

CITY OF ALBUQUERQUE

Planning Department
Suzanne Lubar, Director



Mayor Richard J. Berry

September 22, 2016

David Soule, P.E.
Rio Grande Engineering
PO Box 93924
Albuquerque, New Mexico 87199

RE: **Tuyet Son Buddhist Center**
12125 Central Ave NE
Grading and Drainage Plan
Engineers Stamp Date 9/20/16 (L22D060)

Dear Mr. Soule,

Based upon the information provided in your submittal received 9/20/16, this plan is approved for Grading Permit and Building Permit for the proposed buildings and improvements. For the future buildings provide a new Grading and Drainage plan with calculations for the buildings and other improvements.

Please inform the owner/contractor to attach a copy of this approved plan dated 9/20/16 to the construction sets in the permitting process prior to sign-off by Hydrology.

Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, please contact me at 924-3986 or Rudy Rael at 924-3977.

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Hydrology
Planning Department

RR/AC
C: File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: _____ **Building Permit #:** _____ **City Drainage #:** _____
DRB#: _____ **EPC#:** _____ **Work Order#:** _____
Legal Description: _____
City Address: _____

Engineering Firm: _____ **Contact:** _____
Address: _____
Phone#: _____ **Fax#:** _____ **E-mail:** _____

Owner: _____ **Contact:** _____
Address: _____
Phone#: _____ **Fax#:** _____ **E-mail:** _____

Architect: _____ **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

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) _____

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) _____

IS THIS A RESUBMITTAL?: Yes No

DATE SUBMITTED: _____ By: _____

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

September 20, 2016

Rudy E. Rael, CE, CFM

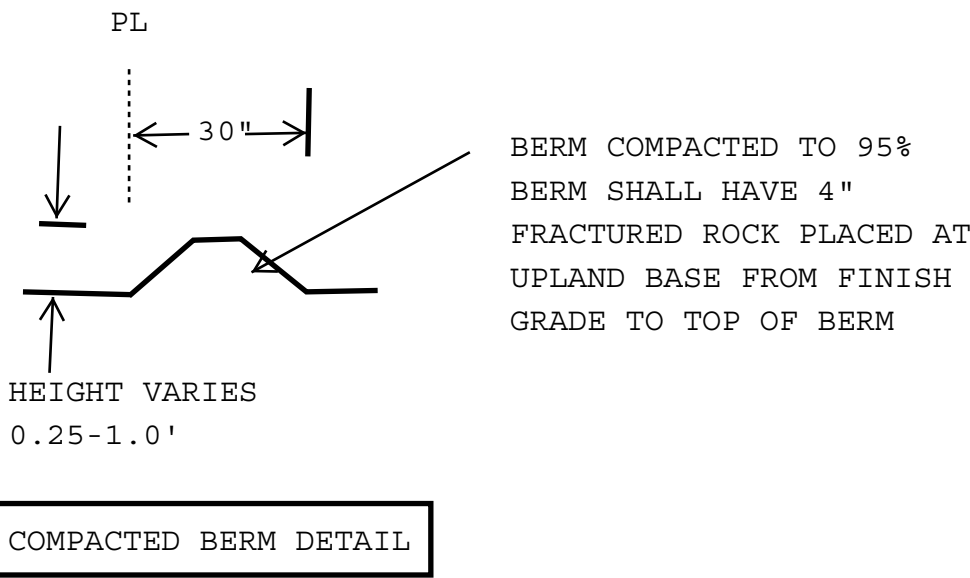
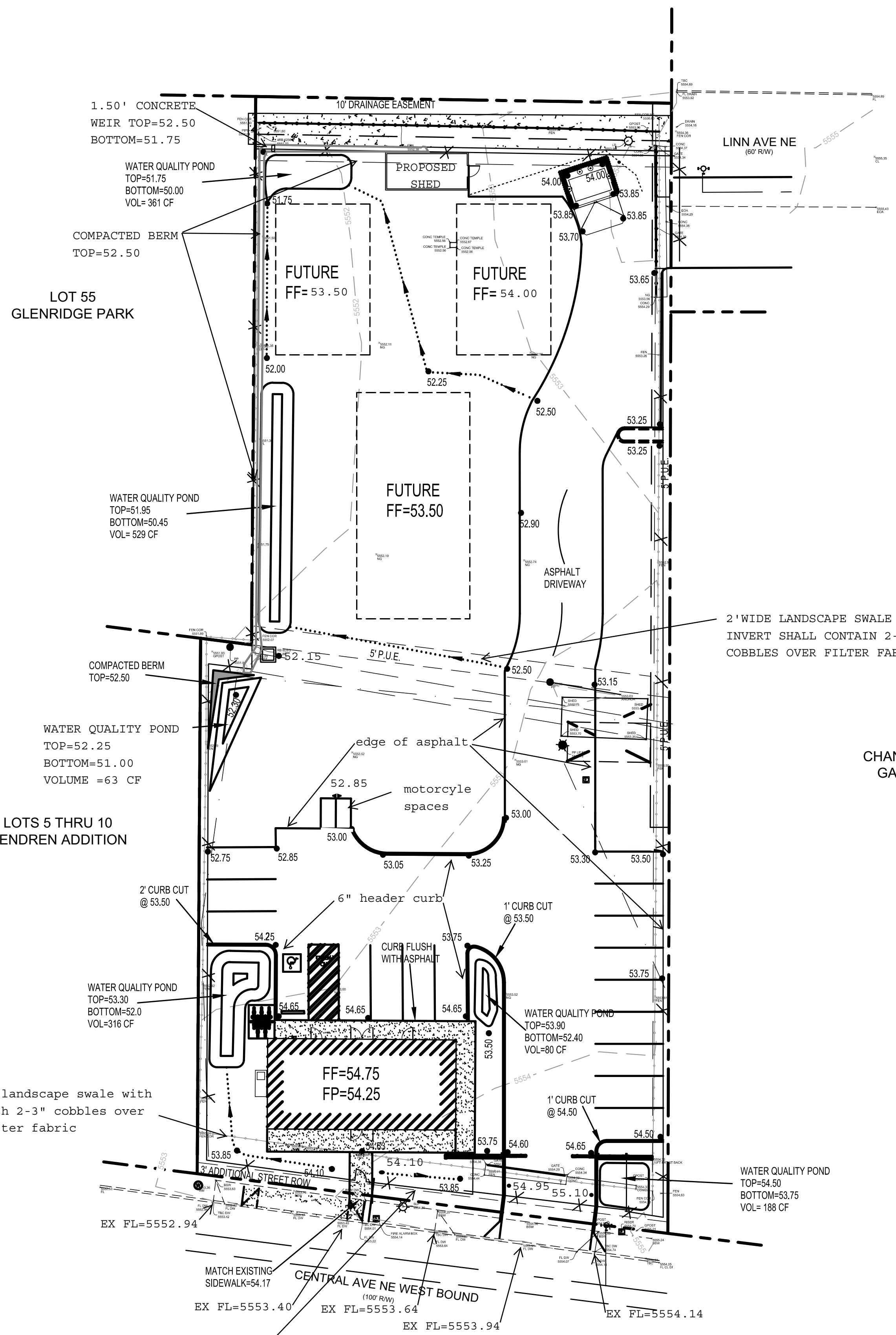
Engineer Associate, Hydrology
Planning Department
600 2nd St. NW Suite 201
Albuquerque NM 87102

