HALL ENGINEERING COMPANY INC

ENGINEERING - SURVEYING - PLANNING- CONSTRUCTION

6840 2ND ST., NW, ALBUQUERQUE, NM 87107

PHONE: (505) 345-1064 FAX: (505) 344-5404

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE, NM 87103
HYDROLOGY DIVISION

APRIL 3, 1995

ATTENTION: JOHN CURTIN P.E. PLEASE EXPEDITE BUILDING PERMIT

REFERENCE: J-19/D64 BRIGHT BEGINNINGS DRAINAGE PLAN
COMMENTS DATED 3/21/95

DEAR MR. CURTIN:

1. THE CAPACITY OF THE 36" CULVERT WAS ESTABLISHED AS 30 CFS FROM THE PREVIOUSLY APPROVED DRAINAGE PLAN J-19/D45. FIGURE 44 FROM THE CONCRETE PIPE MANUAL CLEARLY DEMONSTRATES THIS CAPACITY. USING THE TOPOGRAPHY, THERE IS AT LEAST 6 FEET OF HEADWATER POTENTIAL THAT COULD INCREASE THE CAPACITY. HOWEVER, THERE COULD NEVER BE FLOWS OF THIS MAGNITUDE GENERATED UNDER CURRENT STANDARDS. THE PREVIOUS REPORT ALSO INDICATES THAT DURING TESTING OF THE WELL FLOWS GENERATED OF 13.4 CFS WOULD NOT SUBMERGE THE INLET.

2. THE DRAINAGE BASIN PRIOR TO ANY OTHER DEVELOPMENT TO THE EAST WAS 4.5 ACRES AS ESTABLISHED BY THE PREVIOUS J-19/D45 WELL SITE DRAINAGE PLAN. HOWEVER, THE 3 ACRE TRACT TO THE EAST NOW CONSISTS OF A NURSING HOME AND APARTMENTS. THERE ARE NO DRAINAGE PLANS ON FILE FOR EITHER. THERE ARE PONDS IN FRONT OF THE APARTMENTS. ASSUMING THAT THE ENTIRE 3 ACRES STILL FLOW TO THE 36" CONCRETE PIPE TOGETHER WITH TRACTS 2A, 2B(WELL SITE) AND TRACT 1(VACANT LAND) THE ENTIRE BASIN WOULD NOW CONSIST OF; 15 CFS CONTRIBUTED FROM THE ORIGINAL TRACT A; 6.51 CFS TRACT 2B; 1 CFS TRACT 2A (WELL SITE); AND 2.2 CFS TRACT 1 (VACANT 1.18 ACRE TO NORTH) EQUALS 24.7 CFS MAXIMUM TOTAL CONTRIBUTION TO 36" PIPE.

3. THE CAPACITY OF THE PIPE IS GREATER THAN CONTRIBUTING BASIN.

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APR ~~MAR~~ 3 1995
HYDROLOGY DIVISION

4. THE WEST SIDE RUNOFF IS DESCRIBED BY THE OUTLINE OF BASIN 2 WHILE THE SOUTH SIDE RUNOFF WILL BE LABELED BASIN 1. BASIN TWO IS THE GREATEST AREA AND VOLUME CONTRIBUTING 5.13 CFS FOR THE 100 YEAR STORM. BASIN ONE WILL CONTRIBUTE 1.38 CFS FOR THE 100 YEAR STORM. TRACT 1 (VACANT LAND) WILL CONTRIBUTE 2.2 CFS TO THE WEST. THE FLOW THROUGH THE 18" PIPE IS 5.79 CFS CONTRIBUTING TO THE SOUTH. THE TOTAL FLOW TO THE WEST IS 7.33 CFS. THE TOTAL FLOW TO THE SOUTH IS 7.17 CFS.

5. THE CAPACITY OF THE EASEMENT TO THE SOUTH AND WEST IS DETERMINED BY THE EXISTING CONCRETE LINED CHANNEL BUILT ON THE LOVE WELL SITE. THE CHANNEL WAS BUILT TO HANDEL FLOWS GREATER THAN THE 13.4 CFS DISCHARGED DURING WELL TESTS. THE EXACT AMOUNT WAS NOT STATED IN THE REPORT BUT SINCE THERE ARE NO FLOWS IN AMOUNTS GREATER THAN 7.33 CFS WHICH IS LESS THAN 13.4 CFS THEREFORE THERE IS ADEQUATE CAPACITY IN THE EASEMENT. THE RUNDOWN CONNECTION AT THE INTERSECTION IS SO STEEP THAT ALL FLOWS TO THE PIPE ARE EASILY DISTRIBUTED EVEN THOUGH BOTH FLOWS COMBINED EXCEED THE 13.4 CFS THAT FLOWS DURING WELL TESTS. THE CAPACITY IS GREATER THAN THE 14.5 THAT ACCUMULATES FROM BOTH EASEMENTS. THE SLOPE OF THE CHANNEL ALSO INCREASES AS IT NEARS THE POINT OF INTERSECTION AT THE SOUTHWEST CORNER OF THE WELL SITE.

