

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

September 5, 2001

David Soule, P.E. Tierra West, LLC 8509 Jefferson NE Albuquerque, New Mexico 87113

RE: CHILI'S RESTAURANT @ LA CUEVA TOWN CENTER (C-19/D11D5)ENGINEERS CERTIFICATION FOR CERTIFICATE OF OCCUPANCY

ENGINEERS STAMP DATED 11/7/2000

ENGINEERS CERTIFICATION DATED 8/30/2001

Dear Mr. Soule:

Based upon the information provided in your Engineers Certification submittal dated 8/30/2001, the above referenced site is approved for Permanent Certificate of Occupancy.

If I can be of further assistance, please contact me at 924-3981.

Sincerely,

Teresa A. Martin

Hydrology Plan Checker Public Works Department

Tuen a. Martin

BLB

Vickie Chavez, COA approval file drainage file

DRAINAGE INFORMATION SHEET

PROJECT T	ITLE:	Chili's Restaurant		ZONE ATLAS/DRNG	FILE #:	C19/D11D5		
DRB#:	98-402	EPC #	•	WORK ORDER #:	N/A			
LEGAL DES	CRIPTIO	N: <i>Lot 5A, La</i>	a Cueva Town Center, North	h Albuquerque Acres	·	· — · · · · · · · · · · · · · · · · · ·		
CITY ADDR	ESS:	8100 Wyoming Bo	oulevard, NE					
ENGINEERING FIRM: TIERRA WEST, LLC ADDRESS: 8509 Jefferson NE, ABQ, NM 87113		CONTACT:	RONALD R	. BOHANNAN				
		8509 Jefferson NE, ABQ, NM 87113		PHONE:	(505) 858-3100			
OWNER:		Brinker International		CONTACT:	Kevin Conn	ell		
ADDRESS:		6820 LBJ Freeway, Dallas, TX 75240		PHONE:	(972) 980-9	917		
ARCHITECT	Γ:	The Vincent Association		CONTACT:	Bill Lowe			
ADDRE	ESS:	10015 Technology Bivd. Ste 151, Dallas Tx 75220		PHONE:	(214) 351-5400			
SURVEYOR	}:	Aldrich Land Surveying		CONTACT:	Tim Aldrich			
ADDRESS:		4109 Montgomery Blvd	1. NE 87109	PHONE:	(505) 884-1	1990		
CONTRACT	OR:	Bentwaters Construction Group, Inc.		CONTACT:	Gorden Mac Phail			
ADDRE	ESS:	1301 Summit Av., Fort	t Worth, Tx. 76102	PHONE:	(817) 332-4	490		
TYPE OF S		L: GE REPORT		CHECK TYPE OF APP	PROVAL SO			
				PRELIMINARY PLAT APPROVAL				
	_ DRAINAGE PLAN CONCEPTUAL GRADING & DRAINAGE PLAN		R DRAINAGE DI AN	S. DEV. PLAN FOR SUB'D. APPROVAL				
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		N CONTROL PLAN	1					
X	ENGINEER'S CERTIFICATION		FINAL PLAT APPROVAL FOUNDATION PERMIT APPROVAL					
X	– OTHER (G & D As-builts)							
				BUILDING PERMIT APPROVAL				
DDE DEGION MEETING.			X CERTIFICATE OF OCCUPANCY APPROVAL					
PRE-DESIGN MEETING:		GRADING PERMIT APPROVAL						
	YES X NO			PAVING PERMIT APPROVAL				
		COPY PROVIDED		S. A. D. DRAINAGE REPORT				
		DRAINAGE REQUIREMENTS						
	DATI	E SUBMITTED BY:	August 30, 2001 RONALD R. BOHANNA			AUG 3 0 2001 ROLOGY SECTION		
		BY:	KUNALU K. BUHANNA	IJ V		INCLUDI SECTION		



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 23, 2001

Ron Bohannan, PE
Tierra West LLC
8509 Jefferson NE
Albuquerque, NM 87113

Re: Chili's @ La Cueva Town Center Drainage Report Engineer's Stamp dated 11-7-00 (C19/D11D5)

Dear Mr. Bohannan,

Based upon the information provided in your resubmittal dated 11-7-00, the above referenced plan is approved for Site Development Plan for Building Permit. Prior to Building Permit, please address the following comments.

