

Al-Najjar, Marwa G.

From: David Soule <david@riograndeengineering.com>
Sent: Tuesday, April 04, 2017 2:17 PM
To: Al-Najjar, Marwa G.
Cc: Biazar, Shahab
Subject: RE: MESA COLD STORAGE REVISED SUBMITTAL H13D108
Attachments: revised grading plan070417.pdf

Marwa, thank you for catching that. I have adjusted the spot elevations at the back of sidewalk. the sidewalk is higher than the flow line which the culvert invert ties to, so i adjusted the grades at the west side of pond to assure the water goes thru the culvert. A hard copy of this is coming down by end of the day

From: Al-Najjar, Marwa G. [<mailto:mal-najjar@cabq.gov>]
Sent: Tuesday, April 04, 2017 2:01 PM
To: 'David Soule'
Cc: Biazar, Shahab
Subject: RE: MESA COLD STORAGE REVISED SUBMITTAL H13D108

David,
The water will spill through the sidewalk and it will not spill through the sidewalk culvert.

Marwa Al-Najjar
Associate Engineer
Planning Department
Office: (505) 924-3675
Mal-najjar@cabq.gov

From: David Soule [<mailto:david@riograndeengineering.com>]
Sent: Tuesday, April 04, 2017 1:25 PM
To: Al-Najjar, Marwa G.
Cc: Biazar, Shahab
Subject: RE: MESA COLD STORAGE REVISED SUBMITTAL H13D108

Marwa, I believe i want the pond bottom to be 4960.00 as shown. The pond spills at 4961.50 and I am providing the first flush volume in that depth. Please confirm that is ok, or please expand on the comment, i believe the plan is correct.
Thank you
David Sould

From: Al-Najjar, Marwa G. [<mailto:mal-najjar@cabq.gov>]
Sent: Tuesday, April 04, 2017 1:17 PM
To: 'David Soule'
Cc: Biazar, Shahab
Subject: RE: MESA COLD STORAGE REVISED SUBMITTAL H13D108

Hi David,

Fix the bottom elevation of the pond.

Marwa Al-Najjar



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: _____ **Building Permit #:** _____ **City Drainage #:** _____

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: _____

City Address: _____

Engineering Firm: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Owner: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Architect: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Other Contact: _____ **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
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☐ OTHER (SPECIFY) _____

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) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☐ No

DATE SUBMITTED: _____ **By:** _____

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

David Soule

From: Al-Najjar, Marwa G. [mal-najjar@cabq.gov]
Sent: Friday, March 31, 2017 2:21 PM
To: 'David Soule'
Cc: Biazar, Shahab
Subject: RE: Mesa Cold Storage Repave Project (file--h13d108)

David,

We have already reviewed it and we still need you to provide the following:

- Flow line elevations along the south side of the site. **ADDED**
- It appears there is a low spot elevation on the east side of the parking lot it will cause water harvesting. **THE 61.85 DRAINS TO THE 61.50**
- The sidewalk culvert invert shouldn't be the same as top of pond elevation.
WE LOWERED THE POND SO THE HARVEST VOLUME IS BELOW 61.50.
THE CULVERT INVERT IS BASED UPON EXISTING FLOW LINE

Marwa Al-Najjar
Associate Engineer
Planning Department
Office: (505) 924-3675
Mal-najjar@cabq.gov

From: David Soule [mailto:david@riograndeengineering.com]
Sent: Friday, March 31, 2017 9:39 AM
To: Al-Najjar, Marwa G.
Cc: 'Melissa Baldonado'
Subject: RE: Mesa Cold Storage Repave Project (file--h13d108)

Marwa, i am sorry to bother you, but i am following up on the review and hopefull approval of the resubmitted plans. I wanted to see when you anticipated being able to review. Thank you, i included the client because i wanted them to be aware as well. thank you
David Soule
Rio Grande Engineering

