HYDROLOGY

F18/D33

SAN MATEO MINI

WAREHOUSE

F18- D 33

2 PLANS

INFORMATION SHEET

PROJECT TITLE San Mateo Mini Warehouses

ZONE ATLAS PAGE NO. F18 D33 new TYPE OF SUBMITTAL Grading & Drainage Plan

CITY ADDRESS San Mateo Across From "Uncle Cliff's"

LEGAL DESCRIPTION Klassen Addn. Tracts B & B-1

ENGINEERING FIRM Leverton-Easterling, Inc.

ADDRESS 5629 Paradise Blvd. NW 87114

PHONE 898-8021 CONTACT C M Easterling

OWNER Dr. Don Hedges

ADDRESS 6463 Fourth St NW 87107

PHONE 345-3572 CONTACT Same

ARCHITECT

ADDRESS

PHONE CONTACT

SURVEYOR

ADDRESS

PHONE CONTACT

CONTRACTOR

ADDRESS

PHONE CONTACT

RECEIVED SEP 10 1984 HYDROLOGY SECTION

PRE-DESIGN MEETING: ✓ YES ____ NO

____ COPY OF CONFERENCE RECAP SHEET PROVIDED NO

PLEASE CHECK TYPE OF APPROVAL EXPECTED WITH THIS SUBMITTAL:

____ SKETCH PLAT APPROVAL
____ SITE DEVELOPMENT PLAN APPROVAL
✓ BUILDING PERMIT APPROVAL
____ ROUGH GRADING PERMIT APPROVAL
____ OTHER ____ (SPECIFY)

____ PRELIMINARY PLAT APPROVAL
____ FINAL PLAT APPROVAL
____ CERT. OF OCCUPANCY APRVL.
____ GRAD./PAVING PERMIT APRVL.

DATE SUBMITTED: 9-10-84

BY: Leverton-Easterling, Inc.

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

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

October 31, 1984

Mr. Chuck Easterling
Leverton-Easterling, Inc.
5629 Paradise Boulevard NW
Albuquerque, NM 87114

REF: GRADING AND DRAINAGE PLAN FOR SAN MATEO MINI WAREHOUSE (F18-D33)
RECEIVED SEPTEMBER 10, 1984

Dear Mr. Easterling:

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

1. Please address the construction of the building within 15 feet of a pond. The pond is south of the site.

2. Please explain the note on sheet 2 which indicates that the existing rundown is to be relocated.

3. The Town Park Apartments drainage plan (F18-D28) indicates a 20 foot drainage easement on the west part of your site. Was the Town Park Apartment storm drain installed? Will the proposed plan have sufficient capacity due to the apartment storm drain system?

4. Please address the fact that the four (4) inch PVC and new concrete drop inlet in the south entrance are outside of the property.

5. Indicate how the replacing of the grate and raising it to a new finish grade will impact the property owners to the south. The inlet in question is west of the entrance from the private drive.

6. Please give more information on the 24" CMP which enters the inlet on the west property line.

7. Please submit retaining wall details on the wall which surrounds the site. Indicate elevations on both sides and weep holes.

8. Will the retaining walls block any off-site flows?

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

Sincerely yours,

Carlos A. Montoya

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

CAM:mrk

LEVERTON - EASTERLING, INC.

5629 PARADISE BLVD., N.W.
ALBUQUERQUE, NEW MEXICO 87114
(505) 898-8021

November 29, 1984

Carlos A. Montoya P.E.
City/County Flood Plain Administration
Design Hydrology Section
Engineering Division
Municipal Development Department
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

RECEIVED
DEC 4 1984
HYDROLOGY SECTION

Re: GRADING AND DRAINAGE PLAN (F18-D33)
SAN MATEO MINI WAREHOUSES

Dear Carlos:

Transmitted herewith are two copies of the revised grading and drainage plan referred above and responses to your comments of October 31, 1984.

Responses to Comments:

1. I have informed the owner of the proximity of the ponds adjacent to his south boundary. Inasmuch as the location of these ponds is contrary to City policy and they were constructed after this policy took effect, it appears that the adjacent property owner and the City have damaged this property to the extent that either a setback will be required on a lot which would otherwise allow zero setbacks or substantial additional foundation expense may have to be borne by my client. I am sure we can work together to arrive at an equitable solution, but in any case, its resolution should not prevent this plan and project from proceeding.