- The grated rim called out for MH3 is not detailed. What is the capacity of a grated rim? What is the runoff impacting this area? Callet $+ y \rho$
- Is the drainage easement public or private? If public, a Work Order will be required.
- It appears that some of Basin A is surface draining to your site, not completely in the pipe as stated. Please provide an updated offsite basin map and reanalyze the inlet.

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

Sincerely,

Bradley L. Bingham, PE

Sr. Engineer, Hydrology

C: file

DRAINAGE REPORT

for

Chilli's at La Cueva Town Center Albuquerque, New Mexico

Prepared by

Tierra West, LLC 4421 McLeod Road NE, Suite D Albuquerque, New Mexico 87109

Prepared for Brinker International 6820 LBJ Freeway, Suite 200 Dallas TX 75240

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PURPOSE

The purpose of this report is to prove the development of the subject 1.5287-acre property, for the use as a Restaurant, is in accordance with the DPM Chapter 22. This report will demonstrate that the proposed improvements do not adversely effect the surrounding properties nor the upstream or downstream facilities.

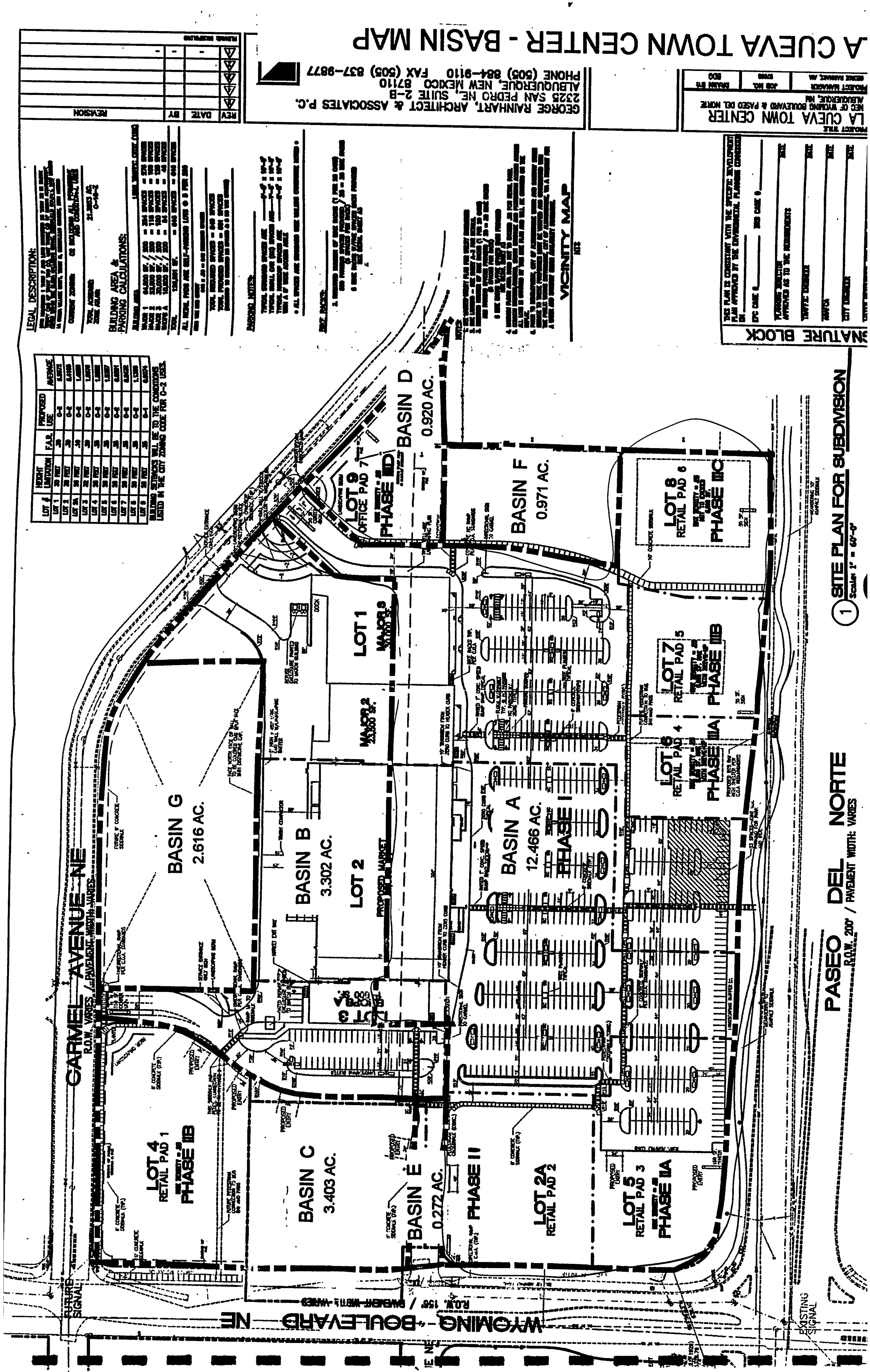
INTRODUCTION

The subject of this report, as shown on the Exhibit A vicinity map, is a 1.5287-acre parcel of land located on the northeast corner of Wyoming and Paseo del Norte. The site is located on Zone Atlas page C-19. The site currently exists as a rough graded pad site within La Cueva Town Center. The legal description of the property is Lot 5 of La Cueva Town Center. As shown on FIRM map 35001C0141D, the site lies within flood zone AO.

This site was analyzed within the Drainage report and grading plan for the La Cueva Town
Center (C19-D11D) previously submitted by Tierra West, LLC, with the stamp date of 3/29/99.

The City of Albuquerque Hydrology Section approved the Drainage Management Plan on
5/11/99. Based upon the approved Drainage Management Plan, this site is located within basin

A of the La Cueva Town Center. The approved Master plan indicates this parcel is allowed free discharge if the land treatments are equal or less than 85% D, and 15% B. Since our improvements are consistent with developed condition assumptions within the La Cueva Town
Center Drainage Plan the site should be allowed free discharge.



