

CITY OF ALBUQUERQUE



Timothy M. Keller, Mayor

December 20, 2017

David Soule, P.E.
Rio Grande Engineering
P.O. Box 93924
Albuquerque, NM, 87199

**RE: Innova Plaza Phase 2
401 Eubank SE
Grading Plan
Engineer's Certification Dated 12/11/17
Hydrology File: L20D067**

Dear Mr. Soule:

Based upon the information provided in your submittal received 12/11/2017, the Grading Plan is approved for Building Permit, Foundation Permit and Grading Permit.

Please attach a copy of this approved plan in the construction sets for Building Permit processing. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

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

Sincerely,

Renée C. Brissette

Renée C. Brissette, P.E. CFM
Senior Engineer, Hydrology
Planning Department



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: INNOVA PLAZA PHASE 2 **Building Permit #:** _____ **City Drainage #:** _____
DRB#: _____ **EPC#:** _____ **Work Order#:** _____
Legal Description: lot 1-A Block 48 SKYLINE HEIGHTS
City Address: 401 EUBANK SEL

Engineering Firm: RIO GRANDE ENGINEERING **Contact:** DAVID SOULE
Address: PO BOX 93924, ALBUQUERQUE, NM 87199
Phone#: 505.321.9099 **Fax#:** 505.872.0999 **E-mail:** DAVID@RIOGRANDEENGINEERING.COM

Owner: GLAD, LLC **Contact:** _____
Address: 39 CANYON RIDGE SANDIA PARK NM 87047
Phone#: _____ **Fax#:** _____ **E-mail:** _____

Architect: RICK BENNETT **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) _____

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) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☒ No

