



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 8, 2000

Philip W Clark, PE
Clark Consulting Engineers
19 Ryan Rd.
Edgewood, NM 87015

Re: Snow Heights Shopping Center Grading and Drainage Plan
Engineer's Stamp dated 5-20-00 & 6-6-00 (H20/D9)
Address: 2009 Eubank Blvd NE

Dear Mr. Clark,

Based upon the information provided in your submittal dated 6-7-00, the above referenced site is approved for Building Permit and SO19 Permit.

Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

A separate permit is required is required for construction within City R/W. A copy of this approval letter must be on hand when applying for this permit.

Also, prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3986.

Sincerely,

Bradley L. Bingham, PE
Hydrology Review Engineer

C: Pam Lujan
file

PUBLIC WORKS DEPARTMENT

June 8, 2000

INTEROFFICE CORRESPONDENCE

HYDROLOGY DIVISION

TO: Desiderio Salas, Street Maintenance Division
VIA Barricades/Permits

FROM: Bradley L. Bingham PE, Hydrology Div., PWD ^{BUB}

SUBJECT: PRIVATE DRAINAGE FACILITIES WITHIN PUBLIC RIGHT-OF-WAY
DRAINAGE FILE NUMBER (H20/D9)
PROJECT: Snow Heights Shopping Center – 2009 Eubank Blvd NE

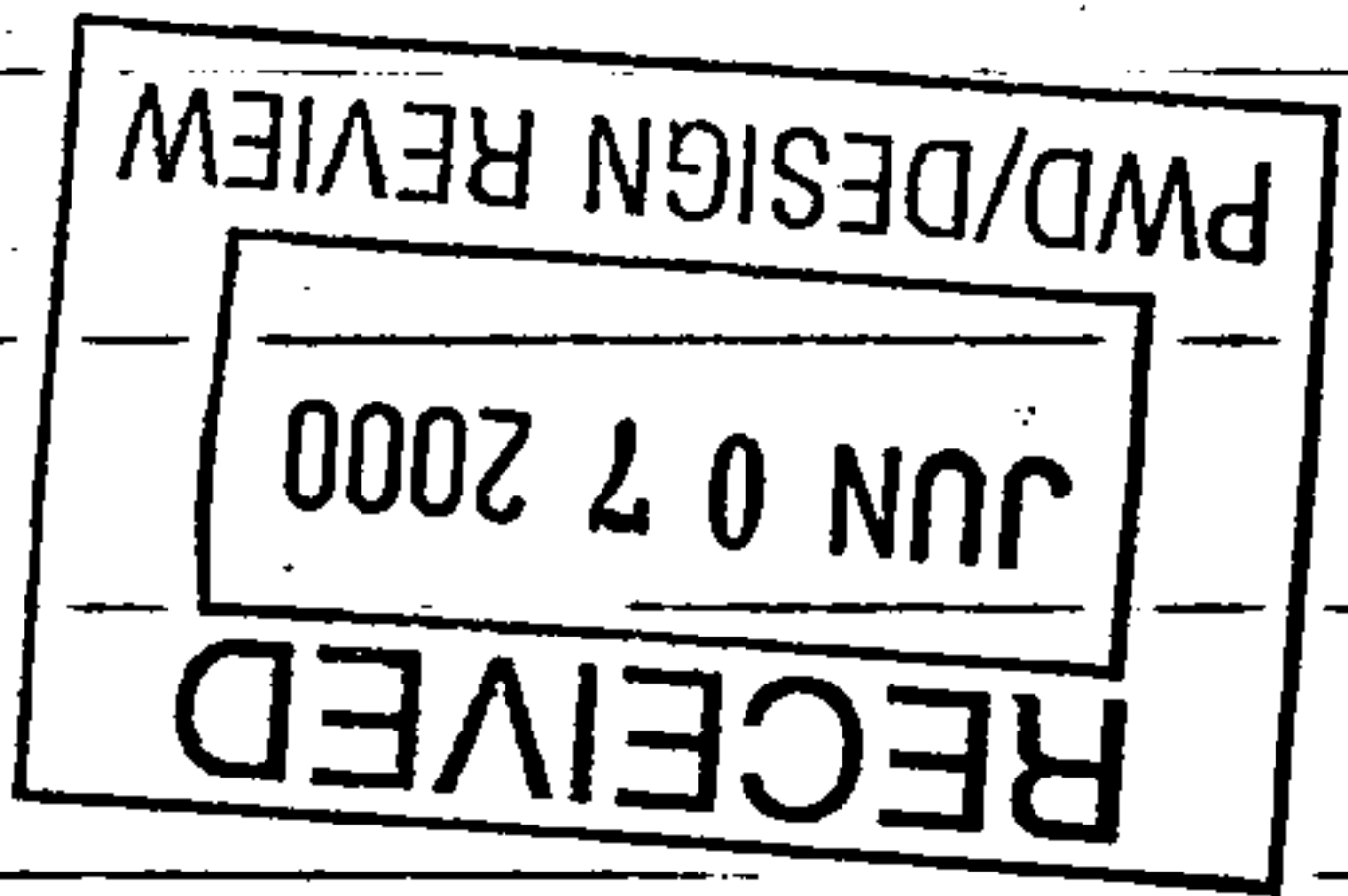
Transmitted herewith is a copy of the approved drainage plan for the referenced project incorporating the SO #19 design.

