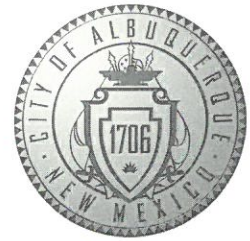


CITY OF ALBUQUERQUE

Planning Department
David Campbell, Director



Mayor Timothy M. Keller

February 6, 2018

Reza Afaghpour, PE
SBS Construction and Engineering, LLC
10209 Snowflake Ct NW
Albuquerque, NM 87114

**Re: Lot 7 Block 8 Volcano Cliffs Unit 4
6728 Mariposa Pl NW
Grading & Drainage Plan
Engineer's Stamp dated: 2-2-18 (D10D012)**

Dear Mr. Afaghpour,

Based upon the information provided in your submittal received 2/2/2018, this plan is approved for Grading Permit.

Please inform the builder/owner to 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 2/2/18.

Prior to Building permit approval a Pad Certification will be required, provided by the Engineer with pad cert language or a registered Land Surveyor with as build spot elevations.

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

If you have any questions, you can contact me at 924-3986 or Rudy Rael at 924-3698.

Sincerely,

James D. Hughes, P.E.
Principal Engineer
Planning Department

RR/JDH

C: Hydrology files

Location
Lot 7, Block 8, Unit 4, Volcano Cliffs Subdivision, is located at 6872 Mariposa Pl., NW containing 0.1570 acre. See attached portion of Vicinity Map D-10-Z for exact location.

Purpose
The purpose of this drainage report is to present a grading and drainage solution for new buildings and improvements for Lot 7, Block 8, Unit 4, Volcano Cliffs Subdivision.

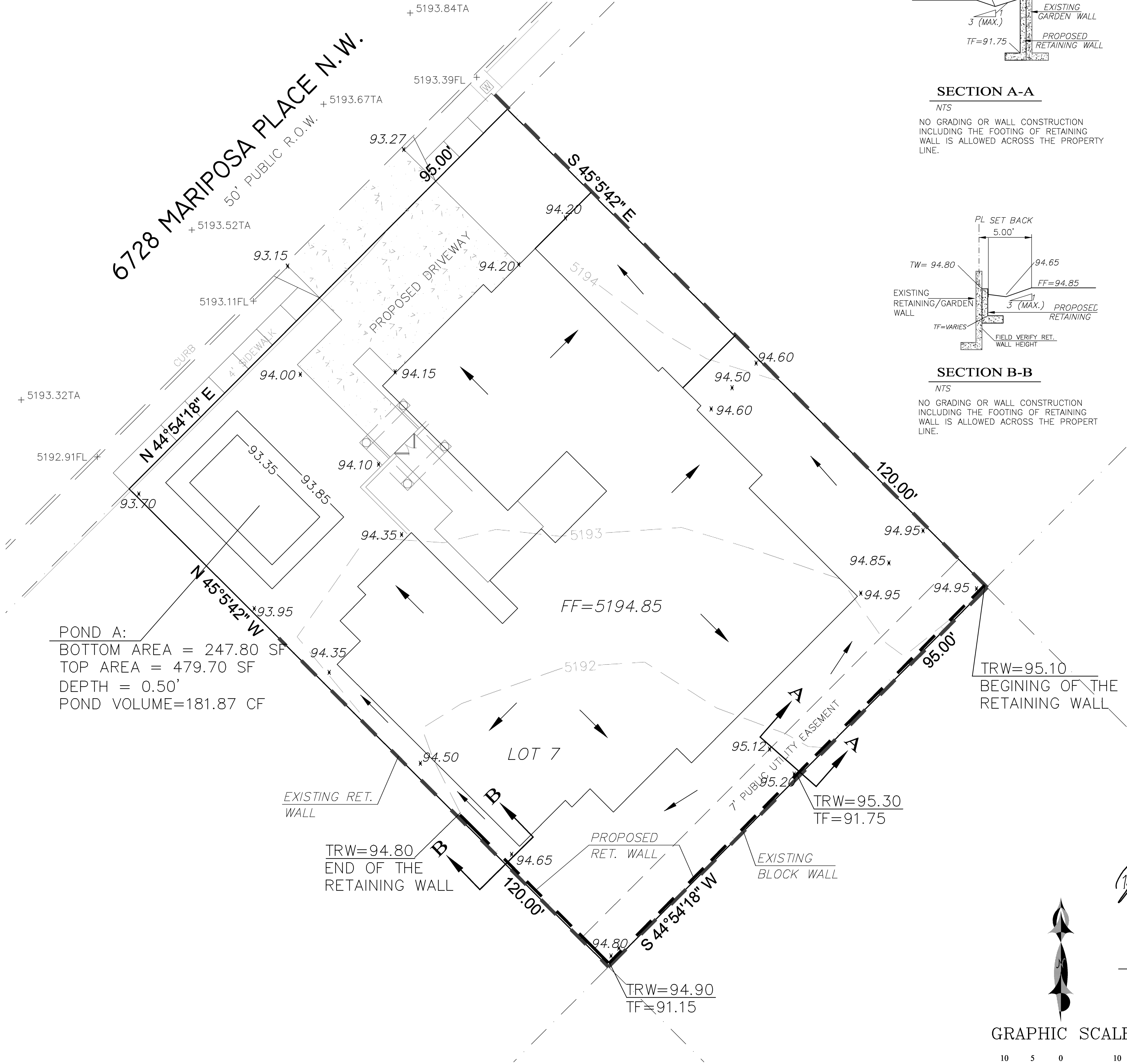
Existing Drainage Conditions
This Lot drains to the southwest corner of the lot and no other offsite flows enters this site. There are existing block walls to the east and south of the property. There is existing retaining/garden wall at west property line.

