HYDROLOGY

E22/D10

PROSPECTORS POINT

TRACT A4A

E22·D10

1 PLAN

ENGINEERS PLANNERS PHOTOGRAMMETRISTS

BOHANNAN-HUSTON INC.

4125 CARLISLE BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87107 505 881-2000
UNIVERSITY PLAZA, 330 GARFIELD SUITE 104 SANTA FE, N.M. 87509 505 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 915 778-4491

April 30, 1985

RECEIVED
APR 30 1985
HYDROLOGY SECTION

Mr. Fred Aguirre
Hydrology Department
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: Prospector's Point - Drainage Report Submittal

Dear Fred:

Enclosed is the drainage report for the referenced site for your review and comment. The site, containing approximately 9.65 acres in the northwest corner of Spain Road and Lowell Street, is proposed for condominium development. Site development plan review is scheduled for the EPC on June 20, 1985.

Drainage on the site will be directed to a proposed detention pond near the southwest corner of the site. A standpipe in the pond will then drain to the existing 36" storm sewer in Spain Road. Due to the controlled discharge of the standpipe, discharge from the site will be substantially less than that allowed in past calculations of the Spain Road storm sewer. These calculations are documented in the attached report.

If you have any questions, please call James Topmiller or me.

Truly yours,

Brian G. Burnett

Brian G. Burnett, P.E.
Division Manager

Enclosure

cc: Mr. Jim McClintic

JT/mls
Job No. 5 141 3

PRINCIPALS
JERRY R. BOHANNAN, P.E. & L.S.
LARRY W. HUSTON
MICHIAL M. EMERY, P.E.

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

June 10, 1985

Mr. James Topmiller
Bohannan-Huston, Inc.
4125 Carlisle NE
Albuquerque, NM 87107

REF: DRAINACE REPORT FOR PROSPECTOR'S POINT (E22/D10) RECEIVED APRIL 30, 1985

Dear Mr. Topmiller:

The above referenced plan is conceptually approved for site development approval. Prior to building permit sign-off by Hydrology, the following item must be addressed.

1. The treatment of channels that enter basin D.
2. The treatment of the north-south channel in basin D.
3. Location of roof drains.
4. Ponding must be a miminum of 15 ft. to the property line minus the set back. Please review your south-west detention pond.

If you have any questions, please contact this office at 766-7644.

Sincerely,

Carlos A. Montoya
City/County Flood Plain Admin.

CAM/cl

BOHANNAN-HUSTON INC.
ENGINEERS PLANNERS PHOTOGRAMMETRIST
4125 CARLISLE BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87107 505 881-2000
UNIVERSITY PLAZA, 330 GARFIELD SUITE 104 SANTA FE, N. M. 87509 505 988-7871
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 915 778-4491

August 28, 1985

Mr. Carlos A. Montoya
Design Hydrology Section
City of Albuquerque
Post Office Box 1293
Albuquerque, NM 87103

RECEIVED
AUG 28 1985
HYDROLOGY SECTION

Re: Prospector's Point Condominiums
Revised Drainage Report (E22/D10)

Dear Carlos:

The purpose of this letter is to respond to your comments of June 10, 1985 concerning the original drainage report for the referenced site and to submit a revised drainage plan for final approval. Both the development plan and its drainage characteristics have been only slightly revised from the original submittal. The revisions include changing the main north-south drive to a curvilinear alignment, deletion of the concrete ribbon channel along the west boundary, and the addition of a sidewalk culvert and retaining wall adjacent to the detention pond in the southwest corner of the property. The ribbon channel was deleted due to our discovery that Tract A3, north of the site, would be draining north to San Victorio Avenue with no discharge to the south. With no offsite public water to run through the site, the ribbon channel was no longer needed. Most of the site's runoff will be collected by the main north-south drive and its 4-foot concrete ribbon channel.

The sidewalk culvert and retaining wall were added to the plan to cover the possibility of a plugged inlet at the detention pond. The top of wall is 1.2' higher than the lip of the sidewalk culvert. Pond overflow will therefore be directed to Spain Road, rather than overflowing westerly into the residential subdivision.

The above revisions have little impact on the site's original drainage scheme. Comments made in your letter of June 10, 1985 are still applicable. Your comments and their appropriate responses are listed below:

1. **Treatment of channel entering Basin D:**
   This basin is now Basin C under the revised plan as submitted. There are no proposed channels to enter the basin now that the offsite flow from Tract A3 has been redirected northward.

2. **Treatment of channel in Basin D:**
   This channel is no longer necessary due to the redirection of the major offsite flow from Tract A3.

PRINCIPALS
JERRY R. BOHANNAN, P.E. & L.S.
LARRY W. HUSTON
MICHIAL M. EMERY, P.E.

3. **Roof Drains:**
Roof drainage has been indicated on the plan. Exact locations of drains have not yet been fixed but will follow the directions indicated on the plan.

4. **Ponding Area:**
The catch basin has been set back approximately 18' from the property line along Spain Road. With only a foot of water expected in the pond in the 100-year storm, the 15' setback requirement, from both the south property line and the retaining wall on the west, can be met.

I believe these responses, and the revisions described earlier, satisfactorily address your comments. Enclosed is a final drainage/grading plan and a separate final grading plan. Your final approval of these identical plans for Building Permit clearance would be appreciated. If I can answer any questions, please give me a call.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Engineer

cc: Mr. Jim McClintic

JT/mls
Job No. 5 141 7

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

October 10, 1985

Mr. James Topmiller
Bohannan-Huston, Inc.
4125 Carlisle Boulevard NE
Albuquerque, NM 87107

REF: REVISED DRAINAGE REPORT FOR PROSPECTOR'S POINT CONDOMINIUMS (E22-D10) RECEIVED AUGUST 8, 1985

Dear Mr. Topmiller:

I have reviewed the above referenced submittal and forward the following comments:

1. The tract appears to be broken into three (3) separate sections without any definition as to why or what the dividing lines represent. If it is proposed phase construction, please so indicate. If it is a division into saleable tracts, then the appropriate drainage and utility easements will be required.

2. The grades or spot elevations shown for the main entrance do not reflect a one foot water-block as per the DPM requirement.

3. I may be overlooking the information but, I fail to find the locations or directions of the proposed roofdrains.

4. I am confused as to the need for two sets of detailed drainage plans in the report. A detailed drainage plan is the construction plan for inclusion in the building permit set.

5. Your submittal is a request for preliminary plat and for building permit. I have no objections to having preliminary plat granted if this is suppose to be a single tract development without any infrastructure requirements. If this is a subdivision development, then the appropriate easements will need to be shown on the plat before approval can be granted.

Should you have any questions or comments, please call this office.

Cordially,

Billy J. Goolsby

Billy J. Goolsby, PE
Civil Engineer/Hydrology

BJG:mrk

ENGINEERS PLANNERS PHOTOGRAMMETRISTS

BOHANNAN-HUSTON INC.

4125 CARLISLE BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87107 505 881-2000
UNIVERSITY PLAZA, 330 GARFIELD SUITE 104 SANTA FE, N.M. 87509 505 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 915 778-4491

October 21, 1985

RECEIVED
OCT 30 1985
HYDROLOGY SECTION

Mr. Billy J. Goolsby
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: Response to Comments - Prospector's Point Condominiums Drainage Report (E22-D10)

Dear Billy:

The purpose of this letter is to respond to your comments of October 10, 1985 regarding the referenced drainage report. Your comments are addressed below:

Comment/Response

1. **Phased Construction:** The sections shown indicate phased construction lines for the project. This has been indicated on the plan.

2. **Water Block @ Main Entrance:** Per your comment, we have raised the entrance grades the slight adjustment necessary to provide the one foot water block from the street.

3. **Roofdrains:** The plan now indicates the location and direction of roofdrains by a typical detail. The drain locations were not available prior to this.

4. **Two Sets of Plans:** The purpose of the two plan sets can be noted by close inspection of the plans. The final grading plan is similar in every way to the drainage/grading plan except for the text. The building permit set will include the final grading plan which has appropriate construction grading notes in place of a drainage text. Submitting both plans and this time insures that your file has both the approved drainage text and the plan which will appear at building permit time.

5. **Approval Requested:** I apologize for causing the confusion here. A preliminary plat is not required for this site. There is no public infrastructure onsite.

PRINCIPALS
JERRY R. BOHANNAN, P.E. & L.S.
LARRY W. HUSTON
MICHIAL M. EMERY, P.E.

Your expeditious review and approval of this revised plan would be appreciated. Building plans for the site have already been submitted for City plan check review and your approval of the drainage report is, of course, necessary for this.

Please call me if I may answer any questions which may assist your review.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Engineer

cc: Mr. Jim McClintic

JT/mls
Job No. 5 141 7

DRAINAGE INFORMATION SHEET

PROJECT TITLE: PROSPECTORS POINT CONDOMINIUMS ZONE ATLAS/DRNG. FILE #: E22-D10

LEGAL DESCRIPTION: TRACT A4-A, PROSPECTORS ~~PARK~~ RIDGE

CITY ADDRESS:

ENGINEERING FIRM: BOHANNAN-HUSTON CONTACT: JAMES TOPMILLER

ADDRESS: 4125 CAROLINA NE PHONE: 881-2000

OWNER: McCLINTIC DEVELOPMENT CONTACT: JIM McCLINTIC

ADDRESS: PHONE:

ARCHITECT: CONTACT:

ADDRESS: PHONE:

SURVEYOR: CONTACT:

ADDRESS: PHONE:

CONTRACTOR: CONTACT:

ADDRESS: PHONE:

RECEIVED
OCT 30 1985
HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES

X NO

___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO.

EPC NO.

PROJ. NO.