This plan is being submitted to you for permitting and inspection. Please provide this section with a signed-off copy per the signature block upon construction and acceptance by your office.

As you are aware, the signed off SO#19 is required by this office for Certificate of Occupancy release; therefore your expeditious processing of this plan would be greatly appreciated and would avoid any unnecessary delay in the release of Certificate of Occupancy.

Thank you for your cooperation and if you should have any questions and/or comments, please feel free to call me at 924-3986.

Attachment



Logged in

Added 50 19 Notes

Phil Clark

Thanks

To: Brad Bingham
Re: Drng. H.20/D9



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 24, 2000

Philip W Clark, PE
Clark Consulting Engineers
19 Ryan Rd.
Edgewood, NM 87015

Re: Snow Heights Shopping Center Grading and Drainage Plan
Engineer's Stamp dated 11-15-99 (H20/D9)

Dear Mr. Clark,

Based upon the information provided in your submittal dated 11-29-99, the above referenced site cannot be approved for Building Permit until the following comments are addressed:

1. As with any drainage submittal, a calculation of existing site runoff and proposed site runoff (per your note 4) is required. Please show all existing land treatments; you do show existing buildings but I also need existing asphalt parking, landscaping, etc. You are correct that there is capacity downstream, however, discuss where your runoff goes and what infrastructure is in place.
2. Roof runoff locations must be shown on the plan. If roof runoff is allowed to drain to the back (north and west sides) of the building, a swale and slope protection must be provided to protect property owners downslope. It also appears that you are adding a little fill to the slope in the NE corner. It looks like this slope is already at 3:1 so any fill would increase this slope. Therefore include erosion control measures in your plan.
3. Transportation comments about driveway slopes will change your grading plan slightly. You will still need a 1-foot water block at the driveway. It also appears you are planning to modify the existing drop inlet by the south drivepad. Modify site plan to miss this inlet or explain what modifications will be done.
4. Per City ordinance, all building finish floor elevations must be 1' higher than the adjacent water surface elevation, which in this case is 1' above flowline. Your finish floor for the retail building is adequate but raise the auto lube building to 5475.0 to achieve this.

If you have any questions, you can contact me at 924-3986.

Sincerely,

Bradley L. Bingham

Bradley L. Bingham, PE
Hydrology Review Engineer

C: file

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Snow Hts. ~~Office~~ Shopping Ctr. ZONE ATLAS/DRNG. FILE #: H-20/D009

DRB #: _____ EPC# _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Tracts A1, A-A-1, A-4 Snow Hts. Addition

CITY ADDRESS: @ Eubank & Snow Hts.

ENGINEERING FIRM: Clark Consulting Engineers CONTACT: Philip Clark

ADDRESS: 19 Ryan Road Edgewood NM 87015 PHONE: 281-2444

OWNER: EDC Contr. Inc. CONTACT: Jim Vaskeles

ADDRESS: _____ PHONE: 872-1700

ARCHITECT: Jim Medley CONTACT: Jim

ADDRESS: 3100 Christine NE 87111 PHONE: 292-3514

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

- ☒ DRAINAGE REPORT
- ☒ DRAINAGE PLAN
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☒ GRADING PLAN
- ☒ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION
- ☒ OTHER w/ Site Plan (1) copy

PRE-DESIGN MEETING:

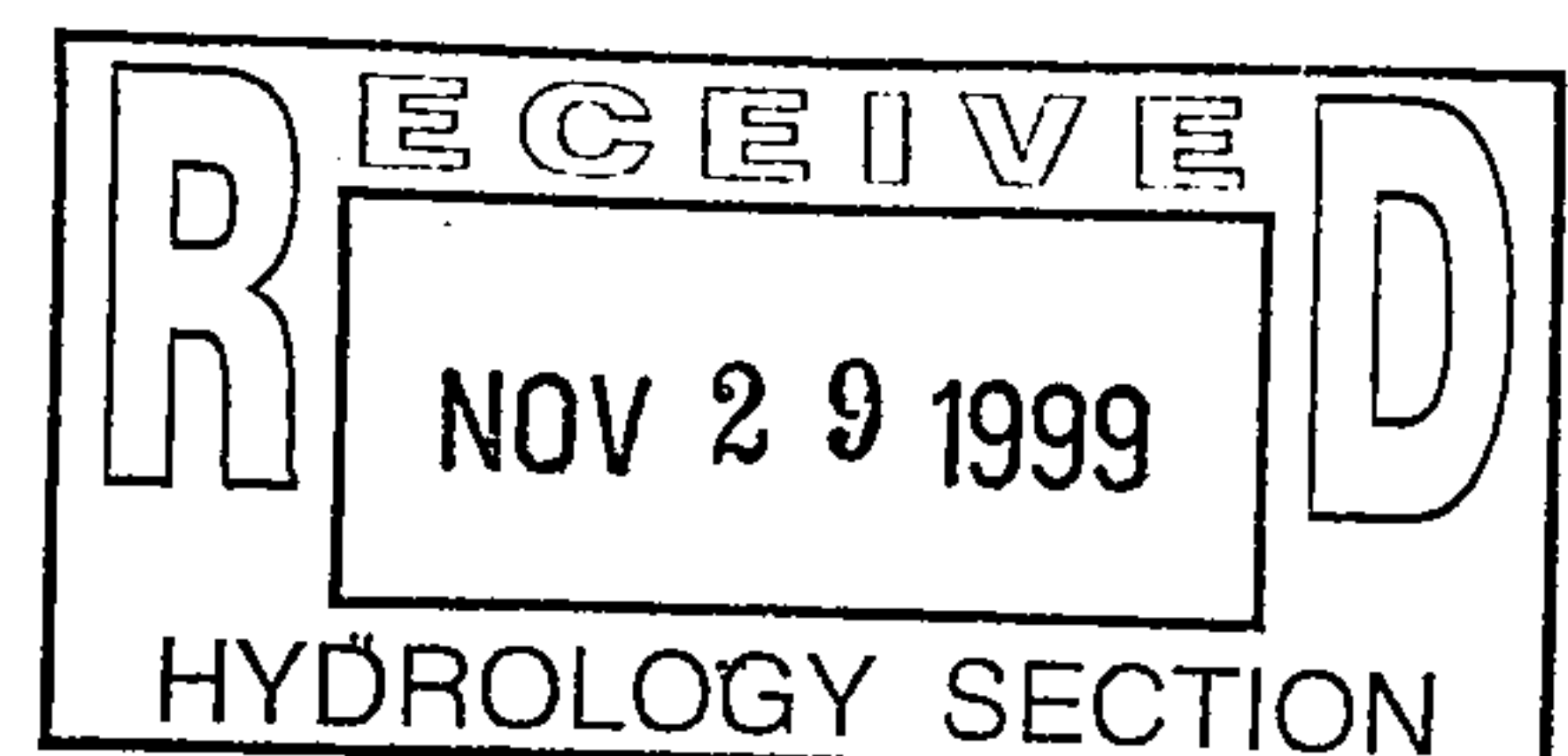
- ☐ YES
- ☒ NO
- ☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S.DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S.DEV. PLAN FOR BLDG PER. APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ S.A.D. DRAINAGE REPORT
- ☐ DRAINAGE REQUIREMENTS
- ☐ SUBDIVISION CERTIFICATION
- ☐ OTHER _____

(Specify)

Date: 11/29/99
Submitted by: Steve W. Jack



DRAINAGE INFORMATION SHEET

PROJECT TITLE: Snow Hts. ~~Office~~ Shopping Ctr. ZONE ATLAS/DRNG. FILE #: H-20/D9

DRB #: _____ EPC# _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Tracts A1, A-A-1, A-4 Snow Hts. Addition

CITY ADDRESS: @ Eubank & Snow Hts.

ENGINEERING FIRM: Clark Consulting Engineers CONTACT: Philip Clark

ADDRESS: 19 Ryan Road Edgewood NM 87015 PHONE: 281-2444

OWNER: FDC Contr. Inc. CONTACT: Jim Vaskeles

ADDRESS: _____ PHONE: 872-1700

ARCHITECT: Jim Medley CONTACT: Jim

ADDRESS: 3100 Christine NE 87111 PHONE: 292-3514

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

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☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☒ GRADING PLAN
☒ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION
☐ OTHER _____

PRE-DESIGN MEETING:

- ☐ YES
☒ NO
☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

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☐ PAVING PERMIT APPROVAL
☐ S.A.D. DRAINAGE REPORT
☐ DRAINAGE REQUIREMENTS
☐ SUBDIVISION CERTIFICATION

