

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

November 17, 2022

David Aube, P.E.  
Cushing Terrell  
306 W. Railroad St., Ste. 104  
Missoula, MT 59802

**RE: APD Community Safety Department Facility  
Lot 20-A, Block 9. Virginia Place Add'n  
1138 San Mateo Blvd. SE  
Grading Plan  
Hydrology File: L18D054A**

Dear Mr. Aube,

Based upon the information provided in your submittal received 10/18/2022, the Grading plan is **not approved** for Building Permit. The following comments need to be addressed for the approval of the above referenced project.

PO Box 1293

Albuquerque

NM 87103

[www.cabq.gov](http://www.cabq.gov)

1. Please insert a vicinity map on sheet C-201, CD-1. Add sheet numbers on the plan.
2. Please ensure the plan has engineer's stamp dated and signed on each sheet.
3. This site is in FEMA designated floodplain zone AO (Depth 1 ft), proposed detention ponds shall retain the displaced water volumes, not just the water quality volumes. Or a letter of map revision (LOMR) shall be filed to FEMA for review and approval if the nearby SD systems have enough downstream capacity.
4. There are proposed detention ponds. Please provide sections for each detention pond. This should show the detention volume, water surface elevation, property/ROW lines, existing and proposed grades.
5. Submit Flood Plain Permit to PLNDRS for review and approval.
6. Is the future addition included in the drainage calculations?
7. Mark the concrete channels and riprap channels on sheet C-201, CD-2.
8. Correct the pond A available volume to 1,061 CU-FT instead of 1,06 CU-FT in Pond A build note on sheet C-201, CD-2.
9. It seems like the total storage volume of 3,193 CF in the "Pond routing and volumes" table missed pond A volume in calculations. Please verify.

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10. Change Pond B storage capacity to 1286 CF instead of 1288 CF in the third paragraph of article VI to match the number listed in the “Pond routing and volumes” table. Correct the spelling of “The available voles” to “The available volumes” in the last paragraph of article VI.

11. Provide downstream capacity to ensure that discharge from sidewalk culverts are not overwhelming the SD systems capacity on both east and west side of the property.

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](mailto:jhughes@cabq.gov), 924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 505-924-3695 or [tchen@cabq.gov](mailto:tchen@cabq.gov).

Sincerely,

PO Box 1293

Albuquerque

Tiequan Chen, P.E.  
Principal Engineer, Hydrology  
Planning Department, Development Review Services

NM 87103

[www.cabq.gov](http://www.cabq.gov)



# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET

Project Title: APD Comm Safety Building Permit # \_\_\_\_\_ Hydrology File # \_\_\_\_\_

DRB# \_\_\_\_\_ EPC# \_\_\_\_\_

Legal Description: Lot 20-A, Virginia Place Add'n. City Address OR Parcel 1138 San Mateo BLVD SE

Applicant/Agent: Cushing Terrell Contact: Dave Aube

Address: 306 Railroad St, Suite 104 Phone: 406-540-3219

Email: daveaube@cushingterrell.com

Applicant/Owner: COA DMD Contact: Stacy Herrera

Address: Cushing Terrell Phone: 505-768-2768

Email: shererra@cabq.gov

TYPE OF DEVELOPMENT: \_\_\_ PLAT (#of lots) \_\_\_ RESIDENCE \_\_\_ DRB SITE \_\_\_ ADMIN SITE: X

RE-SUBMITTAL: \_\_\_ YES X NO

DEPARTMENT: \_\_\_ TRANSPORTATION X HYDROLOGY/DRAINAGE

Check all that apply:

### TYPE OF SUBMITTAL:

- \_\_\_ ENGINEER/ARCHITECT CERTIFICATION
- \_\_\_ PAD CERTIFICATION
- \_\_\_ CONCEPTUAL G&D PLAN
- \_\_\_ GRADING PLAN
- X DRAINAGE REPORT
- \_\_\_ DRAINAGE MASTER PLAN
- \_\_\_ FLOOD PLAN DEVELOPMENT PERMIT APP.
- \_\_\_ ELEVATION CERTIFICATE
- \_\_\_ CLOMR/LOMR
- \_\_\_ TRAFFIC CIRCULATION LAYOUT (TCL) ADMINISTRATIVE
- \_\_\_ TRAFFIC CIRCULATION LAYOUT FOR DRB APPROVAL
- \_\_\_ TRAFFIC IMPACT STUDY (TIS)
- \_\_\_ STREET LIGHT LAYOUT
- \_\_\_ OTHER (SPECIFY)
- \_\_\_ PRE-DESIGN MEETING?

### TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- X BUILDING PERMIT APPROVAL
- \_\_\_ CERTIFICATE OF OCCUPANCY
- \_\_\_ CONCEPTUAL TCL DRB APPROVAL
- \_\_\_ 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
- \_\_\_ FLOOD PLAN DEVELOPMENT PERMIT
- \_\_\_ OTHER (SPECIFY) \_\_\_\_\_

DATE SUBMITTED: 10-14-22