

# CITY OF ALBUQUERQUE

Planning Department  
David Campbell, Director



Mayor Timothy M. Keller

April 15, 2019

David Soule, P.E.  
Rio Grande Engineering  
PO Box 93924  
Albuquerque, NM 87199

RE: **Montgomery Carwash**  
**3525 Montgomery NE**  
**Grading Plan Stamp Date: 4/1/19**  
**Hydrology File: F16D053**

Dear Mr. Soule,

Based on the submittal received on 4/15/19, the Grading and Drainage Plan is approved for Building Permit.

PO Box 1293

Prior to Certificate of Occupancy (For Information):

Albuquerque

1. Engineer's Certification, per the DPM Chapter 22.7: *Engineer's Certification Checklist For Non-Subdivision* is required.

NM 87103

2. A Bernalillo County Recorded [Private Facility Drainage Covenant](#) is required for the stormwater quality pond(s). The original notarized form, exhibit A (legible on 8.5x11 paper), and recording fee (\$25, payable to Bernalillo County) must be turned into DRC (4th, Plaza del Sol) for routing. Please contact Charlotte LaBadie (clabadie@cabq.gov, 924-3996) or Madeline Carruthers (mtafoya@cabq.gov, 924-3997) regarding the routing and recording process for covenants. The routing and recording process for covenants can take a month or longer; Hydrology recommends beginning this process as soon as possible as to not delay approval for certificate of occupancy.

www.cabq.gov

If you have any questions, please contact me at 924-3695 or dpeterson@cabq.gov.

Sincerely,

Dana Peterson, P.E.  
Senior Engineer, Planning Dept.  
Development Review Services



# City of Albuquerque

Planning Department  
Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

**Project Title:** MONTGOMERY CARWASH **Building Permit #:** \_\_\_\_\_ **Hydrology File #:** F16D053

**DRB#:** \_\_\_\_\_ **EPC#:** \_\_\_\_\_ **Work Order#:** \_\_\_\_\_

**Legal Description:** TRACT G2A2 MONTGOMERY COMPLEX

**City Address:** 3525 MONTGOMERY

**Applicant:** LBJ, LLC

**Contact:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone#:** \_\_\_\_\_ **Fax#:** \_\_\_\_\_ **E-mail:** \_\_\_\_\_

**Other Contact:** RIO GRANDE ENGINEERING

**Contact:** DAVID SOULE

**Address:** PO BOX 93924 ALB NM 87199

**Phone#:** 505.321.9099 **Fax#:** 505.872.0999 **E-mail:** david@riograndeengineering.com

**TYPE OF DEVELOPMENT:** \_\_\_\_\_ PLAT \_\_\_\_\_ RESIDENCE \_\_\_\_\_ DRB SITE ☒ ADMIN SITE

Check all that Apply:

### DEPARTMENT:

☒ HYDROLOGY/ DRAINAGE  
☐ TRAFFIC/ TRANSPORTATION

### TYPE OF SUBMITTAL:

☐ ENGINEER/ARCHITECT CERTIFICATION  
☐ PAD CERTIFICATION  
☐ CONCEPTUAL G & D PLAN  
☒ GRADING PLAN  
☐ DRAINAGE REPORT  
☐ DRAINAGE MASTER PLAN  
☐ FLOODPLAIN DEVELOPMENT PERMIT APPLIC  
☐ ELEVATION CERTIFICATE  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ TRAFFIC IMPACT STUDY (TIS)  
☐ STREET LIGHT LAYOUT  
☐ OTHER (SPECIFY) \_\_\_\_\_  
☐ PRE-DESIGN MEETING?

