



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION  
123 Central NW, Albuquerque, NM 87102  
(505) 766-7644

FILE COPY

June 23, 1986

Victor Chavez, P.E.  
Chavez-Grievess Consulting Engineers  
4520 Montgomery Blvd., NE Suite 3  
Albuquerque, New Mexico 87109

RE: REVISED DRAINAGE PLAN FOR AUTO PAINT AND BODY SHOP AT  
INDIAN SCHOOL ROAD (J-22/D52) REVISION DATED JUNE 6, 1986

Dear Mr. Chavez:

Based on the information provided on your June 16, 1986 resubmittal,  
the above referenced drainage plan is approved for Building Permit.

Please attach a copy of this approved plan along with the  
appropriately approved "Drainage Facilities Within City Right-of-Way"  
document to the construction sets before Hydrology sign-off.

If I can be of further assistance, please feel free to call me at  
766-7644.

Cordially,

*Bernie J. Montoya*

Bernie J. Montoya, C.E.  
Engineering Assistant

BJM/bsj

FILE COPY



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DESIGN HYDROLOGY SECTION  
123 Central NW, Albuquerque, NM 87102  
(505) 766-7644

May 27, 1986

Victor Chavez, P.E.  
Chavez-Grievies Consulting Engineers  
4520 Montgomery Blvd., NE Suite 3  
Albuquerque, New Mexico 87109

RE: ADDENDUM TO DRAINAGE PLAN FOR AUTO PAINT & BODY SHOP AT  
INDIAN SCHOOL ROAD (J-22/D52) RECEIVED MAY 20, 1986

Dear Mr. Chavez:

Please include the revised relocated wall and grades within your plan drawing. Also, we will need the vacation documents before the building permit is released.

If I can be of further assistance, please feel free to contact me at 766-7644.

Sincerely,

Bernie J. Montoya, C.E.  
Engineering Assistant

BJM/bsj

PLANNING AND DEVELOPMENT DEPARTMENT

ALBUQUERQUE, NEW MEXICO CITY ENGINEER

ENGINEERING DIVISION

Telephone (505) 766-7467

AN EQUAL OPPORTUNITY EMPLOYER



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION  
123 Central NW, Albuquerque, NM 87102  
(505) 766-7644

April 3, 1986

Victor Chavez, P.E.  
Chavez-Grieves Consulting Engineers  
4520 Montgomery Blvd., NE Suite #3  
Albuquerque, New Mexico 87109

RE: REVISED DRAINAGE PLAN FOR AUTO PAINT & BODY SHOP AT  
INDIAN SCHOOL ROAD, NE (J-22/D52) RECEIVED MARCH 25, 1986

Dear Mr. Chavez:

The referenced plan dated March 17, 1986, is approved for Building Permit sign-off.

Please be advised that the building permit cannot be issued until the approved vacation papers are submitted for our records. It is critical that the vacation takes place before construction begins. The proposed site's outfall solely depends on the 10' drainage easement. Attached you will find a copy of pages 4-4 and 4-5 of Kings Handbook that may be helpful in computing culvert capacities. If you notice that on the attachment that you have submitted showing the capacity of the V shaped channel, calculations are incorrect (see attachment using Tom Mann's data, depth and width do not correspond).

Also, a new "Drainage Facilities Within City Right-of-Way" document will need to be included with the construction sets before Hydrology will sign-off.

If I can be of further assistance, please feel free to call me at 766-7644.

Cordially,

*Bernie J. Montoya*

Bernie J. Montoya, C.E.  
Engineering Assistant

BJM/bsj

cc: Armando Uribe  
Salomon Investments

MUNICIPAL DEVELOPMENT DEPARTMENT



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P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION  
123 Central NW, Albuquerque, NM 87102  
(505) 766-7644

February 28, 1986

Victor Chavez, P.E.  
Chavez-Grieves Consulting Engineers  
4520 Montgomery Blvd., NE Suite #3  
Albuquerque, New Mexico 87109

RE: DRAINAGE PLAN FOR AUTO PAINT & BODY SHOP AT INDIAN SCHOOL  
ROAD, NE (J-22/D52) RECEIVED FEBRUARY 27, 1986

Dear Mr. Chavez:

A preliminary review of your submittal for building permit approval has shown that the following information is lacking for this section to begin the review process:

## INFORMATION NEEDED

1. Southeast drivepad elevation of 18.08 as compared to FL 18.08 seems out of place; should it be 19.09 to achieve the required one foot above flowline?
2. On-site flows - undeveloped and developed please use new criteria found within the "Notice of Emergency Rule" signed by the Mayor on January 14, 1986.
3. You must use the weir formula or other applicable method to analyze the capacity of the sidewalk culvert. You must analyze the entry conditions.
4. Building permit will not be issued until the approved vacation process has been completed for relocation of the existing 10' drainage easement.