6. A NOTE WAS PLACED ON THE PLAN ADDRESSING THE CONTRACTORS RESPONSIBILITIES AND HAS BEEN AMENDED TO INCLUDE THE ITEMS SPECIFICALLY MENTIONED IN YOUR LETTER.

7. A COPY OF THE ACCESS AGREEMENT IS PROVIDED. TRACT 1 IS ALSO OWNED BY THE OWNER OF TRACT 2A.

PLEASE EXPEDITE BUILDING PERMIT A.S.A.P.

SINCERELY,

RICHARD HALL P.E.

RICHARD V. HALL
NEW MEXICO
No. 7918
REGISTERED PROFESSIONAL ENGINEER

FROM J19 / D45 FILE

TABLE 1

ESTIMATED WASTE FLOWS
CHARLES 5 AND 6 WELLS

			1987 Well Testing and Development		1988 and Thereafter - Well Operation	
Culvert Location	Size (in)	Length (ft)	Flow (cfs)	Frequency/ Duration	Flow (cfs)	Frequency/ Duration
I-40 & Pennsylvania	36	86	13.4	Intermittent/ 72 hrs max	6.7	5 min/once a day
I-40 & Palomas	36	74	13.4	Intermittent/ 72 hrs max	6.7	5 min/once a day

Both culverts appear to have capacities substantially greater than the well discharge flows. Figure 44 from the Concrete Pipe Design Manual (attached hereto) suggests that the inlet will not be submerged during well testing and development when flows of 13.4 cfs will be experienced.

We would be happy to meet with you to discuss the City's request. Please give us a call if you have any questions or if you want us to attend a meeting.

We look forward to your favorable consideration of the City's request.

