

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

March 23, 2023

David Soule, PE
Rio Grande Engineering
PO Box 93924
Albuquerque, NM 87199

RE: **Lot 19 Block 8 Volcano Cliffs Unit 5 SAD 227**
6823 Urraca NW
Grading and Drainage Plan
Engineers Stamp Date: 9/6/2021 (D10D024)
CO Certification Date: 2/15/2023

Mr. Soule:

PO Box 1293

Based upon the information provided in your submittal received 3/23/2023, this plan for Certificate of Occupancy cannot be approved until the following comment are addressed.

- Ponds must be filled with some type of gravel.

Albuquerque

If you should have any questions please contact me at 505-924-3695 or Rudy E. Rael at 505-924-3977.

NM 87103

Sincerely,

www.cabq.gov

Tiequan Chen, P.E. CFM
Principal Engineer, Hydrology
Planning Department, Development Review Services

RR/TC
File D10D024



City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

Project Title: 6823 RIMROCK Building Permit #: _____ Hydrology File #: _____

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

Legal Description: lot 19 UNSER CLIFFS

City Address: 6823 RIMROCK

Applicant: _____ Contact: _____

Address: _____

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

Other Contact: RIO GRANDE ENGINEERING

Contact: DAVID SOULE

Address: PO BOX 93924 ALB NM 87199

Phone#: 505.321.9099 Fax#: 505.872.0999 E-mail: david@riograndeengineering.com

TYPE OF DEVELOPMENT: ☐ PLAT ☒ RESIDENCE ☐ DRB SITE ☐ ADMIN SITE

Check all that Apply:

DEPARTMENT:

☒ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION

TYPE OF SUBMITTAL:

☒ ENGINEER/ARCHITECT CERTIFICATION
☐ PAD CERTIFICATION
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE REPORT
☐ DRAINAGE MASTER PLAN
☐ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
☐ ELEVATION CERTIFICATE
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ STREET LIGHT LAYOUT
☐ OTHER (SPECIFY) _____
☐ PRE-DESIGN MEETING?

IS THIS A RESUBMITTAL?: ☒ Yes ☐ No

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
☐ FLOODPLAIN DEVELOPMENT PERMIT
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: _____ By: _____

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____

Weighted E Method

										100-Year, 6-hr.		
Basin	Area (sf)	Area (acres)	Treatment A % (acres)	Treatment B % (acres)	Treatment C % (acres)	Treatment D % (acres)	Weighted (ac-ft)	Volume (ac-ft)	Flow cfs			
ALLOWED	13800.00	0.317	0%	0	26%	0.082	40%	0.1267	34%	0.108	1.240	0.033
PROPOSED	13800.00	0.317	0%	0	26%	0.082	39%	0.1236	35%	0.111	1.250	0.033
total												1.01

Equations:

Weighted E = Ea*Aa + Eb*Ab + Ec*Ac + Ed*Ad / (Total Area)

