

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

August 30, 2024

Scott McGee, P.E.
9700 Sand Verbena Trail NE
Albuquerque, NM 87122

**RE: Casitas Del Camino
Conceptual Grading & Drainage Plans
Engineer's Stamp Date: 08/15/24
Hydrology File: K11D080**

Dear Mr. McGee:

Based upon the information provided in your submittal received 08/23/2024, the Grading & Drainage Plan is approved for action by the Development Facilitation Team (DFT) on Site Plan for Building Permit or for action by the Development Hearing Officer (DHO) on Preliminary/Final Plat.

PRIOR TO BUILDING PERMIT:

1. Please submit a more detailed Grading & Drainage Plan to Hydrology for review and approval. This digital (.pdf) is emailed to PLNDRS@cabq.gov along with the Drainage Transportation Information Sheet.

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 (Doug Hughes, PE, jhughes@cabq.gov, 924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 924-3995 or rbrissette@cabq.gov.

Sincerely,

Renée C. Brissette, P.E. CFM
Senior Engineer, Hydrology
Planning Department



SCOTT M MCGEE PE, LLC
CIVIL ENGINEER/PRINCIPAL

8/23/2024

Renee Brissette, PE CFM
Sr Engineer Hydrology Planning Dept
City of Albuquerque

Re: Casitas del Camino

Dear Ms. Brissette:

I am resubmitting revised plans to address your review comments of August 1, 2024.

The comments have been addressed as follows:

- 1) All existing buildings and walks have been shown with lighter linework to differentiate it from the proposed work.
- 2) The LOMA is now referenced in the drainage narrative.
- 3) The proposed contours have been revised within the street to direct runoff toward the SWQ pond. An additional SWQ pond has been added near the project entry.
- 4) The FEMA flood zone boundaries have been added and noted near the 60th Street entry and along the south property line.
- 5) The project entry has been revised to the north on 60th Street.

Please let me know if you have any additional comments.

