

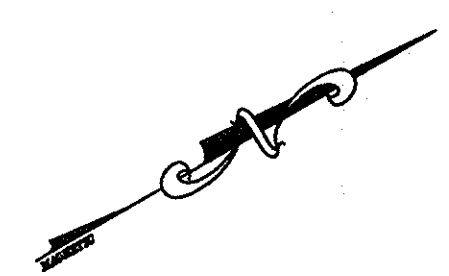


**RETENTION POND DATA**

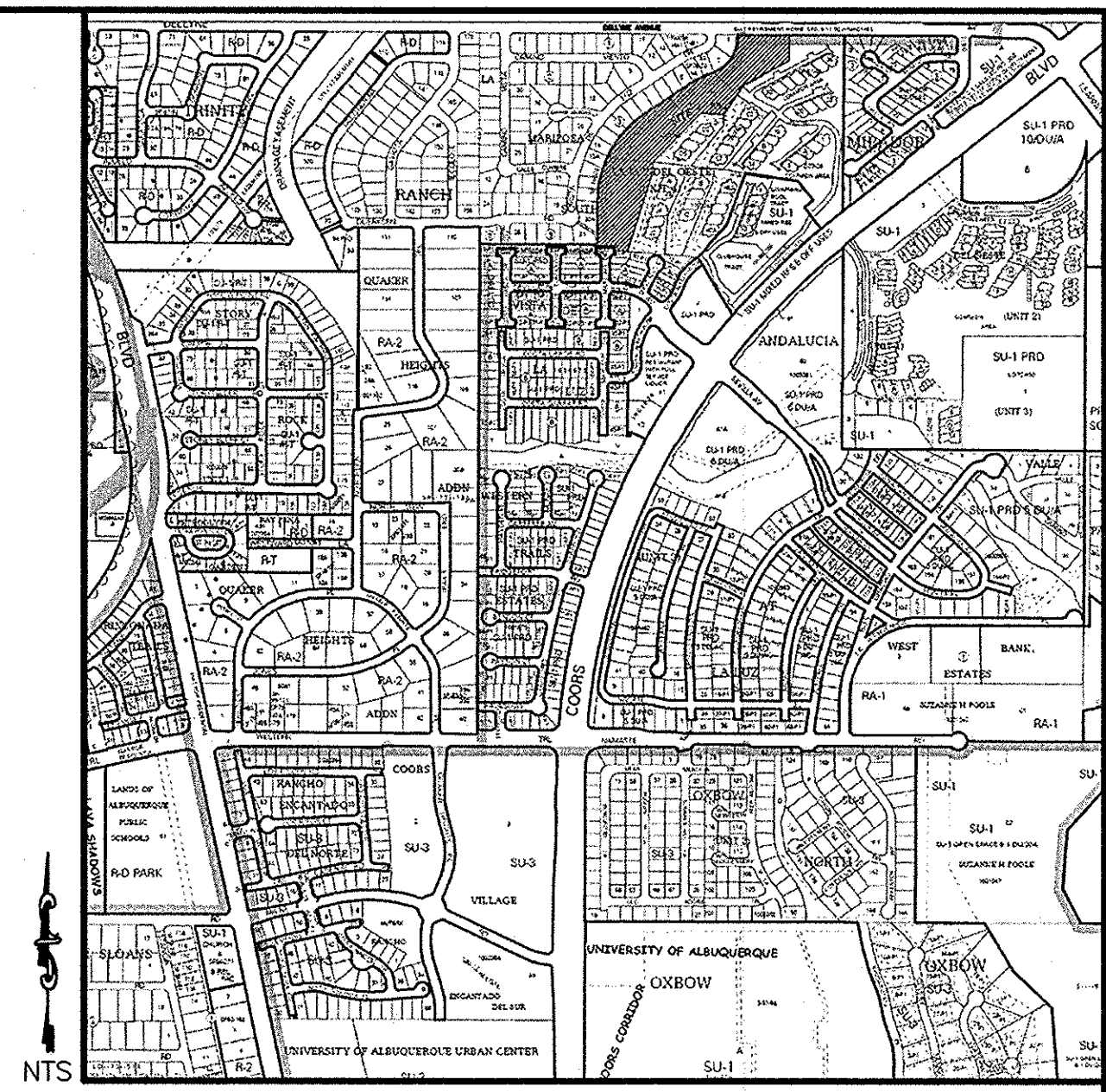
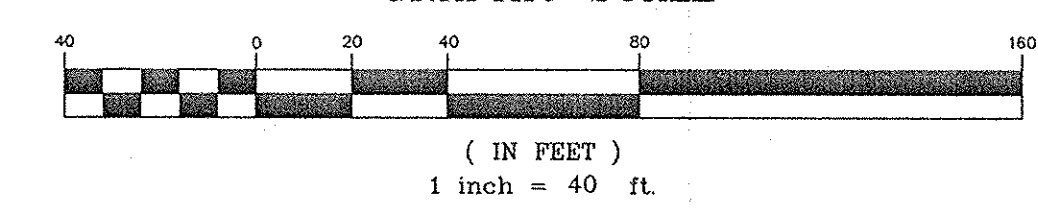
| BASIN | 100YR 6HR VOLUME | 100-YR WSEL |
|-------|------------------|-------------|
| 101   | 2,592 CF         | 5112.65     |
| 102   | 7,553 CF         | 5103.70     |
| 103   | 3,866 CF         | 5112.18     |
| 104   | 4,064 CF         | 5104.27     |
| 105   | 2,547 CF         | 5105.49     |
| 106   | 3,659 CF         | 5112.52     |
| 107   | 7,314 CF         | 5105.38     |