TYPE OF SUBMITTAL:

X DRAINAGE REPORT

___ DRAINAGE PLAN

___ CONCEPTUAL GRADING & DRAINAGE PLAN

___ GRADING PLAN

___ EROSION CONTROL PLAN

___ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL

___ PRELIMINARY PLAT APPROVAL

___ SITE DEVELOPMENT PLAN APPROVAL

___ FINAL PLAT APPROVAL

X BUILDING PERMIT APPROVAL (IN NEAR FUTURE)

___ FOUNDATION PERMIT APPROVAL

___ CERTIFICATE OF OCCUPANCY APPROVAL

___ ROUGH GRADING PERMIT APPROVAL

___ GRADING/PAVING PERMIT APPROVAL

___ OTHER _____ (SPECIFY)

DATE SUBMITTED: 10/24/85

BY: James Topmiller

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

December 4, 1985

Mr. James Topmiller
Bohannan-Huston
4125 Carlisle Boulevard NE
Albuquerque, NM 87107

REF: REVISED DRAINAGE REPORT FOR PROSPECTOR'S POINT CONDOMINIUMS (E22-D10)
RECEIVED OCTOBER 8, 1985

30

Dear Mr. Topmiller:

The above referenced plan dated 10-30-85 is approved for Building Permit. The plan is submitted without phasing, therefore, we will inspect the project as shown on the referenced drawing. If the project is going to be phased, please submit a drawing with the order of construction, and interim drainage improvements necessary for the phasing. Also, list the necessary infrastructures for each phase.

If you should have any further questions, please feel free to call me at 766-7644.

Sincerely,

Carlos A. Montoya

Carlos A. Montoya, PE
City/County Flood Plain Admin.

CAM:mrk

DRAINAGE INFORMATION SHEET

PROJECT TITLE: TROS. PT. CONDOS ZONE ATLAS/DRNG. FILE #: E22-D10

LEGAL DESCRIPTION: TR. A4-A

CITY ADDRESS: 5301 LOWELL NE

ENGINEERING FIRM: BOHANNAN-HUSTON CONTACT: JAMES TOPMILLER

ADDRESS: 4125 CARLISLE NE PHONE: 881-2000

OWNER: McCLINTIC DEV. CONTACT: ____

ADDRESS: ____ PHONE: ____

ARCHITECT: ____ CONTACT: ____

ADDRESS: ____ PHONE: ____

SURVEYOR: ____ CONTACT: ____

ADDRESS: ____ PHONE: ____

CONTRACTOR: ____ CONTACT: ____

ADDRESS: ____ PHONE: ____

RECEIVED DEC 17 1985 HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES

X NO

___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. ____

EPC NO. ____

PROJ. NO. ____

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT

___ DRAINAGE PLAN

___ CONCEPTUAL GRADING & DRAINAGE PLAN

___ GRADING PLAN

___ EROSION CONTROL PLAN

___ ENGINEER'S CERTIFICATION

✓ PHASING PLAN

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL

___ PRELIMINARY PLAT APPROVAL

___ SITE DEVELOPMENT PLAN APPROVAL

___ FINAL PLAT APPROVAL

___ BUILDING PERMIT APPROVAL

___ FOUNDATION PERMIT APPROVAL

X CERTIFICATE OF OCCUPANCY APPROVAL FOR PHASES

___ ROUGH GRADING PERMIT APPROVAL

___ GRADING/PAVING PERMIT APPROVAL

___ OTHER ____ (SPECIFY)

CM

DATE SUBMITTED: 12-17-85

BY: James Topmiller

BOHANNAN-HUSTON INC.
4125 CARLISLE BLVD., N. E. ALBUQUERQUE, NEW MEXICO 87107 505 881-2000
UNIVERSITY PLAZA, 330 GARFIELD SUITE 104 SANTA FE, N. M. 87509 505 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 915 778-4491

December 17, 1985

Mr. Carlos Montoya
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

RECEIVED
DEC 17 1985
HYDROLOGY SECTION

Re: Prospector's Point Condominiums - Phasing Plan
(Ref. E22-D10)

Dear Carlos:

The purpose of this letter is to submit a phasing plan for the referenced site in accordance with your letter of December 4, 1985. The site is proposed to be constructed under three phases. The phase boundaries are identified on the enclosed plan. Full grading of the site has already been accomplished. The following key elements summarize the plan:

Phase 1 - This phase constructs the center area of the the development as shown on the plan. Drainage improvements within the phase include the 4' concrete rundown, erosion control measures at the south (downstream) phase line, and sedimentation control at the north (upstream) phase line.

Downstream improvements include an existing 24" CMP standpipe, a detention pond, and a proposed sidewalk culvert for pond overflow.

The enclosed calculations indicate that no additional downstream improvements are required. Velocities in the graded earth swales are shown to be in the 2-4 fps range. With consideration of the onsite compacted soils, these velocities should not be erosive.

Phase 2 - This phase constructs in the south portion of the property. Under this phase, the remaining downstream improvements are constructed. These include the required 4' concrete rundown, the concrete channel, and double "D" inlet at the detention basin. Erosion and sedimentation control measures will remain at the Phase 1 and 3 interface.

Phase 3 - This final phase builds out the north portion of the site. Completion of this phase completes all required drainage improvements.

PRINCIPALS
LARRY W. HUSTON
MICHIAL M. EMERY, P. E.

Your early review of this phasing plan would be greatly appreciated. Please call me if I can answer any questions.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Engineer

Enclosure

cc: Mr. Jim McClintic
Mr. Jack Eichorn

JT/mls
Job No. 5 141 7

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

December 26, 1985

James R. Topmiller, P.E.
Bohannan-Huston, Inc.
4125 Carlisle Blvd., NE
Albuquerque, New Mexico 87107

RE: PHASING PLAN FOR PROSPECTOR'S POINT CONDOMINIUMS
SUBMITTED DECEMBER 17, 1985 FOR CERTIFICATE OF OCCUPANCY
APPROVAL (E-22/D10)

Dear James:

The referenced Phasing Plan dated December 12, 1985, is approved. Be advised that each phase must be certified complete by an engineer for phased Certificate of Occupancy approvals.

If you have any questions, call me at 766-7644.

Cordially,

Roger A. Green, PE

Roger A. Green, P.E.
C.E./Design Hydrology

cc: Jim McClintic
McClintic Development

RAG/bsj

BERNIE MONTOYA

DRAINAGE INFORMATION SHEET

PROJECT TITLE: PROSPECTOR'S POINT CONDOMINIUMS ZONE ATLAS/DRNG. FILE #: E22-D10

LEGAL DESCRIPTION: TRACT A4-A, PROSPECTOR'S RIDGE

CITY ADDRESS:

ENGINEERING FIRM: BOHANNAN-HUSTON CONTACT: JAMES TOPMILLER

ADDRESS: 4125 CARLISLE NE PHONE: 881-2000

OWNER: McCLINTIC DEVELOPMENT CONTACT: JIM McCLINTIC

ADDRESS: PHONE: 883-6888

ARCHITECT: CONTACT:

ADDRESS: PHONE:

SURVEYOR: BOHANNAN-HUSTON CONTACT:

ADDRESS: 4125 CARLISLE NE PHONE:

CONTRACTOR: CONTACT:

ADDRESS: PHONE:

RECEIVED
APR 03 1986
HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES
✓ NO
___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. ___
EPC NO. ___
PROJ. NO. ___

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT
___ DRAINAGE PLAN
___ CONCEPTUAL GRADING & DRAINAGE PLAN
___ GRADING PLAN
___ EROSION CONTROL PLAN
✓ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL
___ PRELIMINARY PLAT APPROVAL
___ SITE DEVELOPMENT PLAN APPROVAL
___ FINAL PLAT APPROVAL
___ BUILDING PERMIT APPROVAL
___ FOUNDATION PERMIT APPROVAL
✓ CERTIFICATE OF OCCUPANCY APPROVAL
___ ROUGH GRADING PERMIT APPROVAL
___ GRADING/PAVING PERMIT APPROVAL
___ OTHER ___ (SPECIFY)

DATE SUBMITTED: 4.2.86

BY: JAMES TOPMILLER

BOHANNAN-HUSTON INC.

4125 CARLISLE BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87107 505 881-2000
UNIVERSITY PLAZA, 330 GARFIELD SUITE 104 SANTA FE, N. M. 87509 505 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 915 778-4491

April 2, 1986

RECEIVED
APR 03 1986
HYDROLOGY SECTION

Mr. Bernie Montoya
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: Drainage Certificate for Phase 1A - Prospector's Point Condominiums (E22-D10)

Dear Bernie:

Enclosed is a revised phasing and as-built plan for Phase 1A of the referenced development. This plan is submitted to satisfy drainage certification requirements prior to building occupancy. The plan has been revised from the original phasing plan in order to separate Phase 1 into two phases; Phase 1A and 1B. As certified on this plan, the phase has been graded in substantial compliance with the approved drainage plan.

Your earliest attention in this matter would be greatly appreciated. Please call me if I can answer any questions you may have.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Manager

Enclosure

cc: Mr. Jim McClintic

JT/mls
Job No. 5 141 7

PRINCIPALS
LARRY W. HUSTON
MICHIAL M. EMERY, P.E.

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

April 8, 1986

James R. Topmiller, P.E.
Bohannan-Huston, Inc.
4125 Carlisle Blvd., NE
Albuquerque, New Mexico 87107

RE: CERTIFICATION FOR PHASE1A PROSPECTOR'S POINT CONDOMINIUMS
(E-22/D10) CERTIFICATION BLOCK DATED APRIL 1, 1986

Dear James:

Based on the information provided on your April 3, 1986 submittal, certification for the above referenced drainage plan is acceptable. Please be advised that only temporary Certificate of Occupancy can be issued until Phase II improvements are complete.

If I can be of further assistance, please feel free to contact me at 766-7644.

