

# CITY OF ALBUQUERQUE



Richard J. Berry, Mayor

November 1, 2017

Ron Hensley, P.E.  
GND Engineering  
11032 Dreamy Way Dr. NW  
Albuquerque, NM 87114

RE: **Coors Pavilion Subdivision**  
**9154 Coors Blvd**  
**Grading Plan Stamp Date: 2/22/2017**  
**Drainage Certification Date: 10/28/2017**  
**Hydrology File: G11D069**

Dear Mr. Hensley:

Based upon the information provided in your submittal received 10/30/17, the Drainage Certification is approved for Release of Financial Guarantee.

If you have any questions, contact me at 924-3695 or [dpeterson@cabq.gov](mailto: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 02/2013)

Project Title: \_\_\_\_\_ Building Permit #: \_\_\_\_\_ City Drainage #: \_\_\_\_\_

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

Legal Description: \_\_\_\_\_

City Address: \_\_\_\_\_

**Engineering Firm:** \_\_\_\_\_ Contact: \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

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

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

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

### TYPE OF SUBMITTAL:

- \_\_\_\_\_ DRAINAGE REPORT
- \_\_\_\_\_ DRAINAGE PLAN 1st SUBMITTAL
- \_\_\_\_\_ DRAINAGE PLAN RESUBMITTAL
- \_\_\_\_\_ CONCEPTUAL G & D PLAN
- \_\_\_\_\_ GRADING PLAN
- \_\_\_\_\_ EROSION & SEDIMENT CONTROL PLAN (ESC)
- \_\_\_\_\_ ENGINEER'S CERT (HYDROLOGY)
- \_\_\_\_\_ CLOMR/LOMR
- \_\_\_\_\_ TRAFFIC CIRCULATION LAYOUT (TCL)
- \_\_\_\_\_ ENGINEER'S CERT (TCL)
- \_\_\_\_\_ ENGINEER'S CERT (DRB SITE PLAN)
- \_\_\_\_\_ ENGINEER'S CERT (ESC)
- \_\_\_\_\_ SO-19
- \_\_\_\_\_ OTHER (SPECIFY)

### CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- \_\_\_\_\_ SIA/FINANCIAL GUARANTEE RELEASE
- \_\_\_\_\_ PRELIMINARY PLAT APPROVAL
- \_\_\_\_\_ S. DEV. PLAN FOR SUB'D APPROVAL
- \_\_\_\_\_ S. DEV. FOR BLDG. PERMIT APPROVAL
- \_\_\_\_\_ SECTOR PLAN APPROVAL
- \_\_\_\_\_ FINAL PLAT APPROVAL
- \_\_\_\_\_ CERTIFICATE OF OCCUPANCY (PERM)
- \_\_\_\_\_ CERTIFICATE OF OCCUPANCY (TCL TEMP)
- \_\_\_\_\_ FOUNDATION PERMIT APPROVAL
- \_\_\_\_\_ BUILDING PERMIT APPROVAL
- \_\_\_\_\_ GRADING PERMIT APPROVAL
- \_\_\_\_\_ PAVING PERMIT APPROVAL
- \_\_\_\_\_ WORK ORDER APPROVAL
- \_\_\_\_\_ GRADING CERTIFICATION
- \_\_\_\_\_ SO-19 APPROVAL
- \_\_\_\_\_ ESC PERMIT APPROVAL
- \_\_\_\_\_ ESC CERT. ACCEPTANCE
- \_\_\_\_\_ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED: \_\_\_\_\_ Yes \_\_\_\_\_ No \_\_\_\_\_ Copy Provided

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

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development



**T**he **H**ENSLEY **E**NGINEERING **G**ROUP

October 30, 2017

Hydrology Development  
City of Albuquerque  
PO Box 1293  
Albuquerque, NM 87103

Re: G11D069 – Coors Pavilion Subdivision Drainage Certification

The certification of the Grading Plan dated 2/22/17 for the above site is attached. The drainage from and within the subdivision perform as designed, and all grades inside the subdivision do not deviate by more than 18" of the DRB approved grades within 50 feet of the subdivision's perimeter.

