



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

MAYOR  
KEN SCHULTZ

CHIEF  
ADMINISTRATIVE OFFICER

GENE ROMO

DEPUTY CAO  
PUBLIC SERVICES

FRANK MARTINEZ

DEPUTY CAO  
PLANNING/DEVELOPMENT

BILL MUELLER

February 23, 1988

Mike Yost, P.E.  
Community Sciences Corporation  
Post Office Box 1338  
Corrales, New Mexico 87048

RE: DRAINAGE MANAGEMENT PLAN FOR PRAIRIE RIDGE UNITS 9, 10, 11, &  
ALBAN HILLS WEST SUBDIVISIONS, SUBMITTED JANUARY 19, 1988, FOR  
PRELIMINARY PLAT APPROVAL (G-12/D1F)

Dear Mr. Yost:

D12/D1F

Your submittal, referred to above, with your engineer's stamp dated January 15, 1988, is approved for preliminary plat sign-off by the Hydrology Section.

For plat sign-off by the City Engineer, you will need to size the utility easements properly, as we have discussed, or, as in the case of the area in which it was necessary to blast through rock, show why the normal easement requirements should not apply.

For grading permit, please include a note on the grading plan to the contractor reminding him of his responsibility concerning dust control per the Riverview Sector Development Plan, Appendix E.

If you have any questions, please call me at 768-2650.

Cordially,

*Stuart Reeder*

G. Stuart Reeder, P.E.  
C.E./Hydrology Section

# Street Capacity Calculations on Golf Course Rd. East Side of Road at SAMARA RD.

Drainage Area = 2.4 ac. = 0.00375 sq. mi. @

Group A = 0%

" B = 33%

C = 33%

D = 34%

$Q_{100} = 7.48 \text{ cfs}$

Street Slope = 0.40%

From Plate 22.3 D-1

$D = 0.47'$   $V = 2.0 \text{ fps}$  (Sub-Critical Depth)

High Point on Samara = 15.96

Flow line at Golf Course = ~~16~~ 15.42

Water Block Depth = 0.54' OK

Minimum Depth of Catch Basins (V)

$$V_{req'd} = 1.33 + 1.2 \sqrt{2g} + 2' = 7.06' \text{ (min. per 22.3-D-2-c-1)}$$

$$V_{provided} = 110.03 - 94.73 = 15.30' \text{ OK}$$

$$H = .67' \text{ Curb Height} + .2' \text{ above } \cancel{0.12'} \text{ to Lip of Gutter} = .75'$$

Type A Double Throat Triple Grate  
Inlet Capacity Calculations.

Length of Opening @ Face of Curb  
= 18.85'

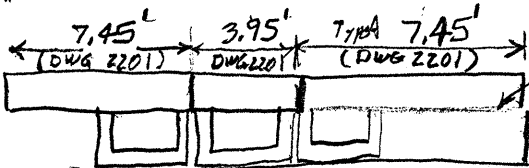


FIG.

2' added to length of weir formed along lip of gutter to account for flow entering inlet area from sides.

Total weir length measured at lip of gutter is:

$$18.85' + 4 = 22.85'$$

Weir Capacity at lip of gutter is:

$$Q_{weir} = 3.0 \times 22.85 \times (0.75')^{1.5} = \underline{44.52 \text{ cfs}}$$

$$Q_{weir} = 44.45 \text{ cfs} \text{ OK}$$

Weir Flow along lip of Gutter controls the Capacity of this grate.

$$\begin{aligned} \text{Triple Grate Capacity} &= 3 \times 4.10 \text{ sf} \times 0.66 \sqrt{2g} \times 0.92 \\ &= 62.49 \text{ cfs} \end{aligned}$$



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

August 6, 1992

Mike Yost, P.E.  
Community Sciences Corporation  
Post Office Box 1328  
Corrales, New Mexico 87048

D12/D1F

RE: DRAINAGE PLAN FOR RIVERTON SUBDIVISION ~~(C-12/D1F)~~  
ENGINEER'S STAMP DATED JULY 16, 1992

Dear Mr. Yost:

Based on the information provided on the referenced submittal received July 24, 1992, the plan is approved for work order.

