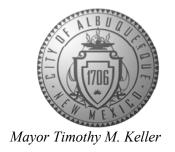
CITY OF ALBUQUERQUE

Planning Department Alan Varela, Director



February 23, 2024

Scott McGee, P.E. 9700 Sand Verbena Trail NE Albuquerque, NM 87122

RE: Safety Counseling Office 2900 Wellesley NE 30-day Temporary C.O. - Accepted Engineer's Certification Date: 02/22/24 Engineer's Stamp Date: 04/12/23 Hydrology File: H16D101

Dear Mr. McGee:

PO Box 1293

Based **solely** on the Certification received 02/23/2024, this letter serves as a "green tag" from Hydrology Section for a **30-day Temporary Certificate of Occupancy** to be issued by the Building and Safety Division.

Albuquerque

PRIOR TO PERMANENT CERTIFICATE OF OCCUPANCY:

NM 87103

1. Please Resubmit to <u>PLNDRS@cabq.gov</u> when ready with an updated City of Albuquerque engineer's certification on the as-built Grading & Drainage Plan.

www.cabq.gov

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.

If you have any questions, please contact me at 924-3995 or <u>rbrissette@cabq.gov</u>.

Sincerely,

Renée C. Brissette, P.E. CFM Senior Engineer, Hydrology Planning Department

Renée C. Brissette



City of Albuquerque

Planning Department
Development & Building Services Division

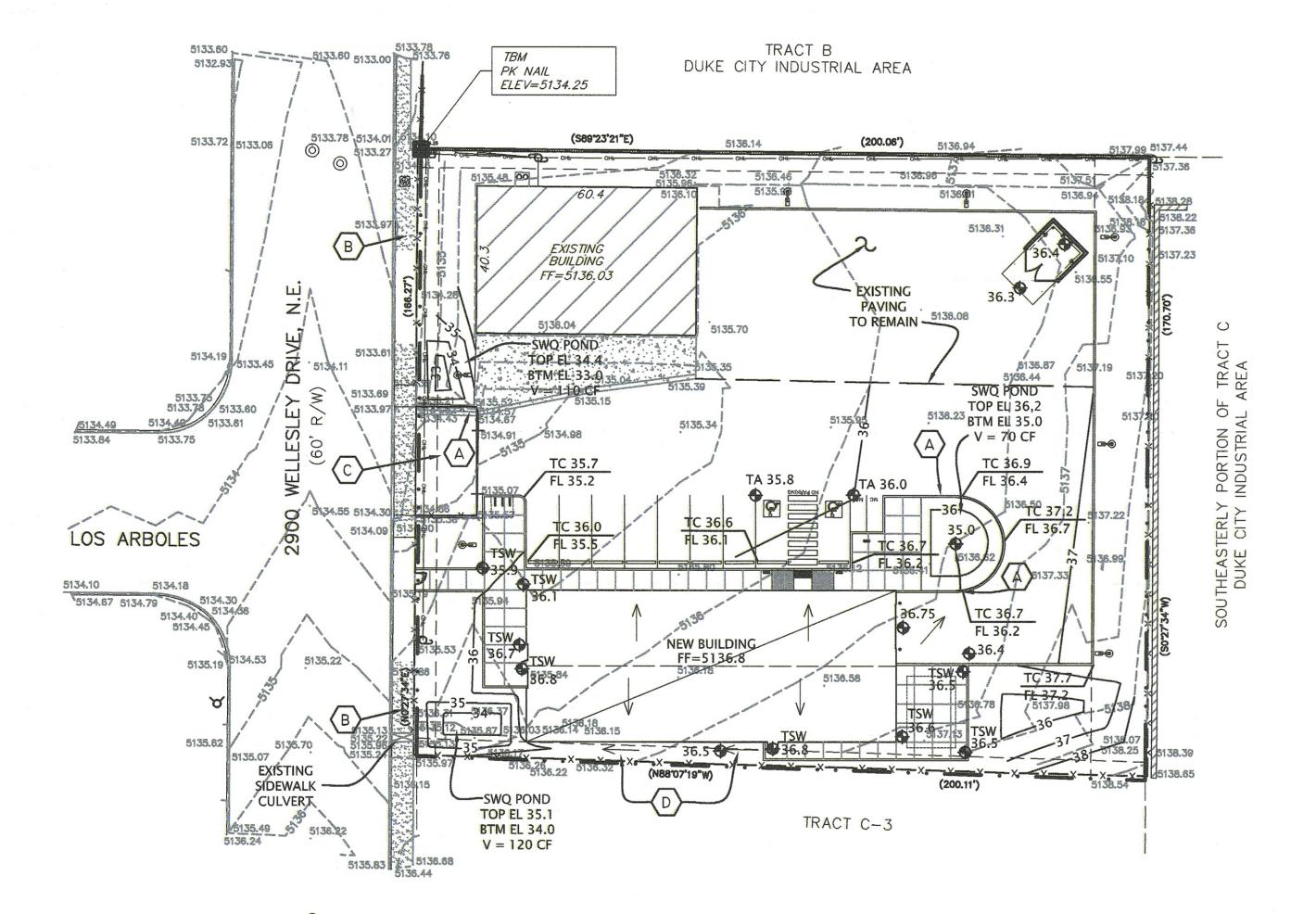
DRAINAGE AND TRANSPORTATION INFORMATION SHEET (DTIS)

