CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director

Mayor Richard J. Berry

November 30, 2017

Jesse Luehring, P.E.
Critical View Engineering, LLC
11501 Modesto Ave NE
Albuquerque, New Mexico 87122

Re: 6535 Vista Del Prado S.A.D. 228
Lot 18 Block 4 Volcano Cliff's Unit 19
Request for Permanent C.O. - Approved
Engineer's Stamp dated: 5-19-17 (D10D003T18)
Certification dated: 11-28-17

Dear Mr. Luehring,

Based on the Certification received on 11/29/2017, the site is acceptable for release of Certificate of Occupancy by Hydrology.

If you have any questions, you can 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: email

PO Box 1293
Albuquerque
NM 87103
www.cabq.gov

City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: G & D for 6535 Vista Del Prado Dr. Building Permit #: BP-2017-14828 City Drainage #: _____

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

Legal Description: Lot #18, Block #4, Volcano Cliffs Unit #19

City Address: 6535 Vista Del Prado Dr.

Engineering Firm: Critical View Engineering Contact: Jesse Luehring

Address: 11501 Modesto Ave NE

Phone#: 505-321-5917 Fax#: _____ E-mail: criticalviewabq@gmail.com

Owner: Lukas and Erica Gallegos Contact: _____

Address: _____

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

Surveyor: Rio Grande Surveying Contact: Rex Volger

Address: _____

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

Contractor : _____ Contact: _____

Address: _____

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

Check all that Apply:

DEPARTMENT:

x HYDROLOGY/ DRAINAGE

_____ TRAFFIC/ TRANSPORTATION

_____ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

X ENGINEER/ ARCHITECT CERTIFICATION

_____ CONCEPTUAL G & D PLAN

_____ GRADING PLAN

_____ DRAINAGE MASTER PLAN

_____ DRAINAGE REPORT

_____ CLOMR/LOMR

_____ TRAFFIC CIRCULATION LAYOUT (TCL)

_____ TRAFFIC IMPACT STUDY (TIS)

_____ EROSION & SEDIMENT CONTROL PLAN (ESC)

_____ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: X Yes _____ No

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

_____ BUILDING PERMIT APPROVAL

X CERTIFICATE OF OCCUPANCY (RESUBMITTAL)

_____ 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) _____

DATE SUBMITTED: _____ By: _____

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED: ___

Critical View Engineering
PO Box 93191
Albuquerque, NM 87199
505-321-5917

November 28, 2017

RE: Resubmittal of Drainage Certification by Engineer of Record **(To Support Certificate of Occupancy)**

Property Desc: Lot #18, Block #4, Volcano Cliffs Unit #19

I, Jesse J. Luehring, NM Professional Engineer #21684, working on behalf of Critical View Engineering, LLC, hereby certify that the grading and drainage of this property has been built according to the approved plans dated 5/24/17, and will drain in substantial compliance and in accordance with the design intent.

The record information edited onto the original design document has been obtained by either myself, or under my direct supervision by a registered Professional Surveyor, Rex Volger of Rio Grande Surveying, Inc, and is true and correct to the best of my knowledge and belief. This certification is for the pad elevation and site grading, and is submitted to support the Certificate of Occupancy for this residence.

