

# CITY OF ALBUQUERQUE

Planning Department  
Brennon Williams, Director



Mayor Timothy M. Keller

March 30, 2020

Jean J. Bordenave, PE  
PO Box 91194  
Albuquerque, NM 87199

**RE: Albuquerque Boat & RV Storage  
2210 Vista Oriente NW  
Temporary C.O. - Accepted  
Engineer's Certification Date: 03/30/20  
Engineer's Stamp Date: 08/11/19  
Hydrology File: H10D006B**

Dear Mr. Bordenave:

PO Box 1293

Based solely on the Certification received 03/25/20, this certification is approved in support of Temporary Release of Occupancy by Hydrology. At this time, the City is only issuing Temporary C.O.s. The following comments needs to be addressed prior to acceptance for Permanent C.O.

Albuquerque

1. Please provide Drainage Covenant per Chapter 17 of the DPM prior to Permanent Release of Occupancy for the stormwater quality pond. Please submit these to the 4th floor of Plaza de Sol. A \$25 fee for each will be required.

NM 87103

If you have any questions, please contact me at 924-3995 or [rbrissette@cabq.gov](mailto:rbrissette@cabq.gov).

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

Sincerely,

Renée C. Brissette, P.E. CFM  
Senior Engineer, Hydrology  
Planning Department



# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2018)

Project Title: Albuq. Ry & Boat Storage Building Permit #: \_\_\_\_\_ Hydrology File #: H100006B  
DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ Work Order#: \_\_\_\_\_  
Legal Description: Tracts 25828 Ladora Industrial Business Park  
City Address: 2210 Vista Oriente NW

Applicant: BORDENAVE DESIGNS Contact: J. Bordenave  
Address: P.O. Box 91194, Alb., NM 87199  
Phone#: 505-823-1344 Fax#: — E-mail: ~~jb@bordenave.com~~ ~~jb@bordenave.com~~ ~~jb@bordenave.com~~  
Owner: DAN RICH Contact: ~~jb@bordenave.com~~ ~~jb@bordenave.com~~ ~~jb@bordenave.com~~  
Address: 3200 Calle de Laura NW, ALB., NM 87104  
Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: Dan Rich

TYPE OF SUBMITTAL: \_\_\_\_\_ PLAT (\_\_\_\_ # OF LOTS) \_\_\_\_\_ RESIDENCE X DRB SITE \_\_\_\_\_ ADMIN SITE

IS THIS A RESUBMITTAL?: \_\_\_\_\_ Yes X No

DEPARTMENT: \_\_\_\_\_ TRAFFIC/ TRANSPORTATION X HYDROLOGY/ DRAINAGE

Check all that Apply:

### TYPE OF SUBMITTAL:

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

### TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- \_\_\_\_ BUILDING PERMIT APPROVAL  
X 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: 03/19/20

By: [Signature]

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: \_\_\_\_\_

FEE PAID: \_\_\_\_\_

| NUMBER                    | DATE     | BY  |
|---------------------------|----------|-----|
|                           | 04/09/18 | JJB |
| revised sheet elevations, |          |     |
| CURB @ CANOPY 6 @         |          |     |
|                           | 04/12/18 | JJB |
| TA'S, FL @ CANOPY 7,      |          |     |
| BLDG B & REFUSE ENC       |          |     |
|                           | 05/09/18 | JJB |
| FG, FUTURE BLDG, RE-      |          |     |
| ROUTE DRAINAGE            |          |     |
|                           | 05/24/18 | JJB |
| TA'S                      |          |     |
|                           | 06/08/18 | JJB |
| TA'S                      |          |     |
|                           | 04/09/19 | JJB |
| TA'S @ Verison Bldg       |          |     |
|                           | 08/11/19 | JJB |
| delete pond, alter curb   |          |     |
| and asphalt elev          |          |     |