MUNICIPAL DEVELOPMENT DEPARTMENT

C. Dwayne Sheppard, P.E., City Engineer

ENGINEERING DIVISION

Telephone (505) 766-7467

AN EQUAL OPPORTUNITY EMPLOYER

Victor Chavez, P.E.  
February 28, 1986  
Page Two of Two

5. What type of erosion measures do you propose to eliminate the possibility of sediment encroachment from the proposed site onto the public Right-of-Way?
6. Please include the channel hydraulics of the downstream easement.

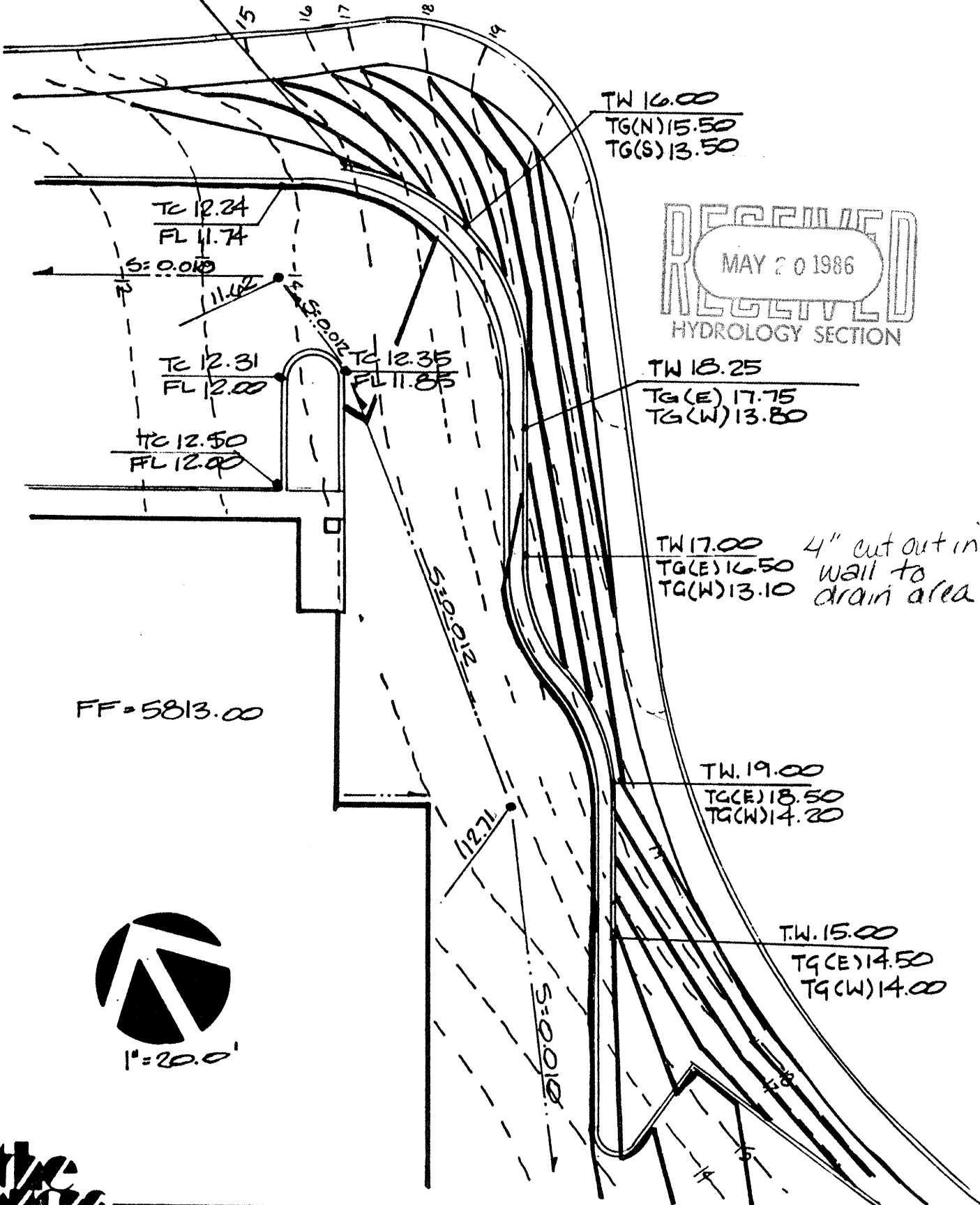
Please provide this information so that we may process your request as expediently as possible.

