

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

October 16, 2024

George T. Rodriguez  
12800 San Juan NE  
Albuquerque, NM 87123

**RE: 3122 12<sup>th</sup> Street NW**  
**Grading and Drainage Plan**  
**Engineer's Stamp Date: 10/1/2024**  
**Hydrology File: H13D123**

Dear Mr. Rodriguez:

Based upon the information provided in your submittal received 10/08/2024, the Grading & Drainage Plan is approved for Building Permit and Grading Permit. **Since this site is relatively flat and grades to the rear, a pad certification is not needed for this project.** Please attach a copy of this approved plan in the construction sets for Building Permit processing along with a copy of this letter.

PO Box 1293

**PRIOR TO CERTIFICATE OF OCCUPANCY:**

Albuquerque

1. Engineer's Certification, per the DPM Part 6-14 (F): *Engineer's Certification Checklist For Non-Subdivision* is required.

NM 87103

2. Please provide the executed paper Drainage Covenant (latest revision) printed on one-side only with Exhibit A and a check for **\$25.00** made out to "**Bernalillo County**" for the stormwater quality ponds per Article 6-15(C) of the DPM to Hydrology for review at Plaza de Sol.

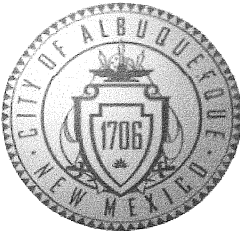
[www.cabq.gov](http://www.cabq.gov)

As a reminder, if the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the Stormwater Quality Engineer (Dough Hughes, PE, [jhughes@cabq.gov](mailto:jhughes@cabq.gov), 505-924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 505-924-3314 or [amontoya@cabq.gov](mailto:amontoya@cabq.gov).

Sincerely,

Anthony Montoya, Jr., P.E.  
Senior Engineer, Hydrology  
Planning Department, Development Review Services



# City of Albuquerque

Planning Department  
Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (DTIS)

Project Title: 3122 12TH STREET N.W. Hydrology File # \_\_\_\_\_  
Legal Description: LOT 22, McDONALDS ACRES-SECOND UNIT  
City Address, UPC, OR Parcel: 3122 12TH STREET N.W., CITY

Applicant/Agent: GEORGE T. RODRIGUEZ Contact: GEORGE T. RODRIGUEZ  
Address: 12800 SAN JUAN N.E. Phone: 505-610-0592  
Email: paurod@hotmail.com

Applicant/Owner: CORY POWELL Contact: CORY POWELL  
Address: 3122 12TH STREET N.W. Phone: 505-577-3286  
Email: corypowell.abq@gmail.com

TYPE OF DEVELOPMENT: ☐ Plat (# of lots) 1 ☒ Single Family Home  
☐ All other Developments

RE-SUBMITTAL: ☐ YES ☒ NO

DEPARTMENT: ☐ TRANSPORTATION ☒ HYDROLOGY/DRAINAGE

Check all that apply under Both the Type of Submittal and the Type of Approval Sought:

### TYPE OF SUBMITTAL:

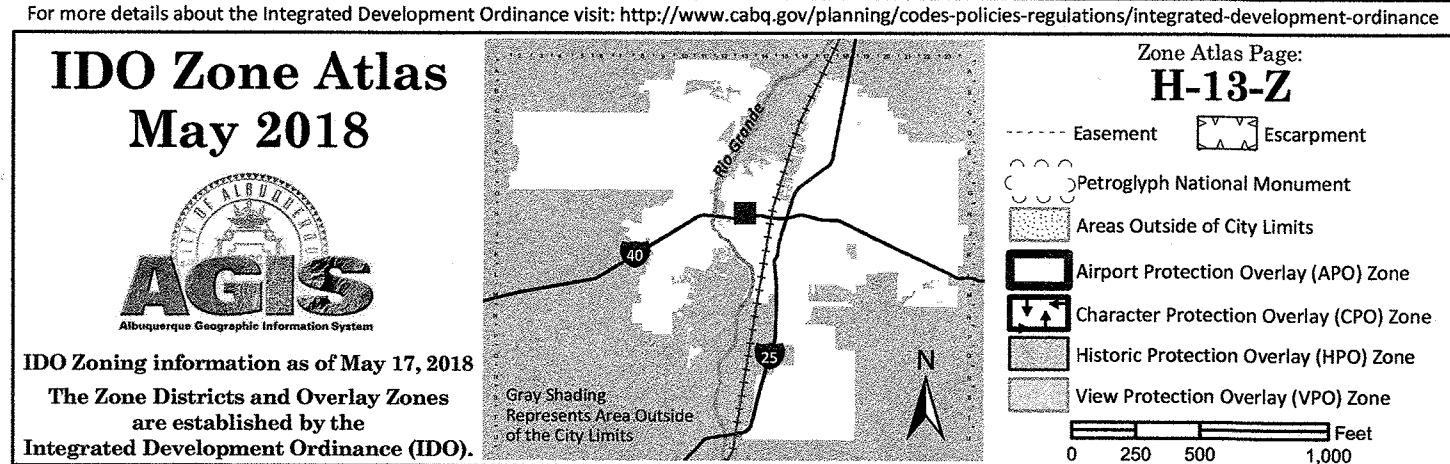
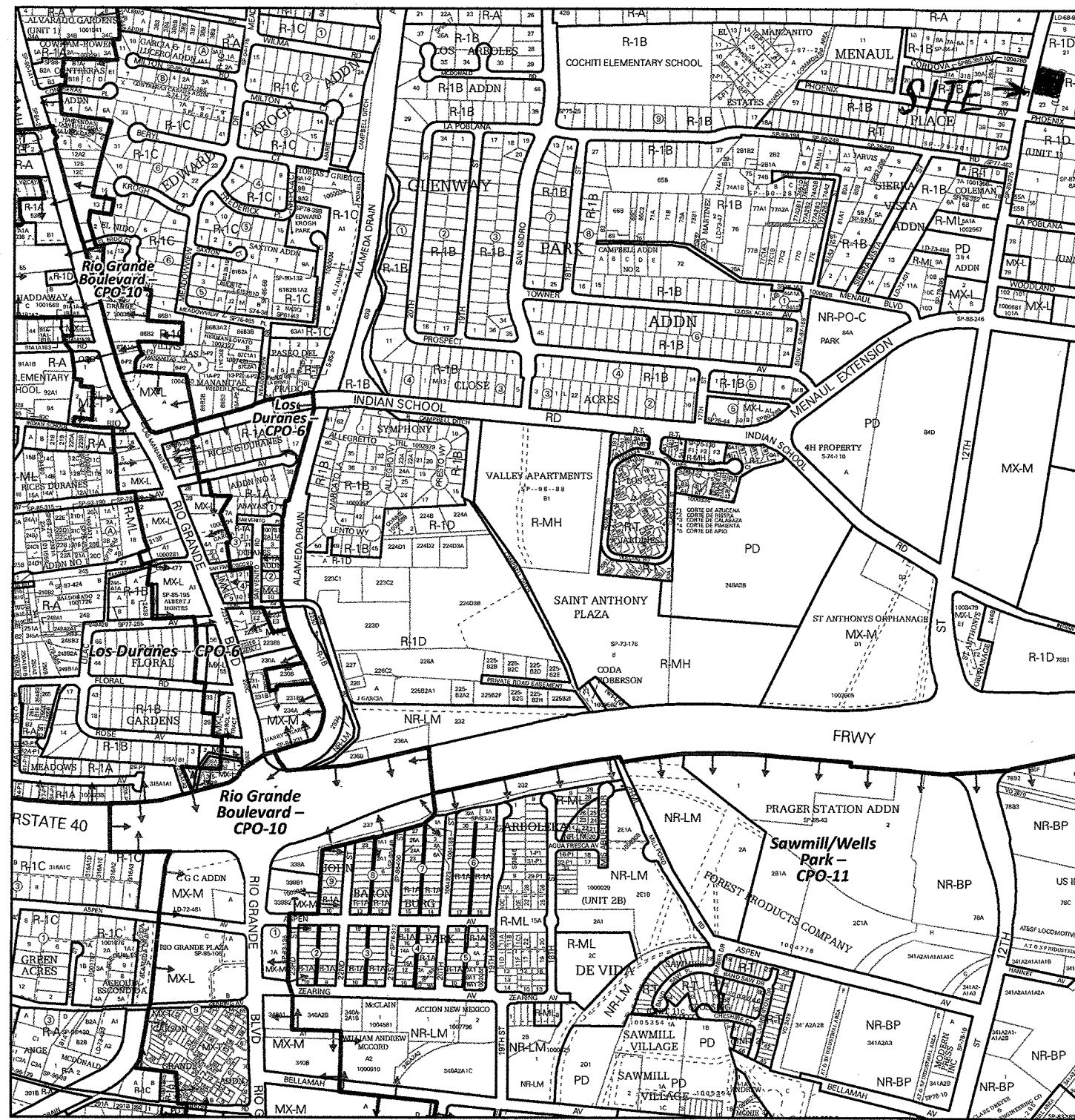
- ☐ Engineering / Architect Certification
- ☐ Conceptual Grading & Drainage Plan
- ☒ Grading & Drainage Plan, and/or Drainage Report
- ☐ Drainage Report (Work Order)
- ☐ Drainage Master Plan
- ☐ Conditional Letter of Map Revision (CLOMR)
- ☐ Letter of Map Revision (LOMR)
- ☐ Floodplain Development Permit
- ☐ Traffic Circulation Layout (TCL) – Administrative
- ☐ Traffic Circulation Layout (TCL) – DFT Approval
- ☐ Traffic Impact Study (TIS)
- ☐ Street Light Layout
- ☐ OTHER (SPECIFY) \_\_\_\_\_

