

# CITY OF ALBUQUERQUE



August 29, 2006

Shahab Biazar, P.E.  
Advanced Engineering and Consulting, LLC.  
4416 Anaheim NE  
Albuquerque, NM 87113

Re: Lead Studios Grading and Drainage Plan, Engineer's Stamp dated 8-28-06  
Request for Grading and Building Permit Approval, (K14/D94)

Dear Mr. Biazar,

Based on the information contained in your submittal received on August 28, 2006, the above referenced plan is approved for both Grading and Building Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

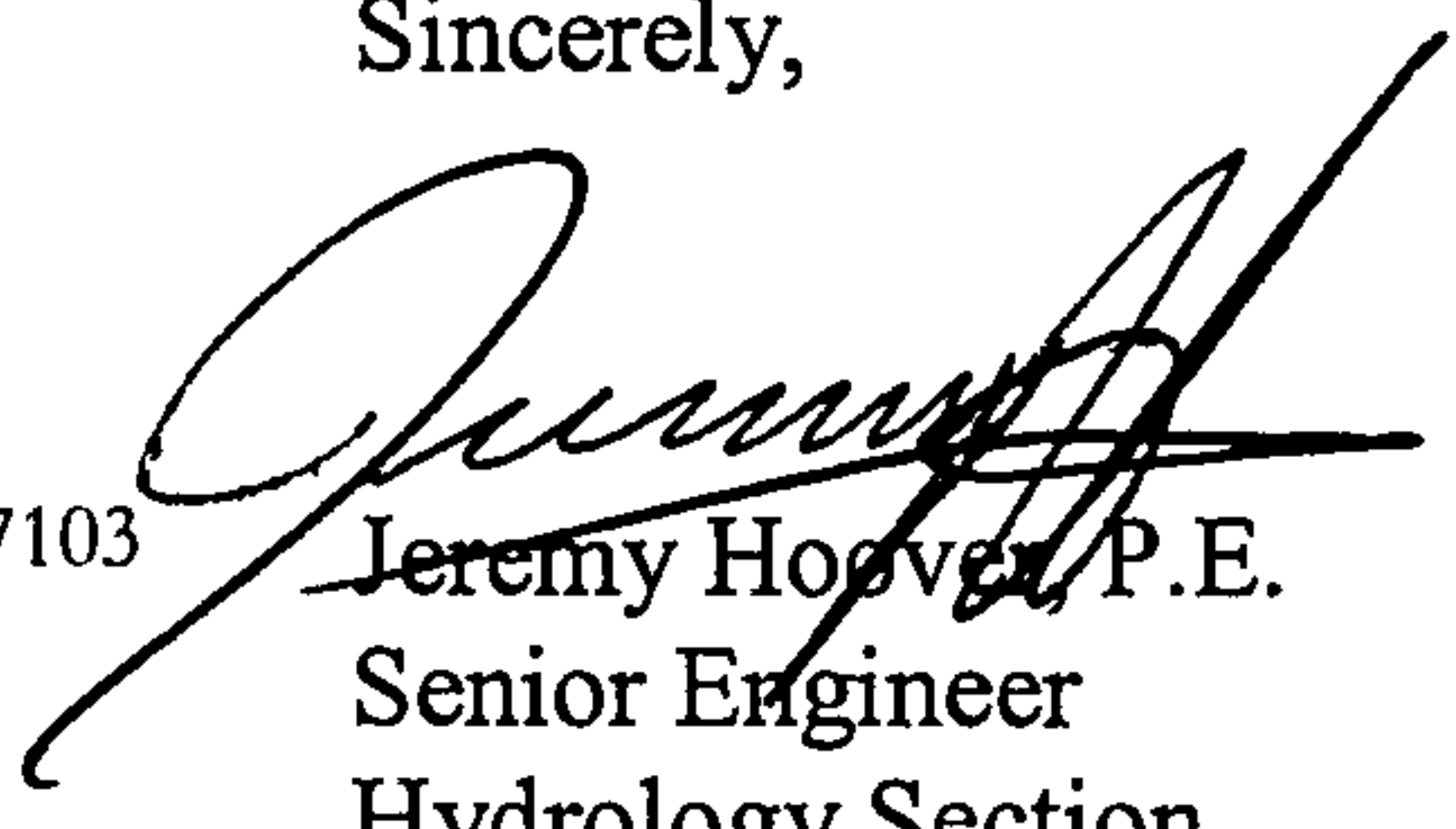
P.O. Box 1293

If you have any questions or need additional information, feel free to contact me at 924-3990.

Albuquerque

Sincerely,

New Mexico 87103

  
Jeremy Hoover, P.E.  
Senior Engineer  
Hydrology Section  
Development and Building Services

www.cabq.gov

cc: file (K14/D94)

# DRAINAGE INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: LEAD STUDIOS ZONE ATLAS/DRG. FILE #: K14 / D94  
DRB #: \_\_\_\_\_ EPC #: \_\_\_\_\_ WORK ORDER #: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 1, Block 18, Huning Highland Addition  