Very truly yours,

James W. Nollenberger

alh
Enclosures

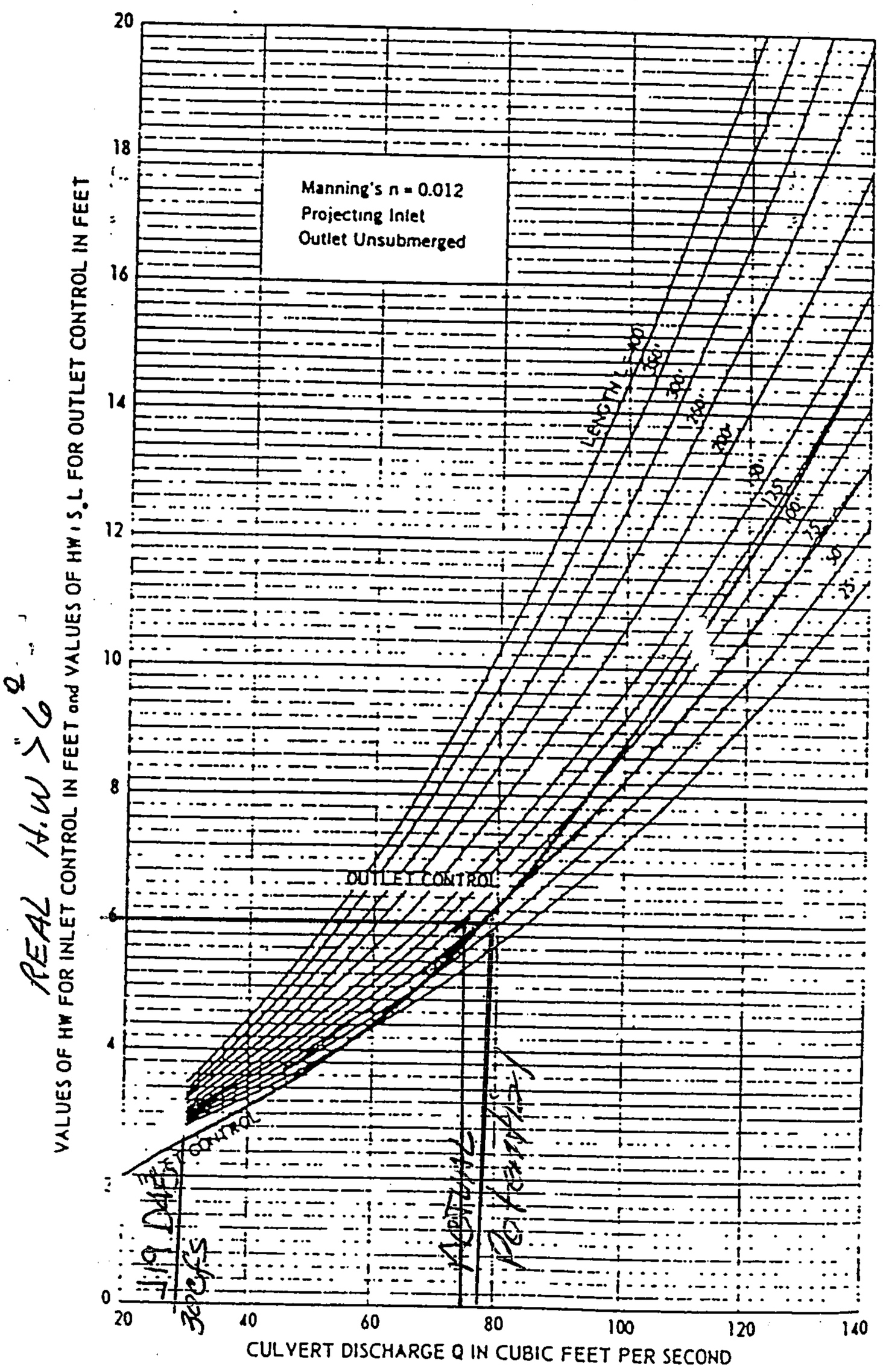
cc: Mr. Paul Meyers
Mr. Mike Mendoza

From J19/D45 FILE

RECEIVED JUL 21 1959 HYDROLOGY SECTION

FIGURE 44

CULVERT CAPACITY
36-INCH DIAMETER PIPE



REAL H.W. > 6'

J19 Dec 65

NOTES

SITE GRADING PROCEDURES:

1. PRIOR TO INSTALLATION OF THE IRRIGATION SYSTEM, THE SITE SHALL BE ROUGH GRADED ± 1/10 OF ONE FOOT.
2. AFTER INSTALLATION OF THE IRRIGATION SYSTEM IS COMPLETE, SOIL SHALL BE PREPARED IN ACCORDANCE WITH SPECIFICATIONS.
3. FINE GRADING SHALL BE PERFORMED TO ASSURE A CONSISTENTLY UNIFORM SURFACE, FREE OF RIDGES OR DEPRESSIONS. INSPECTION OF THE FINE GRADING SHALL BE PERFORMED BY THE ENGINEER PRIOR TO SEEDING AND PLANTING. THE CONTRACTOR SHALL PROVIDE A SIGNED STATEMENT FROM A REGISTERED LAND SURVEYOR STATING THAT ALL SITE GRADING MEETS SPECIFIED GRADES.

NOTES

EXISTING CONDITIONS:

4 THE PROPOSED SITE IS CURRENTLY UNDEVELOPED. OFF-SITE FLOWS ENTER THE SITE AND DISCHARGE INTO THE 36" STORM SEWER.

DEVELOPED CONDITIONS:

5 OFF-SITE FLOWS WILL CONTINUE IN A HISTORIC MANNER, ACROSS THE SITE, AND INTO THE 36" STORM SEWER. DEVELOPED FLOW WILL BE DIRECTED INTO THE EXISTING 36" STORM SEWER. THE STAMPED CONCRETE, ASPHALT PAVING AND NATIVE GRASS WILL CONTROL EROSION.

SITE GRADING NOTES:

6 PRIOR TO CONSTRUCTION, CONTRACTOR SHALL PHYSICALLY STAKE AND MARK THE DETERMINED LOCATIONS OF ALL UTILITY LINES AND VERIFY THEM WITH ALL PUBLIC UTILITIES. ANY DAMAGE TO THE EXISTING UTILITY LINES WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.

7 PRIOR TO START OF GRADING, ALL ACTIVELY GROWING, EXISTING GRASSES AND WEEDS WITHIN THE LIMITS OF THE SITE SHALL BE TREATED WITH "ROUND UP" HERBICIDE TO COMPLETELY KILL ALL VEGETATION.

8 CONTRACTOR SHALL FIELD VERIFY THE TOTAL EXTENT OF WORK TO BE PERFORMED AND EXISTING CONDITIONS PRIOR TO BID.

9 CONTRACTOR SHALL ESTABLISH TWO PERMANENT BENCHMARKS PRIOR TO BEGINING EARTHWORK. A SURVEYING LEVEL SHALL BE AVAILABLE AT ALL TIMES TO SPOT CHECK ELEVATIONS WHEN REQUESTED BY THE ENGINEER.

NOTES

10 AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY. AN APPROVED COPY OF THESE DRAWINGS MUST BE SUBMITTED AT THE TIME OF APPLICATION FOR THE PERMIT.

11 ALL WORK DETAILED ON THESE DRAWING TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE "CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION - 1986 EDITION," EXCEPT FOR GENERAL CONDITIONS.

12 TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.

13 PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL 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.

14 BACKFILL COMPACTION SHALL BE ACCORDING TO ARTERIAL STREET USE.

15 MAINTENANCE OF THE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.

16 ALL UTILITIES AND UTILITY SERVICE LINES SHALL BE INSTALLED AND TESTED PRIOR TO PAVING OR POURING OF THE STAMPED CONCRETE PAD.

17 DISPOSAL OF ALL WASTE MATERIAL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AS SPECIFIED IN SECTION 6.14 OF THE GENERAL CONDITIONS IN THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION - 1986 EDITION.

18 CONSTRUCTION SAFETY: THESE DRAWINGS DO NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY WHICH SHALL REMAIN THE CONTRACTORS RESPONSIBILITY.

19 EROSION CONTROL: THE SITE WILL BE FULLY DEVELOPED IMMEDIATELY. EROSION PROBLEMS GENERATED BY PHASED DEVELOPMENT WILL NOT, THEREFORE, BE A PROBLEM.