### TYPE OF APPROVAL SOUGHT:

- ☐ Pad Certification
- ☒ Building Permit
- ☐ Grading Permit
- ☐ Paving Permit
- ☐ SO-19 Permit
- ☐ Foundation Permit
- ☐ Certificate of Occupancy - ☐ Temp ☐ Perm
- ☐ Preliminary / Final Plat
- ☐ Site Plan for Building Permit - DFT
- ☐ Work Order (DRC)
- ☐ Release of Financial Guarantee (ROFG)
- ☐ CLOMR / LOMR
- ☐ Conceptual TCL - DFT
- ☐ OTHER (SPECIFY) \_\_\_\_\_

DATE SUBMITTED: 10-02-2024





**EROSION CONTROL MEASURES:**

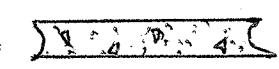

THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR MANAGEMENT OF STORM RUNOFF DURING CONSTRUCTION. HE SHALL ENSURE THAT THE FOLLOWING MEASURES ARE TAKEN:

- ADJACENT PROPERTY SHALL BE PROTECTED AT ALL TIMES BY CONSTRUCTION OF BERMS, DIKES, SWALES, PONDS, AND OTHER TEMPORARY GRADING AS REQUIRED TO PREVENT STORM RUNOFF FROM LEAVING THE SUBJECT SITE AND ENTERING ADJACENT PROPERTIES.
- ADJACENT PUBLIC RIGHT-OF-WAYS SHALL BE PROTECTED AT ALL TIMES FROM STORM WATER RUNOFF FROM THE SUBJECT SITE. NO SEDIMENT BEARING WATER SHALL BE PERMITTED TO ENTER PUBLIC STREET RIGHT-OF-WAYS.
- THE CONTRACTOR SHALL IMMEDIATELY AND THOROUGHLY REMOVE ANY AND ALL SEDIMENT FROM PUBLIC STREETS THAT HAS BEEN ERODED FROM THE SUBJECT SITE AND DEPOSITED THEREON.

**CONSTRUCTION NOTES:**

- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE AT 260-1990 FOR THE ACTUAL FIELD LOCATION OF THE EXISTING SURFACE OF SUB-SURFACE UTILITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATION(S) OF ALL POTENTIAL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM OF DELAY.
- ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, RULES AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
- ALL CONSTRUCTION WITHIN PUBLIC STREET RIGHT-OF-WAY(S) SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE CITY OF ALBUQUERQUE/BERNALILLO COUNTY STANDARDS AND PROCEDURES.

**LEGEND:**

TOP OF CURB ELEVATION = CB = 4964.70  
CURB FLOWLINE ELEVATION = FL = 4964.10  
EXISTING SPOT ELEVATION = XG = 4965.0  
EXISTING CONTOUR ELEVATION = 4966  
PROPOSED SPOT ELEVATION = 65.50  
PROPOSED CONTOUR ELEVATION = N/A  
PROPOSED OR EXISTING CONCRETE SURFACE =   
EXISTING FENCE LINE = 