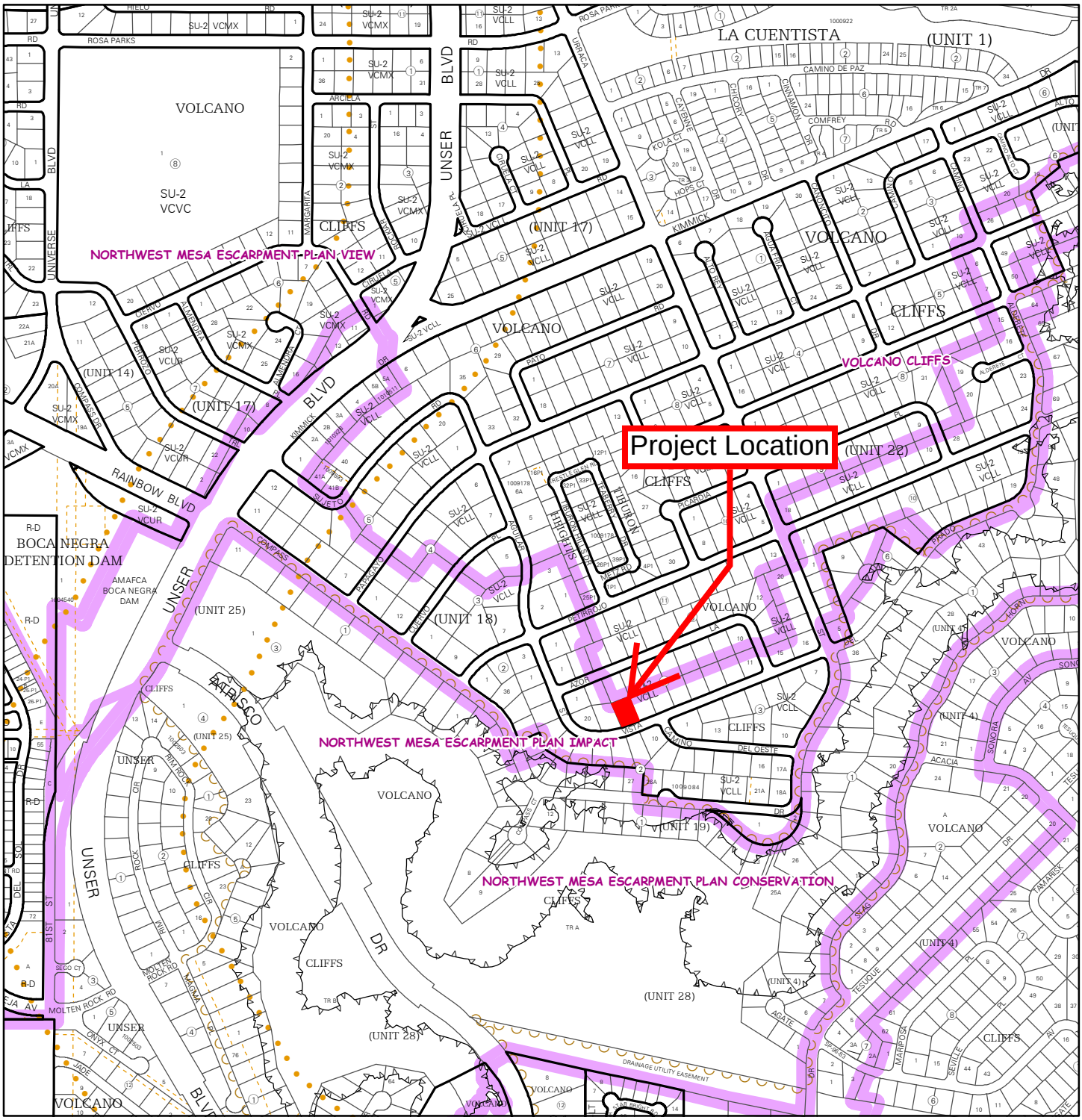
Note that the record information presented herewith is not necessarily complete, and intended only to verify substantial compliance of the grading and drainage aspects of the building pad. Those relying on this record document are advised to obtain independent verification of its accuracy.

Additionally, all comments provided by the City of Albuquerque on November 21st, 2017 have been addressed, and are reflected on the attached 'as-built' plan.

