

Lot 10-B-1
Bosque Plaza
(5/3/07, 07C-107)
Owner: CFT New Mexico
Developments LLC
UPC#101206241551610212

EXISTING PANDA EXPRESS

LOT 7-A
0.7763 Acres

PROPOSED
O'REILLY AUTO PARTS
7,200 SF
FF = 5005.80

SIDEWALK CULVERT CALCULATION
WEIR EQUATION
 $Q = C \cdot L \cdot (H^{1.5})$
Given:
 $C = 2.87$ (Weir Coefficient)
 $L = 2$ feet (Width of Flow)
 $H = 0.67$ feet (Depth of Flow)
 $Q = 2.87 \cdot 2 \cdot (0.67^{1.5})$
 $Q = 2.87 \cdot 2 \cdot 0.55$
 $Q_{cap} = 3.15$ cfs * 3 Culverts = 9.45cfs
 $Q_{reqd} = 6.50$ cfs CHECK

Lot 8-A
Bosque Plaza
(5/3/07, 07C-107)
Owner: Jim & Christen Shull
UPC#101206242249610210

DRAINAGE MANAGEMENT PLAN

INTRODUCTION

The purpose of this submittal is to provide a conceptual grading plan and drainage management plan for the development of Lot 7-A, Bosque Plaza. The site is located at 6380 Coors Blvd NW (NEC of Coors Blvd NW and Bosque Plaza Ln NW) in Albuquerque, NM. The site contains approximately 0.7763 acres. The proposed development consists of a new O'Reilly Auto Parts store with the associated parking lot and landscaping. Tierra West LLC prepared the latest approved Drainage Report for this subdivision titled 'Southeast Corner of La Orilla and Coors, Lots 1, 2, 3, 4, 5, 6A, 7A, and 8 of the Lands of Martin L. Taylor.' The file number for this report is E12/D006.

EXISTING HYDROLOGIC CONDITIONS

Per the above Drainage Report by Tierra West LLC, the site was previously mass graded to allow for future development and generally slopes from west to east then surface drains south into Bosque Plaza Lane. The drainage systems for the subdivision allow free discharge of fully developed conditions. During a recent site visit, we located a pair of 36" culverts that drain east across Coors Blvd and onto the site. To our knowledge, the NMDOT does not have an easement on the subject property for the pipes or for the drainage being conveyed across the site. According to the recently approved 'La Orilla Estates' Drainage Report by Tierra West LLC, there is approximately 3.15 cfs that discharges from these pipes and onto the subject site. This flow currently traverses the site and surface discharges into Bosque Plaza Lane.

