

# CITY OF ALBUQUERQUE

*Planning Department*  
Alan Varela, Director



*Mayor Timothy M. Keller*

May 25, 2023

Fred C. Arfman, P.E.  
Isaacson & Arfman, P.A.  
128 Monroe St. N.E  
Albuquerque, NM 87108

**RE: Broadway McKnight Apartments – Bldgs A-J & V-Z**  
**1850 Broadway Place NE**  
**Permanent C.O. – Accepted**  
**Engineer's Certification Date: 05/18/23**  
**Engineer's Stamp Date: 10/30/20**  
**Hydrology File: H14D112**

Dear Mr. Arfman:

PO Box 1293

Based on the Certification received 05/18/2023 and site visit on 05/24/2023, this letter serves as a “green tag” from Hydrology Section for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

Albuquerque

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

NM 87103

Sincerely,

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

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

Broadway McKnight

**Project Title:** Apartments **Building Permit #** **Hydrology File #** H14D112

**DRB#** PR-2020-004133 **EPC#** SI-2020-00809

**Legal Description:** Tract A-1, Sixbee Subdivision **City Address OR Parcel** 300 McKnight Ave NE

**Applicant/Agent:** Isaacson & Arfman, Inc.

**Contact:** Fred C. Arfman

**Address:** 128 Monroe Street NE

**Phone:** (505) 268-8828

**Email:** freda@iacivil.com

**Applicant/Owner:** Albuquerque Housing Authority

**Contact:**

**Address:** 1840 University Blvd SE - ABQ, NM 87106

**Phone:**

**Email:**

**TYPE OF DEVELOPMENT:** ☐ PLAT (#of lots) ☐ RESIDENCE ☒ DRB SITE ☐ ADMIN SITE:

**RE-SUBMITTAL:** ☐ YES ☒ NO

**DEPARTMENT:** ☐ TRANSPORTATION ☒ HYDROLOGY/DRAINAGE

Check all that apply:

### TYPE OF SUBMITTAL:

- ☒ ENGINEER/ARCHITECT CERTIFICATION (G&D)
- ☐ PAD CERTIFICATION
- ☐ CONCEPTUAL G&D PLAN
- ☐ GRADING PLAN
- ☐ DRAINAGE REPORT
- ☐ DRAINAGE MASTER PLAN
- ☐ FLOOD PLAN DEVELOPMENT PERMIT APP.
- ☐ ELEVATION CERTIFICATE
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL) ADMINISTRATIVE
- ☐ TRAFFIC CIRCULATION LAYOUT FOR DRB APPROVAL
- ☐ TRAFFIC IMPACT STUDY (TIS)
- ☐ STREET LIGHT LAYOUT
- ☐ OTHER (SPECIFY)
- ☐ PRE-DESIGN MEETING?

### TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☐ BUILDING PERMIT APPROVAL
- ☒ CERTIFICATE OF OCCUPANCY
- ☐ CONCEPTUAL TCL DRB APPROVAL
- ☐ 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
- ☐ FLOOD PLAN DEVELOPMENT PERMIT
- ☐ OTHER (SPECIFY)

**DATE SUBMITTED:** May 18, 2023



GRADING PLAN GENERAL NOTES

I. SEE SHEET CG001 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINETYPE LEGEND THAT APPLY TO ALL SHEETS.

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CONSULTANT

STAMP

DAVID A. AUBE  
STATE OF NEW MEXICO  
14221  
Professional Engineer  
by David A. Aube  
David A. Aube, P.E.  
David A. Aube, P.E.  
Date: 05/10/2019 09:25:25-0800

PERMIT SET

PROJECT NAME

ALBUQUERQUE  
HOUSING  
AUTHORITY

300 MC KNIGHT AVENUE NE,  
ALBUQUERQUE, NEW MEXICO 87102

RECORD DRAWING

City of Albuquerque  
Planning Department  
Development Review Services  
**APPROVED**  
DATE: 11/1/2020  
BY: *Ross G. Bonnell*  
HydroTeam # H14D112

THE OFFICIAL OF THESE PLANNING DEPARTMENT SHALL NOT BE  
RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION  
CONTAINED IN THIS DOCUMENT. THE INFORMATION IS  
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SHALL NOT BE DEPENDENT ON THE INFORMATION  
CONTAINED IN THIS DOCUMENT.

