

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Interim Director



Mayor Timothy M. Keller

March 1, 2022

Robert Fierro, P.E.
Fierro & Company, LLC
6300 Montano Rd. NW, Suite C
Albuquerque, NM 87120

RE: Sanchez Residence
5219 La Bajada Rd. NW
Grading and Drainage Plan
Engineer's Stamp Date: 1/31/22
Hydrology File: J11D009A

Dear Mr. Fierro:

Based upon the information provided in your submittal received 01/31/2022, the Grading & Drainage Plan is approved for Grading Permit (earthwork can get started for the earth pad on the house).

Once the grading is complete, a pad certification (meaning that the earthwork is complete) will be required prior to release from Hydrology during the Building Permit process. Also, at the time of pad certification approval, Hydrology will concurrently approve the Grading & Drainage Plan for Building Permit.

As a reminder, if the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the Stormwater Quality Engineer (Dough Hughes, PE, jhughes@cabq.gov, 924-3420) 14 days prior

If you have any questions, please contact me at 924-3695 or dggutierrez@cabq.gov

Sincerely,

David G. Gutierrez, P.E.
Senior Engineer, Hydrology
Planning Department



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2018)

Project Title: _____ **Building Permit #:** _____ **Hydrology File #:** _____

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: _____

City Address: _____

Applicant: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Owner: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

TYPE OF SUBMITTAL: _____ 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: _____

February 18, 2022

David Gutierrez, PE
Hydrology
City of Albuquerque
600 Second Street NW
Albuquerque, New Mexico 87102

RE: Sanchez Residence at 5219 La Bajada Road NW, Albuquerque, NM

Dear Mr. Gutierrez:

The purpose of this letter is to give permission that grading can be performed and retaining walls constructed on my property being Lot R-1-A, Block 4 of the Palisades to accommodate the grading for Lot P-1-A, Block 4 of the Palisades as shown on the Grading Plan with engineer seal dated January 31, 2022.

Thank you for your consideration.

Natalie M. Sanchez POA for CHRISTOPHER SANCHEZ
Christopher M. Sanchez

ACKNOWLEDGEMENT:

STATE OF New Mexico)

)SS.

COUNTY OF Bernalillo)

ON THIS 18 DAY OF February, 2022, BEFORE ME PERSONALLY APPEARED
POA Christopher Sanchez KNOWN TO ME TO BE THE PERSON(S) DESCRIBED IN
AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED THE
SAME AS THEIR FREE ACT AND DEED.