IS THIS A RESUBMITTAL?: ☒ Yes ☐ No

### TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

☒ BUILDING PERMIT APPROVAL  
☐ CERTIFICATE OF OCCUPANCY  
  
☐ PRELIMINARY PLAT APPROVAL  
☐ SITE PLAN FOR SUB'D APPROVAL  
☐ SITE PLAN FOR BLDG. PERMIT APPROVAL  
☐ FINAL PLAT APPROVAL  
  
☐ SIA/ RELEASE OF FINANCIAL GUARANTEE  
☐ FOUNDATION PERMIT APPROVAL  
☐ GRADING PERMIT APPROVAL  
☐ SO-19 APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ GRADING/ PAD CERTIFICATION  
☐ WORK ORDER APPROVAL  
☐ CLOMR/LOMR  
☐ FLOODPLAIN DEVELOPMENT PERMIT  
☐ OTHER (SPECIFY) \_\_\_\_\_

**DATE SUBMITTED:** \_\_\_\_\_ **By:** \_\_\_\_\_

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: \_\_\_\_\_

FEE PAID: \_\_\_\_\_



# TREASURY DIVISION DAILY DEPOSIT

Transmittals for:  
PROJECTS Only

City of Albuquerque Treasury

J-24 Deposit

Date: 4/11/2019 Office: ANNTX  
Station ID: 10224 Cashier: F37053  
Batch: 10224 Transf: 36  
Fund: 305 Activity: 217547210  
Date: 4/11/19 Project: 1022401  
Dept ID: Bus. Unit: 70000

Alloc Amt: \$3,144.00

Transf Amt: \$3,144.00

Check Tendered: \$3,144.00

## Payment In-Lieu for Storm Water Quality Volume Requirement

CASH COUNT	AMOUNT	ACCOUNT NUMBER	FUND NUMBER	BUSINESS UNIT	PROJECT ID	ACTIVITY ID	AMOUNT
TOTAL CHECKS	\$ 3144.00	461615	305	PCDMD	24_MS4	7547210	\$ 3144.00
TOTAL AMOUNT						TOTAL DEPOSIT	\$3,144.00

Hydrology#: F16D053 Name: Montgomery Carwash, 18,138sf imp.

Payment In-Lieu For Storm Water Quality  
Volume Requirement

Address/Legal Description: 3525 Montgomery NE  
Tr G2A2, Montgomery Complex

DEPARTMENT NAME: Planning Department/Development Review Services, Hydrology

PREPARED BY Dana Peterson PHONE 924-3695

BUSINESS DATE 4/11/19

DUAL VERIFICATION OF DEPOSIT

EMPLOYEE SIGNATURE

AND BY

EMPLOYEE SIGNATURE

REMITTER:

AMOUNT:

BANK:

CHECK #:

DATE ON CHECK:

The Payment-in-Lieu can be paid at the Plaza del Sol Treasury, 600 2<sup>nd</sup> St. NW. Bring two copies of this invoice to the Treasury and provide a copy of the receipt to Hydrology, Suite 201, 600 2<sup>nd</sup> St. NW, or e-mail with the Hydrology submittal to PLNDRS@cabq.gov.

# CITY OF ALBUQUERQUE

Planning Department  
David Campbell, Director



Mayor Timothy M. Keller

April 11, 2019

David Soule, P.E.  
Rio Grande Engineering  
PO Box 93924  
Albuquerque, NM 87199

RE: **Montgomery Carwash**  
**3525 Montgomery NE**  
**Grading Plan Stamp Date: 4/1/19**  
**Hydrology File: F16D053**

Dear Mr. Soule,

Based on the submittal received on 4/2/19, the Grading and Drainage Plan cannot be approved until the following are corrected:

PO Box 1293

Prior to Building Permit:

Albuquerque

NM 87103

1. Payment in Lieu (Amount = \$3144, per Grading and Drainage Plan) of onsite management of the storm water quality volume must be made. Provide a copy of the paid receipt with a new DTIS form requesting building permit approval once paid (there is no resubmittal fee for this activity).