Cordially,

Roger A Green

For Bernie J. Montoya, C.E.
Engineering Assistant/Hydrology

BJM/bsj

BARBARA JUAREZ
ATTN: BERNIE MONTOYA

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Prospector's Bird Condominiums ZONE ATLAS/DRNG. FILE #: E-22

LEGAL DESCRIPTION: Tract A4-A Prospector's Ridge

CITY ADDRESS:

ENGINEERING FIRM: Bohannan-Huston CONTACT: James Topmiller

ADDRESS: 2500 Jefferson NE PHONE: 823-1000

OWNER: McClintic Development, Inc. CONTACT: Jack Eichorn

ADDRESS: 7533 Lantern NE Albuq, NM 87154 PHONE: 883-6639

ARCHITECT: CONTACT:

ADDRESS: PHONE:

SURVEYOR: CONTACT:

ADDRESS: PHONE:

CONTRACTOR: CONTACT:

ADDRESS: PHONE:

RECEIVED MAY 19 1986 HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES
✓ NO
___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. ___
EPC NO. ___
PROJ. NO. ___

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT
___ DRAINAGE PLAN
___ CONCEPTUAL GRADING & DRAINAGE PLAN
___ GRADING PLAN
___ EROSION CONTROL PLAN
✓ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL
___ PRELIMINARY PLAT APPROVAL
___ SITE DEVELOPMENT PLAN APPROVAL
___ FINAL PLAT APPROVAL
___ BUILDING PERMIT APPROVAL
___ FOUNDATION PERMIT APPROVAL
✓ CERTIFICATE OF OCCUPANCY APPROVAL (Temp)
___ ROUGH GRADING PERMIT APPROVAL
___ GRADING/PAVING PERMIT APPROVAL
___ OTHER ___ (SPECIFY)

DATE SUBMITTED: 5.19.86

BY: James Topmiller

ENGINEERS ARCHITECTS PHOTOGRAMMETRI

BOHANNAN-HUSTON INC.

COURTYARD I, 7500 JEFFERSON STREET, N.E. ALBUQUERQUE, NEW MEXICO 87109 (505) 823-1000
UNIVERSITY PLAZA, SUITE 104, 330 GARFIELD SANTA FE, NEW MEXICO 87501 (505) 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 (915) 778-4491

RECEIVED
MAY 19 1986
HYDROLOGY SECTION

May 19, 1986

Mr. Bernie Montoya
City of Albuquerque
Hydrology Section
P.O. Box 1293
Albuquerque, NM 87103

Re: Drainage Certification for Phase 1B - Prospector's Point Condominiums (E22-D10)

Dear Bernie:

Enclosed is an as-built elevations plan for Phase 1B of the referenced development. This plan is submitted to satisfy certification requirements prior to building occupancy. As certified on this plan, the phase has been graded and constructed in substantial compliance with the approved drainage plan.

Until downstream (Phase 2) improvements are finally complete, we are requesting temporary certificates of occupancy for Phase 1B. Your earliest attention to this matter would be greatly appreciated. Please call me if I can answer any questions you may have.

Sincerely,

James Topmiller

James Topmiller, P.E.I
Project Manager

Enclosure

cc: Mr. Jim McClintic

TG/mls
Job No. 5 141 7

PRINCIPALS
LARRY W. HUSTON
MICHIAL M. EMERY, P.E.
DANA C. WOOD, P.E.
ANDRES ARAGON-VIAMONTE
DARRELL L. WADE, P.E.
JAMES V. DOMENICK, P.E.
BRIAN G. BURNETT, P.E.

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

May 22, 1986

James R. Topmiller, P.E.
Bohannan-Huston, Inc.
7500 Jefferson Street, NE
Albuquerque, New Mexico 87109

RE: CERTIFICATION FOR PHASE I B PROSPECTOR'S POINT CONDOMINIUMS (E-22/D10) CERTIFICATION BLOCK DATED MAY 19, 1986

Dear James:

Based on the information provided on your submittal of May 19, 1986, certification for the above referenced drainage plan is acceptable. Please be advised that only temporary Certificate of Occupancy can be issued until Phase II improvements are complete.

If I can be of further assistance, please feel free to contact me at 766-7644.

Cordially,

Bernie J. Montoya

Bernie J. Montoya, C.E.
Engineering Assistant

BJM/bsj

DRAINAGE INFORMATION SHEET

PROJECT TITLE: PROSPECTORS POINT CONDOMINIUMS ZONE ATLAS/DRNG. FILE #: E22/D10

LEGAL DESCRIPTION: TRACT A4-A, PROSPECTORS RIDGE SUBD.

CITY ADDRESS:

ENGINEERING FIRM: BOHANNAN-HUSTON CONTACT: JAMES TOPMILLER

ADDRESS: 7500 JEFFERSON NE PHONE: 823-1000

OWNER: McCLINTIC DEVELOPMENT CONTACT: JIM McCLINTIC

ADDRESS: PHONE:

ARCHITECT: BOHANNAN-HUSTON INC. CONTACT:

ADDRESS: PHONE:

SURVEYOR: CONTACT:

ADDRESS: PHONE:

CONTRACTOR: CONTACT:

ADDRESS: PHONE:

PRE-DESIGN MEETING:

___ YES

✓ NO

___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. _____

EPC NO. _____

PROJ. NO. _____

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT

___ DRAINAGE PLAN

___ CONCEPTUAL GRADING & DRAINAGE PLAN

___ GRADING PLAN

___ EROSION CONTROL PLAN

X ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL

___ PRELIMINARY PLAT APPROVAL

___ SITE DEVELOPMENT PLAN APPROVAL

___ FINAL PLAT APPROVAL

X BUILDING PERMIT APPROVAL

___ FOUNDATION PERMIT APPROVAL

___ CERTIFICATE OF OCCUPANCY APPROVAL

___ ROUGH GRADING PERMIT APPROVAL

___ GRADING/PAVING PERMIT APPROVAL

___ OTHER _____ (SPECIFY)

RECEIVED JUN 04 1986 HYDROLOGY SECTION

DATE SUBMITTED: 6.4.86

BY: James Topmiller

ENGINEERS ARCHITECTS PHOTOGRAMMETRI

BOHANNAN-HUSTON INC.

COURTYARD I, 7500 JEFFERSON STREET, N.E. ALBUQUERQUE, NEW MEXICO 87109 (505) 823-1000
UNIVERSITY PLAZA, SUITE 104, 330 GARFIELD SANTA FE, NEW MEXICO 87501 (505) 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 (915) 778-4491

June 2, 1986

Mr. Bernie Montoya
City of Albuquerque
Hydrology Section
P.O. Box 1293
Albuquerque, NM 87103

Re: Prospector's Point Condominiums - Request for Permanent Certificates of Occupancy for Phases 1A and 1B

Dear Bernie:

The purpose of this letter is to request that the current temporary certificates of occupancy for Phases 1A and 1B of the referenced subdivision be changed to permanent C.O.'s. With previous submittals, only temporary C.O.'s were requested until the downstream concrete rundown and drainage inlet were constructed. However, soon after the completion of Phase 1B, these downstream improvements were installed in compliance with the approved drainage plan. Permanent C.O.'s can now be released for the referenced phases. On the enclosed plan, I have marked the concrete rundown and inlet as Phase 1B improvements which I have already certified. We will be seeking Phase 2 C.O.'s in the near future.

Please call me if I can answer any questions you may have.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Manager

cc: Jack Eichorn

JT/mls
Job No. 5 141 7

RECEIVED
JUN 04 1986
HYDROLOGY SECTION

PRINCIPALS
LARRY W. HUSTON
MICHAL M. EMERY, P.E.
DANA C. WOOD, P.E.
ANDRES ARAGON-VIAMONTE
DARRELL L. WADE, P.E.
JAMES V. DOMENICK, P.E.
BRIAN G. BURNETT, P.E.

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

June 16, 1986

James Topmiller, P.E.
Bohannan-Huston, Inc.
7500 Jefferson, NE
Albuquerque, New Mexico 87109

RE: FINAL CERTIFICATE OF OCCUPANCY RELEASE FOR PHASE 1A & 1B PRESPECTOR'S POINT CONDOMINIUMS (E-22/D10) RECEIVED JUNE 4, 1986

Dear James:

Based on the information provided on your June 4, 1986 submittal, final Certificate of Occupancy release for Phases 1A and 1B is approved.

Please advise your client to contact Rick Duran in our office to make arrangements for the Certificate of Occupancy sign-off.

If I can be of further assistance, please feel free to contact me at 766-7644.

Cordially,

Bernie J. Montoya

Bernie J. Montoya, C.E.
Engineering Assistant

cc: Rick Duran

BJM/bsj

DRAINAGE INFORMATION SHEET

E22/D10

PROJECT TITLE: Prospector's Point Condominiums ZONE ATLAS/DRNG. FILE #: ~~F-22~~

LEGAL DESCRIPTION: Tract A4-A Prospector's Ridge

CITY ADDRESS:

ENGINEERING FIRM: Bohannan-Huston, Inc. CONTACT: James Tapmiller

ADDRESS: 7500 Jefferson NE PHONE: 823-1000

OWNER: McClintic Development CONTACT: Jim McClintic

ADDRESS: 7533 Lantern NE PHONE: 883-6888

ARCHITECT: CONTACT:

ADDRESS: PHONE:

SURVEYOR: Bohannan Huston CONTACT:

ADDRESS: See above PHONE:

CONTRACTOR: CONTACT:

ADDRESS: PHONE:

PRE-DESIGN MEETING:

___ YES

✓ NO

___ COPY OF CONFERENCE RECORD SHEET PROVIDED

RECEIVED JUN 18 1986 HYDROLOGY SECTION

DRB NO.

EPC NO.

PROJ. NO.