CITY ADDRESS: 405 Walter Street SE

ENGINEERING FIRM: Advanced Engineering and Consulting, LLC  
ADDRESS: 4416 Anaheim Ave., NE  
CITY, STATE: Albuquerque, New Mexico

CONTACT: Shahab Biazar  
PHONE: (505) 899-5570  
ZIP CODE: 87113

OWNER: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

ARCHITECT: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

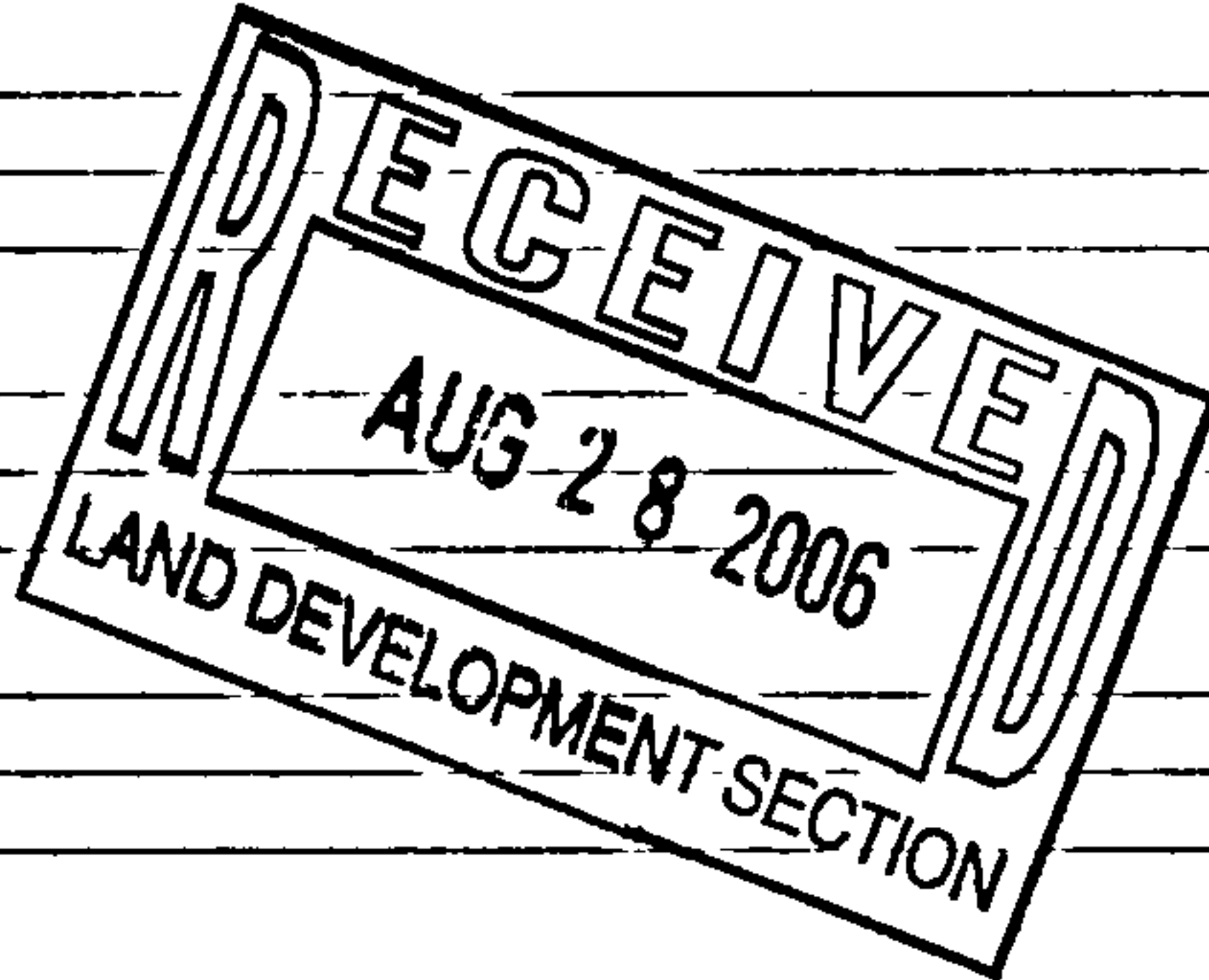
CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

SURVEYOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

CONTRACTOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_



## CHECK TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT  
☐ DRAINAGE PLAN 1ST SUBMITTAL, REQUIRES TCL OR EQUAL  
☐ CONCEPTUAL GRADING & DRAINAGE PLAN  
☒ GRADING PLAN  
☐ EROSION CONTROL PLAN  
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)  
☐ CLOMR / LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ ENGINEER'S CERTIFICATION (TCL)  
☐ ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)  
☐ OTHER

## CHECK TYPE OF APPROVAL SOUGHT:

☐ SIA / FINANCIAL GUARANTEE RELEASE  
☐ 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  
☐ CERTIFICATE OF OCCUPANCY (PERM.)  
☐ CERTIFICATE OF OCCUPANCY (TEMP.)  
☒ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ WORK ORDER APPROVAL  
☐ OTHER (SPECIFY)

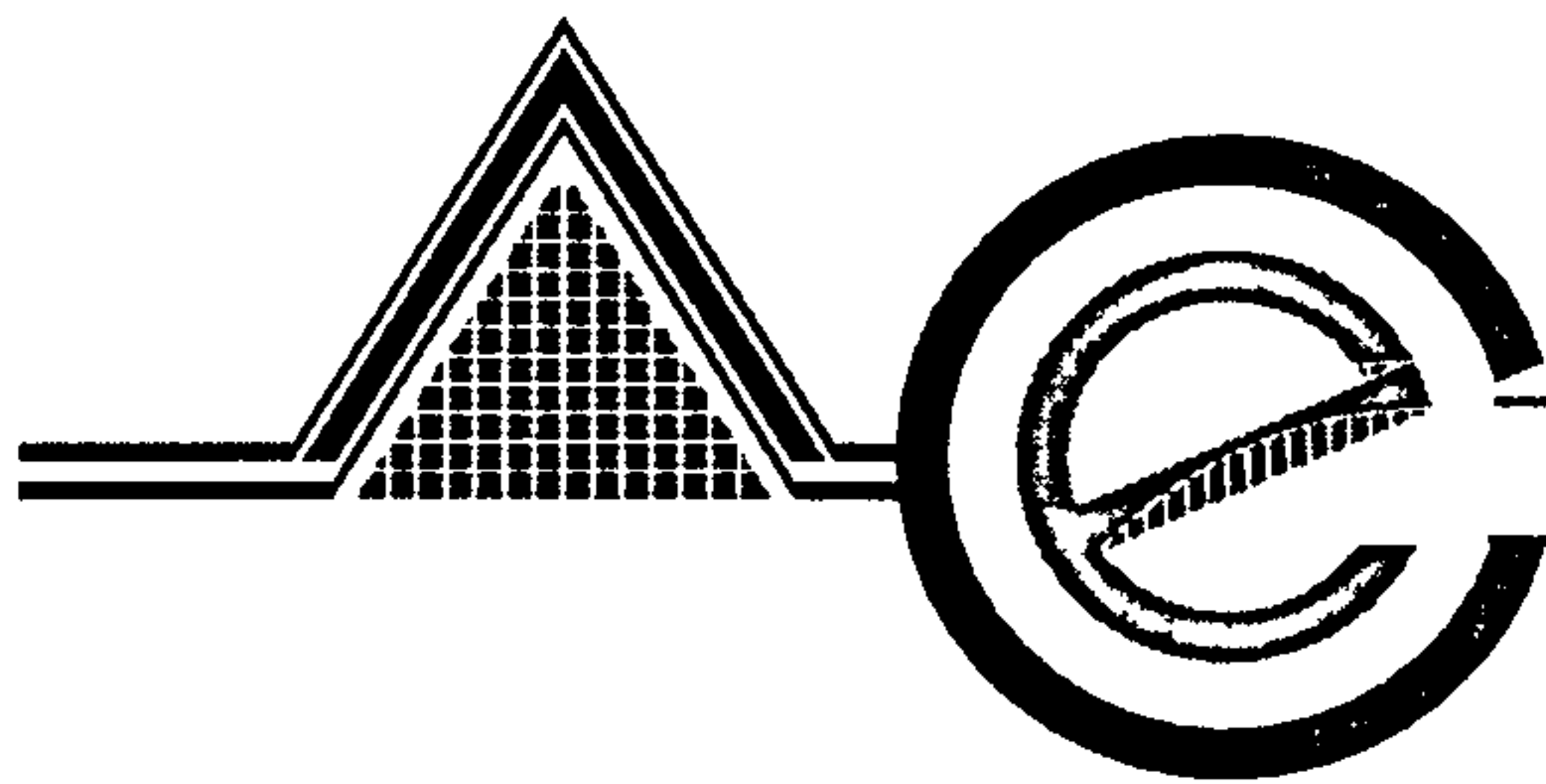
## WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES  
☒ NO  
☐ COPY PROVIDED

DATE SUBMITTED: 08 / 28 / 2006 BY: Shahab Biazar, P.E.

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

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5)
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5)
3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or containing five (5) acres or more