EXISTING CONDITIONS

The site slopes from east to west, with general grades between 3-4%. The site was rough graded with the construction of the La Cueva Town Center. As discussed within the La Cueva Town Center drainage report, the entire basin A enters the site along the eastern property line. These flows sheet flow across the site until a single curb opening channelizes them and conveyed to a temporary desiltation basin located on lot2A. The flows are then captured by an 18" RCP and conveyed to an existing storm drain system within Wyoming.

An existing 36" RCP storm drain crosses the site. This storm drain pipe conveys 14.92 CFS from the northern portions of basin A. This pipe enters the site from the northeast. This line combines with the previously mentioned 18" pipe, and discharges to the Wyoming storm drain system. The flow entering the site from the east includes all of basin A except the portion of the basin located on lot 2A to the north and the portion of basin A contained within the existing storm drain.

PROPOSED CONDITIONS

The proposed improvements consist of the construction of a Chilli's Restaurant and the associated parking lot. As shown in Exhibit B, the entire site lies within Basin A as described within the Cueva Town Center drainage plan. As shown in Appendix A, the proposed land treatments are consistent with the developed condition assumptions for this site within the La Cueva Town Centers drainage management plan.

The entire onsite flows, generated from the roof and pavement areas, combined with the offsite flows are conveyed via surface flows from east to west. The predicted 100-year peak runoff generated from this site will be 7.11 CFS. As shown in the La Cueva Town Center Master Drainage study, the entire basin A flows thru the site. Of the overall drainage entering the site, 28.99 CFS enters by surface flow, 14.92 CFS enters the site via the underground storm drain

system, and 7.03 CFS will enter the site from lot 2A, in future fully developed conditions, by the existing underground storm drain.

Due to a conflict with the proposed building location the existing 36" storm drain will be rerouted. The existing line has a slope of 3.3%. The proposed rerouted line will have a slope between 2.0% and 3.0%. As shown in Appendix X the rerouted line will have adequate capacity.

