



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

December 14, 1994

Jeff Mortensen  
Jeff Mortensen & Associates  
6010-B Midway Park Blvd. NE  
Albuquerque, NM 87109

RE: DRAINAGE PLAN FOR ELECTRIC MOTOR CO. (G16-D99)  
ENGINEER'S STAMP DATED 12/1/94.

Dear Mr. Mortensen:

Based on the information provided on your December 2, 1994 submittal, the above referenced site is approved for Building Permit.

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

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

*Bernie J. Montoya*  
Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: Andrew Garcia  
File



# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

November 28, 1994

## ***CERTIFICATE OF COMPLETION AND ACCEPTANCE***

Pierpont, Inc.  
4100 Prospect N.E.  
Albuquerque, NM 87106

**RE: PROJECT NO. 4940.80 Del Norte Wellness Center  
MAP (D-19)**

Dear Sir:

This is to certify that the City of Albuquerque accepts Project No. 4940.80 as being completed according to approved plans and construction specifications. Please be advised this certificate of completion and acceptance shall only become effective upon final plat approval and filing in the office of the Bernalillo County Clerk's Office.

The project is described as follows:

- The project consisted of installment of six inch gravel base road along the North Pino Arroyo behind the Del Norte Shopping Center.


The contractor's correction period begins the date of this letter and will be effective for a period of one (1) year.

100.


100.

Ltr. Pierpont  
Project No. 4940.90  
November 28, 1994  
Page 2

Sincerely,

 for 11-29-94  
Rick Roybal, P.E.  
City Engineer,  
Engineering Group  
Public Works Department

Sincerely,

  
Russell B. Givler, P.E.  
Chief Construction Engineer,  
Engineering Group  
Public Works Department

cc: Carlos Speiss, Sundance Mechanical  
Mark Goodwin, Mark Goodwin  
Fred Aguirre, Engineering Group, PWD  
Lynda Michelle DeVanti, Engineering Group, PWD  
Terri Martin, Engineering Group, PWD  
Martin Barker, Engineering Group, PWD  
Steve Gonzales, Special Assessments, DFM  
A.N. Gaume, Operations Group, PWD  
Sam Hall, Operations Group, PWD  
Jim Fink, Operations Group, PWD  
Ray Chavez, Traffic Engineering, PWD  
Stuart Reeder, Water/Wastewater Group, PWD  
Dave Parks, Engineering Group, PWD  
Dean Wall, Engineering Group, PWD  
Josie Gutierrez, New Meter Sales, Finance Group, PWD  
Richard Zamora, Engineering Group, PWD  
f/Project No. ~~4901.80~~ 4940.90  
f/Readers  
f/Warranty:Contract

DRAINAGE INFORMATION SHEET

871394

PROJECT TITLE: ELECTRIC MOTOR CO. ZONE ATLAS/DRNG. FILE #: G16/D99  
 DRB #: \_\_\_\_\_ EPC #: \_\_\_\_\_ WORK ORDER #: \_\_\_\_\_  
 LEGAL DESCRIPTION: LOT 0-4 COLE'S INDUSTRIAL SUBDIVISION  
 CITY ADDRESS: 3433 STANFORD DR. NC No. 2  
 ENGINEERING FIRM: JEFF MORTENSEN & ASSOC. CONTACT: JEFF MORTENSEN  
 ADDRESS: 6010-B MIDWAY PARK BLVD NE PHONE: 345-4250  
 OWNER: ELECTRIC MOTOR CO CONTACT: JIM  
 ADDRESS: 3433 STANFORD NC PHONE: 881-4077  
 ARCHITECT: NOT KNOWN CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 SURVEYOR: JEFF MORTENSEN & ASSOC CONTACT: JEFF MORTENSEN  
 ADDRESS: 6010-B MIDWAY PARK BLVD NE PHONE: 345-4250  
 CONTRACTOR: MOBILE CONSTRUCTION CO. CONTACT: GARY SEXTON  
 ADDRESS: 7917 SAN FRANCISCO NE PHONE: 263-3784

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☒ DRAINAGE PLAN
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION
- ☐ OTHER

PRE-DESIGN MEETING:

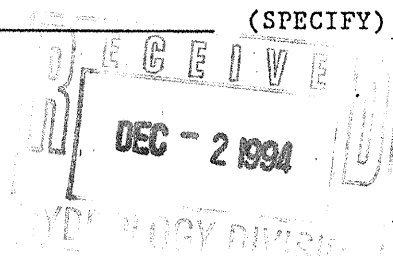
- ☐ YES
- ☒ NO
- ☐ COPY PROVIDED

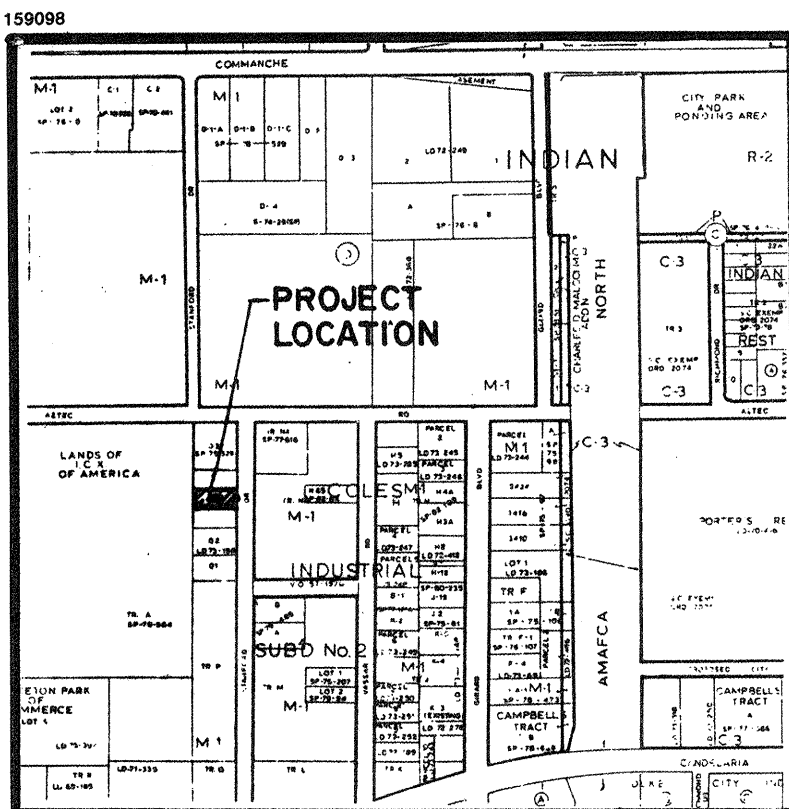
CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☒ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ S.A.D. DRAINAGE REPORT
- ☐ DRAINAGE REQUIREMENTS
- ☐ OTHER \_\_\_\_\_ (SPECIFY)

DATE SUBMITTED: 12-02-94

BY: JEFFREY G. MORTENSEN





VICINITY MAP

G-16

SCALE: 1" = 800'

LEGEND

- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- EXISTING CONTOUR
- PROPOSED CONTOUR
- TOP OF CURB
- F.L. FLOWLINE
- DIRECTION OF FLOW
- PROPOSED CONCRETE
- PROPOSED ASPHALT
- PROPOSED RETAINING WALL
- EXISTING SLOPE

**PROJECT BENCHMARK**  
A SQUARE, 2" CHISELED ON TOP OF CONCRETE CURB AT THE WNW CURB RETURN, LOCATED AT THE INTERSECTION OF CANDELARIA RD. AND STANFORD DR. N.E. IN THE NORTHWEST QUADRANT OF THE INTERSECTION ELEVATION: 5095.132 FT. (M.S.L.D.)

**T.B.M.**  
TOP OF CURB AS SHOWN HEREON ELEVATION: 5092.50 FT. (M.S.L.D.)

**LEGAL DESCRIPTION**  
THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTH 400' OF TRACT 'D', COLE'S INDUSTRIAL SUBDIVISION NO. 2, ALBUQUERQUE, NEW MEXICO

Drainage Plan

The following items concerning the Electric Motor Company Drainage Plan are contained hereon:

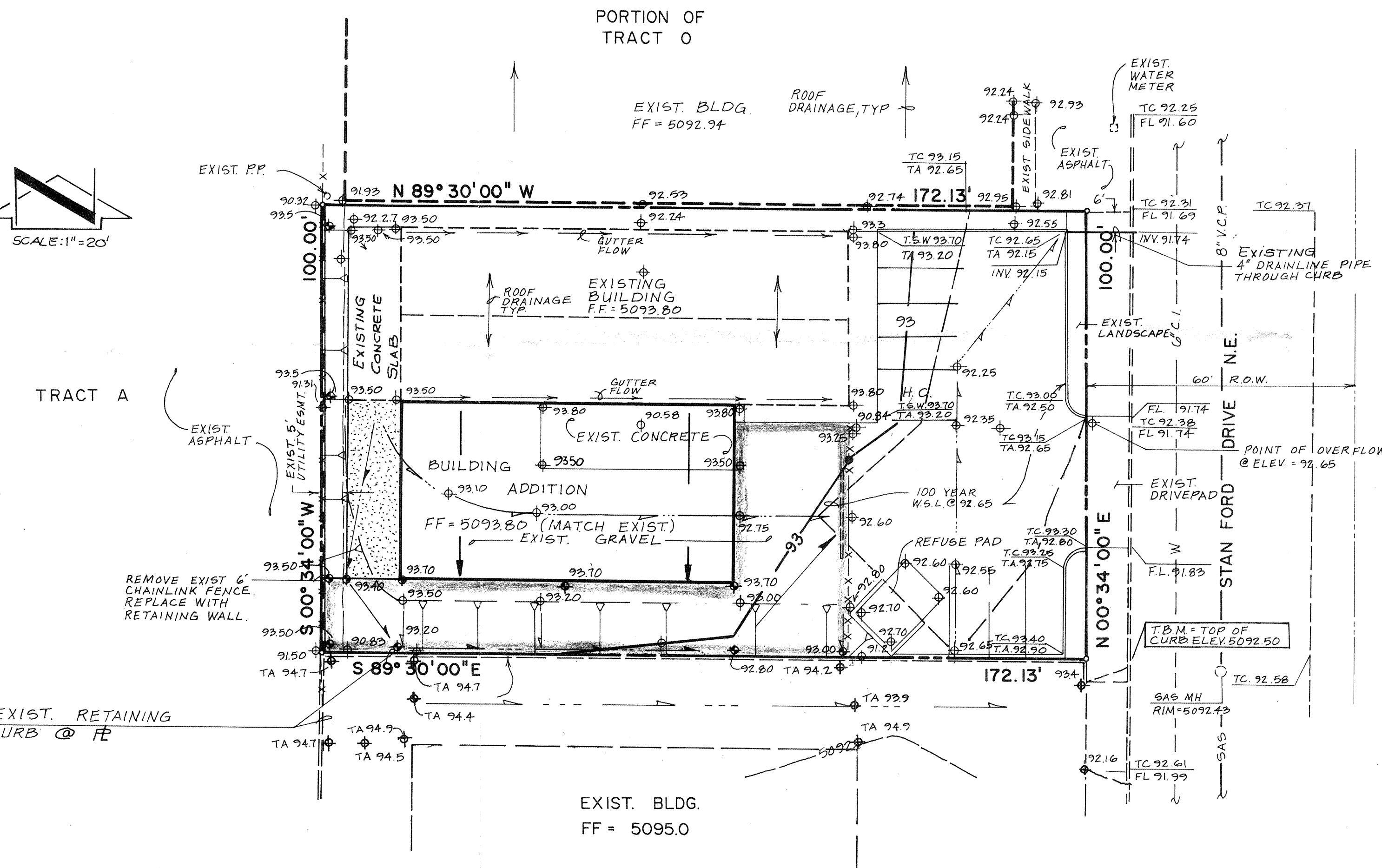
1. Vicinity Map
2. Grading Plan
3. Calculations

As shown by the Vicinity Map the site is located on the west side of Stanford Drive N.E., between Aztec Road N.E. and Candelaria Road N.E. At present, this site is developed with an existing building and associated paved parking and landscaping. The proposed improvements consist of a building addition with no other modifications to the existing site.

As shown by panel 23 of 50 of the Flood Insurance Rate Maps published by F.E.M.A for the City of Albuquerque, NM, dated October 14, 1983, the site does not lie within a designated flood hazard zone.

The Grading Plan shows 1) existing and proposed grades indicated by spot elevations and contours at 1'0" foot intervals, 2) the limit and character of the existing improvements, 3) the limit and character of the proposed improvements, and 4) continuity between the existing and proposed grades. At present the site's discharge is limited by a 4 inch curb penetration which outfalls directly onto Stanford Drive N.E. This drainage pattern will not change in the developed scenario. No offsite flows enter the site from the developed sites to the north or south as they are graded in a manner to contain their own runoff. No offsite flows enter the site from the west as that site is also graded to contain its own runoff.

The Calculations which appear hereon analyze both the existing and developed conditions for the 100-year, 6-hour rainfall event. The Procedure for 40-acre and Smaller Basins, as set forth in the Revision of Section 22.2, Hydrology of the Development Process Manual, Volume 2, Design Criteria, dated January, 1993, has been used to quantify the peak rate of discharge and volume of runoff generated. As shown by these calculations, the proposed improvements will result in a minor increase of 0.3 cfs in runoff generated by this site. Because the proposed construction consists of modifications to an existing site within an infill area, is near the bottom of its watershed, and results in a minor increase in discharge, the continued discharge through a 4-inch drain line is appropriate.



