

# CITY OF ALBUQUERQUE

*Planning Department*  
Alan Varela, Director



*Mayor Timothy M. Keller*

November 20, 2024

Scott McGee, P.E.  
PO BOX 93962  
Albuquerque, NM 87122

**RE: Safety Counseling Office**  
**2900 Wellesley NE**  
**Permanent C.O. - Accepted**  
**Engineer's Certification Date: 11/12/24**  
**Engineer's Stamp Date: 04/12/23**  
**Hydrology File: H16D101**

Dear Mr. McGee:

PO Box 1293

Based on the Certification received 11/14/2024 and the site visit on 11/20/2024, 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 505-924-3314 or [amontoya@cabq.gov](mailto:amontoya@cabq.gov).

Sincerely,

NM 87103

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

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



# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 10/2018)

**Project Title:** \_\_\_\_\_ **Building Permit #:** \_\_\_\_\_ **Hydrology File #:** \_\_\_\_\_

**DRB#:** \_\_\_\_\_ **EPC#:** \_\_\_\_\_ **Work Order#:** \_\_\_\_\_

**Legal Description:** \_\_\_\_\_

**City Address:** \_\_\_\_\_

**Applicant:** \_\_\_\_\_ **Contact:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone#:** \_\_\_\_\_ **Fax#:** \_\_\_\_\_ **E-mail:** \_\_\_\_\_

**Other Contact:** \_\_\_\_\_ **Contact:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone#:** \_\_\_\_\_ **Fax#:** \_\_\_\_\_ **E-mail:** \_\_\_\_\_

**TYPE OF DEVELOPMENT:** \_\_\_\_\_ PLAT (# of lots) \_\_\_\_\_ RESIDENCE \_\_\_\_\_ DRB SITE \_\_\_\_\_ ADMIN SITE

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

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

Check all that Apply:

### TYPE OF SUBMITTAL:

- \_\_\_\_\_ 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
- \_\_\_\_\_ 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:** \_\_\_\_\_ **By:** \_\_\_\_\_

COA STAFF:

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

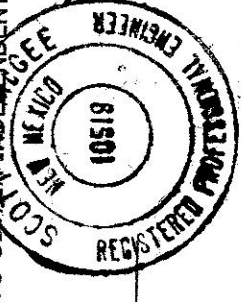
FEE PAID: \_\_\_\_\_

DRAINAGE CERTIFICATION

I, SCOTT M. MCGEE, NINPE 10519, OF THE FIRM SCOTT M. MCGEE P.E., LLC, HEREBY CERTIFY THAT THIS SITE HAS BEEN DESIGNED IN SUBSTANTIAL COMPLIANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 4/12/24. THE RECORD DRAWING IS THE FINAL DESIGN AND SHALL BE USED FOR CONSTRUCTION. I ALSO CERTIFY THAT I HAVE VISUALLY INSPECTED THE PROJECT SITE ON 9/17/24 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED TO REQUEST A PERMANENT CERTIFICATE OF OCCUPANCY.

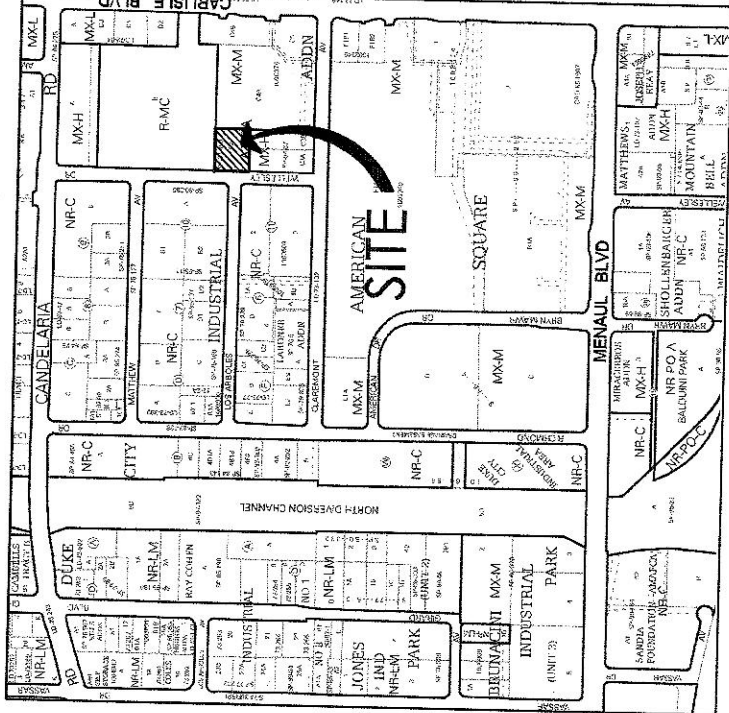
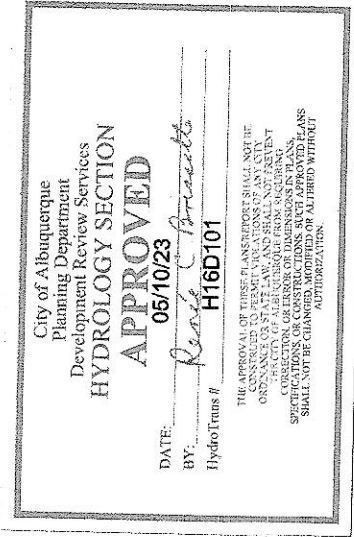
THE RECORD INFORMATION SHOWN HEREON IS NOT NECESSARILY COMPLETE AND IS ONLY INTENDED TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THE PROJECT. THESE RECORDS ARE NOT TO BE USED FOR ANY OTHER PURPOSES WITHOUT THE WRITTEN CONSENT OF THE ENGINEER. THE ENGINEER'S LIABILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE PROJECT AND DOES NOT EXTEND TO ANY OTHER ASPECTS OF THE PROJECT OR TO ANY OTHER PROJECTS.

