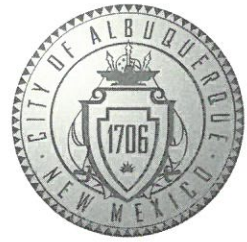


CITY OF ALBUQUERQUE



September 25, 2017

David Soule, PE
Rio Grande Engineering
1606 Central SE Suite 201
Albuquerque, NM 87106

**RE: Uptown Assisted Living
7611 Indian School
Requested for Permanent C. O. – Not Accepted
Engineers Stamp Date 11/11/15 (H19D082)
Certification dated: 9-15-17**

Dear Mr. Soule,

Based on the certification provided in your submittal received 9/15/2017, the above referenced site cannot be accepted for release of Certificate of Occupancy by Hydrology.

PO Box 1293

If you have any questions, you can contact me at 924-3686 or Marwa Alnajjar at 924-3675.

Albuquerque

Sincerely,

NM 87103

James D. Hughes, P.E.
Principal Engineer, Planning Dept.
Development and Review Services

www.cabq.gov

MA/JH

C: email, Cordova, Camille C.; Miranda, Rachel; Sandoval, Darlene M.; Blocker, Lois

Al-Najjar, Marwa G.

From: Hughes, James D.
Sent: Monday, September 25, 2017 8:15 AM
To: Al-Najjar, Marwa G.
Subject: FW: Uptown assisted living (H19-D82)

Marwa,
Please disapprove the CO request. See below.
Sincerely
Doug Hughes PE CFM
Principal Engineer Planning Dept.
jhughes@cabq.gov 924-3986

From: David Soule [<mailto:david@riograndeengineering.com>]
Sent: Monday, September 25, 2017 6:38 AM
To: Hughes, James D.
Subject: Uptown assisted living (H19-D82)

Doug, thank you for your comment. There was an asphalt curb on the adjacent lot but either time or this construction has made the curb insufficient to keep flow from overtopping and coming onto our site. My client is going to construct a concrete header curb on the property line. Since this is new, I will need to update the certification and resubmit. Thank you for pointing this out and giving me the opportunity to correct. I believe you are implementing a deadline on resolving submittals, so if you need to my last certification should be rejected. I will be resubmitting in a few days and will send picture so a second field visit may not be required.

David Soule



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:** DAVID SOULE

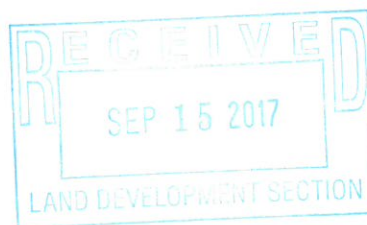
COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

David Soule

From: Rodriguez, Jason T. [jtrodriguez@cabq.gov]
Sent: Tuesday, August 29, 2017 8:02 AM
To: Hughes, James D.
Cc: Elliott, Stanice; Peterson, Dana M.; david@riograndeengineering.com
Subject: 7611 Indain School NE
Attachments: IMG_20170825_094431750.jpg

Good morning I have inspected the side walk culvert for file #H19D082 and is a pass. If you need any more let me know.

Thanks
Jason



9/15/2017

FIRST FLUSH REQUIREMENT=21,518X.34/12=609 CF
PROVIDED=609 CF

609 CF
PROVIDED
ONSITE

POND NOT
CONSTRUCTED
FIRE MARSHALL
REQUIRED TURN
AROUND ROOM

FL=16.08

18.82

6" CURBFACE

EXISTING SW
CULVERT

J. RODRIGUEZ
EMAIL
APPROVED

PRIVATE DRAINAGE IMPROVEMNET IN PUBLIC ROW
NOTICE TO CONTRACTORS

Notice to Contractor
(Special Order 19 ~ "SO-19")

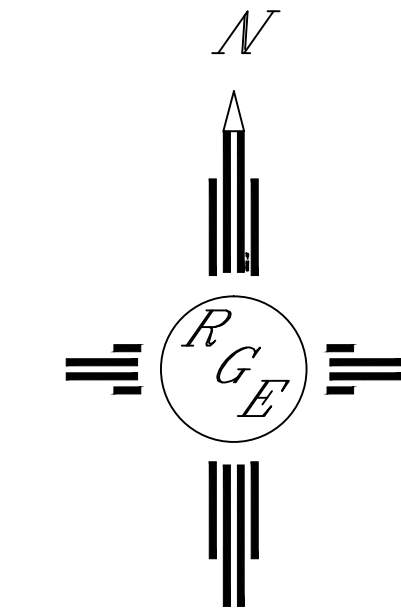
1. An excavation permit will be required before beginning any work within City Right-Of-Way.
2. All work on this project shall be performed in accordance with applicable federal, state and local laws, rules and regulations concerning construction safety and health.
3. Two working days prior to any excavation, 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		

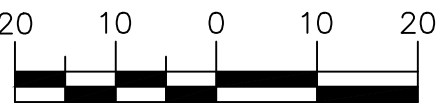
I David Soule, NMPE 14522, of the firm Rio Grande Engineering, hereby certify that this project has been graded and will drain in substantial compliance with and in accordance with the design intend of the approved plan dated 11/11/15. The record information edited on the original design document has performed by me or under my direct supervision and is true and correct to the best of my knowledge and belief. The as-built survey was provided DAVID ACOSTA NMPS 21082. The certification is submitted in support of a request for PERMANENT CERTIFICATE OF OCCUPANCY. The record information presented heron 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.