### EROSION CONTROL NOTES:

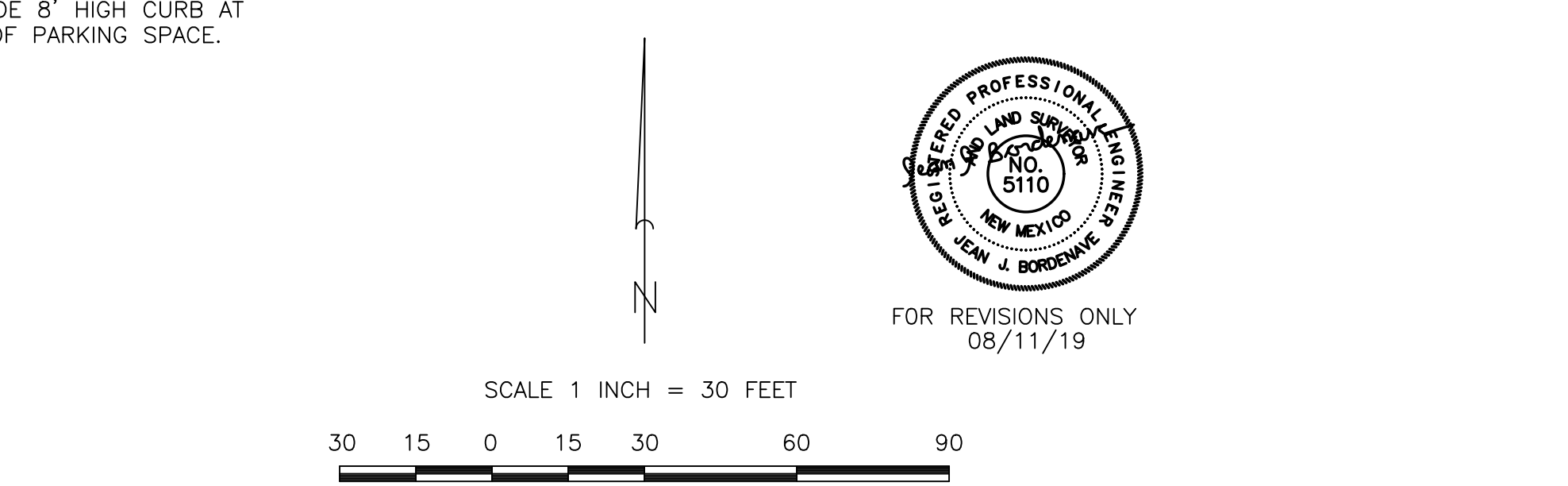
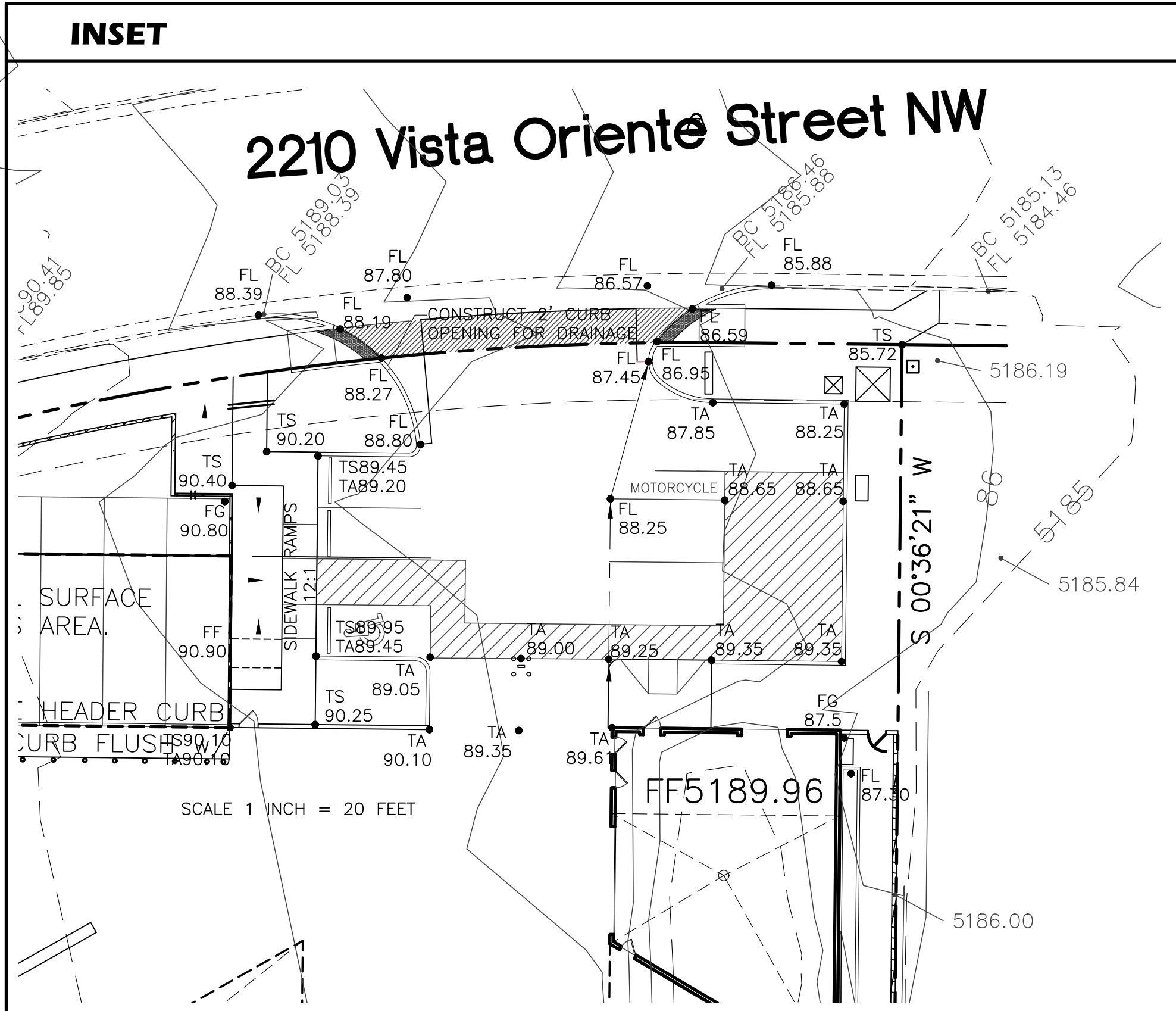
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES 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.

8" RIPRAP, 8" DEEP.  
8" WIDE RUNDOWN.  
MATCH EXISTING LOW SPOT.

BUILD RETENTION POND:  
TOP=5190.00 BOTT=5188.0  
REQUIRED CAPACITY=1990 CU. FT.  
PROPOSED VOLUME=2197 CU. FT.  
PLACE 8" RIPRAP ON BOTH SIDES  
OF EXISTING RUNDOWN AND A  
10'x10' PAD AT BOTTOM OF RUNDOWN.  
OFFSITE FLOW = 10 CFS.

### SECTION A-A

NTS



END CHANNEL FROM NORTH. BEGIN STD C&G PER COA STD DWG #2415B

SAWCUT EXISTING CONCRETE RUNDOWN @ POND BOTTOM  
INSTALL 5'x5'x1' RIP RAP PAD  
W/6"-8" FRACTURED ROCK OVER FILTER FABRIC.

BUILD 18" WIDE CONCRETE RUNDOWN USING CONC. CHANNEL DETAIL SHOWN ON THIS SHEET.  
CONSTRUCT LAST 5' OF CHANNEL EVEN WITH BOTTOM OF POND. PLACE 5'x22" TYPE 'VL' RIP RAP PAD AT END OF RUNDOWN ON FILTER FABRIC.

DO NOT DISTURB SOIL AT GUY WIRE ANCHORS.

BUILD WATER QUALITY POND. TOP ELEV. 5175.0, BOTT. 5173.5. REQ. VOL. 3800 C.F. MINIMUM VOL. 4078 C.F.

