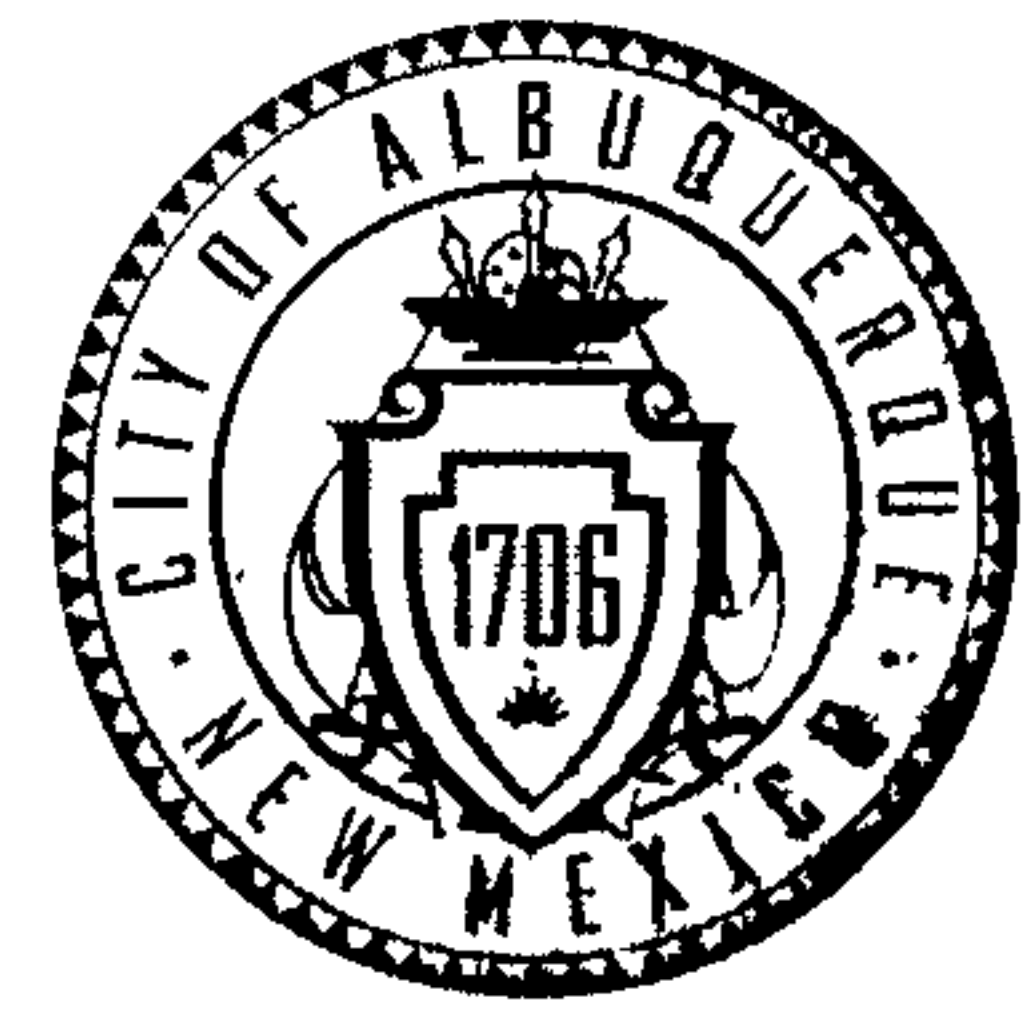


CITY OF ALBUQUERQUE



January 30, 2017

Richard J. Berry, Mayor

Jackie S. McDowell, P.E.
McDowell Engineering, Inc.
7820 Beverly Hills Ave. NE
Albuquerque, NM, 87122

RE: Jones Casas Devine Townhomes
Grading and Drainage Plan
Engineer's Stamp Date 1-9-2017 (File: J13D204)

Dear Mrs. Jackie:

Based upon the information provided in your submittal received 1-10-2017, the above referenced Grading and Drainage Plan is approved for final plat and building permit.

PO Box 1293

Please attach a copy of this approved plan in the construction sets for Building Permit processing. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

Albuquerque

If you have any questions, you can contact me at 924-3999.