OTHER _____

Date: 4/22/99 5/22/00
 Submitted by: Philip W. Clark

RECEIVED
 (Specify)
 MAY 22 2000
 HYDROLOGY SECTION

DATE: 5-19-00

PROJECT: 5th HTS Sh. Ctr.
H-20/D-9 PWC

CALCULATIONS

• DESIGN CRITERIA

HYDROLOGIC METHODS PER SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL (DPM) REVISED JANUARY 1993 FOR CITY OF ALBUQUERQUE ADOPTED BY THE COUNTY OF BERNALILLO
DISCHARGE RATE: $Q = Q_{PEAK} \times AREA$. "Peak Discharge Rates For Small Watersheds"
VOLUMETRIC DISCHARGE: $VOLUME = E_{WEIGHTED} \times AREA$
 $P100 = 2.60$ Inches, Zone 3 Time of Concentration; $TC = 10$ Minutes
DESIGN STORM: 100-YEAR/6-HOUR, 10-YEAR/6-HOUR [] = 10 YEAR VALUES

• EXISTING CONDITIONS

25% 75%
LOT AREA = 1.75 ACRES, WHERE EXCESS PRECIP. 'A' = 0.66 In. [0.19] 'D' = 2.36 In. [1.5]
PEAK DISCHARGE, $Q100 = 0.63$ CFS [0.2] WHERE UNIT PEAK DISCHARGE 'A' = 1.9 CFS/AC. [0.6]
THEREFORE: $VOLUME 100 = 12,292$ CF [7448] 'D' = 5.02 CFS/AC. [3.39]

• DEVELOPED CONDITIONS + FUTURE PAD (Imperv.)

DETERMINE LAND TREATMENTS, PEAK DISCHARGE AND VOLUMETRIC DISCHARGE FOR STUDY AREA

	AREA	LAND TREATMENT	Q Peak	E
UNDEVELOPED	---	Ac.	---	---
LANDSCAPING	0.25 Ac.	B	1.87[0.58]	0.66[0.19]
COMPACTED SOIL & Slopes >	0.10 Ac.	C	2.60[1.19]	0.92[0.36]
ROOF -- PAVEMENT	1.40 Ac.	D	3.45[2.00]	1.29[0.62]
	1.75 Ac.		5.02[3.39]	2.36[1.50]

THEREFORE: $E_{WEIGHTED} = 2.19$ In. [1.29] &

$Q100 = 8.02$ CFS
 $Q10 = 5.24$ CFS

$VOLUME 100 = 13912$ CF
 $VOLUME 10 = 8195$ CF

RECEIVED
MAY 22 2000

HYDROLOGY SECTION

Designing to Shape the Future



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

March 30, 2001

Kim Kemper, P.E.
Kemper-Vaughn Construction Engineers
3700 Coors NW
Albuquerque, New Mexico 87120

**RE: Grading and Drainage Certification
First State Bank - (Eubank & Snowheights Blvd) (H-20/D009)
Engineer's Stamp dated 9/25/2000
Engineers Certification dated 3/29/2001**

Dear Mr. Kemper:

Based upon the information provided in your Engineers Certification submittal dated 3/29/2001, the above referenced site is approved for Permanent Certificate of Occupancy.

If I can be of further assistance, please contact me at 924-3986.

Sincerely,

Bradley L. Bingham, PE
Senior Civil Engineer
Hydrology Section, PWD

C: Vickie Chavez, COA
Teresa Martin, COA
file

DRAINAGE INFORMATION SHEET

PROJECT TITLE: FIRST STATE BANK – SNOW HEIGHTS ZONE ATLAS/DRNG. FILE #: H/20 / D009

DRB#: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: TRACTS A-1, A-A-1 AND A-4, SNOW HEIGHTS ADDITION

