

CITY OF ALBUQUERQUE



August 2, 2017

Diane Hoelzer, P.E.
Mark Goodwin & Associates
PO Box 90606
Albuquerque, NM 87199

**RE: AIS Circulation and Building C
Revised Grading Plan
Engineers Stamp Date: 7/27/17
Hydrology File: H13D106**

Dear Ms. Hoelzer:

PO Box 1293

Based on the information provided in your submittal received on 7/27/17, the revised Grading Plan is approved for Site Plan for Building Permit and Building Permit for Building C and circulation.

Albuquerque

If you have any questions, please contact me at 924-3695 or dpeterson@cabq.gov.

Sincerely,

New Mexico 87103

www.cabq.gov

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 09/2015)

Project Title: AIS CIRCULATION and BUILDING C Building Permit #: City Drainage #: H13D106
DRB#: 1000649 EPC#: Work Order#:
Legal Description: TR 84E MRGCD MAP 35
City Address: 2400 12TH Street

Engineering Firm: Mark Goodwin and Assoc, PA Contact: Diane Hoelzer, PE
Address: 8916 Adams NE, ABQ, NM 87113
Phone#: 505-828-2200 Fax#: E-mail: diane@goodwinengineers.com

Owner: IPCC Contact: Dwayne Virgint
Address: 2401 12th Street NW, ABQ, NM 87104
Phone#: 505-724-3518 Fax#: E-mail: dvirgint@indianpueblo.com

Architect: Studio Southwest Architects, Inc. Contact: Danny Solares Jr.
Address: 2101 Mountain Road NW, ABQ, NM 87104
Phone#: 505-843-9683 Fax#: E-mail: dsolares@studioswarch.com

Other Contact: n/a Contact:
Address:
Phone#: Fax#: E-mail:

Check all that Apply:

DEPARTMENT:

- ☒ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

- ☐ ENGINEER/ ARCHITECT CERTIFICATION
☐ CONCEPTUAL G & D PLAN
☒ GRADING PLAN *REVISED (-Building shifted 12' south)*
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR

- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)

☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☒ No

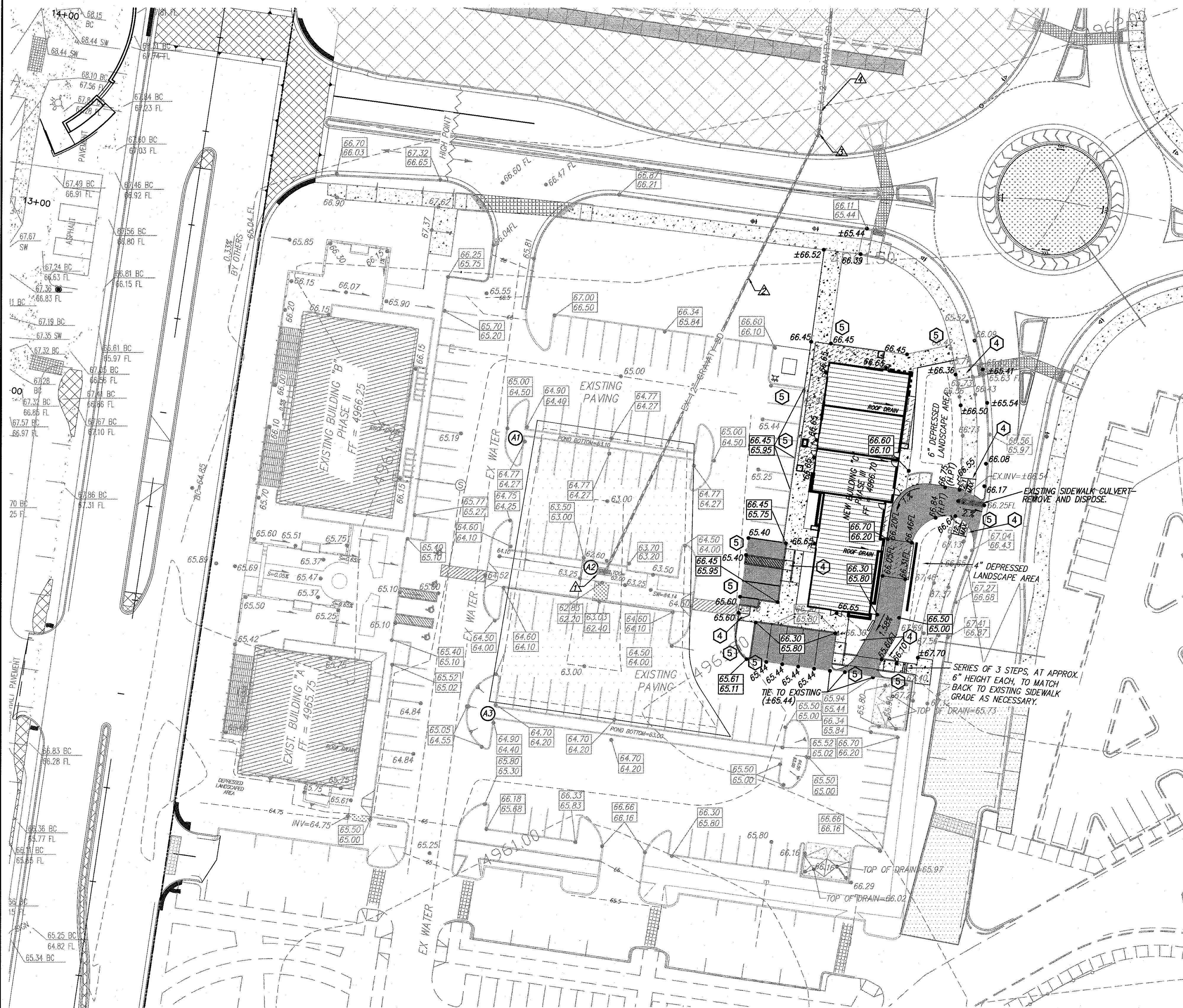
CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☒ 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