From: Al-Najjar, Marwa G. [mailto:mal-najjar@cabq.gov]
Sent: Monday, March 13, 2017 9:56 AM
To: 'DAVID@RIOGRANDEENGINEERING.COM'
Cc: Biazar, Shahab
Subject: Mesa Cold Storage Repave Project

Please find attached the comment letter for Mesa Cold Storage Repave Project.
Thanks,

Marwa Al-Najjar
Associate Engineer
Planning Department
Office: (505) 924-3675
Mal-najjar@cabq.gov

4/3/2017

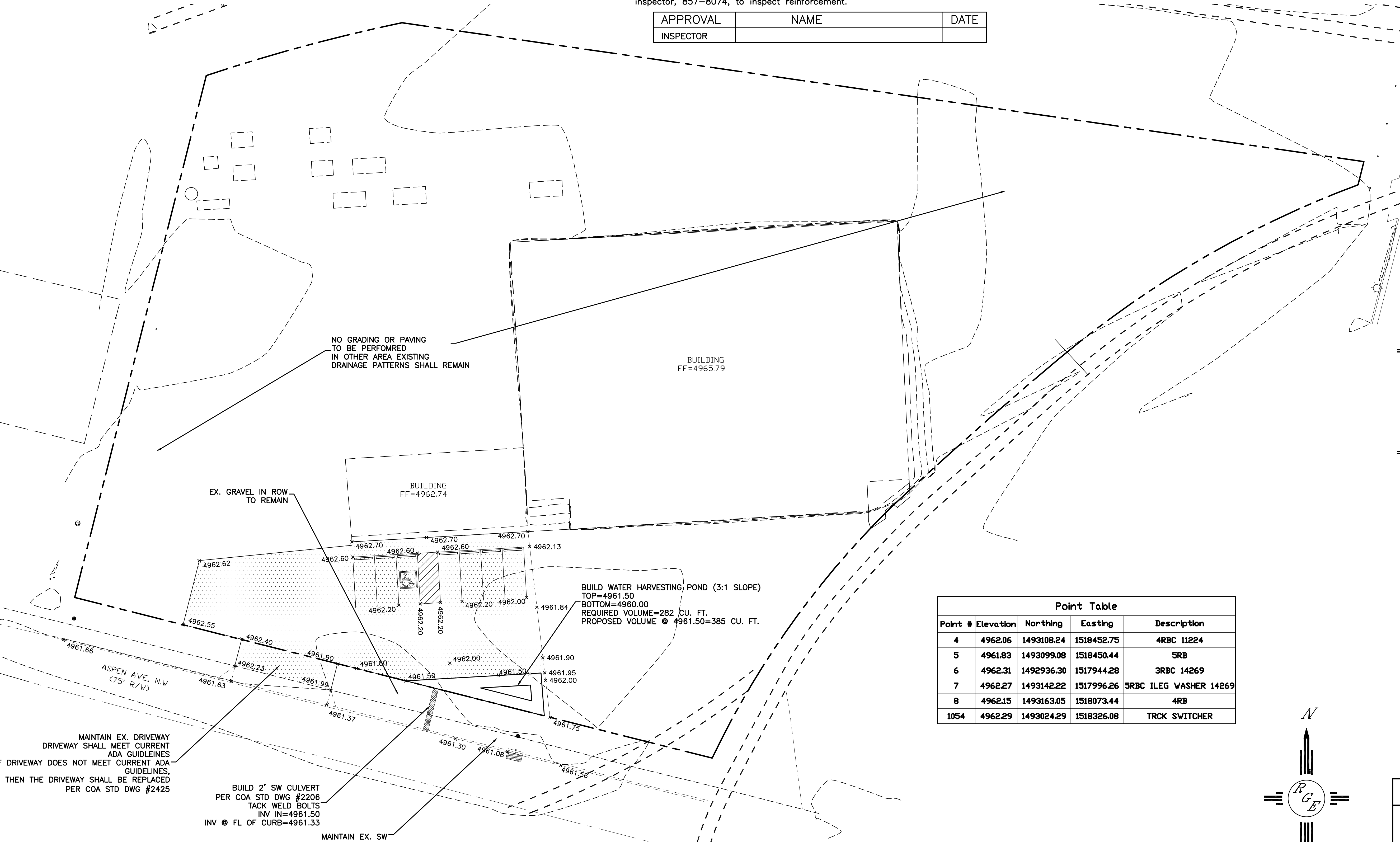
EROSION CONTROL NOTES:

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.