Please find the enclosed grading plan. We have revised the plan to address your emailed comments from 9/20/16. We have added a response in red as to how we addressed your comments.

- Provide a detail for the compacted Berm. Will it be protected from erosion? **we have added a berm detail**
- At the northern end of the property there is a box with a door, is this a future building or a pond? **We have labeled as a shed**
- Are the ponds sized for the future buildings? **We have accounted for the future buildings, but the site improvements to the buildings are not known, so the plan will need to be updated once a site plan is fully developed for the future buildings**
- Are the dark lines between the existing pavement and new pavement curbing? **We have labeled the curbs and edges of asphalt**
- What is the double box at elevation point 53.00? **we have labeled the motorcycle spaces**
- Provide a water block at the entrance of this site. **we have added a one foot water block**
- Increase the font on the flow points in Central Ave. **we have increased call outs of the flowlines on Central.**
- At the front of the new building, is the dotted line a swale as called out in the center of the property? **we have added call out and corrected direction of flow**
If so, how will flows pass the sidewalk from east to west. Provide a detail or a note.

Thank you very much.

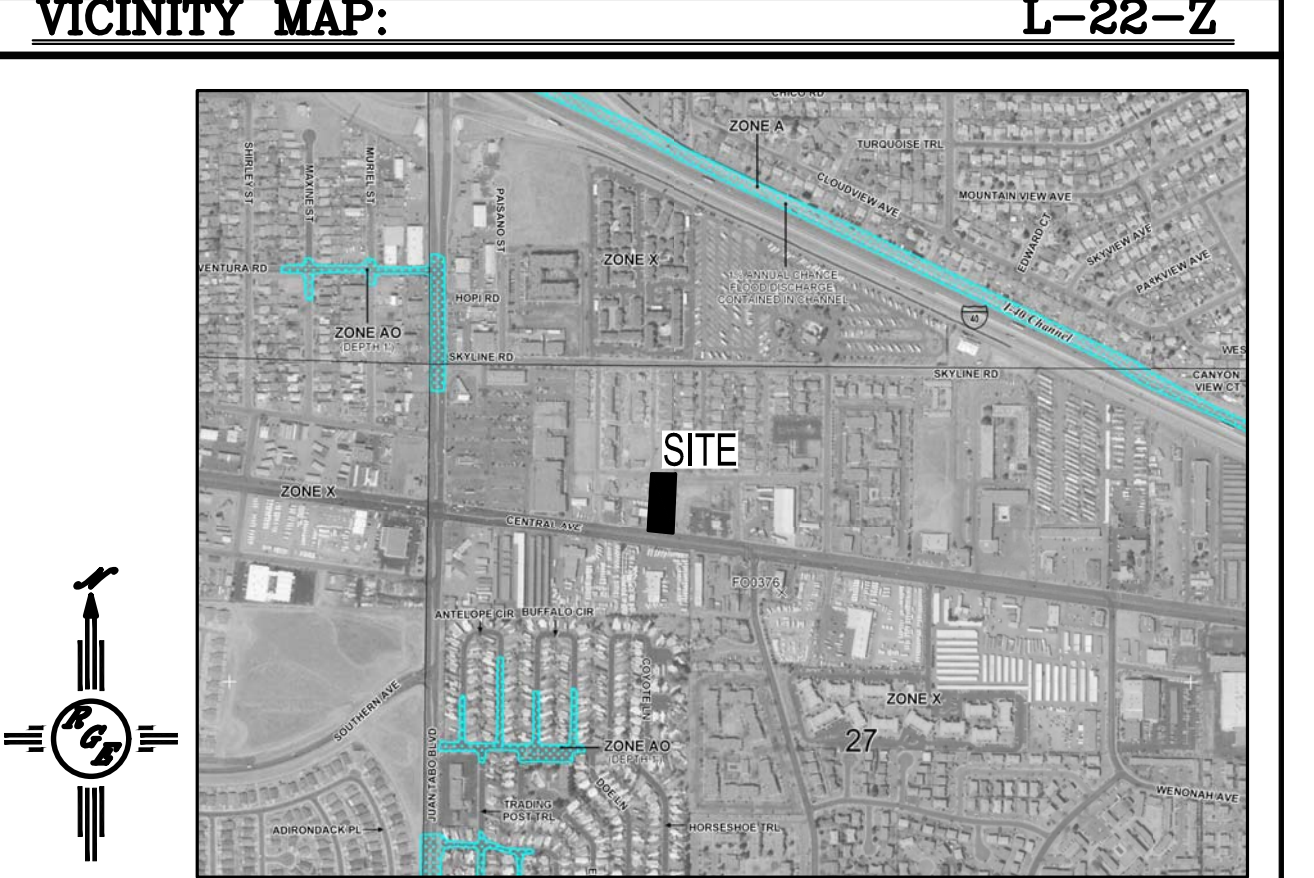
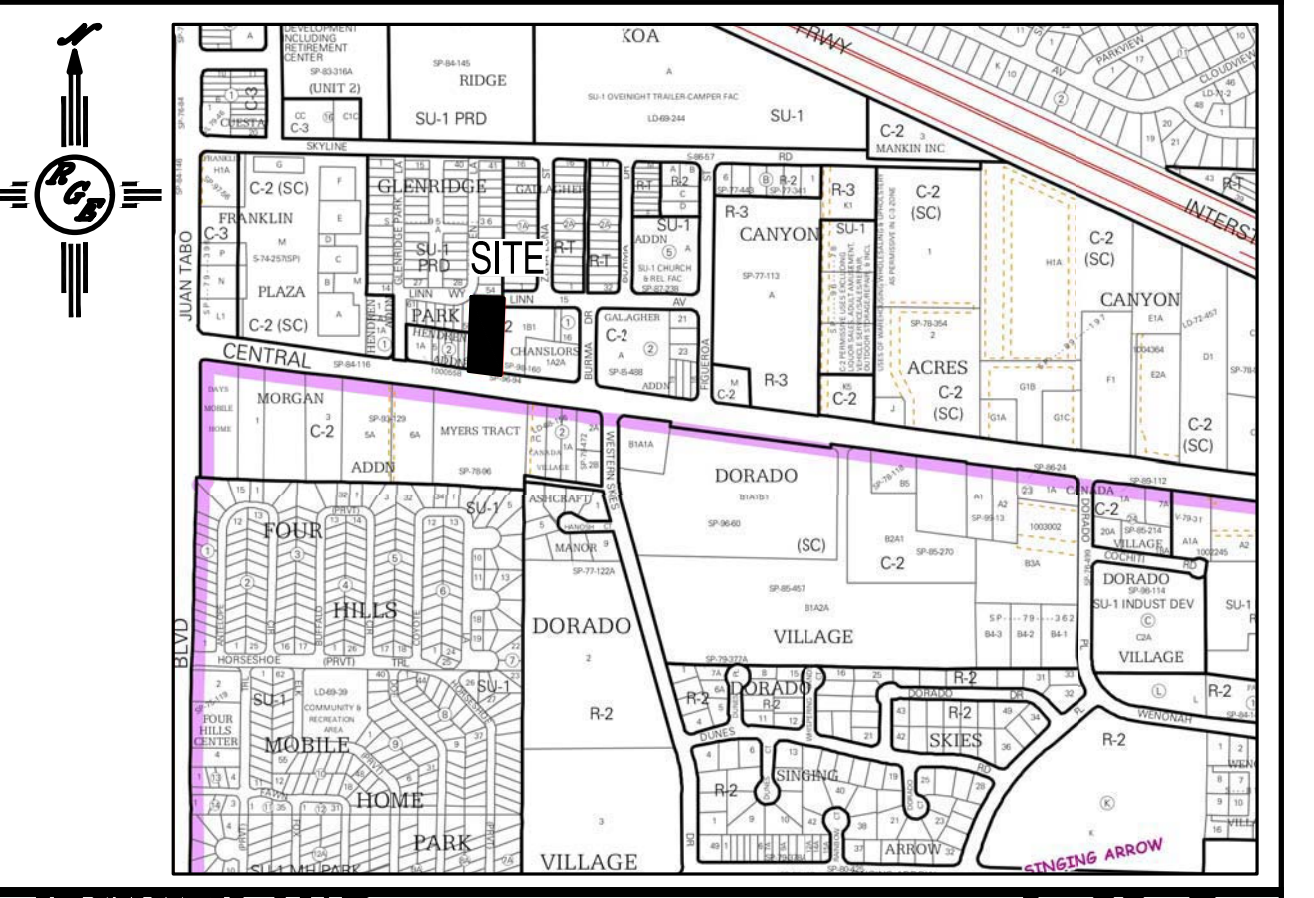
David Soule
Rio Grande Engineering
PO Box 93924
Albuquerque, NM 87199