REVISIONS		
No.	Description	Date
2	Addendum 002	10.27.20

Copyright: Design Group

Drawn by	DAA
Checked by	DAA
Date	September 15, 2020
Project number	2561
CAD file name	

SHEET TITLE

OVERALL SITE  
GRADING PLAN

SHEET NUMBER

C-201

A6 KEY PLAN  
NOT TO SCALE

Phase 1: BUILDINGS L through U  
Phase 2: BUILDINGS A- J & V- Z (05-18-23)

DRAINAGE CERTIFICATION

I, Fred C. Arfman, NMPE 7322, of the firm Isaacson & Arfman, Inc., 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 10-30-2020. The record information edited onto the original design document has been obtained by Robert J. Fierro, NMPS 22909, of the firm Fierro & Company, LLC. I further certify that I have personally visited the project site on 04-14-23 and have determined by visual inspection that the survey data provided is representative of actual site conditions and is true and correct to the best of my knowledge and belief. This certification is submitted in support of a request for Permanent Certificate of Occupancy.

The record information presented hereon is not necessarily complete and intended only to verify substantial compliance of the grading and drainage aspects of this project. Those relying on this record document are advised to obtain independent verification of its accuracy before using it for any other purpose.

*Fred C. Arfman*  
Fred C. Arfman, PE  
04-14-23 (05-18-23)  
Date

FRED C. ARFMAN  
NEW MEXICO  
7322  
LICENSED PROFESSIONAL ENGINEER

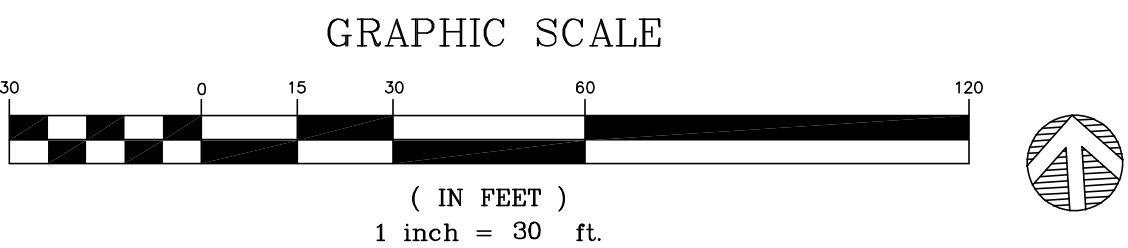
Surveyor's Certification

I, Robert J. Fierro, New Mexico Professional Surveyor No. 22909, do hereby certify that the "as-built" information shown on these drawings was obtained from field construction, information provided by the contractor, and/or "as-built" surveys performed by me or under my supervision, and that this "as-built" information is true and correct to the best of my knowledge and belief. I am not responsible for any of the design concepts, calculations, engineering, or intent of the record drawings.

*Robert J. Fierro*  
Robert J. Fierro, N.M.P.S. No. 22909  
Fierro & Company, LLC  
3201 4th Street NW, Suite C  
Albuquerque, NM 87107

4-13-2023  
Date

ROBERT J. FIERRO  
NEW MEXICO  
22909  
4-13-2023  
PROFESSIONAL SURVEYOR



A1 OVERALL SITE GRADING PLAN  
1" = 30'-0"