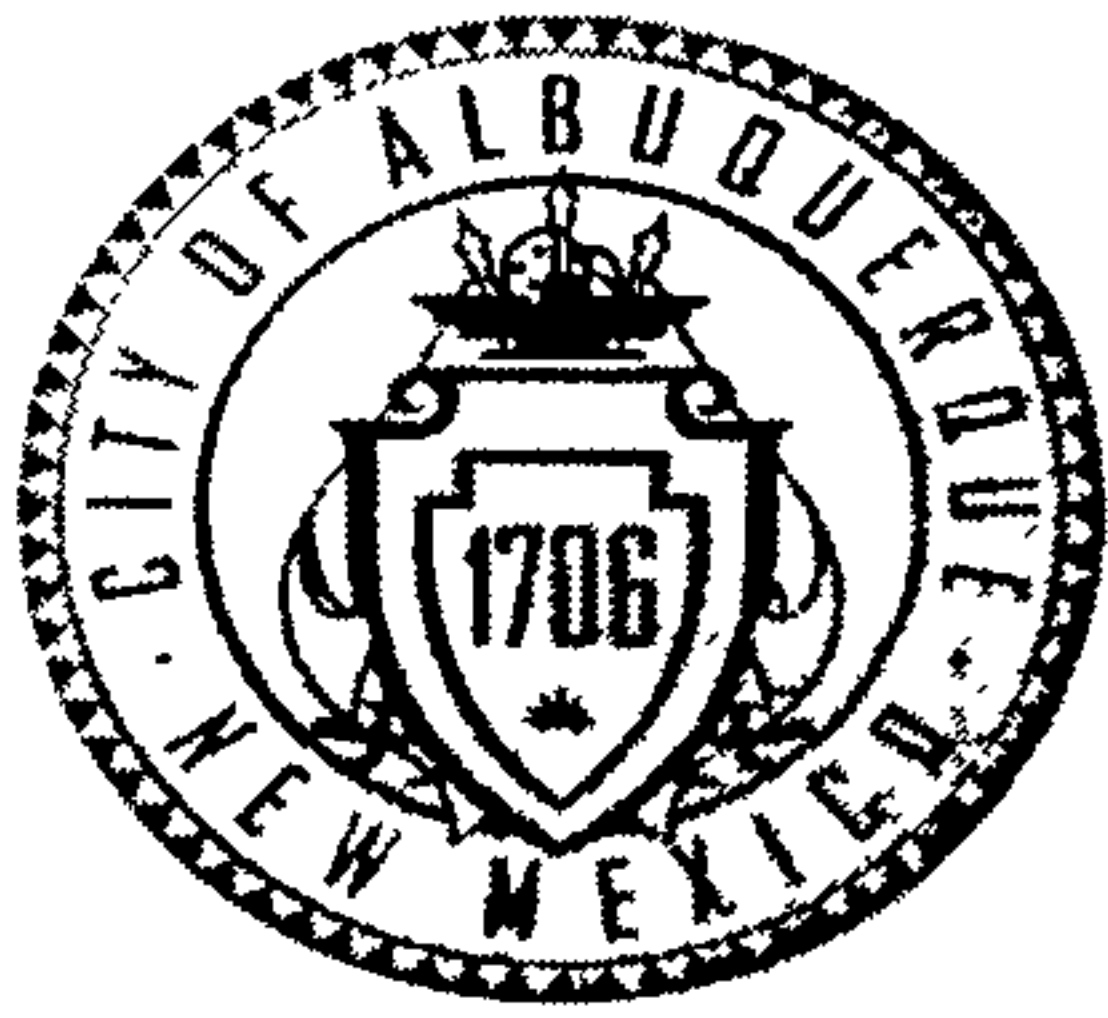
New Mexico 87103

Sincerely,

www.cabq.gov

Shahab Biazar, P.E.
City Engineer, Planning Dept.
Development Review Services

MA/SB



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

Project Title: JONES CASAS DEVINE TOWNHOMES Building Permit #: _____ City Drainage #: J13D204

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

Legal Description: LOTS 1-4, CASAS DEVINE

City Address: 2304 MOUNTAIN RD. NW

Engineering Firm: MCDOWELL ENGINEERING, INC. Contact: JACKIE MCDOWELL

Address: 7820 BEVERLY HILLS AVE. NE

Phone#: 505-828-2430 Fax#: 505-821-4857 E-mail: jackmcdowell@comcast.net

Owner: JOHN JONES Contact: JOHN JONES

Address: 9000 ALAMEDA BLVD. NE

Phone#: 505-480-4537 Fax#: _____ E-mail: rtmf91@gmail.com

Architect: _____ Contact: _____

Address: _____

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

Surveyor: MIKE SHOOK Contact: MIKE SHOOK

Address: 612 CERRO DE ORTEGA DR. SE

Phone#: 505-896-1716 Fax#: _____ E-mail: _____

Contractor: _____ Contact: _____

Address: _____

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

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☒ DRAINAGE PLAN 1st SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ ENGINEER'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ ENGINEER'S CERT (ESC)
☐ SO-19
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
☒ PRELIMINARY PLAT APPROVAL
☒ S. DEV. PLAN FOR SUB'D APPROVAL
☒ S. DEV. FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☒ FINAL PLAT APPROVAL
☐ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TCL TEMP)
☐ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ GRADING CERTIFICATION
☐ SO-19 APPROVAL
☐ ESC PERMIT APPROVAL
☐ ESC CERT. ACCEPTANCE
☐ OTHER (SPECIFY) _____

\$50.00
1-10-17
VS

WAS A PRE-DESIGN CONFERENCE ATTENDED: _____ Yes ☒ No _____ Copy Provided

DATE SUBMITTED: 1-10-17 By: JACKIE MCDOWELL

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan**: Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
2. **Drainage Plans**: Required for building permits, grading permits, paving permits and site plans less than five (5) acres
3. **Drainage Report**: Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
4. **Erosion and Sediment Control Plan**: Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development

Jackie McDowell

From: Jackie McDowell <JackMcDowell@comcast.net>
Sent: Tuesday, January 10, 2017 9:56 AM
To: 'PLNDRS@cabq.gov'; 'Abiel X. Carrillo'
Cc: 'John Jones'
Subject: Casas Devine Townhomes, 2304 Mountain Rd. NW, John Jones, GRADING & DRAINAGE PLAN
Attachments: GRADING Model (1).pdf; drainageinfosheet.pdf

Hi Abiel or drainage review engineer,

Attached is the G&D plan for the subject project, along with the submittal form. I will deliver 2 copies to the front counter along with submittal form and \$50 fee.

Jackie S. McDowell, PE
MCDOWELL ENGINEERING, INC.
7820 Beverly Hills Ave. NE
Albuquerque, NM 87122
Voice: (505) 828-2430
Fax: (505) 821-4857
email: JackMcDowell@comcast.net