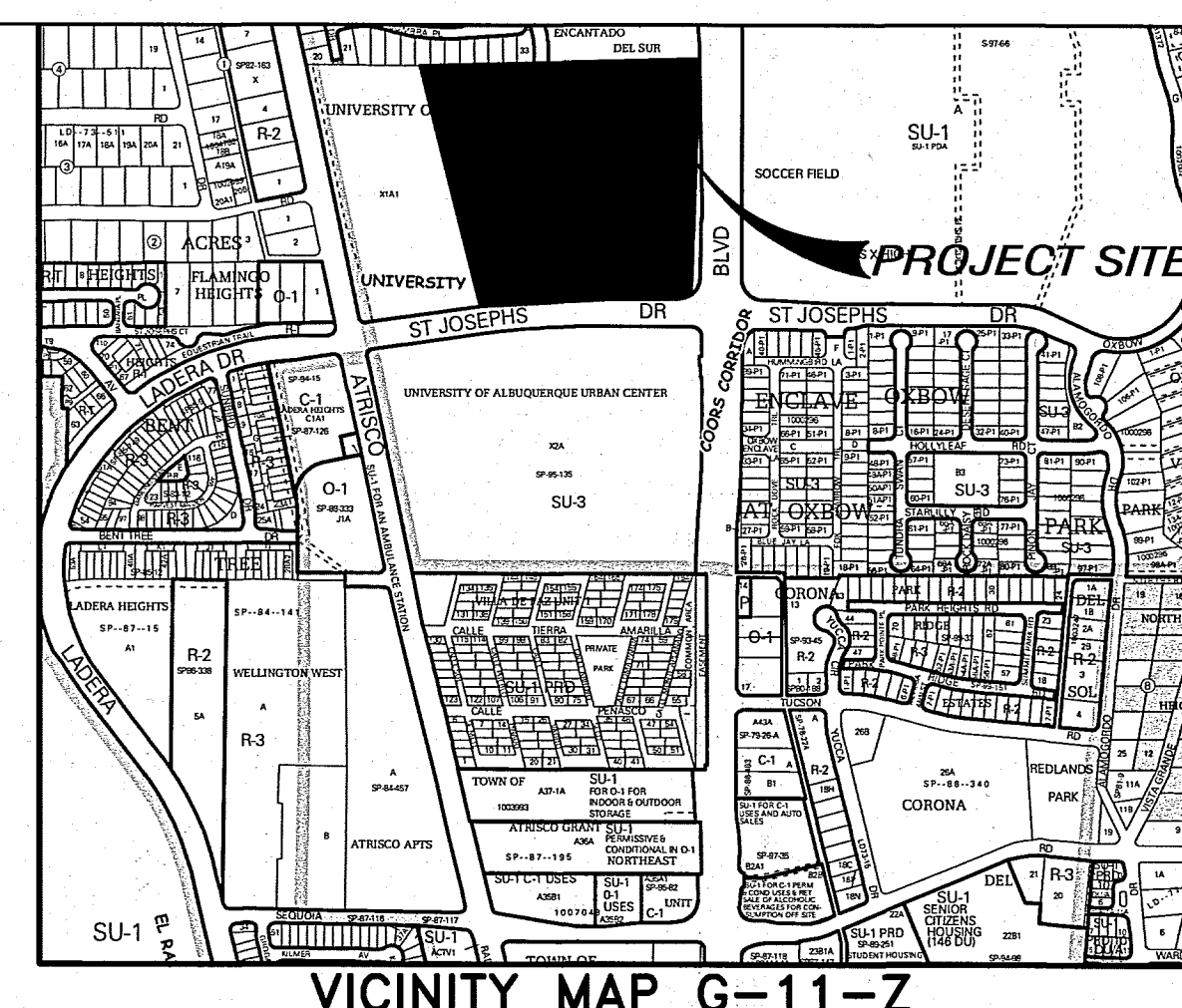
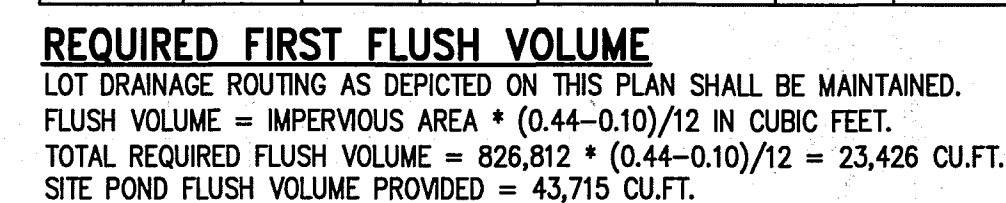
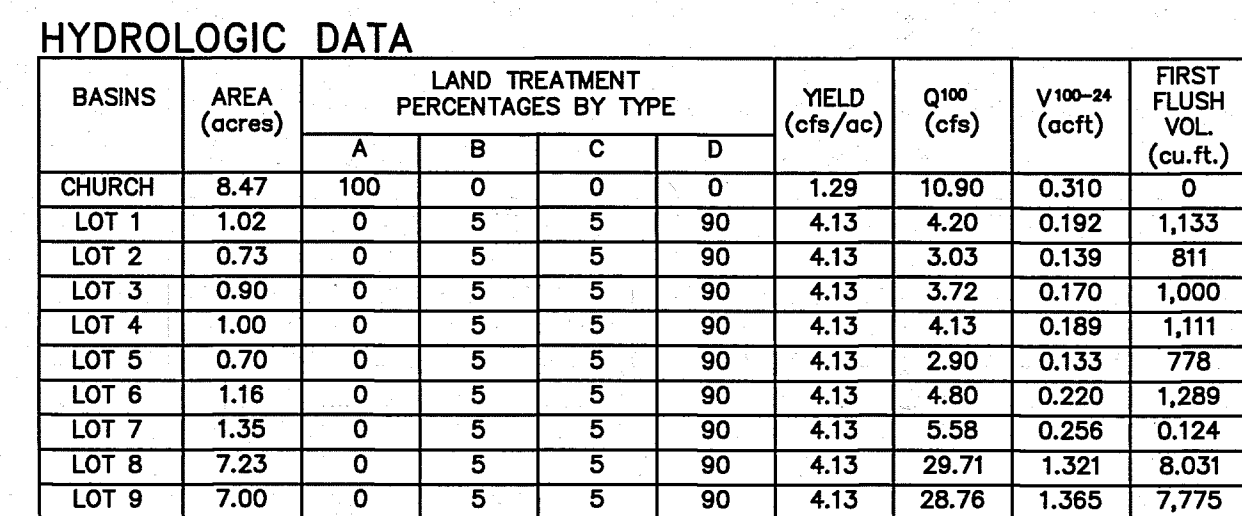
We are requesting a review for Grading Certification Approval. Please contact me at 410-1622 or via email if you have any questions or comments.