Thanks,

Scott M McGee PE, LLC

505.263.2905

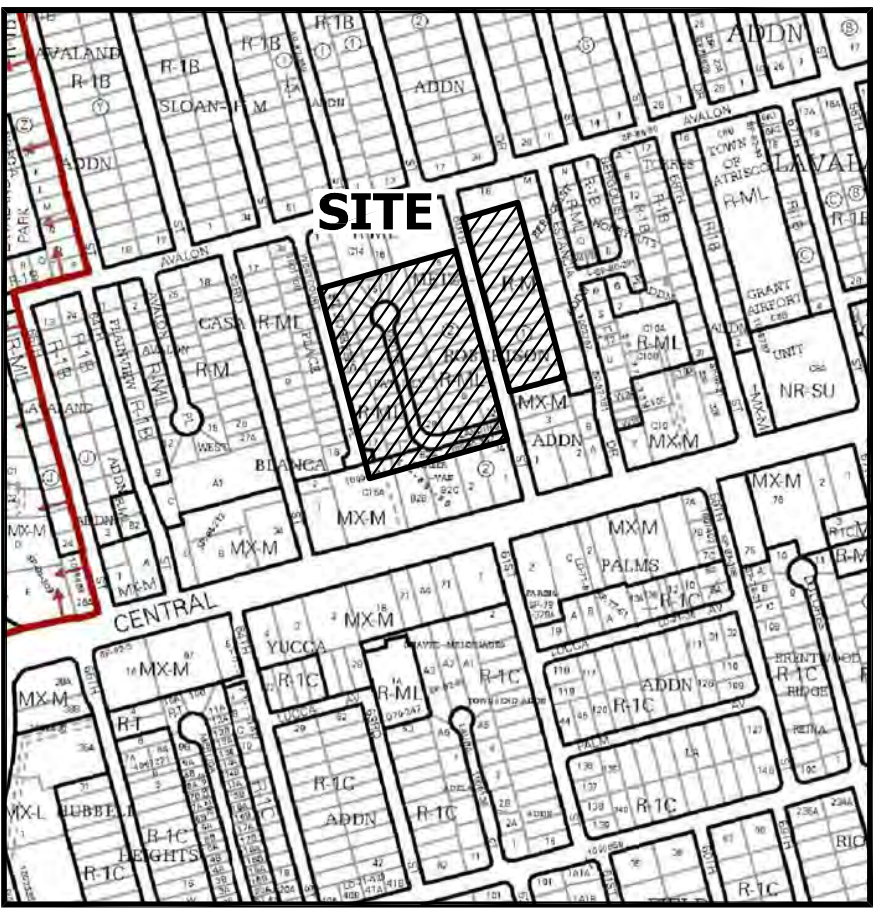
P.O. Box 1273, Elephant Butte, NM 87935

scottmmcgee@gmail.com

CONCEPTUAL GRADING & DRAINAGE PLAN

CASITAS DEL CAMINO

AUGUST, 2024



ZONE ATLAS MAP K-11-Z

ADDRESS: 113-221 60th St NW, Albuquerque, NM

LEGAL DESCRIPTION: LOTS 6-14, BLOCK 2, METZ-ROBERTSON ADDITION

SITE AREA: 1.91 AC (83,192 SF)

BENCHMARK: City of Albuquerque Station '9-K10 1989' being an aluminum disc with ELEV= 5117.72 (NAVD 1988)

SURVEYOR: Souder, Miller & Assocs. dated March, 2023

FLOOD HAZARD: From FEMA Map 35001C0329H (8/16/2012), this site is identified as Zone 'X' which is determined to be outside the 0.2% annual chance floodplain. A LOMA was issued 9-05-23 (Case No. 23-06-1533A) which removed portions of the site as shown from the SFHA.

OFFSITE FLOW: The site does not accept offsite flow.

EXISTING CONDITIONS: The site is currently developed as multi-family residential. The site slopes to 60th St with free discharge.

PROPOSED IMPROVEMENTS: The existing multi-family residences are proposed to be remodeled with new asphalt parking and landscaping. The impervious area being redeveloped is 14,040 SF.

DRAINAGE APPROACH: The site drainage pattern will direct new impervious runoff to an onsite retention pond including the SWQ volume with controlled discharge to 60th Street NW.

Existing land treatment: 15% B, 25% C, & 60% D PRECIPITATION ZONE: 1
 $Q = [(0.15)(2.16) + (0.25)(2.87) + (0.6)(4.12)](1.91) = 6.7 \text{ CFS}$
Proposed land treatment: 15% B, 23% C, & 62% D
 $Q = [(0.15)(2.16) + (0.23)(2.87) + (0.62)(4.12)](1.91) = 6.8 \text{ CFS}$

SWQ V= (14,040)(0.26/12)= 304 CF

This flow will discharge to an onsite retention ponding area located at the south end of the site. The SWQ volume will be retained in the pond bottom area provided to mitigate site discharge.

