

# CITY OF ALBUQUERQUE

PLANNING DEPARTMENT – Development Review Services



August 27, 2014

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

Richard J. Berry, Mayor

**RE: Lot 8-P-1, Rancho de Candelaria  
Grading and Drainage Plan  
Engineer's Stamp Date (8-5-14)(File: G13D023C)**

Dear Mr. Soule:

Based upon the information provided in your submittal received 8-6-14, the above referenced plan is approved for Building Permit and Grading Permit based on the following condition:

- Prior to Certificate of Occupancy, the As-built Grading and Drainage Plan must show roof, new paving, and roadway along frontage drain into ponds.

PO Box 1293

Please attach a copy of this approved plan in the construction sets when submitting for a building permit.

Albuquerque

Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

New Mexico 87103 If you have any questions, you can contact me at 924-3695.

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

Sincerely,

Rita Harmon, P.E.  
Senior Engineer, Planning Dept.  
Development Review Services

Orig: Drainage file

c.pdf: via Email: Recipient, Tim Sims, Monica Ortiz



# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

Project Title: MIRABAL RESIDENCE Building Permit #: \_\_\_\_\_ City Drainage #: \_\_\_\_\_  
DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ Work Order#: \_\_\_\_\_  
Legal Description: LOT 8 P-1 RANCHO DE CANDELARIA  
City Address: 6216 Camino Alto NW

**Engineering Firm:** RIO GRANDE ENGINEERING Contact: DAVID SOULE  
Address: PO BOX 93924, ALBUQUERQUE, NM 87199  
Phone#: 505.321.9099 Fax#: 505.872.0999 E-mail: DAVID@RIOGRANDEENGINEERING.COM

**Owner:** LAS VENTANAS,LLC Contact: SCOTT ASHCRAFTE  
Address: \_\_\_\_\_  
Phone#: 3623628 Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

**Architect:** N/S Contact: MATHEW  
Address: \_\_\_\_\_  
Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

**Surveyor:** TONY HARRIS Contact: JOHN GALLEGOS  
Address: \_\_\_\_\_  
Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

**Contractor:** \_\_\_\_\_ Contact: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

TYPE OF SUBMITTAL:	CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:
<input type="checkbox"/> DRAINAGE REPORT	<input type="checkbox"/> SIA/FINANCIAL GUARANTEE RELEASE
<input checked="" type="checkbox"/> DRAINAGE PLAN 1st SUBMITTAL	<input type="checkbox"/> PRELIMINARY PLAT APPROVAL
<input type="checkbox"/> DRAINAGE PLAN RESUBMITTAL	<input type="checkbox"/> S. DEV. PLAN FOR SUB'D APPROVAL
<input type="checkbox"/> CONCEPTUAL G & D PLAN	<input type="checkbox"/> S. DEV. FOR BLDG. PERMIT APPROVAL
<input type="checkbox"/> GRADING PLAN	<input type="checkbox"/> SECTOR PLAN APPROVAL
<input type="checkbox"/> EROSION & SEDIMENT CONTROL PLAN (ESC)	<input type="checkbox"/> FINAL PLAT APPROVAL
<input type="checkbox"/> ENGINEER'S CERT (HYDROLOGY)	<input type="checkbox"/> CERTIFICATE OF OCCUPANCY (PERM)
<input type="checkbox"/> CLOMR/LOMR	<input type="checkbox"/> CERTIFICATE OF OCCUPANCY (TCL TEMP)
<input type="checkbox"/> TRAFFIC CIRCULATION LAYOUT (TCL)	<input type="checkbox"/> FOUNDATION PERMIT APPROVAL
<input type="checkbox"/> ENGINEER'S CERT (TCL)	<input checked="" type="checkbox"/> BUILDING PERMIT APPROVAL
<input type="checkbox"/> ENGINEER'S CERT (DRB SITE PLAN)	<input checked="" type="checkbox"/> GRADING PERMIT APPROVAL
<input type="checkbox"/> ENGINEER'S CERT (ESC)	<input type="checkbox"/> PAVING PERMIT APPROVAL
<input type="checkbox"/> SO-19	<input type="checkbox"/> WORK ORDER APPROVAL
<input type="checkbox"/> OTHER (SPECIFY)	<input type="checkbox"/> GRADING CERTIFICATION
	<input type="checkbox"/> SO-19 APPROVAL
	<input type="checkbox"/> ESC PERMIT APPROVAL
	<input type="checkbox"/> ESC CERT. ACCEPTANCE
	<input type="checkbox"/> OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED: ☐ Yes ☒ No ☐ Copy Provided  
DATE SUBMITTED: 8/5/14 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:

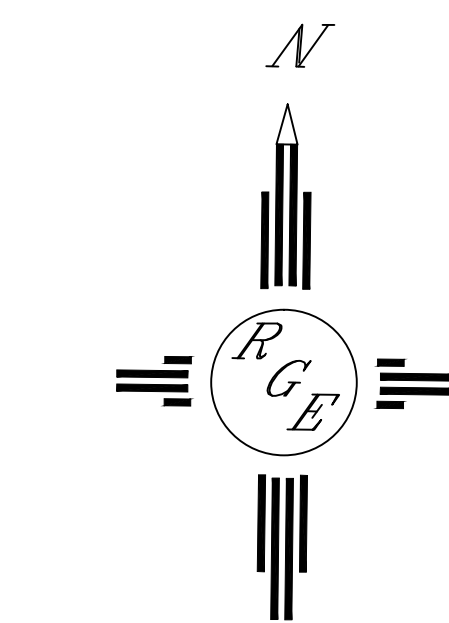
- Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
- Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres
- Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
- 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