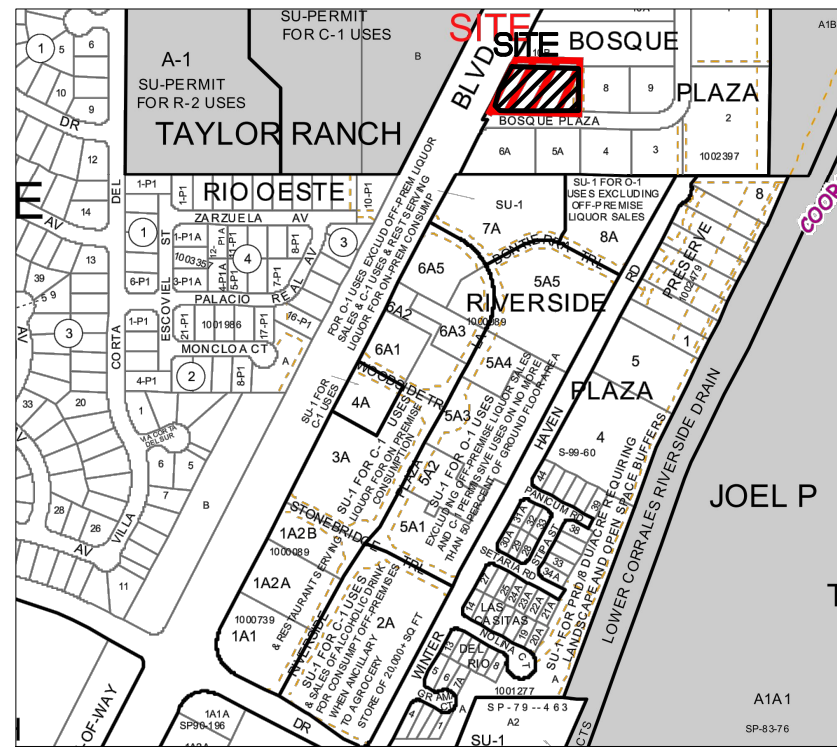
PROPOSED HYDROLOGIC CONDITIONS

The site will continue to surface drain from west to east and surface discharge into Bosque Plaza Lane via a sidewalk culvert. As discussed above, the Bosque Plaza drainage systems were designed to accommodate the fully developed conditions of this tract.

A new Stormwater Quality Pond is to be built near the southeast corner of the property which will discharge into Bosque Plaza Lane via a 24" Wide Sidewalk Culvert. The pond is slightly undersized and the site is 200 CF short of meeting the requirement. The Developer will need to make a Payment-in-Lieu for this 200 CF per the current Ordinance.

CONCLUSION

This drainage management plan provides for grading and drainage elements which are capable of safely passing the 100 year storm and meet city requirements. The proposed improvements for the site should not have any negative impacts to facilities downstream. With this submittal, we are requesting approval of the conceptual grading plan for the Site Plan for Building Permit.



VICINITY MAP - Zone Map E-12-Z

Legal Description: Lot 7-A, Bosque Plaza, 0.7763 Acres



FIRM MAP 35001C0116G

Per FIRM Map 35001C0116G, dated September 26, 2008, the site is not located in the Floodplain and determined to be outside the 0.2% chance Annual Floodplain.

LEGEND	
EROSION AND SEDIMENT CONTROL PLAN	
	PB -PB -PB -PB
PROJECT PERIMETER & DISTURBED AREA	
	SF - SF - SF
SILT FENCE	
	MULCH SOCKS
	FLOW DIRECTION
	STAGING AREA
	STABILIZED CONSTRUCTION ENTRANCE
	TRASH RECEPTACLE
	CHEMICAL TOILET
	CONCRETE WASHOUT
	RETENTION POND
	RIP RAP
	CHECK DAM
	DROP INLET PROTECTION
	OUTFALL
	POSTING SIGN
	PRESERVED VEGETATION

RECEIVING WATERS: RIO GRANDE BY WAY OF ALBUQUERQUE MS4; TIER II AND IMPAIRED BY E. COLI, TEMPERATURE, PCBs IN FISH TISSUE, AND DISSOLVED OXYGEN

CRITICAL HABITAT: CRITERION "A"; NO CRITICAL HABITATS WITHIN THE PROJECT AREA

GPS LOCATION: 35.1588, -106.6792

O'REILLY AUTO PARTS (COORS)

PROJECT TITLE

ALBUQUERQUE, BERNALILLO COUNTY, NM

CITY, COUNTY, STATE

06/15/2018

DATE

C. DURKIN

DRAWN BY



Inspections Plus, Inc.

THIS PLAN SHALL BE USED FOR EROSION AND SEDIMENT CONTROL PURPOSES DURING CONSTRUCTION ONLY. THIS PLAN IS NOT TO BE USED FOR FLOOD CONTROL AND OR GRADING ASPECTS OF THIS SITE. THIS PLAN SHOWS EXCERPTS OF GRADING PLANS PREPARED BY OTHERS. UTILIZATION OF APPROVED GRADING PLANS PREPARED BY OTHERS IS REQUIRED TO SHOW THE INTERIM CONSTRUCTION MEASURES TO ADDRESS THE EROSION AND SEDIMENT CONTROL OF THE SITE PER THE CITY OF ALBUQUERQUE ORDINANCE.