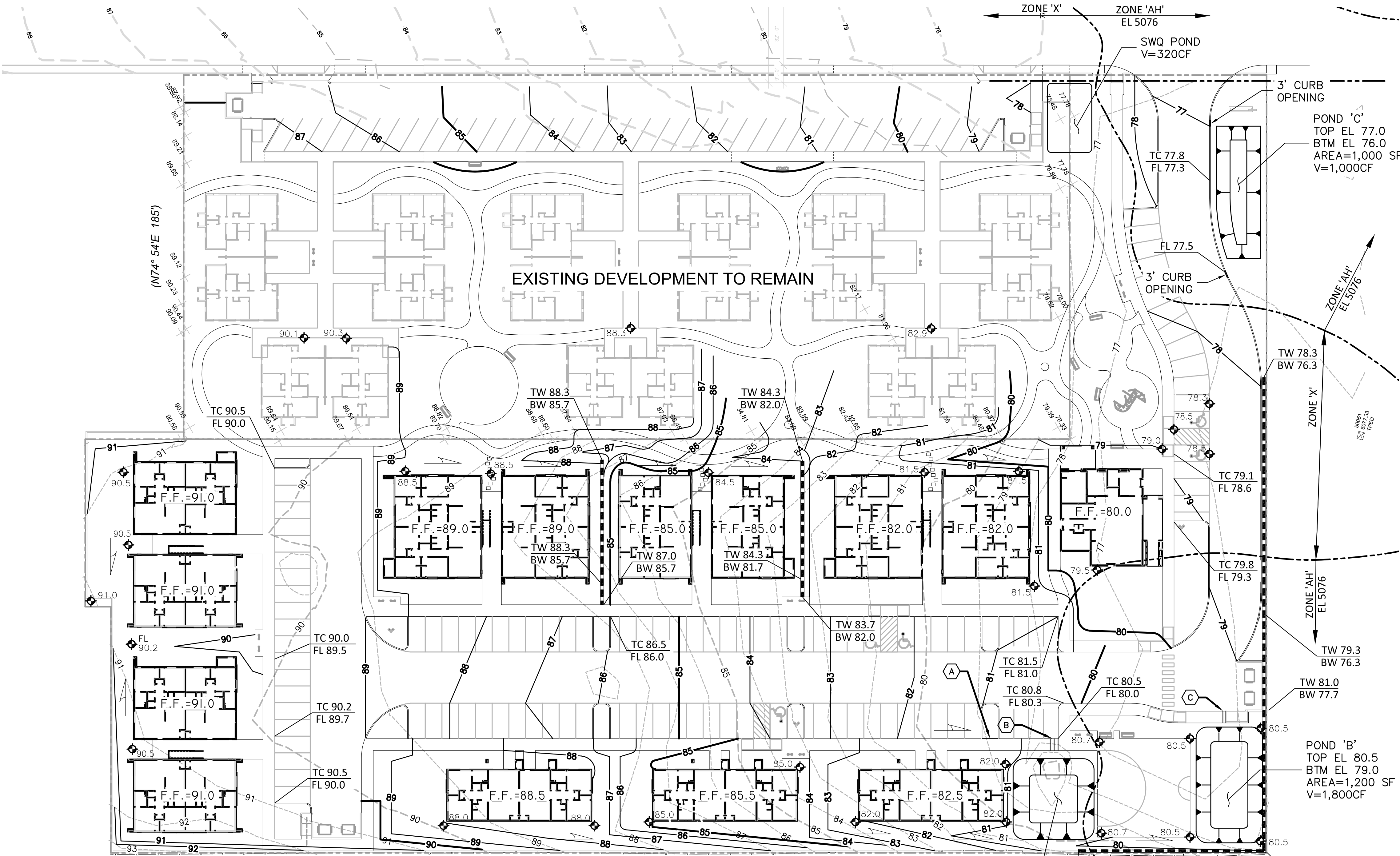
KEYED NOTES

- A. 3' MEDIAN OPENING.
- B. (2)-24" SIDEWALK CULVERTS.
- C. 18" SIDEWALK CULVERT.



Scott M McGee PE

9700 Tanoan Dr NE
Albuquerque, NM 87111
505.263.2905
scottmmcgee@gmail.com



Legend	
---	EXISTING CONTOUR - MAJOR
- - -	EXISTING CONTOUR - MINOR
---	NEW CONTOUR - MAJOR
- - -	NEW CONTOUR - MINOR
F.F. = 85.5	FINISH FLOOR ELEVATION
→	FLOW DIRECTION
---	RETAINING WALL
---	FLOOD ZONE BOUNDARY
TW 88.3 BW 85.7	TOP OF WALL
TC 5.0 FL 4.5	BOTTOM OF WALL
---	TOP OF CURB
---	FLOW LINE