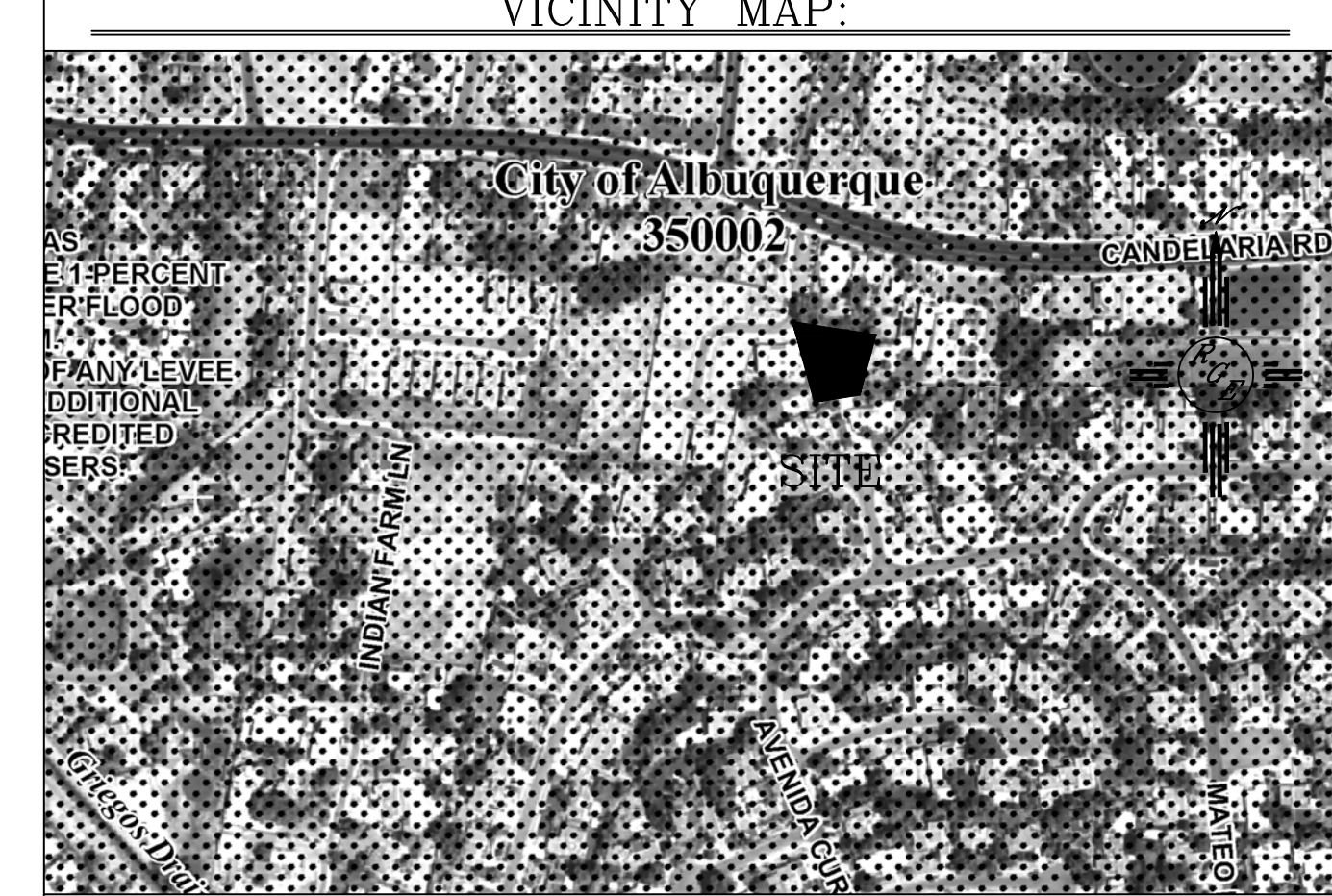
Basin	Area (sf)	Area (acres)	Treatment A		Treatment B		Treatment C		Treatment D		100-Year, 6-hr.		
			%	(acres)	%	(acres)	%	(acres)	%	(acres)	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs
ALLOWED	10903.00	0.250	100%	0.250298439	0%	0.0000	0%	0	0%	0.0000	0.530	0.011	0.39
PROPOSED A	10903.00	0.250	0%	0	19%	0.048	35%	0.0876	46%	0.115	1.519	0.032	0.92

REQUIRED WATER

\_\_\_\_\_



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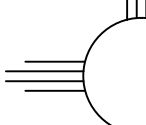
NOTES

NOTES:

1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. TOPOGRAPHIC SURVEY INFORMATION SHOWN ON THIS PLAN WAS OBTAINED BY HARRIS SURVEYING PLS 11463

Figure 1: Comparison of the Proposed Contour with the Existing Contour. The diagram illustrates the cross-section of a river channel. The existing contour is shown as a dashed line, while the proposed contour is shown as a solid line. The proposed contour is wider and flatter, indicating a reduction in channel depth and a wider, more stable bed. A 'SWALE - FLOWLINE' is marked with a double arrow pointing to the lowest point of the proposed contour. A 'PROJECT BENCHMARK' is indicated by a circle with a crosshair at the bottom center.

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.

	LOT 8-P-1 RANCHO DE CANDELARIA	DRAWN BY JDC
	GRADING AND DRAINAGE PLAN	DATE 08-04-2014
		SHEET # 1 OF 1