Please be advised that prior to release of Financial Guarantees by the DRC Chairman, Hydrology must approve an Engineer's Certification for grading of the referenced site.

If you should have any questions, please do not hesitate to call me at 768-2650.

Cordially,

Gilbert Aldaz, P.E. & P.S.  
Civil Engineer/Hydrology

xc: Roger Green, DRC Chairman

GA  
wp+3279

PUBLIC WORKS DEPARTMENT



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 18, 1994

James D. Hughes, P.E.  
Community Sciences Corporation  
Post Office Box 1328  
Corrales, New Mexico 87048

D12/D1F

RE: DRAINAGE PLAN FOR RIVERTON SUBDIVISION ~~(G12/D1F)~~  
ENGINEER'S STAMP DATED FEBRUARY 2, 1994.

Dear Mr. Yost:

Based on the information provided on the referenced submittal received February 11, 1994, the plan meets the Engineers Certifications requirements for financial guarantee release as identified on the infrastructure list.

If you should have any questions, please do not hesitate to call me at 768-2650.

Cordially,

Gilbert Aldaz, P.E. & P.S.  
Civil Engineer/Hydrology

c: Lynda Michelle DeVanti, DRC  
Ellery A. Biathrow, Sivage Thomas Homes  
File

GA/wp+3279





- GRADING CERTIFICATION NOTES:**

- C. ALL PADS HAD BEEN STAKED WITH FIVE BLUETOPS EACH AND HAD BEEN GRADED TO AROUND 10' UTILITIES, INCLUDING GAS, ELECTRIC, AND TELEPHONE. IT APPEARED TO BE COMPLETE. NO HOUSES HAD BEEN CONSTRUCTED AND THERE WERE ONLY TWO FOUNDATIONS AND SLABS LOCATED ON LOT 15, BLOCK 1, AND ON LOT 3, BLOCK 3. A TEMPORARY SALES TRAILER AND LANDSCAPED SITE WERE LOCATED ON LOTS 14 AND 15, BLOCK 2, WHERE THE GRADING CALLED FOR ON THIS PLAN WAS IMPOSSIBLE TO ACCOMPLISH. THE TEMPORARY SALES SITE WAS GRADED SO THAT THE FUTURE TRANSITION BACK TO BUILDABLE LOTS, IN ACCORDANCE WITH THE APPROVED GRADING PLAN, COULD BE ACCOMPLISHED WITH APPROXIMATELY BALANCED EARTHWORK.

- D. THE SIDE AND REAR YARD SWALES ON ALL OF THE LOTS HAD BEEN ROUGH-GRADED TO SUBSTANTIALLY COMPLY WITH THE APPROVED GRADING PLAN, BUT THE REQUIRED TEMPORARY EROSION CONTROL BERMS BLOCKED THE DRAINAGE THAT GOES TO THE STREETS IN EACH SIDE YARD SWALE. MORE DETAILED GRADING, INCLUDING REMOVAL OF THE EROSION CONTROL BERMS AND BETTER DEFINED PATHS OF DRAINAGE FROM EACH REAR YARD SWALE INTO THE SIDE YARD SWALES AND THEN POSITIVELY TOWARD THE STREETS, IS TO TAKE PLACE AS A MATTER OF LANDSCAPING AND DRESSING EACH LOT OUT AFTER THE HOUSE ON EACH LOT IS SUBSTANTIALLY COMPLETE.

- IT SHOULD BE NOTED THAT MINOR EARTH MOVING ACTIVITIES WILL BE NECESSARY DURING THE CONSTRUCTION OF EACH HOUSE. ALTHOUGH THE GRADING IS IN

SUBSTANTIAL COMPLIANCE WITH THE APPROVED PLAN NOW, GRADING AND DRAINAGE IS TO BE IN ACCORDANCE WITH THE APPROVED PLAN THROUGHOUT THE INDIVIDUAL HOUSE CONSTRUCTION AND LANDSCAPING PHASES.