9/15/17



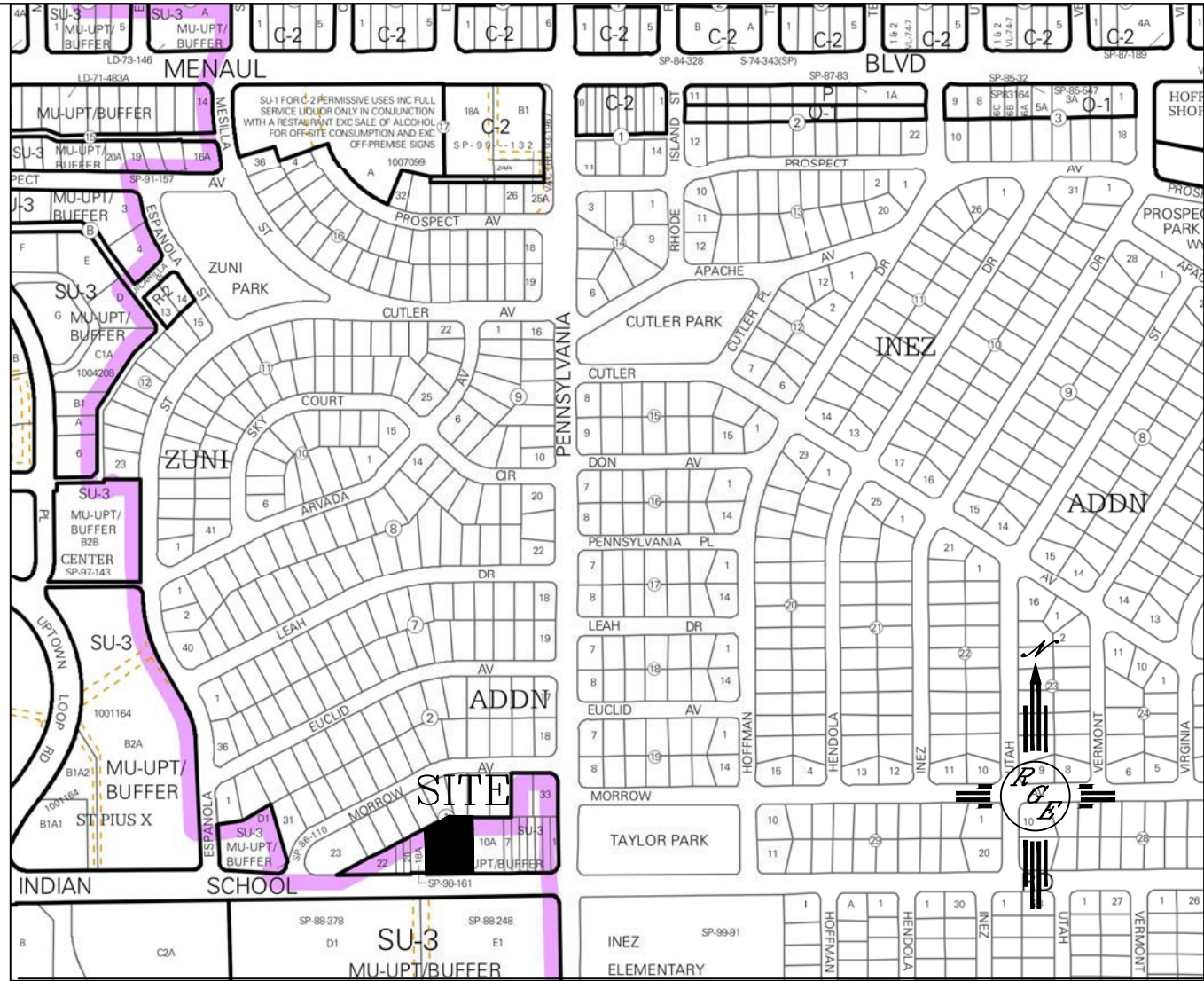
GRAPHIC SCALE



SCALE: 1"=20'

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 (CITY) ACCEPTANCE OF ANY PROJECT.



VICINITY MAP: H-19-Z



FIRM MAP: FM35001C0365H

LEGAL DESCRIPTION:

TRACT A ZUNI ADDITION EXCEPT LOT 11

NOTES:

1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. TOPOGRAPHIC SURVEY INFORMATION SHOWN ON THIS PLAN WAS OBTAINED BY CONSTRUCTION SURVEY TECHNOLOGIES, DAVID P ACOSTA PLS 21082.
3. No perimeter walls or fencing will be constructed and any future walls or fencing must be approved by Bernalillo County Public Works

LEGEND

- - - - -5411- - - - - EXISTING CONTOUR
- - - - -5410- - - - - EXISTING INDEX CONTOUR
- - - - -5411- - - - - PROPOSED CONTOUR
- - - - -5410- - - - - PROPOSED INDEX CONTOUR
- PROPOSED ELEVATION
- PROPOSED LANDSCAPE SWALE

ENGINEER'S SEAL DAVID SOULE P.E. #14522	TRACT A ZUNIT ADDITION	DRAWN BY JDG
	GRADING AND DRAINAGE PLAN	DATE 11-08-2015
 Rio Grande Engineering 1606 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0999		SHEET # 1 OF 1
		JOB #