DEPRESS CURB ON 2-10' SECTIONS OF HEADER CURB TO BE FLUSH WITH ASPHALT.

CMU LINTEL. PROVIDE 10'x8" OPENING UNDER WALL. BOTTOM OF OPENING 5175.00. BUILD CONCRETE CHANNEL (PER DETAIL THIS SHEET) FROM OPENING TO EXISTING SIDEWALK CULVERT.

BUILD 10" HIGH CURB FACE IN THIS AREA.

FORM ASPHALT SWALE 3' FROM FACE OF WALL.

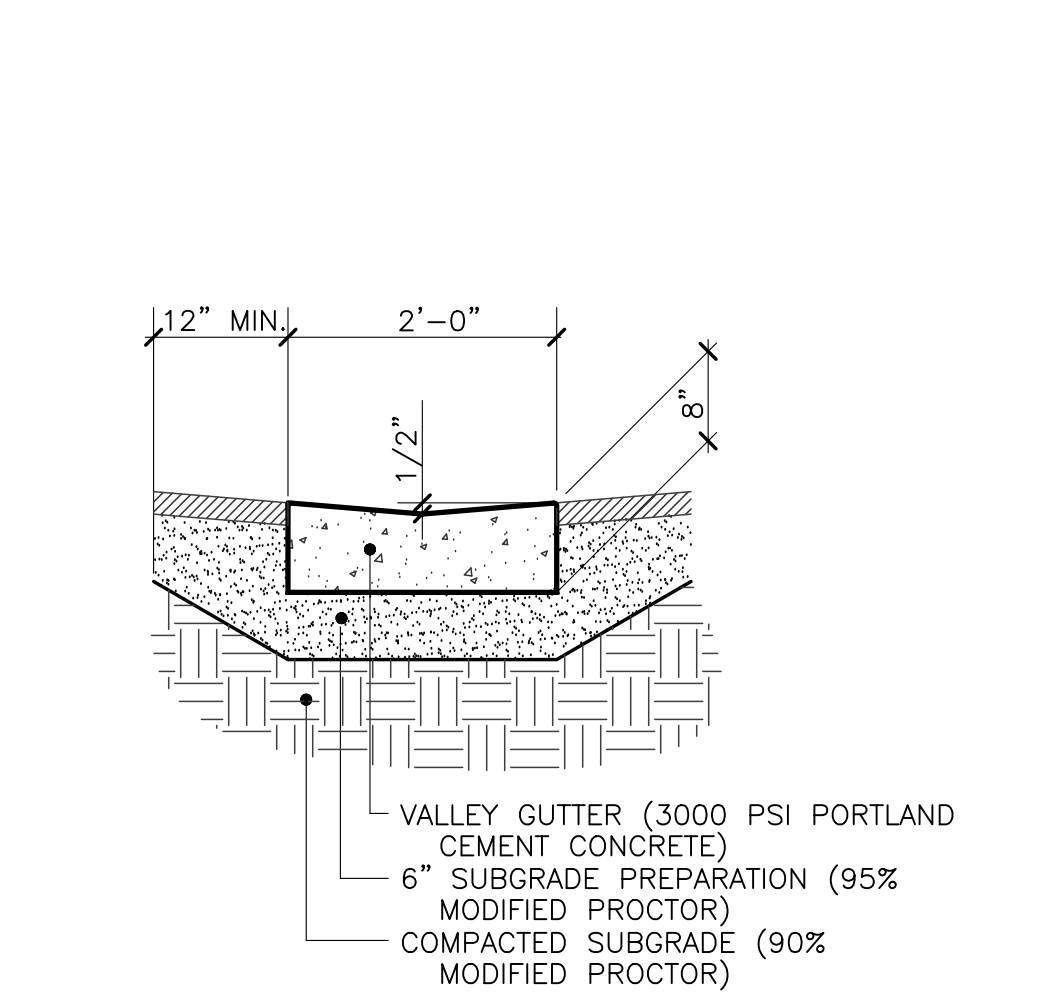
EXISTING SURFACE

10:1 OR FLATTER

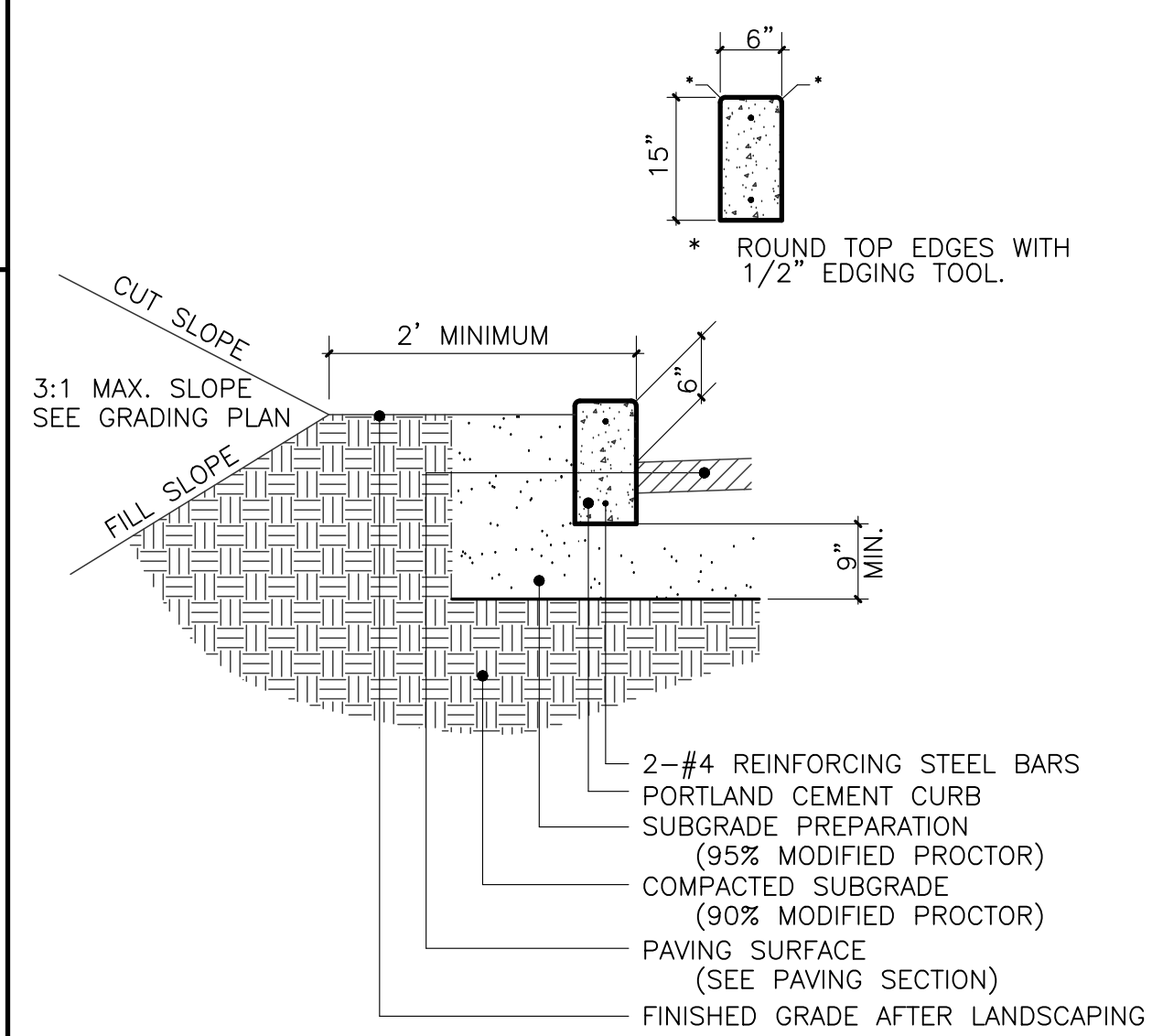
FOUNDATION/STEM WALL. SEE STRUCTURAL FOR DETAILS.

3' WIDE CONCRETE CHANNEL. SEE DETAIL THIS SHEET.

### VALLEY GUTTER



### B - HEADER CURB



NOTE: PROVIDE CONTRACTION JOINTS AT 5 FEET ON CENTER AND EXPANSION JOINTS AT 50 FEET ON CENTER UNLESS OTHERWISE STATED ON SITE PLANS OR IF CURB ABUTS SIDEWALK, WHERE CURB JOINTS SHALL MATCH.