**LEGEND**

|                     |                            |
|---------------------|----------------------------|
| FF = 93.00          | FINISHED FLOOR ELEVATION   |
| 92.00               | SPOT ELEVATIONS            |
| (dashed line)       | EXIST. MAJOR CONTOURS      |
| (solid line)        | EXIST. MINOR CONTOURS      |
| (dashed line)       | PROP. MAJOR CONTOURS       |
| (solid line)        | PROP. MINOR CONTOURS       |
| (arrow)             | FLOW DIRECTION             |
| (thick solid line)  | PROPOSED BUILDING ENVELOPE |
| (dashed line)       | BOUNDARY                   |
| (thick dashed line) | PROP. RETAINING WALL       |



GRAPHIC SCALE



**Thompson Engineering Consultants, Inc.**

1000 BOX 65760  
ALBUQUERQUE, NM 87193  
PHONE: (505) 271-2199  
FAX: (505) 850-9426

| NO. | REVISION | BY | DATE |
|-----|----------|----|------|
|     |          |    |      |
|     |          |    |      |
|     |          |    |      |

PROJECT: LA LUZ  
DATE: ---  
HORIZ. SCALE: 1"=40'  
VERT. SCALE: ---

DRAWN BY: DEM  
CHECKED BY: DBT  
APPROVED BY: DBT  
FILE: LA LUZ

**LOT K-1 & TRACTS L, M & N  
LA LUZ DEL OESTE, UNIT 4**

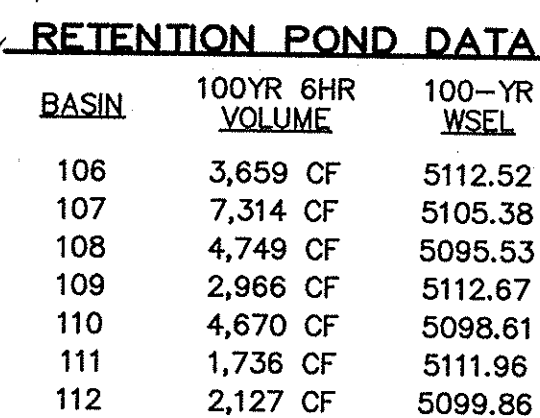
**GRADING AND DRAINAGE  
PLAN**

**CITY/COUNTY REVIEW**

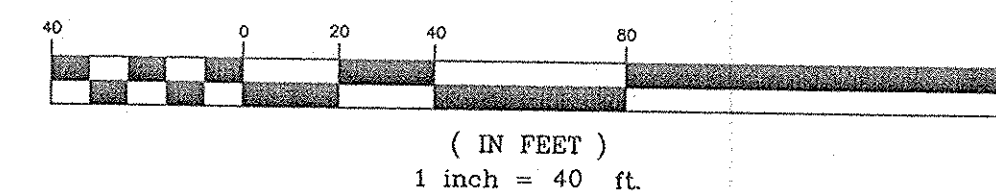
| DEPARTMENT            | SIGN-OFF | DATE |
|-----------------------|----------|------|
| WASTEWATER MGMT. DIV. |          |      |
| WATER SERVICES        |          |      |
| SUBDIVISION ENG.      |          |      |
| STREETS               |          |      |
| TRAFFIC               |          |      |

FOR CITY/COUNTY USE ONLY

SHEET No. 1 of 3



GRAPHIC SCALE



SHEET No.

