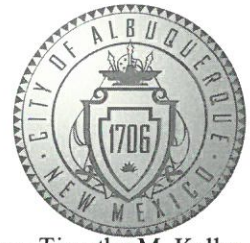


CITY OF ALBUQUERQUE

Planning Department

David Campbell, Director



Mayor Timothy M. Keller

June 19, 2018

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

Re: 8009 Victoria NW
Request Permanent C.O. - Denied
Engineer's Stamp dated: 9-12-17 (E10D037)
Certification dated: 6-8-18

Dear Mr. Afaghpour,

PO Box 1293

Based upon the information provided in your submittal received 6/7/18, this plan cannot be approved for Certificate of Occupancy until the following comments are addressed.

Albuquerque

- Remove all concrete and debris in and around the site.
- Fill in the pond in the rear yard to its approved level.
- Remove the ditch in the rear yard. A 6" swale is sufficient.

NM 87103

If you have any questions, you can contact me at 924-3986 or Rudy E. Rael at 924-3977.

www.cabq.gov

Sincerely,

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

RR/JDH

C: To file E10D037

Location
Lots 12, Block 6, Volcano Cliffs Subdivision, Unit 5 are located at 8009 Victoria Dr. NW containing 0.303 acres. See attached portion of Vicinity Map E-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 both Lots 12.

Existing Drainage Conditions
This site falls within Master Drainage Plan for SAD 227. Both lots drain north and west. Minor offsite runoff enters Lot 12 from the south. No other offsite flows enters this site.

Proposed Conditions and On-Site Drainage Management Plan
Most of the runoff under the developed conditions will drain to the front to Victoria Dr. NW. some runoff will drain to the back and out north and west through some turned blocks. There are first flush ponds located at both the front and back of Lot 12 at discharge points. First flush volume requirement for Lot 12 is 157.12 cf and total volume provided is (ponds A and B) is 652.00 cf.

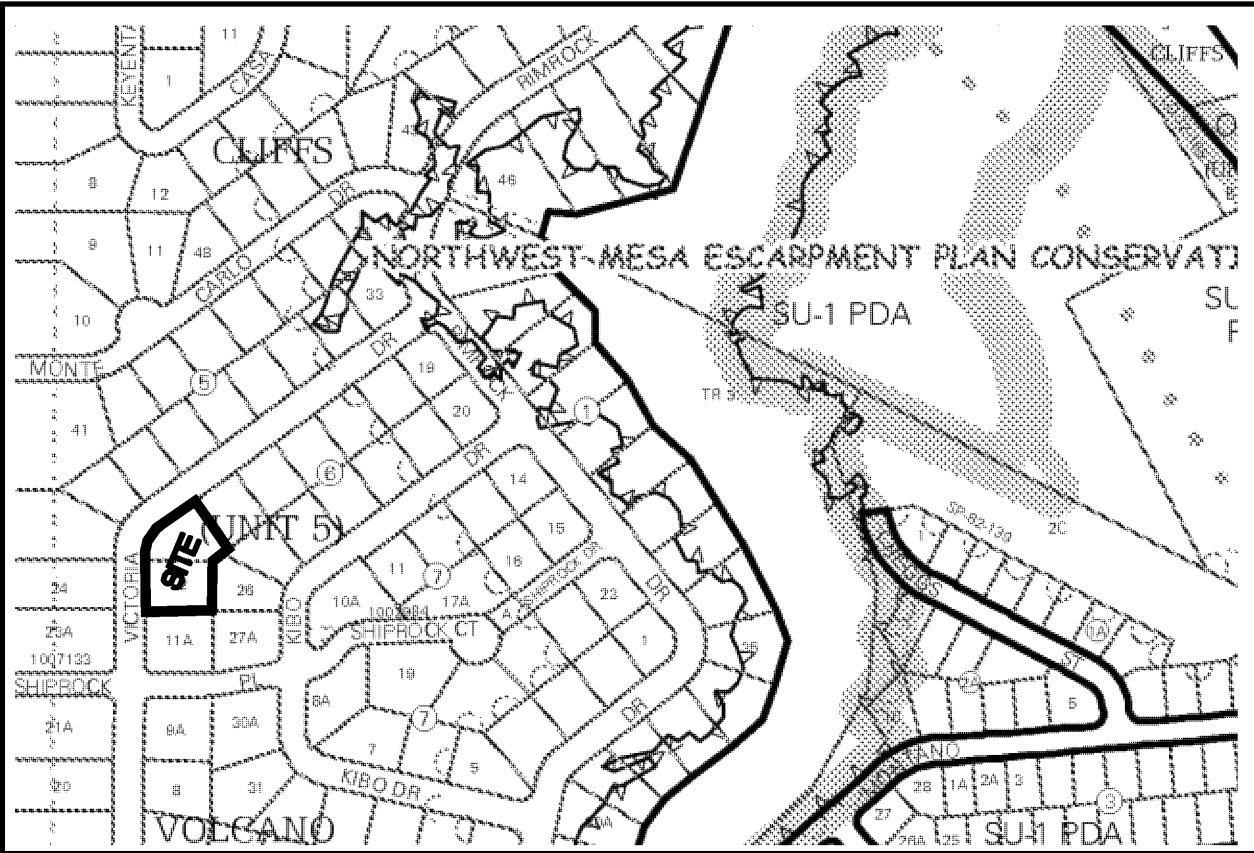
- GENERAL NOTES:**
1. CONTOUR INTERVAL IS HALF (1.00) FOOT.
 2. ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION CAL_SAT_A, HAVING AN ELEVATION OF 5329.531 FEET ABOVE SEA LEVEL.
 3. UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD 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 CONSIDERATIONS.
 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 5300 TO ALL PROPOSED SPOT ELEVATIONS.