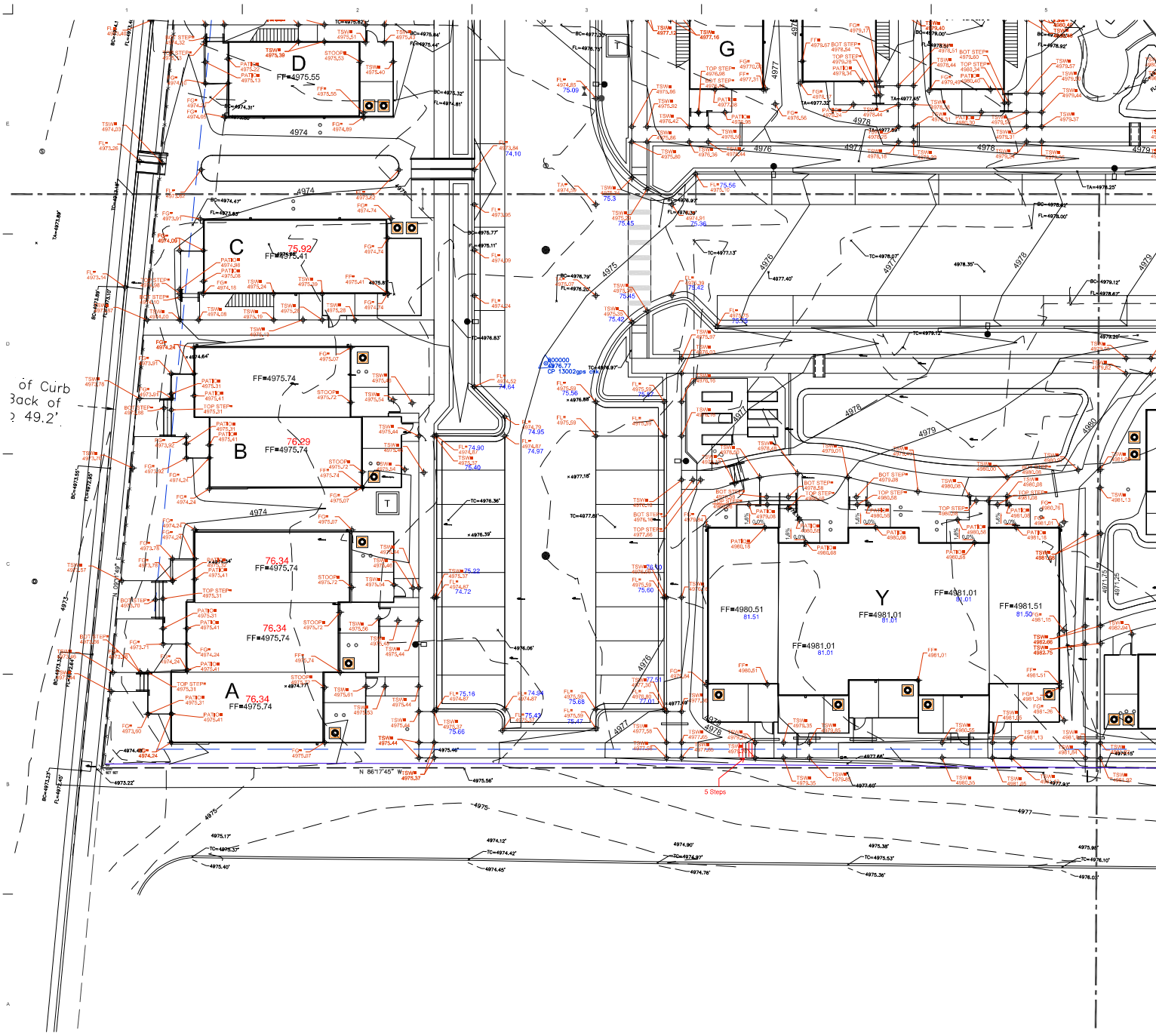
SEE SHEET C-203 FOR  
ENLARGED SITE  
GRADING PLAN

SEE SHEET C-202 FOR  
ENLARGED SITE  
GRADING PLAN

SEE SHEET C-204 FOR  
ENLARGED SITE  
GRADING PLAN

SEE SHEET C-205 FOR  
ENLARGED SITE  
GRADING PLAN





**GRADING PLAN GENERAL NOTES**

1. SEE SHEET C-201 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINE TYPE LEGEND THAT APPLY TO ALL SHEETS.

**dg**

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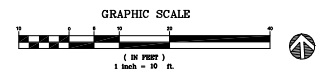
David A. Aubrey

