

# CITY OF ALBUQUERQUE

Planning Department  
Brennon Williams, Director



Mayor Timothy M. Keller

June 26, 2020

David Soule, P.E.  
Rio Grande Engineering  
P.O. Box 93924  
Albuquerque, NM 87199

**RE: Frito Lay  
1550 Mission Dr. NE  
Grading and Drainage Plan  
Engineer's Stamp Date: 06/16/20  
Hydrology File: F16D051**

Dear Mr. Soule:

PO Box 1293

Based upon the information provided in your submittal received 06/17/20, the Grading and Drainage Plan is approved for Building Permit.

Albuquerque

Please attach a copy of this approved plan in the construction sets for Building Permit processing along with a copy of this letter. Prior to approval in support of Permanent Release of Occupancy by Hydrology, Engineer Certification per the DPM checklist will be required.

NM 87103

As a reminder, if the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the Stormwater Quality Engineer (Doug Hughes, PE, [jhughes@cabq.gov](mailto:jhughes@cabq.gov), 924-3420) 14 days prior to any earth disturbance.

[www.cabq.gov](http://www.cabq.gov)

Also as a reminder, please provide Drainage Covenant for the stormwater quality pond per Chapter 17 of the DPM prior to Permanent Release of Occupancy. Please submit this on the 4th floor of Plaza de Sol. A \$25 fee will be required.

If you have any questions, please contact me at 924-3995 or [rbrissette@cabq.gov](mailto:rbrissette@cabq.gov).

Sincerely,

Renée C. Brissette, P.E. CFM  
Senior Engineer, Hydrology  
Planning Department



# City of Albuquerque

Planning Department  
Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

**Project Title:** FRITO LAY **Building Permit #:** \_\_\_\_\_ **Hydrology File #:** \_\_\_\_\_

**DRB#:** \_\_\_\_\_ **EPC#:** \_\_\_\_\_ **Work Order#:** \_\_\_\_\_

**Legal Description:** TRACT 9A1A RENAISSANCE CENTER

**City Address:** 1550 MISSION DRIVE NE

**Applicant:** ROLLING FIRO LAY SALES, LP **Contact:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone#:** \_\_\_\_\_ **Fax#:** \_\_\_\_\_ **E-mail:** \_\_\_\_\_

**Other Contact:** RIO GRANDE ENGINEERING **Contact:** DAVID SOULE

**Address:** PO BOX 93924 ALB NM 87199

**Phone#:** 505.321.9099 **Fax#:** 505.872.0999 **E-mail:** david@riograndeengineering.com

**TYPE OF DEVELOPMENT:** \_\_\_\_\_ PLAT \_\_\_\_\_ RESIDENCE \_\_\_\_\_ DRB SITE ☒ ADMIN SITE

Check all that Apply:

### DEPARTMENT:

☒ HYDROLOGY/ DRAINAGE  
☐ TRAFFIC/ TRANSPORTATION

### TYPE OF SUBMITTAL:

☐ ENGINEER/ARCHITECT CERTIFICATION  
☐ PAD CERTIFICATION  
☐ CONCEPTUAL G & D PLAN  
☒ GRADING PLAN  
☐ DRAINAGE REPORT  
☐ DRAINAGE MASTER PLAN  
☐ FLOODPLAIN DEVELOPMENT PERMIT APPLIC  
☐ ELEVATION CERTIFICATE  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ TRAFFIC IMPACT STUDY (TIS)  
☐ STREET LIGHT LAYOUT  
☐ OTHER (SPECIFY) \_\_\_\_\_  
☐ PRE-DESIGN MEETING?

IS THIS A RESUBMITTAL?: \_\_\_\_\_ Yes ☒ No

### 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  
☐ FLOODPLAIN DEVELOPMENT PERMIT  
☐ OTHER (SPECIFY) \_\_\_\_\_