Volume = Weighted D * Total Area

Flow = Qa * Aa + Qb * Ab + Qc * Ac + Qd * Ad

Where for 100-year, 6-hour storm- zone 1

Ea= 0.44	Qa= 1.29
Eb= 0.67	Qb= 2.03
Ec= 0.99	Qc= 2.87
Ed= 1.97	Qd= 4.37

ONSITE Conditions
PONDING REQUIREMENTS

	REQUIRED (CF)	PROVIDED (CF)
WATER QUALITY	0	2890
FLOOD CONTROL	11	2890

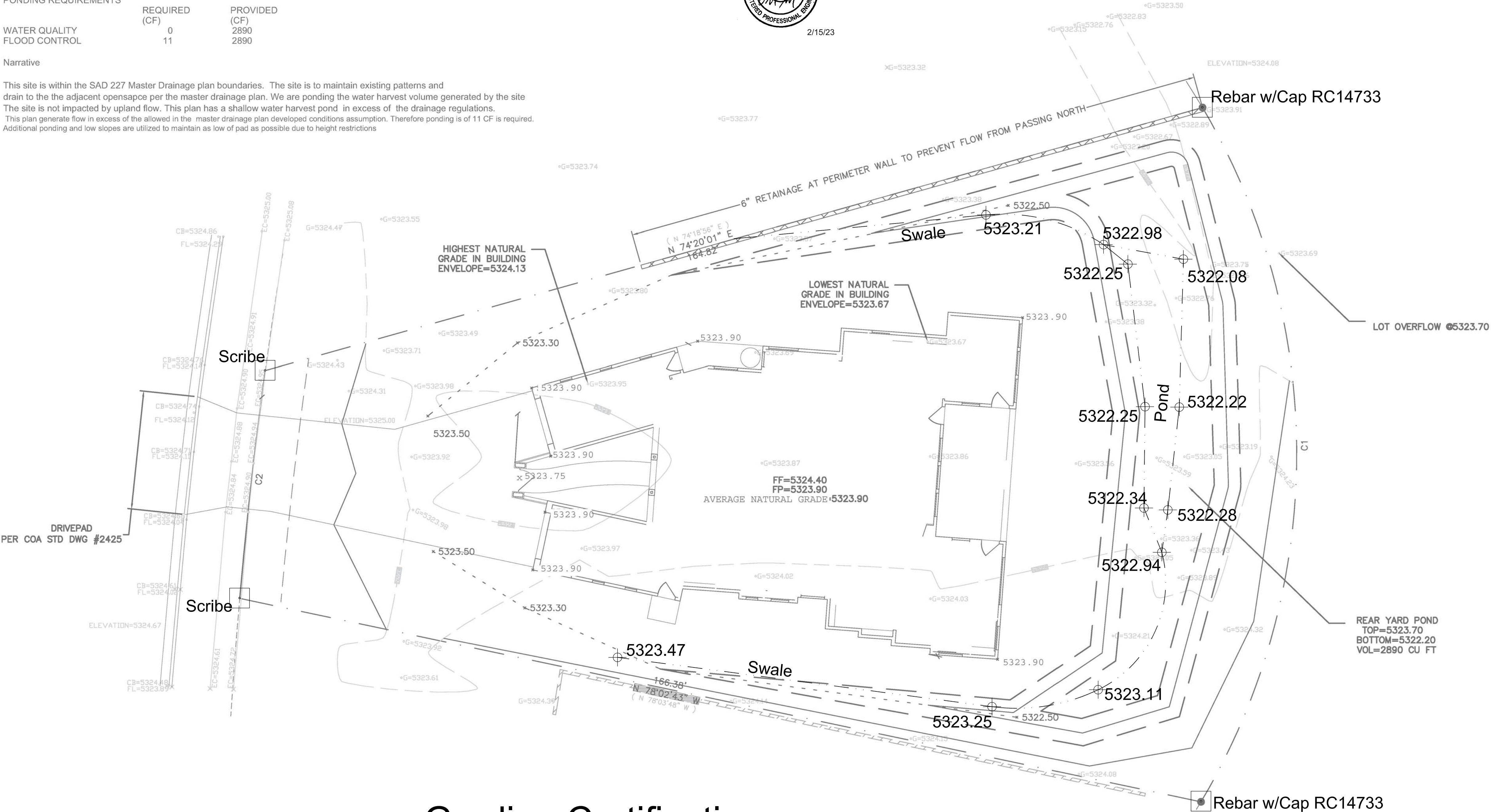
Narrative

This site is within the SAD 227 Master Drainage plan boundaries. The site is to maintain existing patterns and drain to the the adjacent openspace per the master drainage plan. We are ponding the water harvest volume generated by the site. The site is not impacted by upland flow. This plan has a shallow water harvest pond in excess of the drainage regulations. This plan generate flow in excess of the allowed in the master drainage plan developed conditions assumption. Therefore ponding is of 11 CF is required. Additional ponding and low slopes are utilized to maintain as low of pad as possible due to height restrictions

I David Soule, NMPE 14522 , of the firm Rio Grande Engineering, hereby certify that this project has been graded and will drain in substantial compliance with and in accordance with the design intend of the approved plan dated _9/6/21_. The record information edited on the original design document has performed by me or under my direct supervision and is true and correct to the best of my knowledge and belief. The as-built survey was provided by THOMAS PATRICK NMPS 12651. The certification is submitted in support of a request for PERMANENT CERTIFICATE OF OCCUPANCY. The record information presented heron 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