Scott M. McGee 4/12/24  
SCOTT M. MCGEE, NINPE 10519



LEGEND

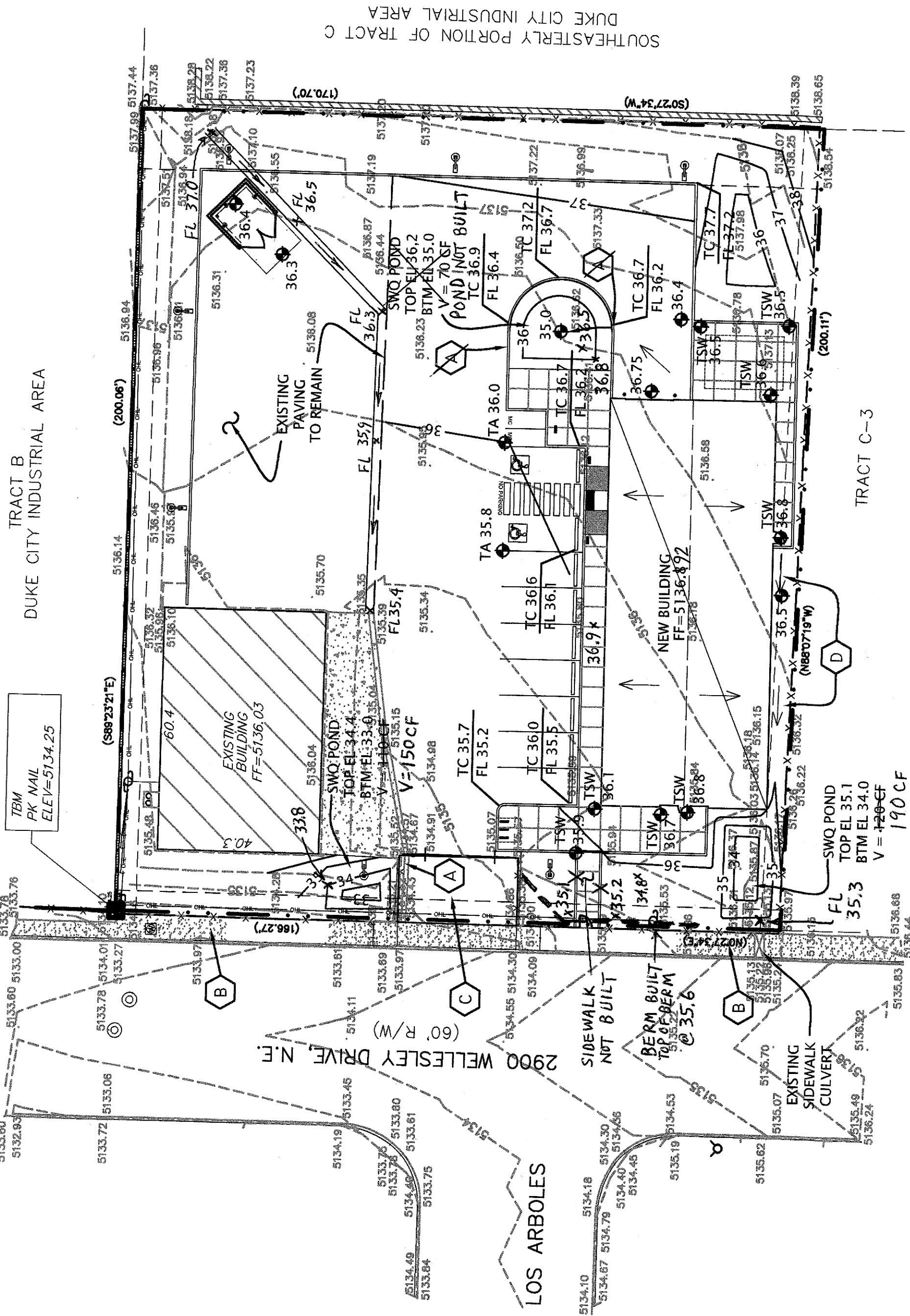
EXISTING CONTOUR LINE
FF=5136.8
NEW CONTOUR LINE
FINISH FLOOR ELEVATION
TC 36.5
NEW SPOT ELEVATION
TC 36.9
TOP OF CURB
FL 36.4
FLOW LINE
X 36.5
AS-BUILT ELEVATION