2 of 3

LOT K-1 & TRACTS L, M & N  
LA LUZ DEL OESTE, UNIT 4

## GRADING AND DRAINAGE PLAN

CITY/COUNTY REVIEW

|            |          |
|------------|----------|
| DEPARTMENT | SIGN-OFF |
|------------|----------|

WASTEWATER MGMT. DIV.

WATER SERVICES

SUBDIVISION ENG.

STREETS

TRAFFIC

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[illegible]

**Thompson Engineering Consultants, Inc.**

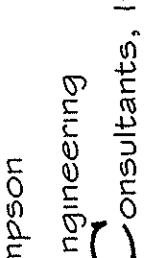


PHONE: (505) 271-2199  
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ALBUQUERQUE, NM 871 93

tec@mc@yahoo.com

THE PROPOSED STREET AND PARKING AREAS TO THE WEST OF THE PROPOSED DUPLEXES AND THE DRIVEWAYS WILL ALL DRAIN TO RETENTION PONDS LOCATED WEST OF WIND ROAD. RUNOFF FROM THE ROOFS OF THE PROPOSED DUPLEXES WILL ALL DRAIN TO THE EAST TO RETENTION PONDS LOCATED EAST OF THE HOMES. ALTHOUGH THERE ARE EXISTING RETENTION PONDS TO THE EAST OF THE HOMES THAT THE ROADS AND PORTION OF HOMES EAST OF THE PONDS DRAIN TO, ALL OF THESE PONDS WILL BE EXPANDED TO ACCOMMODATE THE 100-YEAR, 6-HOUR VOLUME FROM THE PROPOSED DUPLEXES AND EXISTING STREETS AND HOMES THAT CURRENTLY DRAIN TO THE PONDS. ALL POND VOLUMES AND WATER SURFACE ELEVATIONS ARE SHOWN ON THE GRADING AND DRAINAGE SHEETS. A TWO-FOOT HIGH BERM WILL BE CONSTRUCTED AT THE DOWNSTREAM END OF BASIN 10 TO RETAIN A RUNOFF FROM BASIN 05. HALF OF MUD ROAD WILL DRAIN TO BASIN 10 AND HALF WILL DRAIN TO BASIN 10 TO RETENTION PONDS. BASINS 10 AND 11 DRAINS BOTH THE RUNOFF FROM THE PROPOSED HOMES AND FROM THE ROADS AND PORTION OF HOMES EAST OF THE RETENTION PONDS. THERE WILL BE SILT FENCE ALONG THE EASTERN BOUNDARY OF THE EASTERN MOST PONDS.