Warm regards,

Jesse Luehring, PE

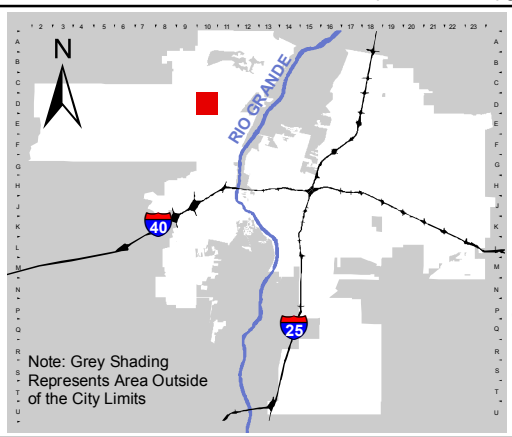
Attached: Revised Plan reflecting actual site conditions



For more current information and details visit: http://www.cabq.gov/gis

Albuquerque Geographic Information System

Map amended through: 1/28/2016



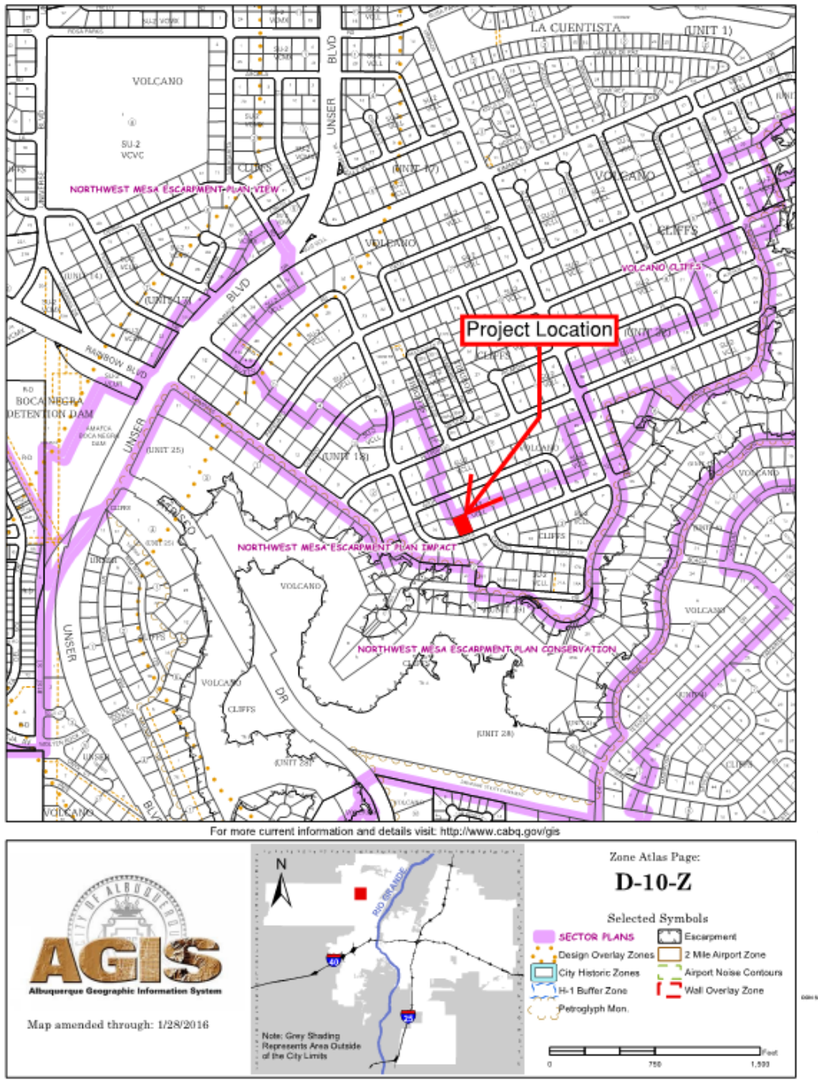
Zone Atlas Page:

D-10-Z

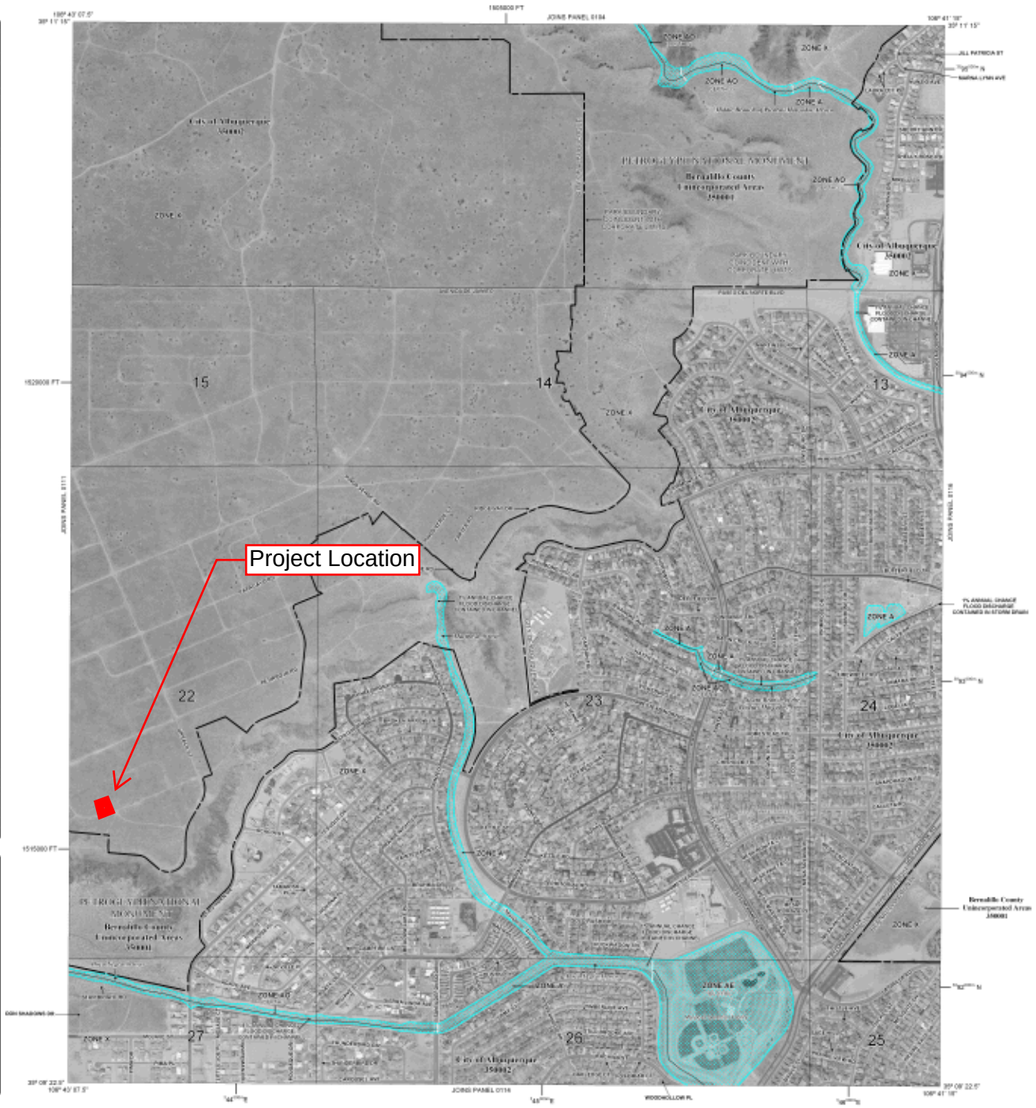
Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone

0 750 1,500 Feet



Vicinity Map



FEMA Flood Map

Narrative

This is a grading and drainage Plan for the construction of the building pad for the Lot at address *6535 Vista Del Prado NW (*Lot #18, Block #4, Volcano Cliffs Subdivision, a part of Special Assessment District 228)

The purpose of this plan is to establish the first floor elevation, house layout, and lot drainage including offsite flows. This drainage report has been prepared in accordance with the latest revision to the City of Albuquerque Development Process Manual. The development of the lot must comply with the SAD 228 Drainage Report dated January 2012

First Flush

The initial 'First Flush' to be managed on this lot is 0.44" less 0.10" initial abstraction, resulting in a net of 0.34" rainfall, or 181 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