20 CONSTRUCTION PHASE: THE CONTRACTOR SHALL EXERCISE REASONABLE CARE DURING CONSTRUCTION TO PREVENT THE MOVEMENT OF SEDIMENT FROM THE SITE INTO THE STREET. LOOSE SOIL STOCKPILES IN THE STREET DURING UTILITY CONNECTION ACTIVITIES SHALL BE PROTECTED FROM BEING CARRIED DOWNSTREAM BY FLOWING WATER IN THE STREET.

21 TEMPORARY BANCHMARK (TBM): A CONCRETE NAIL ON THE SOUTHWEST PROPERTY CORNER. ELEVATION 5308.74.

22 PLANTER BOXES FLUSH WITH GRADED SOIL.

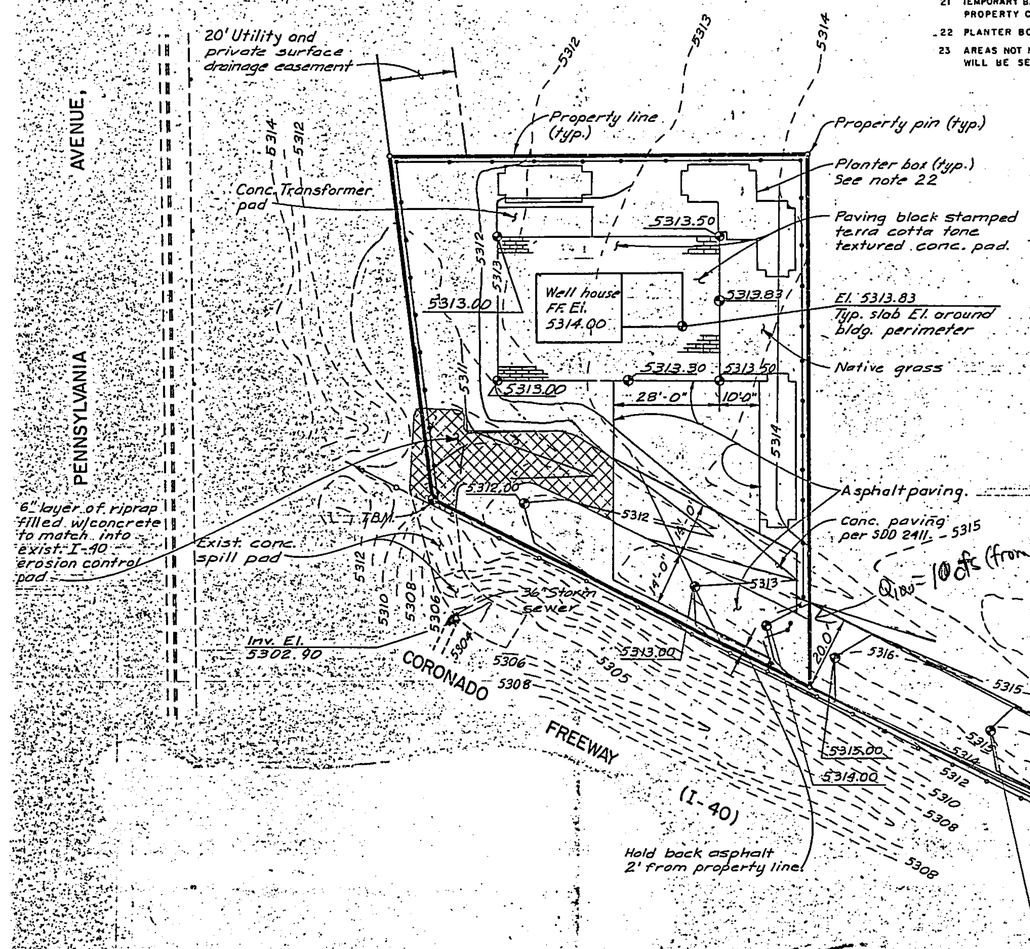
23 AREAS NOT MARKED STAMPED CONCRETE OR ASPHALT PAVING WILL BE SEEDED WITH NATIVE GRASS.

LEGEND

- EXIST. CURB AND GUTTER
- NEW BLOCK WALL
- EXIST. BLOCK WALL
- NEW CHAIN LINK FENCE
- EXIST. CHAIN LINK FENCE
- NEW CONTOUR LINES
- EXIST. CONTOUR LINES
- NEW SPOT ELEVATIONS.
- EXIST. SPOT ELEVATIONS
- PROPERTY LINES (SIDE)
- PUBLIC EASEMENTS
- NOTE LEADERS
- MATCH LINES
- DIMENSION LINES
- SECTION CUT LINES
- NEW RESIDENTIAL PAVING
- EXIST. RESIDENTIAL PAVING (Exist.)
- NEW CONCRETE PAVING
- EXIST. CONCRETE PAVING (Exist.)
- RIGHT OF WAY LINES
- EXIST. FIELD FENCE

