

CITY OF ALBUQUERQUE



January 25, 2013

Fred C. Arfman, P.E.
Isaacson & Arfman, PA.
128 Monroe NE
Albuquerque, NM 87108

**Re: Mesa Del Sol Community Swimming Pool
Grading and Drainage Plan
Engineer's Stamp date 1-16-13 (R16/D005)**

Dear Mr. Arfman,

Based upon the information provided in your submittal received 1-16-13, the above referenced plan is approved for Building Permit. Hydrology is requesting that proposed landscape areas be depressed to retain/infiltrate the rain that falls on them.

Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

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

PO Box 1293

Albuquerque

NM 87103

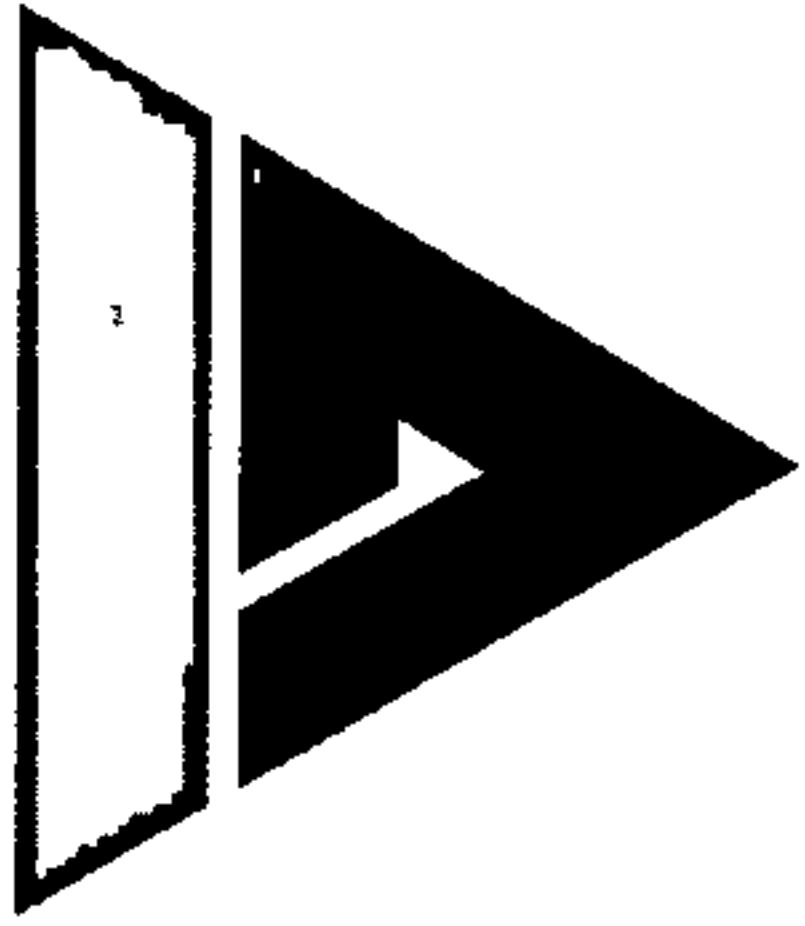
www.cabq.gov

If you have any questions, you can contact me at 924-3695 or Rudy Rael at 924-3977.

Sincerely,

Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: RR/SB
e-mail



Isaacson & Arfman, P.A.

Consulting Engineering Associates

*Thomas O. Isaacson, PE (Ret.) & LS (Ret.) * Fred C. Arfman, PE * Åsa Nilsson-Weber, PE*

City of Albuquerque
Development and Building Services
Attn: Shahab Biazar, Senior Engineer, Planning Dept.

RE: MESA DEL SOL COMMUNITY SWIMMING POOL (R16/D005)