**DATE SUBMITTED:** \_\_\_\_\_ **By:** \_\_\_\_\_

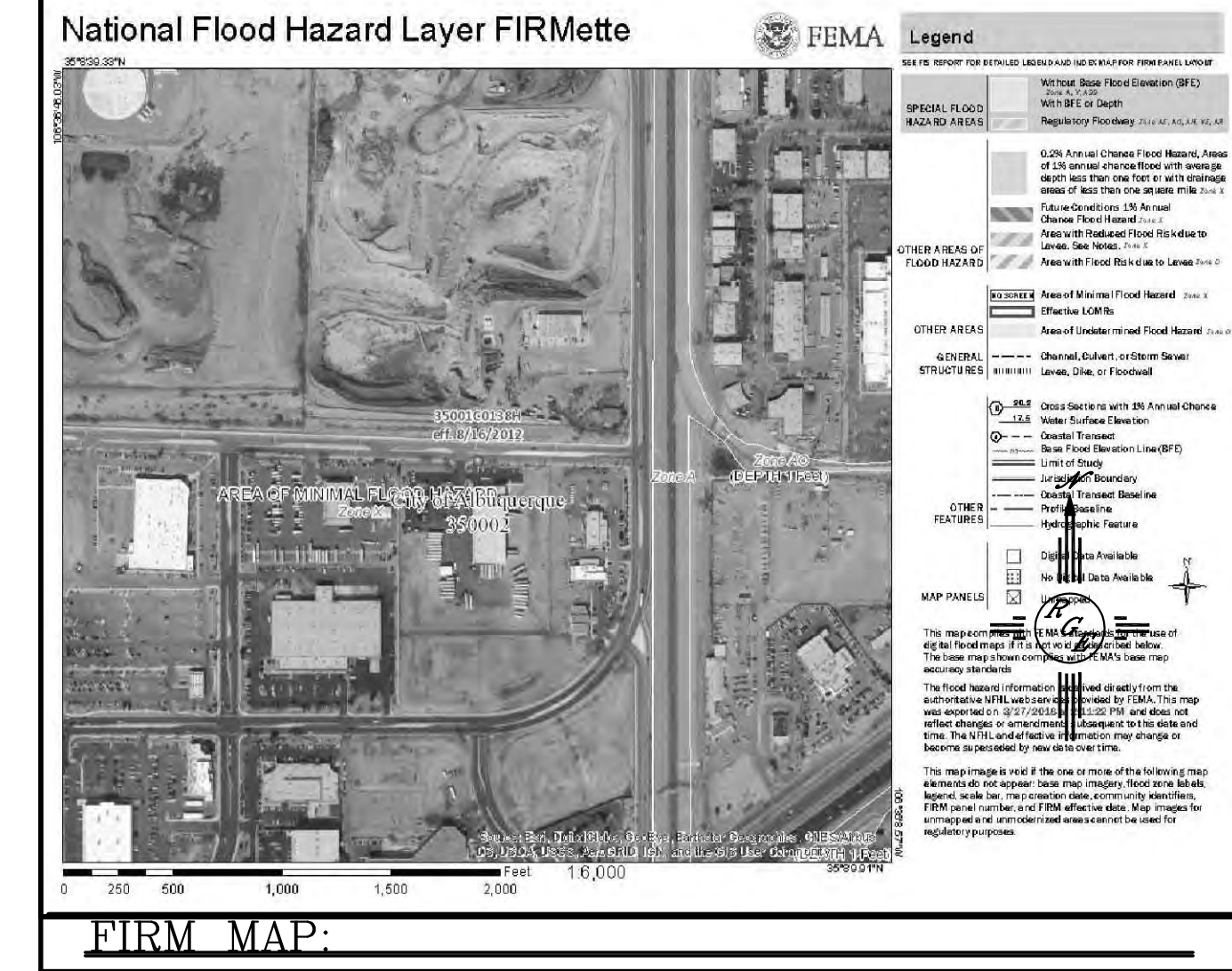
COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: \_\_\_\_\_