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT

___ DRAINAGE PLAN

___ CONCEPTUAL GRADING & DRAINAGE PLAN

___ GRADING PLAN

___ EROSION CONTROL PLAN

✓ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL

___ PRELIMINARY PLAT APPROVAL

___ SITE DEVELOPMENT PLAN APPROVAL

___ FINAL PLAT APPROVAL

___ BUILDING PERMIT APPROVAL

___ FOUNDATION PERMIT APPROVAL

✓ CERTIFICATE OF OCCUPANCY APPROVAL

___ ROUGH GRADING PERMIT APPROVAL

___ GRADING/PAVING PERMIT APPROVAL

___ OTHER _____ (SPECIFY)

DATE SUBMITTED: 6-18-86

BY: James Tapmiller

ENGINEERS ARCHITECTS PHOTOGRAMMETRIS

BOHANNAN-HUSTON INC.

COURTYARD I, 7500 JEFFERSON STREET, N.E. ALBUQUERQUE, NEW MEXICO 87109 (505) 823-1000
UNIVERSITY PLAZA, SUITE 104, 330 GARFIELD SANTA FE, NEW MEXICO 87501 (505) 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 (915) 778-4491

June 18, 1986

RECEIVED
JUN 18 1986
HYDROLOGY SECTION

Mr. Bernie Montoya
City of Albuquerque
Hydrology Department
P.O. Box 1293
Albuquerque, NM 87103

Re: Prospector's Point Condominiums
Request for Permanent Certificates of Occupancy for Phase II
(E22-D10)

Dear Bernie:

Enclosed is a marked-up drainage/grading plan showing as-built elevations for Phase II of the referenced development. This plan is submitted to satisfy drainage certification requirements for Phase II prior to building occupancy. As certified on this plan, the phase has been graded and constructed in substantial compliance with the approved drainage/grading plan.

Your earliest attention to this matter would be greatly appreciated. Please call me if I can answer any questions you may have.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Manager

Enclosure

cc: Mr. Jim McClintic

TG/mls
Job No. 5 141 7

PRINCIPALS
LARRY W. HUSTON
MICHAL M. EMERY, P.E.
DANA C. WOOD, P.E.
ANDRES A. HAGON-VIAMONTE
DARRELL L. WADE, P.E.
JAMES V. DOMENICK, P.E.
BRIAN G. BURNETT, P.E.

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

June 23, 1986

James Topmiller, P.E.
Bohannan-Huston, Inc.
7500 Jefferson, NE
Albuquerque, New Mexico 87109

FILE COPY

RE: CERTIFICATION FOR PHASE II PROSPECTOR'S POINT CONDOMINIUMS
(E-22/D10) ENGINEER'S STAMP DATED JUNE 16, 1986

Dear James:

Based on the information provided on your June 18, 1986 submittal, certification for the above referenced phase is acceptable.

Please be advised that only temporary Certificates of Occupancy will be issued at this time until a letter of concurrence is submitted by your office indicating your final acceptance for certification.

If I can be of further assistance, please feel free to call me at 766-7644.

Cordially,

Bernie J Montoya

Bernie J. Montoya, C.E.
Engineering Assistant

BJM/bsj

BOHANNAN-HUSTON INC.

Courtyard I 7500 Jefferson Street, N.E. Albuquerque, NM 87109
(505) 823-1000

RECEIVED
AUG 19 1986
HYDROLOGY SECTION

Transmittal

To: City of Albuq.
123 Central

☐ Parcel post ☑ Messenger
☐ First Class ☐ UPS
☐ Express Mail ☐ Air Freight
☐ Bus ☐

Attention: Mr. Bernie Montoya

Date: 8/19/86 Our job number: 51417

Your job number:

Job: Prospector's Point Condominiums - Request for Permanent CO's for Phase 2 & Phasing 3 into Phase 3A & 3B

We are enclosing:	For:
1 blueline print ~~to~~ of Phase 3A & 3B	your review & approval
1 blueline print of Phase 2 Asbuilts	your review & approval

Comments:

By: IG for James Tappiller thank you

Rec'd by: Connie Lujan Date: 8-19-86

☐ Please Return Signed Yellow Copy

3/86

ENGINEERS ARCHITECTS PHOTOGRAMMETRI

BOHANNAN-HUSTON INC.

COURTYARD I, 7500 JEFFERSON STREET, N.E. ALBUQUERQUE, NEW MEXICO 87109 (505) 823-1000
UNIVERSITY PLAZA, SUITE 104, 330 GARFIELD SANTA FE, NEW MEXICO 87501 (505) 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 (915) 778-4491

August 18, 1986

Mr. Bernie Montoya
City of Albuquerque
Hydrology Department
P.O. Box 1293
Albuquerque, NM 87103

RECEIVED
AUG 19 1986
HYDROLOGY SECTION

Re: Prospector's Point Condominiums - Request for Permanent Certificates of Occupancy for Phase 2

Dear Bernie:

The purpose of this letter is to request that the current temporary certificates of occupancy for Phase 2 of the referenced subdivision be changed to permanent C.O.'s. With the previous submittal, only temporary C.O.'s were requested until the final landscaping was completed. With this done, the phase is in substantial compliance with the approved drainage plan. Permanent C.O.'s can now be released for the referenced phase.

Please call me if I can answer any questions you may have.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Manager

cc: Mr. Jack Eichorn

JT/mls
Job No. 5 141 7

PRINCIPALS
LARRY W. HUSTON
MICHIAL M. EMERY, P.E.
DANA C. WOOD, P.E.
ANDRES ARAGON-VIAMONTE
DARRELL L. WADE, P.E.
JAMES V. DOMENICK, P.E.
BRIAN G. BURNETT, P.E.

ENGINEERS ARCHITECTS PHOTOGRAMMETRI

BOHANNAN-HUSTON INC.

COURTYARD I 7500 JEFFERSON STREET, N.E. ALBUQUERQUE, NEW MEXICO 87109 (505) 823-1000
UNIVERSITY PLAZA, SUITE 104 330 GARFIELD SANTA FE, NEW MEXICO 87501 (505) 988-7671
6713 VISCOUNT BLVD EL PASO, TEXAS 79925 (915) 778-4491

August 18, 1986

RECEIVED
AUG 19 1986
HYDROLOGY SECTION

Mr. Bernie Montoya
City of Albuquerque
Hydrology Section
P.O. Box 1293
Albuquerque, NM 87103

Re: Prospector's Point Condominiums - Phase 3A and Phase 3B

Dear Bernie:

The purpose of this letter is to seek your review and approval of the subdivision of Phase 3 into Phase 3A and 3B. The new phase boundary has been identified on the enclosed plan. Full grading of the site has already been accomplished under earlier phases. Temporary measures have been provided at the Phases 3A/3B interface to satisfy drainage requirements.

Your review of this phasing plan would be greatly appreciated. Please call me if I can answer any questions.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Manager

cc: Mr. Jack Eichorn

JT/mls
Job No. 5 141 7

PRINCIPALS
LARRY W. HUSTON
MICHAL M. EMERY, P.E.
DANA C. WOOD, P.E.
ANDRES ARAGON VIAMONTE
DARRELL L. WADE, P.E.
JAMES V. DOMENICK, P.E.
BRIAN G. BURNETT, P.E.

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

August 21, 1986

James Topmiller, P.E.
Bohannan-Huston, Inc.
7500 Jefferson Street, NE
Albuquerque, New Mexico 87109

RE: PERMANANT CERTIFICATES OF OCCUPANCY FOR PHASE 2 OF PROSPECTORS POINT CONDOMINIUMS (E-22/D10) PHASE 2 CERTIFICATION BLOCK DATED JULY 18, 1986

Dear James:

Based on the information provided on your August 19, 1986 submittal, permanant Certificates of Occupancy may be released for Phase 2.

If I can be of further assistance, please feel free to call me at 766-7644.

Cordially,

Bernie J. Montoya

Bernie J. Montoya, C.E.
Engineering Assistant

cc: Rick Duran

BJM/bsj

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

August 21, 1986

James Topmiller, P.E.
Bohannan-Huston, Inc.
7500 Jefferson Street, NE
Albuquerque, New Mexico 87109

RE: PHASING PLAN FOR PROSPECTOR'S POINT CONDOMINIUMS FROM PHASE 3 TO PHASE 3A AND 3B (E-22/D10) PLAN RECEIVED AUGUST 19, 1986

Dear James:

Based on the information provided on your August 19, 1986 submittal, the above referenced phasing change is acceptable.

If I can be of further assistance, please feel free to call me at 766-7644.

Cordially,

Bernie J. Montoya

Bernie J. Montoya, C.E.
Engineering Assistant

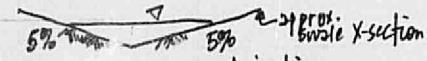
BJM/bsj

CALCULATIONS TO DETERMINE VELOCITIES (By Phase)

RECEIVED
DEC 17 1985
HYDROLOGY SECTION

Phase 1 conditions

driveway swale (south of Ph. 2) ..... undeveloped flow from Ph. 3 = 4.1 cfs approx. (100-yr)
developed flow from Ph. 1 = 8.2 cfs approx.
total flow south of Ph. 2 line = 13.1 cfs approx. (Basin B only)



slope in direction of flow = 0.6%

$A = \frac{1}{2}(2)d\frac{d}{0.05} = \frac{d^2}{0.05} = 20d^2$

$n = 0.03$ (earth-lined swales)

$R_h = \frac{20d^2}{40d} = 0.5d$

$Q = 13.1$ cfs (from above)

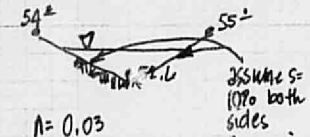
solve for velocity by Manning's equation (trial & error solution)

$Q = \frac{1.486}{n} A R_h^{2/3} S^{1/2}$

$V = Q/A$, depth = 0.6', A = 7.2 ft

$\boxed{\text{then } V = 1.8 \text{ fps}}$ OK ✓

rundown swale between buildings ..... undeveloped flow from Ph. 3 and 2 (Basin B) = 9.8 cfs
developed flow from Ph. 1 = 8.2 cfs
total flow in rundown swale 18.0 cfs



depth = 0.65, A = 4.22 cfs

$n = 0.03$
$A = 10d^2$
$R_h = 0.5d$

slope in flow direction = 3.0%

$\boxed{\text{then } V = 4.3 \text{ fps}}$ OK

this is velocity in constricted area between the buildings immediately after the runoff leaves the driveway

PROJECT NAME Prospector's Point Condos	SHEET 1	OF 3	
PROJECT NO. 51417	BY James Top	DATE 12/11/85	
SUBJECT Phasing Plan Vel. Calcs.	CH'D "	DATE "	

standpipe..... by orifice equation

24" CMP orifice (Ph. 2 will replace this with a double-D inlet)

A = 3.14 sq. ft
C = 0.6
Q = 21.3 cfs

by $Q = CA\sqrt{2gh}$, solve for h.....