### LEGEND

|     |                     |
|-----|---------------------|
| TBM | TEMPORARY BENCHMARK |
| FF  | FINISH FLOOR        |
| FG  | FINISH GRADE        |
| FL  | FLOWLINE            |
| TA  | TOP OF ASPHALT      |
| TC  | TOP OF CONCRETE     |
| BC  | TOP BACK OF CURB    |
| TP  | TOP OF EARTH PAD    |
| TS  | TOP OF SIDEWALK     |
| TW  | TOP OF WALL         |
| FH  | FIRE HYDRANT        |

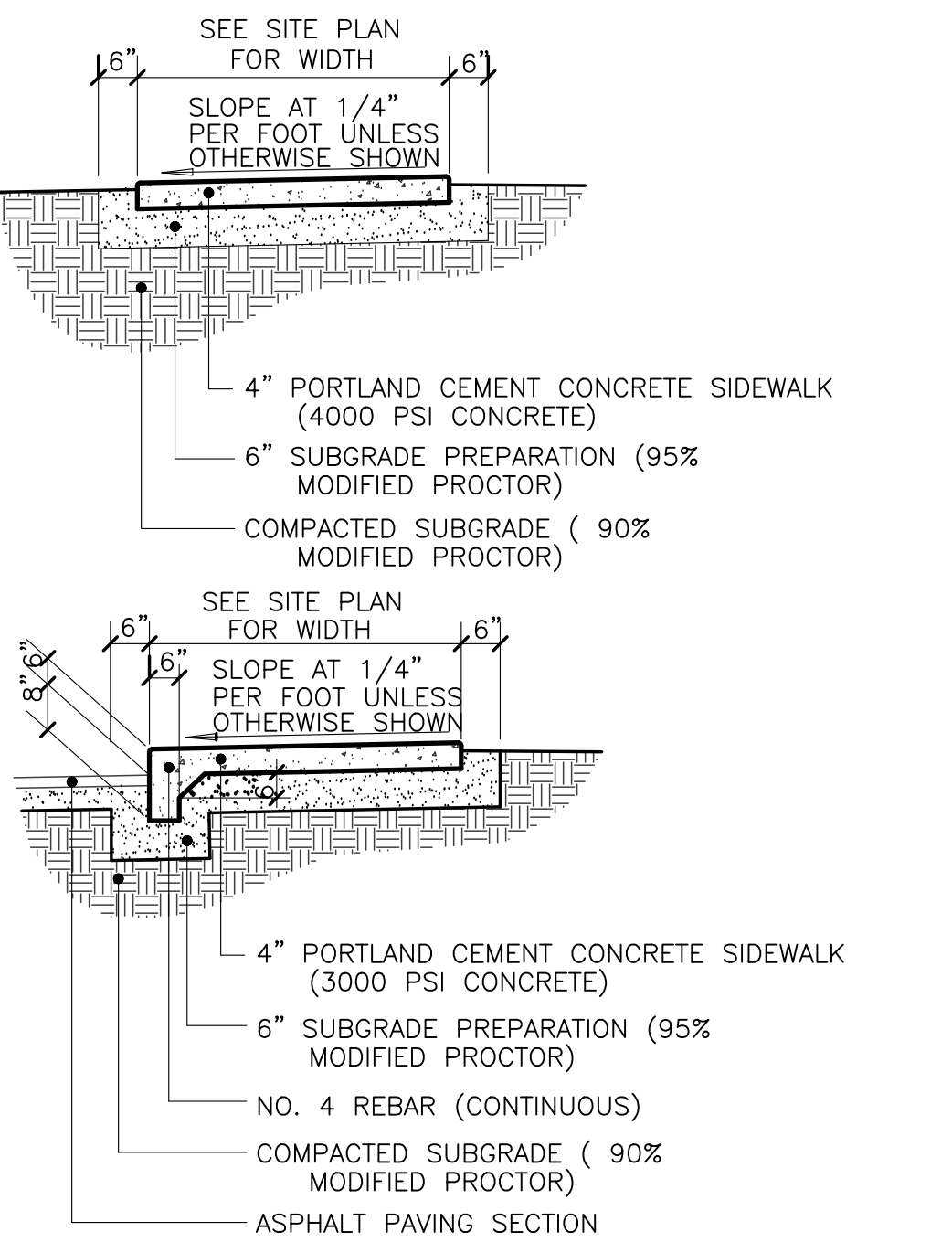
|       |                         |
|-------|-------------------------|
| ---   | EXISTING CONTOUR        |
| ---   | PROPOSED CONTOUR        |
| XX.XX | EXISTING SPOT ELEVATION |
| XX.XX | PROPOSED SPOT ELEVATION |
| XX.XX | RECORD SPOT ELEVATION   |

