

CITY OF ALBUQUERQUE



Richard J. Berry, Mayor

September 18, 2017

Ron Rieger
Area Construction Manager- New Mexico
LGI Homes
Albuquerque, NM

**RE: Sunset Farms / Puesta Del Sol Subdivision
316 Luis Sanchez Place SW
Request for Permanent C.O. - Accepted
Engineer's Certification Dated 9/13/17
Hydrology File: K12D025**

Dear Mr. Rieger:

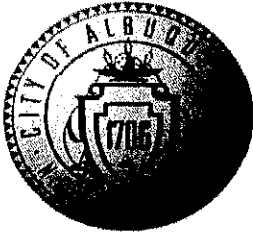
Based on the Certification received 9/13/17 and site visit on 9/18/17, the site is acceptable for permanent release of Certificate of Occupancy by Hydrology.

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

Sincerely,

Reneé C. Brissette

Reneé C. Brissette, P.E.
Senior Engineer, Hydrology
Planning Department



City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: Sunset Farm Building Permit #: _____ City Drainage #: _____
DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: lot 30- A P1
City Address: 316 Luis Sanchez Place SW

Engineering Firm: Mark Goodwin & Associates Contact: Hiram L. Crook
Address: P.O. Box
Phone#: 505-828-2200 Fax#: 505-797-9539 E-mail: hiram@goodwinengineers.com

Owner: LGI Homes Contact: Mark Kaberlein
Address: 900 Pinetree SE Ste 44955 Rio Rancho NM 87124
Phone#: 505-221-8081 Fax#: _____ E-mail: mark.kaberlein@lghomes.com

Architect: _____ Contact: _____
Address: _____
Phone#: _____ Fax#: _____ E-mail: _____

Other Contact: _____ Contact: _____
Address: _____
Phone#: _____ Fax#: _____ E-mail: _____

Check all that Apply:

DEPARTMENT:

☒ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

☐ ENGINEER/ ARCHITECT CERTIFICATION

☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR

☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)

☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☐ No

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

☐ BUILDING PERMIT APPROVAL
☒ CERTIFICATE OF OCCUPANCY

☐ PRELIMINARY PLAT APPROVAL
☐ SITE PLAN FOR SUB'D APPROVAL
☐ SITE PLAN FOR BLDG. PERMIT APPROVAL
☐ FINAL PLAT APPROVAL
☐ SIA/ RELEASE OF FINANCIAL GUARANTEE
☐ FOUNDATION PERMIT APPROVAL
☐ GRADING PERMIT APPROVAL
☐ SO-19 APPROVAL
☐ PAVING PERMIT APPROVAL
☐ GRADING/ PAD CERTIFICATION
☐ WORK ORDER APPROVAL
☐ CLOMR/LOMR

☐ PRE-DESIGN MEETING
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: 09/13/17 By: Ron Rieger

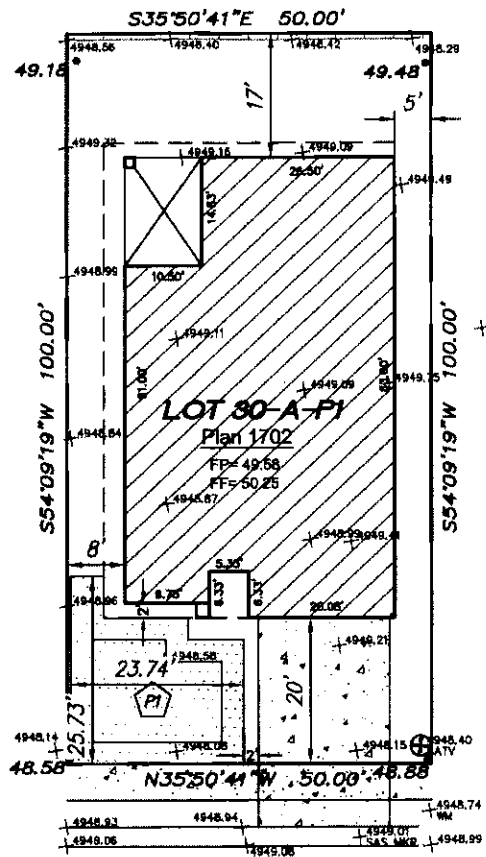
COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

PLOT PLAN

LOT 30-A-P1
SUNSET FARM/ PUESTA DEL SOL
SUBDIVISION
316 LUIS SANCHEZ PLACE SW
AREA=5000 SF

NOTE:

1. THERE SHALL BE A DISTANCE OF NOT LESS THAN TEN (10) FEET BETWEEN RESIDENTIAL BUILDINGS.
2. PROVIDE 18' WIDE DRIVEWAY.
3. 4' SIDEWALK TO BE CONSTRUCTED WITH THIS PERMIT.
4. NO PART OF THIS STRUCTURE WILL BE CLOSER THAN 20' FROM FRONT OF PROPERTY LINE.
5. POND AS REQUIRED BY THE CITY OF ALBUQUERQUE
6. NO CURBS OR CURB CUTS IN SUBDIVISION



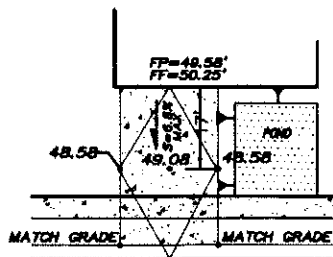
SCALE: 1" = 20'

I, MARK GOODWIN, NMPE 8948, OF THE FIRM MARK GOODWIN & ASSOCIATES, P.A. HEREBY CERTIFY THAT THE ON LOT PONDS HAVE BEEN CONSTRUCTED AT 316 LUIS SANCHEZ PLACE SW AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLOT PLANS. I FURTHER CERTIFY THAT ME OR OTHERS UNDER MY DIRECT SUPERVISION HAVE PERSONALLY VISITED THE PROJECT SITE ON 9/12/2017 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE PONDS HAVE BEEN CONSTRUCTED. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATE OF OCCUPANCY. THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

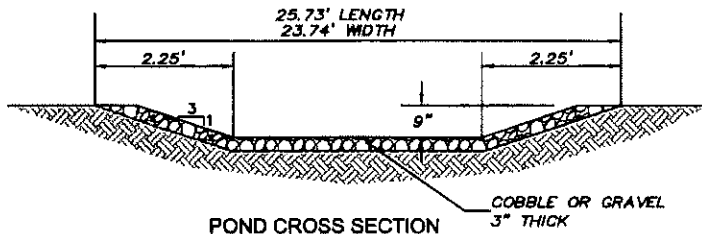
MARK GOODWIN
NMPE 8948

DATE

LUIS SANCHEZ PLACE SW



DRIVEPAD ELEVATIONS



POND CROSS SECTION

P1 VOLUME REQUIRED= 339 CF
DEPTH = 12" SIDE SLOPES 3:1
POND BOTTOM: AREA = 225.0 SF @ ELEVATION=47.58'
POND TOP: AREA = 477 SF @ ELEVATION=48.58'
VOLUME PROVIDED = 343 CF

LEGEND

- ⊕ CABLE TV
- TELEPHONE
- ⊞ TRANSFORMER
- ▬▬▬▬▬▬ RETAINING WALL
- BUILDING SETBACK
- 48.78 NEW SPOT ELEVATIONS
- 49.48, 49.58, 49.78 EXISTING ELEVATIONS

LGI HOMES

9150 E. DEL CAMINO DRIVE, SUITE 118
SCOTTSDALE, AZ 85258



MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
OFFICE (505) 828-2700, FAX (505) 787-9539