

CITY OF ALBUQUERQUE



April 3, 2008

Martin J. Garcia, P.E.
ABQ Engineering, Inc.
6739 Academy Rd. NE. Suite 130
Albuquerque, NM 87109

**Re: Tract B, Airport Technical Center Grading and Drainage Plan
Engineer's Stamp dated 2-25-08 (N15-D1A3A)**

Dear Mr. Garcia,

Based upon the information provided in your submittal received 2-25-08, the above referenced plan is approved for Grading Permit. Maintenance of the erosion control features will be required during and after all construction activities.

If you have any other questions, you can contact me at 924-3986.

Sincerely,

Bradley L. Bingham, PE
Principal Engineer, Planning Department.
Development and Building Services

PO Box 1293

Albuquerque

NM 87103

C: File

www.cabq.gov

CITY OF ALBUQUERQUE



January 22, 2008

Martin J. Garcia, P.E.
ABQ Engineering, Inc.
6739 Academy Rd. NE. Suite 130
Albuquerque, NM 87109

Re: Tract B, Airport Technical Center Grading and Drainage Plan
Engineer's Stamp dated 12-11-07 (N15-D1A3A)

Dear Mr. Garcia,

Based upon the information provided in your submittal received 1-25-06, the above referenced plan cannot be approved for Grading Permit until the following comments are addressed.

- Your grading plan shows runoff draining to the properties to the south, north and east. I prefer to see that Basin A be 2 feet below these properties to make sure that no runoff leaves to any of those properties.
- Where is the access to the site proposed? I will require a new drivepad in order to keep the curb from being broken.
- The slope in Basin B will need some erosion control. There is less runoff but there will be more sediment with the steeper slope proposed.

If you have any other questions, you can contact me at 924-3986.

Sincerely,

Bradley L. Bingham, PE
Principal Engineer, Planning Department.
Development and Building Services

C: File

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

Planning Department

Richard Dineen, Director

December 27, 2007

Martin J. Garcia, PE
ABQ Engineering Inc.
6739 Academy Rd. NE, Suite 130
Albuquerque, NM 87109

**RE: Grading and Drainage Plan for Tract B Airport Center,
N-15/D001A3A**

Dear Martin J. Garcia, PE:

The grading and drainage plan received on December 12th, 2007 for the Tract B Airport Center, N-15/D001A3A project is not approved. The plan does not appear to address offsite flows, increased drainage to neighboring properties, and impacts to City infrastructure

Required Comments to Address:

- The site historically accepted flows from the north and south properties, please describe how these flows will be diverted.
- Please extend the map to show contours showing the surrounding topography. It is not apparent how offsite topography directs flows.
- The plan appears to increase drainage directed away from the site to the North, South and East properties, please address these flows. The original site grading was designed to capture nearly all the water from this area that would otherwise drain to the UNM Golf Course. It appears in contradiction to the submitted plan that by extending the slope the flows to the golf course will increase.
- Please provide calculations showing that the existing infrastructure can support the addition of up to approximately 35' of soil. It is unlikely that the existing storm drain or sanitary sewer will support this fill.
- The plan does not show how water will enter the storm drain system within University Blvd.
- The proposed slope shows "2.5% Max" that does not appear to be reflective of the drawing.
- Please include additional information on the erosion protection and any seeding requirements.
- There appears to be an area of concentrated flows at the North portion of Tract B. Please describe the erosion protection that shall be used on the slope.
- Please show all City infrastructure on the plan. The full length, junctions, and all manholes do not appear to be shown. The adjustment of manholes may require the placement of an interior landing at the midpoint. Please show this on the plan.
- It is likely that the proposal will require the replacement or realignment of City infrastructure and require a work order.

If you have any questions please contact me.


Paul Olson

Construction Engineer
505-924-3421

COPY to file

Cc: Brad Bingham, Planning Dept., Principal Engineer Hydrology and Hydraulics

December 11, 2007

Mr. Brad Bingham
City of Albuquerque Development Services
600 Second Street NW
Albuquerque, NM 87102

