

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

August 25, 2022

Fred C. Arfman & Bryan J. Bobrick, PE
Isaacson & Arfman, Inc.
128 Monroe St. NE
Albuquerque, NM 87108

**Re: 800 Louisiana Blvd SE
Request for Certificate of Occupancy - Permanent
Hydrology Final Inspection –Approved
Grading and Drainage Plan Stamp Date: 10/20/2020
Certification dated: 8/16/2022
Drainage File: L19D043**

Dear Mr. Arfman & Bobrick,
Based on the submittal received 8/23/2022 and inspection on 8/25/2022 this certification is approved for Permanent Certificate of Occupancy by Hydrology.

If you have any questions, you can contact me at 505-924-3695 or dggutierrez@cabq.gov.

Sincerely,

David Gutierrez, P.E.
Senior Engineer, Planning Dept.
Development Review Services

www.cabq.gov



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET CITY OF ALBUQUERQUE PROJECT

Project Title: Phil Chacon Memorial Substation Building Permit # _____ Hydrology File # L19
DRB# _____ EPC# _____
Legal Description: A Portion of Parcel 2-A, City Address OR Parcel 800 Louisiana Blvd. NE
Lands of Board of Education 87108
~~Applicant/Owner:~~ Isaacson & Arfman, Inc. Contact: Fred C. Arfman & Bryan J. Bobrick
Address: 128 Monroe Street NE Phone: (505) 268-8828
Email: freda@iacivil.com & bryanb@iacivil.com
~~Applicant/Owner:~~ The Hartman + Majewski Design Group Contact: Ketan Bharatiya
Address: 120 Vassar Dr SE, Suite 100 Phone: (505) 242-6880
Email: kbharatiya@designgroupnm.com

TYPE OF DEVELOPMENT: PLAT (#of lots) RESIDENCE X DRB SITE ADMIN SITE: _____
RE-SUBMITTAL: YES X NO

DEPARTMENT: TRANSPORTATION X HYDROLOGY/DRAINAGE

Check all that apply:

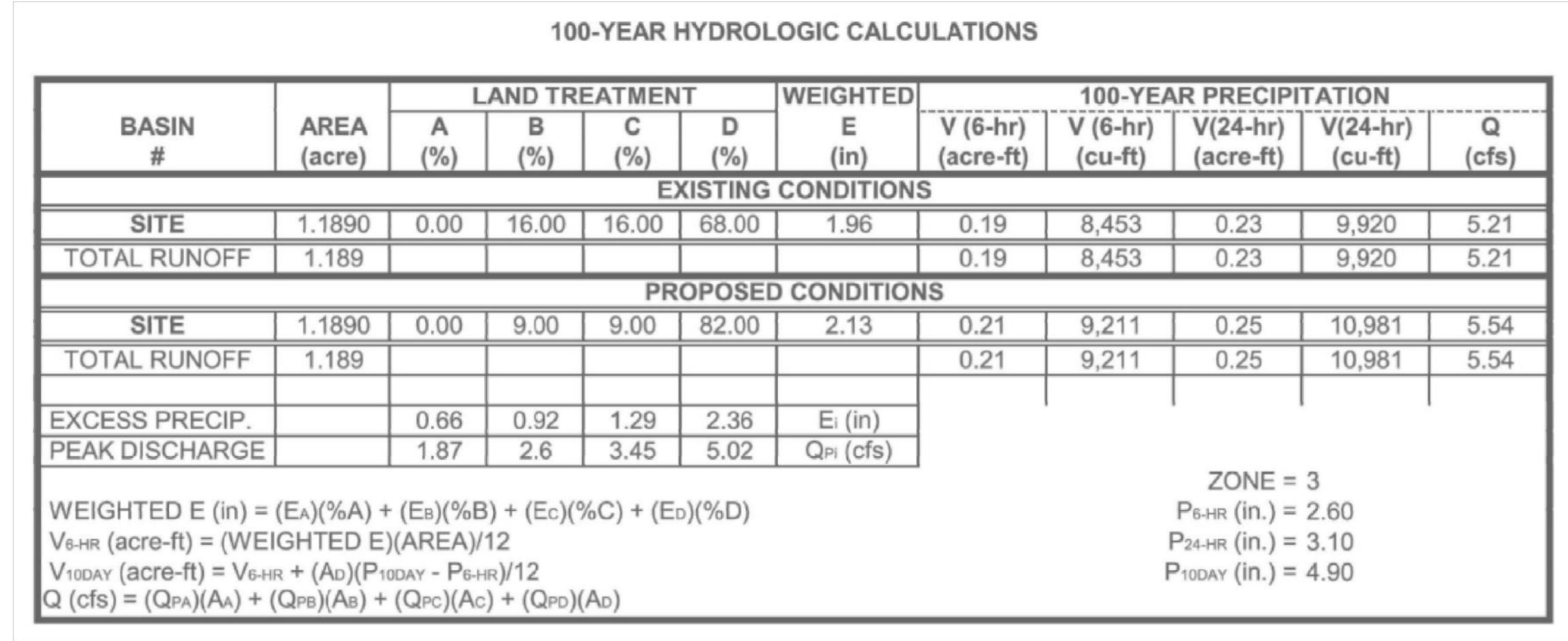
TYPE OF SUBMITTAL:

X ENGINEER/ARCHITECT CERTIFICATION
 PAD CERTIFICATION
 CONCEPTUAL G&D PLAN
 GRADING PLAN
 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:

 BUILDING PERMIT APPROVAL
X 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: August 22, 2022



I. SEE SHEET CG001 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINETYPE LEGEND THAT APPLY TO ALL SHEETS.

LEGAL DESCRIPTION: A PORTION OF PARCEL 2-A, LANDS OF BOARD OF
EDUCATION

FLOOD HAZARD STATEMENT: F.E.M.A. FLOODWAY BOUNDARY AND FLOODWAY MAP DATED AUGUST 16, 2012 (PANEL NO. 35001C0354H) INDICATES A FLOOD HAZARD ZONE X WHICH IS AN AREA DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN.


THE DRAINAGE ANALYSIS FOR THIS SITE IS IN ACCORDANCE WITH SECTION 22 OF THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL (DPM), ENTITLED "DRAINAGE, FLOOD CONTROL, AND EROSION CONTROL." THE DESIGN STORM USED FOR BOTH UNDEVELOPED AND DEVELOPED CONDITIONS IS THE 100-YEAR, 6-HOUR STORM EVENT FOR RUNOFF. THE SITE IS LOCATED IN ZONE 3, SO THE 100-YEAR, 6-HOUR STORM EVENT IS 2.60 INCHES. UNDER EXISTING CONDITIONS, THE PARCEL IS A PARKING LOT WITH LAND TREATMENTS B, C, AND D.

THE PARCEL IS LOCATED IN SOUTHEAST ALBUQUERQUE AT THE SOUTHEAST CORNER OF THE LOUISIANA/KATHRYN INTERSECTION. CURRENTLY THE SITE DRAINS FROM NORTHEAST TO SOUTHWEST TO THE EXISTING FACILITY PARKING AREA AND THEN ONTO LOUISIANA. THE EXISTING PEAK RUNOFF FROM THE PARCEL UNDER EXISTING CONDITIONS IS 5.21 CFS DURING A 100-YEAR, 6-HOUR STORM. THERE ARE NO OFF-SITE FLOWS THAT REACH THE PROPERTY.

THIS PROJECT INVOLVES THE CONSTRUCTION OF PHASE 1 IMPROVEMENTS TO THE SITE INCLUDING A NEW BUILDING, REVISED PARKING AREA AND LANDSCAPING. THE SITE WILL CONTINUE TO DRAIN FROM NORTHEAST TO SOUTHWEST THROUGH THE EXISTING FACILITY TO LOUISIANA BLVD. THE FIRST FLUSH VOLUME WILL BE CAPTURED IN THE LANDSCAPED MEDIANS THROUGHOUT THE NEW PARKING AREA. THE DEVELOPED PEAK RUNOFF FROM PHASE 1 IS 5.54 CFS, WHICH IS SLIGHTLY HIGHER THAN THE EXISTING PEAK RUNOFF.

FIRST FLUSH = $(0.34\text{IN}/12\text{IN}/\text{FT}) \times ((1.189 \times .82) \times 43,560\text{SF}/\text{AC}) = 1,203 \text{ CF}$
REQUIRED. FIRST FLUSH VOLUMES WILL BE HELD IN LOCAL
DEPRESSIONS IN THE PARKING ISLANDS AND AN OPENING INTO THE
LANDSCAPING AREA ALONG LOUISIANA BOULEVARD.

FIRST FLUSH VOLUME PROVIDED IN PARKING ISLANDS AND BEHIND CURBS ALONG THE PERIMETER IF THE SITE HAVE A SURFACE AREA OF


Fred C. Arfman, PE
August 16, 2022
Date

	SPOT ELEVATION
	FLOW ARROW
	NEW CURB AND GUTTER & SIDEWALK
	EX CURB AND GUTTER & SIDEWALK
	EX WATER VALVE
	PROP WATER VALVE
	EX FIRE HYDRANT
	PROP FIRE HYDRANT
	PROP WATER METER
	PROPERTY LINE
	RECORD BEARING AND DISTANCES
	MEASURED BEARING AND DISTANCES

120 Vassar Dr SE Suite 100
Albuquerque New Mexico 87106
T 505 242 6880 • F 505 242 6881



CITY OF ALBUQUERQUE
CAPITAL IMPLEMENTATION PROGRAM

PROJECT TITLE: PHIL CHACON MEMORIAL SUBSTATION SOUTHEAST AREA COMMAND - ADDITION
DRAWING TITLE: PHASE 1 SITE GRADING PLAN

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.	
PERMIT SET	City Project No. 782592	DG Project No. 6600.A27	Zone Map No. L-19-Z	DWG. C-201	Sheet