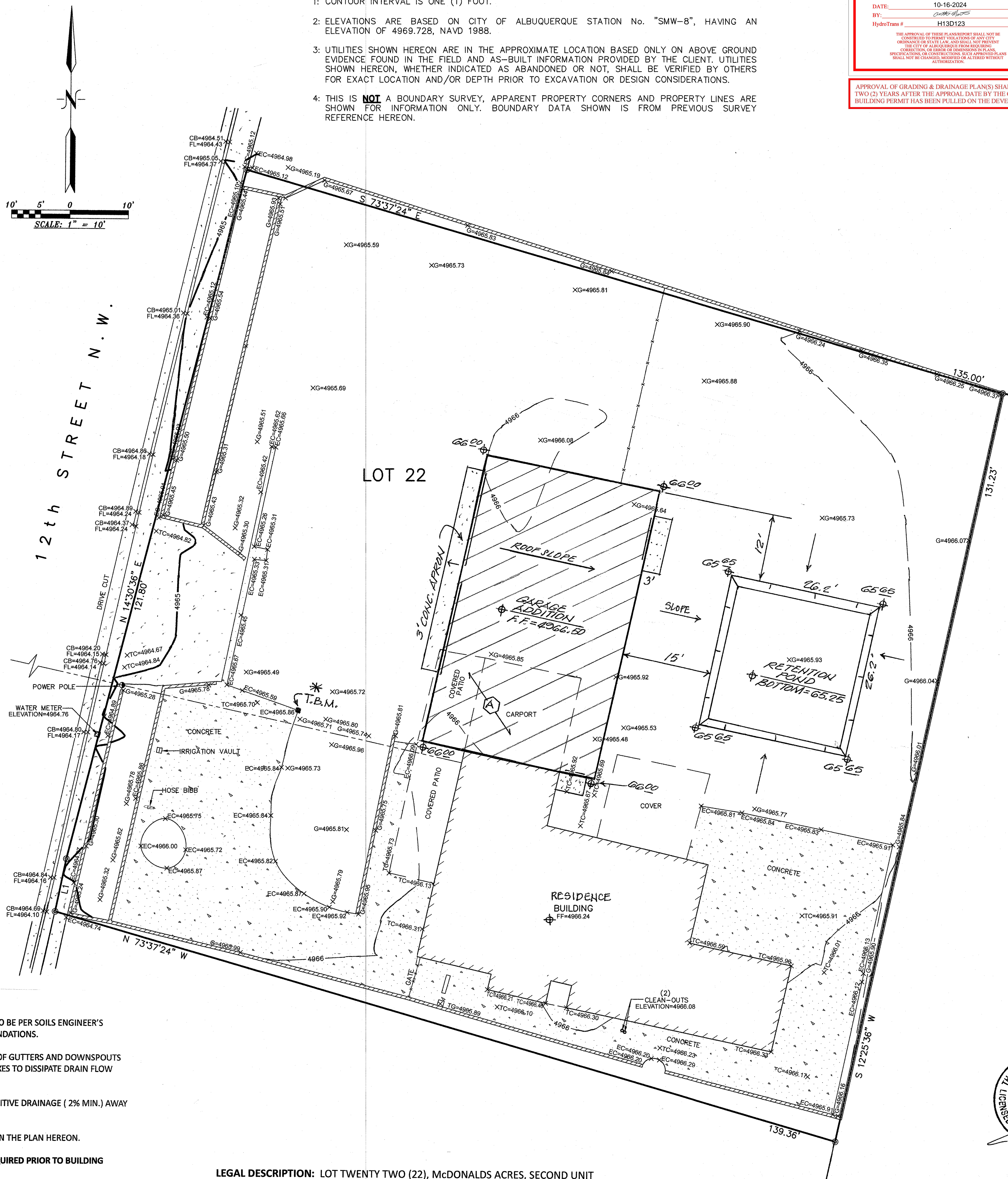
**NOTES:**

- BUILDING PAD COMPACTION TO BE PER SOILS ENGINEER'S TEST RESULTS AND RECOMMENDATIONS.
- CONTRACTOR TO PROVIDE ROOF GUTTERS AND DOWNSPOUTS (AS SHOWN) WITH SPLASH BOXES TO DISSIPATE DRAIN FLOW ENERGY.
- CONTRACTOR TO PROVIDE POSITIVE DRAINAGE (2% MIN.) AWAY FROM STRUCTURE.
- PROJECT T.B.M.: AS SHOWN ON THE PLAN HEREON.
- \*\*\* PAD CERTIFICATION IS REQUIRED PRIOR TO BUILDING PERMIT RELEASE.
- \*\*\* ENGINEER'S CERTIFICATION IS REQUIRED FOR "CERTIFICATE OF OCCUPANCY" RELEASE.