CITY ADDRESS: EUBANK BLVD. NE

ENGINEERING FIRM: KEMPER-VAUGHAN CONS. ENGRS. CONTACT: KIM R. KEMPER

ADDRESS: 3700 COORS RD, NW SUITE C PHONE: 831-4520

OWNER: FIRST STATE BANK CONTACT: JIM WARREN

ADDRESS: P.O. BOX 3686 87190 PHONE: 241-7105

ARCHITECT: JLS ARCHITECTS, INC CONTACT: JOE SLAGLE

ADDRESS: 1600 RIO GRANDE BLVD. PHONE: 246-0870

SURVEYOR: AUTOMATED DATA COLLECTION SERVICES. CONTACT: PHILIP CLARK

ADDRESS: 19 RYAN ROAD PHONE: 281-2444

CONTRACTOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

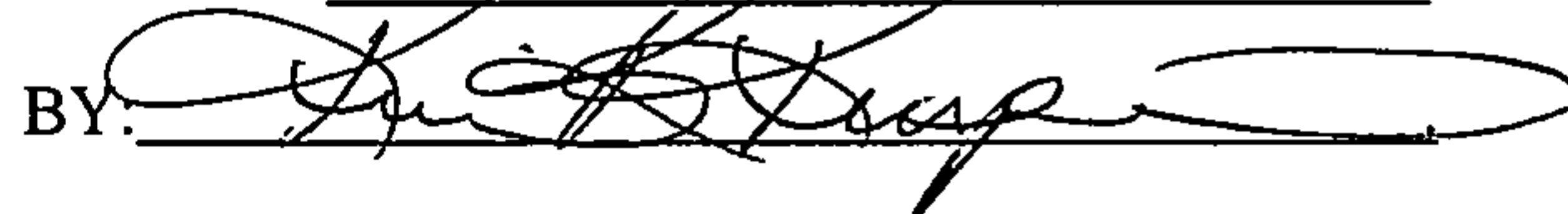
TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☒ ENGINEER'S CERTIFICATION
- ☐ OTHER _____
- ☐ PRE-DESIGN MEETING
- ☐ YES
- ☒ NO
- ☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
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- ☒ CERTIFICATE OF OCCUPANCY APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ S.A.D. DRAINAGE REPORT
- ☐ DRAINAGE REQUIREMENTS
- ☐ OTHER _____ (SPECIFY)

DATE SUMITTED: 3-29-00

BY: 

FIRST STATE BANK – SNOW HEIGHTS

GRADING PLAN & DRAINAGE PLAN

September 25, 2000

Prepared for:

JLS Architects, Inc.

1600 Rio Grande Blvd.

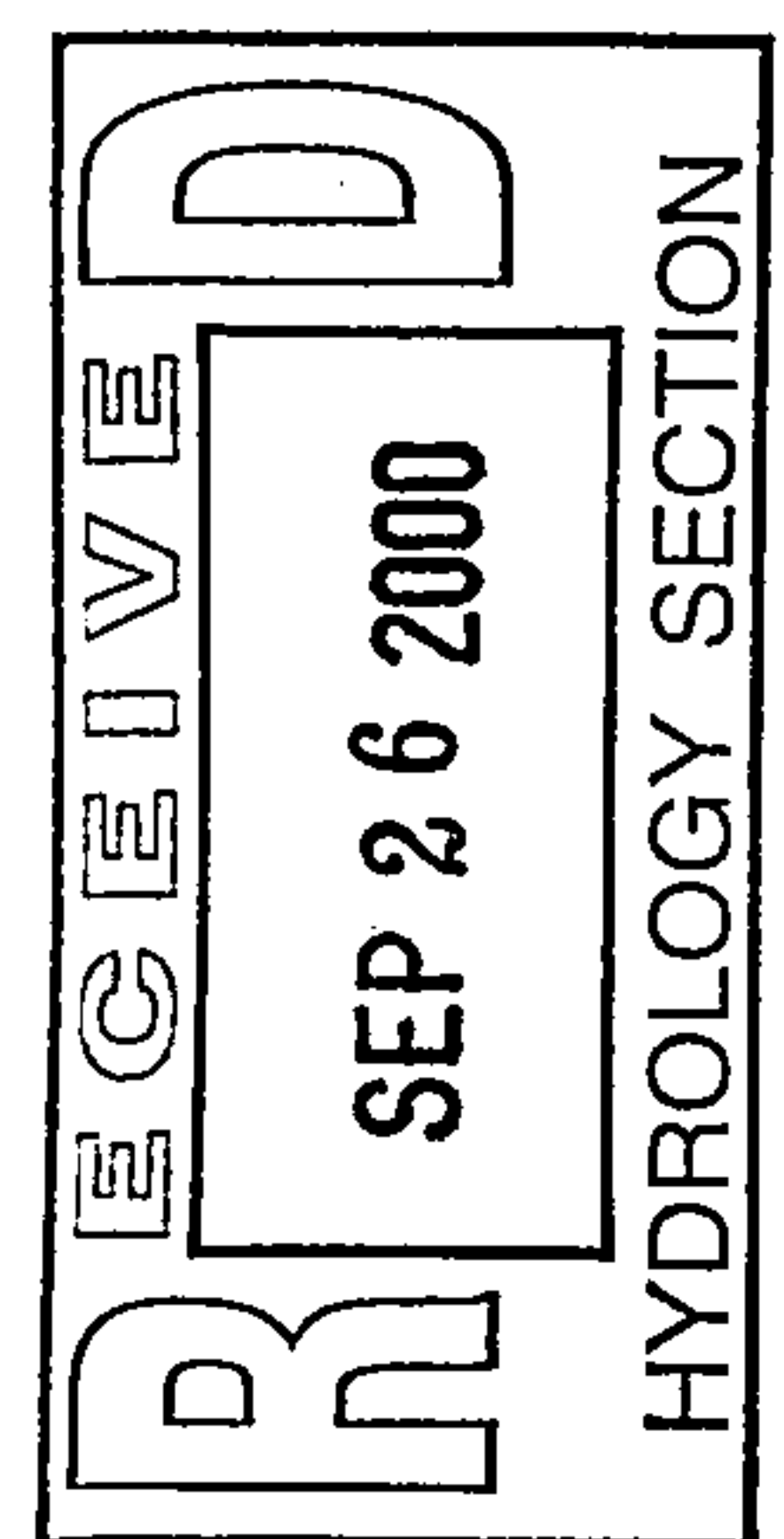
Albuquerque, New Mexico 87104

Prepared by:

KEMPER-VAUGHAN CONSULTING ENGINEERS

3700 Coors Road NW

Albuquerque, New Mexico 87120



LEGAL DESCRIPTION:

Tracts A-1, A-A-1, and A-4 Snow Heights Addition, Albuquerque, Bernalillo County, New Mexico.

FLOOD BOUNDARY:

✓ As Shown on Panel #356 of the 1996 Flood Insurance Rate Map, a portion of this site lies within a designated flood hazard area. A copy of this F.I.R.M. is attached. The flood hazard area is identified as Zone AO(depth 1). The flood boundary actually consumes the Eubank roadway corridor and encroaches onto the subject parcel. An approximate limit of this encroachment is shown on the attached grading plan. The Eubank corridor drains the (to) Embudo Channel which is immediately south of the subject property.

DRAINAGE PLAN:

This site is located on the southwest corner of Snow Heights Blvd. and Eubank Blvd. The concrete lined Embudo Channel bounds the site on the south. At one time the property was occupied with a garage and beauty salon. Those structures have since been demolished and the property is currently vacant. The planned improvements include the construction of a new bank building with a drive through and related parking and landscaping. This proposed building is the first phase of a multi phase project. As shown on the grading plan approximately 45% of the parcel will not be developed at this time nor will it be affected by this initial effort.

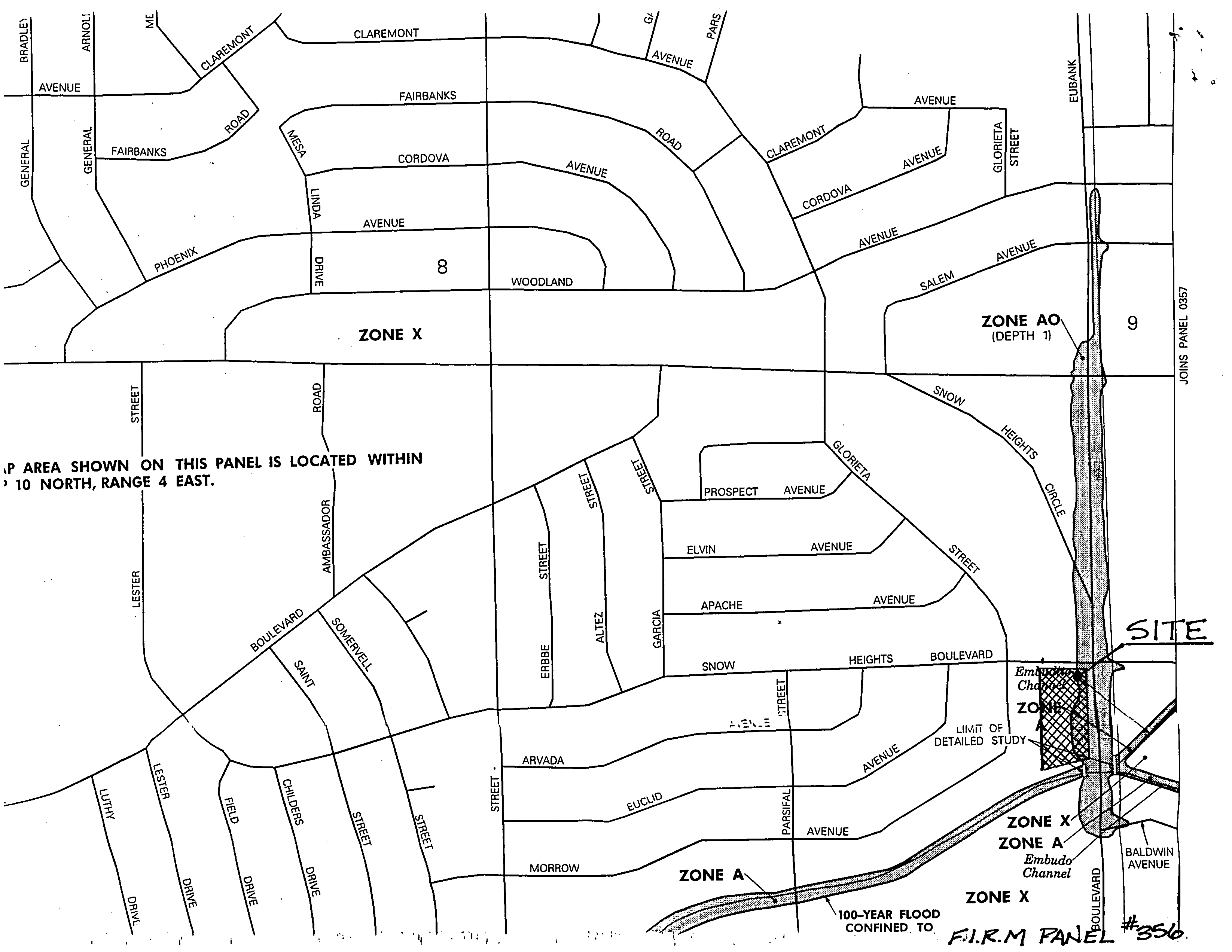
Historically, this site drained to Snow Heights, Eubank and directly to the Embudo Channel. All these storm waters eventually reach the Embudo Channel. This attached grading proposes to maintain this drainage pattern with the exception that no waters will drain directly to the lined Channel. All storm waters will drain through the proposed driveways to the adjacent improved street and then be conveyed through storm system facilities.