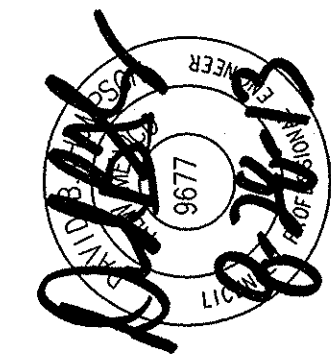


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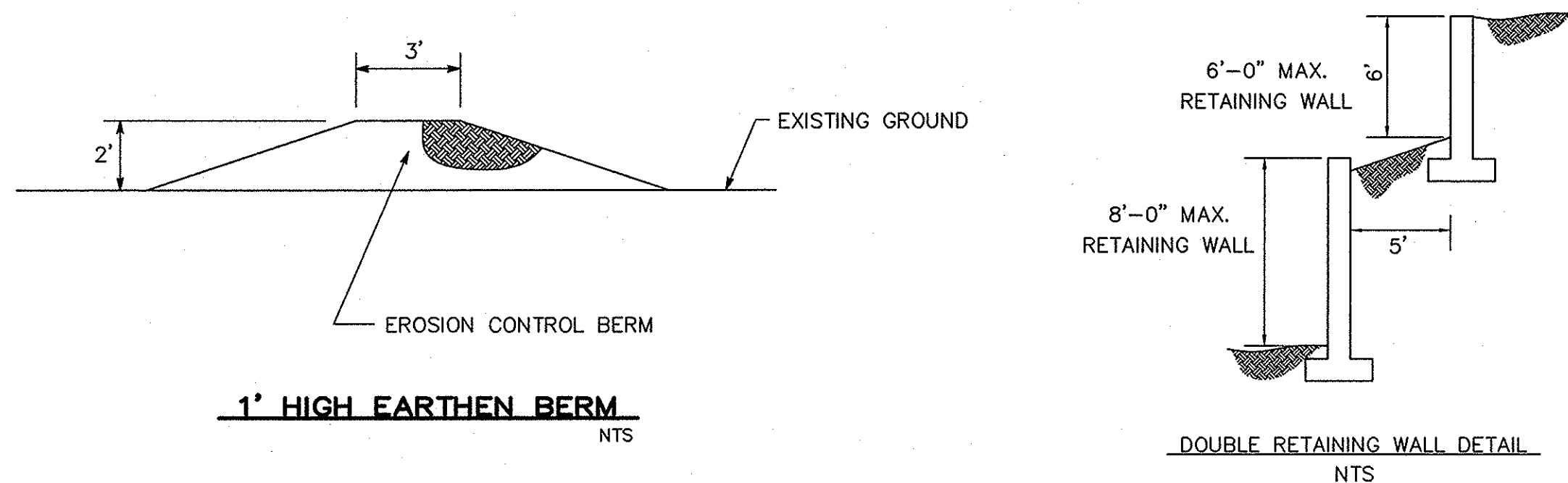
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LOT K-1 & TRACTS L, M & N  
LA LUZ DEL OESTE, UNIT 4

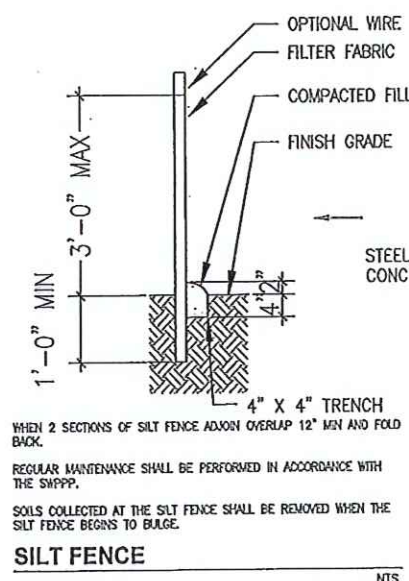
## DETAILS

| CITY/COUNTY              | DEPARTMENT            | SIGN-OFF | DATE |
|--------------------------|-----------------------|----------|------|
|                          | WASTEWATER MGMT. DIV. |          |      |
|                          | WATER SERVICES        |          |      |
|                          | SUBDIVISION ENG.      |          |      |
|                          | STREETS               |          |      |
|                          | TRAFFIC               |          |      |
| FOR CITY/COUNTY USE ONLY |                       |          |      |