EROSION CONTROL PLAN AND POLLUTION PREVENTION NOTES

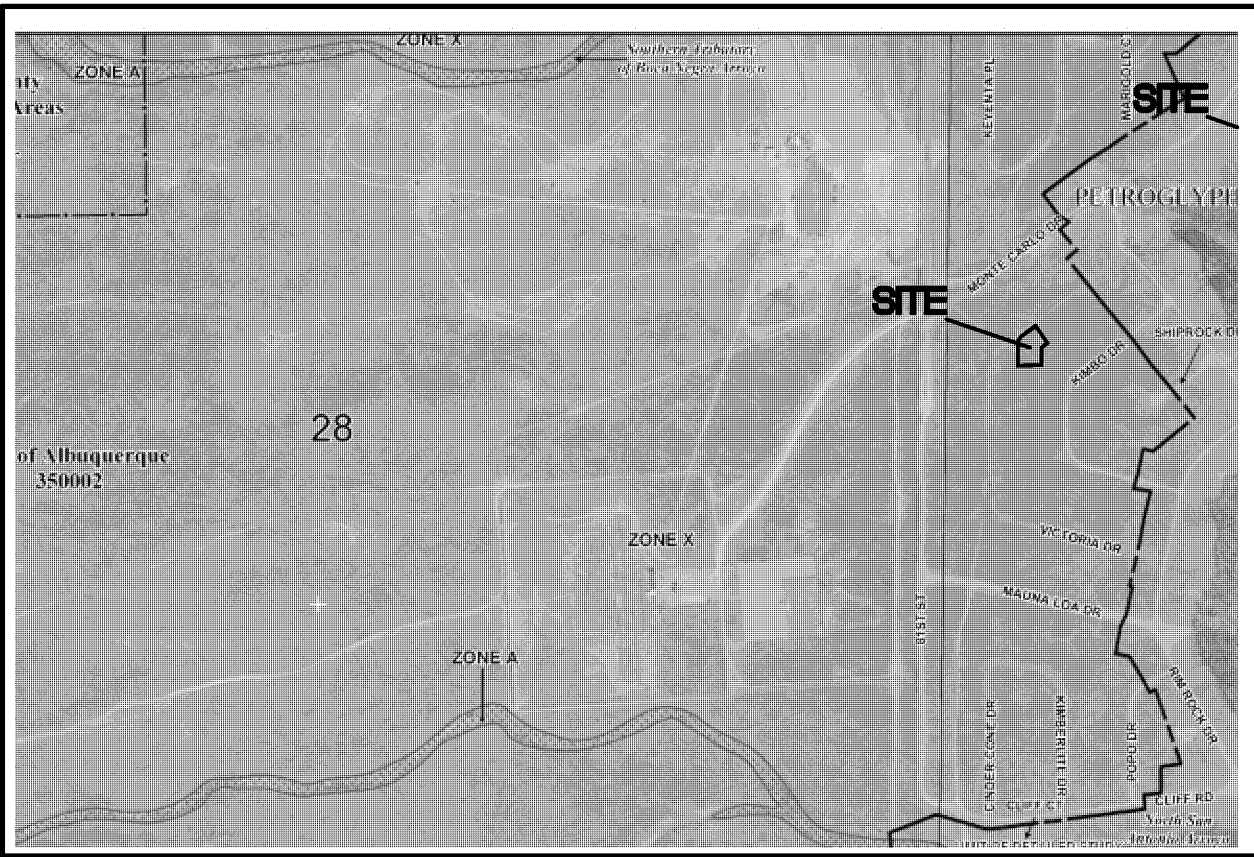
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUNOFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF 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 ANY PROJECT.