FLOOR OR PAVED PARKING AREA. SEE SITE PLAN FOR DETAILS

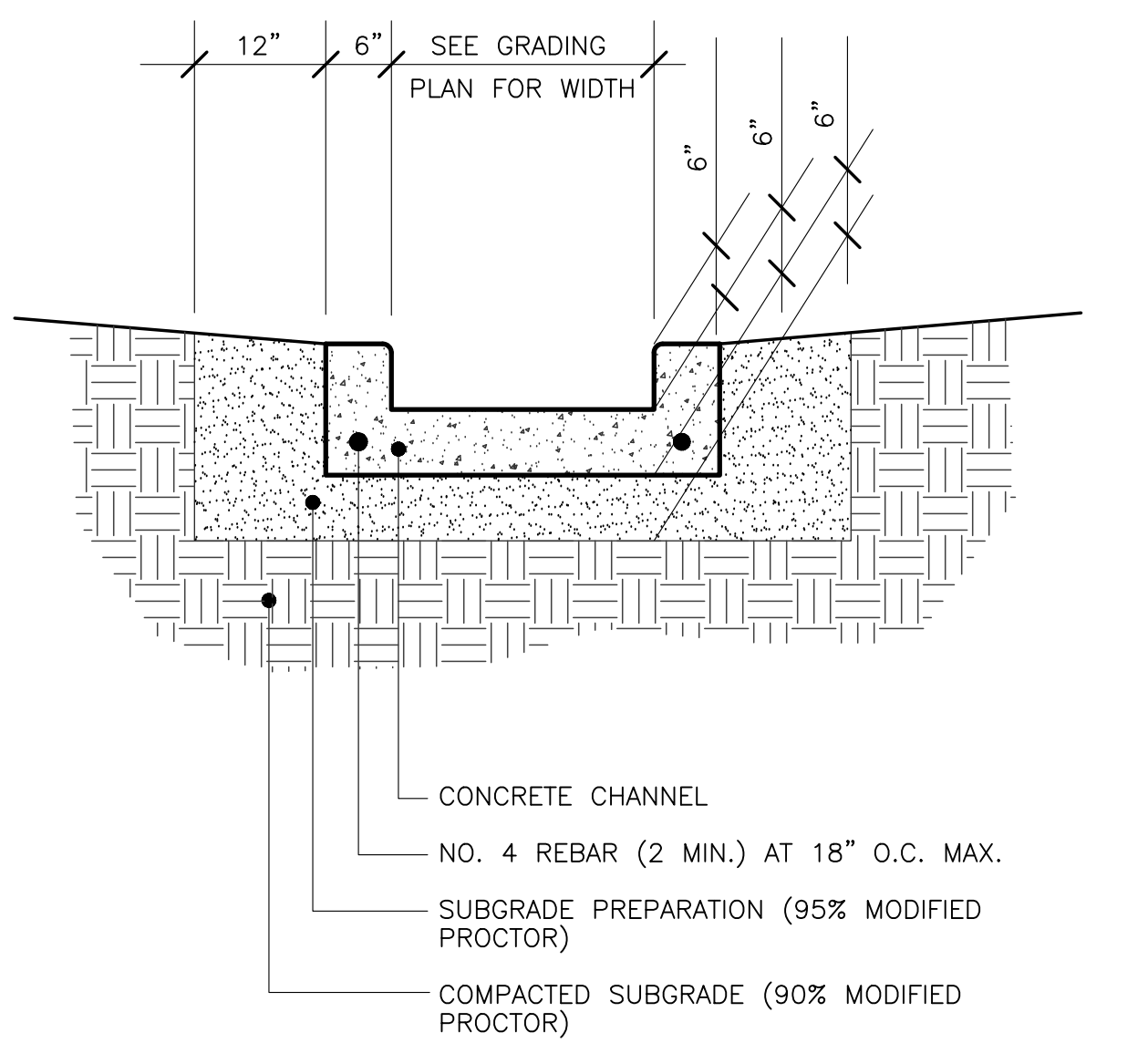
### SECTION B-B

NTS

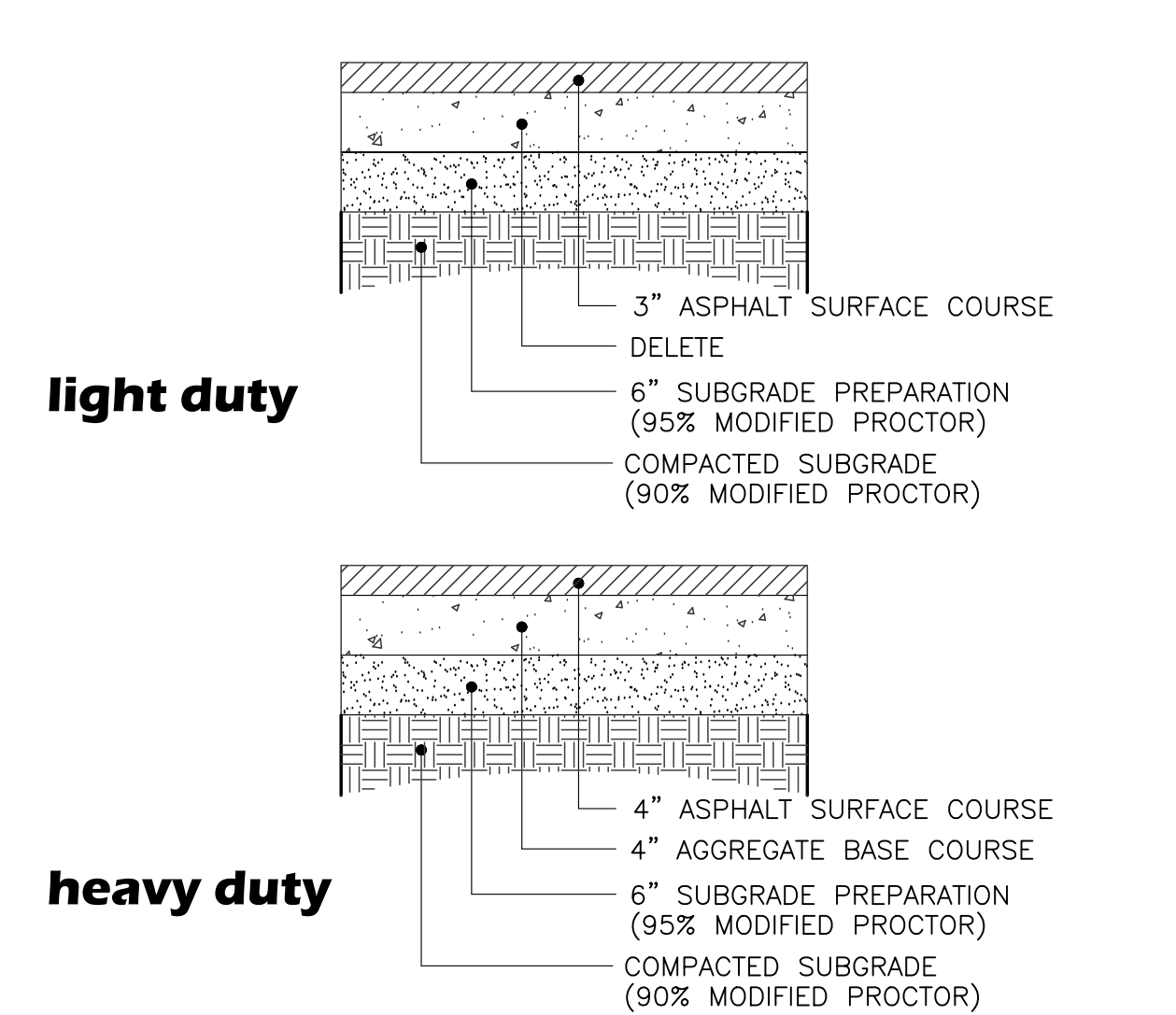
### SIDEWALK



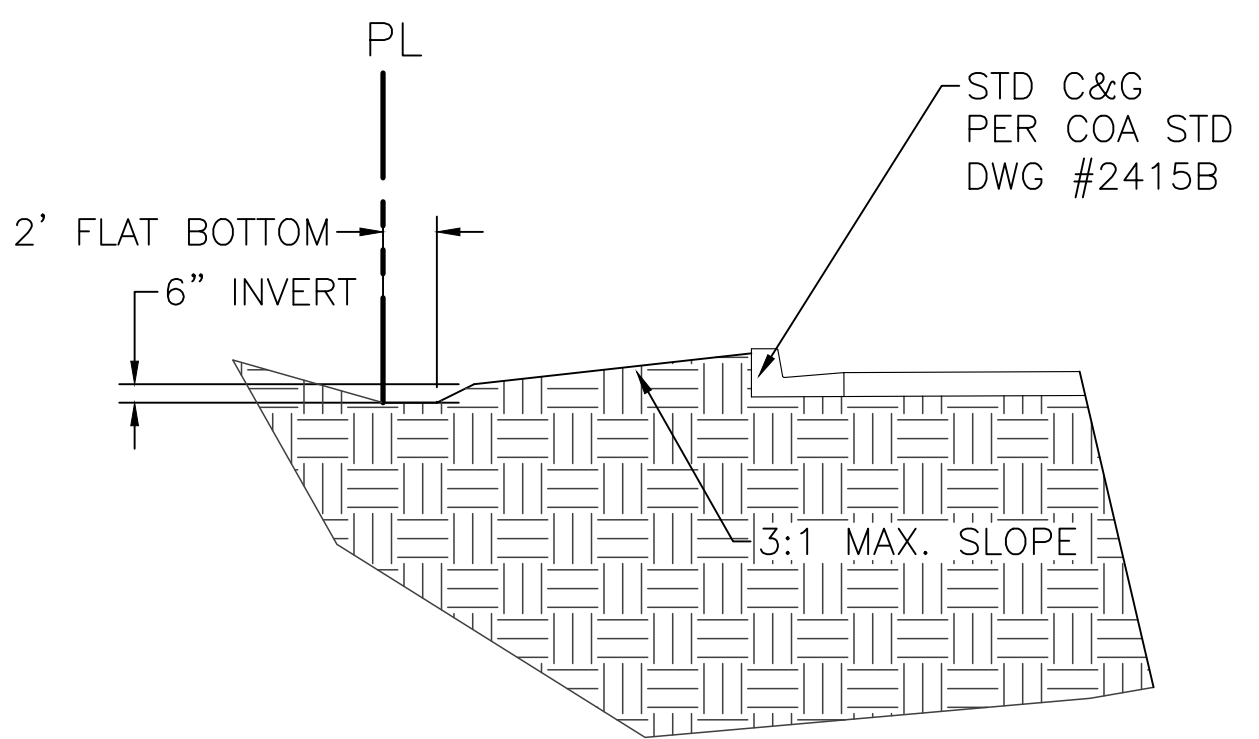