**PERMIT SET**

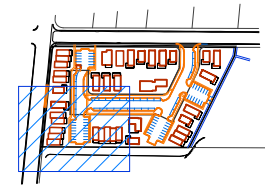
PROJECT NAME  
 ALBUQUERQUE  
 HOUSING  
 AUTHORITY

300 MC KINIGHT AVENUE NE  
 ALBUQUERQUE, NEW MEXICO 87102

**(A1) ENLARGED SITE GRADING PLAN**



**(A6) KEY PLAN**



City of Albuquerque  
 Department of Public Works  
 Engineering Division  
**HYDROLOGY SECTION**  
**APPROVED**

DATE: 11/15/20  
 BY: [Signature]  
 PROJECT: H440112

REVISIONS		
No.	Description	Date
2	Addendum 002	10.27.20

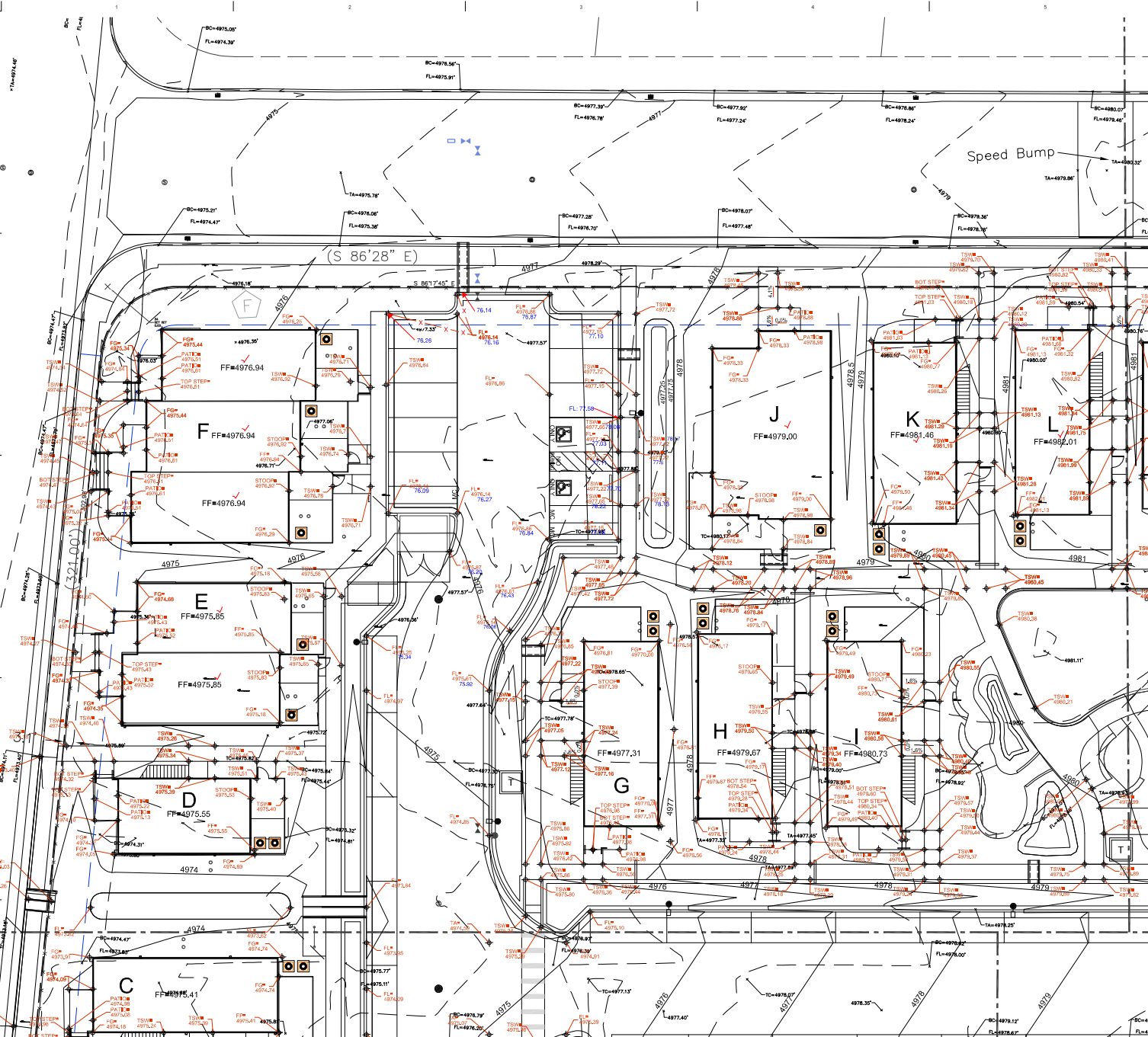
Copyright: Design Group

Drawn by: DAA  
 Checked by: DAA  
 Date: September 15, 2020  
 Permit number: 2981  
 CSD file name: \_\_\_\_\_