$\boxed{h = 0.99'}$ OK (this matches the req'd head under fully developed conditions)

west boundary swale..... by Manning's

worst slope = 2%
Q = 3.3 cfs (Basin C, undeveloped in Ph. 2 & 3, dev. in Ph. 1) C = same however
n = 0.3

$A = 2d + 10d^2$

$R_h = \frac{2d + 10d^2}{2 + 20d}$

then by trial & error, solve for velocity.....

$\boxed{V = Q/A = 2.2 \text{ fps}}$ OK ✓

d = 0.3'
A = 1.5 ¢

Phases 2, 3 undeveloped runoff.....

- both phases generate approx. 5 cfs.....
- the medium slopes (6% ±) and wide swales keep velocities low..... no calculations req'd
- a sedimentation basin and riprap blanket will be constructed @ the Ph. 1/3 boundary....

PROJECT NAME Pros. Point Condos SHEET 2 OF 3
PROJECT NO. 51417 BY James Tay DATE 12/11/85
SUBJECT Phasing Plan Calcs CH'D " DATE "

Phase 2 conditions

- Phase 1 is constructed....
- Phase 2 will construct asphalt improvements, conc. channel, and the storm drain inlet.....
- All downstream improvements from Ph. 1 & 2 will be installed.....

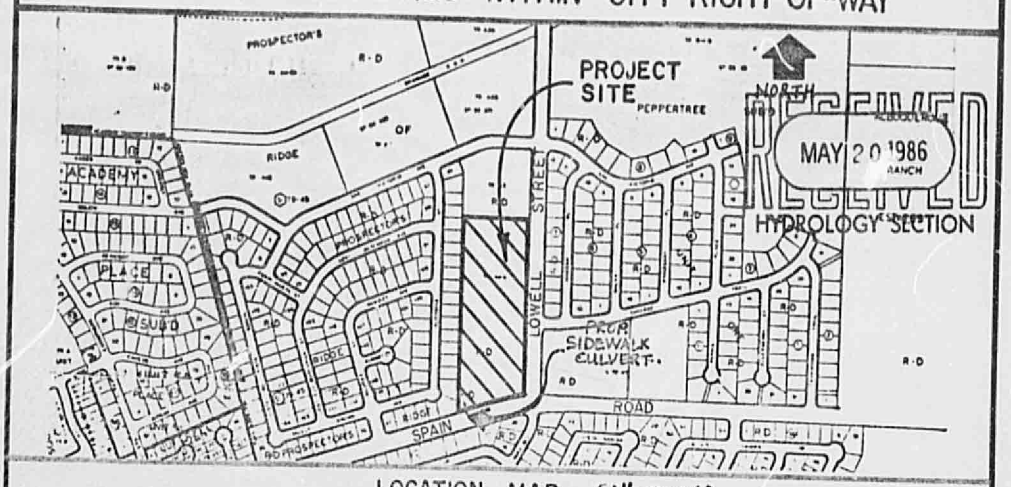
Phase 3 conditions

- Ph. 1, 2 are constructed.....
- Ph. 3 will install all pavement improvements.....
- All required drainage improvements are completed.....

PROJECT NAME Pros. Point Condos SHEET 3 OF 3
PROJECT NO. 51413 BY James Top DATE 12/11/85
SUBJECT Phasing Plan Calc. CH'D " DATE "

CITY OF ALBUQUERQUE

DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY



LOCATION MAP (1"=800')

ZONE ATLAS PAGE E-22-Z & F-22-Z

TRACT A4-A, PROSPECTOR'S RIDGE

BENCHMARK: BOHANNAN-HUSTON BRASS CAP LOCATED AT THE NORTH, NORTHWEST PROPERTY RETURN OF THE INTERSECTION OF SPAIN ROAD AND LOWELL STREET. THE BRASS CAP IS STAMPED AS FOLLOWS: RET, TRT 4A, 1980, ELEVATION = 5867.69'.

JAMES R. TOPMILLER
NEW MEXICO
9354
REGISTERED PROFESSIONAL ENGINEER
12-17-85

NOTICE TO CONTRACTOR

1. An excavation/construction permit will be required before beginning any work within City right-of-way. An approved copy of these plans must be submitted at the time of application for this permit.
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 Public Works Const., 1985 Adition.
3. Two working days prior to any excavation, contractor must contact Line Locating Service, 765-1234, for location of existing utilities.
4. Prior to construction, the contractor shall excavate and verify the horizontal and vertical locations of all obstructions. 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 Arterial street use.

CLEO POWELL E22-010 E-141

APPROVALS	NAME	DATE	TITLE: PROSPECTOR'S RIDGE SIDEWALK CULVERT 5801 LOWELL STREET NE
A.C.E./DESIGN		12/17/85	
INSPECTOR	L.R.		PERMIT NO. 25757
A.C.E./CONSTRUCTION		3/20/86	SHEET 1 OF 2
			MAP NO. E-22 F-22

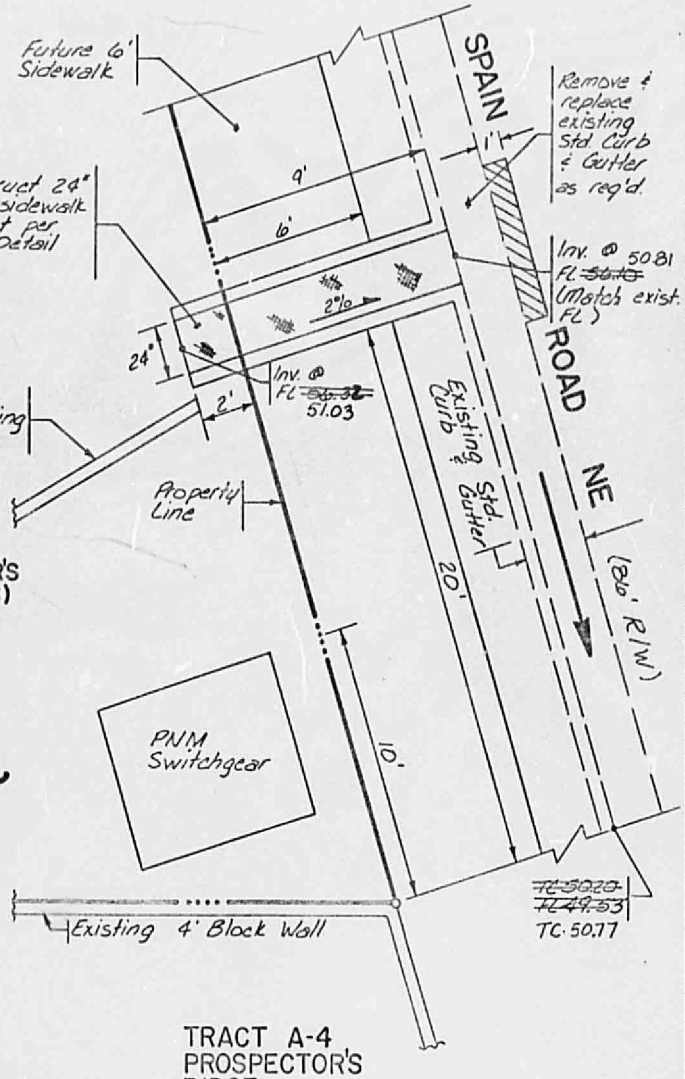
CITY OF ALBUQUERQUE

DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY

1" = 5'

NOTE:

CONTRACTOR MUST BE CAUTIOUS OF EXISTING PNM LINES BEHIND PROPERTY LINE. EXACT LOCATIONS ARE UNKNOWN.



JAMES R. TOPMILLER
NEW MEXICO
9354
12-17-85
REGISTERED PROFESSIONAL ENGINEER

James R. Topmiller

LEGEND:

REMOVE AND REPLACE EXISTING ARTERIAL ASPHALT CONCRETE

E-141

CLEO POWELL

APPROVALS	NAME	DATE
A.C.E./DESIGN		12/17/85
INSPECTOR	I.R.	
E./HYDROLOGY		3/26/86

TITLE: PROSPECTOR'S RIDGE SIDEWALK CULVERT 5801 LOWELL STREET NE

PERMIT NO. 25757 | SHEET 2 OF 2 | MAP NO. E-22 F-22

BOHANNAN-HUSTON INC.

DRAINAGE PLAN
FOR
PROSPECTOR'S POINT
AT
SPAIN ROAD AND LOWELL STREET
August 1985

DRAINAGE PLAN
FOR
PROSPECTOR'S POINT
AT
SPAIN ROAD AND LOWELL STREET

PREPARED FOR:

JIM MC CLINTIC
MC CLINTIC DEVELOPMENT, INC.
P.O. BOX 21027
ALBUQUERQUE, NEW MEXICO 87154

PREPARED BY:

BOHANNAN-HUSTON, INC.
4125 CARLISLE BOULEVARD N.E.
ALBUQUERQUE, NEW MEXICO 87107

August 1985

Job No. 5 141 3

Brian G. Burnett, P.E.
N.M.P.E. No. 8541

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Prospector's Point ZONE ATLAS/DRNG.# E-22-Z

LEGAL DESCRIPTION: Tract A4-A, Prospector's Ridge

CITY ADDRESS:

ENGINEERING FIRM: Bohannan-Huston, Inc. CONTACT: Brian Burnett

ADDRESS: 4125 Carlisle N.E. Albuq. NM 87107 PHONE: 881-2000

OWNER: McClintic Development CONTACT: Jim McClintic

ADDRESS: P.O. Box 21027, Albuquerque, NM 87154
PHONE: 883-6639

ARCHITECT: CONTACT:

ADDRESS:

SURVEYOR: CONTACT:

ADDRESS: PHONE:

CONTRACTOR: CONTACT:

ADDRESS: PHONE:

RECEIVED
AUG 28 1985
HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES
X NO
___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO.
EPC NO.
PROJ. NO.