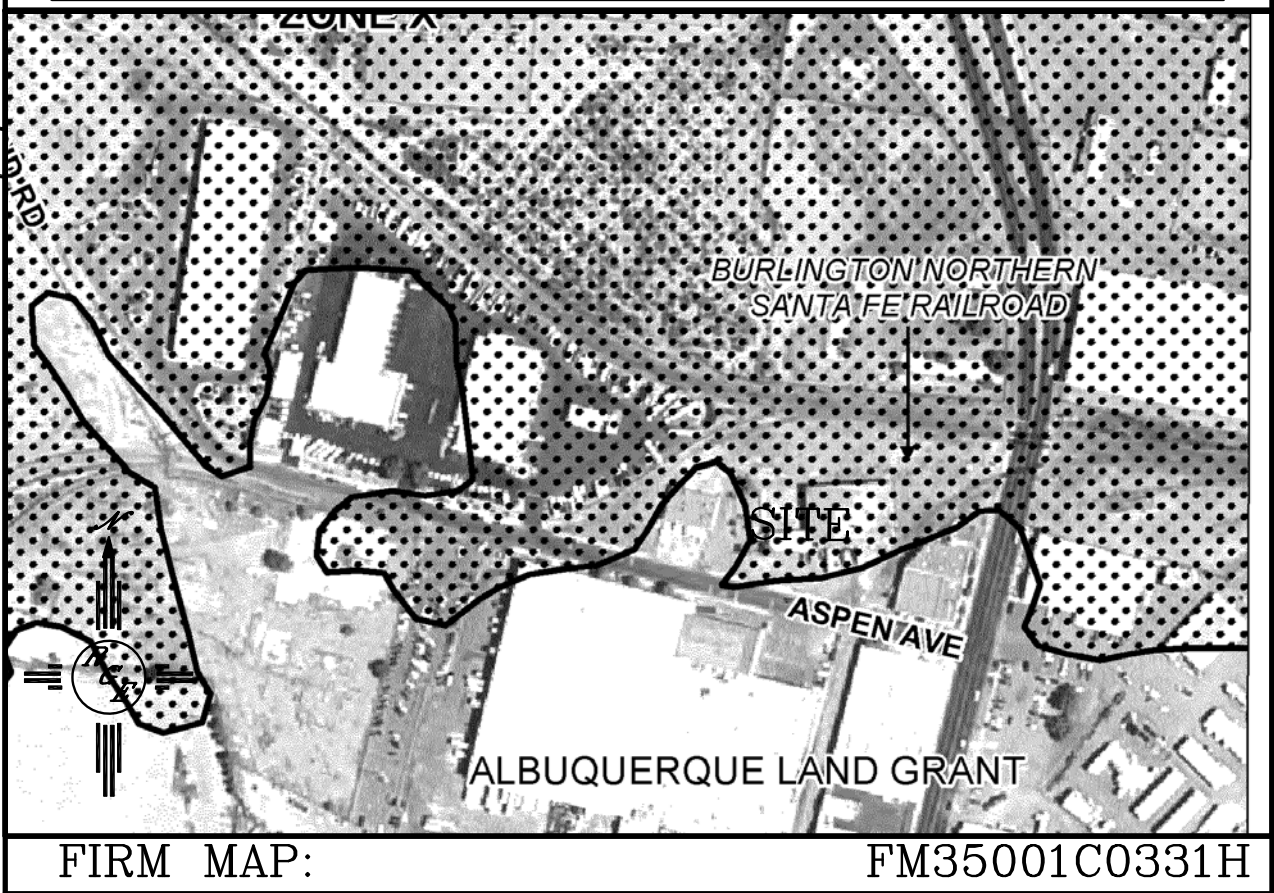
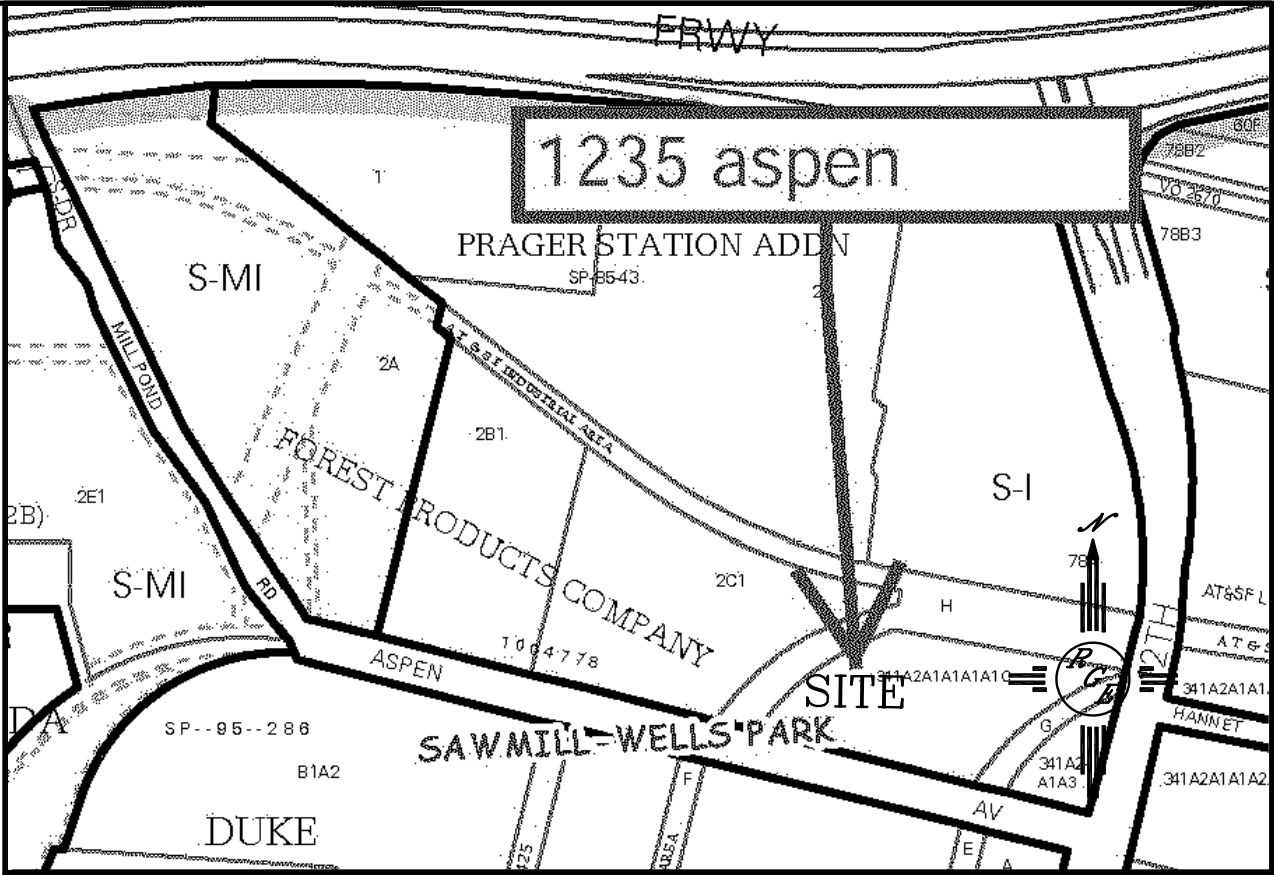
PRIVATE DRAINAGE IMPROVEMNET IN PUBLIC ROW
NOTICE TO CONTRACTORS

