



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

May 10, 1999

Ms. Diane Hoelzer, P.E.
Mark Goodwin & Associates
P.O. Box 90606
Albuquerque, NM 87199

Re: Los Prados del Norte - Unit 1, File No. D16/D8, engineer's stamp
dated April 7, 1999.

Dear Ms. Hoelzer:

The revised drainage report and plan dated April 7, 1999 is approved for preliminary plat and rough grading. This approval is with the understanding that Storm Drain Maintenance will maintain the 6' wide public channel. The Homeowner's Association will maintain the walkway and the adjoining landscaping area.

It is not clear from your letter dated April 7, 1999 what is considered the spillway that is to be maintained by the Homeowner's Association. Please provide a cross-section clearly indicating the 6' public channel, water line, private access, spillway and landscaping proposed within the 25' easement. Keep in mind that the 6' channel must be in an exclusive drainage easement, no private access will be permitted within this easement. Storm Drain Maintenance signature will be required for DRC approval.

Regarding the proposed storm drains to be upsized off-site, it is understood that you will coordinate these changes with Parsons-Brinkerhoff. Prior to DRC approval the revised plan and profile sheets for the off-site storm drain must be submitted to this office to verify that the HGL is below the street grade. The required certification to release the SIA and financial guarantees will require documentation that these changes took place.

Sincerely,

Fred J. Aguirre, P.E.
City Hydrologist
Public Works Department

c: Glenn Jurgensen
file /

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Los Prados Del Norte Subdivision ZONE ATLAS/DRNG, FILE#: D-16/D-8
DRB #: 98-241 EPC #: _____ WORK ORDER #: _____
LEGAL DESCRIPTION: Tract I, Vista Del Norte Unit 1
CITY ADDRESS: North of Osuna Road between AMAFCA North Diversion Channel and Edith Blvd.

ENGINEERING FIRM: Mark Goodwin & Associates, PA CONTACT: Diane Hoelzer, PE
ADDRESS: PO Box 90606 ABQ NM 87199 PHONE: 828-2200
OWNER: Sundt Corporation CONTACT: _____
ADDRESS: PO Box 3671 Albuquerque NM 87190 PHONE: 883-1674
ARCHITECT: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
SURVEYOR: ALS, Inc. CONTACT: Tim Aldrich
ADDRESS: PO Box 30701 ABQ NM 87190 PHONE: 884-1990
CONTRACTOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT
☐ DRAINAGE PLAN
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☒ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION
☒ OTHER (supplemental information)

PRE-DESIGN MEETING:

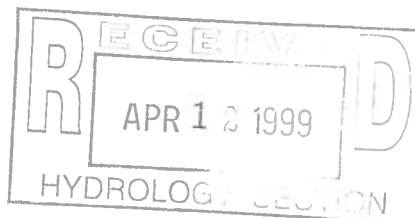
☐ YES
☒ NO
☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL
☒ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D APPROVAL
☐ S. DEV. PLAN FOR BLDG PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☐ BUILDING PERMIT APPROVAL
☐ CERTIFICATION OF OCCUPANCY APPROVAL
☒ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ S.A.D. DRAINAGE REPORT
☐ DRAINAGE REQUIREMENTS
☐ OTHER _____ (Specify)

DATE SUBMITTED: APRIL 12, 1999

BY: *Diane Hoelzer*
Diane Hoelzer, PE





D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

April 7, 1999

Ms. Susan Calongne
City of Albuquerque
One Stop - Hydrology Div.
P.O. Box 1293
Albuquerque, NM 87199

**Re: Los Prados Del Norte Grading and Drainage Plan (D-16/D8), Engineer's stamp 4-7-99
Preliminary Plat and Rough Grading Permit Approval**

Dear Ms. Calongne:

I am submitting a revised Grading and Drainage Plan, infrastructure list and supplemental drainage information for the above referenced project. In response to your comment letter dated March 29, 1999:

1. Accompanying this letter is documentation from Parsons-Brinkerhoff for the revised hydrologic analysis of the Vista Del Norte storm drain for the section of storm drain accepting the flows from our site.
2. I have coordinated with Parsons-Brinkerhoff with regard to the storm drain outfall connection from our site at the southwest knuckle to the storm drain system in Vista Monte Drive. The offsite improvements adjacent to this site, including the storm drain has gone to work order but the storm drain system is not completed at the time of this latest submittal.
3. With regard to the use of a 6' wide spillway channel, Fred Aguirre assured me that if I could get Glenn Jurgenson to approve of the 6' wide channel / walkway he would allow it. I have spoken to Glenn and accompanying this letter is documentation on his agreement to allow a 6' wide spillway channel / walkway in Tract A. OK
4. Inlets have been identified on the revised grading and drainage plan and in the supplemental information. GI-
5. I understand that Parsons-Brinkerhoff has made a submittal to the State Engineers Office. OK

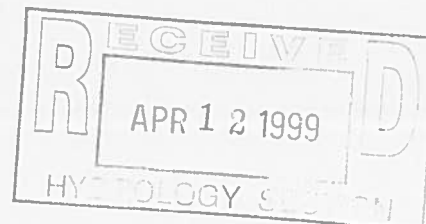
If you have any questions, please call me.