VICINITY MAP

NOT TO SCALE

TRACT B  
DUKE CITY INDUSTRIAL AREA



GRADING AND DRAINAGE PLAN

1" = 20'



KEYED CONSTRUCTION NOTES

- INSTALL NEW 24" CURB OPENING.
- EXISTING PUBLIC SIDEWALK TO REMAIN.
- EXISTING ENTRY DRIVE TO REMAIN.
- EXISTING 12" DEEP ROCK-LINED (2'-4" SIZE) SWALE TO CARRY ROOF RUNOFF WEST TO RETENTION POND AREA.

GENERAL DRAINAGE NOTE: SIDE SLOPES NEED TO BE STABILIZED WITH NATIVE GRASS SEED (PER CITY SPEC 1012) WITH 3" DEPTH AGGREGATE MULCH OR EQUAL (MUST SATISFY THE "FINAL STABILIZATION" CGP 2.2.14.b.).

DRAINAGE NOTES

ADDRESS: 2900 Wellesley Drive NE, Albuquerque, NM  
LEGAL DESCRIPTION: LOT C-2, DUKE CITY INDUSTRIAL AREA  
PARCEL AREA: 0.774 ACRE DISTURBED AREA: 16,980 SF (0.39 acre)  
BENCHMARK: ELEVATION DATUM IS MEASURED WITH THE "TRIMBLE VLS NOW" GNSS RTK VIRTUAL REFERENCE SYSTEM (NAVD 1988)  
TBM: PK NAIL AT NW CORNER AS SHOWN ELEV=5134.25  
SURVEYOR: Community Sciences dated September 2022  
PRECIPITATION ZONE: 2

FLOOD HAZARD: From FEMA Map 35001C0351H (8/16/12) this site is identified as being within Zone 'X' which is determined to be outside the 0.2% annual chance floodplain.

OFFSITE FLOW: No offsite flow is accepted onsite.

EXISTING CONDITIONS: The site is developed with a single building and partial paving. It slopes down to the west and runoff discharges to Wellesley Drive NE.

PROPOSED IMPROVEMENTS: A new 4,000 SF building is proposed on this site along with a refuse enclosure, new paved parking area, and new landscaped areas. Landscaped areas will be depressed to retain the SWQ volume onsite.

DRAINAGE APPROACH: The drainage pattern will direct developed flow to the onsite retention pond to store the SWQ volume.

Existing land treatment: 5% C & 85% D

Q= [(0.5)(3.05)+(0.85)(4.34)](0.39)= 1.7 CFS

Proposed land treatment: 19% C and 81% D

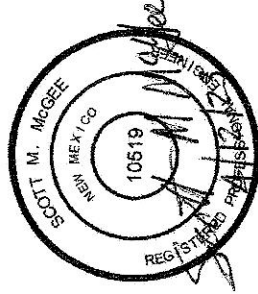
Q= [(0.19)(3.05)+(0.81)(4.34)](0.39)= 1.6 CFS

Redevelopment SWQ V= (0.26/12)(13,755) = 298 CF

The proposed retention storage area will provide V= 300 CF total

WEIR Calculations for 2' by 6' high curb opening:

Q= (C)(L)(H)<sup>3/2</sup>= (2.7)(2)(0.35)<sup>3/2</sup>= 1.9 CFS



Scott M McGee P.E.

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Albuquerque, NM 87122  
505.263.2905  
scottmcmgee@gmail.com

