

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

April 8, 2025

Brad Bingham, P.E.
Bingham Engineering
515 Montclair SE
Albuquerque, NM 87108

**RE: Cliffs Amusement Park
4800 Osuna Rd NE
Grading and Drainage Plan
Engineer's Stamp Date: 3/9/2025
Hydrology File: F17D022
Case # HYDR-2025-00046**

Dear Mr. Bingham:

PO Box 1293

Based upon the information provided in your submittal received 4/4/2025, the Grading plan is **approved** for Building Permit and Grading Permit. Please attach a copy of this approved plan in the construction sets for Building Permit processing along with a copy of this letter.

Albuquerque

PRIOR TO CERTIFICATE OF OCCUPANCY:

NM 87103

1. Engineer's Certification, per the DPM Part 6-14 (F): *Engineer's Certification Checklist For Non-Subdivision* is required.

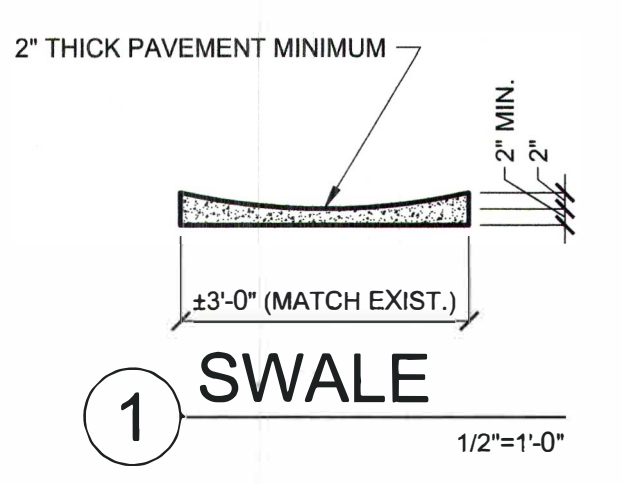
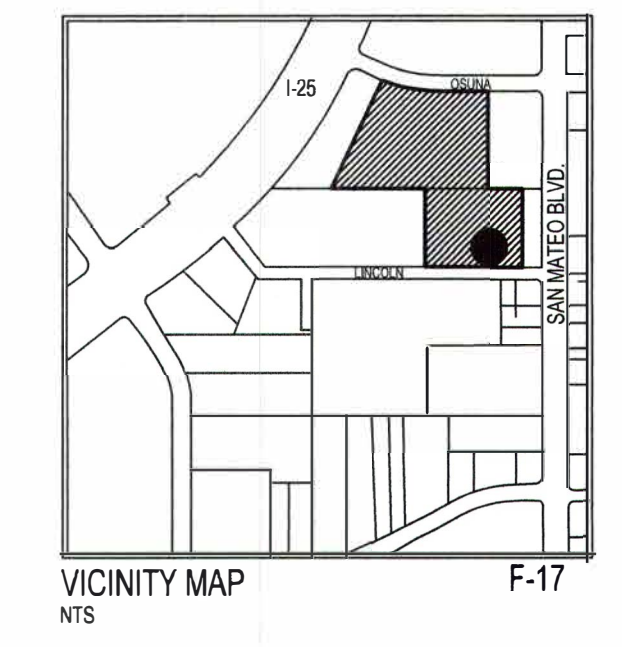
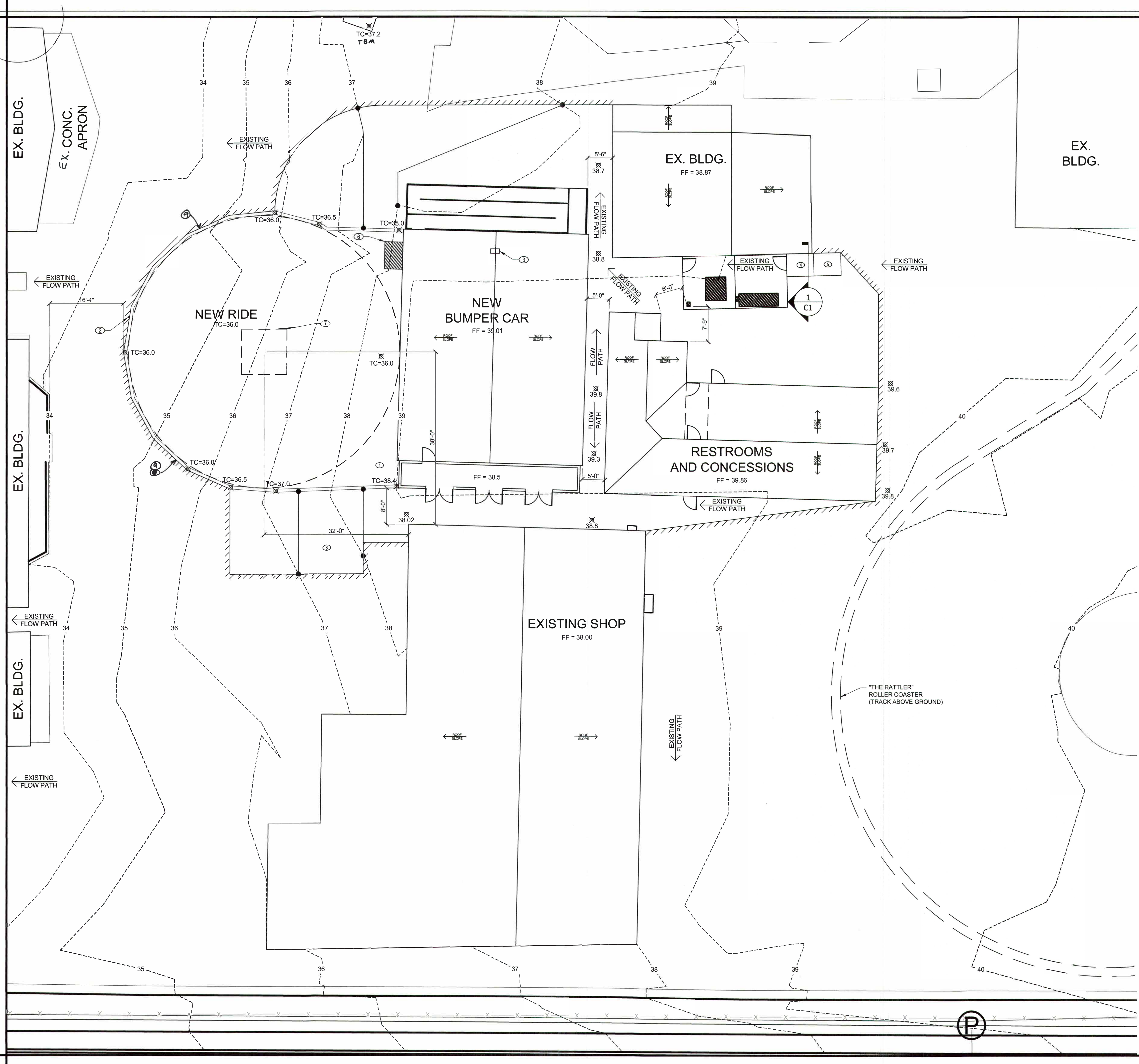
www.cabq.gov