☐ PRE-DESIGN MEETING
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: July 27, 2017 By: Diane Hoelzer, PE

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED: _____



GENERAL NOTES AND KEYED NOTE

- SEE ARCHITECTURAL SITE PLAN FOR TRUE DIMENSIONS.
- CITY OF ALBUQUERQUE STANDARD DETAILS SHALL BE USED WHEN APPLICABLE.
- EXISTING CONTOURS ARE PROVIDED FOR REFERENCE ONLY. SITE HAS BEEN REGRADED SINCE TOPOGRAPHY WAS COMPLETE.
- ALL SIDEWALK RAMP ARE PER ADA REQUIREMENTS, MAXIMUM TRANSITION SLOPE IS 12:1 MAX.
- FIELD VERIFY EXISTING GRADES IN VICINITY OF PROPOSED GRADES, ESPECIALLY NEAR THE ASPHALT TIE IN POINTS. IF THERE IS ANY DISCREPANCIES, PLEASE CONTACT THE DESIGN ENGINEER. THE ADA HANDICAP PARKING AREA SLOPES SHALL NOT EXCEED 2% IN ANY DIRECTION. CONTACT DESIGN ENGINEER IF THIS CANNOT BE MAINTAINED.

FIRST FLUSH

THE "FIRST FLUSH" IS BEING ACCOMPLISHED THROUGH DEPRESSED AREAS WITHIN THE MEDIANS IN THE PARKING LOT.