Sincerely,

MARK GOODWIN AND ASSOCIATES, P.A.

Diane Hoelzer, P.E.

DLH:dlh
f:\prados\drainage ltr

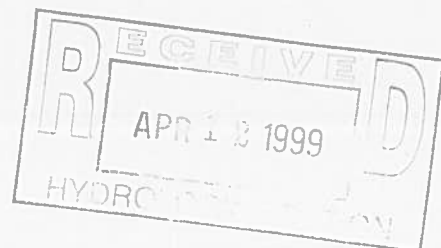


DRAINAGE REPORT
FOR
LOS PRADOS DEL NORTE
SUBDIVISION
VISTA DEL NORTE MASTER PLAN COMMUNITY



REV. 4-7-99
3-5-99

MARCH 1999

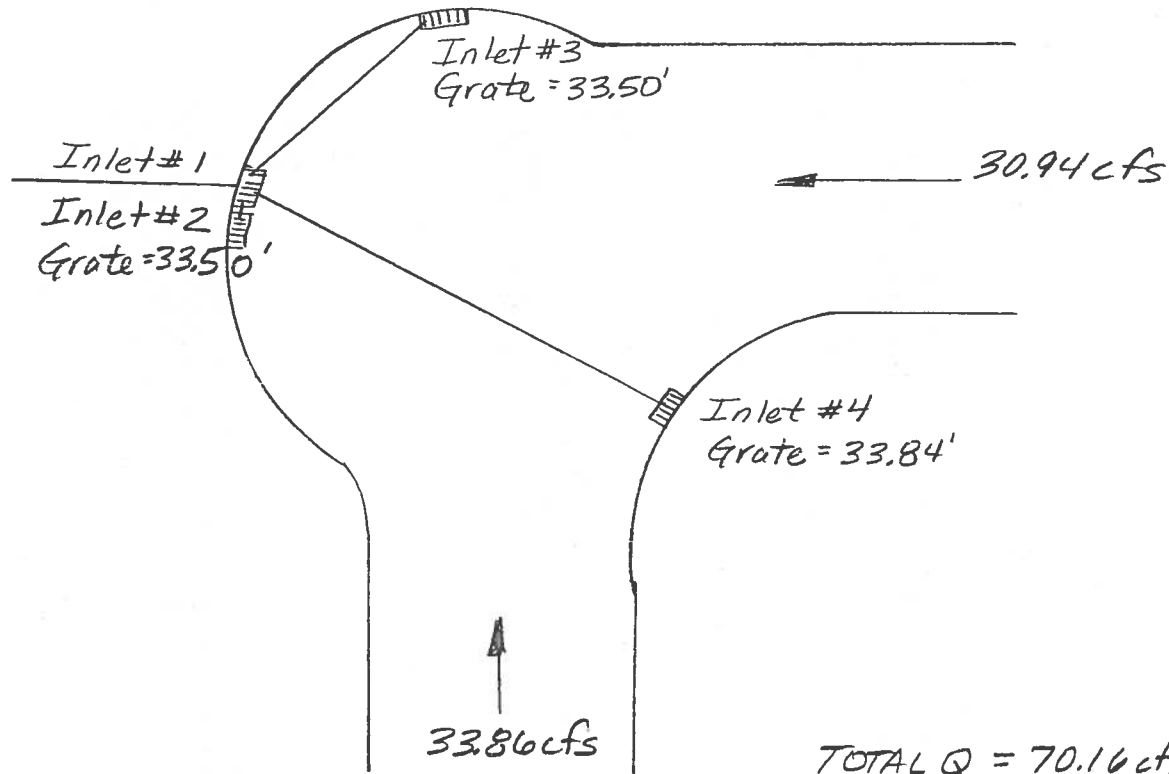




D. Mark Goodwin & Associates, P.A.
Consulting Engineers

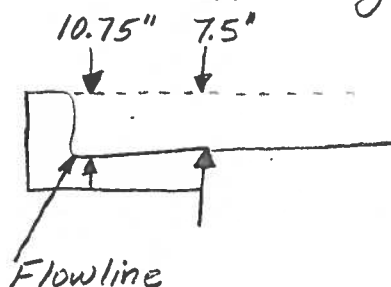
P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