PROJECT INFORMATION

- FUNCTION: WELL STATION
- LOCATION: NEAR THE INTERSECTION OF PENNSYLVANIA ST. AND CONSTITUTION AVE. AT THE CORONADO FREEWAY (I-40)
- LEGAL DESCRIPTION: TRACT 2-B OF THE THUNDERBIRD PROPERTIES.
- ZONING ATLAS MAP: J-19-S
- TOTAL ACREAGE: 0.2730 ACRES
- TOTAL BUILDING AREA: 1700 SQUARE FEET



LOVE WELL NO. 8 DRAINAGE PLAN
1"=20'-0"

EXISTING CONDITIONS:

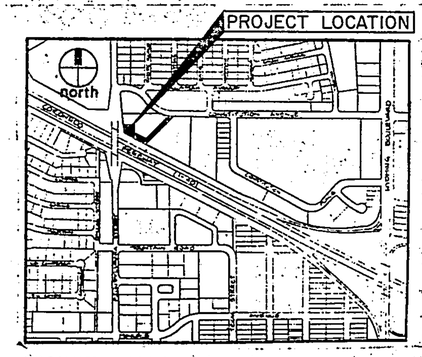
OFF-SITE FLOW,
USE T MINIMUM = 10 MINUTES
$I = (2.5)(6.84)(10)^{-.51} = 5.28$ (100 YEAR FLOOD)
C = 0.35
$A = \frac{(200')(1000')}{43560} = 4.59$ ACRES
$Q = (5.28)(0.85)(4.59) = 8.48$ CFS

ON-SITE FLOW,
USE T MINIMUM = 10 MINUTES
I = 5.28 (100 YEAR FLOOD)
C = 0.35
A = 0.2730 ACRES
Q = 0.50 CFS

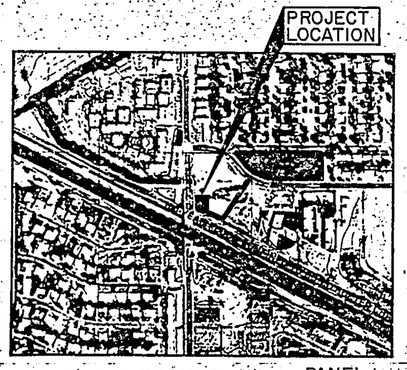
PROPOSED CONDITIONS:

OFF-SITE FLOW,
Q = 8.48 CFS

ON-SITE FLOW
USE T MINIMUM = 10 MINUTES
I = 5.28 (100 YEAR FLOOD)
C = 0.85
A = 0.2730 ACRES
Q = 1.23 CFS



VICINITY MAP
No Scale



FLOOD HAZARD MAP AND OFFSITE FLOWS
No Scale

PANEL 30 OF 50

AS BUILT INFORMATION

CONTRACTOR	
WORK STAKED BY	DATE
AS-BUILTS REVIEWED BY	
ACCEPTANCE BY	DATE
FIELD VERIFICATION BY	DATE
DRAWINGS CORRECTED BY	DATE
MICRO-FILM INFORMATION	
RECORDED BY	DATE
NO.	

BENCH MARKS

ACS brass cap, stamped "1-J19" set in top of a concrete post 0.6' north of of the northerly sidewalk of Constitution

SURVEY INFORMATION

FIELD NOTES

NO.	BY	DATE

ENGINEER'S SEAL

NO.	DATE	REMARKS	BY
3	6/1/89	Revised per COA comments	JWN
2	3/5/89		JCV
1	10/21/87		TCS

REVISIONS

DESIGN

DESIGNED BY JCS DATE 10/21/87
DRAWN BY JAC, AFV, MGM DATE 12/11/87
CHECKED BY RAM DATE 6/1/89

Black & Veatch Engineers-Architects
BV PROJECT NO. 13222.010

CITY OF ALBUQUERQUE
MUNICIPAL DEVELOPMENT DEPARTMENT
ENGINEERING DIVISION

JUL 31 1989
HYDROLOGY SECTION

TITLE: LOVE WELL NO. 8 DRAINAGE PLAN

APPROVALS	ENGINEER	DATE	APPROVALS	ENGINEER	DATE
City Engineer			Liquid Waste		
A.C.E. Design			Traffic		
A.C.E.-Hydrology			Water		
Traffic Engr.					

COA PROJECT NO. 3676 | MAP NO. J-19-S | SHEET 7 OF 49

GERALD
MARTIN
GENERAL
CONTRACTOR

P.O. Box 91450 - 8501 Jefferson NE
Albuquerque, N.M. 87199-1450 - 87113

FAX TRANSMISSION

FAX (505) 828-9491
VOICE (505) 828-1144

DATE: 4-4-95

PAGES: (INCLUDING THIS ONE)

TO: JOHN CURTIN

FROM: L. FRED GORENZ

COMPANY: City of Albuq (Hydrology)

EXECUTIVE VICE PRESIDENT

FAX #: 768-3629

PROJECT: BRIGHT BEGINNINGS CONSTITUTION/PENNSYLVANIA

REFERENCE: COPY of EXECUTED ACCESS AGREEMENT (FILED WITH CO)

We have met with traffic at Bld. Permit Division and Given them this same Document it is ATTACHED to our Bld Permit Sets. All other Departments Have signed off. Please instruct you Plan Reviewer to Sign off As soon As you Approve. Time is Critical. Please Don't hesitate to Call myself or Rick Hall with any QUESTIONS.

thanks

SINCERELY:

L. Fred Gorenz
Executive Vice President

COPIES TO: Ed (Rick Hall Eng)

JOINT ACCESS AGREEMENT

This joint access agreement is made and executed this 24th day of March, 1995, by NVIBBR, Limited Company, a New Mexico Limited Liability Company. NVIBBR is owner of Tracts One (1) and Two-A (2-A) of THUNDERBIRD PROPERTIES, Albuquerque, New Mexico, as the same are shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico on September 18, 1987, in Map Book C34, Folio 151.