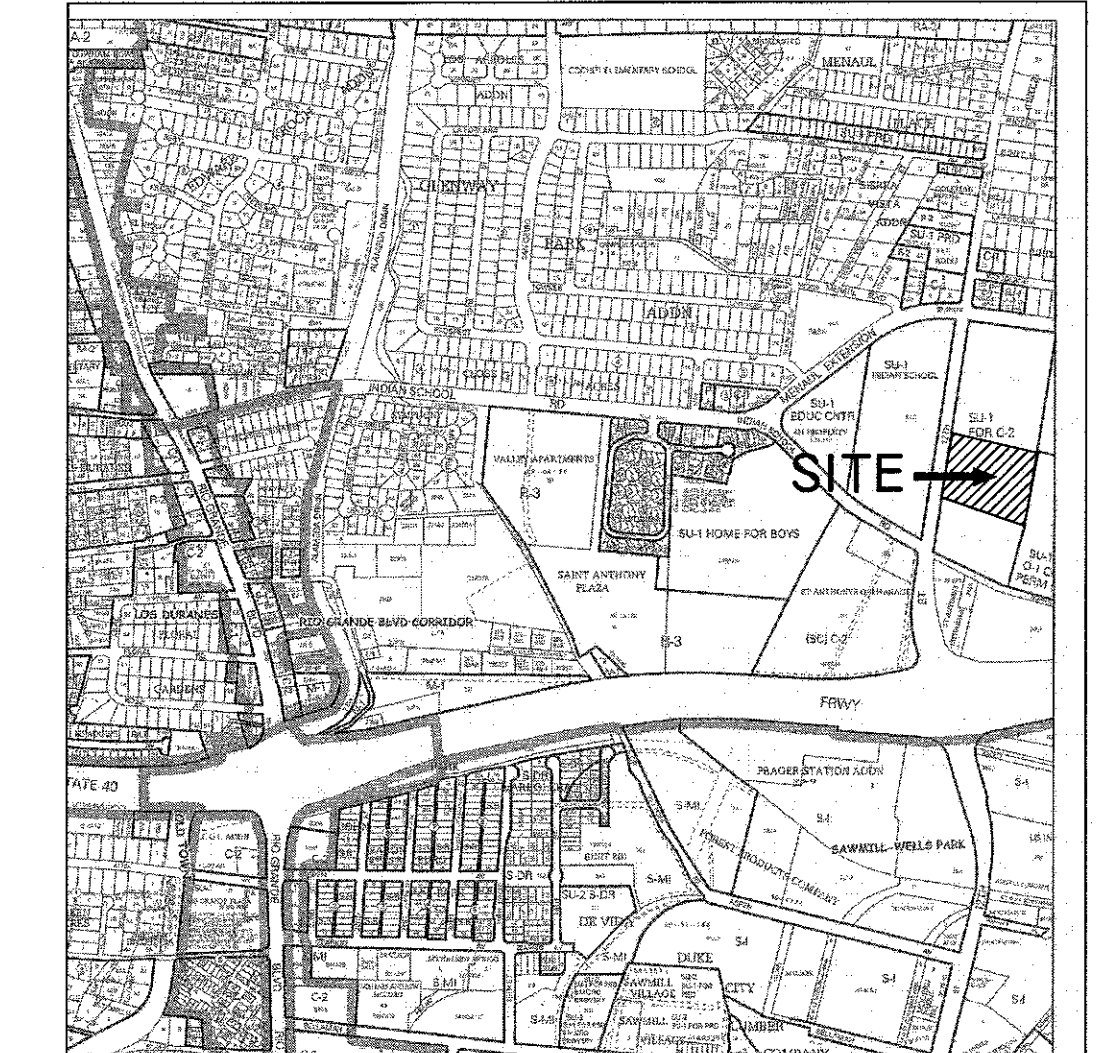
REQUIRED VOLUME = 0.34' X IMPERVIOUS AREA
= 0.34' X 12 X (132,631 SF)
= 3,757 CF

VOLUME PROVIDED = 3,920 CF

- DEPTH = 14" (SEE DETAIL) POND BOTTOM = 63.00
AREA = 1161 SF
VOLUME = 1355 CF
- DEPTH = 3" (SEE DETAIL) POND BOTTOM = 61.75
AREA = 258 SF
VOLUME = 65 CF
- DEPTH = 14.4" (SEE DETAIL) POND BOTTOM = 63.00
AREA = 2228 SF
VOLUME = 2500 CF

STORM DRAIN NOTES

- EXISTING TYPE DOUBLE "D" SD INLET PER COA DETAIL 2206 IN SUMP CONDITION
GRATE = 4962.00'
INVERT = 4959.00'
- EXISTING 12" GRAVITY MAIN SDR PVC 35
LENGTH = 259'
SLOPE = 1.00%
- EXISTING 4' DIA SD MH
RIM = 4968.50
INV(S) = 4956.40
INV(N) = 4956.30
- EXISTING 12" GRAVITY MAIN SDR PVC 35
LENGTH = 339.00'
SLOPE = 0.9%
END INVERT = 4953.30'



VICINITY MAP ZONE ATLAS H-13-Z

TRACT A
RETAIL SITE
PROJECTED SECTIONS 7 & 8, T.10 N., R. 3 E., N.M.P.M.
TOWN OF ALBUQUERQUE GRANT
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