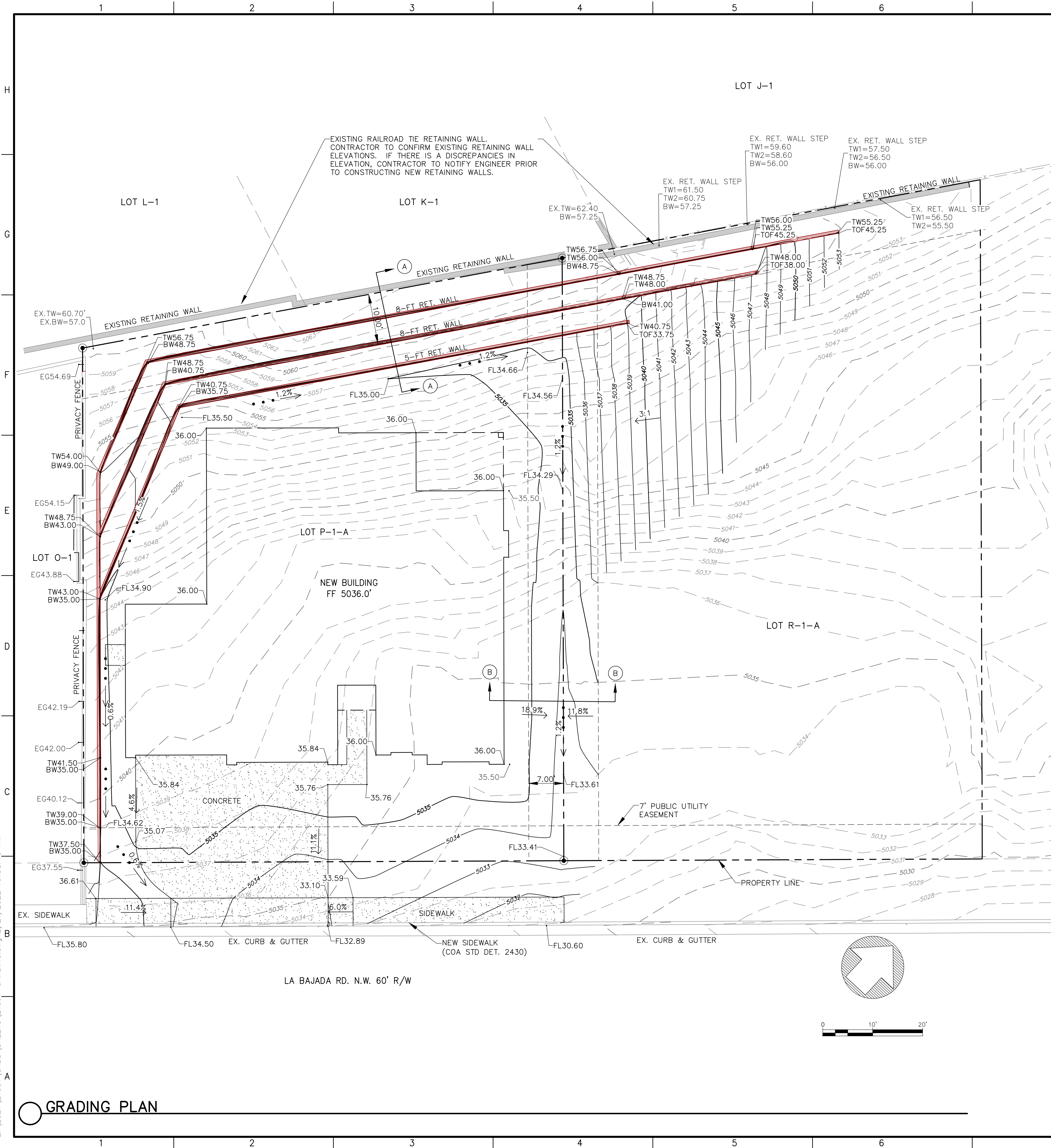
WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.