Sincerely,

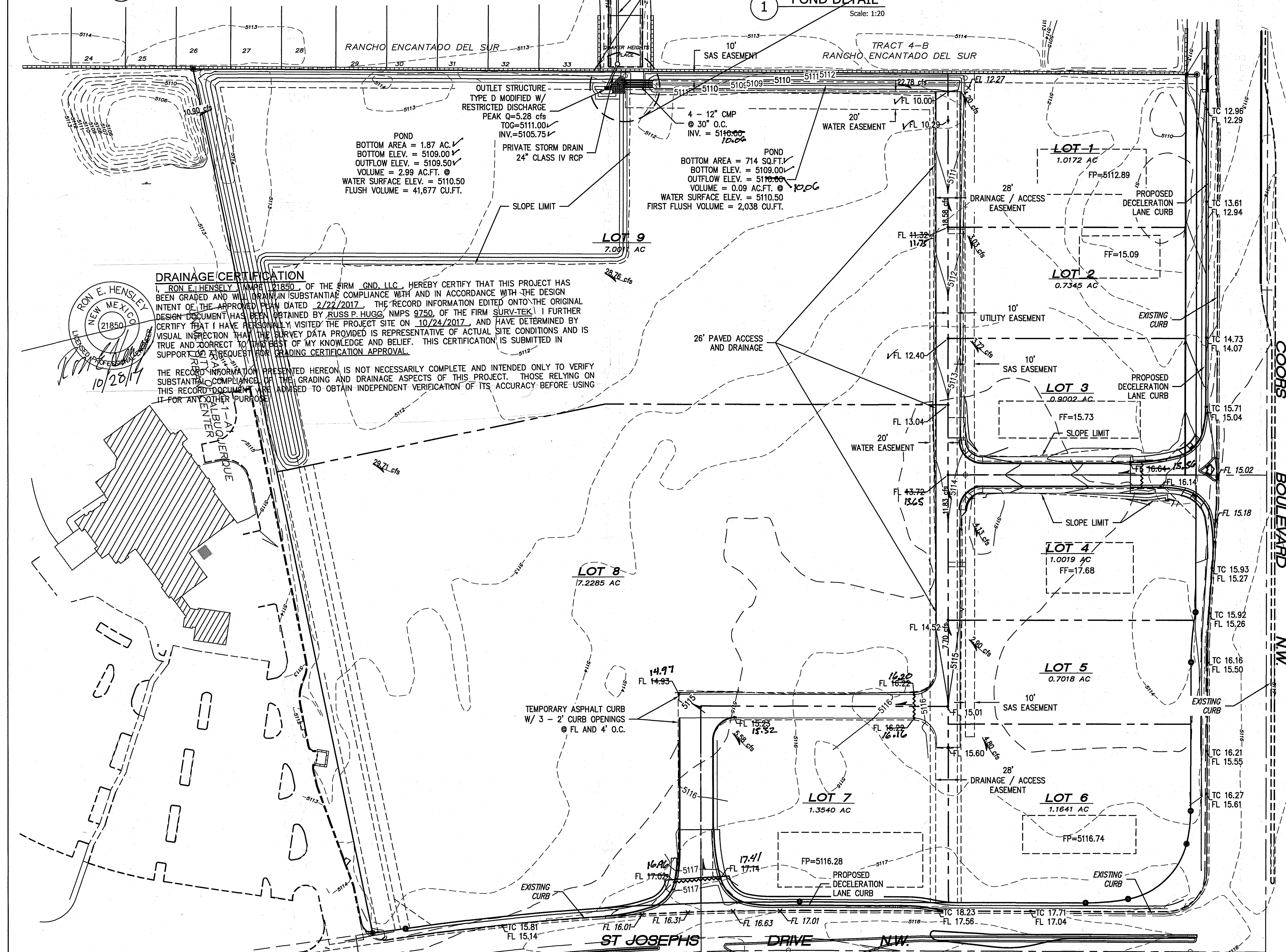
Ron E. Hensley P.E.

[ron@thegroup.cc](mailto:ron@thegroup.cc)





AS BUILT INFORMATION	
CONTRACTOR	
OWNED BY	DATE
SPECTOR'S	
ACCEPTANCE BY	DATE
EDICATION BY	DATE
AWARDS	
DIRECTED BY	DATE
MICRO-FILM INFORMATION	
RECORDED BY	DATE
9.	



### DRAINAGE INFORMATION

#### LOCATION & DESCRIPTION

AS SEEN ON THE VICINITY MAP, THE PROPOSED SITE IS 21.22 ACRES LOCATED ON THE SOUTH SIDE OF ST JOSEPH'S DRIVE AND WEST OF COORS BLVD.. THE SITE IS UNDEVELOPED. THE ADJACENT PROPERTY TO THE WEST IS A CHURCH AND TO THE NORTHE IS A RESIDENTIAL SUBDIVISION. THE PROPOSED DEVELOPMENT WILL BE EIGHT (8) OFFICE AND COMMERCIAL LOTS WITH PRIVATE DRAINAGE FEATURES AND PUBLIC STORM DRAIN TO CONVEY FLOWS TO THE LADERA POND.

## FLOODPLAIN STATUS

THIS PROJECT WITHIN FEMA'S FLOOD INSURANCE RATE MAP 35001C0142H, DATED APRIL 2, 2002 IS NOT WITHIN A DESIGNATED 100-YEAR FLOODPLAIN.

## METHODOLOGY

THE HYDROLOGY FOR THIS PROJECT WAS ANALYZED USING AHYMO SOFTWARE.

## PRECIPITATION

THE 100-YR 24-HR DURATION STORM WAS USED AS THE DESIGN STORM FOR THIS ANALYSIS. THIS SITE IS WITHIN ZONE 1 AS IDENTIFIED IN THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL, SECTION 22.2.

