

CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director



Mayor Timothy M. Keller

November 13, 2019

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

RE: **Lot 5A & 5B 2619 Corianda**
Grading Plan Stamp Date: 10/29/19
Drainage File: G13D023D

Dear Mr. Soule:

Based on the submittal received on 10/29/19, the grading plan is approved for Plat and Grading Permit.

PO Box 1293

On the Plat:

Albuquerque

1. Provide a cross lot drainage easement between the proposed lots; name maintenance responsibility and beneficiary.
2. Provide a drainage easement over the proposed pond and annotate using the Plat Drainage Easement Note as found on the Hydrology website.

NM 87103

Prior to Building Permit (For Information):

www.cabq.gov

3. Engineer's Certification of the compacted pad (Pad Certification), per the DPM Chapter 22.7: *Engineer's Certification Checklist For Subdivision* is required.
4. The Plat must be recorded (unless paper easements in lieu of the above easements have been granted/recorded).

If you have any questions, please contact me at 924-3695 or 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 6/2018)

Project Title: 2619 CORIANDA **Building Permit #:** _____ **Hydrology File #:** _____
DRB#: _____ **EPC#:** _____ **Work Order#:** _____
Legal Description: LOT 5A AND 5B CORIANA SUBDIVISION
City Address: 2619 CORIANDA

Applicant: MIRIAM RAND **Contact:** _____
Address: _____
Phone#: _____ **Fax#:** _____ **E-mail:** _____

Other Contact: RIO GRANDE ENGINEERING **Contact:** DAVID SOULE
Address: PO BOX 93924 ALB NM 87199
Phone#: 505.321.9099 **Fax#:** 505.872.0999 **E-mail:** david@riograndeengineering.com

TYPE OF DEVELOPMENT: _____ PLAT ☒ RESIDENCE (x2) _____ DRB SITE _____ ADMIN SITE

Check all that Apply:

DEPARTMENT:

☒ HYDROLOGY/ DRAINAGE
_____ TRAFFIC/ TRANSPORTATION

TYPE OF SUBMITTAL:

_____ ENGINEER/ARCHITECT CERTIFICATION
_____ PAD CERTIFICATION
_____ CONCEPTUAL G & D PLAN
☒ GRADING PLAN
_____ DRAINAGE REPORT
_____ DRAINAGE MASTER PLAN
_____ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
_____ ELEVATION CERTIFICATE
_____ CLOMR/LOMR
_____ TRAFFIC CIRCULATION LAYOUT (TCL)
_____ TRAFFIC IMPACT STUDY (TIS)
_____ STREET LIGHT LAYOUT
_____ OTHER (SPECIFY) _____
_____ PRE-DESIGN MEETING?

IS THIS A RESUBMITTAL?: _____ Yes ☒ No

TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

☒ BUILDING PERMIT APPROVAL
_____ CERTIFICATE OF OCCUPANCY
_____ PRELIMINARY PLAT APPROVAL
_____ SITE PLAN FOR SUB'D APPROVAL
_____ SITE PLAN FOR BLDG. PERMIT APPROVAL
☒ FINAL PLAT APPROVAL
_____ SIA/ RELEASE OF FINANCIAL GUARANTEE
_____ FOUNDATION PERMIT APPROVAL
_____ GRADING PERMIT APPROVAL
_____ SO-19 APPROVAL
_____ PAVING PERMIT APPROVAL
_____ GRADING/ PAD CERTIFICATION
_____ WORK ORDER APPROVAL
_____ CLOMR/LOMR
_____ FLOODPLAIN DEVELOPMENT PERMIT
_____ OTHER (SPECIFY) _____

DATE SUBMITTED: _____ **By:** _____

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____

Weighted E Method

Basin	Area (sf)	Area (acres)	100-Year, 6-hr.				100 Yr 24-HOUR			
			Treatment A (acres)	Treatment B (acres)	Treatment C (acres)	Treatment D (acres)	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs	Volume (ac-ft)
HISTORICAL	29534.00	0.678	100%	0.678	0%	0.000	0%	0.000	0%	0.000
PROPOSED	29534.00	0.678	32%	0.217	10%	0.068	24%	0.163	35%	0.237