Proposed Conditions and On-Site Drainage Management Plan
There are existing block walls to the east and south property lines. There is existing retaining/garden wall at west property line. We are proposing retaining walls at south and a portion of west property line. Most of the runoff under the developed conditions will drain to the front (Mariposa Pl., NW). There is first flush pond located at front the Lot at discharge points. First flush volume requirement for Lot 7 is 160.08 cf and total volume pond A provided is 181.87 cf.

- GENERAL NOTES:**
- 1: CONTOUR INTERVAL IS HALF (1.00) FOOT.
 - 2: ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION 17_D10, HAVING AN ELEVATION OF 5325.068 FEET ABOVE SEA LEVEL.
 - 3: UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/ OR DEPTH PRIOR TO EXCAVATION OR DESIGN CON-SIDERATIONS.
 - 4: THIS IS NOT A BOUNDARY SURVEY, BEARINGS ARE ASSUMED, DISTANCES AND FOUND PROPERTY CORNERS ARE FOR INFORMATIONAL PURPOSES ONLY.
 - 5: SLOPES ARE AT 3:1 MAXIMUM. 6: ADD 5100 TO ALL PROPOSED SPOT ELEVATIONS.
 - 6: NO GRADING OR WALL CONSTRUCTION INCLUDING THE FOOTING OF RETAINING WALL IS ALLOWED ACROSS THE PROPERTY LINE.

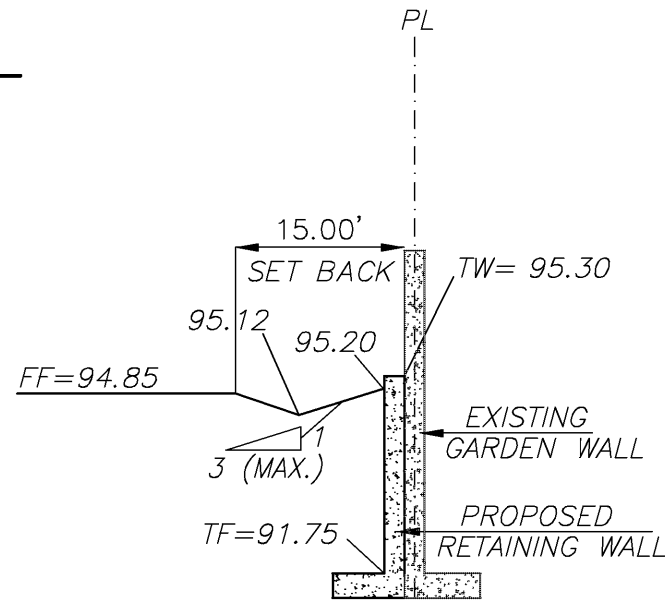
EROSION CONTROL PLAN AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUNOFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF



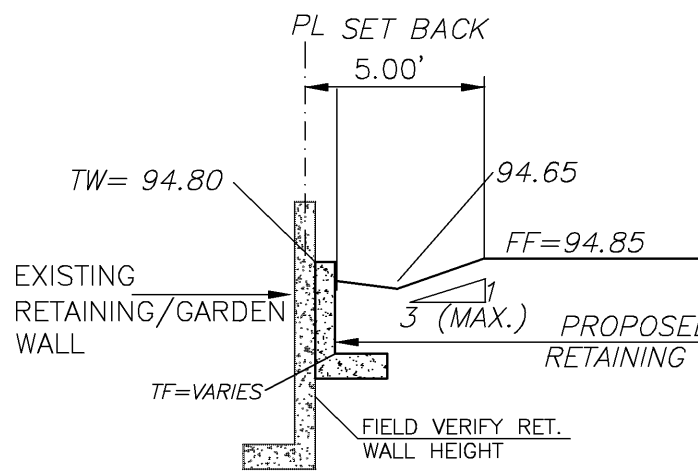
RETAINING WALL/GARDEN WALL NOTES

- 1) WEEP HOLES ARE REQUIRED TO BE 3" ABOVE GRADE
- 2) A SEPARATE PERMIT IS REQUIRED FOR ANY RETAINING WALLS OR GARDEN WALLS