6/15/18

Engineer Stamp

Curb Storm Inlet Protection with Wattles



Inlet Filter Installation Instructions:



1. Remove sediment, debris, ice and snow from the inlet grate surface and surrounding area.

2. Verify fit by placing filter over inlet grate to ensure that Inlet Filter extends at least one inch beyond the front and both curb ends. The overlap slows water

flow and starts filtering sediment and debris before water drops into the inlet.

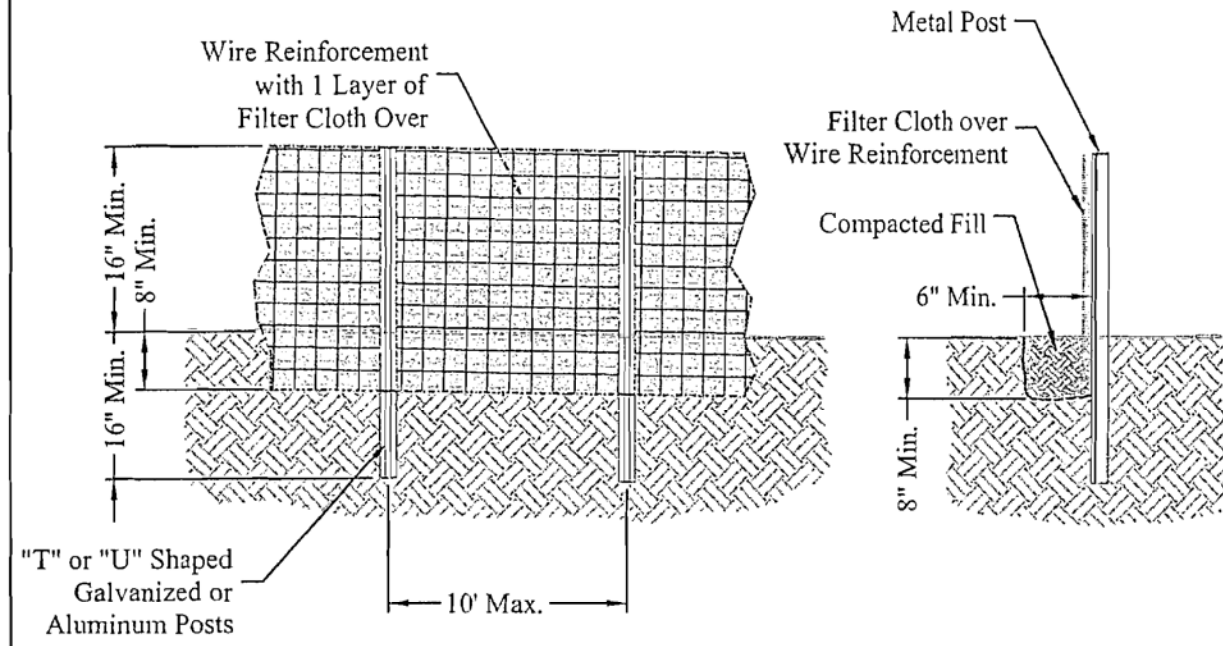


3. Position the mat. Place Inlet Filter on grate with the net side down, flush to the back edge and extending beyond the grate opening on the front and both sides. The zip ties attach Inlet Filter to the inlet grate cover WITHOUT LIFTING THE GRATE COVER.

4. The filter material covering the inlet can be any material that will prevent the sediment and other foreign matter from entering the

storm drain system.

Reinforced Silt Fence



Definition

A temporary barrier of Geotextile Class "F" over wire reinforcement used to intercept sediment laden runoff from small drainage areas.

Purpose

The purpose of silt fence is to reduce runoff where velocity and allow the deposition of transported sediment to occur. Limits imposed by ultraviolet light on the stability of the fabric will dictate the maximum period that the silt fence may be used.