Cordially,

*Bernie J. Montoya*  
Bernie J. Montoya, C.E.  
Engineering Assistant

BJM/bsj

TG(N) 12.95  
TG(S) 12.95



RECEIVED  
MAY 20 1986  
HYDROLOGY SECTION

FF = 5813.00



PROJECT:  
ONE DAY PAINT AND BODY SHOP  
ALBUQUERQUE, NEW MEXICO

NO. X-007  
DATE: 4-30-86



Tom Mann & Associates, Inc.

811 DALLAS, N.E. • ALBUQUERQUE • NEW MEXICO • 87110 • 505-265-5611

RECEIVED

JUN 03 1986

BURNS/PETERS GROUP, P.A.

June 3, 1986

Mr. Jack Harris  
Burns-Peters Group  
8000 Pennsylvania Cr. N.E.  
Albuquerque, NM 87110

Re: Proposal for Professional Services, Tract T-2, Block 6,  
Panorama Heights

Dear Jack:

Tom Mann & Associates is pleased to present the following proposal for professional services for the subject project.

First, we will prepare a sketch plat to show the private drainage easement to be vacated and the new alignment of that relocated easement. This plat will accompany the vacation request to vacate and relocate this easement. The vacation request will be submitted to the City of Albuquerque Development Review Board (DRB). It will be an advertised item which will take approximately 30 days to be heard. It will also require an application fee of approximately \$100.00 which will be in addition to the professional fees listed below.

If we are to request the vacation of the easement, we will attend the DRB hearing for this item to present the request to the Board members. At that time, we will determine the Board's concerns regarding the request as well as attempt try to justify the request to the board.

If the vacation request is approved, it will subject to a replat. This replat will be a refinement of the sketch plat previously prepared in order to get that document into "final plat" form. We will then submit the final plat to the DRB for final action. We will attend the necessary meetings to obtain all the signatures on the plat and once approved, will file that plat with the County Clerk. All filing fees will be in addition to the professional fees listed below.

Prior to the commencement of any platting, we must be provided with an up-to-date title report for the property. The title report will clarify the proper legal description of the tract as well as disclose the easements affecting said parcel. The

A MEMBER OF CONSULTING ENGINEERS COUNCIL OF NEW MEXICO



Page 2  
Mr. Jack Harris  
June 3, 1986

requirement of the title report is enforced by the City Surveyor and City Engineer and required prior to their approval of the final plat.

The fees for the above scope of work will be \$1,000.00 for the vacation request and replat. If you decide to do the vacation request yourself, our fee will be \$600.00 for the replat only. Applicable taxes will be added to all fees. All fees are due and payable 15 days after date of invoice. Any invoice not paid within 30 days will be assessed a two percent per month late payment fee. All attorney's costs associated with the collection of monies due will be added to the amount of the invoice in question.

If the above scope of work and terms are satisfactory, then your signature below shall serve as our authorization to proceed. If you should have any questions or comments concerning this proposal, or any other aspect of this project, please do not hesitate to call.

Sincerely,

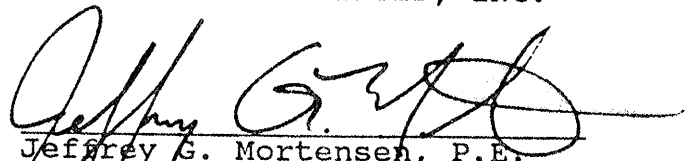
AGREED TO & ACCEPTED BY:

TOM MANN & ASSOCIATES, INC.

JACK. M. HARRIS

Jack Harris

6.6.86

  
Jeffrey G. Mortensen, P.E.  
Vice-President