TYPE OF SUBMITTAL:

x DRAINAGE REPORT
___ DRAINAGE PLAN
___ CONCEPTUAL GRADE & DRAIN PLAN
___ GRADING PLAN
___ EROSION CONTROL PLAN
___ ENGINEER'S CERTIFICATION
___ DRAINAGE MANAGEMENT PLAN

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL
X PRELIMINARY PLAT APPROVAL
___ SITE DEVELOPMENT PLAN APPROVAL
___ FINAL PLAT APPROVAL
X BUILDING PERMIT APPROVAL
___ FOUNDATION PRMIT APPROVAL
___ CERTIFICATE OF OCCUPANCY APPROVAL
___ ROUGH GRADING PERMIT APPROVAL
___ GRADING/PAVING PERMIT APPROVAL
___ OTHER ___ (SPECIFY)

DATE SUBMITTED:

BY:

RECEIVED B.H. JUN 13 1985

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

June 10, 1985

Mr. James Topmiller
Bohannan-Huston, Inc.
4125 Carlisle NE
Albuquerque, NM 87107

REF: DRAINAGE REPORT FOR PROSPECTOR'S POINT (E22/D10) RECEIVED APRIL 30, 1985

Dear Mr. Topmiller:

The above referenced plan is conceptually approved for site development approval. Prior to building permit sign-off by Hydrology, the following item must be addressed.

1. The treatment of channels that enter basin D.
2. The treatment of the north-south channel in basin D.
3. Location of roof drains.
4. Ponding must be a miminum of 15 ft. to the property line minus the set back. Please review your south-west detention pond.

If you have any questions, please contact this office at 766-7644.

Sincerely,

Carlos A. Montoya

Carlos A. Montoya
City/County Flood Plain Admin.

APPENDIX

- HYDROLOGICAL COMPUTATIONS
- HYDRAULIC COMPUTATIONS
- LA VISTA GRANDE REPORT EXCERPTS

HYDROLOGICAL COMPUTATIONS

HYDROLOGICAL COMPUTATIONS

basis - Development Process Manual
Rational Method

EXISTING RUNOFF

Basin	A	B	C	ALL BASINS
acreage, A	3.53	7.84	1.79	13.2
% impervious	0%	0%	0%	0%
C (DPM 22.2 C-1)	0.34	0.34	0.34	0.34
6-Hr. Rain (100-yr.)	2.6"	2.6"	2.6"	2.6"
Intensity, I	5.5 in/hr	5.5	5.5	5.5
Time of Concentration	10 min	10	10	10
runoff rate (=CIA)	6.6 cfs	14.7	3.3	24.7
volume (100-year)	0.26 af/ft.	0.58	0.13	0.97
6-Hr. Rain (10-year)	1.7"	1.7"	1.7"	1.7"
Intensity, I	3.6 in/hr	3.6	3.6	3.6
runoff (=CIA)	4.3 cfs	9.6	2.2	16.2
volume (10-year)	0.17 af/ft.	0.38	0.09	0.64

- existing runoff flows to a pond in the SW corner of the property. pond overflows to Spain Road.

DEVELOPED RUNOFF

Basin	A	B	C	All Basins
Acreage, A	3.53	7.84	1.79	9.64
% impervious	53%	53%	53%	53%
C (DPM 22.2 C-1)	0.57	0.57	0.57	0.57
6-Hr. Rain (100-yr.)	2.6"	2.6"	2.6"	2.6"
Intensity, I	5.5	5.5	5.5	5.5
Time of Concentration	10	10	10	10
runoff rate (=CIA)	11.1	24.6	5.6	30.22
volume (100-year)	0.44	0.96	0.22	1.19
6-Hr. Rain (10-yr.)	1.7"	1.7"	1.7"	1.7"
Intensity, I	3.6	3.6	3.6	3.6
runoff (=CIA)	7.3	16.1	3.7	19.8
volume (10-year)	0.29	0.63	0.14	0.78

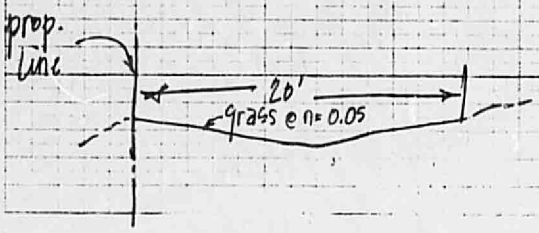
CHECK WEST SWALE @ PL

drainage from basin C = 5.6 cfs ±

by Manning's equation, check capacity @ 1% (min.)

$$Q = \frac{1.489}{0.045}(10)\left(\frac{10}{20.1}\right)^{2/3}(0.01)^{1/2}$$

$= 20.8$ cfs > 5.6 cfs OK! *FLOW WILL RUN LESS THAN A 1' OF DEPTH



PROJECT NAME PROSPECTOR'S POINT SHEET 2 OF 6
PROJECT NO. 51417 BY JAMES TOP DATE 7/22/85
SUBJECT HYDROL. COMPS CH'D " DATE "

HYDRAULIC COMPUTATIONS

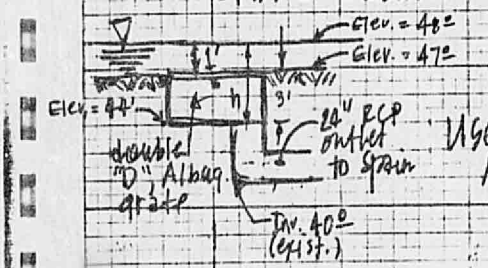
STANDPIPE CALCULATIONS

by orifice equation on 24" standpipe
use 4.0' depth of water above orifice; required cap. = 30.22 cfs (site runoff)
use C = 0.6 (from Handbook of Hydraulics)

ORIFICE EQUATION $Q = CA\sqrt{2gh}$

$= 0.6\,(3.14)\sqrt{2\,(32.2)\,4.0}$

$Q = 30.24$ cfs ≈ 30.22 cfs OK



USE MIN. 4' WATER SURFACE ABOVE 24" ORIFICE

CHECK INLET ORIFICE CAPACITY

inlet will be double "D", Albuq. grate (w/ 30% clog factor)
single grate = 5.0 sq.ft.
double grate = 10.0 sq. ft. x 0.7 = 7 sq. ft.
by orifice equation:

$Q = 0.6\,(7\text{ sq. ft})\sqrt{2\,(64.4)\,h}$, solve for h
where Q = 30.22 cfs
then h = 0.4'

USE 1' DEPTH ABOVE INLET FOR REQUIRED FLOW

* use 3' depth for catch basin

PROJECT NAME PROSPECTOR'S POINT SHEET 3 OF 6
PROJECT NO. 51417 BY James Top DATE 7/22/85
SUBJECT DRAINAGE CALC. CH'D " DATE "

HYDRAULIC CAPACITY OF 4' WIDE CONCRETE RIBBON CHANNEL

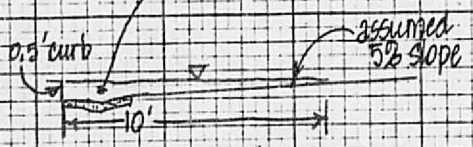
(by Manning's Equation)

ANALYSIS POINT (A)

$Q = \pm 6.2$ cfs (required) (subbasin of Basin B)

$n = 0.015$ (composite asphalt/concrete)

$A = 0.5'(10')\,\frac{1}{2} = 2.5$ ft



$$R_h = \frac{A}{P} = \frac{2.5}{10.5} = 0.24$$

assume $S = 0.03$, then by Manning's

$$Q = \frac{1.489}{n} A R_h^{2/3} S^{1/2}$$

$$Q = \frac{1.489}{0.015}(2.5)(0.24)^{2/3}\,0.03^{1/2}$$

$Q = 16.6$ cfs >>> 6.2 cfs GOOD

ANALYSIS POINT (B)

$Q = 24.6$ cfs required (Basin B)

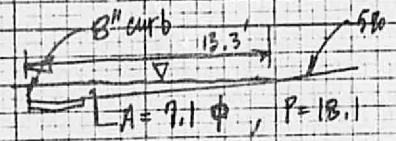
$n = 0.015$

$S = 0.007$ %

PROJECT NAME Prospector's Point SHEET 4 OF 6

PROJECT NO. 51417 BY James Top DATE 7/22/85

SUBJECT HYDROL. COMP. CH'D " DATE "



$A = 7.1\ \phi$, $P = 18.1$

$R_h = 7.1/18.1 = 0.39$

then $Q = \frac{1.489}{0.015}(7.1)(0.39)^{2/3}(0.007)^{1/2}$

$Q = 31.6$ cfs ≈ 24.6 cfs GOOD

CHANNEL SECTIONS

by Manning's equation

2 options are provided:

SECTION X-X

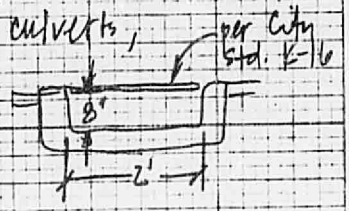
OPTION 1 - SIDEWALK CULVERTS

assume slope = 0.02, 2' wide culverts, n = 0.015, 8" curb + wall height

required cap. = 24.6 cfs

$Q = \frac{1.489}{0.015}(1.33)(0.4)^{2/3}\,0.02^{1/2}$

$= 10.14$ cfs per culvert



USE 3-2' WIDE CULVERTS SIDE-BY-SIDE

OPTION 2 - SINGLE WIDE CHANNEL

slope = 0.02, data = same as Option 1

$$24.6 \text{ cfs} = \frac{1.489}{0.015}(.67w)\left(\frac{.67w}{1.33+w}\right)^{.666}(0.02)^{0.5}$$

solve for w, (by trial and error)

then w = 4.1'

USE 4' WIDE CHANNEL (W/ 8" SIDE WALLS MIN)

CHECK CAPACITY OF STORM (EXIST.) SEWER TO SPAIN ROAD

existing slope = 0.0292

24" RCP @ n = 0.013

by Manning's equation,

$$Q = \frac{1.489}{0.013}(3.14)\left(\frac{2}{4}\right)^{2/3}\sqrt{0.0292}$$

$$= 38.7 \text{ cfs} > 30.22 \text{ cfs (developed site flow)} \quad \text{OK}$$

only if HGL slope = .0292 ft/ft

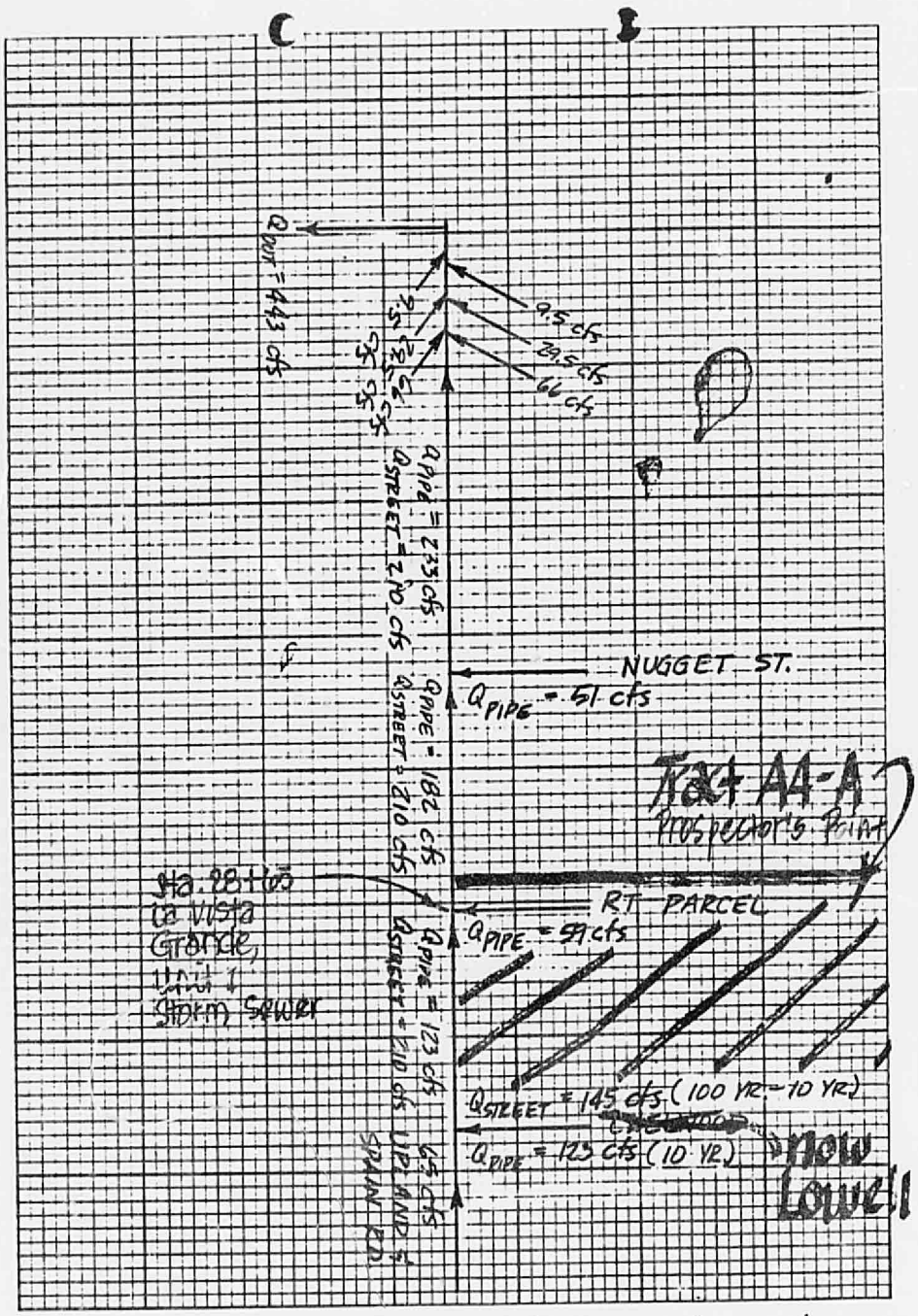
RS.

PROJECT NAME PROSPECTOR'S PT. CONDOS SHEET 6 OF 6

PROJECT NO. 51417 BY James Top DATE 7/22/85

SUBJECT HYDROL. COMPS CH'D " DATE "

LA VISTA GRANDE REPORT EXCERPTS



PROJECT NAME SPAIN RD. STORM SEWER SHEET 1 OF 1

PROJECT NO. 00530 BY DVD DATE 11/24/80

SUBJECT FLOW RATES CH'D DATE 11/24/80

24
TO PROPERTIES
RIDGE
S.I. 28+65
Tract 44-A
Lowell
Checkerboard
24" RCP
18"
60"
24"
54"
24"
30"
48"
36"
42"
36"
36"
6 DROP INLETS
SPRING ROAD STORM SEWER
SCHEMATIC
PROJECT NAME Spring Road Storm Sewer SHEET 1 OF 1
PROJECT NO. 00530 BY CRL DATE 11/14/80
SUBJECT Schematic for ALJ CHD DATE

SUMMARY OF HYDRAULIC CALCULATIONS

FULL CLOSED CONDUIT DESIGN

Calc. by: _____ Chk. by: _____ Project: _____ Lines: _____ Freq.: _____ Yr.

Proj. No. _____ Date _____ Sheet ____ of ____

	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	
											LOSSES										
	STRUCTURE	STATION	S.D. TYPE SIZE	Q	A	V	K	S_f	L	Δ	H_F	H_B	H_J	H_T	H_{MH}	H_{MISC}	ΣH_L	E.G.	h_v	H.G.	
																					A
1		16+92.43																8.40	5.40	3.00	1A
2			66"	443	23.76	18.65	3358	.0174	18.87		.33						.33	8.73	5.40	3.33	2A
3	Bend	17+11.30								45°						.80	.80	9.53	5.40	4.13	3A
4			66"	443	23.76	18.65	3358	.0174	32.00		.56						.56	10.09	5.40	4.69	4A
5	Bend	17+43.30								45°						.80	.80	10.89	5.40	5.49	5A
6			66"	443	23.76	18.65	3358	.0174	80.70		1.40						1.40	11.49	5.40	6.89	6A
7	Y	18+24.00											.18				.18	11.67	5.17	7.30	7A
8			66"	433.5	23.76	18.25	3358	.0167	16.00		.27						.27	11.94	5.17	7.57	8A
9	Y	18+40.00											.18				.18	12.12	4.95	7.97	9A
10			66"	424	23.76	17.85	3358	.0159	84.00		1.34						1.34	13.46	4.95	9.31	10A
11	Y	19+24.00											.42				.42	13.88	4.28	10.40	11A
12			66"	394.5	23.76	16.60	3358	.0138	16.00		.22						.22	14.10	4.28	10.62	12A
13	Y	19+40.00											.36				.36	14.46	3.66	11.60	13A
14			66"	365	23.76	15.36	3358	.0118	10.00		.99						.99	15.45	3.66	11.79	14A
15	MH	19+50.00												.15	.37		.52	15.97	8.19	7.78	15A
16			54"	365	15.90	22.96	1966	.0345	74.00		2.55						2.55	18.52	8.19	10.33	16A
17	Y	20+24.00											1.47				1.47	19.99	5.49	14.50	17A
18			54"	299	15.90	18.81	1966	.0231	16.00		.37						.37	20.36	5.49	14.87	18A
19	Y	20+40.00											.93				.93	21.29	3.33	17.96	19A
20			54"	233	15.90	14.65	1966	.0140	10.00		.14						.14	21.43	3.33	18.10	20A

NOTES:

SUMMARY OF HYDRAULIC CALCULATIONS

FULL CLOSED CONDUIT DESIGN

Calc. by: _____ Chk. by: _____ Project: _____ Lines: _____ Freq.: _____ Yr.

Proj. No. _____ Date _____ Sheet ____ of ____

	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	
											LOSSES										
	STRUCTURE	STATION	S.D. TYPE SIZE	Q	A	V	K	S_f	L	Δ	H_F	H_B	H_J	H_T	H_{MH}	H_{misc}	ΣH_L	E.G.	h_v	H.G.	
1	Y	24+25.54											.07				.07	21.43			A
2			54"	182	15.90	11.44	1966	.0086	8.50		.07						.07	21.50	2.04	19.46	1A
3	MH	24+34.04												.24	.20		.44	21.57	2.04	19.53	2A
4			42"	182	9.62	18.92	1006	.0327	430.96		14.09						14.09	22.01	5.56	16.45	3A
5	Y	28+65.00											1.03				1.03	36.10	5.56	30.54	4A
6			42"	123	9.62	12.78	1006	.0149	8.00		.12						.12	37.13	2.54	34.59	5A
7	MH	28+73.00												.04	.25		.29	37.25	2.54	34.71	6A
8			36"	123	7.07	17.40	667	.0340	402.00		13.67						13.67	37.54	4.70	32.84	7A
9	MH	32+75.00													.47		.47	51.21	4.70	46.51	8A
10			36"	123	7.07	17.40	667	.0340	154.20		5.24	.69					5.93	51.68	4.70	46.98	9A
11	Plug	34+29.20																57.61	4.70	52.91	10A
12																					11A
13																					12A
14																					13A
15																					14A
16																					15A
17																					16A
18																					17A
19																					18A
20																					19A
																					20A

NOTES:

HYDROLOGY E22/D10 1 PLAN

EZZ/D10

1 Plan

ENGINEERS ARCHITECTS PHOTOGRAMMETRI

BOHANNAN-HUSTON INC.