As a reminder, if the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the Stormwater Quality Engineer (Doug Hughes, PE, jhughes@cabq.gov, 505-924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 505-924-3314 or amontoya@cabq.gov.

Sincerely,

Anthony Montoya, Jr., P.E., CFM
Senior Engineer, Hydrology
Planning Department, Development Review Services



City of Albuquerque
Planning Department
Development Review Services
HYDROLOGY SECTION
APPROVED
DATE: 4/8/2025
BY: *[Signature]*
HydroTune # F17D022
THE APPROVAL OF THESE PLANS/REPORTS SHALL NOT BE CONSTRUED TO PERMIT VIOLATIONS OF ANY CITY ORDINANCE OR STATE LAW, AND SHALL NOT PREVENT THE CITY OF ALBUQUERQUE FROM BROUING CORRECTIONS FOR ERRORS OR DIMENSIONS IN PLANS, SPECIFICATIONS, OR CONSTRUCTION DOCUMENTS. SUCH APPROVED PLANS/REPORTS SHALL NOT BE CHANGED, MODIFIED OR ALTERED WITHOUT AUTHORIZATION. THE APPROVAL OF THESE PLANS/REPORTS SHALL EXPIRE TWO (2) YEARS AFTER THE APPROVAL DATE IF NO BUILDING PERMIT HAS BEEN FILED ON THE DEVELOPMENT.

DRAINAGE NOTES

PROPERTY DESCRIPTION:
THE SITE IS PART OF CLIFF'S AMUSEMENT PARK

ADDRESS:
4800 OSUNA RD. NE, ALBUQUERQUE, NM 87109

BENCHMARK:
CITY OF ALBUQUERQUE F17. A METALLIC DISK ON CONCRETE CURB, NW QUADRANT OF SAN MATEO & ACADEMY NE
ELEVATION: 5208.108 NAVD88.

TOPOGRAPHICAL SURVEY:
BY DAVID ACOSTA
PS 21082
DATED 9/2024

EXISTING CONDITIONS:
THE PROJECT IS LOCATED IN BASIN C OF THE MASTER PLAN (F17-D31) DEVELOPED BY JEFF MORTENSEN PE, DATED JAN 1999. BASIN C DRAINS VIA SHEET FLOW TO AN EXISTING DETENTION POND & EASEMENT ON THE WEST SIDE OF THE BASIN. THIS POND SERVES AS THE SWQ POND AS SHOWN ON MASTERPLAN. NO OFF-SITE DRAINAGE AFFECTS THIS PROPERTY.

FLOOD HAZARD:
PER FIRM 35001C0139H, THE SITE IS LOCATED WITHIN ZONE 'X' (UNSHADED) DESIGNATED AS OUTSIDE THE 0.2-PERCENT-ANNUAL-CHANCE FLOODPLAIN.