- Silt fence provides a barrier that can collect and hold debris and soil, preventing the material from entering critical areas, streams, streets, etc.
- Silt fence can be used where the installation of a dike would destroy sensitive areas; woods, wetlands, etc.

Conditions where the Practice Applies

Silt Fence is limited to intercepting sheet flow runoff from limited distances according to slope. It provides filtering and velocity dissipation to promote gravity settling of sediment.

Design Criteria

Steel posts must be used. Silt fence should be placed as close to the contour as possible. No section of silt fence should exceed a grade of 5 percent for a distance more than 50 feet. Where ends of the geotextile fabric come together, the ends shall be overlapped, folded, and stapled to prevent sediment bypass. The length of the flow contributing to silt fence shall conform to the following limitations.

Slope (%)	Slope Steepness	Slope Length (FL) (Maximum)	Silt Fence Length (FL) (Maximum)
0-10	0-10:1	Unlimited	Unlimited
10-20	10:1-5:1	200	1,500
20-23	5:1-3:1	100	1,000
33-50	3:1-2:1	100	500
50 +	2:1 +	50	250

3

Erosion Control Notes

1. All perimeter erosion and sediment control measures shall be installed prior to the execution of any grading work and maintained by the grading contractor for the duration of the grading project. Failure to install and maintain erosion control is a violation of State Law and subject to fine.

2. The appropriate erosion control devise(s) shall be installed prior to the inception of any land disturbing activity and shall be properly maintained for construction activities.

3. All Erosion Control devices and their installation shall meet the standards prescribed in the current guidelines for storm water management for construction activities.

4. Sediment collected behind the sediment filters and silt fences shall be removed when sediment reaches on third the height of the barrier.

5. **Inspection of erosion and sediment control and other protective measures are required once every 7 days from July 1st to October 31st and once every 14 days from November 1st to June 30th and after a precipitation event of ¼ inch or greater until the site is considered stabilized by the City. Inspection reports are to be kept by the person or entity authorized to direct construction activities on the site**

6. Construction Site Entrance: The contractor shall construct as a minimum one stabilized construction entrance at the location shown on the plans. If additional ingress and egress to the construction site is required, the contractor shall coordinate with the construction manager the location of these additional stabilized construction entrances. Usage of non-stabilized for ingress and egress will not be permitted. The stabilized entrances shall be maintained in a condition which will prevent tracking or flowing of sediment onto public right-of-way and paved driving lanes. This may require periodic top dressing with additional stone as conditions warrant. Repair of the entrances or cleaning of the right-of-way and paved driving lanes that have been soiled shall be performed by the contractor at his own expense satisfactory to the construction manager. When necessary, vehicle wheels and tires shall be cleaned to remove sediment prior to entering onto public right-of-way and public streets. When washing is required, it shall be done on an area stabilized with crushed stone.

7. The contractor shall at his own expense, periodically water the site to control dust.

8. Sedimentation and erosion control measures shall be removed following construction or upon permanent stabilization of the disturbed and graded areas, whichever occurs last.