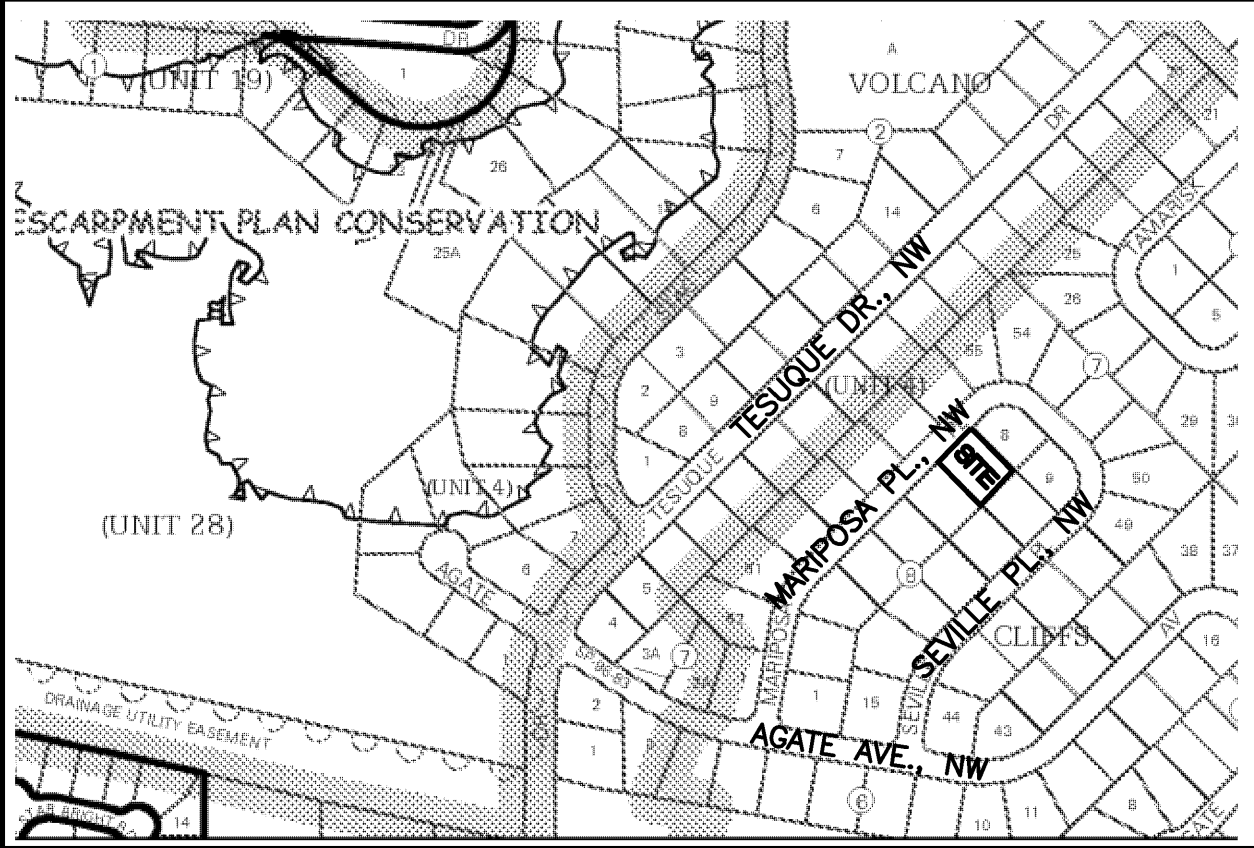
SECTION A-A

NTS
NO GRADING OR WALL CONSTRUCTION INCLUDING THE FOOTING OF RETAINING WALL IS ALLOWED ACROSS THE PROPERTY LINE.