2. Per our phone conversation, there was a private drainage system in place at some time in the past. The project to the south abandoned that portion that was within their boundaries. Our intention is to use those portions within this tract that can be used "as-is" and modify or abandon those which do not fit our drainage concept.

3. Based upon conversations with Jim Fink and Fred Aguirre in August of this year, the adjacent project was constructed according to plan and this site has free discharge.

4. We have an agreement with the town park owners to take access from their driveway. However, in order to accomplish this we had to modify their ponds slightly.

5. The work on the existing catch basin will not have any adverse effects on the adjacent property owner. The catch basin is being converted to a manhole or clean out.

6. It is my understanding that the 24" CMP is part of a privte drainage system that served the old drive-in theater. It has been abandoned or removed upstream of our property.

7. Done.

8. The retaining walls should not interfere with off-site drainage.

If I can be of further assistance to you, please do not hesitate to call.

Sincerely,

Charles M. Easterling, P.E.

CME/lb

cc: Dr. Hedges

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

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

December 21, 1984

Chuck Easterling
Leverton-Easterling, Inc.
5629 Paradise Boulevard, NW
Albuquerque, New Mexico 87114

RE: GRADING & DRAINAGE PLAN FOR SAN MATEO MINI WAREHOUSE
(F-18/D33) RECEIVED DECEMBER 4, 1984

Mr. Easterling:

I have reviewed the referenced plan and forward these comments:

1) I have notified Fred Arfman of the minimum ponding distance to the property line. I have asked him to comply with City policy, and am awaiting comments from him.

2) There appears to be a five foot difference between existing ground elevations and proposed finish floor elevations at the northeast property line. How will the offsite flows be accepted at the property line?

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

Cordially,

Carlos A. Montoya
City/County Floodplain Administrator

CAM/bsj

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

January 7, 1985

Chuck Easterling
Leverton-Easterling, Inc.
5629 Paradise Boulevard, NW
Albuquerque, New Mexico 87114

RE: GRADING & DRAINAGE PLAN FOR SAN MATEO MINI WAREHOUSE
(F-18/D33)

Mr. Easterling:

Mr. Fred Arfman has notified me that the ponds in the access corridor for the San Mateo Place Apartments have been modified to comply with DPM specifications. Therefore, the 15' minimum distance between structure and pond have been satisfied.

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

Cordially,

Carlos A. Montoya
City/County Floodplain Administrator

CAM/bsj

F18/D33

INFORMATION SHEET

PROJECT TITLE Mountain Shadows Retail Center

ZONE ATLAS PAGE NO. F-18 TYPE OF SUBMITTAL Amended Grading & Drainage Plan

CITY ADDRESS

LEGAL DESCRIPTION Tracts B & B-1 of the Klassen Addition

ENGINEERING FIRM Easterling & Associates, Inc.

ADDRESS 5643 Paradise Blvd., NW, Albuquerque, NM 87114

PHONE 898-8021 CONTACT Chuck Easterling

OWNER Dr. Don Hedges

ADDRESS 6463 Fourth Street, NW, Albuquerque, NM 87107

PHONE 345-3572 CONTACT Dr. Don Hedges

ARCHITECT Design Collaborative Southwest

ADDRESS 400 San Felipe Rd., NW, Albuquerque, NM 87104

PHONE 843-9639 CONTACT Mark Levine

SURVEYOR

ADDRESS

PHONE CONTACT

RECEIVED MAY 22 1985 HYDROLOGY SECTION

CONTRACTOR

ADDRESS

PHONE CONTACT

PRE-DESIGN MEETING: YES XX NO

COPY OF CONFERENCE RECAP SHEET PROVIDED

PLEASE CHECK TYPE OF APPROVAL EXPECTED WITH THIS SUBMITTAL:

	SKETCH PLAT APPROVAL		PRELIMINARY PLAT APPROVAL
	SITE DEVELOPMENT PLAN APPROVAL		FINAL PLAT APPROVAL
X	BUILDING PERMIT APPROVAL		CERT. OF OCCUPANCY APRVL.
	ROUGH GRADING PERMIT APPROVAL		GRAD./PAVING PERMIT APRVL.
	OTHER		(SPECIFY)

DATE SUBMITTED: May 22, 1985

BY: EASTERLING & ASSOCIATES, INC.

