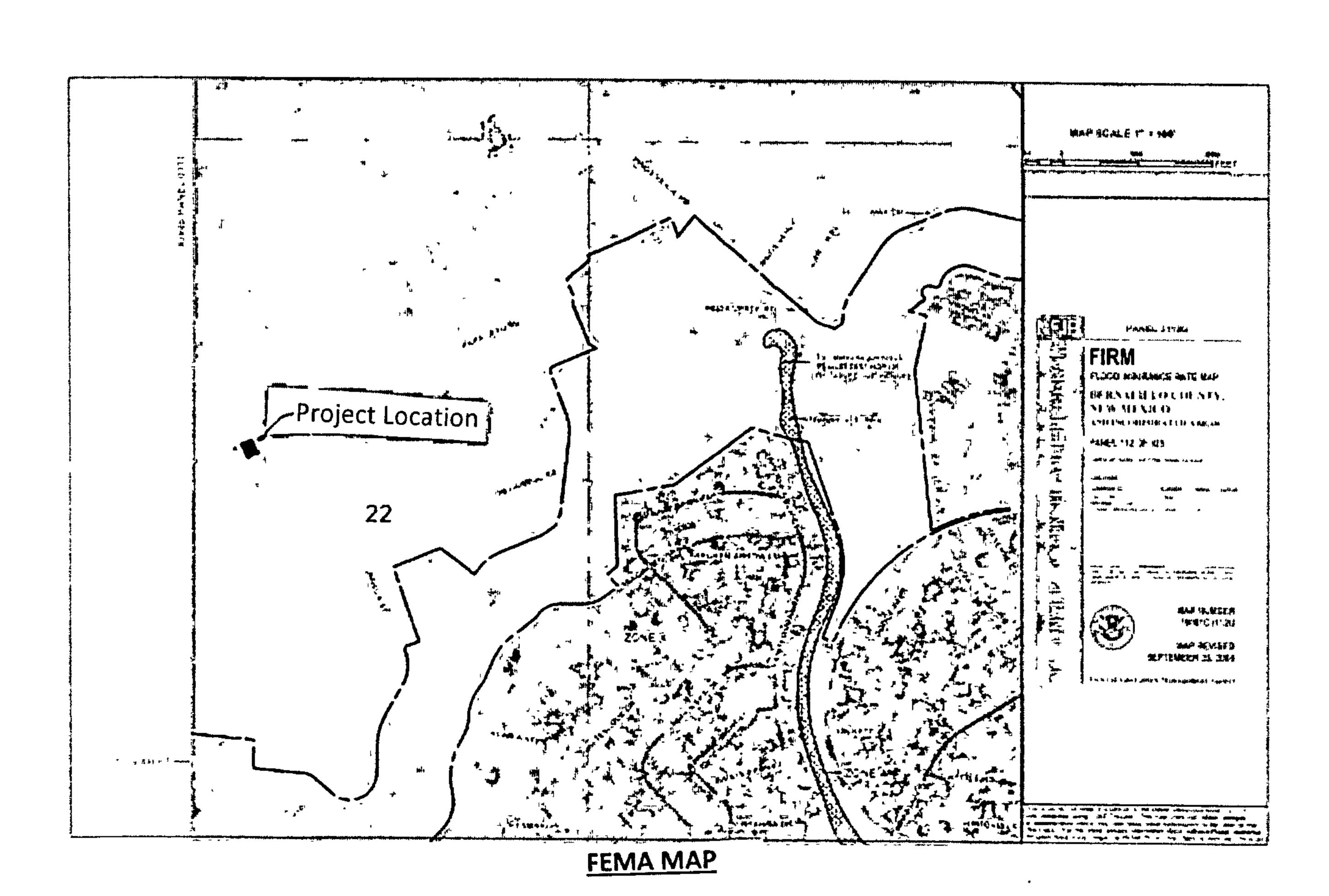
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VICINITY MAP