### CONCRETE CHANNEL



### ASPHALT PAVEMENT



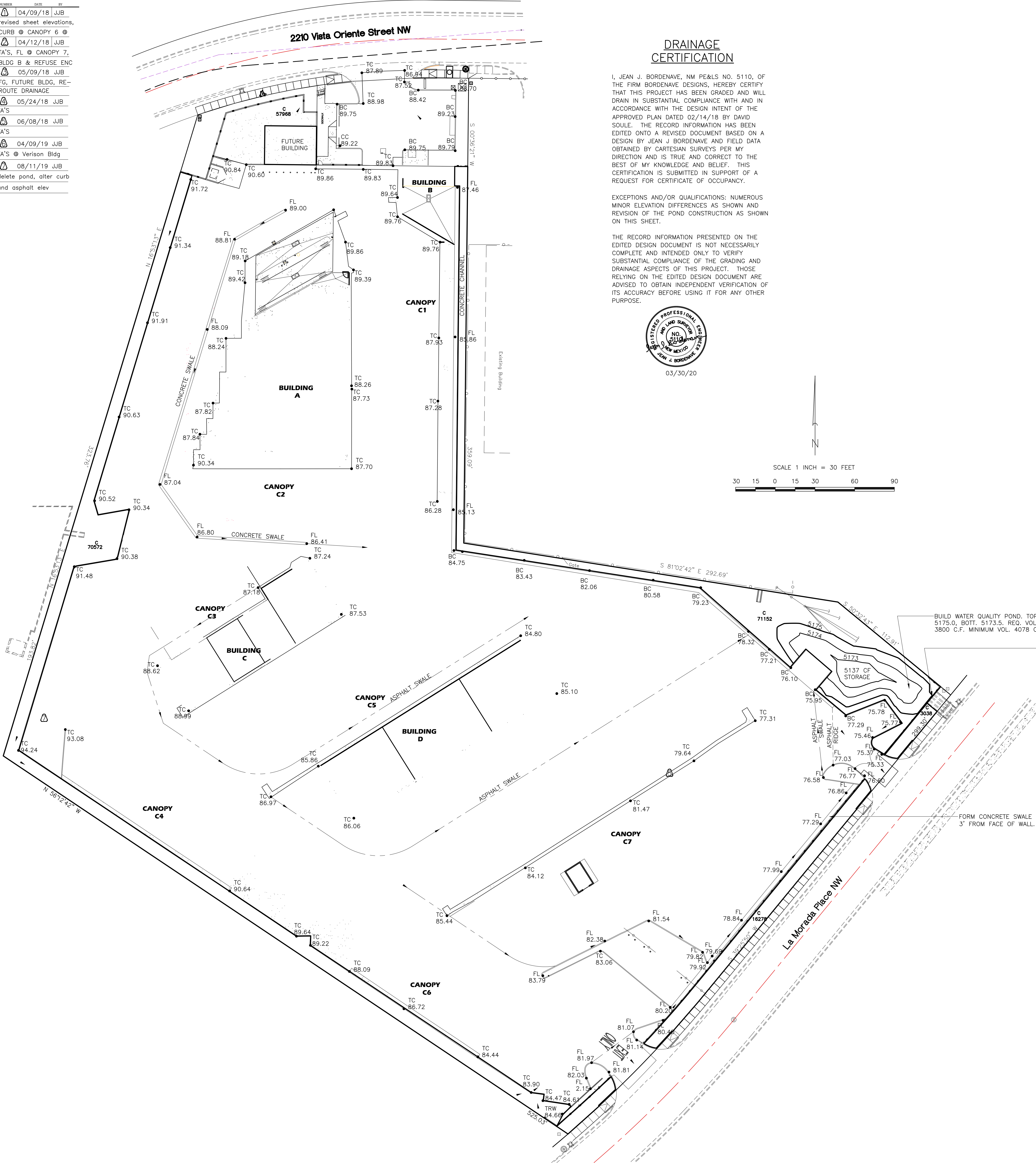
- NOTES:
1. ASPHALT MIX DESIGN TO USE CITY OF ALBUQUERQUE AGGREGATE CLASS 'B' AND HAVE A MARSHALL STABILITY GREATER THAN 1800 LBS.
  2. ASPHALT CONCRETE COURSES GREATER THAN 3" IN THICKNESS SHALL BE PLACED WITH MULTIPLE LIFTS. MINIMUM LIFT THICKNESS 1 1/2".