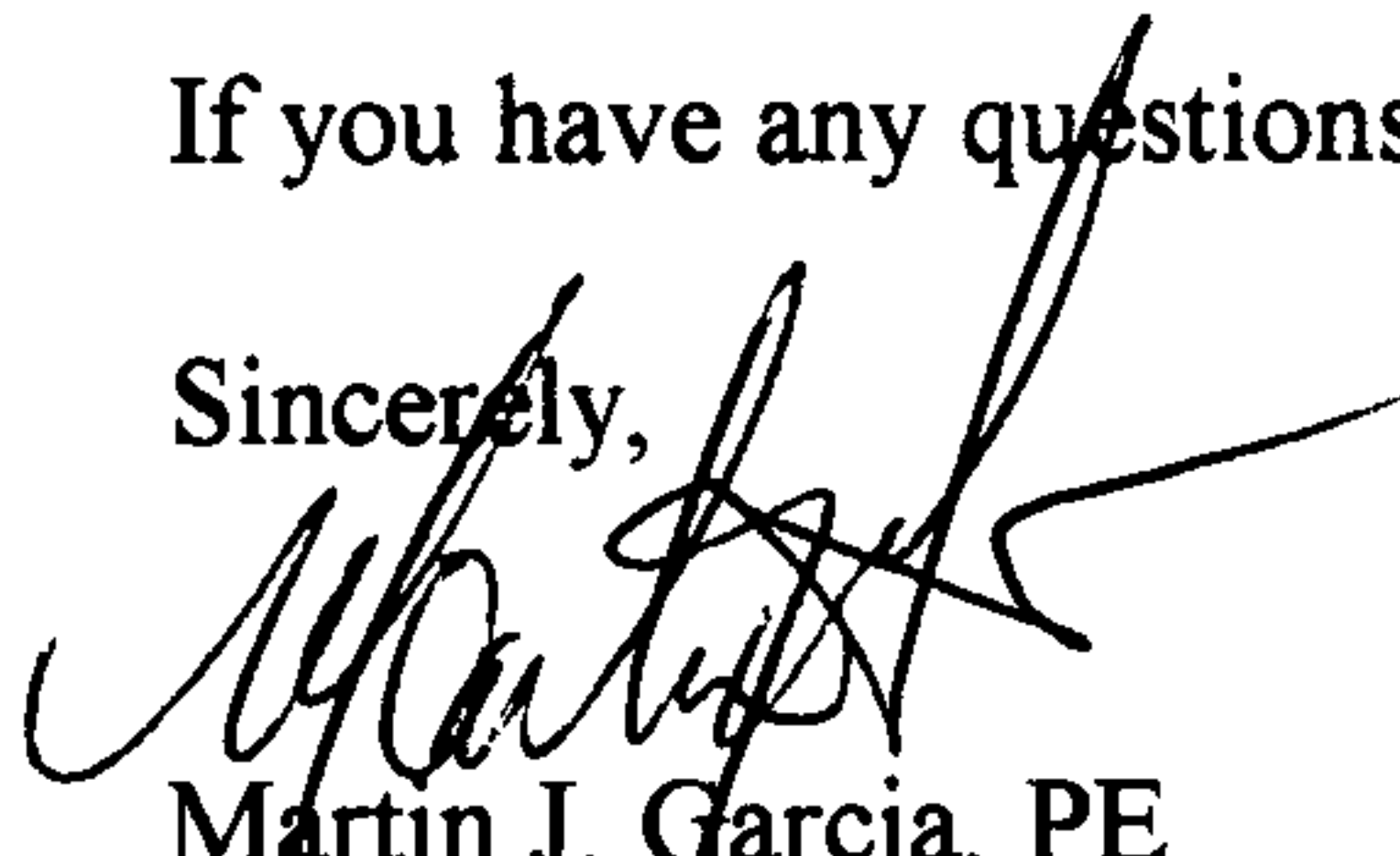
RE: Grading and Drainage Plan for Tract B Airport Center

Dear Mr. Bingham:

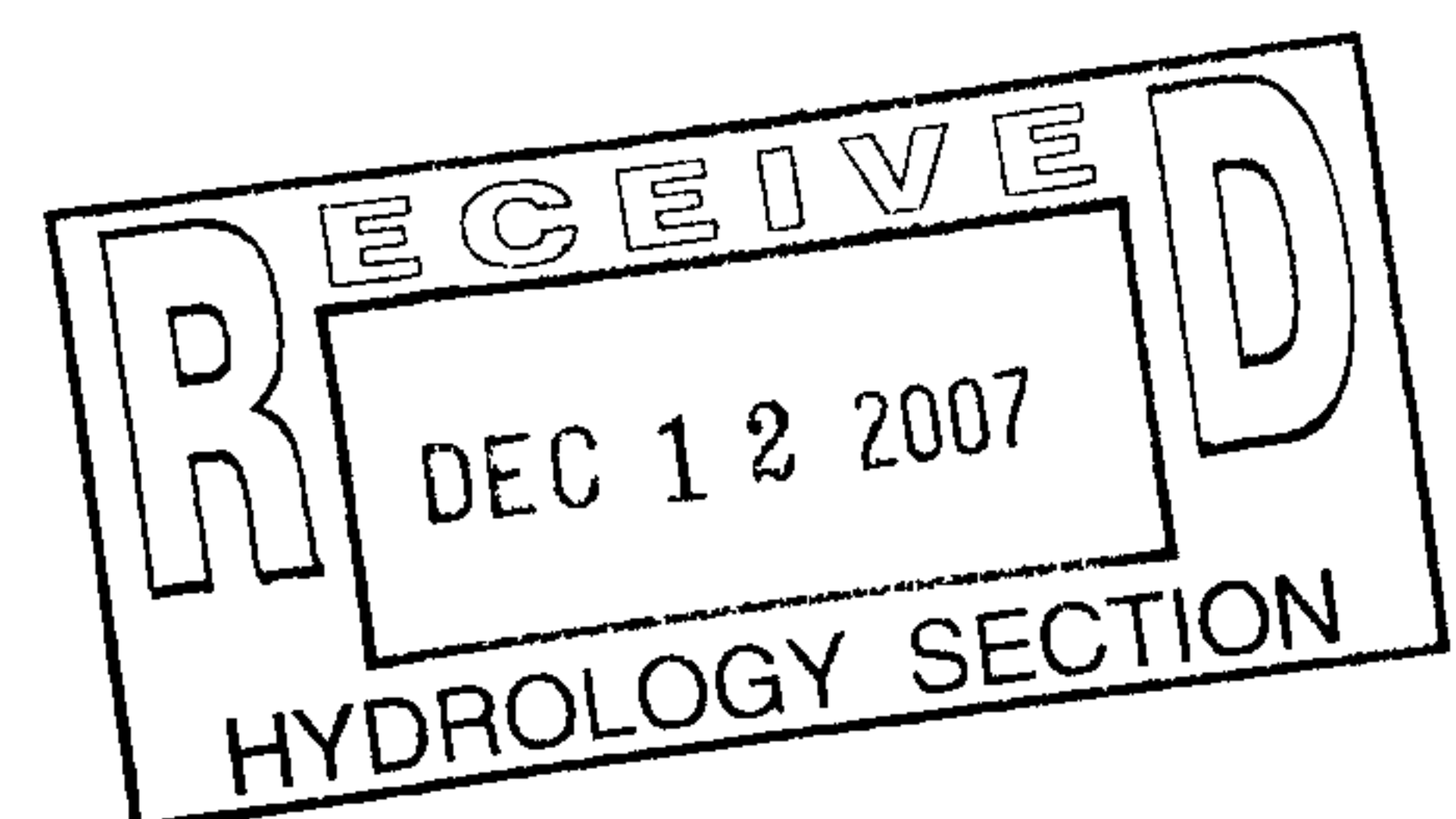
Submitted herewith is the mass grading and drainage plan for Tract B Airport Center which is located at the Northwest Corner of University and Airtech Court. The property currently is a low point and will be filled to accept storage of asphalt millings on-site. The source for the fill for the site is coming from taxiway E in the airport.

If you have any questions or require additional information, please call me at 255-7802.

Sincerely,



Martin J. Garcia, PE
ABQ Engineering Inc.
27184



DRAINAGE INFORMATION SHEET

N-15/D001A3A

PROJECT TITLE: DAVID MONTROYA CONSTRUCTION ZONE MAP/DRG. FILE #: N-15
 DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: TRACT B AIRPORT CENTER
 CITY ADDRESS: _____

ENGINEERING FIRM: ABQ ENGINEERING INC.
 ADDRESS: 6739 ACADEMY NE SUITE 130
 CITY, STATE: ALBUQUERQUE NM 87109

CONTACT: MARIA GARCIA
 PHONE: 255-7802
 ZIP CODE: _____

OWNER: DAVID MONTROYA CONSTRUCTION
 ADDRESS: P.O. BOX 10254
 CITY, STATE: ALBUQUERQUE, NM 87184

CONTACT: Mindy Graft
 PHONE: 505-898-6330
 ZIP CODE: 87184

ARCHITECT: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

SURVEYOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

CONTRACTOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

TYPE OF SUBMITTAL:
☐ DRAINAGE REPORT
☒ DRAINAGE PLAN
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☒ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION
☐ CLOMR/LOMR
☐ OTHER
 WAS A PRE-DESIGN CONFERENCE ATTENDED:
☐ YES
☐ NO
☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:
☐ SIA / FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D. APPROVAL
☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☐ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY APPROVAL
☒ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: 12/11/07 BY: [Signature]

Requests for approvals of Site Development Plans and/or Subdivision Plans shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