BENCHMARK

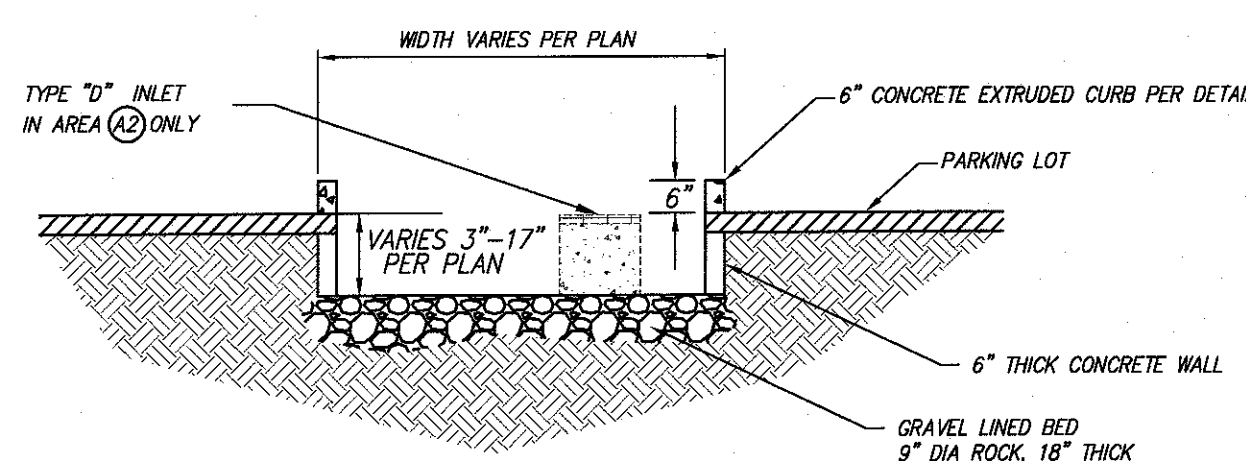
SEE PLAT FOR BASIS OF BEARINGS AND SITE BENCHMARKS

LEGAL DESCRIPTION

TRACT "A" OF THE PLAT FOR THE UNITED STATES BUREAU OF LAND MANAGEMENT SURVEY OF TOWN OF ALBUQUERQUE GRANT, PROJECTED SECTIONS 7 AND 8 TOWNSHIP 10 NORTH, RANGE 3 EAST NEW MEXICO PRINCIPAL MERIDIAN, DATED AUGUST 12, 2011,

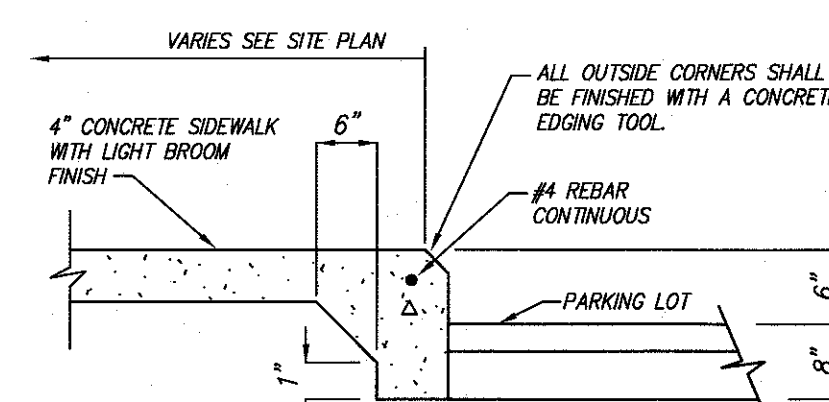
LEGEND

- PROPERTY LINE
- EXISTING CONTOUR
- EXISTING SPOT ELEVATION
- EXISTING SPOT ELEVATION
- PROPOSED TOP OF CURB ELEVATION
- PROPOSED FLOW LINE ELEVATION
- PROPOSED TOP OF SCREEN WALL
- PROPOSED TOP OF WALL
- PROPOSED BOTTOM OF WALL
- PROPOSED SPOT ELEVATION
- DIRECTION OF FLOW
- PROPOSED SWALE
- POND ELEVATIONS
- PROPOSED 3:1 SLOPE
- GARDEN/RETAINING WALL
- WATERBLOCK
- NEW PAVEMENT THIS PROJECT



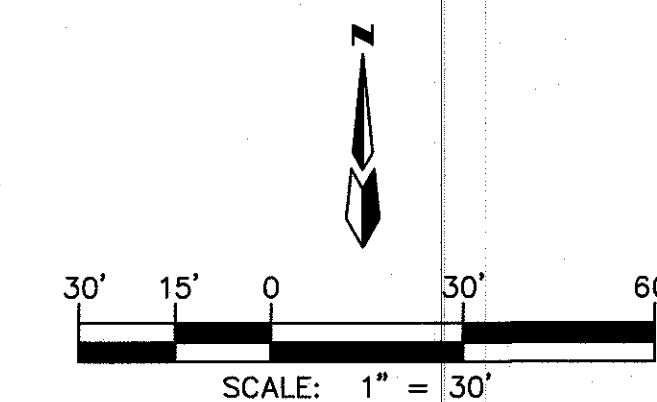
TYPICAL CROSS SECTION FOR FIRST FLUSH
PONDING IN PARKING LOT MEDIANS (EXISTING)

N.T.S.



TURNED DOWN SIDEWALK DETAIL

N.T.S.



IPMI BUILDING C GRADING & DRAINAGE PLAN

MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505)828-2200, FAX (505)797-9539

Designed: DLH Drawn: DER Checked: DMG Sheet: C1
Scale: SEE SCALE Date: 06/06/17 Job: A16070

F:\A16\085\A16070-IPMI Building C\A16070-IPMI BLDG C G&D R1.dwg, Last saved by: Diane, 7/27/17