### EXISTING DRAINAGE

THE EXISTING FLOW CONDITIONS FROM THE SITE DISCHARGE ARE DETAINED ONSITE WITH OVERFLOW TO THE NORTH OF THE SITE.

DEVELOPED CONDITION

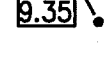


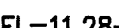







THIS PLAN IS IN SUPPORT OF THE GRADING OF THE SUBDIVISION IMPROVEMENTS. ONLY GRADING INCIDENTAL TO THAT PURPOSE IS PROPOSED. GRADING PLANS FOR LOT DEVELOPMENT WILL BE DETAILED UNDER SEPARATE PLANS. THE SITE WILL BE DEVELOPED WITH AN ACCESS AND DRAINAGE EASEMENT TO INTERCEPT FLOW FROM LOT 1 THROUGH LOT 6. THE ASPHALT DRIVE SURFACE WILL CONVEY FLOW TO THE ONSITE DETENTION POND. LOT 7 THROUGH LOT 9 WILL DISCHARGE TO THE POND VIA SURFACE SHEET FLOW. THE RESTRICTED DISCHARGE FROM THE POND WILL HAVE MINIMAL IMPACT ON DOWNSTREAM FACILITIES.

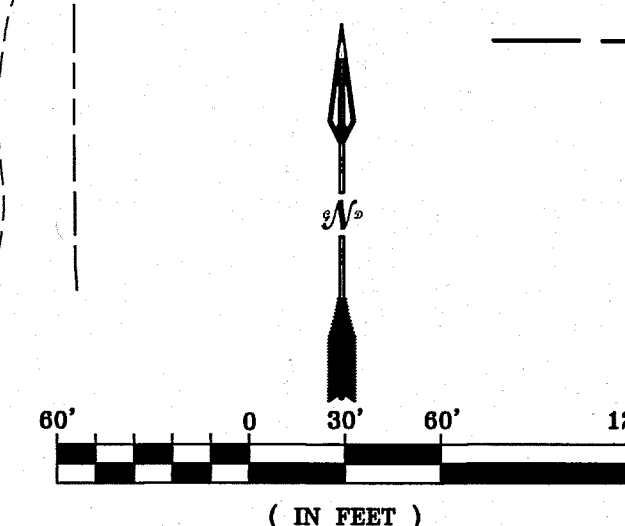
EACH LOT WILL MAKE ACCOMMODATION FOR WATER QUALITY. HOWEVER, THE "FIRST FLUSH" WILL BE PRIMARILY RETAINED WITHIN THE VOLUME OF THE SUBDIVISION POND.

## CONCLUSION

THE RUNOFF FROM THE SITE IS WITHIN THE DESIGN CAPACITY OF THE DOWNSTREAM FACILITIES AND IN COMPLIANCE WITH CITY REQUIREMENTS.

## LEGEND

- |   |   |
|---|---|
|  | TOP OF CURB ELEVATION<br>BOTTOM OF CURB ELEVATION |
|  | FLOW ARROW  |
|  | SLOPE ARROW                                       |
|  | PROPOSED ELEVATION                                |
|  | EXISTING ELEVATION                                |
|  | GRADE BREAK                                       |
|  | 5000 PROPOSED CONTOUR                             |
|  | 5000 EXISTING CONTOUR                             |
|  | PROPOSED EASEMENT                                 |
|  | EXISTING WALL                                     |
|  | PROP. LINE / BASIN BOUNDARY                       |

**GND, LLC**

Albuquerque, NM 871  
Phone: (505) 364-04

CITY OF ALBUQUERQUE  
PUBLIC WORKS DEPARTMENT  
ENGINEERING DEVELOPMENT GROUP

**COORS PAVILION**  
MASTER DRAINAGE PLAN  
SITE GRADING & DRAINAGE

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	LAST DESIGN UPDATE	Mo./DAY/YR.	Mo./DAY/YR.

CITY PROJECT No.	ZONE MAP NO. <b>K-09-7</b>	SHEET <b>1</b>	OF <b>1</b>
------------------	-------------------------------	-------------------	----------------