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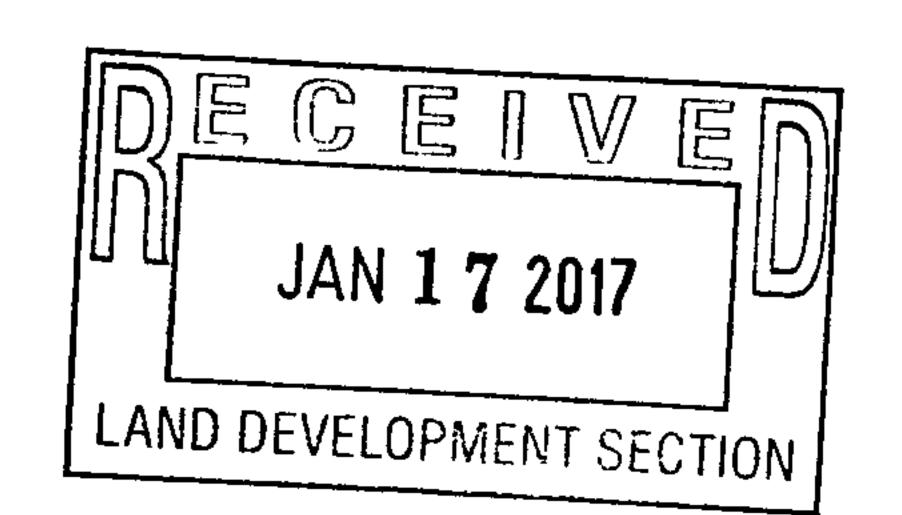
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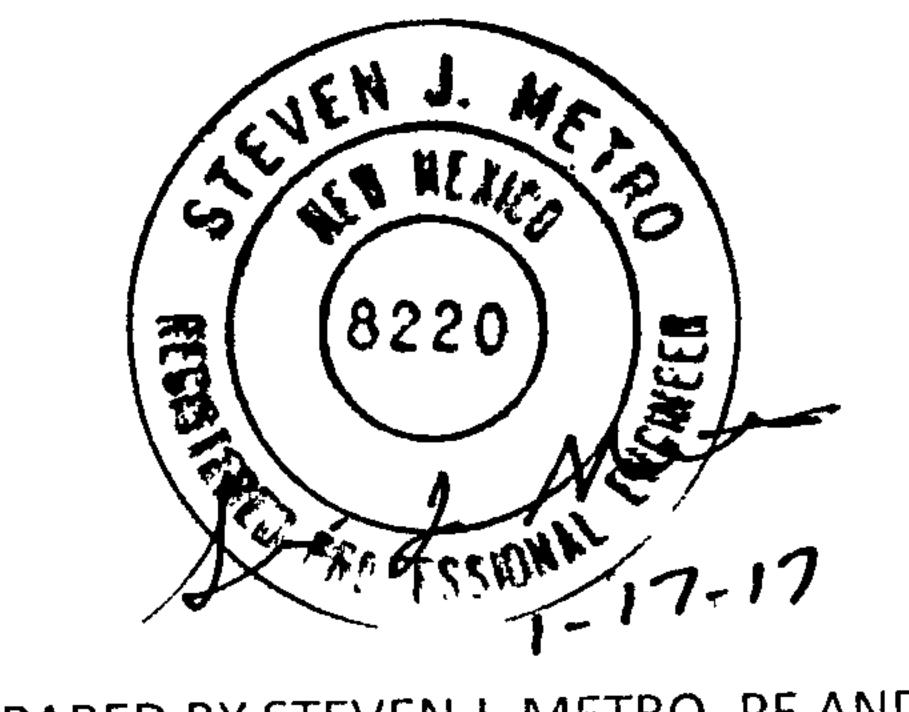
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GRADING AND DRAINAGE PLAN
LOT 1, BLOCK 8, UNIT 18, VCS
ADDRESS: 6512 Papa gays Rd NW

SHEET 1 OF 2

PAPAGAYO RD NW (50' RW) Pond 1 - Vol 200 🗱 -EXISTING CONTOUR PROPOSED CONTOUR FF 36.0 (PAD 35.5) LOT 2 -GARDEN WALL Pond 2 - Vol 200 c -Q100 = 2.3 CFS2-8"x12" blockout CXISTING GARDEN WALL 110.00 TI-VNI 35.0 LOT 8 FF 37.2