Susana Guerrero
NOTARY PUBLIC

5/21/2025
MY COMMISSION EXPIRES

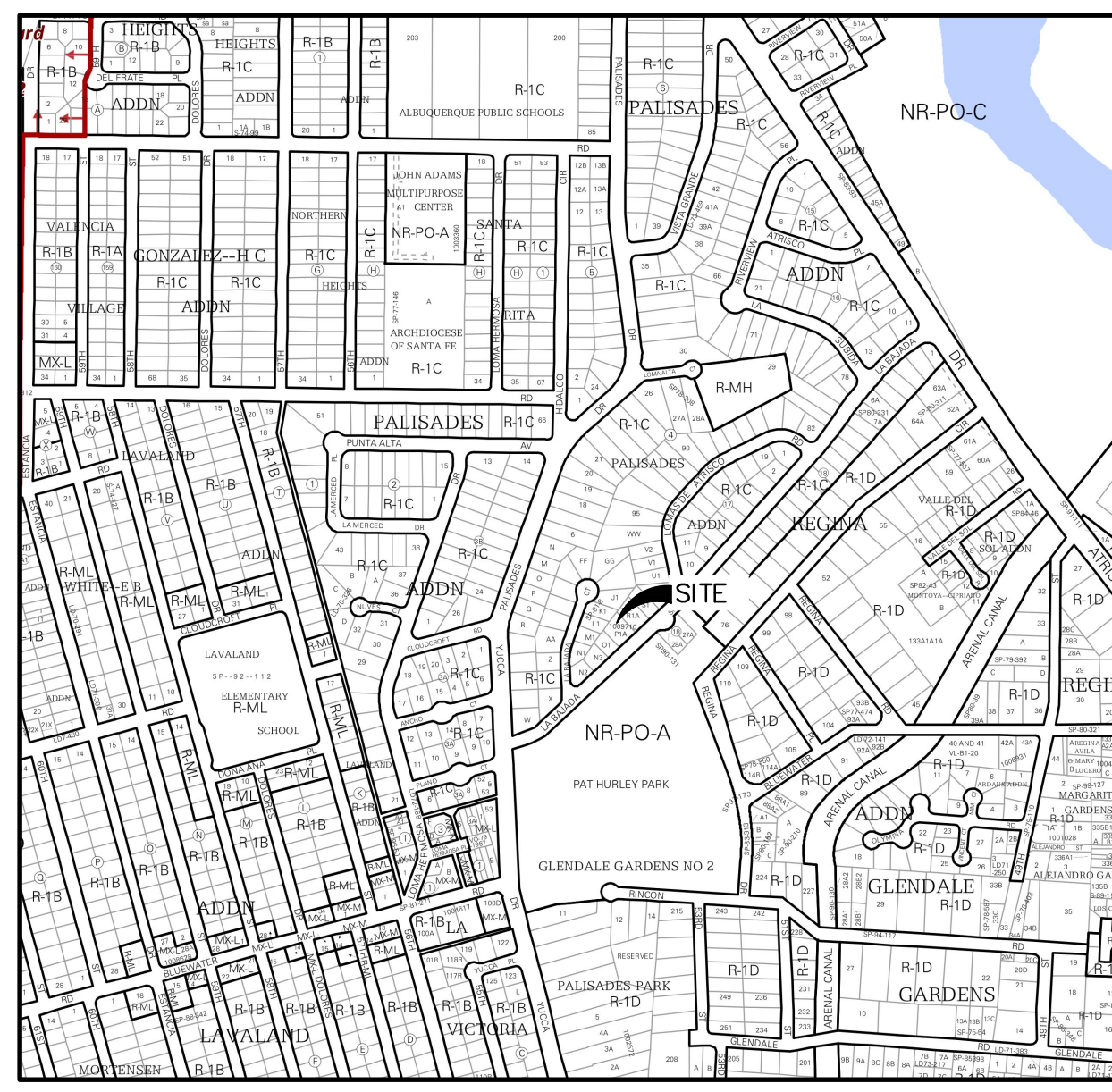
STATE OF NEW MEXICO
NOTARY PUBLIC
SUSANA GUERRERO
COMMISSION #1133519
COMMISSION EXPIRES 05/21/2025

Z:\2021\21091\CADD\21091-GRADING.dwg 2/21/2022 10:38:40 PM



BENCHMARK:
CITY OF ALBUQUERQUE SURVEY MONUMENT:
ACS BM, 24-J11
N1489117.62, E1506425.11 (NAD 83)
ELEV= 5018.578' (NAVD 1988)

- NOTES:**
- GARDEN AND RETAINING WALLS SHALL BE PERMITTED SEPARATELY.
 - CONTRACTOR SHALL TO PROTECT EXISTING GARDEN AND RETAINING WALLS ALONG PROPERTY LINE.
 - RETAINING WALLS SHOWN ARE PERMANENT AND MAY BE EXTENDED ACROSS LOT R-1-A WITH FUTURE DEVELOPMENT OF LOT R-1-A.