6535 VISTA DEL PRADO NW

LOT #18, BLOCK #4, VOLCANO CLIFFS UNIT #19

Critical View Engineering, LLC
11501 Modesto Ave NE
Albuquerque NM, 87122
505-321-5917

JESSE J. LUEHRING
NEW MEXICO
21684
PROFESSIONAL ENGINEER

11-28-17

CRITICAL VIEW ENGINEERING

Drainage Intent:

Existing Conditions: This lot is an undeveloped 0.36 Acre lot, that is bound to the North, East and West by residential lots, with frontage to Vista del Prado Dr. to the South. The lot generally drains to the Southeast, with minimal offsite flows except for the developed lot to the north. This lot sends approximately 0.49 CFS via 2 South CMU wall openings during a 100 yr storm, based on the drainage plan of record for this property, dated 7/9/15.

Proposed Conditions: Improvements to the lot include a new residence and concrete driveway that will add approximately 6405 SF of impervious area, or 46% of the property area (SAD 228 DMP allows up to 50%).

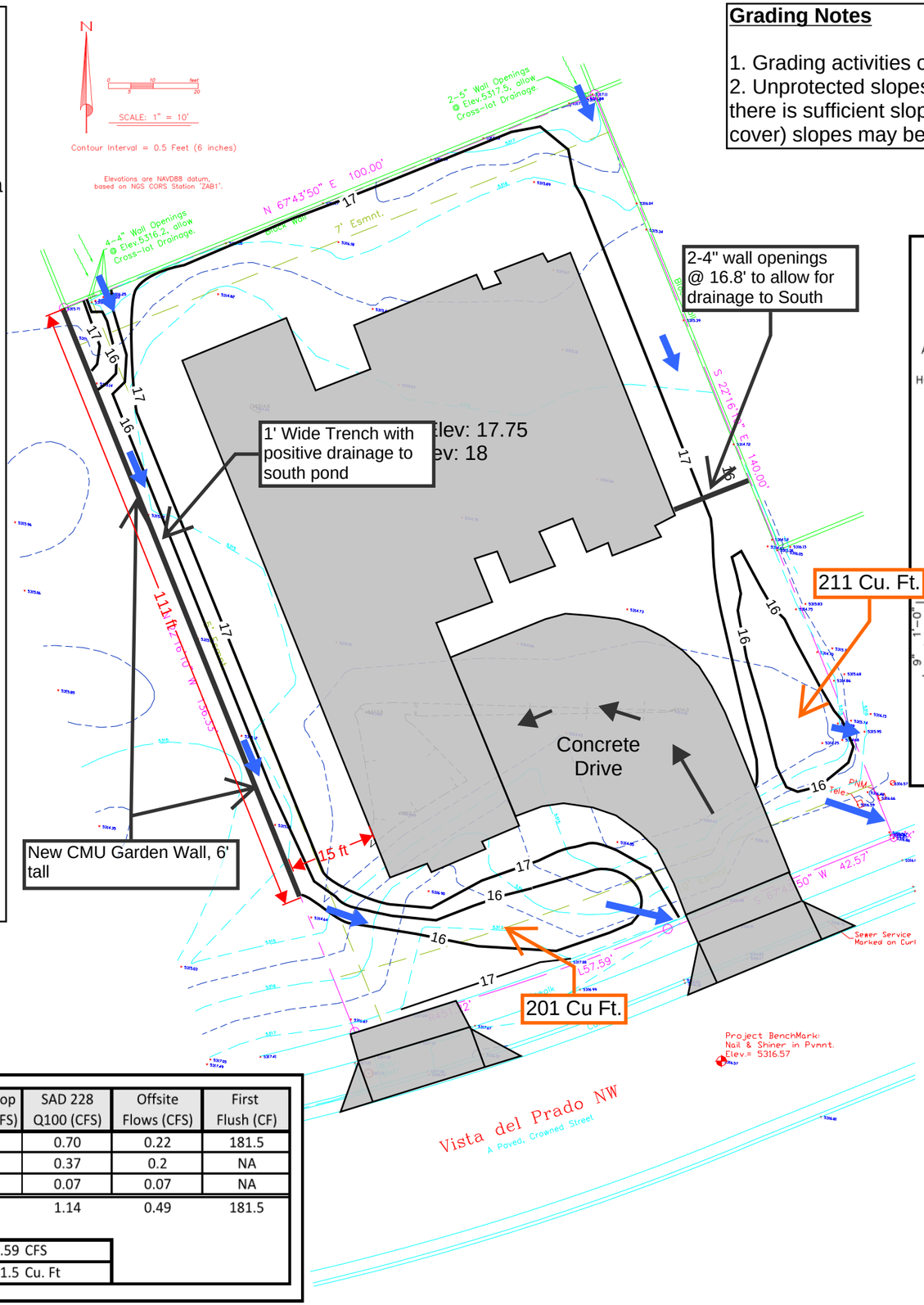
Two water quality retention ponds with a combined volume of 412 Cu. Ft. are designed to capture the 'first flush' of approximately 181 CF (1353 gal.). The existing sandy loam soils at the site are well drained (hydrologic soil group 'B') which will ensure a short retention time.