				Q100 CFS	TOTAL	<u>SAD 228</u>
LOT 1, BLOCK 8, UNIT	AREA LOT		<u>SAD 228</u>	<u>/ ACRE</u>	PROP	<u>DMP</u>
<u> 18 VCS</u>	<u>SF</u>	<u>%</u>	<u>DMP %</u>	ZONE 1	Q100 CFS	Q100 CFS
TYPE D	5,250	38%	50	4.37	0.53	0.70
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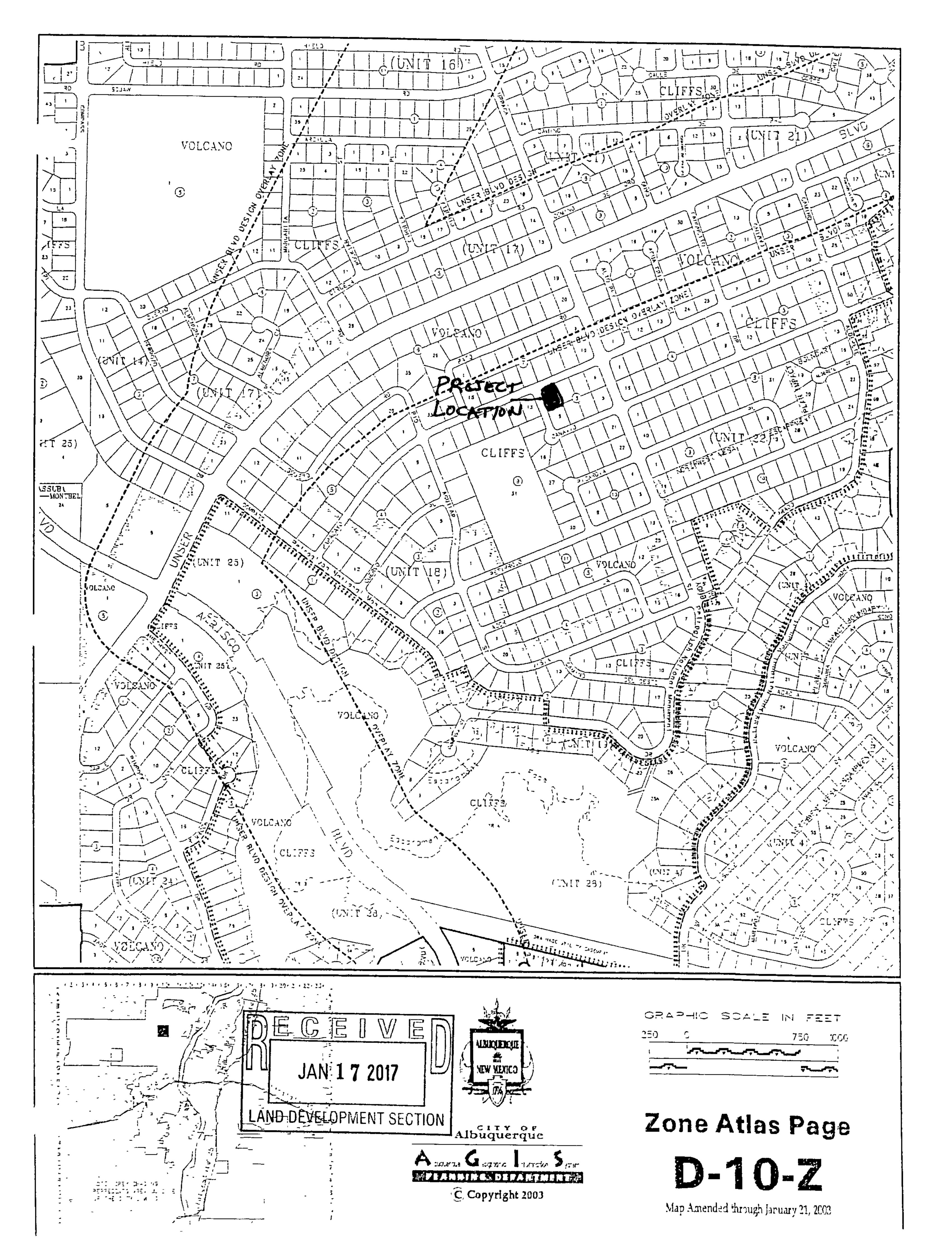


PREPARED BY STEVEN J. METRO, PE AND PS GRADING & DRAINAGE PLAN

6512 Papagayo Road, NW LOT 1, BLOCK 8, UNIT 18 VCS

Sheet 2 of 2

1"=20'





City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (PEN 09 2 115)

Project Title: 6512 Papasaso RJNW	GPD Building Permit # City Drawinge #. DIOCOSO
DED-	Work Order=
Legal Description: Lot 1 Block 8 Unit 18	BVCS
	3B NM 87112
Engineering Firm: Wilson & Company	Contact. Stew Metro
Address 4900 Long Ave NE ABO N Phone= 505-280-4557 Fax= 505-3	M 87109
	348-4055 E-mail steve. Metrocwilsina. C
Owner: American Howe Realty	Contact Mia Huynh
Address. 1912 Sa- Bregge 5+ NW Phone= 505-440-4632 Fax=	
1 HORE FOX=	E-mail Mhuysha coment. Net
Architect:	Contact
Address. Phone=	
Phone=	E-mail·
Other Contact:	Contact.
Address: Phone=	
Phone= Fax#	E-mail·
Check all that Apply	
DEPARTMENT: HYDROLOGY/ DRAINAGE TRAFFIC/ TRANSPORTATION MIST EROSION & SEDIMENT CONTROL TYPE OF SUBMITTAL: ENGINEER/ ARCHITECT CERTIFICATION CONCEPTUAL G & D PLAN GRADING PLAN DRAINAGE MASTER PLAN DRAINAGE REPORT CLOMB/LOMB TRAFFIC CIRCULATION LAYOUT (TCL) TRAFFIC IMPACT STUDY (TIS) EROSION & SEDIMENT CONTROL PLAN JEGGY.	CHECK TYPE OF APPROVAL/ACCEPTANCE SOLGHT:
OTHER (SPECIFY)	PRE-DESIGN MEETING OTHER (SPECIFY)
IS THIS A RESUBMITTAL? Yes X No	
DATE SUBMITTED -17-17 B.	Ster Metro

CONSTAIT ELECTRONIC ST BWITTAL PECENTED ____