PROJECT Los Prados Del Norte
SUBJECT Swamp Inlet Calcs
BY DLH DATE 3-5-99
CHECKED _____ DATE 4-7-99 REV
SHEET 1 OF 2



TOTAL Q = 70.16 cfs
Assume Q per Inlet = 23.4 cfs
Approx depth = 0.50'

Capacity is measured by the weir equation at the lip of the gutter assuming an allowable ponding elevation equal to the lowest adjacent right-of-way elevation



Avg Depth (side) = 0.76'
Avg Depth (Front) = 0.625'



**Parsons
Brinckerhoff**

5801 Osuna Road NE
Suite 200
Albuquerque, NM 87109
505-881-5357
Fax: 505-881-7602

April 7, 1999

Fred Aguirre, Drainage Review
Development Review Board
City of Albuquerque, Planning Department
Plaza Del Sol Building, 2nd Floor
Albuquerque, NM

Re: Vista Del Norte DRB 98-78

Mr. Aguirre,

At the request of Diane Hoelzer I am writing you to let you know we have coordinated in regards to the storm drain outfall for Tract I, Vista Del Norte Subdivision. I have provided her with a revised hydraulic grade line worksheet showing the re-routing of the entire flow from Tract I to a single outfall on Vista Monte Drive. The stub was included in you planset and is currently under construction. The analysis shows that the flows can be accommodated in the downstream system. The storm drain system that the flows were removed from will not have any changes in pipe size from the original design.

If you have any questions regarding this submittal please contact me at 881-5357.
Thank you for your time.

Sincerely,

Elias E. Archulera, E.I.

Cc: File
Diane Hoelzer, P.E., D. Mark Goodwin & Assoc.
Jerry Sundt, Sundt Corp.
Ron Brown, Brown and Assoc.

[illegible]

21. 11. 1944

SUMMARY OF HYDRAULIC CALCULATIONS CLOSED CONDUIT 6/15/98																								
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	
STATION	STRUCT	D	Q	A	V	K	Sf	L	DELTA	JUNCTION	LOSSES	hf	h _f	h _t	h _m	h _l	SUM	E.G.	h _v	H.G.	GROUND ELEV.	COMMENT		
NORTH	POND									D	ANGLE	hf	h _f	h _t	h _m	h _l								
	OUTFALL	84.00	442	33.48	11.47	8393	0.0048	250				1.19					0.00	5016.14		2.04	5016.10	5030.00		
	MH-B/BJU								35	36	90		0.12	5.16	0.00	0.00	1.16	5019.34		2.04	5017.29	5030.00		
	MH	48.00	100	12.57	7.89	1437.2	0.0049	450				2.20					5.11	5024.65		0.89	5023.68	5030.00		
		48.00	100	12.57	7.89	1437.2	0.0049	195				0.95					2.00	5026.85		0.89	5025.86	5030.00		
	INLET	48.00	0	12.57	0.00	1437.2	0.0000	0		36	90		0.00	1.98	0.00	0.00	0.95	5026.90		0.89	5026.86	5030.00		
																	1.88	5029.83		0.00	5029.83	5030.00		
	TIE-IN																							
	MH	66.00	239	23.76	10.06	3360.3	0.0051	433				2.20					0.36	5025.83		1.58	5024.05	5039.00		
		66.00	239	23.76	10.06	3360.3	0.0051	450				2.28					2.20	5027.81		1.57	5026.33	5035.00		
	MH-B	54.00	117	15.90	7.37	1987.8	0.0035	450		36	90		0.07	2.41	0.00	0.00	2.25	5030.18		1.57	5028.61	5033.00		
	MH-B	54.00	117	15.90	7.37	1987.8	0.0035	450				1.80					2.42	5032.06		0.84	5031.82	5033.00		
	MH-B	54.00	117	15.90	7.37	1987.8	0.0035	172				1.60					1.60	5034.41		0.84	5033.56	5038.00		
	MH-B/J	54.00	117	15.90	7.37	1987.8	0.0035	172		15			0.07	0.00	0.04	0.00	1.65	5036.00		0.84	5035.16	5037.50		
	MH-B	48.00	93	12.57	7.40	1437.2	0.0042	450		83	90		0.16	0.38	0.00	0.00	0.61	5036.73		0.84	5035.98	5037.50		
		48.00	93	12.57	7.40	1437.2	0.0042	160		20			0.08	0.00	0.04	0.00	1.88	5039.16		0.85	5038.31	5040.00		
	INLET	48.00	0	12.57	0.00	1437.2	0.0000	0				0.67					0.67	5039.95		0.85	5038.10	5043.00		
		48.00	0	12.57	0.00	1437.2	0.0000	0									0.00	5039.95		0.00	5039.95	5043.00		
	OUTFALL	42.00	129	9.62	13.38	1006.6	0.0184	135																
	INLET	42.00	0	9.62	0.00	1006.6	0.0000	0		36	90		0.00	5.58	0.00	0.00	2.21	5021.09		2.78	5016.10	5030.00		
																		5.58	5026.65		0.00	5026.65	5030.00	
	OUTFALL	38.00	59.3	7.07	8.38	867.28	0.0079	100																
	MH-B	38.00	59.3	7.07	8.38	867.28	0.0079	450				0.79					0.00	5017.19		1.09	5016.10	5030.00		
	MH	38.00	59.3	7.07	8.38	867.28	0.0079	450		173			0.30	0.00	0.05	0.00	0.78	5017.98		1.09	5016.89	5030.00		
		38.00	59.3	7.07	8.38	867.28	0.0079	450				3.55					3.55	5021.88		1.09	5020.79	5030.00		
	INLET	38.00	0	7.07	0.00	867.28	0.0000	0		36	90		0.00	2.18	0.00	0.00	3.55	5025.48		1.09	5024.39	5029.00		
		38.00	0	7.07	0.00	867.28	0.0000	0									2.18	5027.67		0.00	5027.67	5028.00		
	OUTFALL	24.00	32.3	3.14	10.27	228.28	0.0203	210																
	MH-B	24.00	32.3	3.14	10.27	228.28	0.0203	210				4.27					0.00	5017.74		1.64	5016.10	5030.00		
	MH-B/J	24.00	32.3	3.14	10.27	228.28	0.0203	300		35			0.20	0.00	0.08	0.00	4.27	5022.01		1.64	5020.37	5033.50		
	INLET	24.00	5.75	3.14	1.83	228.28	0.0006	150				6.10					0.28	5022.30		1.64	5020.66	5033.50		
		24.00	0	3.14	0.00	228.28	0.0000	0		36	90		0.00	0.10	0.00	0.00	0.10	5031.67		0.05	5031.61	5037.50		
		24.00	0	3.14	0.00	228.28	0.0000	0					0.00	0.10	0.00	0.00	0.10	5033.77		0.00	5031.77	5039.00		