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.

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 RIGHT-OF-WAY.
4. REPAIR OF 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:

LOT 2, BLK 5 HENDREN ADDITION
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

NOTES:

1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.

LEGEND

- 5601--- EXISTING CONTOUR
- 5600--- EXISTING INDEX CONTOUR
- 5601--- PROPOSED CONTOUR
- 5600--- PROPOSED INDEX CONTOUR
- LOT LINE
- CENTERLINE
- RIGHT-OF-WAY
- EXTENDED STEM WALL SEE ARCH PLANS FOR DETAILS
- PROPOSED ROCK FACE WALL
- EXISTING CURB AND GUTTER
- PROPOSED EDGE OF CONCRETE
- PROPOSED FLOWLINE
- EXISTING WALL

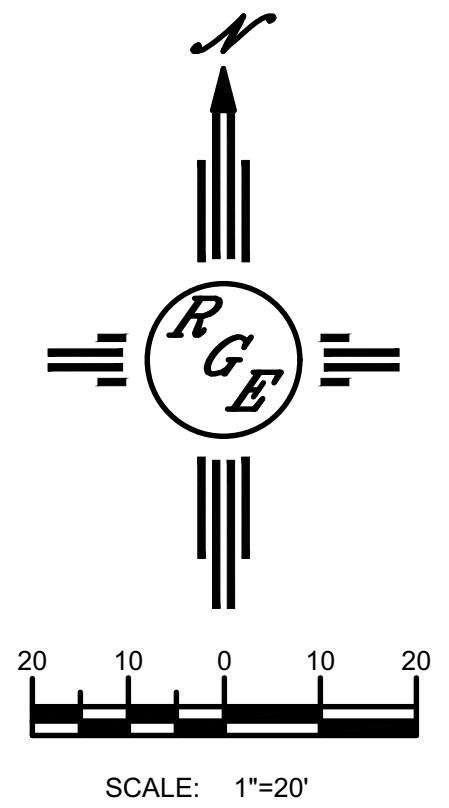
I DAVID SOULE, HAVE PERSONALLY INSPECTED THE PROPERTY ON 8/2/16 NO EARTHWORK HAS BEEN PERFORMED AND THE SITE IS CONSISTENT WITH THE TOPO SHOWN.

David Soule

8/3/16

DAVID SOULE P.E. #14522

DATE



	LOT 2-1, BLK 5 HENDREN ADDITION TUYET SON BUDDHIST CENTER	DRAWN BY DEM
	GRADING AND DRAINAGE PLAN	DATE 8-3-16
	SHEET # 1 OF 1	JOB # XXXXX