### SECTION C-C

NTS

| NUMBER | REVISIONS | DATE | BY                                             |
|--------|-----------|------|------------------------------------------------|
| ⚠      | 04/09/18  | JJB  | revised sheet elevations,<br>CURB @ CANOPY 6 @ |
| ⚠      | 04/12/18  | JJB  | TA'S, FL @ CANOPY 7,<br>BLDG B & REFUSE ENC    |
| ⚠      | 05/09/18  | JJB  | FG, FUTURE BLDG, RE-<br>ROUTE DRAINAGE         |
| ⚠      | 05/24/18  | JJB  | TA'S                                           |
| ⚠      | 06/08/18  | JJB  | TA'S                                           |
| ⚠      | 04/09/19  | JJB  | TA'S @ Verison Bldg                            |
| ⚠      | 08/11/19  | JJB  | delete pond, alter curb<br>and asphalt elev    |



DRAINAGE  
CERTIFICATION

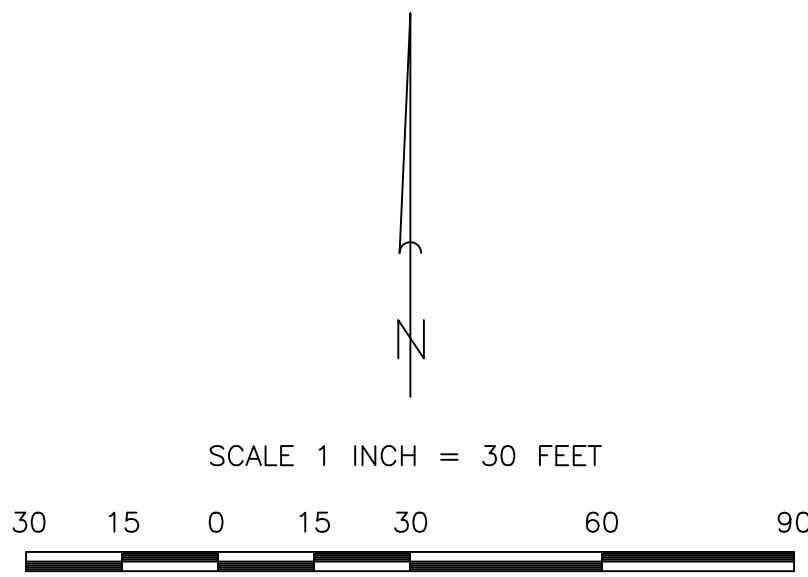
I, JEAN J. BORDENAVE, NM PE&LS NO. 5110, OF THE FIRM BORDENAVE DESIGNS, HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 02/14/18 BY DAVID SOULE. THE RECORD INFORMATION HAS BEEN EDITED ONTO A REVISED DOCUMENT BASED ON A DESIGN BY JEAN J. BORDENAVE AND FIELD DATA OBTAINED BY CARTESIAN SURVEYS PER MY DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATE OF OCCUPANCY.

EXCEPTIONS AND/OR QUALIFICATIONS: NUMEROUS MINOR ELEVATION DIFFERENCES AS SHOWN AND REVISION OF THE POND CONSTRUCTION AS SHOWN ON THIS SHEET.

THE RECORD INFORMATION PRESENTED ON THE EDITED DESIGN DOCUMENT IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THE EDITED DESIGN DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.



03/30/20



### VALLEY GUTTER

VALLEY GUTTER (3000 PSI PORTLAND CEMENT CONCRETE)  
6" SUBGRADE PREPARATION (95% MODIFIED PROCTOR)  
COMPACTED SUBGRADE (90% MODIFIED PROCTOR)

### B - HEADER CURB

2-#4 REINFORCING STEEL BARS  
PORTLAND CEMENT CURB  
SUBGRADE PREPARATION (95% MODIFIED PROCTOR)  
COMPACTED SUBGRADE (90% MODIFIED PROCTOR)  
PAVING SURFACE (SEE PAVING SECTION)  
FINISHED GRADE AFTER LANDSCAPING

NOTE: PROVIDE CONTRACTION JOINTS AT 5 FEET ON CENTER AND EXPANSION JOINTS AT 50 FEET ON CENTER UNLESS OTHERWISE STATED ON SITE PLANS OR IF CURB ABUTS SIDEWALK, WHERE CURB JOINTS SHALL MATCH.

### SIDEWALK

SEE SITE PLAN FOR WIDTH  
SLOPE AT 1/4" PER FOOT UNLESS OTHERWISE SHOWN  
4" PORTLAND CEMENT CONCRETE SIDEWALK (4000 PSI CONCRETE)  
6" SUBGRADE PREPARATION (95% MODIFIED PROCTOR)  
COMPACTED SUBGRADE (90% MODIFIED PROCTOR)

### CONCRETE CHANNEL

SEE GRADING PLAN FOR WIDTH  
CONCRETE CHANNEL  
NO. 4 REBAR (2 MIN.) AT 18" O.C. MAX.  
SUBGRADE PREPARATION (95% MODIFIED PROCTOR)  
COMPACTED SUBGRADE (90% MODIFIED PROCTOR)

### ASPHALT PAVEMENT

light duty  
3" ASPHALT SURFACE COURSE  
DELETE  
6" SUBGRADE PREPARATION (95% MODIFIED PROCTOR)  
COMPACTED SUBGRADE (90% MODIFIED PROCTOR)

heavy duty  
4" ASPHALT SURFACE COURSE  
4" AGGREGATE BASE COURSE  
6" SUBGRADE PREPARATION (95% MODIFIED PROCTOR)  
COMPACTED SUBGRADE (90% MODIFIED PROCTOR)

NOTES:  
1. ASPHALT MIX DESIGN TO USE CITY OF ALBUQUERQUE AGGREGATE CLASS 'B' AND HAVE A MARSHALL STABILITY GREATER THAN 1800 LBS.  
2. ASPHALT CONCRETE COURSES GREATER THAN 3" IN THICKNESS SHALL BE PLACED WITH MULTIPLE LIFTS. MINIMUM LIFT THICKNESS 1 1/2".

LEGEND

|       |                         |
|-------|-------------------------|
| TBM   | TEMPORARY BENCHMARK     |
| FF    | FINISH FLOOR            |
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| TW    | TOP OF WALL             |
| FH    | FIRE HYDRANT            |
|       | EXISTING CONTOUR        |
|       | PROPOSED CONTOUR        |
| XX.XX | EXISTING SPOT ELEVATION |
|       | PROPOSED SPOT ELEVATION |
| XX.XX | RECORD SPOT ELEVATION   |