Equations:

Weighted E = Ea**A*a + Eb**A*b + Ec**A*c + Ed**A*d / (Total Area)

Volume = Weighted D * Total Area

First flush requirement

293 cubic feet

Flow = Qa * *A*a + Qb * *A*b + Qc * *A*c + Qd * *A*d

Where for 100-year, 6-hour storm(zone2)

Ea= 0.53
Eb= 0.78
Ec= 1.13
Ed= 2.12

Qa= 1.56

Qb= 2.28

Qc= 3.14

Qd= 4.7

Developed Conditions

TOTAL VOLUME

HISTORICAL DISCHARGE

1304.42

PROPOSED DISCHARGE

3447.60

PROVIDED

411.4

This site is an replatted lot within and existing subdivision governed by G13D26. The lot is required to retain the entire flow onsite. The site will conform to the valley flat area drainage scheme. The site will retain the 100-year 24-hour volume. The ponds overflow to the roadway at top of pond. The surrounding area is flat and no ofstse Rows impact the site. The first flush volume is retained on site, and pass thru to the right of way. The first flush volume is retained on site

EROSION CONTROL NOTES:

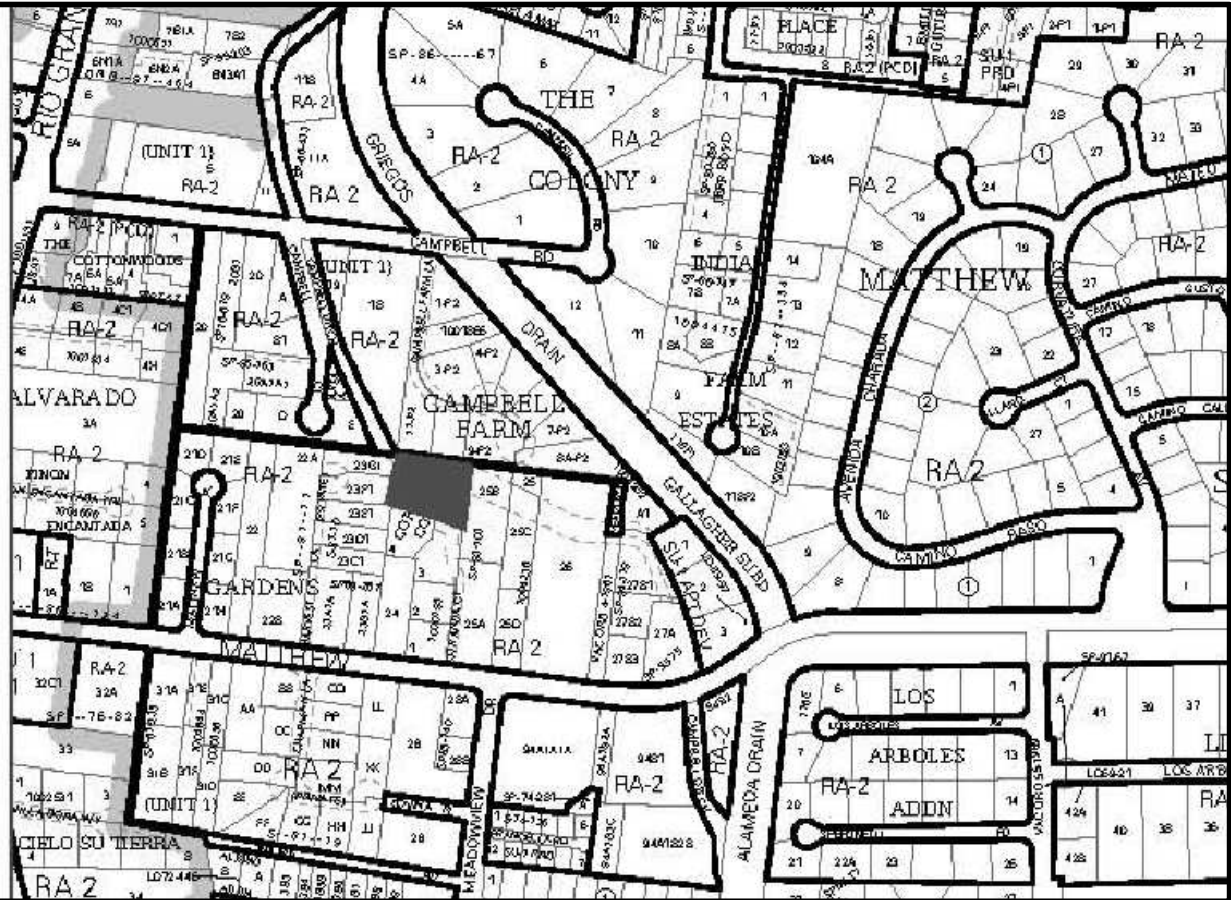
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.