I, JAMES D. HUGHES, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE, THE GRADING AND DRAINAGE OF THIS SUBDIVISION IS IN SUBSTANTIAL COMPLIANCE WITH THE GOING PLAN AS APPROVED IN DECEMBER 1992 AND THE CONCEPTUAL GRADING AND DRAINAGE PLAN AS REVISED APRIL 27, 1992, RESPECTIVELY, SUBJECT TO THE CONSIDERATIONS IN NOTES 1, 2, AND 3 ABOVE.

I, JAMES D. HUGHES, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE, THE GRADING AND DRAINAGE OF THIS SUBDIVISION IS IN SUBSTANTIAL COMPLIANCE WITH THE GRADING PLAN AS APPROVED JUNE 25, 1992 AND THE CONCEPTUAL GRADING AND DRAINAGE PLAN AS REVISED APRIL 27, 1992, RESPECTIVELY, SUBJECT TO THE CONSIDERATIONS IN NOTES 1, 2, AND 3 ABOVE.

CONTRACT NO. 1-26-93

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_  
CURB & GUTTER

11874  
N. B. CO  
THREE



RIGHT-OF-WAY LINE

PAD ELEV.

7-R1 - PAD LIMITS

BLOCK NO. \_\_\_\_\_  
DRAINAGE SWALE \_\_\_\_\_

(1.0% MIN.)

SPOT ELEV. TYP.

Diagram of a rectangular box with dimensions labeled: length is  $2x$ , width is  $x$ , and height is  $3x$ .

DETAIL

ACCEPTED

APPROVED FOR ROUGH GRAD  
( $\pm$  1 FT.)

SHEET

CITY HYDROLOGY

11

LOT GRADING SPECIFICATIONS:

1. CROSS LOT DRAINAGE WILL NOT BE PERMITTED. IF LOCAL CONDITIONS SHOULD DICTATE A RELAXATION OF THIS RULE, THEN THE APPROPRIATE PUBLIC OR PRIVATE DRAINAGE EASEMENTS WILL BE DEDICATED ON THE PLAT.
2. CRITERIA FOR SETTING LOT ELEVATION CONTROL GRADES SHALL INCLUDE THE FOLLOWING:
  - A. ALL DRAINAGE SWALES AND YARD AREAS SHALL HAVE MINIMUM SLOPES OF 1% AND MAXIMUM SLOPES OF 4 HORIZONTAL TO 1 VERTICAL.
  - B. BUILDING PADS SHALL BE SET AT LEAST 0.2' ABOVE THE HIGHEST ELEVATION OF ADJACENT SWALES.
  - C. PAD ELEVATIONS WILL BE ASSUMED TO BE EQUAL TO FINISHED FLOOR OF GARAGE. MINIMUM DRIVEWAY SLOPES SHALL BE 1% AND DRIVEWAY SLOPES SHALL NOT EXCEED 14%.
  - D. USABLE YARD AREAS SHALL HAVE MINIMUM DIMENSIONS OF 30' X 15'. SHALL HAVE MINIMUM SLOPES OF 1% AND MAXIMUM SLOPES OF 5%.
3. WHERE YARD GRADES OF ADJACENT LOTS AT PROPERTY LINES CANNOT BE MATCHED USING THE ABOVE CRITERIA, RETAINING WALL SHALL BE PROVIDED TO ACCOMMODATE GRADE DIFFERENTIALS.

SPECIAL FHA REQUIREMENTS:

- A. LONGITUDINAL GRADIENT OF DRIVEWAY SHALL NOT BE LESS THAN ONE PERCENT (1%) NOT STEEPER THAN TEN PERCENT (10%), IF DRIVEWAY ALSO IS USED AS REQUIRED WALK. IF USED ONLY AS DRIVEWAY, THE LONGITUDINAL GRADIENT SHALL NOT EXCEED 14% (1 IN 7).
- B. PROVIDE MINIMUM FALL AWAY FROM STRUCTURE OF 6 INCHES IN 10 FEET, EXCEPT AS RESTRICTED BY SIDE LOT LINE OR OTHER FROST CONDITIONS. THE HORIZONTAL LENGTH OF SUCH SLOPE MAY BE REDUCED AS NECESSARY AT BUILDING CORNERS AND SIDE YARDS.
- C. SIDEWALK GRADIENT SHALL NOT EXCEED 10%.
- D. SLOPES SHALL NOT EXCEED FOUR-TO-ONE (4 TO 1).