✓ The grading plan proposes to address the encroachment of the flood boundary by providing a 1-foot water block at each of the two new driveways. In addition, the finished floor elevation of the proposed building was raised 1-foot above the flood boundary depth.

CALCULATIONS:

All calculation included herein are in accordance with the City of Albuquerque, DPM Section 22.2. All calculations consider the 100-year design event. Peak flow rates are provided for the 6-hour event and data is given for the 6-hour, 24-hour and 10-day volumetric runoff.

We do not have accurate data on the condition of the site prior to the demolition of the previous structures. Therefore, the calculations provide for the entire site to be land treatment C. If the prior condition was known, the resulting increase in peak rate of discharge and volumetric runoff would likely be less or even non existent.



UP AREA SHOWN ON THIS PANEL IS LOCATED WITHIN
10 NORTH, RANGE 4 EAST.

ZONE AO
(DEPTH 1)

SITE

ZONE A
Embudo Channel

ZONE X
ZONE A
Embudo Channel

ZONE X

100-YEAR FLOOD
CONFINED TO

F.I.R.M. PANEL #356

JOINS PANEL 0357

FIRST STATE BANK AREA = 1.75 ac. (TOTAL AREA)

DRAINAGE ZONE 3

PRECIPITATION: 360 = 2.60 in.
1440 = 3.10 in.
10day = 4.90 in.

EXCESS PRECIPITATION:

PEAK DISCHARGE:

TREATMENT A	0.66 in.	1.87	cfs/ac.
TREATMENT B	0.92 in.	2.60	cfs/ac.
TREATMENT C	1.29 in.	3.45	cfs/ac.
TREATMENT D	2.36 in.	5.02	cfs/ac.

EXISTING CONDITIONS:

PROPOSED CONDITIONS:

	AREA	AREA
TREATMENT A	0.00 ac.	0.00 ac.
TREATMENT B	0.00 ac.	0.20 ac.
TREATMENT C	1.75 ac.	0.78 ac. (AREA NOT AFFECTED BY THIS PROJECT)
TREATMENT D	0.00 ac.	0.77 ac.

EXISTING EXCESS PRECIPITATION:

$$\begin{aligned}\text{Weighted E} &= (0.66) \times (0.00) + (0.92) \times (0.00) + (1.29) \times (1.75) + (2.36) \times (0.00) / 1.75 \text{ ac.} \\ &= 1.29 \text{ in.} \\ \text{V100-360} &= (1.29) \times (1.75) / 12 = 0.188125 \text{ ac-ft} = 8195 \text{ cf}\end{aligned}$$

EXISTING PEAK DISCHARGE:

$$Q_{100} = (1.87) \times (0.00) + (2.60) \times (0.00) + (3.45) \times (1.75) + (5.02) \times (0.00) = 6.04 \text{ cfs}$$

PROPOSED EXCESS PRECIPITATION:

$$\begin{aligned}\text{Weighted E} &= (0.66) \times (0.00) + (0.92) \times (0.20) + (1.29) \times (0.78) + (2.36) \times (0.77) / 1.75 \text{ ac.} \\ &= 1.72 \text{ in.} \\ \text{V100-360} &= (1.72) \times (1.75) / 12.0 = 0.250617 \text{ ac-ft} = 10917 \text{ cf} \\ \text{V100-1440} &= (0.25) + (0.77) \times (3.10 - 2.60) / 12 = 0.282700 \text{ ac-ft} = 12314 \text{ cf} \\ \text{V100-10day} &= (0.25) + (0.77) \times (4.90 - 2.60) / 12 = 0.398200 \text{ ac-ft} = 17346 \text{ cf}\end{aligned}$$