NVIBBR hereby grants free access for vehicular, pedestrian, service and maintenance traffic across Tracts One (1) and Two-A (2-A) of Thunderbird Properties for the purposes of private mutual parking, access to public street (Constitution Avenue) and circulation. This grant shall run with the property.

Jeffrey Harris, Manager, NVIBBR Ltd. Co., a New Mexico Limited Liability Company, on behalf of said Company

ACKNOWLEDGEMENT

On this 24th day of March, 1995, the foregoing Joint Access Agreement was acknowledged before me by Jeffrey Harris.

Notary Public

My commission expires

OFFICIAL SEAL
RUTH E. ANGLIN
NOTARY PUBLIC - STATE OF NEW MEXICO
Notary Bond Filed With Secretary of State
My Commission Expires May 28, 1998

STATE OF NEW MEXICO
COUNTY OF BERNALILLO
FILED FOR RECORD

1995 MAR 31 AM 10: 58

BK 95-8 PG 1875
JUDY D. WOODWARD
CO. CLERK & RECORDER
DEPUTY

95-1303

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
UTILITY DEVELOPMENT DIVISION/HYDROLOGY SECTION

PRE-DESIGN CONFERENCE

DRAINAGE FILE/ZONE ATLAS PAGE NO.: J-19 DATE: Feb. 7, 1995

EPC NO.: _____ DRB NO.: _____ ZONE: O-1

SUBJECT: Bright Beginings on Connstitution NE

STREET ADDRESS: _____

LEGAL DESCRIPTION: Tract 2A

APPROVAL REQUESTED:

____	PRELIMINARY PLAT	____	FINAL PLAT
____	SITE DEVELOPMENT PLAN	X	BUILDING PERMIT
____	GRADING/PAVING PERMIT	____	OTHER

ATTENDANCE:	WHO	REPRESENTING
	Richard Hall	Hall Engineering
	John Curtin	C.O.A./PWP/Hyd

FINDINGS:

Firm Panel 30 indicates that the site is not in a 100 yr Flood Plain.

* Site drains across the Love Well #8 (J-19/D45) to a 36" Culvert under I-40 to the I-40 Channel.

Identify Off-site flows that must be accepted.

Verify Downstream Capacity to determine discharge allowed.

Site drainage should be routed to the Private Surface Drainage Easement.

RECEIVED
MAR 3 1995
HYDROLOGY DIVISION

The undersigned agrees that the above findings are summarized accurately and are only subject to change if further investigation reveals that they are not reasonable or that they are based on inaccurate information.

SIGNED:	Richard Hall	SIGNED:	John P. Curtin
TITLE:	President	TITLE:	CE/Hydrology
DATE:	2-7-95	DATE:	2-7-95

NOTE PLEASE PROVIDE A COPY OF THIS PRE-DESIGN FORM WITH THE DRAINAGE SUBMITTAL.

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

March 21, 1995

Richard Hall, PE
Hall Engineering
6840 2nd St NW
Albuquerque, NM 87107

RE: GRADING & DRAINAGE PLAN FOR BRIGHT BEGINNINGS (J-19/D64)
RECEIVED MARCH 3, 1995 FOR BUILDING PERMIT APPROVAL
ENGINEER'S STAMP 2/23/95

Dear Mr. Hall:

Based on the information included in the submittal referenced above, City Hydrology has the following comments that must be addressed before Building Permit approval:

Provide backup information to verify the capacity of the 36" culvert. Identify the drainage basin that flows to the 36" culvert. Compare the capacity of the 36" culvert to the runoff from the developed basin.

Determine how much on-site runoff flows to the easement on the west side and how much flows to the easement on the south side of the site. Determine how much runoff flows from Tract 1 to the west easement. Analyses the capacity of the easements.

The DPM requires an Erosion Control Plan as part of the Grading & Drainage Plan. It should include the Contractors responsibilities such as obtaining a "Topsoil Disturbance Permit", protecting adjacent property from sediment and repairing any damage promptly. An access easement from the Owner of Tract 1 is required to construct and use the west entrance on Constitution.

If you have any questions about this project, You may contact me at 768-2727.