NOTE FOR GRADING FILL SLOPE  
ON H-24B :  
THE FILL SLOPE WAS ORIGINALLY  
DESIGNED AT 2:1 & EARTHWORK  
VOLUMES WERE CALCULATED.  
ACCORDINGLY AFTER THE  
CONCEPTUAL FINAL GRADING PLAN  
WAS REVIEWED AND APPROVED BY  
THE OWNER OF H-24B & THE  
O.D.A. WITH A 2:1 SLOPE, AND  
AFTER THE COMMENCEMENT  
OF THE GRADING OPERATION, IT WAS  
REQUIRED THAT THIS SLOPE BE  
CHANGED TO 3:1 THIS WILL BE  
ACCOMPLISHED IF & ONLY IF THERE  
IS ENOUGH EXCESS MATERIAL IN ANY  
CASE. FINAL SLOPE WILL BE ON THE  
RECORD DRAWINGS.

L. DeLoe For Mike Yost (446)  
on 08/05/92

NOTE: CONTRACTOR SHALL OBTAIN  
A TOP SOIL DISTURBANCE  
PERMIT PRIOR TO GRADING

EARTHWORK ESTIMATE  
CUT = 24,830 C.Y.  
FILL = 16,550 C.Y.  
C/F = 1.5

NOTE: Where a balanced site is expected to result in a C/F = 1.39, this site is expected to produce 1,820 CY. excess material which is to be disposed of as directed by Savage Thomas Homes.

DATE:	5-22-92
SCALE:	1" = 60'
DESIGNED:	D.H.
DRAWN:	R.O.Q.
JOB NO.:	17-00-00

communications  
science  
corporation

CITY OF ALBUQUERQUE  
PUBLIC WORKS DEPARTMENT  
ENGINEERING GROUP

TITLE: RIVERTON SUBDIVISION

## GRADING PLAN

APPROVALS	ENGINEER	DATE	APPROVALS	ENGINEER	DATE
DRC CHAIRMAN	<i>[Signature]</i>	6-19-91	WATER	N/A RWK	7-31-91
TELECOMMUNICATION	<i>[Signature]</i>	8-5-91	WASTE WATER	N/A RWK	7-31-91

HYDROLOGICAL ACTION	8-8-92	WASTE WATER	M/4 RWT-1-1-1
HYDROLOGY	8-8-92		

PROJECT 1487.01 MAP NO. D-12 SHEET 2 OF 3

1994	4487.91	NO. D 12	2	5
b1				

4729





AS BUILT PLANS AND CERTIFICATION FOR THE STREETS AND UTILITIES WERE SUPPLIED SEPARATELY, DATED JANUARY 5, 1993, BY THE CONSTRUCTION CONTRACTORS' (CCM) SURVEYOR, TIMOTHY ALDRICH, CEN. NO. 7719, IN STREETS, CURB, AND GUTTER WERE CERTIFIED AS HAVING BEEN CONSTRUCTED IN SUBSTANTIAL COMPLIANCE WITH THE CONSTRUCTION PLANS AND WERE FURTHER OBSERVED TO DRAIN AS THIS PLAN CALLS FOR DRAINING THIS SIDEWALK AND GUTTER TO THE STREET. THEREFORE, THE STREET ELEVATIONS SHOWN ON THIS PLAN ARE HEREBY ASSUMED TO BE SUBSTANTIALLY CORRECT REPRESENTATIONS OF AS-BUILT GRADES. THE AS-BUILT OF UTILITIES SHOWN HEREON WERE PREPARED BY COMMUNITY SERVICES CORPORATION UNDER THE SUPERVISION OF C. A. SPIROCK, M.N.R.P.S., 44972.