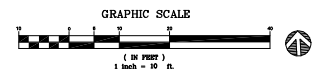
SHEET TITLE

ENLARGED SITE  
 GRADING PLAN

SHEET NUMBER  
**C-202**



**(A1) ENLARGED SITE GRADING PLAN**



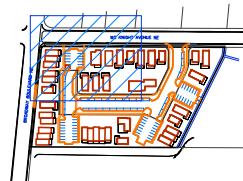
**GRADING PLAN GENERAL NOTES**

1. SEE SHEET C-203 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINE TYPE LEGEND THAT APPLY TO ALL SHEETS.

**GRADING PLAN KEYED NOTES**

1. X

**RECORD DRAWING**



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CONSULTANT

STAMP

David A. Aude  
Professional Engineer  
No. 10000  
State of New Mexico  
Exp. 12/31/2021

**PERMIT SET**

PROJECT NAME  
ALBUQUERQUE  
HOUSING  
AUTHORITY

300 MC KINIGHT AVENUE NE  
ALBUQUERQUE, NEW MEXICO 87102

**REVISIONS**

No.	Description	Date
1	Initial Design	10/27/20
2	Addendum 002	10/27/20

Copyright: Design Group

Drawn by: DAA  
Checked by: DAA  
Date: September 15, 2020  
Print number: 2991  
C-203 (p. 2991)