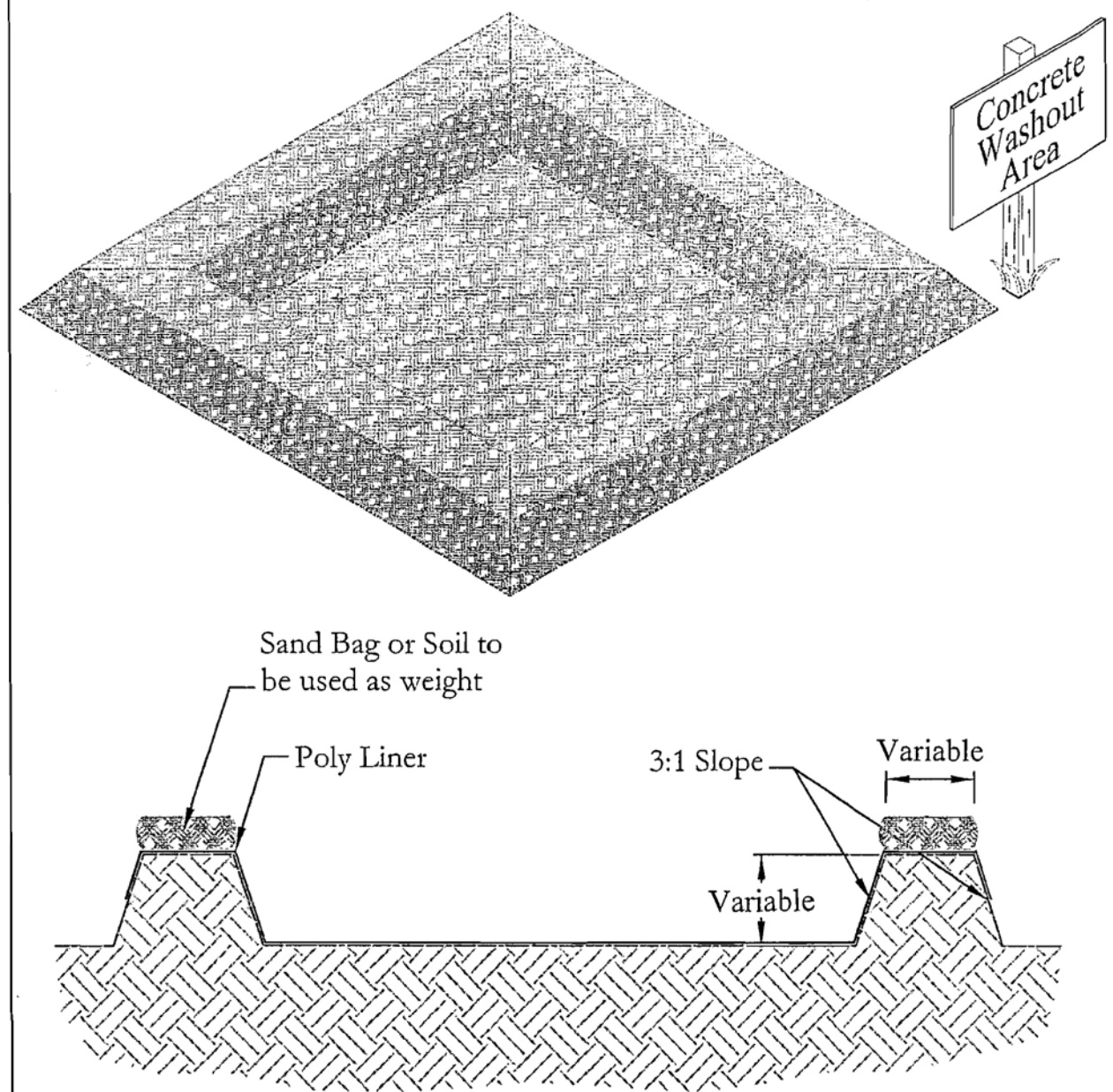
9. All disturbed areas that are not to be paved shall be re-seeded unless noted otherwise.

10. The contractor shall deep the site clean at all times and control dust resulting from the earthwork operation. The contractor shall not track mud onto the public streets.