Sincerely,

John P. Curtin

John P. Curtin, P.E.
Civil Engineer/Hydrology

c: Andrew Garcia
New Vistas, 5328 Eubank Blvd NE 87111

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

DRAINAGE INFORMATION SHEET

1064

PROJECT TITLE: BRIGHT BEGINNINGS ZONE ATLAS/DRNG. FILE #: J-19 / ~~[illegible]~~

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

LEGAL DESCRIPTION: TRACT 2-A THUNDERBIRD PROPERTIES

CITY ADDRESS: ( ) CONSTITUTION AVENUE NE

ENGINEERING FIRM: HALL ENGINEERING CONTACT: RICK HALL

ADDRESS: 6840 2ND ST. NW 87107 PHONE: 345-1064

OWNER: NEW VISTAS CONTACT: _____

ADDRESS: 5328 EUBANK BLVD. NE 87111 PHONE: 293-4332

ARCHITECT: RAY MITCHUM ASSOCIATES CONTACT: RAY MITCHUM

ADDRESS: P.O. BOX 996 ROSWELL, NM 88202 PHONE: 505-623-7111

SURVEYOR: HALL ENG. CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: GERALD A. MARTIN LTD. CONTACT: FRED GORINS

ADDRESS: 8501 JEFFERSON NE 87113 PHONE: 828-1144

TYPE OF SUBMITTAL:

____ DRAINAGE REPORT
X DRAINAGE PLAN
____ CONCEPTUAL GRADING & DRAINAGE PLAN
____ GRADING PLAN
____ EROSION CONTROL PLAN
____ ENGINEER'S CERTIFICATION
____ OTHER

PRE-DESIGN MEETING:

X YES
____ NO
X 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. PERMIT APPROVAL
____ SECTOR PLAN APPROVAL
____ FINAL PLAT APPROVAL
____ FOUNDATION PERMIT APPROVAL
X BUILDING PERMIT APPROVAL
____ CERTIFICATE OF OCCUPANCY APPROVAL
____ GRADING PERMIT APPROVAL
____ PAVING PERMIT APPROVAL
____ S.A.D. DRAINAGE REPORT
____ DRAINAGE REQUIREMENTS
____ OTHER _____ (SPECIFY)

DATE SUBMITTED: 3-3-95

BY: _____

MAR - 3 1995

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
UTILITY DEVELOPMENT DIVISION/HYDROLOGY SECTION

PRE-DESIGN CONFERENCE

DRAINAGE FILE/ZONE ATLAS PAGE NO.: J-19 DATE: Feb. 7, 1995

EPC NO.: _____ DRB NO.: _____ ZONE: O-1

SUBJECT: Bright Begining's on Connstitution NE

STREET ADDRESS: _____

LEGAL DESCRIPTION: Tract 2A

APPROVAL REQUESTED:

____	PRELIMINARY PLAT	____	FINAL PLAT
____	SITE DEVELOPMENT PLAN	X	BUILDING PERMIT
____	GRADING/PAVING PERMIT	____	OTHER

ATTENDANCE:	WHO	REPRESENTING
	Richard Hall	Hall Engineering
	John Curtin	C.O.A./PWP/Hyd

FINDINGS:

Firm Panel 30 indicates that the site is not in a 100 yr Flood Plain.

* Site drains across the Love Well #8 (J-19/D45) to a 36" Culvert under I-40 to the I-40 Channel.

Identify Off-site flows that must be accepted.

Verify Downstream Capacity to determine discharge allowed.

Site drainage should be routed to the Private Surface Drainage Easement.

The undersigned agrees that the above findings are summarized accurately and are only subject to change if further investigation reveals that they are not reasonable or that they are based on inaccurate information.

SIGNED:	[signature]	SIGNED:	[signature]
TITLE:	President	TITLE:	CE/Hydrology
DATE:	2-7-95	DATE:	2-7-95

NOTE PLEASE PROVIDE A COPY OF THIS PRE-DESIGN FORM WITH THE DRAINAGE SUBMITTAL.

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

July 25, 1995

Richard Hall, PE
Hall Engineering
6840 2nd St NW
Albuquerque, NM 87107

RE: ENGINEER'S CERTIFICATION FOR BRIGHT BEGINNINGS (J-19/D64)
RECEIVED JULY 18, 1995 FOR CERTIFICATE OF OCCUPANCY
ENGINEER'S STAMP DATED JULY 18, 1995

Dear Mr. Hall:

Based on the information included in the submittal referenced above, City Hydrology accepts the Engineer's Certification of grading & drainage for Certificate of Occupancy. Contact Code Administration to obtain the Certificate of Occupancy for 7840 Constitution NE.

If I can be of further assistance, You may contact me at 768-2727.

Sincerely,

John P. Curtin

John P. Curtin, P.E.
Civil Engineer/Hydrology

c: Andrew Garcia
New Vistas, 5328 Eubank Blvd NE 87111

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

DRAINAGE INFORMATION SHEET

PROJECT TITLE: BRIGHT DEGINNINGS ZONE ATLAS/DRNG. FILE #: J-19/D64

DRB #: EPC #: WORK ORDER #:

LEGAL DESCRIPTION: TRACT 2A THUNDERBIRD PROPERTIES

CITY ADDRESS: 7840 CONSTITUTION AVE. N.E.