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 ACCEPTANCE OF ANY PROJECT.



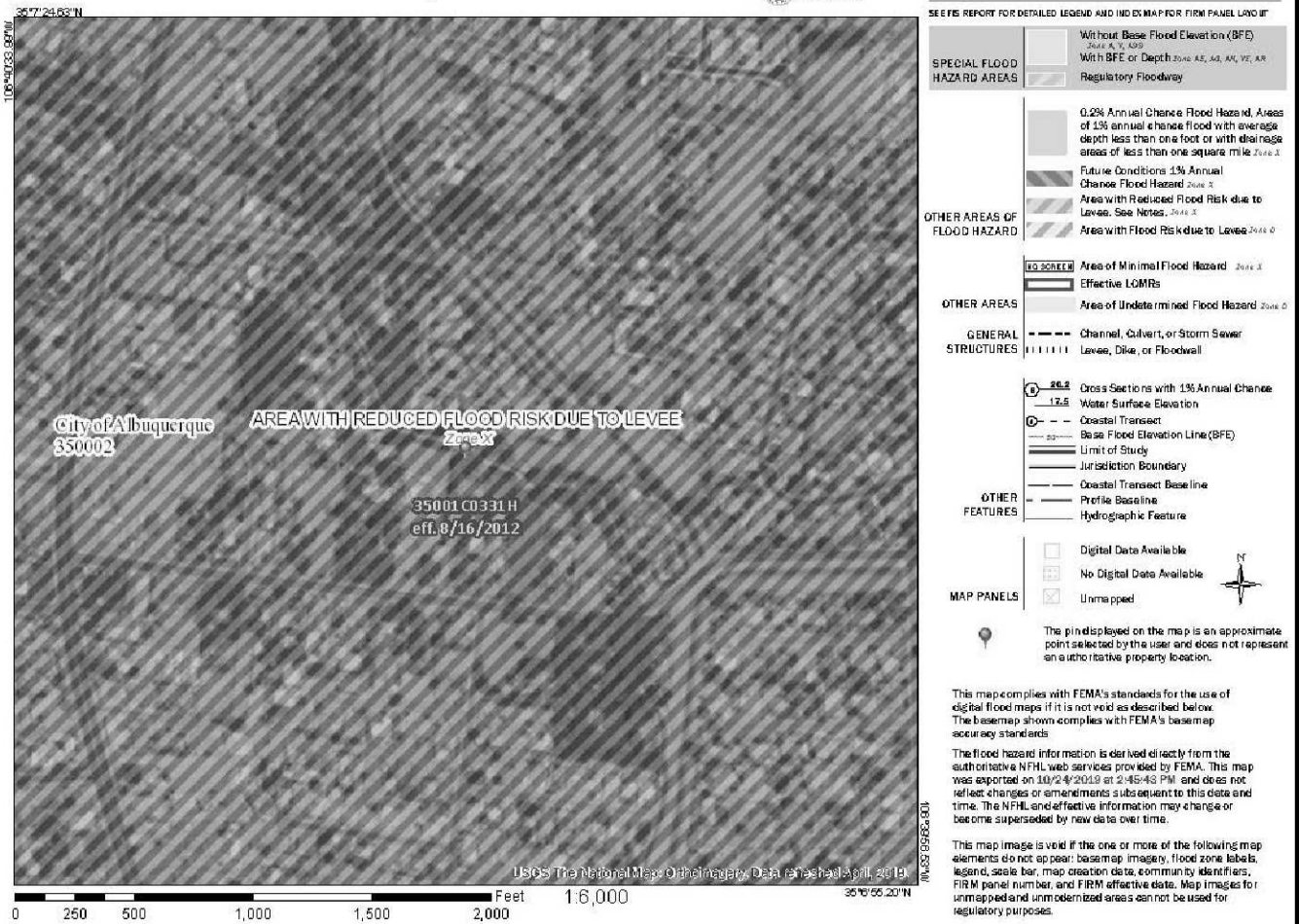
VICINITY MAP:

G-13-Z

National Flood Hazard Layer FIRMette



Legend



FIRM MAP:

LEGAL DESCRIPTION:

LOTS 5-A and 5-B, CORIANDA COURT

NOTES:

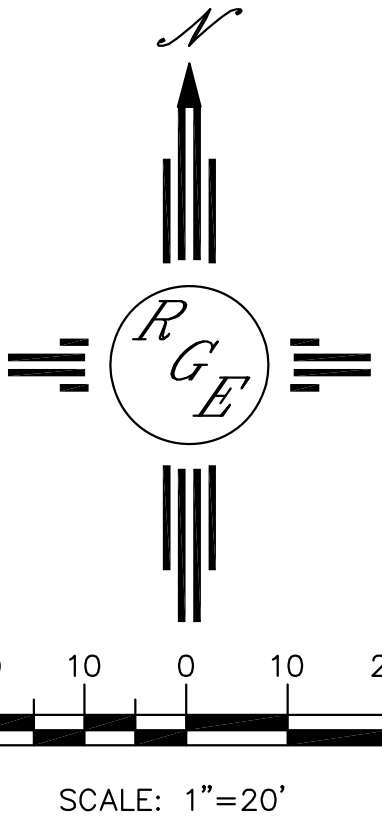
1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. ALL SLOPES SHALL BE 3:1 MAX. AND GRAVEL OR NATIVE SEEDING PRIOR TO CO.
3. PROPOSED LOTS HAVE CROSS LOT DRAINAGE EASEMENTS
4. ANY PERIMETER FENCING BETWEEN LOTS SHALL ALLOW FOR CROSS LOT DRAINAGE


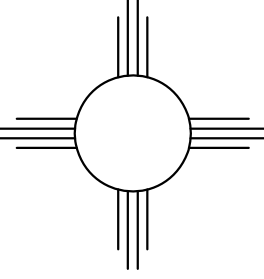
LEGEND

- XXXX--- EXISTING CONTOUR
- - - - -XXXX- - - - - EXISTING INDEX CONTOUR
- XXXX----- PROPOSED CONTOUR
- XXXX----- PROPOSED INDEX CONTOUR
- ▶ SLOPE TIE
- + XXXX EXISTING SPOT ELEVATION
- + XXXX PROPOSED SPOT ELEVATION
- BOUNDARY
- CENTERLINE
- RIGHT-OF-WAY
- ===== EXISTING CURB AND GUTTER
- ===== PROPOSED CMU SCREEN WALL

CAUTION:

EXISTING UTILITIES ARE NOT SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATION TO DETERMINE THE ACTUAL LOCATION OF UTILITIES & OTHER IMPROVEMENTS.



ENGINEER'S SEAL  10/29/19	LOT 5-A AND 5-B CORIANDA GRADING AND DRAINAGE PLAN  <i>Rio Grande Engineering</i> 1606 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0398	DRAWN BY: WCVJ
		DATE 10-29-19 2109086-LAYOUT-10-29-19 SHEET # — JOB # 2109086