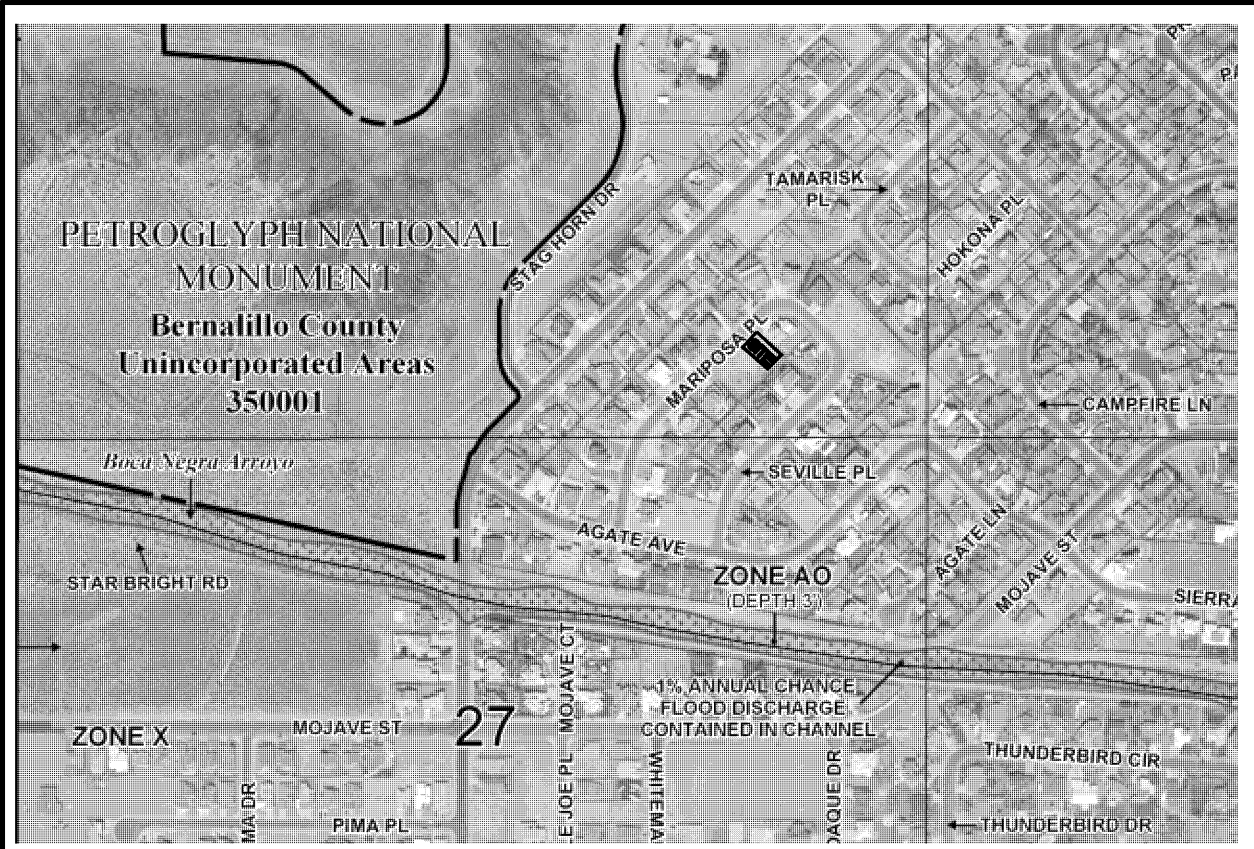
SECTION B-B

NTS
NO GRADING OR WALL CONSTRUCTION INCLUDING THE FOOTING OF RETAINING WALL IS ALLOWED ACROSS THE PROPERTY LINE.



VICINITY MAP:

D-10-Z



FIRM MAP:

FM35001C0112G

LEGAL DESCRIPTION:

LOT 7, BLOCK 8, UNIT 4, VOLCANO CLIFFS SUBDIVISION

ADDRESS: 6728 MARIPOSA PLACE, NW

LEGEND

- 5030--- EXISTING CONTOUR (MAJOR)
- 5029--- EXISTING CONTOUR (MINOR)
- BOUNDARY LINE
- x 42.70 PROPOSED SPOT ELEVATION
- x 5029.16 EXISTING GRADE
- x 5075.65 EXISTING FLOWLINE ELEVATION
- PROPOSED RETAINING WALL
- BC=41.30 BOTTOM OF CHANEL
- TF=42.00 TOP OF FOOTING
- TRW=45.12 TOP OF RETAINING WALL
- HP HIGH POINT
- 42.40 AS-BUILT GRADES
- x 5141.50 AS-BUILT SPOT ELEVATIONS
- FF=5142.30 FP=5142.25

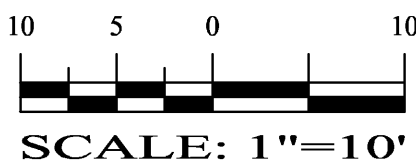


REZA AFAGHPOUR
P.E. #11814

SBS CONSTRUCTION AND ENGINEERING, LLC

10209 SNOWFLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505)899-5570

GRAPHIC SCALE



**6728 MARIPOSA PLACE, NW
GRADING PLAN**

DRAWING:	DRAWN BY:	DATE:	SHEET #
201804-GD.DWG	SH-B	2-1-2018	1

LAST REVISION: 2-2-2018



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 10/2015)

Project Title: 6728 Mariposa Place, NW **Building Permit #:** _____ **Hydrology File #:** _____
DRB#: _____ **EPC#:** _____ **Work Order#:** _____
Legal Description: Lot 7, Block 8, Unit 4, Volcano Cliffs Subdivision
City Address: 6728 Mariposa Place, NW

Applicant: SBS CONSTRUCTION AND ENGINEERING, LLC **Contact:** SHAWN BIAZAR
Address: 10209 SNOWFLAKE CT., NW, ALBUQUERQUE, NM 87114
Phone#: (505) 804-5013 **Fax#:** (505) 897-4996 **E-mail:** AECLLC@AOL.COM

Other Contact: _____ **Contact:** _____
Address: _____
Phone#: _____ **Fax#:** _____ **E-mail:** _____

Check all that Apply:

DEPARTMENT:

☒ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

☐ 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) _____

TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

☒ 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) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☒ No

DATE SUBMITTED: 2-2-2018 **By:** SHAWN BIAZAR

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____



City of Albuquerque

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