

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT – Development Review Services



December 26, 2013

Richard J. Berry, Mayor

Reza Afaghpour, P.E.
c/o Shawn Biazar
10209 Snowflake Ct. NW
Albuquerque, NM 87114

RE: **506 Regina Drive NW** (Single Family Residential)
Lot 113, Regina Addition
Grading & Drainage Plan for Building Permit

J11-D036

PE Stamp: 11/25/2013

Dear Mr. Afaghpour:

Based upon the information provided in your resubmittal received 11-26-2013, the above referenced Grading and Drainage Plan is approved for Building Permit.

PO Box 1293

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

Albuquerque

Prior to Certificate of Occupancy release, an Engineer's Certification of Grading on this site, in accordance with this plan, will be required per the DPM checklist.

New Mexico 87103

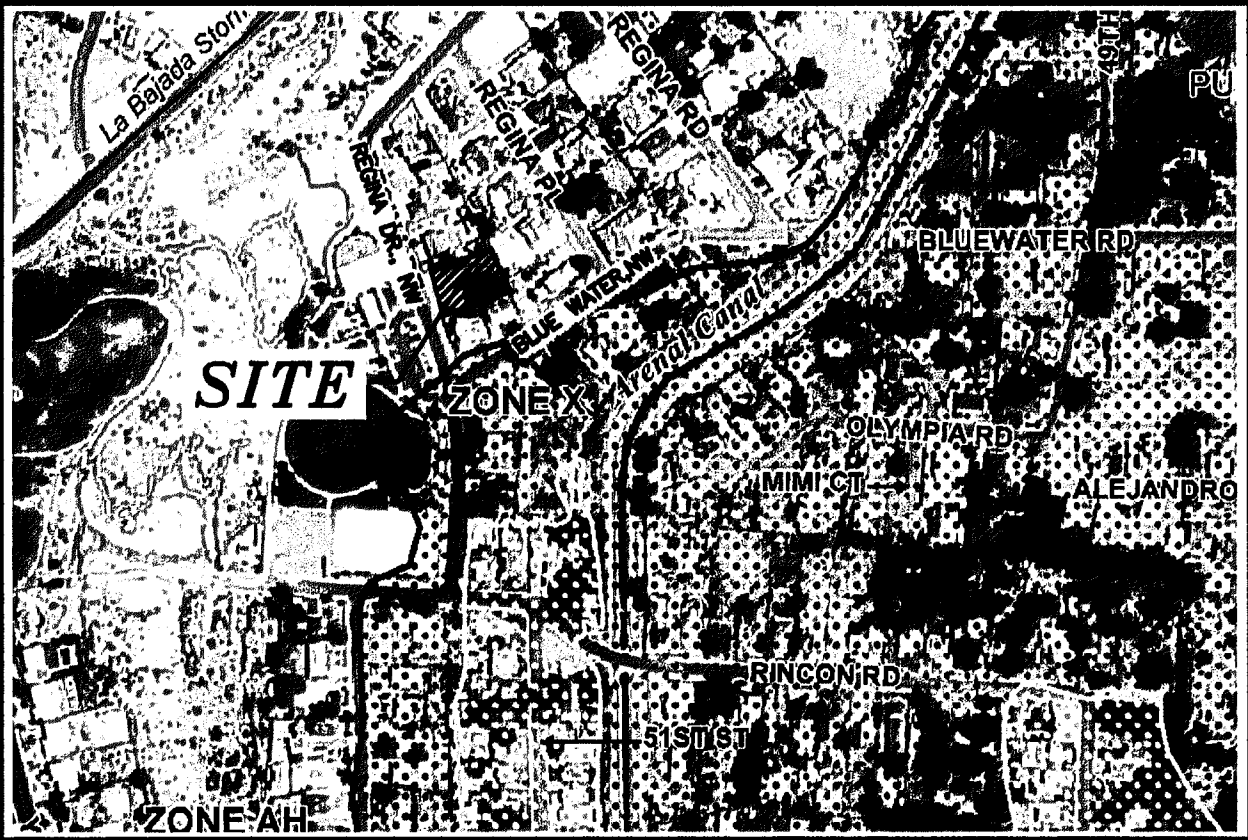
If you have questions, please email me at grolson@cabq.gov or phone 505-924-3994.

www.cabq.gov

Sincerely,

Gregory R. Olson, P.E.
Senior Engineer

Orig: Drainage file **J11/D036**
c.pdf Addressee via Email AECLLC@aol.com



FIRM MAP: 35001C0329H

GENERAL NOTES:

1. CONTOUR INTERVAL IS HALF (1.00) FOOT.
2. ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION 24_J11, HAVING AN ELEVATION OF 5018.578 FEET ABOVE SEA LEVEL.
3. UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
4. THIS IS NOT A BOUNDARY SURVEY. BEARINGS ARE ASSUMED, DISTANCES AND FOUND PROPERTY CORNERS ARE FOR INFORMATIONAL PURPOSES ONLY.
5. SLOPES ARE AT 3:1 MAXIMUM.