- GENERAL GRADING NOTES:**
- THE CONTRACTOR TO VERIFY LOCATION OF ALL UTILITIES SHOWN AND COORDINATE WITH ALL UTILITY OWNERS PRIOR TO ANY EXCAVATION.
 - THE CONTRACTOR SHALL LIMIT DISTURBANCE OF NATIVE VEGETATION TO A MINIMUM.
 - THIS PLAN RECOMMENDS POSITIVE DRAINAGE AWAY FROM ALL STRUCTURES TO PROHIBIT PONDING OF RUNOFF WHICH MAY CAUSE STRUCTURAL SETTLEMENT. FUTURE ALTERATION OF GRADES ADJACENT TO THE PROPOSED STRUCTURES IS NOT RECOMMENDED.
 - PERFORM GRADING AND EXCAVATION WORK IN COMPLIANCE WITH APPLICABLE SPECIFICATIONS, REQUIREMENTS, CODES AND ORDINANCES OF BERNALILLO COUNTY, NEW MEXICO.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR THE DISPOSAL OF OR OBTAINING EXCESS CUT OR FILL MATERIAL REQUIRED FOR FINAL GRADE.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING AND COORDINATING WITH NEW MEXICO ONE CALL PRIOR EXCAVATION.
 - CLEAR AND GRUBBING PER NM APWA SECTION 201 SPECIFICATION.
 - SPOT ELEVATIONS ARE TO FINISH GRADE UNLESS NOTED OTHERWISE.
 - THE CONTRACTOR SHALL CONFINE THEIR WORK TO WITHIN THE CONSTRUCTION LIMITS AND/OR PUBLIC RIGHT-OF-WAY TO PRESERVE EXISTING VEGETATION, LANDSCAPING, AND PRIVATE PROPERTY. APPROVAL OF THESE PLANS DOES NOT GIVE OR IMPLY ANY PERMISSION TO TRESPASS OR WORK ON PRIVATE PROPERTY. PERMISSION MUST BE GRANTED IN WRITING BY THE OWNER OF THAT PROPERTY.
 - TOPOGRAPHIC SURVEY OF EXISTING GROUND SURVEYED ON NOVEMBER 2021.
 - CONTRACTOR TO CLEAN UP SEDIMENT AND DEBRIS ON THE STREET, WHICH IS CAUSED BY CONSTRUCTION, AT THE END OF EACH WORK DAY. TEMPORARY DIRT RAMPS ARE NOT TO BE LEFT IN STREETS OR NEAR CURB.
 - SIDE SLOPES NEED TO BE STABILIZED WITH NATIVE GRASS SEED (PER CITY SPEC 1012) WITH AGGREGATE MULCH OR EQUAL (MUST SATISFY THE "FINAL STABILIZATION CRITERIA" CGP 2.2.14.B).

LEGEND

	APPARENT PROPERTY BOUNDARY	EG	EXISTING GRADE
	APPARENT ADJOINING PROPERTY LINE	FG	FINISHED GRADE
	APPARENT PROPERTY CORNER	FL	FLOW LINE
	FLOW PATH	TW	TOP OF WALL
	FLOW DIRECTION	BW	BOTTOM OF WALL
	ROOF FLOW DIRECTION	TOF	TOP OF FOOTER
	EXISTING EASEMENT		
	EXISTING FENCE		
	EXISTING MAJOR CONTOUR		
	EXISTING MINOR CONTOUR		
	PROPOSED MAJOR CONTOUR		
	PROPOSED MINOR CONTOUR		
	PROPOSED FLOWLINE		
	EXISTING CONCRETE		
	NEW CONCRETE		
	NEW RETAINING WALL		
	EXISTING RETAINING WALL		

City of Albuquerque
Planning Department
Development Review Services
HYDROLOGY SECTION
APPROVED
DATE: 3/1/22
BY: [Signature]
HydroTeam #

THE APPROVAL OF THESE PLANS DOES NOT IMPLY THE CITY OF ALBUQUERQUE IS PROVIDING A GUARANTEE OF ACCURACY OR A WARRANTY OF ANY KIND. THE CITY OF ALBUQUERQUE IS PROVIDING THESE PLANS AS A SERVICE TO THE PUBLIC AND DOES NOT ASSUME ANY LIABILITY FOR ANY DAMAGE, LOSS, OR INJURY THAT MAY BE CAUSED BY THE USE OF THESE PLANS. THE USER SHALL NOT BE HELD LIABLE FOR ANY DAMAGE, LOSS, OR INJURY THAT MAY BE CAUSED BY THE USE OF THESE PLANS.