Dear Mr. Biazar,

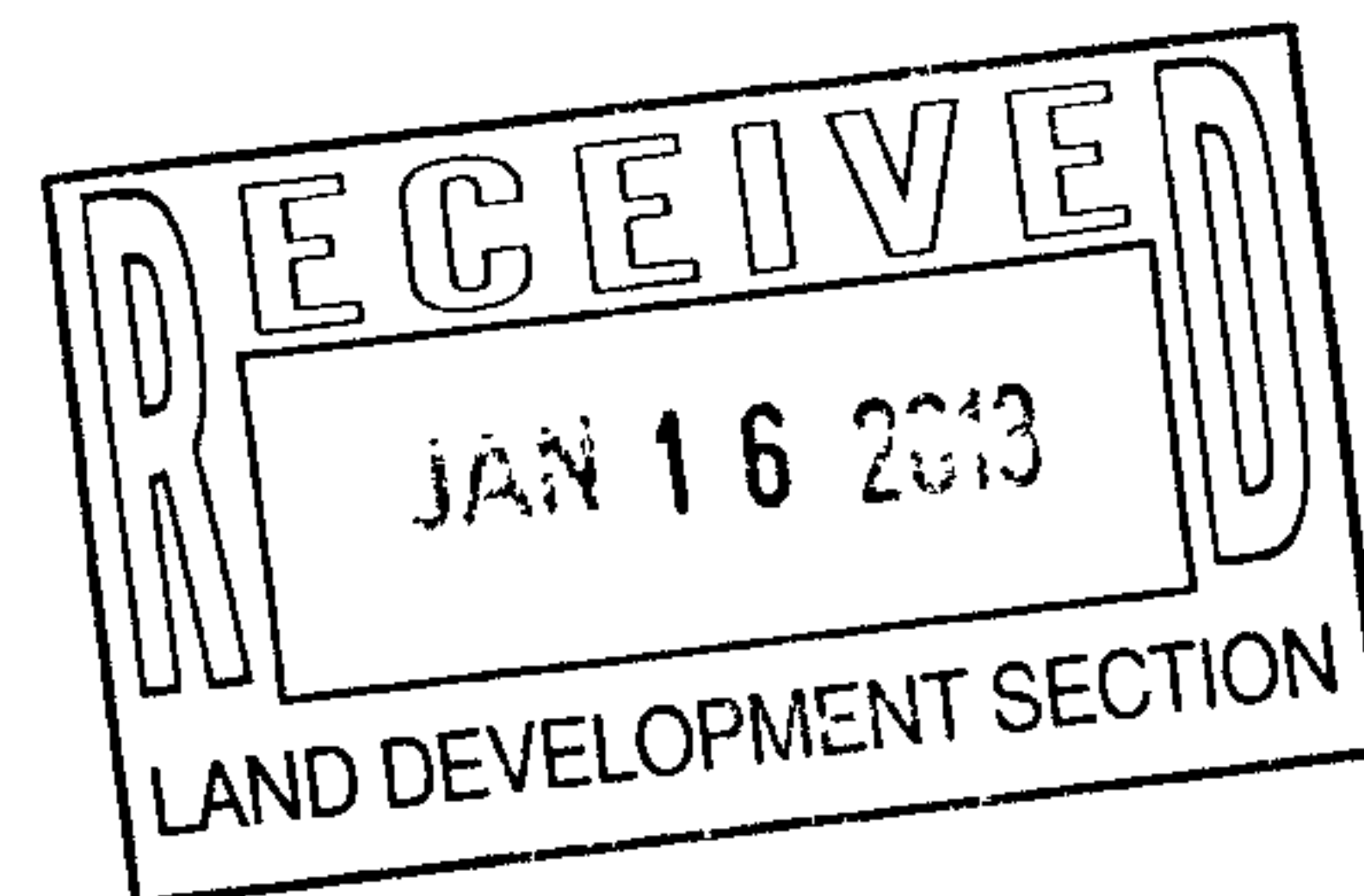
Attached is a revised copy of the Drainage and Grading Plan for the referenced project. Revisions were made based on architectural site plan changes and in response to your review comments dated January 8, 2013 as follows:

- Site plan revisions to the north required grade coordination with Bohannon Huston Engr. We have coordinated with BHI regarding the discharge of Basin A into Witkin Avenue SE (this discharge will be included in their plans for flow routed within the streets).
- The site was recalculated with four drainage basins.
- Flow to the north has been revised to be directed west through a proposed covered sidewalk culvert to a desiltation / water-harvesting basin as shown. Flow in excess of ponding capacity will overflow and pass to the main ponding area.
- The deck drain has been shown (provided by others). Stormwater entering the deck drain will be routed to the proposed desiltation / water-harvesting basin as shown.

Please contact me if you have any questions or concerns.

Sincerely,
ISAACSON & ARFMAN P.A.

Frederick C. Arfman, PE
President



DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(Rev. 12/05)

PROJECT TITLE: Mesa Del Sol Swimming Pool ZONE MAP/DRG. FILE # R-16/D005
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: A portion of A5, Mesa del Sol Innovation Park
CITY ADDRESS: _____

ENGINEERING FIRM: ISAACSON & ARFMAN, PA CONTACT: Fred C. Arfman, PE
ADDRESS: 128 MONROE NE PHONE: 268-8828
CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87108

OWNER: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: Slagle Herr Architects CONTACT: Joe Slagle
ADDRESS: 1600 Rio Grande NW PHONE: 246-0437
CITY, STATE: Albuquerque, NM 87104 ZIP CODE: 87104

SURVEYOR: Bohannon Huston CONTACT: _____
ADDRESS: Courtyard 1, 7500 Jefferson St. NE PHONE: 823-1000
CITY, STATE: Albuquerque, NM ZIP CODE: 87109

CONTRACTOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

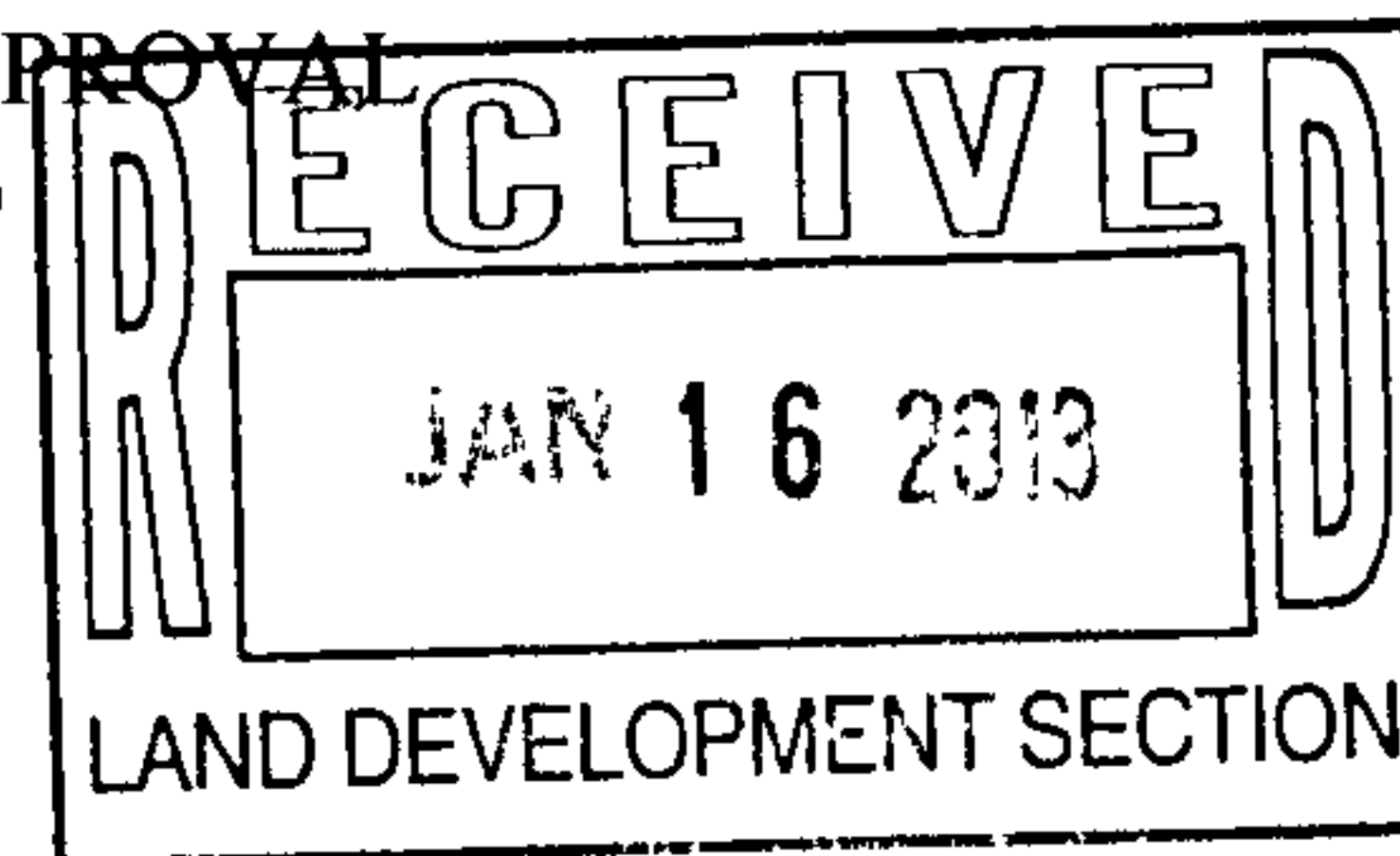
☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL
☒ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☒ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT
☐ ENGINEER/ARCHITECT CERT (TCL)
☐ ENGINEER/ARCHITECT CERT (DRB S.P.)
☐ ENGINEER/ARCHITECT CERT (AA)
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:

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

WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES
☐ NO
☐ COPY PROVIDED



SUBMITTED BY: Fred C. Arfman DATE: 1/16/2013
Isaacson & Arfman, P.A.

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope to the proposed development define 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 subdivision containing more than ten (10) lots or constituting five (5) acres or more.

CITY OF ALBUQUERQUE



January 8, 2013

Fred C. Arfman, P.E.
Isaacson & Arfman, PA.
128 Monroe NE
Albuquerque, NM 87108

**Re: Mesa Del Sol Community Swimming Pool
Grading and Drainage Plan
Engineer's Stamp date 12-21-12 (R16/D005)**

Dear Mr. Arfman,

Based upon the information provided in your submittal received 12-26-12, the above referenced plan can not be approved for Building Permit until the following comments are addressed.

- Show the site as containing two basins. What are the flows?
- How are the flows reaching the pond on the north side of the site? It appears that the flows are headed towards the street.
- The side walk on the north side of site is ending at the street. Why? The plan shows a chain link fence when in fact there is a CMU wall, where the side walk would end.
- Take the 8" SD pipe to the bottom of pond. What size and type of inlet is located at note 9? Also at this location, note states extend deck drain outlet pipe. What deck drain?
- Note 13 is confusing, please clarify.

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Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
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DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(Rev. 12/05)

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CITY ADDRESS: _____

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☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED:
☐ YES
☐ NO
☐ COPY PROVIDED

SUBMITTED BY: _____ DATE: 12/21/2012

Isaacson & Arfman, P.A.

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