Prior to Certificate of Occupancy (For Information):

www.cabq.gov

2. Engineer's Certification, per the DPM Chapter 22.7: *Engineer's Certification Checklist For Non-Subdivision* is required.
3. A Bernalillo County Recorded [Private Facility Drainage Covenant](#) is required for the stormwater quality pond(s). The original notarized form, exhibit A (legible on 8.5x11 paper), and recording fee (\$25, payable to Bernalillo County) must be turned into DRC (4th, Plaza del Sol) for routing. Please contact Charlotte LaBadie (clabadie@cabq.gov, 924-3996) or Madeline Carruthers (mtafoya@cabq.gov, 924-3997) regarding the routing and recording process for covenants. The routing and recording process for covenants can take a month or longer; Hydrology recommends beginning this process as soon as possible as to not delay approval for certificate of occupancy.

# CITY OF ALBUQUERQUE

*Planning Department*  
David Campbell, Director



*Mayor Timothy M. Keller*

If you have any questions, please contact me at 924-3695 or [dpeterson@cabq.gov](mailto:dpeterson@cabq.gov).

Sincerely,

A handwritten signature in dark ink, appearing to read 'D. Peterson', is written over a light blue horizontal line.

Dana Peterson, P.E.  
Senior Engineer, Planning Dept.  
Development Review Services

PO Box 1293

Albuquerque

NM 87103

[www.cabq.gov](http://www.cabq.gov)

# CITY OF ALBUQUERQUE

Planning Department  
David Campbell, Director



Mayor Timothy M. Keller

November 20, 2018

David Soule, P.E.  
Rio Grande Engineering  
PO Box 93924  
Albuquerque, NM 87199

RE: **Montgomery Carwash**  
**3525 Montgomery NE**  
**Grading Plan Stamp Date: 10/31/18**  
**Hydrology File: F16D053**

Dear Mr. Soule,

Based on the submittal received on 11/1/18, the Grading and Drainage Plan cannot be approved until the following are corrected:

PO Box 1293

Prior to Building Permit:

Albuquerque

1. Basin C delineation needs to be shown on the plan. It is unclear how any of Basin C makes it to a stormwater quality pond.

**WE HAVE PROVIDED BASIN AND POND SUBBASINS ON PLAN**

NM 87103

2. Provide management onsite for the entire Stormwater Quality Volume in accordance with the new drainage ordinance, § 14-5-2-6 (H) enacted 10/2/18 (Council Bill C/S O-18-2). This site qualifies as redevelopment and is only required to manage runoff from the 80<sup>th</sup> percentile storm (Vol. = 0.26''\*Imp.Area).

**WE HAVE UPDATED. A FEE IN LIEU WILL BE PAID**

www.cabq.gov

**THE UNTREATED PORTIONS OF EACH BASIN HAS BEEN CALCULATED**

3. Each stormwater quality pond need to be sized for the area draining to it. These areas need to be clearly delineated and shown on the plan, or as a separate exhibit.

**WE HAVE PROVIDED SUBBASIN BOUNDARIES AND INCLUDED IN CALCULATIONS**

4. Provide a section through the building and east property line. How will the channel manage the roof runoff and the offsite flows? Please show the channel in plan view.

**SECTION AND PLAN VIEW HATCHING OF CHANNEL PROVIDED**

Prior to Certificate of Occupancy (For Information):

5. Engineer's Certification, per the DPM Chapter 22.7: *Engineer's Certification Checklist For Non-Subdivision* is required.
6. A Bernalillo County Recorded [Private Facility Drainage Covenant](#) is required for the stormwater quality pond(s). The original notarized form, exhibit A (legible on 8.5x11 paper), and recording fee (\$25, payable to Bernalillo County) must be turned into DRC (4th, Plaza del Sol) for routing. Please contact Charlotte LaBadie (clabadie@cabq.gov, 924-3996) or

# CITY OF ALBUQUERQUE

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Madeline Carruthers (mtafoya@cabq.gov, 924-3997) regarding the routing and recording process for covenants. The routing and recording process for covenants can take a month or longer; Hydrology recommends beginning this process as soon as possible as to not delay approval for certificate of occupancy.

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