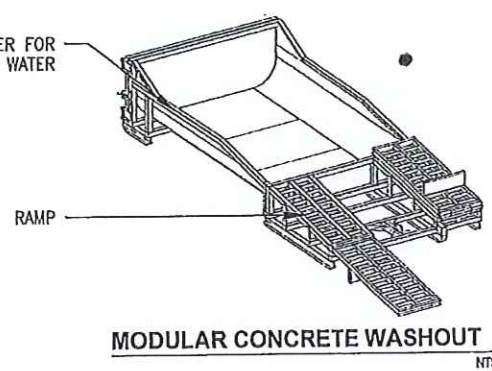
SHEET No



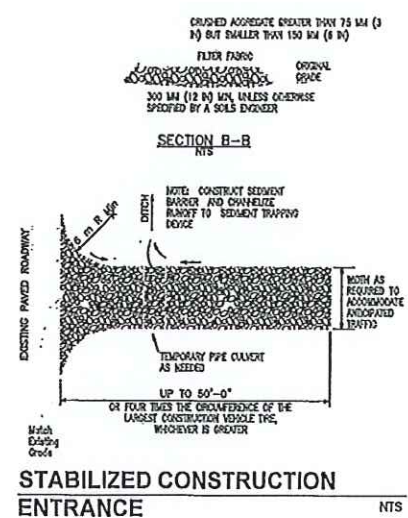




**SILT FENCE**  
NTS



**MODULAR CONCRETE WASHOUT**  
NTS



**STABILIZED CONSTRUCTION ENTRANCE**  
NTS

PARKING AND STAGING AREAS ARE LOCATED OFF SITE IF NOT INDICATED ON THIS DRAWING SET

NATURAL VEGETATION WILL BE USED AS THE INITIAL BMP

ALL SITE FEATURES (EXISTING/PROPOSED GRADES, EXISTING CONSTRUCTION, FUTURE CONSTRUCTION, ETC.) SHOWN IS FOR INFORMATION ONLY

LOCATE TEMPORARY CONCRETE WASHOUT, CONSTRUCTION ENTRANCE, AND TRASH CONTAINMENT AREA TO MINIMIZE SITE DISTURBANCE DURING CONSTRUCTION ACTIVITY AND MODIFY AS REQUIRED PER SITE REQUIREMENTS

DISTURBED AREAS REMAINING NOT COVERED BY PERMANENT STRUCTURES OR BMPs SHALL BE STABILIZED BY SEEDING OR HYDRO-MULCH CLASS C AND IN ACCORDANCE WITH NEW MEXICO SEED LAY CHAPTER 76, ARTICLE 10, SECTION 11-22 NMSA 1978

PROJECT IS REQUIRED TO MAINTAIN A REGIMENT OF STREET SWEEPING AND CLEAN UP MEASURES IN THE EVENT OF TRACK OUT TO MINIMIZE AND PREVENT OFF SITE CONVEYANCES

PERMANENT STABILIZATION:  
GROUND PREP (DISCING) IF NECESSARY  
DRILL SEED  
EITHER CRIMPED STRAW OR HYDRO-SEEDING



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tcon@tcon.com

| NO. | REVISION | BY | DATE |
|-----|----------|----|------|
|     |          |    |      |
|     |          |    |      |
|     |          |    |      |

|                      |                  |              |
|----------------------|------------------|--------------|
| PROJECT: LA LUZ      | DRAWN BY: DEM    | FILE: LA LUZ |
| DATE: ---            | CHECKED BY: DBT  |              |
| HORIZ. SCALE: 1"=40' | APPROVED BY: DBT |              |
| VERT. SCALE: -       |                  |              |

**LOT K-1 & TRACTS L, M & N  
LA LUZ DEL OESTE, UNIT 4**

**EROSION CONTROL  
DETAILS**

**CITY/COUNTY REVIEW**

| DEPARTMENT            | SIGN-OFF | DATE |
|-----------------------|----------|------|
| WASTEWATER MGMT. DIV. |          |      |
| WATER SERVICES        |          |      |
| SUBDIVISION ENG.      |          |      |
| STREETS               |          |      |
| TRAFFIC               |          |      |

FOR CITY/COUNTY USE ONLY

SHEET No.

**2 of 2**

# CITY OF ALBUQUERQUE



September 11, 2013

David B. Thompson, P.E.  
Thompson Engineering Consultants, Inc.  
P.O. Box 65760  
Albuquerque, NM 87193

**Re: La Luz del Oeste, Unit 4 Grading and Drainage Plan  
Engineer's Stamp dated 08-28-2013 (F-11/D002A)**

Dear Mr. Thompson,

Based upon the information provided in your submittal received 08-28-2013, the above referenced plan is approved for Grading Permit approval.

This project requires a National Pollutant Discharge Elimination System (NPDES) permit for storm water discharge for disturbing one acre or more and a Topsoil Disturbance Permit for disturbing  $\frac{3}{4}$  of an acre or more. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Prior to building permit approval and release of Financial Guarantee and Workorder, Engineer Certification will be required.

If you have any questions, you can contact me at 924-3695.

Sincerely,

Shahab Biazar, P.E.  
Senior Engineer, Planning Dept.  
Development Review Services

C: e-mail