

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT – Development & Building Services



December 20, 2012

Richard J. Berry, Mayor

Tim Hightower, P.E.
10212 Arroyo Bend NW
Albuquerque, NM 87114
TimH@StreamlineSwimStore.com

RE: Mitchell Residence – Grading & Drainage Plan for Building Permit
2939 San Rafael S.E. P.E. Stamp 12/17/12 ~ File: **L16-D026**

Dear Mr. Hightower,

After reviewing your drainage basin clarifications on the above referenced plan it appears the pond volume will be more than adequate to detain flows from the property. As discussed with our staff, the rip rap emergency overflow channel can be omitted from the plan, and overflow from the backyard pond can continue to sheet flow as it did historically in the event that water were to overtop the pond. Please note this deletion on the As-Built Grading Certification Plan.

If a future garden wall is constructed at the western edge of the ponding area, the design should include turned blocks or openings to allow for the pond to overflow as designed.

This plan, dated 12/17/2012, is approved for Building Permit. A copy of this approved plan must be attached to the construction sets prior to sign-off by Hydrology.

Prior to Certificate of Occupancy release, an Engineer's Certification of site grading per the DPM checklist will be required.

If you have any questions, you may contact me by telephone at 505-924-3695, or email at grolson@cabq.gov.

Sincerely,

Gregory R. Olson, P.E.
Senior Engineer

Orig: Drainage file **L16/D026**
c.pdf Addressee via Email TimH@StreamlineSwimStore.com

GO/CJH