A new double grated A inlet will be constructed along the west curb line. This Inlet will be in a sump condition. As shown in Appendix A, the inlet has the capacity to capture the entire onsite and offsite peak flow. This inlet will be connected to the existing storm drain line running through the site. The hydraulic analysis of this system is also shown in appendix A. If this inlet clogs or if the flow exceeds the predicted 100-year peak rate, the flow will overtop the curb and enter into the Wyoming Boulevard right of way.

SUMMARY AND RECOMMENDATIONS

This site is an existing pad within the La Cueva Town Center, which is an existing commercial shopping center. The City of Albuquerque Hydrology Section approved the drainage management plan for the entire center. This La Cueva Town Center master drainage plan assumed fully developed conditions for our site. The proposed improvements are consistent with the land treatment types used for the developed condition for this site within the La Cueva Town Centers' drainage plan. The development of this site is consistent with the DPM, Chapter 22, Hydrology section. Since this site encompasses less than 5 acres, a NPDES permit is not required prior to any construction activity. No improvements are to occur within City right of way, therefore an infrastructure list is not required. It is recommended this development be approved for rough grading, and Site Plan for Building Permit.

Pipe Capacity

Manning's Equation:

 $Q = 1.49/n * A * R^{2/3} * S^{1/2}$

A = Area

R = D/4

S = Slope

n = 0.013

STORM SEWER CHILLI'S

Pipe	D	Slope	Area	R	Q Provided	Q Required	Velocity
	(in)	(%)	(ft^2)		(cfs)	(cfs)	(ft/s)
X. MH2 - EX MH	36	3.33	7.07	0.75	122.04	14.92	2.11
EX. MH2 - LOT 2	18	1	1.77	0.375	10.53	7.03	3.98
EX.MH2-MH3	36	3	7.07	0.75	115.84	14.92	2.11
EX MH2-INLET	18	8	1.77	0.375	29.79	7.11	4.02
MH3TO MH4	36	2.9	7.07	0.75	113.89	14.92	2.11
MH4 TO MH5	36	2	7.07	0.75	94.58	14.92	2.11

3.35% 21.10

DROP INLET CALCULATIONS

	· · · · · · · · · · · · · · · · · · ·	<u> </u>	·		
STREET	TYPE OF	AREA	Q*	Н	H ALLOW
	INLET	(SF)	(CFS)	(FT)	(FT)
WEST CURBLINE	DOUBLE 'A'	11.24	36.11	0.4452	0.5

ORIFICE EQUATION

Q = CA sqrt(2gH)

C =

g =

0.6 32.2 where !

Sum?

DRAINAGE INFORMATION SHEET

PROJECT TITLE: CHILLI'S AT LA CUEVA TOWN CENTER		ZONE ATLAS/DRN	G. FILE #:	c-19 /b1/DS	, _	
DRB #: EPC #:		WORK ORDER #:				
LEGAL DESCRIPTI	ON: LOT 5, LA CUEVA TOWN CENTER	₹	·			
CITY ADDRESS:	WYOMING AT PASEO DEL NORTE	· · · · · · · · · · · · · · · · · · ·		, , , , , , , , , , , , , , , , , , ,		
ENGINEERING FIRE	M: TIERRA WEST, LLC	CONTACT:	DAVID SOULE			
ADDRESS:	8509 jEFFERSON ~	PHONE:	858-3100			
OWNER:	BRINKER INTERNATIONAL	CONTACT:	DOUG COBB			
ADDRESS:	6820 LBJ FREEWAY STE 200	PHONE:	(972) 770-88	<u>861</u>	·	
ARCHITECT:	THE VINCINT GROUP	CONTACT:	TERRY HO		·	
ADDRESS:		PHONE:		. , = <u> </u>		
SURVEYOR:	ALS	CONTACT:	TIM ALDRIC	:H		
ADDRESS:	4109 MONTGOMERY	PHONE:	884-1990			
CONTRACTOR:		CONTACT:				
ADDRESS:	······································	PHONE:				
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		DRAINAGE REQUIREMENTS OTHER				
DAT	TE SUBMITTED:	D 区区区 D NOV 0 7 2000 HYDROLOGY SECTION				
	BY: DAVID SOULE					