COURTYARD I, 7500 JEFFERSON STREET, N.E. ALBUQUERQUE, NEW MEXICO 87109 (505) 823-1000
UNIVERSITY PLAZA, SUITE 104, 330 GARFIELD SANTA FE, NEW MEXICO 87501 (505) 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 (915) 778-4491

RECEIVED
NOV 26 1986
HYDROLOGY SECTION

November 26, 1986

Mr. Bernie Montoya
City of Albuquerque
Hydrology Department
P.O. Box 1293
Albuquerque, NM 87103

Re: Prospector's Point Condominiums
Request for Permanent Certificates of Occupancy for Phase 3A
(E22-D10)

Dear Bernie:

Enclosed is a marked-up drainage/grading plan showing as-built elevations for Phase 3A of the referenced development. This plan is submitted to satisfy drainage certification requirements for Phase 3A prior to building occupancy. As certified on this plan, the phase has been graded and constructed in substantial compliance with the approved drainage/grading plan. With this submittal, release of Permanent Certificates of Occupancy should be possible.

Your earliest attention to this matter would be greatly appreciated. Please call me if I can answer any questions you may have.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Manager

Enclosure

cc: Mr. Jim McClintic

TG/mls

Job No. 5 141 7

PRINCIPALS
LARRY W. HUSTON
MICHAL M. EMERY, P.E.
DANA C. WOOD, P.E.
ANDRES ARAGON-VIAMONTE
DARRELL L. WADE, P.E.
JAMES V. DOMENICK, P.E.
BRIAN G. BURNETT, P.E.

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Prospector's Point Condominiums ZONE ATLAS/DRNG. FILE #: E-22/D10

LEGAL DESCRIPTION: Tract A4-A, Prospector's Ridge

CITY ADDRESS:

ENGINEERING FIRM: Bohannan-Huston, Inc. CONTACT: James Tomiller

ADDRESS: 7500 Jefferson NE PHONE: 823-1000

OWNER: McClintic Development CONTACT: Jack Eichorn

ADDRESS: 7533 Lantern NE PHONE: 821-5683

ARCHITECT: CONTACT:

ADDRESS: PHONE:

SURVEYOR: CONTACT:

ADDRESS: PHONE:

CONTRACTOR: CONTACT:

ADDRESS: PHONE:

Master file sent for micro-filming (E22/D10)

RECEIVED NOV 26 1986 HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES

_X_ NO

___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. ___

EPC NO. ___

PROJ. NO. ___

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT

___ DRAINAGE PLAN

___ CONCEPTUAL GRADING & DRAINAGE PLAN

___ GRADING PLAN

___ EROSION CONTROL PLAN

_X_ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL

___ PRELIMINARY PLAT APPROVAL

___ SITE DEVELOPMENT PLAN APPROVAL

___ FINAL PLAT APPROVAL

___ BUILDING PERMIT APPROVAL

___ FOUNDATION PERMIT APPROVAL

_X_ CERTIFICATE OF OCCUPANCY APPROVAL

___ ROUGH GRADING PERMIT APPROVAL

___ GRADING/PAVING PERMIT APPROVAL

___ OTHER ___ (SPECIFY)

DATE SUBMITTED: November 26, 1986

BY: James Tomiller

BOHANNAN-HUSTON INC.

Courtyard I 7500 Jefferson Street, N.E. Albuquerque, NM 87109
(505) 823-1000

Transmittal

RECEIVED
NOV 26 1986
HYDROLOGY SECTION

To:

☐ Parcel post	☑ Messenger
☐ First Class	☐ UPS
☐ Express Mail	☐ Air Freight
☐ Bus	☐

Attention: Mr. Bernie Montoya

Date: 11/26/86 Our job number: 5147

Your job number:

Job: Prospector's Point Condominiums As-Builts Plan

We are enclosing:	For:
2 Blueline prints	Your review & use

Comments:

By: TG for James Topmiller thank you

Rec'd by: 11/26/86 Date:

☐ Please Return Signed Yellow Copy

3/86

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Ken Schultz
Mayor

UTILITY DEVELOPMENT DIVISION
HYDROLOGY SECTION
(505) 768-2650

April 30, 1987

James Topmiller, P.E.
Bohannan-Huston, Inc.
7500 Jefferson Street, NE
Albuquerque, New Mexico 87109

RE: FINAL CERTIFICATE OF OCCUPANCY RELEASE FOR PHASE 3B
PROSPECTOR'S POINT CONDOMINIUMS (E-22/D10) ENGINEER'S STAMP
DATED APRIL 28, 1987

Dear James:

Based on the information provided on your April 28, 1987 submittal, final Certificate of Occupancy release for Phase 3B is approved.

Please advise your client to contact Rick Duran at 764-1699 to make arrangements for the Certificate of Occupancy sign-off.

If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

Bernie J. Montoya

Bernie J. Montoya, C.E.
Engineering Assistant

BJM/bsj

ENGINEERS ARCHITECTS PHOTOGRAMMETRIS

BOHANNAN-HUSTON INC.

COURTYARD I, 1220 JEFFERSON STREET N.E. ALBUQUERQUE, NEW MEXICO 87109 (505) 823-1000
UNIVERSITY PLAZA, SUITE 104 330 GARFIELD SANTA FE, NEW MEXICO 87501 (505) 988-7671
6713 VISCOUNT BLVD. EL PASO, TEXAS 79925 (915) 778-4491

April 28, 1987

Mr. Bernie Montoya
Hydrology Department
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

RECEIVED
APR 28 1987
HYDROLOGY SECTION

Re: Prospector's Point Condominiums
Request for Permanent Certificates of Occupancy for Phase 3B
(E22-D10)

Dear Bernie:

Enclosed is a modified drainage/grading plan showing as-built elevations for Phase 3B of the referenced development. This plan is submitted to satisfy drainage certification requirements for Phase 3B prior to building occupancy. As certified on this plan, the phase has been graded and constructed in substantial compliance with the approved drainage/grading plan. With this submittal, release of Permanent Certificates of Occupancy should be possible.

Your earliest attention to this matter would be greatly appreciated. Please call me if I can answer any questions you may have.

Sincerely,

James Topmiller

James Topmiller, P.E.
Project Manager

Enclosure

cc: Mr. Jack Eichorn

JT/da

Job No. 51417

PRINCIPALS
LARRY W. HUSTON
MICHAL M. EMERY, P.E.
DANA C. WOOD, P.E.
ANDRES ARAGON VIAMONTE
DARRELL L. WADE, P.E.
JAMES V. DOMENICK, P.E.
BRIAN G. BURNETT, P.E.

PROJECT TITLE: PROSPECTOR POINT ZONE ATLAS/DRNG FILE #: E22-D10

LEGAL DESCRIPTION: CONDOMINIUMS (PLAT BY SAME NAME)

CITY ADDRESS:

ENGINEERING FIRM: BOHANNAN-HUSTON CONTACT: JAMES TOPMILLER

ADDRESS: 7500 JEFFERSON NE PHONE: 823-1000

OWNER: McCLINTIC DEVELOPMENT CONTACT: JACK EICHORN

ADDRESS: PHONE: 883-6639

ARCHITECT: N.A. CONTACT:

ADDRESS: PHONE:

SURVEYOR: BOHANNAN-HUSTON CONTACT: DWAIN WEAVER

ADDRESS: SEE ABOVE PHONE: SEE ABOVE

CONTRACTOR: N.A. CONTACT:

ADDRESS: PHONE:

RECEIVED APR 28 1987 HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES

X NO

___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. ___

EPC NO. ___

PROJ. NO. ___

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT

___ DRAINAGE PLAN

___ CONCEPTUAL GRADING & DRAINAGE PLAN

___ GRADING PLAN

___ EROSION CONTROL PLAN

X ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL

___ PRELIMINARY PLAT APPROVAL

___ SITE DEVELOPMENT PLAN APPROVAL

___ FINAL PLAT APPROVAL

___ BUILDING PERMIT APPROVAL

___ FOUNDATION PERMIT APPROVAL

X CERTIFICATE OF OCCUPANCY APPROVAL

___ ROUGH GRADING PERMIT APPROVAL

___ GRADING/PAVING PERMIT APPROVAL

___ OTHER ___ (SPECIFY)

DATE SUBMITTED: 4-28-87

BY: James Topmiller

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 766-7644

December 3, 1986

James Topmiller, P.E.
Bohannan-Huston, Inc.
7500 Jefferson, NE
Albuquerque, New Mexico 87109

RE: FINAL CERTIFICATE OF OCCUPANCY RELEASE FOR PHASE 3A
PROSPECTOR'S POINT CONDOMINIUMS (E-22/D10) RECEIVED
NOVEMBER 26, 1986

Dear James:

Based on the information provided on your November 25, 1986 certification, final Certificate of Occupancy release for Phase 3A is approved.

Please advise your client to contact Rick Duran at 764-1699 to make arrangements for the Certificate of Occupancy sign-off.

If I can be of further assistance, please feel free to contact me at 766-7644.

Cordially,

Roger A. Green, PE

Roger A. Green, P.E.
C.E./Hydrology Section

cc: Rick Duran

BJM/bsj

0 8 1 3