**SHEET TITLE**

ENLARGED SITE  
GRADING PLAN

**(A6) KEY PLAN**  
NOT TO SCALE

**SHEET NUMBER**  
**C-203**

# GRADING PLAN GENERAL NOTES

1. SEE SHEET C-200 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINE TYPE LEGEND THAT APPLY TO ALL SHEETS.

## GRADING PLAN KEYED NOTES



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CONSULTANT

STAMP



David A. Aude

PERMIT SET

PROJECT NAME  
ALBUQUERQUE  
HOUSING  
AUTHORITY

300 MC KNIGHT AVENUE NE  
ALBUQUERQUE, NEW MEXICO 87102

RECORD DRAWING



### REVISIONS

No.	Description	Date
1	ADDENDUM 001	10.27.20
2	ADDENDUM 002	10.27.20

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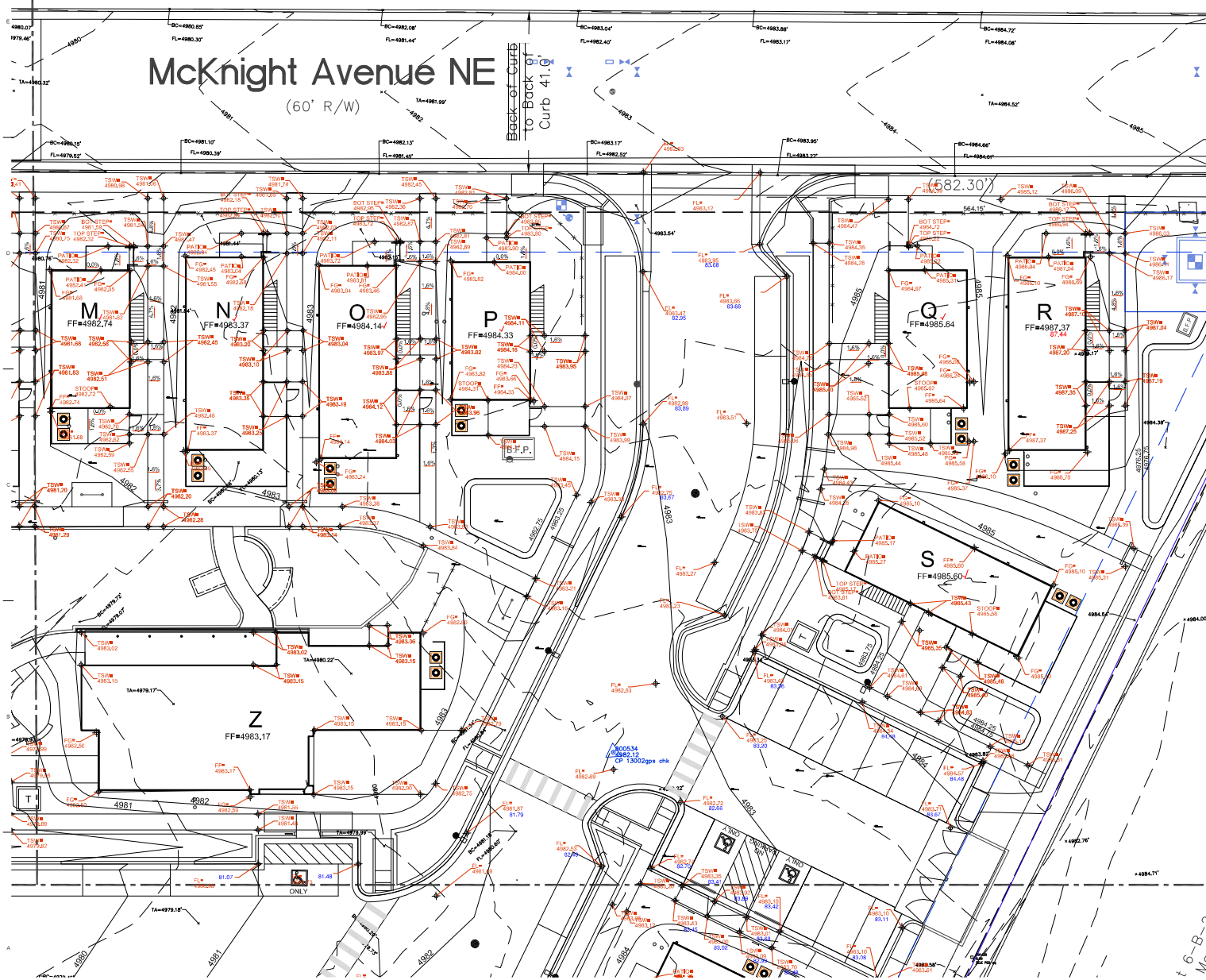
Drawn by: DAA  
Checked by: DAA  
Date: September 15, 2020  
Project number: 2991  
C-200 (p. 200)