2. ON-SITE CONDITIONS THAT EXISTED AT THE TIME OF THE AS BUILT SURVEY AND INSPECTION CONDUCTED ON JANUARY 11, 1993 ARE:

A. SIDEWALKS WERE NOT CONSTRUCTED ON ANY OF THE INTERNAL SUBDIVISION STREETS SO NO SPOT ELEVATIONS WERE TAKEN ON FRONT PROPERTY CORNERS. THIS AREA WAS ROUGH-GRADED TO PROVIDE A FUTURE BALANCED EARTHWORK AT THE TIME OF SIDEWALK CONSTRUCTION, WHICH IS TO TAKE PLACE AS EACH INDIVIDUAL HOUSE IS COMPLETED.

B. A BLOCK FENCE HAD BEEN CONSTRUCTED ALONG THE ENTIRE PERIMETER OF THE SUBDIVISION. THE FENCE WAS LOCATED AT THE REAR OF LOTS 16 AND 17, BLOCK 2 NORTH AND SOUTH END OF THAT FENCE ALONG GOLF COURSE ROAD HAD A WINDOW OF SOIL STOCKPILED A FEW FEET INSIDE THE FENCE AND IT APPEARED THAT SOIL IS NEEDED TO REINFORCE THE FENCE SOIL. THE FENCE WOULD ACT AS A 1/2" OR 2" RETAINING WALL. WEEP HOLES IN THE FENCE ALONG GOLF COURSE ROAD WERE MISSING AND STILL NEEDED TO BE ADDED.

1. ON-SITE CONDITIONS THAT EXISTED AT THE TIME OF THE SECOND AS-BUILT SURVEY AND INSPECTION CONDUCTED JANUARY 27, 1994 ARE:

A. SIDEWALKS WERE CONSTRUCTED ON ALL LOTS IN SUBSTANTIAL COMPLIANCE WITH THE APPROVED TYPICAL SECTIONS (IE... BACK OF WALK ABOUT 0.3' ABOVE TOP OF CURB ELEVATION) EXCEPT ON LOTS 14, 16, 17 AND 20, BLOCK 28 WHERE THERE WAS STILL NO SIDEWALK. VARIATIONS ON THE HEIGHT OF THE BACK OF THE WALK ABOVE THE TOP OF CURB WERE NOTED TO RANGE FROM ABOUT 0.02' TO 0.10'. THERE ALSO APPEARED TO BE GENERALLY ADEQUATE TO PREVENT ANY DAMAGE TO PRIVATE PROPERTY DUE TO THE ANTICIPATED 100-YEAR STORM FLOW CONDITIONS. HOUSES WERE COMPLETED ON ALL LOTS EXCEPT THOSE MENTIONED ABOVE IN BLOCK 2 WHERE THE HOUSES WERE STILL UNDER CONSTRUCTION. NO HOUSE OR SIDEWALK EXISTED ON LOT 20, BLOCK 2 WHERE WAS STILL UNDER CONSTRUCTION. THERE WAS PARKING FOR THE SAVAGE THOMAS HOMES MODEL/SALES OFFICE LOCATED NEXT DOOR ON LOT 20. LOT 21 WAS STILL APPARENTLY AT GRADE AND THE SWALE ADJACENT TO LOTS 1 AND 2 HAD ADEQUATE DEFINITION AND GRADE FOR DRAINAGE IN ACCORDANCE WITH THE APPROVED PLAN. BUT THE LOT 20 SALES ENTRANCE ENGINEERED ON LOTS 1 AND 2 BLOCKED THE PLANNED SIDEWALK SWALE GRADING BETWEEN THE TWO LOTS. THE SWALE BETWEEN LOTS 20 AND 21 WAS marginally adequate (CAUTION IS RECOMMENDED FOR FUTURE HOUSE CONSTRUCTION ON LOT 21 TO INSURE A PROPER SIDE SWALE ON THIS SOUTH SIDE OF LOT 21.