Runoff greater than the pond volumes will traverse the existing sidewalk, and discharge to the South end of the property, en route to the valley gutter that crosses Vista del Prado and drains to the inlet on Camino del Oeste, eventually discharging into Pond 6 near the intersection of Urracca St. and and Compass Ct.

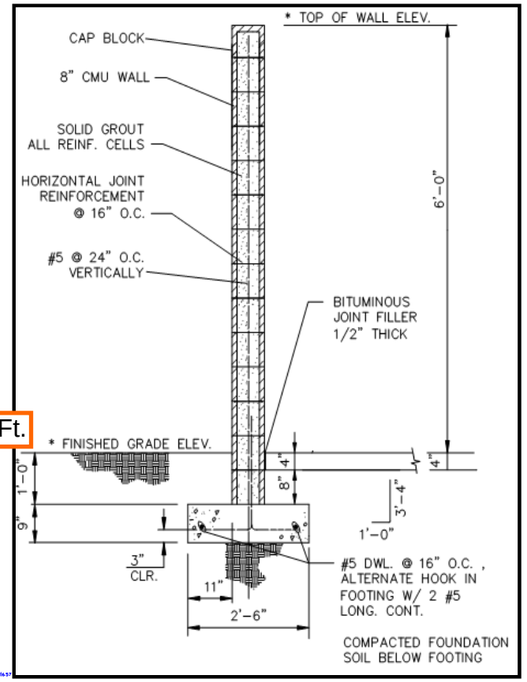
Additional improvements include the construction of approximately 118 LF of CMU garden wall, 6'-0" above grade. Backyard flows traversing through this wall will be conveyed through 2 separate CMU blocks turned sideways, which will allow 2.8 CFS of flow at 0.5 ft. of head.

Grading Notes

1. Grading activities on adjacent properties is not permitted.
2. Unprotected slopes shall be no steeper than 4H:1V. If there is sufficient slope protection (i.e. plantings or rock cover) slopes may be no steeper than 3H:1V.



CMU Garden Wall Detail



Drainage Calculations

Land Type	Area Lot (SF)	Property Area %	SAD 228 DMP %	Q100 CFS/ Acre Zn 1	Total Prop Q100 (CFS)	SAD 228 Q100 (CFS)	Offsite Flows (CFS)	First Flush (CF)
Type D	6405	46%	50%	4.37	0.64	0.70	0.22	181.5
Type C	5595	40%	40%	2.87	0.37	0.37	0.2	NA
Type B	2000	14%	10%	2.03	0.09	0.07	0.07	NA
	14000	100%	100%		1.10	1.14	0.49	181.5

TOTAL Q:	1.59 CFS
First Flush:	181.5 Cu. Ft

NOTE: This drawing is a revision as of 11/28/17 reflecting the actual final grading of the property.

GRADING AND DRAINAGE PLAN

6535 VISTA DEL PRADO NW

LOT #18, BLOCK #4, VOLCANO CLIFFS UNIT #19

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