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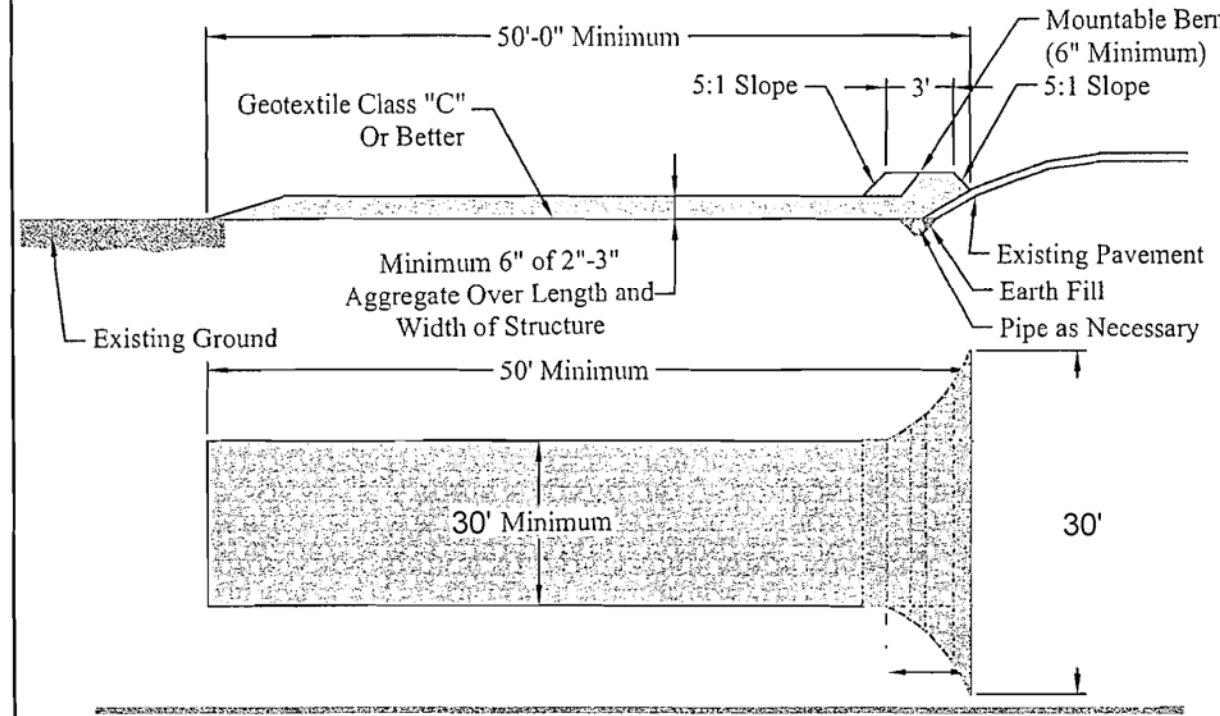
Concrete Washout Area

For use in High Water Table Areas



51

Stabilized Construction Entrance



Definition

A stabilized layer of aggregate that is underlain with Geotextile Class "C" (See Standards for Geotextile). Stabilized entrances are located at any point where traffic enters or leaves a construction site.

Purpose

The purpose of the stabilized construction entrance is to reduce tracking of sediment onto streets or public rights-of-way and provide a stable area for entrance or exit from the construction site.