SHEET TITLE

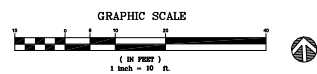
ENLARGED SITE  
GRADING PLAN

SHEET NUMBER

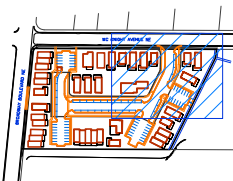
C-204



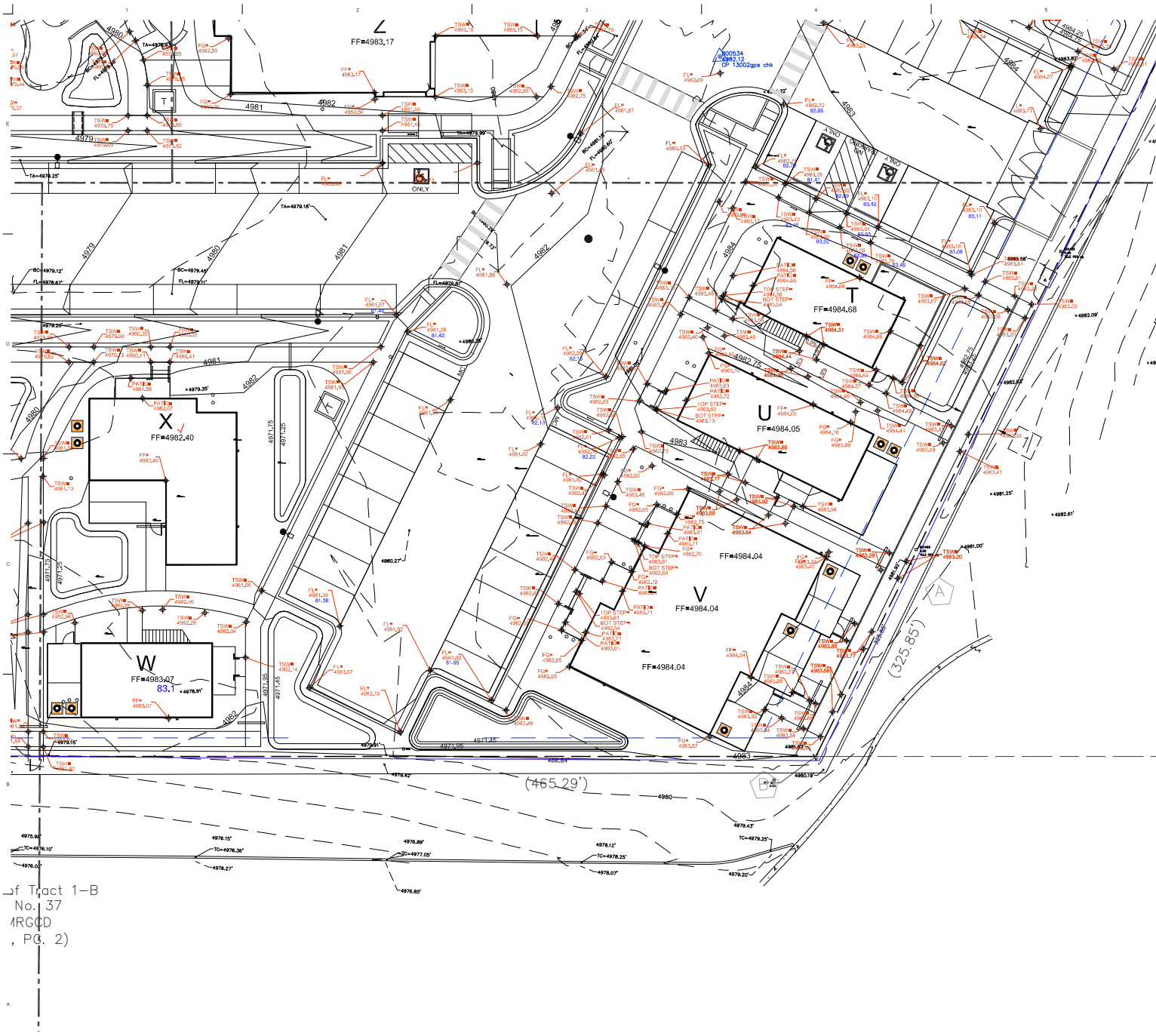
(A1) ENLARGED SITE GRADING PLAN  
1" = 10' 0"



(A6) KEY PLAN  
NOT TO SCALE







**GRADING PLAN GENERAL NOTES**

1. SEE SHEET C-205 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINE/TYPE LEGEND THAT APPLY TO ALL SHEETS.

**GRADING PLAN KEYED NOTES**

1. X

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David A. Aubrey

**PERMIT SET**

PROJECT NAME  
 ALBUQUERQUE  
 HOUSING  
 AUTHORITY

300 MC KINIGHT AVENUE NE  
 ALBUQUERQUE, NEW MEXICO 87102

**RECORD DRAWING**



REVISIONS		
No.	Description	Date
1	Initial Design	10/27/20
2	Addendum 002	10/27/20

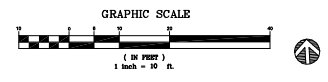
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Drawn by: DAA  
 Checked by: DAA  
 Date: September 15, 2020  
 Permit number: 2991  
 C-205 (p. 2)

SHEET TITLE

of Tract 1-B  
 No. 37  
 ARGCD  
 , PG. 2)

**(A1) ENLARGED SITE GRADING PLAN**  
 1" = 10' (1" = 10')



**(A6) KEY PLAN**  
 1" = 10' (1" = 10')

ENLARGED SITE  
 GRADING PLAN

SHEET NUMBER  
**C-205**