GEORGE T. RODRIGUEZ  
LAND USE, DEVELOPMENT AND  
REDEVELOPMENT CONSULTANT  
ALBUQUERQUE, NEW MEXICO  
(505)610-0593

**GENERAL NOTES:**

- CONTOUR INTERVAL IS ONE (1) FOOT.
- ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE STATION No. "SMW-8", HAVING AN ELEVATION OF 4969.728, NAVD 1988.
- UTILITIES SHOWN HEREON ARE IN THE APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
- THIS IS **NOT** A BOUNDARY SURVEY, APPARENT PROPERTY CORNERS AND PROPERTY LINES ARE SHOWN FOR INFORMATION ONLY. BOUNDARY DATA SHOWN IS FROM PREVIOUS SURVEY REFERENCE HEREON.



LEGAL DESCRIPTION: LOT TWENTY TWO (22), McDONALDS ACRES, SECOND UNIT  
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.

City of Albuquerque  
Planning Department  
Development Review Services  
**HYDROLOGY SECTION**  
**APPROVED**  
DATE: 10-16-2024  
BY:   
HydroTrans # H13D123  
THE APPROVAL OF THESE PLANS AND/OR SPECIFICATIONS SHALL NOT BE CONSIDERED A GUARANTEE OF THE ACCURACY OF THE INFORMATION PROVIDED HEREON. THE CITY OF ALBUQUERQUE/BERNALILLO COUNTY SHALL NOT BE RESPONSIBLE FOR ANY DAMAGE OR INJURY TO PERSONS OR PROPERTY ARISING FROM THE USE OF THESE PLANS AND/OR SPECIFICATIONS. THE CITY OF ALBUQUERQUE/BERNALILLO COUNTY SHALL NOT BE RESPONSIBLE FOR ANY DAMAGE OR INJURY TO PERSONS OR PROPERTY ARISING FROM THE USE OF THESE PLANS AND/OR SPECIFICATIONS.  
APPROVAL OF GRADING & DRAINAGE PLANS SHALL EXPIRE TWO (2) YEARS AFTER THE APPROVAL DATE BY THE CITY IF NO BUILDING PERMIT HAS BEEN PULLED ON THE DEVELOPMENT.

**DRAINAGE COMMENTS:**

AS SHOWN ON THE VICINITY MAP HEREON, THE SUBJECT SITE IS LOCATED ON THE EAST SIDE OF (12TH STREET N.W. AND NORTH OF PHOENIX AVENUE N.W., IN THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, (ZONE ATLAS "H-13-Z").

THE SUBJECT SITE, 1.) HAS AN EXISTING SINGLE FAMILY RESIDENCE AND ASSOCIATED IMPROVEMENTS THEREON, (THIS GRADING AND DRAINAGE PLAN WAS PREPARED TO SUPPORT A BUILDING PERMIT APPLICATION FOR AN ATTACHED GARAGE TO BE CONSTRUCTED), 2.) DOES NOT ACCEPT OFFSITE FLOWS FROM ADJACENT PROPERTIES, 3.) DOES NOT CONTRIBUTE TO THE OFFSITE FLOWS OF ADJACENT PROPERTIES, 4.) IS NOT LOCATED WITHIN A DESIGNATED FLOODPLAIN (DESIGNATED ZONE "X", REFERENCE FEMA PANEL NO. 35001C0331H, EFFECTIVE 08-16-2012).

PER THE DEVELOPMENT PROCESS MANUAL FOR THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, HYDROLOGY, CHAPTER 6, ARTICLE 6-2(a), EFFECTIVE DATE: JUNE 8, 2020.

SITE AREA = 0.41 ACRE  
NOTE: PROPOSED ATTACHED GARAGE ADDITION = 1,500.0 SQ. FT. = 0.03 ACRE

PRECIPITATION ZONE: TWO (2)  
"LAND TREATMENT METHOD" FOR CALCULATION OF "Qp"

PRECIPITATION: 100-YR./6 HR. = 2.29 IN.