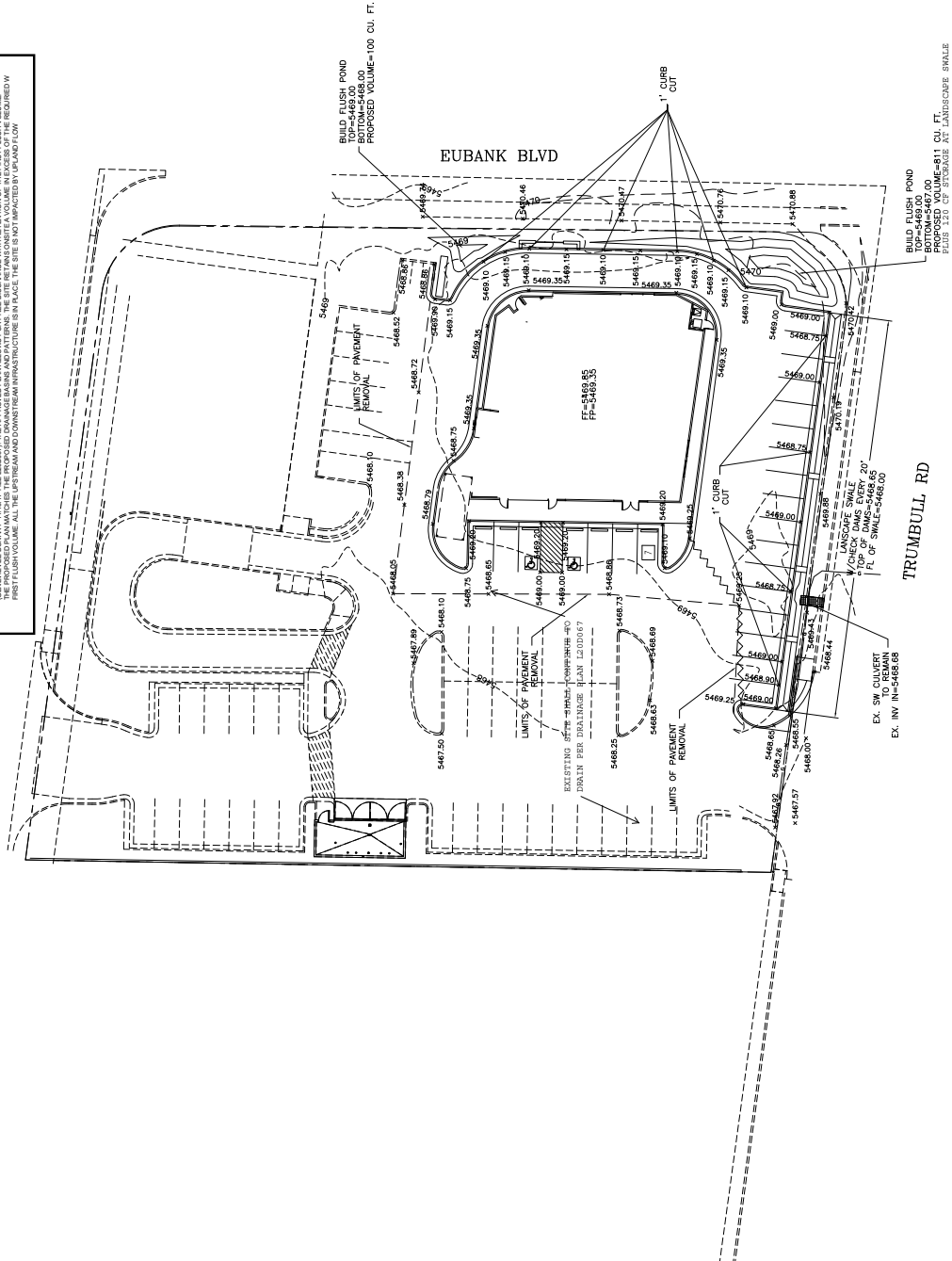
DATE SUBMITTED: 12/11/17 By: _____

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED: _____

CAUTION:
EXISTING UTILITIES ARE NOT SHOWN.
IT SHALL BE THE SOLE RESPONSIBILITY
OF THE CONTRACTOR TO CONDUCT ALL
NECESSARY FIELD INVESTIGATIONS PRIOR
TO ANY EXCAVATION TO DETERMINE THE
ACTUAL LOCATION OF UTILITIES & OTHER
IMPROVEMENTS.

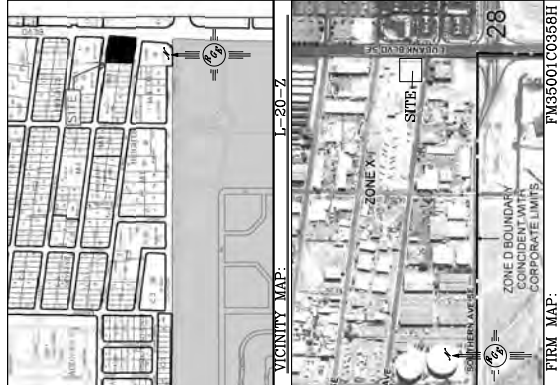
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THIS SITE IS A MODIFIED SECOND PHASE OF A PREVIOUSLY APPROVED GRADING PLAN PREPARED BY ARPMAN AND ASSOCIATES. (G8NEVEUE DONART 11/13/17-FILE LXX0067). THE APPROVED PLAN ALLOWS FOR FREE DISCHARGE WITH RETENTION OF THE FIRST FLUSH VOLUME. THE PROPOSED PLAN MATCHES THE PROPOSED DRAINAGE BASINS AND PATTERNS. THE SITE RETAINS ONSITE VOLUME IN EXCESS OF THE REQUIRED WASHOUT FLUSH VOLUME. ALL THE FIRST FLOWS AND DRAINAGE ARE INTERCEPTED AND REDUCED BY 15% AND 1/2" (1/2" WASHOUT FLUSH VOLUME). THE SITE IS NOT IMPACTED BY 15% AND 1/2" (1/2" WASHOUT FLUSH VOLUME).



EROSION CONTROL NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIMMED-OF-WAY.
4. PERMANENT DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.



LEGAL DESCRIPTION:

NOTES:

1. ALL SPOTS NOTED.
2. ALL CUES NOTED.
3. ALL RETARDS
4. ALL NEW CONFORMANCES
5. ANY COMMENTS SHALL BE RECORDED
6. ALL SITUATIONS OF PUBLIC WORKS

LEGEND

---	EXISTING CURB
---	EXISTING INDEX CONTOUR
---	PROPOSED CURB
---	PROPOSED INDEX CONTOUR
---	SLOPE 1% 1"=40.25'
---	EXISTING SPOT ELEVATION
---	PROPOSED SPOT ELEVATION
---	BOUNDARY
---	CENTERLINE
---	RIGHT-OF-WAY
---	PROPOSED CURB
---	EXISTING CURB AND GUTTER
---	PROPOSED SIDEWALK
---	EXISTING SIDEWALK

	INNOVIA PLAZA GRADING AND DRAINAGE PLAN	DRAWN BY RCKU	DATE 12-05-17	SHEET # —	JOB # 21653
		 Rio Grande Engineering 1900 CENTRAL AVENUE SE SUITE 200 #1706 ALBUQUERQUE, NM 87106 505-262-0899			
ENGINEER'S SEAL		12/11/17 DAVID SOULE P.E. 114522			