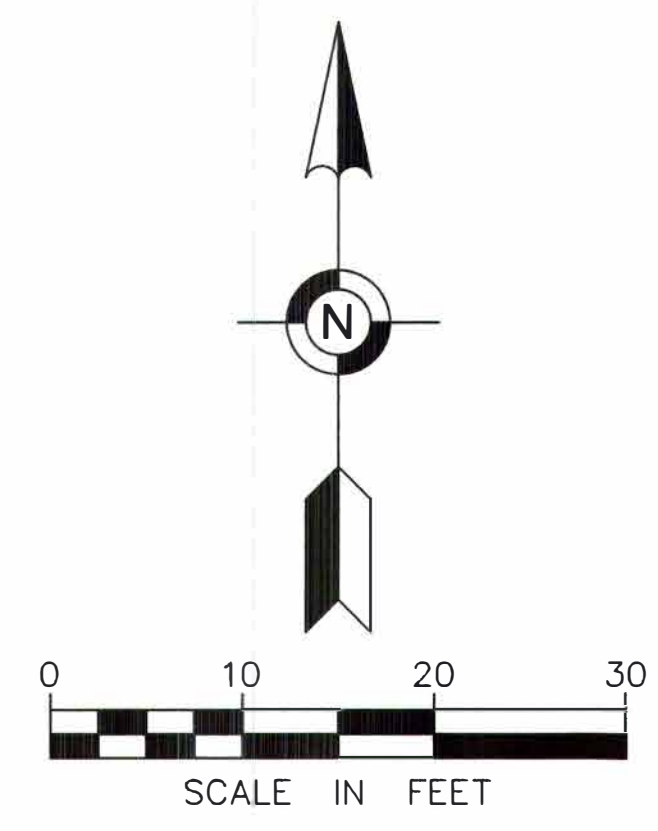
PROPOSED IMPROVEMENTS:
A 5907 SF WAREHOUSE AND ADJOINING ASPHALT PAVEMENT WILL BE REMOVED TO ALLOW FOR THE RELOCATION OF AN EXISTING 2000 SF METAL BUILDING FROM THE NORTH SIDE OF THE PARK (SLAB TO REMAIN) AND CONSTRUCTION OF A 1700 SF RESTROOM BUILDING AND 3000 SF NEW RIDE (AND ASSOCIATED SITE PAVING AND LANDSCAPING AREAS). TOTAL IMPERVIOUS AREA WILL BE 193 SF LESS THAN PRE-CONSTRUCTION CONDITIONS.

DRAINAGE PLAN CONCEPT:
THE SITE DEMOLITION AND NEW CONSTRUCTION WILL NOT SIGNIFICANTLY ALTER EXISTING DRAINAGE PATTERNS. SITE DISCHARGE WILL CONTINUE TO PASS TO THE NORTH AND WEST ALONG HISTORIC FLOWPATHS TO THE POND. OVERALL SITE DISCHARGE IS DECREASED WITH SHALLOW WATER HARVESTING IN THE LANDSCAPING AREAS.

- LEGEND
- EXISTING CONTOUR
 - INDEX CONTOUR
 - NEW CONTOUR
 - XXX X NEW SPOT ELEVATION
 - ===== EDGE OF EXISTING PAVEMENT
 - ROOF SLOPE ROOF SLOPE (EXISTING AND PROPOSED)
 - FLOW PATH FLOW PATH (EXISTING AND PROPOSED)

- KEYED NOTES
- LANDSCAPE AREA. DEPRESS TO ALLOW 193 CF WATER HARVESTING VOLUME.
 - EXISTING SAS C/O. EXTEND UP TO NEW GRADE. USE BRASS COUNTERSUNK C/O PLUG.
 - EXISTING JUNCTION BOX, TO BE RELOCATED.
 - SWALE PER DETAIL 1. INSTALL SO DRAINAGE PASSES UNDER GATES AND CONTINUES TO WEST.
 - EXISTING SWALE TO REMAIN.
 - NEW RIDE CONTROL CABINET.
 - NEW RIDE FOUNDATION, 10'-0" X 10'-0".
 - EXISTING CONCRETE TO BE REMOVED AND REPLACED.
 - 8" WIDE CONCRETE CURB

SWQV = 0.26 in/12 X 5607 sf = 493 cf



BRADLEY L. BINGHAM
12697
1/29/25
3/9/2025
PROFESSIONAL ENGINEER

REVISIONS	
DATE	BY
3/31/2025	BB

st price design studio 2025
All ideas, designs, arrangements and plans created by and are the property of S.T. Price Design Studio and were created, evolved and developed for and used in the design, arrangements or plans of this drawing shall be used by or disclosed to any other person without the written consent of S.T. Price Design Studio.

FINAL SET
1/30/2025

CLIFF'S AMUSEMENT PARK
4800 OSUNA RD. NE
ALBUQUERQUE, NM 87109
BERNALILLO COUNTY

st price design studio
susan@stpricedesign.com
TEL | FAX 505.345.3850
Albuquerque, New Mexico

DATE	BY
DA, HWH	
3/7/25	
DATE	
1/29/2025	
SCALE	
JOB NO.	
24-24	
SHEET	

C1

OF 00 SHEETS