EXCESS PRECIPITATION: PEAK DISCHARGE:

TREATMENT A	0.62 IN.	1.71 CFS/AC.
TREATMENT B	0.80 IN.	2.36 CFS/AC.
TREATMENT C	1.03 IN.	3.05 CFS/AC.
TREATMENT D	2.33 IN.	4.34 CFS/AC.

EXISTING CONDITIONS: PROPOSED CONDITIONS:

	AREA	AREA
TREATMENT A	0.00 AC.	0.00 AC.
TREATMENT B	0.00 AC.	0.00 AC.
TREATMENT C	0.27 AC.	0.24 AC.
TREATMENT D	0.14 AC.	0.17 AC.

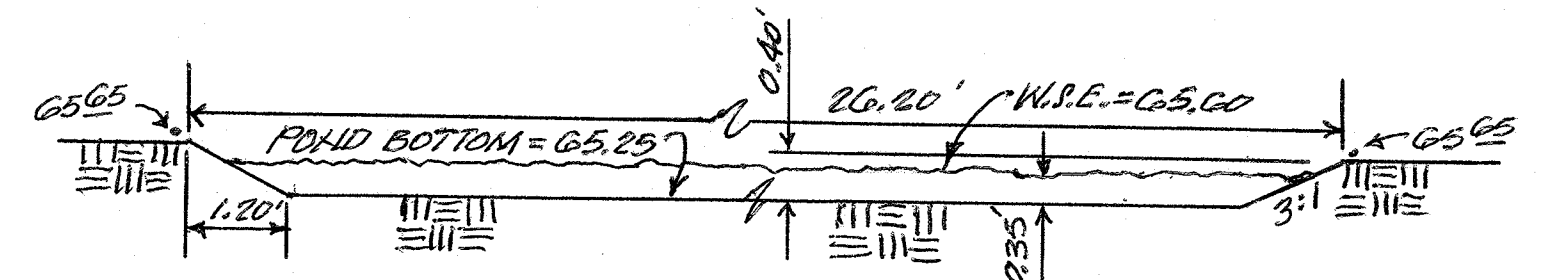
EXISTING EXCESS PRECIPITATION:  
WEIGHTED "E" =  $(0.62 \times 0.00) + (0.80 \times 0.00) + (1.03 \times 0.27) + (2.33 \times 0.14) / 0.41 = 1.47$  IN.  
V100-360 =  $(1.47 \times 0.14) / 12 = 0.01715$  AC. FT. = 747.0 CU. FT.

EXISTING PEAK DISCHARGE:  
Q-100 =  $(1.71 \times 0.00) + (2.36 \times 0.00) + (3.05 \times 0.27) + (4.34 \times 0.14) = 1.43$  CFS

PROPOSED EXCESS PRECIPITATION:  
WEIGHTED "E" =  $(0.62 \times 0.00) + (0.80 \times 0.00) + (1.03 \times 0.24) + (2.33 \times 0.17) / 0.41 = 1.57$  IN.  
V100-360 =  $(1.57 \times 0.17) / 12 = 0.02224$  AC. FT. = 969.0 CU. FT.

PROPOSED PEAK DISCHARGE:  
Q-100 =  $(1.71 \times 0.00) + (2.36 \times 0.00) + (3.05 \times 0.24) + (4.34 \times 0.17) = 1.47$  CFS

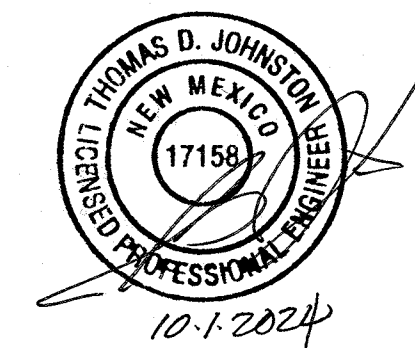
INCREASE: V100-360 = 222.0 CU. FT.  
Q100 = 0.04 CFS



**POND SECTION**  
NTS

\* NOTE: POND VOLUME PROVIDED FOR 1,500.0 SQ. FT. GARAGE ADDITION (MEAN) 25' X 25' X 0.40' DEPTH = 250.0 CU. FT.

A REMOVE EXISTING CARPORT AND COVERED PATIO



A PLAN  
FOR A PROPOSED ATTACHED  
30' X 50' GARAGE ADDITION AT  
**3122 12<sup>th</sup> STREET N.W.**  
ALBUQUERQUE, NEW MEXICO  
SEPTEMBER, 2024

**GRADING AND DRAINAGE PLAN**