B. WEEP HOLES HAD BEEN ADDED AND THE SUBDIVISION PERIMETER FENCE WAS COMPLETE THE ENTIRE LENGTH OF THE GOLF COURSE ROAD FRONTAGE. THE NORTHERLY 20' OF THE FENCE WAS RETAINED AT APPROXIMATELY 2' OF FILL ON THE NORTH SIDE OF THE GARDEN WALL. BLOCKING THE WEEP HOLES. ONE ADDITION WEEP HOLE LOCATED ABOUT 125' FROM THE NORTH END OF THE SUBDIVISION HAD ALSO BEEN BLOCKED BY BACKFILL ON THE LOT SIDE AND APPARENTLY HAS BEEN WASHING LARGE AMOUNTS OF SILT ONTO THE GOLF COURSE ROAD SIDEWALK. THE WALL ON THE SOUTH' END OF GOLF COURSE ROAD DID NOT RETAIN ANY SOIL ON THE LOT SIDE OF THE WALL BUT THE WEEP HOLES ALONG LOT 13 BLOCK 2 HAD DEPOSITED MINOR QUANTITIES OF SILT ON THE GOLF COURSE ROAD SIDEWALK. FEWER THAN 10% OF THE WEEP HOLES HAD BEEN CONSTRUCTED IN ACCORDANCE WITH THE 'WEEP HOLES' SCHEMATIC SHOWN HERE. THERE WERE ALSO ALL MISSING THE CLEARANCE BETWEEN THE INVERT OF THE HOLE AND THE FINISHED GRADE ON THE INSIDE OF THE WALL AS SHOWN ON THAT DETAIL. SO 90% OF THE HOLES WILL FAIL TO PROVIDE PROTECTION AGAINST NUISANCE FLOWS ACROSS THE GOLF COURSE ROAD SIDEWALK. BUT THE WEEPHOLES AS CONSTRUCTED WILL PREVENT CROSS LOT DRAINAGE FROM ONE REAR YARD TO THE NEXT, PARTICULARLY SINCE THE HOME BUILDER ELECTED TO CONSTRUCT GARDEN WALLS ON THE REAR PORTION OF ALL COMMON SIDE LOT LINES AND ON ALL REAR LOT LINES THUS VERY EFFECTIVELY PREVENTING CROSS LOT DRAINAGE ON ALL LOTS WITH "COMPLETED HOUSES".

C. AS-BUILT GRADES WERE SURVEYED ON JANUARY 28, 1994 AS SHOWN HEREON ON LOTS 14 AND 15, BLOCK 2. SINCE THEY HAD BEEN PRECLUDED BY THE TEMPORARY SALES TRAILER AT THE TIME OF THE FIRST INSPECTION IN 1993 DRAINAGE PATTERNS IN ACCORDANCE WITH THIS APPROVED PLAN HAD BEEN ESTABLISHED AT THE TIME OF THIS SECOND INSPECTION.

D. AS MENTIONED PREVIOUSLY THE GARDEN WALLS ON ALL LOT LINES WILL PREVENT CROSS LOT DRAINAGE AND GENERALLY IN AREAS WITH DRAINAGE PATTERNS IN SUBSTANTIAL VIOLANCE WITH THIS PLAN, THE TEMPORARY DRAINAGE CONTROL DEVICES HAD BEEN REMOVED THROUGHOUT THE SUBDIVISION AND SIDE YARD SWALES GENERALLY HAD POSITIVE DRAINAGE TOWARD THE STREETS, THOUGH NOT THOROUGHLY INSPECTED OR SURVEYED DUE TO PRIVATE RESIDENTIAL OCCUPATION OF ALMOST ALL LOTS, IT WAS EVIDENT THAT THE BUILDER HAD TAKEN GREAT CARE NOT TO BLOCK POSITIVE DRAINAGE TO THE STREET ON BOTH SIDES OF THE SIDE YARD GARDEN WALLS. AS EVIDENCED BY THE LOCATION OF EITHER GATES OR WEEP HOLES IN THE SIDE YARD FENCES THAT WOULD HAVE OTHERWISE BLOCKED DRAINAGE TO THE STREETS.

I, JAMES D. HUGHES, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE, THE GRADING AND DRAINAGE OF THIS SUBDIVISION IS IN SUBSTANTIAL COMPLIANCE WITH THE GRADING PLAN AS APPROVED JUNE 25, 1992 AND THE CONCEPTUAL GRADING AND DRAINAGE PLAN AS REVISED APRIL 27, 1992, RESPECTIVELY, SUBJECT TO THE CONSIDERATIONS IN NOTES 1, ABOVE.