Project Title:		Hydrology File #	
Legal Description:			
City Address, UPC, OR Parcel	:		
Applicant/Agent:		Contact:	
Address:			
Email:			
Applicant/Owner:		Contact:	
Address:		Phone:	
Email:			
(Please note that a DFT SITE is or	ne that needs Site Plan A	pproval & ADMIN SITE is one that does not need it.)	
TYPE OF DEVELOPMENT:	PLAT (#of lots)	RESIDENCE	
	DFT SITE	ADMIN SITE	
RE-SUBMITTAL: YES	NO		
DED A DEMENT. TO A NI	SDODT A TION	HVDDOLOGV/DD A DIA CE	
DEPARTMENT: TRANS	SPORTATION	HYDROLOGY/DRAINAGE	
Check all that apply under Both	the Type of Submittal	and the Type of Approval Sought:	
TYPE OF SUBMITTAL:		TYPE OF APPROVAL SOUGHT:	
ENGINEER/ARCHITECT CERTIFICATION		BUILDING PERMIT APPROVAL	
PAD CERTIFICATION		CERTIFICATE OF OCCUPANCY	
CONCEPTUAL G&D PLAN		CONCEPTUAL TCL DFT APPROVAL	
GRADING & DRAINAGE PLAN		PRELIMINARY PLAT APPROVAL	
DRAINAGE REPORT		FINAL PLAT APPROVAL	
DRAINAGE MASTER PLAN		SITE PLAN FOR BLDG PERMIT DFT	
CLOMR/LOMR		APPROVAL	
TRAFFIC CIRCULATION LAYOUT (TCL) ADMINISTRATIVE		SIA/RELEASE OF FINANCIAL GUARANTEE	
		FOUNDATION PERMIT APPROVAL	
TRAFFIC CIRCULATION LAYOUT FOR DFT APPROVAL		GRADING PERMIT APPROVAL	
TRAFFIC IMPACT STUDY (TIS)		SO-19 APPROVAL	
STREET LIGHT LAYOUT		PAVING PERMIT APPROVAL	
OTHER (SPECIFY)		GRADING PAD CERTIFICATION	
- 111211 (C1 2011 1)		WORK ORDER APPROVAL	
		CLOMR/LOMR	
		OTHER (SPECIFY)	
DATE SUBMITTED:			

DRAINAGE CERTIFICATION FOR TEMPORARY CERTIFICATE OF OCCUPANCY

I, SCOTT M MCGEE, NMPE 10519, OF THE FIRM SCOTT M MCGEE PE, LLC, HEREBY REQUEST A TEMPORARY CERTIFICATE OF OCCUPANCY BE ISSUED FOR THIS. A SUBSEQUENT CERTIFICATION WILL BE MADE FOR A PERMANENT CERTIFICATE OF OCCUPANCY.

ANY RECORD INFORMATION SHOWN HEREON IS NOT NECESSARILY COMPLETE AND IS ONLY INTENDED TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING/ DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT ACCURACY



LEGEND

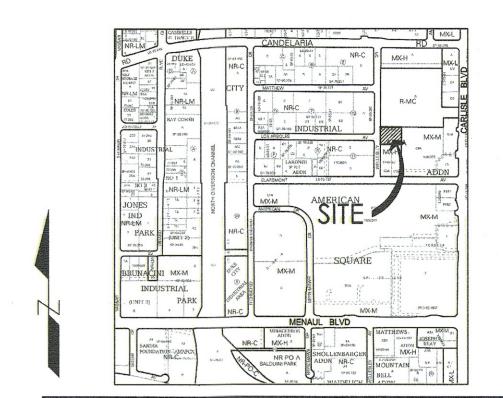
EXISTING CONTOUR LINE

NEW CONTOUR LINE

FF=5136.8 FINISH FLOOR ELEVATION **NEW SPOT ELEVATION**

TOP OF CURB FLOW LINE





VICINITY MAP

NOT TO SCALE

KEYED CONSTRUCTION NOTES

A. INSTALL NEW 24" CURB OPENING.

B. EXISTING PUBLIC SIDEWALK TO REMAIN. C. EXISTING ENTRY DRIVE TO REMAIN

D.BUILD 4'-WIDE x 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 VRS 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, and xeric landscape 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 & 95% DQ= [(.05)(3.05)+(0.95)(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)*3/2= (2.7)(2)(0.35)= 1.9 CFS





scottmmcgee@gmail.com

GRADING AND DRAINAGE PLAN

1" = 20'