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

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

June 4, 1985

Mr. Charles "Chuck" Easterling
Easterling & Associates, Inc.
5643 Paradise Blvd. NW
Albuquerque, N.M. 87114

REF: DRAINAGE & GRADING PLAN FOR MOUNTAIN SHADOW RETAIL CENTER (F18/D33)
RECEIVED MAY 22, 1985

Dear Chuck:

Based on the information provided on your May 22, 1985 submittal, listed you will find certain concerns that will need to be addressed before final approval is granted:

1. New information sheet with resubmittal designation.

2. Engineer's stamp with signature and revision date.

3. Why does your proposed retaining wall North property line end about ± 140' from the northwest edge of building.

4. Location, description and elevation of the Albuquerque Control Survey Vertical Datum used.

5. Any construction done within the existing private access easement will require the concurrence from the owners of the access. (please indicate where the existing 4" pvc is located in reference to your proposed south access.)

6. Replatting or easements will be required for drainage across lot lines.

If you have any questions or comments, please feel free to contact me at 766-7644.

Sincerely,

Carlos A. Montoya

Carlos A. Montoya
City/County Flood Plain Admin.

CAM/BJM/cl

EASTERLING & ASSOCIATES, INC.
5643 Paradise Blvd. NW
ALBUQUERQUE, NEW MEXICO 87114

(505) 898-8021

LETTER OF TRANSMITTAL

DATE 7-1-85	JOB NO. 400703
ATTENTION CARLOS A. MONTOYA	
RE: MOUNTAIN SHADOWS RETAIL CENTER	

TO CITY OF ALBUQUERQUE
123 CENTRAL N.W.

WE ARE SENDING YOU ☐ Attached ☐ Under separate cover via _____ the following items:

☐ Shop drawings ☑ Prints ☐ Plans ☐ Samples ☐ Specifications
☐ Copy of letter ☐ Change order ☐ _____

COPIES	DATE	NO.	DESCRIPTION
1	7-1-85		AMENDED GRADING + DRAINAGE PLAN, MOUNTAIN SHADOWS RETAIL CENTER, RESUBMITTAL

RECEIVED
JUL 01 1985
HYDROLOGY SECTION

THESE ARE TRANSMITTED as checked below:

☑ For approval ☐ Approved as submitted ☑ Resubmit 1 copies for approval
☐ For your use ☐ Approved as noted ☐ Submit ____ copies for distribution
☐ As requested ☐ Returned for corrections ☐ Return ____ corrected prints
☐ For review and comment ☐ _____
☐ FOR BIDS DUE _____ 19____ ☐ PRINTS RETURNED AFTER LOAN TO US

REMARKS REF: Letter of JUNE 4, 1985

1) DONE
2) DONE
3) TAPE HAS BEEN READDED TO NORTH RETAINING WALL
4) VERTICAL DATUM ADDED TO SHEET 2
5) THE GRANT OF ACCESS EASEMENT ALLOWS FOR CONSTRUCTION OF THE DRIVEWAY, THERE IS NO 4" PVC.
6) THE OWNER IS WORKING ON THIS

COPY TO _____

SIGNED: Mike Plum

If enclosures are not as noted, kindly notify us at once.

PRODUCT 240-2 NEBS Inc. Groton, Mass. 01471

THIS MICROIMAGE IS THE BEST POSSIBLE REPRODUCTION DUE TO THE POOR QUALITY OF THE ORIGINAL DOCUMENT

DRAINAGE INFORMATION SHEET

PROJECT TITLE: MOUNTAIN SHADOWS RETAIL CENTER ZONE ATLAS/DRNG. FILE #: F-18 / D33

LEGAL DESCRIPTION: TRACTS B & B-1 of THE KLASSEN ADDITION

CITY ADDRESS: _____

ENGINEERING FIRM: EASTERLING & ASSOCIATES INC. CONTACT: CHUCK EASTERLING

ADDRESS: 5643 PARADISE BLVD. N.W. PHONE: 898-8021

OWNER: DR. DON HEDGES CONTACT: DR. DON HEDGES

ADDRESS: 6463 4th ST. N.W. ABQ. N.M. 87107 PHONE: 345-3572

ARCHITECT: DESIGN COLLABORATIVE SOUTHWEST CONTACT: MARK LEVINE

ADDRESS: 400 SAN FeLIPE RD. N.W. ABQ. N.M. PHONE: 843-9639

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

RECEIVED
JUL 01 1985
HYDROLOGY SECTION

PRE-DESIGN MEETING:

___ YES

X NO

___ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. _____

EPC NO. _____

PROJ. NO. 400703

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT

X DRAINAGE PLAN

___ CONCEPTUAL GRADING & DRAINAGE PLAN

X 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

___ FOUNDATION PERMIT APPROVAL

___ CERTIFICATE OF OCCUPANCY APPROVAL

___ ROUGH GRADING PERMIT APPROVAL

___ GRADING/PAVING PERMIT APPROVAL

___ OTHER _____ (SPECIFY)

DATE SUBMITTED: JULY 1, 1985 (RESUBMITTAL)

BY: EASTERLING & ASSOCIATES INC.

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

DESIGN HYDROLOGY SECTION
123 Central NW, Albuquerque, NM 87102
(505) 763-7644

July 23, 1985

Mr. Chuck Easterling
Easterling & Assoc. Inc.
5643 Paradise Blvd. NW
Albuquerque, NM 87114

RE: DRAINAGE PLAN FOR MOUNTAIN SHADOW RETAIL CENTER (F18-D33) RECEIVED JULY 1, 1985

Dear Mr. Easterling:

The plan dated July 1, 1985 is approved, however, prior to Building Permit sign-off replatting or easements will be required for drainage across lot lines.

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

Sincerely,

Carlos A. Montoya
City/County Flood Plain Admin.

CAM/cl

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

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

September 6, 1985

Mr. Chuck Easterling
Easterling & Associates, Inc.
5643 Paradise Boulevard NW
Albuquerque, NM 87114

REF: DRAINAGE PLAN FOR MOUNTAIN SHADOW RETAIL CENTER (F18-D33) RECEIVED JULY 1, 1985

Dear Mr. Easterling:

The above referenced plan dated July 1, 1985 is approved for Building Permit. The lot line removal process has not been accomplished at this time; however, a DRB date has been set up. Prior to C.O. release the lot line removal should be completed.

Please attach a copy of this approved plan to both sets of construction plans prior to sign-off by Hydrology.

If you have any questions or comments regarding this project, please call me at 766-7644.

Sincerely,

Carlos A. Montoya
City/County Flood Plain Admin.

CAM:mrk

DRAINAGE INFORMATION SHEET

PROJECT TITLE: MOUNTAIN SHADOWS RETAIL CENTER ZONE ATLAS/DRNG. FILE #: F-18 D33

LEGAL DESCRIPTION: TRACTS B-2 & B-3 OF THE KLASSEN ADDITION

CITY ADDRESS: 5400 SAN MATEO N.E.

ENGINEERING FIRM: EASTERLING & ASSOC. CONTACT: C.M. EASTERLING

ADDRESS: 5643 PARADISE BLVD. N.W. PHONE: 898-8021

OWNER: DR. DON HEDGES CONTACT: DR. DON HEDGES

ADDRESS: 6463 FOURTH ST. N.W. PHONE: 345-3572

ARCHITECT: DESIGN COLLABORATIVE S.W. CONTACT: DAVID DEKKER

ADDRESS: 105 FOURTH S.W. PHONE: 843-9639

SURVEYOR: HUGG SURVEYING CONTACT: GARRY HUGG

ADDRESS: 1701 GRANDE S.E. RIO RANCHO PHONE: 892-8800

CONTRACTOR: PAGE & WIRTZ CONST. CO. CONTACT: BOB DOOSE

ADDRESS: 5001 LOS ANGELES BLVD. N.E. PHONE: 823-2940

RECEIVED
APR 17 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

___ 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: APRIL 17, 1986.

BY: Wayne L. Smith

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

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

April 30, 1986

Chuck Easterling, P.E.
Easterling & Associates, Inc.
5643 Paradise Boulevard, NW
Albuquerque, New Mexico 87114

RE: PHASING PLAN SUBMITTAL OF MOUNTAIN SHADOWS RETAIL CENTER RECEIVED APRIL 17, 1986 FOR CERTIFICATE OF OCCUPANCY APPROVAL (F-18/D33)

Dear Chuck:

The above referenced submittal, revised April 18, 1986, is acceptable for Certificate of Occupancy for Phase I.

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

Cordially,

Roger A. Green, PE

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

cc: Dr. Don Hedges

RAG/bsj

1935