James D. Hughes 2-2-94  
JAMES D. HUGHES DATE

SUBSTANTIAL COMPLIANCE WITH THE APPROVED PLAN NOW, GRADING AND DRAINAGE IS TO BE IN ACCORDANCE WITH THE APPROVED PLAN THROUGHOUT THE INDIVIDUAL HOUSE CONSTRUCTION AND LANDSCAPING PHASES.

I, JAMES D. HUGHES, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE, THE GRADING AND DRAINAGE OF THIS SUBDIVISION IS IN SUBSTANTIAL COMPLIANCE WITH THE GRADING PLAN AS APPROVED JUNE 25, 1992 AND THE CONCEPTUAL GRADING AND DRAINAGE PLAN AS REVISED APRIL 27, 1992, RESPECTIVELY, SUBJECT TO THE CONSIDERATIONS IN NOTES 1, 2, AND 3 ABOVE.

SIGNATURE James A. Burke DATE 1-26-93

C. ALL PADS HAD BEEN STAKED WITH FIVE BLUETOPS EACH AND HAD BEEN GRADED AS SHOWN HEREON. ALL UTILITIES, INCLUDING GAS, ELECTRIC, AND TELEPHONE, APPEARED TO BE COMPLETE. NO HOUSES HAD BEEN CONSTRUCTED AND THERE WERE ONLY TWO FOUNDATIONS AND LOTS LOCATED ON LOT 15, BLOCK 1, AND ON LOT 3, BLOCK 3. A TEMPORARY SALES TRAILER AND LANDSCAPED SITE WERE LOCATED ON LOTS 14 AND 15, BLOCK 2, WHERE THE GRADING CALLED FOR ON THIS PLAN WAS IMPOSSIBLE TO ACCOMPLISH. THE TEMPORARY SALES SITE WAS GRADED SO THAT THE FUTURE TRANSITION BACK TO BUILDABLE LOTS, IN ACCORDANCE WITH THE APPROVED GRADING PLAN, COULD BE ACCOMPLISHED WITH APPROXIMATELY BALANCED EARTHWORK.

D. THE SIDE AND REAR YARD SWALES ON ALL OF THE LOTS HAD BEEN ROUGH-GRADED TO SUBSTANTIALLY COMPLY WITH THE APPROVED GRADING PLAN, BUT THE REQUIRED TEMPORARY EROSION CONTROL BERMS BLOCKED THE DRAINAGE THAT GOES TO THE STREETS IN EACH SIDE YARD SWALE. MORE DETAILED GRADING, INCLUDING REMOVAL OF THE EROSION CONTROL BERMS AND BETTER DEFINED PLANT DRAINAGE CHANNELS REAR YARD SWALE INTO EACH SIDE YARD SWALE, AND THEN POSITIVELY TOWARD THE STREETS, IS TO TAKE PLACE AS A MATTER OF LANDSCAPING AND DRESSING EACH LOT OUT AFTER THE HOUSE ON EACH LOT IS SUBSTANTIALLY COMPLETE.

3. IT SHOULD BE NOTED THAT MINOR EARTH MOVING ACTIVITIES WILL BE NECESSARY DURING THE CONSTRUCTION OF EACH HOUSE. ALTHOUGH THE GRADING IS IN

DATE	8-22-92	community sciences corporation	NAME	_____	DATE	_____
NAME	_____		NAME	_____	NAME	_____
NAME	_____		NAME	_____	NAME	_____
NAME	_____		NAME	_____	NAME	_____
NAME	_____		NAME	_____	NAME	_____

LAND REFORM ENGINEERING  
 FOR AFRICA  
 45 09 096  
 CITY OF ALBUQUERQUE  
 PUBLIC WORKS DEPT.  
 ENGINEERING SECTION  
 RECEIVED  
 FEB 11 1994  
 HYDROLOGY DIVISION

## 2ND GRADING & DRAINAGE CERTIFICATION

KLAW 8-0572

PROJECT NO. 4487.91 MAP NO. D-12 3 of 3

143-09660