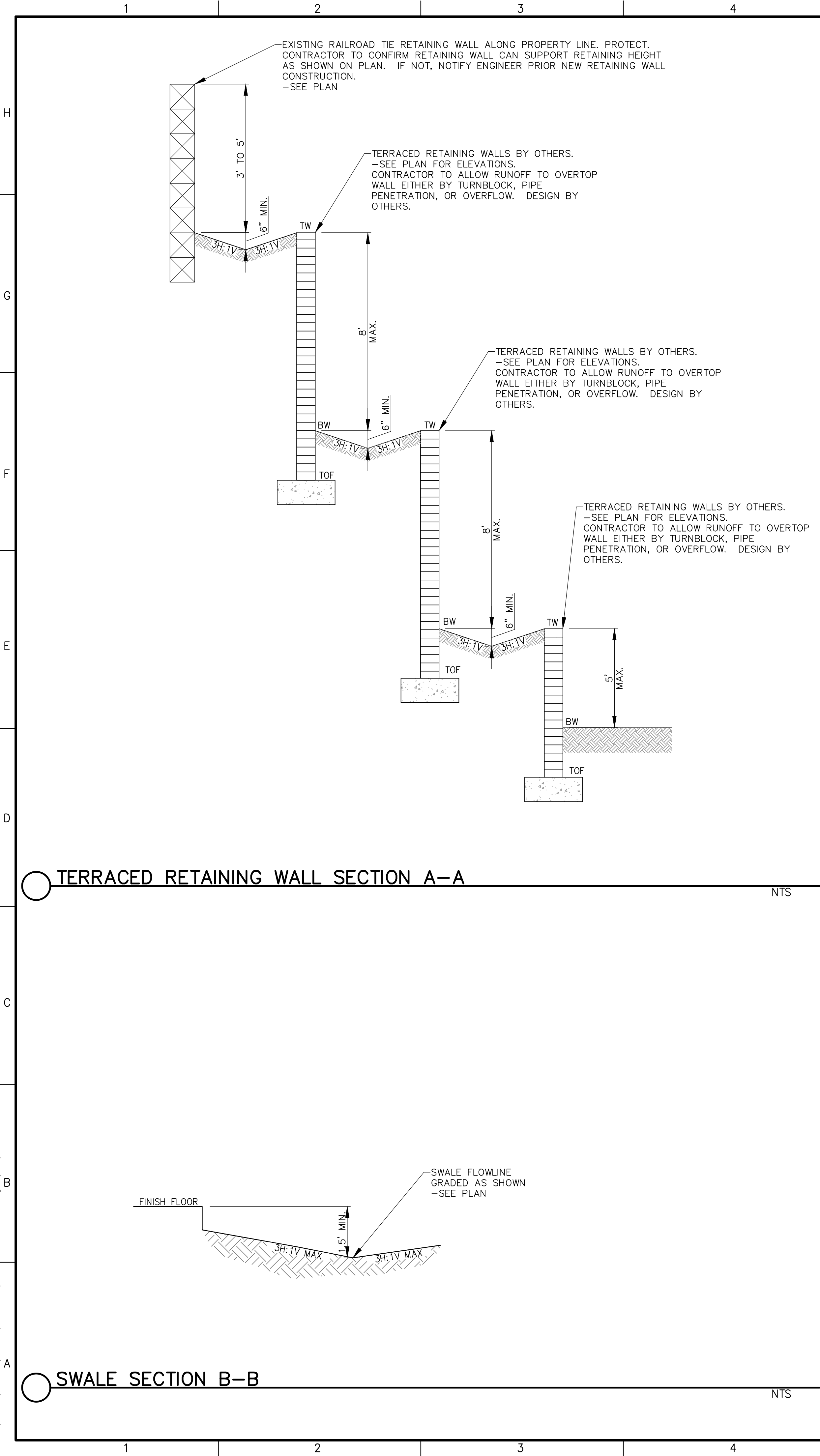
Fierro & Company
ENGINEERING | SURVEYING
6300 MONTANO RD. NW, SUITE C
ALBUQUERQUE, NEW MEXICO 87120
PH (505) 352-8930
www.fierrocompany.com