PROPOSED PEAK DISCHARGE:

$$Q_{100} = (1.87) \times (0.00) + (2.60) \times (0.20) + (3.45) \times (0.78) + (5.02) \times (0.77) = 7.08 \text{ cfs}$$

RESULTS (6-hour)

$$10917 - 8195 = 2722 \text{ cf Increase in volumetric runoff}$$

$$7.08 - 6.04 = 1.04 \text{ cfs Increase in peak rate of discharge}$$



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

October 20, 2000

Kim R. Kemper, P.E.
Kemper-Vaughan Consulting Engineers
3700 Coors Road NW, Suite C
Albuquerque, NM 87120

***RE: FIRST STATE BANK, SNOW HEIGHTS (H20-D9). GRADING AND DRAINAGE
PLAN FOR BUILDING PERMIT APPROVAL. ENGINEER'S STAMP DATED
SEPTEMBER 25, 2000.***

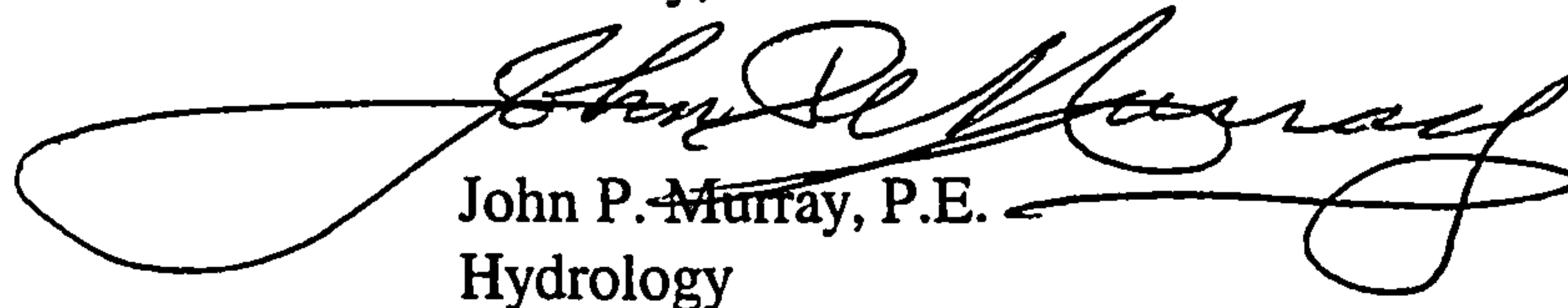
Dear Mr. Kemper:

Based on the information provided on your September 26, 2000 submittal, the above referenced project is approved for Building Permit.

Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

If I can be of further assistance, please feel free to contact me at 924-3984.

Sincerely,


John P. Murray, P.E.
Hydrology

c: Whitney Reiersen
✓ File

DRAINAGE INFORMATION SHEET

PROJECT TITLE: FIRST STATE BANK – SNOW HEIGHTS ZONE ATLAS/DRNG. FILE #: H/20-1009

DRB#: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: TRACTS A-1, A-A-1 AND A-4, SNOW HEIGHTS ADDITION

CITY ADDRESS: EUBANK BLVD. NE

ENGINEERING FIRM: KEMPER-VAUGHAN CONS. ENGRS. CONTACT: KIM R. KEMPER

ADDRESS: 3700 COORS RD, NW SUITE C PHONE: 831-4520

OWNER: FIRST STATE BANK CONTACT: JIM WARREN

ADDRESS: P.O. BOX 3686 87190 PHONE: 241-7105

ARCHITECT: JLS ARCHITECTS, INC CONTACT: JOE SLAGLE

ADDRESS: 1600 RIO GRANDE BLVD. PHONE: 246-0870

SURVEYOR: AUTOMATED DATA COLLECTION SERVICES. CONTACT: PHILIP CLARK

ADDRESS: 19 RYAN ROAD PHONE: 281-2444

CONTRACTOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT

☒ DRAINAGE PLAN

☐ CONCEPTUAL GRADING & DRAINAGE PLAN

☒ GRADING PLAN

☐ EROSION CONTROL PLAN

☐ ENGINEER'S CERTIFICATION

☐ OTHER _____

☐ PRE-DESIGN MEETING

☐ YES

☒ NO

☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

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☐ S. DEV. PLAN FOR SUB'D APPROVAL

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☐ GRADING PERMIT APPROVAL

☐ PAVING PERMIT APPROVAL

☐ S.A.D. DRAINAGE REPORT

☐ DRAINAGE REQUIREMENTS

☐ OTHER _____ (SPECIFY)

DATE SUMMITTED: 9-25-00

BY: [Signature]