ENGINEERING FIRM: HALL ENGINEERING, INC. CONTACT: RICHARD HALL

ADDRESS: 6840 2ND ST., NW 87107 PHONE: 345-1064 FAX 344-5404

OWNER: NEW VISTAS CONTACT:

ADDRESS: 5328 EUBANK BLVD. N.E. 87111 PHONE: 293-4332

ARCHITECT: RAY MITCHUM ASSOCIATES CONTACT: RAY MITCHUM

ADDRESS: POB 996 ROSWELL, NM 88202 PHONE: 505-623-7111

SURVEYOR: HALL ENGINEERING CO. CONTACT: RICHARD HALL

ADDRESS: 6840 2ND STREET N.W. 87107 PHONE: 345-1064

CONTRACTOR: GERALD A. MARTIN. LTD CONTACT: FRED GORINS

ADDRESS: 8501 JEFFERSON N.E. 87113 PHONE: 828-1144

TYPE OF SUBMITTAL:

_____ DRAINAGE REPORT
_____ DRAINAGE PLAN
_____ CONCEPTUAL GRADING & DRAINAGE PLAN
_____ GRADING PLAN
_____ EROSION CONTROL PLAN
XX 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
_____ S. DEV. PLAN FOR BLDG.PERMIT APPROVAL
_____ SECTOR PLAN APPROVAL
_____ FINAL PLAT APPROVAL
_____ FOUNDATION PERMIT APPROVAL
_____ BUILDING PERMIT APPROVAL
XX CERTIFICATE OF OCCUPANCY APPROVAL
_____ GRADING PERMIT APPROVAL
_____ PAVING PERMIT APPROVAL
_____ S.A.D. DRAINAGE REPORT
_____ DRAINAGE REQUIREMENTS
_____ OTHER (SPECIFY)

Called Vickie for 60 day Temp C.O. 7-25-95 JPC
Verbal Comments to Bob Sexton 7-25-95 JPC
Received revised plan 7-25-95

DATE SUBMITTED: JULY 18, 1995

BY: RICHARD HALL PE

RECEIVED
JUL 18 1995
HYDROLOGY DIVISION

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

March 21, 1995

Richard Hall, PE
Hall Engineering
6840 2nd St NW
Albuquerque, NM 87107

RE: GRADING & DRAINAGE PLAN FOR BRIGHT BEGINNINGS (J-19/D64)
RECEIVED APRIL 3, 1995 FOR BUILDING PERMIT APPROVAL
ENGINEER'S STAMP 4/3/95

Dear Mr. Hall:

Based on the information included in the submittal referenced above, City Hydrology accepts the Grading & Drainage Plan for Building Permit.

Include a copy of the approved Grading & Drainage Plan in the set of construction drawings that will be submitted to Code Administration for the Building Permit.

Engineer's Certification of grading & drainage per DPM checklist must be approved before Certificate of Occupancy will be released.

If you have any questions about this project, You may contact me at 768-2727.

Sincerely,

John P. Curtin

John P. Curtin, P.E.
Civil Engineer/Hydrology

c: Andrew Garcia
New Vistas, 5328 Eubank Blvd NE 87111

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

DRAINAGE INFORMATION SHEET

PROJECT TITLE: BRIGHT BEGINNINGS ZONE ATLAS/DRNG. FILE #: J19/D64

LEGAL DESCRIPTION: TRACT 2A THUNDERBIRD PROPERTIES

CITY ADDRESS: CONSTITUTION NE

ENGINEERING FIRM: HALL ENGINEERING CONTACT: RICHARD HALL

ADDRESS: 6840 2nd ST NW #306 PHONE: 345 1064

OWNER: ~~Jeffrey Harris~~ NVIBBR LTD Co. CONTACT: Jeffery Harris

ADDRESS: PHONE:

ARCHITECT: CONTACT:

ADDRESS: PHONE:

SURVEYOR: HALL ENGINEERING CO. CONTACT: Richard Hall

ADDRESS: 6840 2nd ST NW #306 PHONE: 345 1064

CONTRACTOR: Gerald Martin. CONTACT: FRED GOLENTE

ADDRESS: WASHINGTON P.O BOX 91450 PHONE:

PRE-DESIGN MEETING:

X YES

____ NO

X COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. _____

EPC NO. _____

PROJ. NO. _____

TYPE OF SUBMITTAL:

____ DRAINAGE REPORT

X DRAINAGE PLAN

____ CONCEPTUAL GRADING & DRAINAGE PLAN

____ GRADING PLAN

____ EROSION CONTROL PLAN

____ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

____ SKETCH PLAT APPROVAL

____ PRELIMINARY PLAT APPROVAL

____ SITE DEVELOPMENT PLAN APPROVAL

____ FINAL PLAT APPROVAL

X BUILDING PERMIT APPROVAL RESUBMITTAL THIS WEEK

____ FOUNDATION PERMIT APPROVAL

____ CERTIFICATE OF OCCUPANCY APPROVAL

____ ROUGH GRADING PERMIT APPROVAL

____ GRADING/PAVING PERMIT APPROVAL

____ OTHER _____ (SPECIFY)

RECEIVED APR 3 1995 HYDROLOGY DIVISION

DATE SUBMITTED: _____

BY: _____