- Notice to Contractor
(Special Order 19 ~ "SO-19")
1. An excavation permit will be required before beginning any work within City Right-Of-Way.
2. 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.
3. Two working days prior to any excavation, the contractor must contact New Mexico One Call, dial "811" [or (505) 260-1990] for the location of existing utilities.
4. Prior to construction, the contractor shall excavate and verify the locations of all obstructions. Should a conflict exist, the contractor shall notify the engineer so that the conflict can be resolved with a minimum amount of delay.
5. Backfill compaction shall be according to traffic/street use.
6. Maintenance of the facility shall be the responsibility of the owner of the property being served.
7. Work on arterial streets shall be performed on a 24-hour basis.
8. Prior to pouring concrete, contractor shall notify the storm drain inspector, 857-8074, to inspect reinforcement.

APPROVAL	NAME	DATE
INSPECTOR		



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.

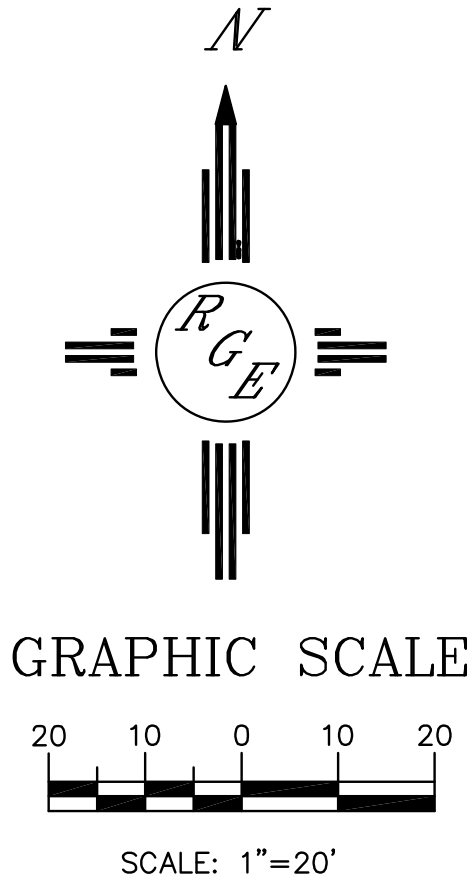


LEGAL DESCRIPTION:
TRACT 341, SAWMILL WELLS PARK

- NOTES:**
1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.

- LEGEND**
- EXISTING CONTOUR
 - EXISTING INDEX CONTOUR
 - PROPOSED CONTOUR
 - PROPOSED INDEX CONTOUR
 - SLOPE TIE
 - EXISTING SPOT ELEVATION
 - PROPOSED SPOT ELEVATION
 - BOUNDARY
 - CENTERLINE
 - RIGHT-OF-WAY
 - EXISTING CURB AND GUTTER
 - EXISTING SIDEWALK
 - NEW 3" AC PAVING

Point Table				
Point #	Elevation	Northing	Easting	Description
4	4962.06	1493108.24	1518452.75	4RBC 11224
5	4961.83	1493099.08	1518450.44	5RB
6	4962.31	1492936.30	1517944.28	3RBC 14269
7	4962.27	1493142.22	1517996.26	5RBC ILEG WASHER 14269
8	4962.15	1493163.05	1518073.44	4RB
1054	4962.29	1493024.29	1518326.08	TRCK SWITCHER



<div>ENGINEER'S SEAL</div> <div>DAVID SOULE NEW MEXICO 14522 REGISTERED PROFESSIONAL ENGINEER</div> <div>DAVID SOULE P.E. #14522</div>	MESA COLD STORAGE	DRAWN BY WCVJ
	GRADING AND DRAINAGE PLAN	DATE 4-03-17
	<div>Rio Grande Engineering</div> <div>1608 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0999</div>	21707-LAYOUT-2-07-17
		SHEET # —
		JOB # 21707