FEE PAID: \_\_\_\_\_

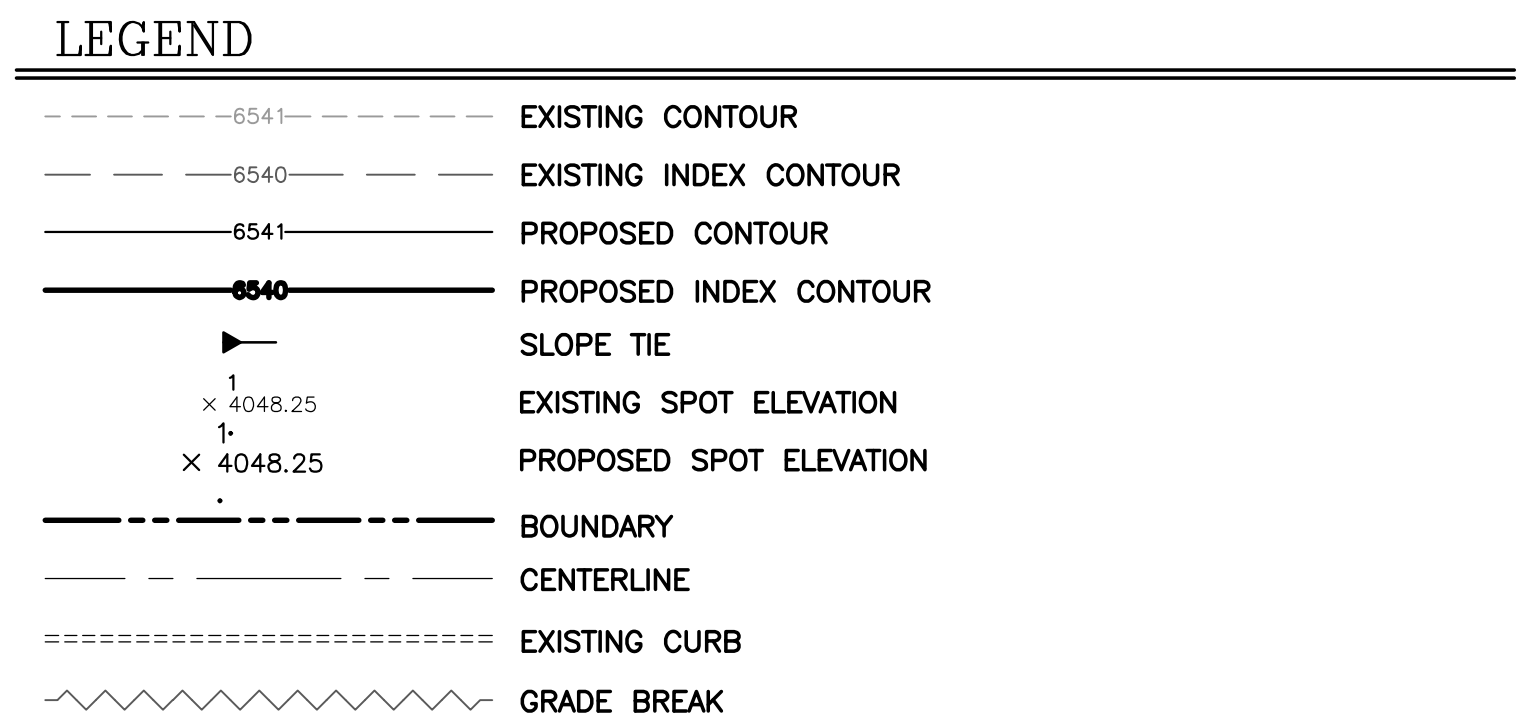
THIS SITE WAS DESIGNED FOR FULLY DEVELOPED CONDITIONS. THE INITIAL CONSTRUCTION DID NOT PAVE ALL THE AREAS IDENTIFIED WITHIN THE APPROVED GRADING PLAN (F15-D51) THE DRAINAGE INFRASTRUCTURE WAS CONSTRUCTED AND THE PROPOSED ADDITIONAL BUILDING AND REPLACING EXISTING PAVEMENT THAT CONFORMS TO THE DEVELOPED CONDITION ASSUMPTIONS OF THE APPROVED PLAN DUE TO THE LAYOUT OF THE SITE AND EXISTING INFRASTRUCTURE, A FIRST FLUSH POND IS CONSTRUCTED


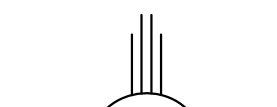
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES 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.