HYDRAULIC GRADE LINE ANALYSIS

[illegible]



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

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(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

April 7, 1999

Mr. Fred Aguirre
City of Albuquerque
One Stop - Hydrology Div.
P.O. Box 1293
Albuquerque, NM 87199

Re: 6' wide channel / walkway in Los Prados Del Norte Subdivision (DRB 98-241)

Dear Mr. Aguirre:

At the March 30 DRB hearing I made inquiry with regard to the use of a 6' wide spillway channel in Tract A of the Los Prados Del Norte Subdivision. It was my understanding that if Glen Jurgenson did not have a problem with the use of a 6' wide channel that the Hydrology Department would allow it.

I have spoken to Glen Jurgenson with regard to the use of a 6' wide channel / walkway located in Tract A of the Los Prados Del Norte Subdivision and he will allow a 6' wide channel / walkway as long as there is a statement on the plat and in the Homeowners Association Covenants that "the landscaping and concrete spillway / walkway located in Tract A will be maintained by the Vista Del Norte Homeowners Association" as shown on the accompanying exhibit.

I Glen Jurgenson, agree to the above statements and conditions.

 4-7-99
Signature Date

If you have any questions, please call me.

Sincerely,

MARK GOODWIN AND ASSOCIATES, P.A.



Diane Hoelzer, P.E.

DLH:dlh
f:\prados\drainchan ltr



LEGAL DESCRIPTION

SEE SHEET 2

NOTES

1. TRACT "A" IS FOR THE MUTUAL BENEFIT AND USE OF PROPERTY OWNERS AND TO PROVIDE A 25' PUBLIC WATER, PUBLIC DRAINAGE AND PRIVATE ACCESS EASEMENT. THE LANDSCAPING AND CONCRETE SPILLWAY/WALKWAY ARE TO BE MAINTAINED BY THE VISTA DEL NORTE HOMEOWNERS ASSOCIATION. TRACT "A" WILL BE CONVEYED TO THE HOMEOWNER'S ASSOCIATION.

D/E-16-Z

ALE: NONE

PURPOSE OF PLAT

1. TO SUBDIVIDE EXISTING TRACT INTO LOTS & 1 TRACT SUBDIVISION
2. TO DEDICATE NEW R/W AS SHOWN
3. TO GRANT NEW EASEMENTS AS SHOWN

V. .
18.9225 Ac
...D16/E16
.....1
.....106
.....1
.....0.6
3.7363 Ac.
MBER 1998