SANCHEZ RESIDENCE
5219 LA BAJADA RD. N.W.
ALBUQUERQUE, NM

PROJECT NAME	PROJECT NO.	BY	DESCRIPTION	DATE	REV.
SANCHEZ RESIDENCE 5219 LA BAJADA RD. N.W. ALBUQUERQUE, NM	21091	RJF			
		JB			
	RJF				

PROJECT NO: 21091
DESIGNED BY: RJF
DRAWN BY: JB
CHECKED BY: RJF
DATE: FEBRUARY 2021
SHEET TITLE
GRADING PLAN
SHEET NO:
C-1

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Introduction
The site is 0.2472 acres and is Lot P-1-A of Palisades Subdivision. The address to the site is 5219 La Bajada Rd. N.W. A 4,100 sq.ft. single residential building is proposed. A rough grading plan for this site was approved under Hydrology Number J11D009; however, the proposed residential building is different. The building will not have a stepped foundation and the footprint is bigger. The site is allowed free discharge

Methodology
Hydrologic procedures presented in the Hydrology Section of the DMP, Article 6-2(a), approved June 26, 2020 were followed.

Existing Condition
The site was under construction and grading occurred; however, the City stopped the construction activity until a final grading plan was approved. The site has a vertical drop of approximately 30-feet from back to front. Prior to the grading activity, the site had tiered railroad retaining walls which were covered and site had a slope of approximately 2H:1V. The site accepts offsite runoff with a 100-year, 24-hour peak discharge of less than 2 cfs from the adjoining lots to the north as stated in Hydrology file # J11D009.

Proposed Condition
A residential building with a footprint of approximately 4,100 sq.ft., three tiered retaining wall structure is proposed. The site will continue to accept offsite runoff from the lots along the north property line and convey runoff through the site via swales to La Bajada Road.

Conclusion
The development resides in a residential neighborhood in which most of the other residences are developed and are similar in regards to lot coverage and don't impound runoff. The site will continue to accept offsite runoff and free discharge to La Bajada Road NW. The storm water quality pond is not required for the site nor is one provided.

DRAINAGE REPORT

Lot P-1-A	Total Area (sq. ft.)	Total Area (acres)	Land Treatement (%)				Q ₁₀₀ (cfs)	V _{100yr-6hr} (ac-ft)	V _{100yr-24hr} (ac-ft)
			A	B	C	D			
Existing	10767	0.247	0.0	100.0	0.0	0.0	0.5	0.015	0.015
Developed	10767	0.247	0.0	47.7	0.0	52.3	0.8	0.031	0.035

HYDROLOGY SUMMARY



Fierro & Company
ENGINEERING | SURVEYING
6300 MONTANO RD. NW, SUITE C
ALBUQUERQUE, NEW MEXICO 87120
PH (505) 352-8930
www.fierrocompany.com

ENGINEER'S SEAL

PROJECT NAME

REV.	DATE	DESCRIPTION	BY

PROJECT NO: 21091

DESIGNED BY: R/JF

DRAWN BY: JB

CHECKED BY: R/JF

DATE: FEBRUARY 2021

SHEET TITLE

GRADING PLAN

SHEET NO:

C-2