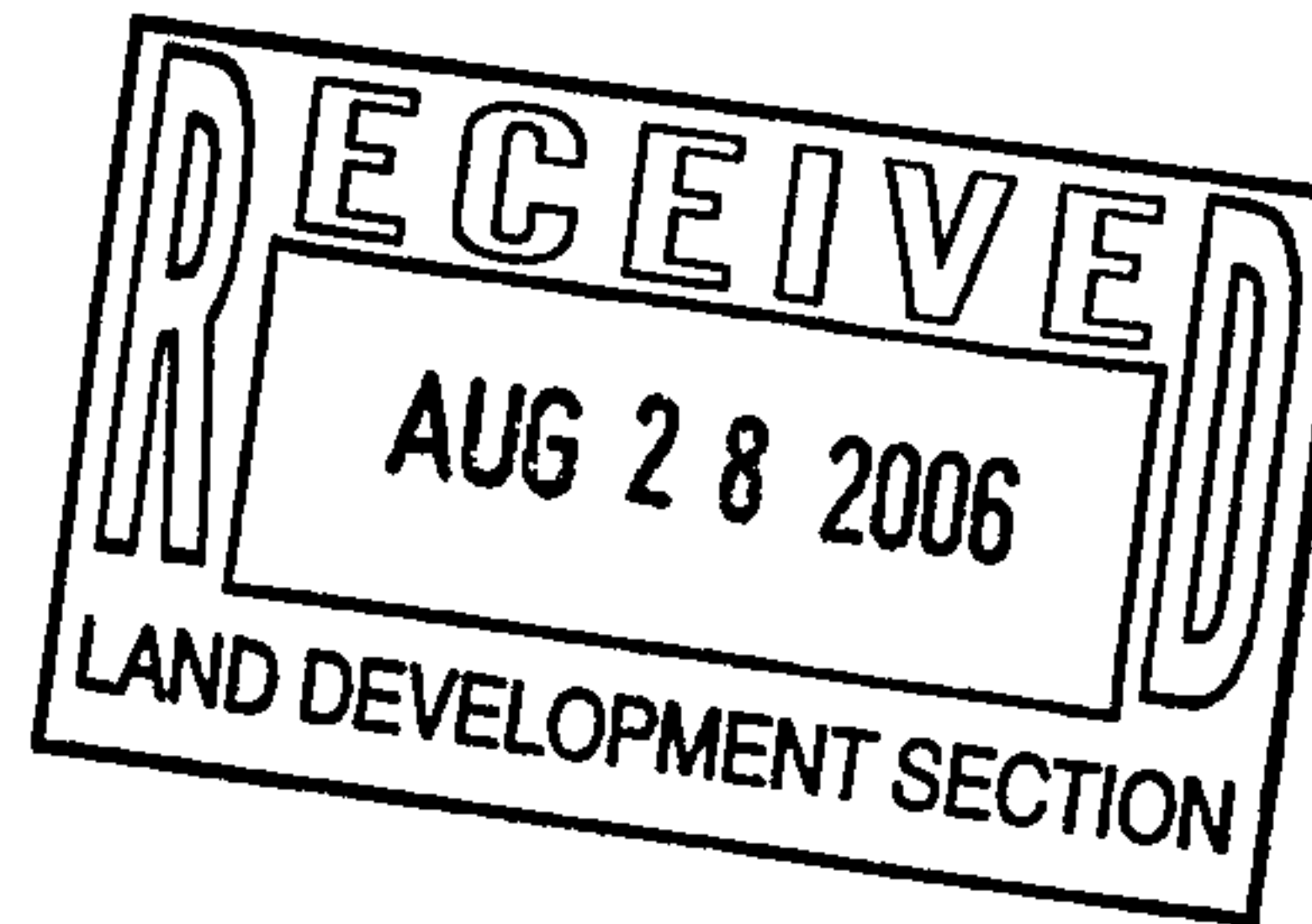


ADVANCED ENGINEERING and CONSULTING, LLC

*Consulting  
Design  
Development  
Management  
Inspection  
Surveying*

August 28, 2006

Mr. Jeremy Hoover, P.E.  
Senior Engineer  
Hydrology Section  
Development and Building Services  
600 Second Street NW  
Albuquerque, New Mexico 87102



RE: LEAD STUDIOS GRADING AND DRAINAGE PLAN FOR GRADING AND  
BUILDING PERMIT APPROVAL (K14-D94)

Dear Mr. Hoover:

This letter and submittal is based on your comments received date August 10, 2006. The followings are the responses to your comments:

1. Land Treatment is added to the grading plan under the RUNOFF CALCULATIONS (INPUT DATA FOR AHYMO CALCULATIONS). Layout was inserted into the drawing at a wrong scale. The area for the calculation for the runoff was correct.
2. A new legend is added to the plan for the type pavement (concrete).
3. Notice to the contractor note number 3 was changed with the correct phone number.
4. Zone Atlas page number was change to K-14 on the plan.
5. Top and Bottom elevations of the retaining wall were added to the grading plan.
6. The high points at east end of the site are 89.20 and 90.30. From there the runoff drains 9.50% (0.06 cfs) east to Walter Street and 90.50% (0.57 cfs) west to existing Alley.

Please contact me if there are any questions or concerns regarding this submittal.

Sincerely yours,

  
Shahab Biazar, P.E.