- NOTICE TO CONTRACTORS**
1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
 2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1995.
 3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL FOR LOCATING SERVICE, 280-1990 OR "811", FOR LOCATION OF EXISTING UTILITIES.
 4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
 5. BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
 6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
 7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

APPROVALS	NAME	DATE
INSPECTOR		



VICINITY MAP: E-10-Z



FIRM MAP: FM35001C0113G

LEGAL DESCRIPTION:
Lots 12, Block 6, Volcano Cliffs Subdivision, Unit 5

ADDRESS: 8009 Victoria Dr. NW

- LEGEND**
- 5030 — EXISTING CONTOUR (MAJOR)
 - 5029 — EXISTING CONTOUR (MINOR)
 - BOUNDARY LINE
 - ✕ 28.50 PROPOSED SPOT ELEVATION
 - ✕ 5029.16 EXISTING GRADE
 - ✕ 5075.65 EXISTING FLOWLINE ELEVATION
 - PROPOSED RETAINING WALL
 - BC=89.08 BOTTOM OF CHANEL
 - TF=28.50 TOP OF FOOTING
 - TRW=28.00 TOP OF RETAINING WALL
 - HP HIGH POINT
 - 86.65 AS-BUILT GRADES
 - 85.47 AS-BUILT SPOT ELEVATIONS
 - FP=5326.60
 - FP=5325.90

FLOW, 1ST FLUSH, 100 YR/10-DAY VOLUME CALCULATIONS

$$E = \frac{EA(AA) + EB(AB) + EC(AC) + ED(AD)}{AA + AB + AC + AD}$$

$$V-360 = E(AA + AB + AC + AD)$$

$$Q-360 = QA(AA) + QB(AB) + QC(AC) + QD(AD)$$

$$V-10 \text{ Day} = V-360 + AD(P-10 \text{ Day} - P-360) / 12 \text{ in/ft}$$

$$EA = 0.44 QA + 1.29 EB + 0.67 QB + 2.03 EC + 0.99 QC + 2.87 ED + 1.97 QD = 4.37$$

DRAINAGE BASIN:

LOT 12 AREA = 13,208.40 (SF) = 0.30322 (AC)
LOT 13 AREA = 12,413.69 (SF) = 0.28498 (AC)

LAND TREATMENT:

ALLOWABLE PER SAD 227	PROPOSED LOT 12
AA = 12.00%	0.00% (0 SF)
AB = 15.00%	29.00% (3,830.44 SF)
AC = 39.00%	29.00% (3,830.44 SF)
AD = 34.00%	42.00% (5,547.52 SF)

LOT 12
Q = 0.93 CFS (ALLOWABLE)
Q = 0.99 CFS (PROPOSED)
V (1ST FLUSH REQUIRED) = 157.18 CF
V-10 DAY (ALLOWABLE) = 1,881.10 CF
V-10 DAY PROPOSED = 2,021.17
V-10 DAY REQUIRED = 2,021.17 - 1,881.10 = 239.07 CF
V (PROVIDED) = 652.00 CF

DRAINAGE CERTIFICATION

I, REZA AFAGHPOUR, NMPE 11814, OF SBS CONSTRUCTION AND ENGINEERING, LLC, HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 09-12-2017. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY NMPS 9801 LEONARD MARTINEZ, OF SBS CONSTRUCTION AND ENGINEERING. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR FINAL CERTIFICATE OF OCCUPANCY.

THE RECORD INFORMATION PRESENTED HEREON 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.

REZA AFAGHPOUR, NMPE 11814

06/08/2018
DATE

POND A:
BOTTOM AREA = 150 SF
TOP AREA = 494 SF
DEPTH = 1.5'
FIRST FLUSH VOLUME=483 CF

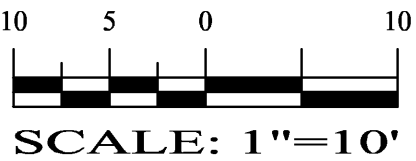
DISCHARGE POINT
TURN BLOCKS
FOR DRAINAGE

POND B:
BOTTOM AREA = 65.00 SF
TOP AREA = 273.00 SF
DEPTH = 1.0'
FIRST FLUSH VOLUME=169.00 CF

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

GRAPHIC SCALE



REZA AFAGHPOUR
P.E. #11814

SBS CONSTRUCTION AND ENGINEERING, LLC

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

**Lots 12, Block 6
Volcano Cliffs Subdivision, Unit 5
GRADING PLAN**

DRAWING:	DRAWN BY:	DATE:	SHEET #
201702-GD.DWG	SH-B	8/27/2017	1