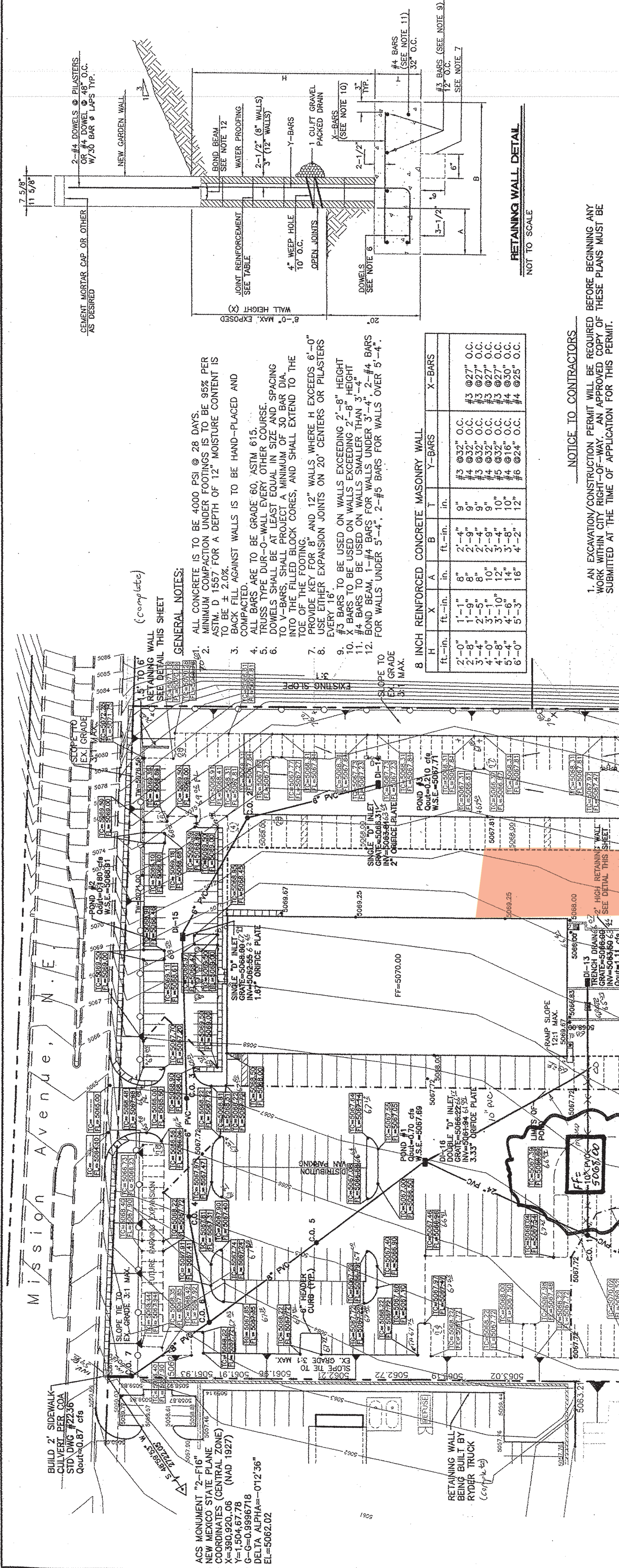
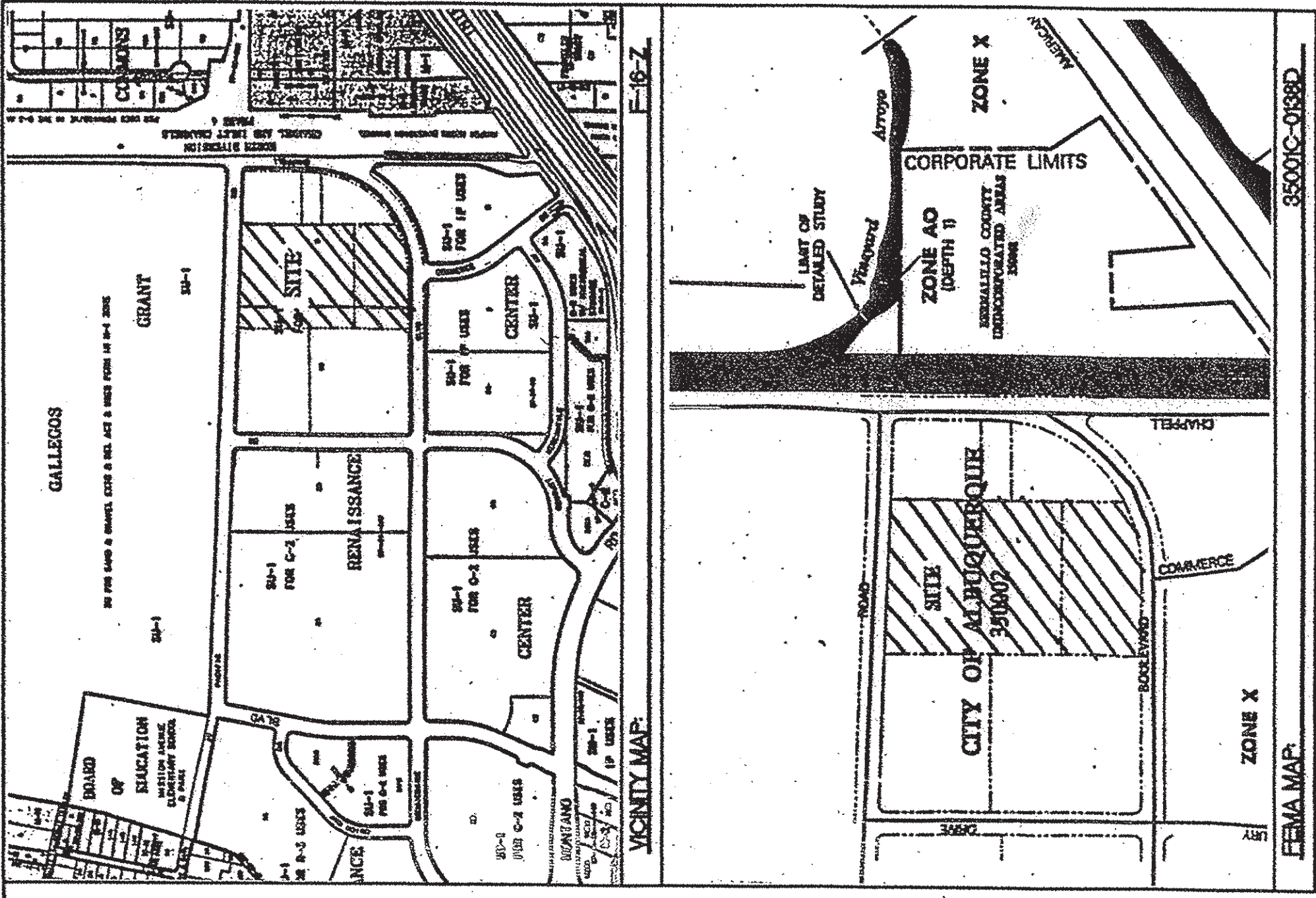
Tract 9-A-1-A, Renaissance Center