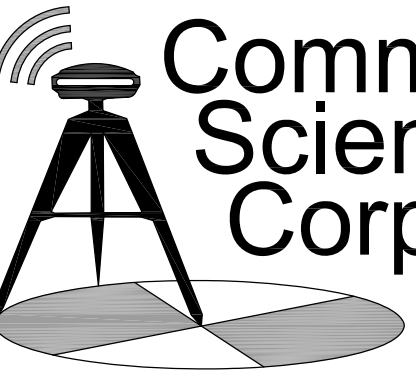


2/15/23



Grading Certification

Lot 19, Block 1
Unser Cliffs

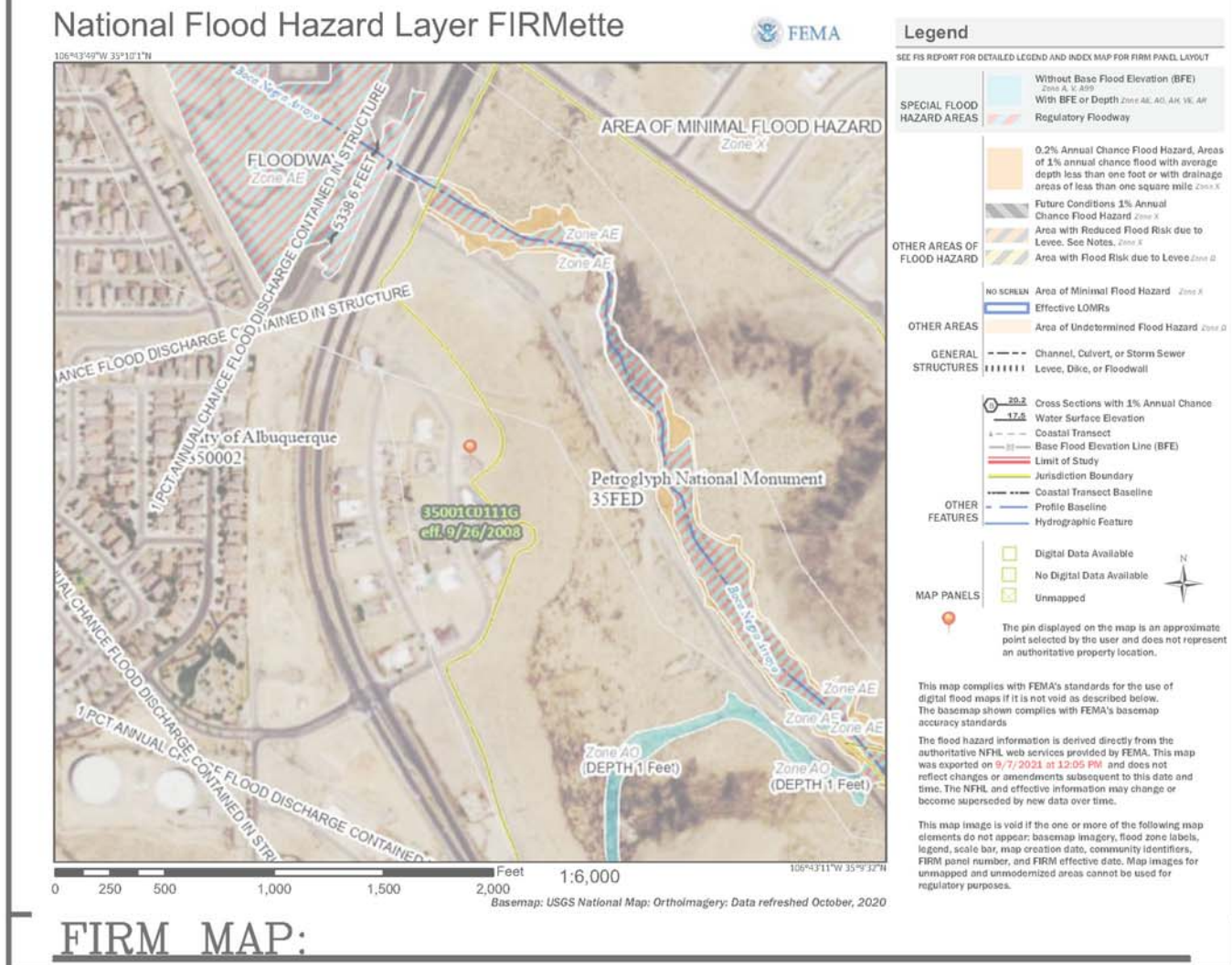
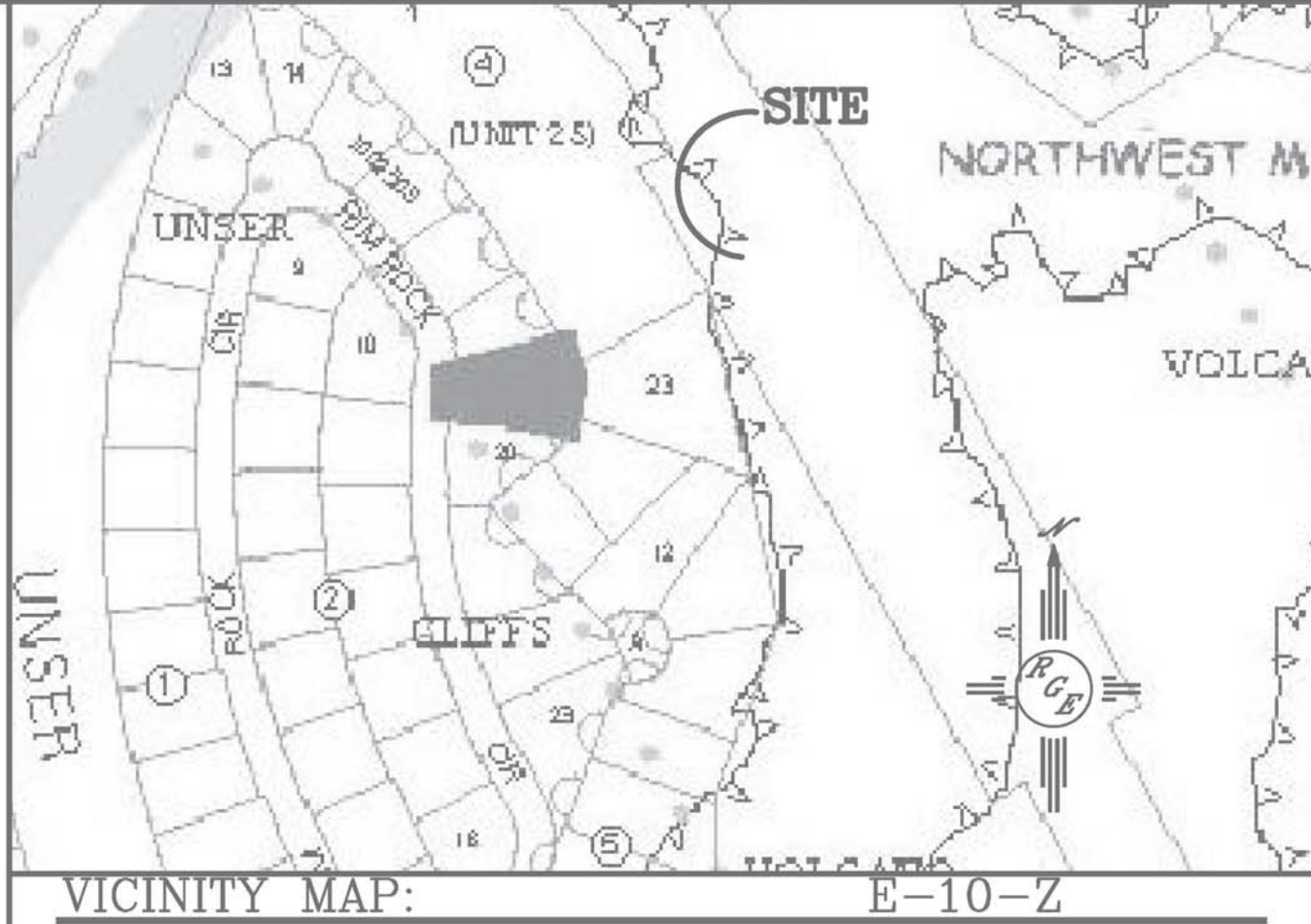
Date	2/14/23	 Community Sciences Corporation Land Surveying (505) 897.0000
Crew	JAK/DCN	
Drafter	DKS	
GPS	Nino 2/2023	
JN	N942-	

