HYDROLOGY G11/D30 CORONA DEL SOL RETAIL SITE

G11 / D30

CORONA DEL SOL

RETAIL SITE

1 PLAN

CITY OF ALBUQUERQUE
MUNICIPAL DEVELOPMENT DEPARTMENT
ENGINEERING DIVISION

HYDROLOGY SECTION PROJ. NO. G11 DATE: 9-28-84

PLANNING DIVISION NO. _____

CONFERENCE RECAP

SUBJECT: Rehab Stm - Trust 24" to Pond between Redlands & Saguaro

WHO	REPRESENTING
ATTENDANCE: Carla Monty	
Leroy Chavez	

FINDINGS: ① Approved drainage plans as per DPM is required prior to issuance of building permit. ② 100% retention of runoff. Consideration of sediment is good ③ Require CA approved silt grades. ④ Appropriate approved "Construction within Public Use" required as necessary. 100 yr flood zone easy on record as to property

The undersigned agrees that the above findings are summarized accurately and are only subject to change if further investigation reveals that they are not reasonable or that they are based on inaccurate information.

SIGNED: Carla A Monty	SIGNED:
TITLE: Civil Engr	TITLE:
DATE: 9-28-84	DATE:

INFORMATION SHEET

PROJECT TITLE CORONA DEL SOL RETAIL SITE TYPE OF SUBMITTAL DRAINAGE PLAN

ZONE ATLAS PAGE NO. G-11 D10 CITY ADDRESS ~~3280~~ 3250 Coors Blvd. NW

LEGAL DESCRIPTION TRACT 24 OF CORONA DEL SOL SUBDIVISION

ENGINEERING FIRM Westland Development Inc. CONTACT Leroy J. Chavez

ADDRESS 401 Coors Blvd. SW PHONE 831-9600

OWNER Westland Development Co., Inc. CONTACT LEROY CHAVEZ

ADDRESS 401 Coors Blvd. NW 87105 PHONE 831-9600

ARCHITECT SCHLEGEL & LEWIS CONTACT JIM LEWIS

ADDRESS 1620 Central SE 87106 PHONE 247-1529

SURVEYOR _____ CONTACT _____

ADDRESS _____ PHONE _____

CONTRACTOR KLINGER CONSTRUCTORS INC. CONTACT DONALD E. KAWAL

ADDRESS 2400 Louisiana NE Bldg. 4 Suite 290 PHONE 881-4961

PRE-DESIGN MEETING:

X YES
___ NO
___ COPY OF CONFERENCE RECAP SHEET PROVIDED

Approved 10-2-85

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
___ CERTIFICATE OF OCCUPANCY APPROVAL
___ ROUGH GRADING PERMIT APPROVAL
___ GRADING/PAVING PERMIT APPROVAL
___ OTHER _____ (SPECIFY)

DATE SUBMITTED: November 28, 1984

BY: WESTLAND DEVELOPMENT CO., INC.

RECEIVED
NOV 28 1984
HYDROLOGY SECTION

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

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

January 10, 1985

Leroy J. Chavez
Westland Development, Inc.
401 Coors Boulevard, SW
Albuquerque, New Mexico 87105

RE: DRAINAGE PLAN FOR CORONA DEL SOL RETAIL SITE (G-11/D30)
RECEIVED NOVEMBER 28, 1984

Mr. Chavez:

I have reviewed the referenced plan and forward these comments:

1. Please indicate the capacity of the four inch (4") PVC pipe.
2. Indicate the limit of ponding at the inlet to the four inch (4") PVC pipe. The ponding area should not extend into adjoining properties.
3. Please show roof drains and the direction of flow.
4. The property line that fronts Coors should be one foot (1') higher than the gutter line elevation.

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

Cordially,

Carlos A. Montoya
City/County Floodplain Administrator

CAM/bsj

G11/D30

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 14, 1985

Mr. Ron R. Bohannon
Westland Development Co., Inc.
401 Coors Blvd. NW
Albuquerque, New Mexico 87105

RE: Corona del Sol, Tract 24; Project 2366

Dear Ron:

I have briefly reviewed the subject submittal and found substantive problems. Following is a brief summary of my concerns:

1. You should submit a copy of a letter from Hydrology approving the conceptual drainage.

2. The plans submitted do not comply with various drafting standard requirements found in Chapter 27 of the DPM.

3. The scope of work described by the various sheets is unclear.

Since this project has not had the benefit of a Pre-Design Conference, I have taken the liberty of scheduling same for the Design Review Committee (D.R.C.) meeting next Wednesday, January 16, 1985. The meeting agenda is attached. If you have any questions, please contact our Project Coordinator, Bob Ryals or myself.

Sincerely,

Greg Olson

Gregory R. Olson
Assistant City Engineer/Design

GRO/fs

cc: Project File 2266
DRC members (w/print)
Billy Gooldy

INFORMATION SHEET

PROJECT TITLE CORONA DEL SOL -TRACT 24 TYPE OF SUBMITTAL DRAINAGE PLAN

ZONE ATLAS PAGE NO. G-11/ D30 CITY ADDRESS

LEGAL DESCRIPTION Tract 24of Corona Del Sol Dubdiyision

ENGINEERING FIRM N/A CONTACT

ADDRESS PHONE

OWNER Westland Development Co., Inc. CONTACT Leroy Chavez

ADDRESS 401 Coors NW, Albq. N.M. 87105 PHONE 831-9600

ARCHITECT Schlegel & Lewis CONTACT Jim Lewis

ADDRESS 1710 Central SE, Albq. N.M. PHONE 247-1529

SURVEYOR CONTACT

ADDRESS PHONE

CONTRACTOR Klinger Construction CONTACT Don Kawal

ADDRESS 2400 Louisiana NE Albq. N.M. PHONE 881-4961

PRE-DESIGN MEETING:

X YES
___ 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
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X BUILDING PERMIT APPROVAL
___ CERTIFICATE OF OCCUPANCY APPROVAL
___ ROUGH GRADING PERMIT APPROVAL
___ GRADING/PAVING PERMIT APPROVAL
___ OTHER (SPECIFY)

DATE SUBMITTED: January 23, 1985

BY:

RECEIVED
JAN 23 1985
HYDROLOGY SECTION

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

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

February 4, 1985

Leroy Chavez
Westland Development Company, Inc.
401 Coors Blvd., NW
Albuquerque, New Mexico 87105

RE: CORONA DEL SOL RETAIL SITE DRAINAGE PLAN
(G-11/D30) RECEIVED JANUARY 23, 1985

Dear Mr. Chavez:

The referenced plan dated January 23, 1985, is approved.

Please attach a copy of this approved plan to the construction set prior to Hydrology sign-off.

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

Cordially,

Carlos A. Montoya
City/County Floodplain Administrator

CAM/bsj

CITY OF ALBUQUERQUE

ALBUQUERQUE, NEW MEXICO

INTER-OFFICE CORRESPONDENCE REF. NO._____

May 28, 1985

TO: Denise Wilcox, Administrative Assistant

FROM: Fred J. Aguirre, Design Hydrologist FJA

SUBJECT: CORONA DEL SOL - TRACT 24, PROJECT #2336 G11/D30

A Subdivision Improvements Agreement was not required by D.R.B. or Hydrology as a condition of development; therefore, I concur that this should be processed under Procedure "A".

FJA/bsj

2419

1480