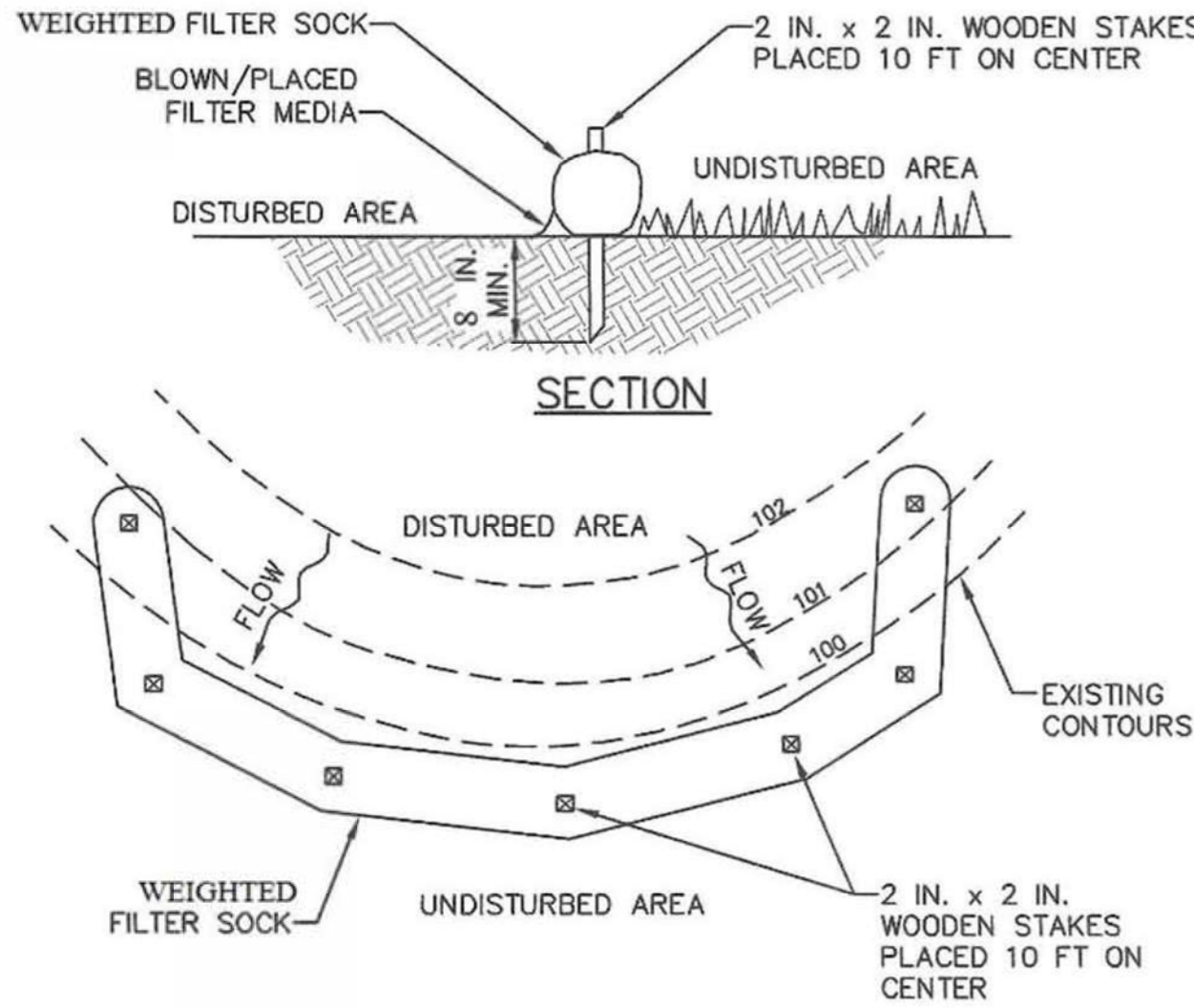
Conditions where the Practice Applies

- Stabilized construction entrances shall be located at points of construction ingress and egress.
- For single family residences, the entrance should be located at the permanent driveway.
- Stabilized construction entrances should not be used on existing pavement.

Design Criteria

- Length - Minimum of 50'-0"
- Width - Minimum of 30'-0", should be flared at the existing road to provide a turning radius.
- Geotextile Class "C" shall be placed over the existing ground prior to placing stone. The Plan approval authority may not require geotextile fabric for single family residence.
- Stone-crushed aggregate 2"-3" (See Standards for Geotextile and Rock). Recycled concrete equivalent may be used also. The rock should be placed at least 6" deep over the length and width of the entrance.
- Surface Water - All the surface water flowing to or diverted toward construction entrances shall be piped under the entrance to maintain positive drainage. Pipe installed under the construction entrance shall be protected with a mountable berm. The pipe shall be sized according to the drainage, with the minimum diameter being 6".
- Location - A stabilized construction entrance shall be located at every point where construction traffic enters or leaves a construction site. Vehicles leaving the site must travel over the entire length of the stabilized construction entrance.

10



6/15/18

Engineer Stamp

O'REILLY AUTO PARTS (COORS)

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