NOTICE TO CONTRACTORS

1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL FOR LOCATING SERVICE, 260-1990 OR "811", FOR LOCATION OF EXISTING UTILITIES.
4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONSTRUCTIONS. 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 THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

EROSION CONTROL PLAN AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUNOFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION 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 ACCEPTANCE OF ANY PROJECT.
6. ALL THE DISTURBED AREAS MUST BE REVEGETATED.

Location

Lot 113, Regina Addition, containing 0.3398 acre, is located at 7506 Regina 016 Prospect Ave., NE and contains ±0.3421 acres. See attached portion of Vicinity Map J-11-Z for exact location.

Purpose

The purpose of this drainage report is to present a grading and drainage solution for the proposed residential home. We are requesting rough grading, and building permit approval.

Existing Drainage Conditions

The site at its existing conditions drain north to south and then west to Regina Rd. No offsite runoff appears to enter the site. To the north, south and the east there are existing walls and houses. And to the west is the existing curb and gutter. According to FIRM map number 35001C0329H, map revised August 16, 2012, the site does not fall within a 100-year floodplain.

Proposed Conditions and On-Site Drainage Management Plan

Under the proposed conditions the runoff pattern will remain the same as existing. The runoff will drain from north to south and then west to Regina Rd. Under the developed conditions the runoff will increase only by 0.41 cfs. This increase is fairly small and should not have any impact on the the downstream storm drain structures.

Calculations

City of Albuquerque, Development Process Manual, Section 22.2, Hydrology Section, was used for runoff calculations. See this plan for AHYMO input and Summary output files.

AHYMO PROGRAM SUMMARY TABLE (AHYMO_97) -
INPUT FILE = REGINA.TXT

VERSION: 1997.02d RUN DATE (MON/DAY/YR) = 11/22/2013
USER NO.= AHYMO

COMMAND	HYDROGRAPH IDENTIFICATION	FROM NO.	TO NO.	AREA (SQ MI)	PEAK DISCHARGE (CFS)	RUNOFF VOLUME (AC-FT)	RUNOFF (INCHES)	TIME TO PEAK (HOURS)	CFS PER ACRE	PAGE = 1
START RAINFALL TYPE= 1 COMPUTE NM HYD	101.00	-	1	.00054	.70	.019	.66738	1.533	2.047	TIME=.00 RAIN6= 2.200 PER IMP=.00
START RAINFALL TYPE= 1 COMPUTE NM HYD	111.00	-	1	.00054	.27	.006	.22437	1.533	.775	TIME=.00 RAIN6= 1.470 PER IMP=.00
START RAINFALL TYPE= 1 COMPUTE NM HYD	101.10	-	1	.00054	1.11	.036	1.27610	1.500	3.249	TIME=.00 RAIN6= 2.200 PER IMP= 41.00
START RAINFALL TYPE= 1 COMPUTE NM HYD	111.10	-	1	.00054	.62	.020	.68757	1.500	1.823	TIME=.00 RAIN6= 1.470 PER IMP= 41.00
FINISH										

BASIN AREA

BASIN	AREA (SF)	AREA (AC)	AREA (MI ²)
ON-SITE	14,903.69	0.3421	0.000535

EXISTING

BASIN	Q-100 (CFS)	Q-10 (CFS)	TREATMENT
	(CFS)	(CFS)	A, B, C, D
ON-SITE	0.70	0.27	0%, 100%, 0%, 0%

PROPOSED

BASIN	Q-100 (CFS)	Q-10 (CFS)	TREATMENT
	(CFS)	(CFS)	A, B, C, D
ON-SITE	1.11	0.62	0%, 33%, 26%, 41%

LEGAL DESCRIPTION:

LOT 113, REGINA ADDITION, CONTAINING 0.3398 ACRE
ZONING: R-1

ADDRESS

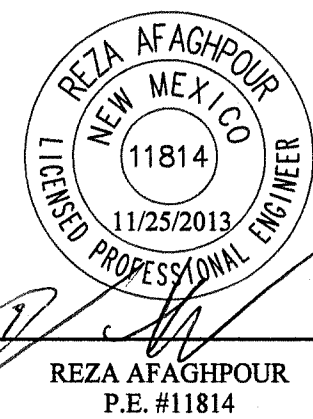
506 REGINA DR., NW

LEGEND

- 5100--- EXISTING CONTOUR (MAJOR)
- 5102--- EXISTING CONTOUR (MINOR)
- BOUNDARY LINE
- X 85.46 PROPOSED SPOT ELEVATION
- X 5265.16 EXISTING GRADE
- X 5284.43 EXISTING FLOWLINE ELEVATION
- fl PROPOSED RETAINING WALL
- BC=89.08 BOTTOM OF CHANEL
- TRW=91.50 TOP OF RETAINING WALL
- TF=88.00 TOP OF FOOTING
- HP HIGH POINT

GRAPHIC SCALE

20 10 0 20
SCALE: 1"=20'



SBS CONSTRUCTION AND ENGINEERING, LLC

10209 SNOWFLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505) 899-5370

506 REGINA DR., NW GRADING AND DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
ENRIQUE-GR.DWG	SH-B	11-15-2013	1

LAST REVISION: 11-25-13