CAUTION:

EXISTING UTILITIES ARE NOT SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATION TO DETERMINE THE ACTUAL LOCATION OF UTILITIES & OTHER IMPROVEMENTS.

EROSION CONTROL NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS 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 ANY PROJECT.



LEGAL DESCRIPTION:


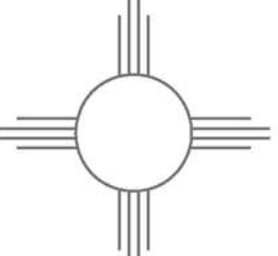
LOT 19 UNSER CLIFFS SUBDIVISION

NOTES:

1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. ALL SLOPES SHALL BE 3:1 MAX. AND GRAVEL OR NATIVE SEEDING PRIOR TO CO.
3. NO PONDING WITHIN 10' OF STRUCTURE.

LEGEND

---	EXISTING CONTOUR
---	EXISTING INDEX CONTOUR
---	PROPOSED CONTOUR
---	PROPOSED INDEX CONTOUR
---	SLOPE TIE
+	EXISTING SPOT ELEVATION
+	PROPOSED SPOT ELEVATION
---	LOT LINE
---	CENTERLINE
---	RIGHT-OF-WAY
---	PROPOSED 4" PVC SD
---	GRAVEL LINED SWALE
---	EXISTING CURB AND GUTTER
---	PROPOSED CMU SCREEN WALL-DESIGN BY OTHERS

ENGINEER'S SEAL  9/6/21 DAVID SOULE P.E. #14522	6823 RIMROCK GRADING AND DRAINAGE PLAN  Rio Grande Engineering 1606 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0999	DRAWN BY WCVJ DATE 9-02-21 210210083-LAYOUT-B-02-21 SHEET # JOB # 21021083
--	---	--