Site Characteristics

1. Precipitation Zone = 2
2.  $P_{6,100} = P_{100} = 2.35$  in.
3. Total Area ( $A_t$ ) = 17,213 sf = 0.40 ac.
4. Existing Land Treatment

Treatment	Area (sf/ac)	%
B	620/0.01	04
C	7,203/0.17	42
D	9,390/0.22	54

5. Developed Land Treatment

Treatment	Area (sf/ac)	%
B	620/0.01	04
D	16,593/0.39	96

Existing Condition

1. Volume

$$E_w = (E_s A_s + E_p A_p + E_c A_c + E_r A_r) / A_t$$

$$E_w = [(0.78)(0.01) + (1.13)(0.17) + (2.12)(0.22)] / (0.40) = 1.67 \text{ in.}$$

$$V_{100} = (E_w / 12) A_t$$

$$V_{100} = (1.67 / 12)(0.40) = 0.0557 \text{ ac.ft.} = 2,430 \text{ cf}$$

2. Peak Discharge

$$Q_p = Q_{pA} A_A + Q_{pB} A_B + Q_{pC} A_C + Q_{pD} A_D$$

$$Q_p = Q_{100} = (2.28)(0.01) + (3.14)(0.17) + (4.70)(0.22) = 1.6 \text{ cfs}$$

Developed Condition

1. Volume

$$E_w = (E_s A_s + E_p A_p + E_c A_c + E_r A_r) / A_t$$

$$E_w = [(0.78)(0.01) + (2.12)(0.39)] / (0.40) = 2.09 \text{ in.}$$

$$V_{100} = (E_w / 12) A_t$$

$$V_{100} = (2.09 / 12)(0.40) = 0.0697 \text{ ac.ft.} = 3,030 \text{ cf}$$

2. Peak Discharge

$$Q_p = Q_{pA} A_A + Q_{pB} A_B + Q_{pC} A_C + Q_{pD} A_D$$

$$Q_p = Q_{100} = (2.28)(0.01) + (4.70)(0.39) = 1.9 \text{ cfs}$$

Comparison

1.  $\Delta V_{100} = 3,030 - 2,430 = 600 \text{ cf (increase)}$
2.  $\Delta Q_{100} = 1.9 - 1.6 = 0.3 \text{ cfs (increase)}$

Construction Notes:

1. Two (2) working days prior to any excavation, contractor must contact New Mexico One Call System 260-1990, for location of existing utilities.
2. Prior to construction, the contractor shall excavate and verify the horizontal and vertical location of all potential obstructions. Should a conflict exist, the contractor shall notify the engineer in writing so that the conflict can be resolved with a minimum amount of delay.
3. All work on this project shall be performed in accordance with applicable federal, state and local laws, rules and regulations concerning construction safety and health.
4. All construction within public right-of-way shall be performed in accordance with applicable City of Albuquerque Standards and Procedures.
5. If any utility lines, pipelines, or underground utility lines are shown on these drawings, they are shown in an approximate manner only, and such lines may exist where none are shown. If any such existing lines are shown, the location is based upon information provided by the owner of said utility, and the information may be incomplete, or may be obsolete by the time construction commences. The engineer has conducted only preliminary investigation of the location, depth, size, or type of existing utility lines, pipelines, or underground utility lines. This investigation is not conclusive, and may not be complete, therefore, makes no representation pertaining thereto, and assumes no responsibility or liability therefor. The contractor shall inform itself of the location of any utility line, pipeline, or underground utility line in or near the area of the work in advance of and during excavation work. The contractor is fully responsible for any and all damage caused by its failure to locate, identify and preserve any and all existing utilities, pipelines, and underground utility lines. In planning and conducting excavation, the contractor shall comply with state statutes, municipal and local ordinances, rules and regulations, if any, pertaining to the location of these lines and facilities.
6. The design of planters and landscaped areas is not part of this plan. All planters and landscaped areas adjacent to the building(s) shall be provided with positive drainage to avoid any ponding adjacent to the structure. For construction details, refer to landscaping plan.

Erosion Control Measures:

1. The contractor shall ensure that no soil erodes from the site into public right-of-way or onto private property.
2. The contractor shall promptly clean up any material excavated within the public right-of-way so that the excavated material is not susceptible to being washed down the street.
3. The contractor shall secure "Topsoil Disturbance Permit" prior to beginning construction.



JEFF MORTENSEN & ASSOCIATES, INC.  
6010-B MIDWAY PARK BLVD. N.E.  
ALBUQUERQUE, NEW MEXICO 87109  
ENGINEERS & SURVEYORS (505)345-4250

GRADING & DRAINAGE PLAN  
ELECTRIC MOTOR CO.

DESIGNED BY	J.G.M.	NO.	DATE	BY	REVISIONS	JOB NO.	871394
DRAWN BY	G.L.E.					DATE	11/94
APPROVED BY	J.G.M.					SHEET	1 OF 1