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



|   |  |                        |
|---|--|------------------------|
| ENGINEER'S<br>SEAL  | FRITO LAY  | DRAWN<br>BY WCWJ       |
|   |  | DATE<br>6-15-20        |
|  | GRADING AND<br>DRAINAGE PLAN   | 2102045-LAYOUT-6-15-20 |
|   |  | SHEET #<br>—           |
| 6/16/20   |                     |                        |
| DAVID SOULE<br>P.E. #14522  | Rio Grande<br>Engineering<br>1606 CENTRAL AVENUE<br>SUITE 201<br>ALBUQUERQUE, NM 87106<br>(505) 872-0999 | JOB #<br>210245        |





LEGAL DESCRIPTION  
TRACT 9-A-1-A AND 9-A-1-B OF NORTH RENAISSANCE CENTER

NOTICE TO CONTRACTORS  
1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY. AN APPROVED COPY OF THESE PLANS MUST BE SUBMITTED AT THE TIME OF APPLICATION FOR THIS PERMIT.

2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.

3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.

EROSION CONTROL PLAN NOTES  
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.

2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.

3. CONTRACTOR IS RESPONSIBLE FOR CLEANING UP ANY SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.

4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION 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.

6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.

7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

8. FUTURE STORM SEWER TO BE BUILT WITH TRACT 9-A-1-B

LEGEND  
--- EXISTING CURB & GUTTER  
--- TEMPORARY ASPHALT CURB  
--- EXISTING CONTOUR (MAJOR)  
--- EXISTING CONTOUR (MINOR)  
--- BOUNDARY LINE  
--- EASEMENT  
--- PROPOSED SIDEWALK

GENERAL NOTES:  
1. A DRAINAGE EASEMENT IS GRANTED TO TRACTS 9B, 9C, 9D OVER AND ACROSS TRACT 9-A-1-B FOR THE BENEFIT OF 9B, 9C, 9D TO BE MAINTAINED BY TRACT 9-A-1-B.

2. A DRAINAGE EASEMENT IS GRANTED TO TRACTS 9B, 9C, 9D AND 9-A-1-B OVER AND ACROSS TRACT 9-A-1-A ALONG WITH A PERMANENT PONDING EASEMENT (POND #1 AND #5) FOR THE BENEFIT OF TRACT 9-A-1-A.

I certify that the grades shown on the plan have been built in substantial accordance with approved grading and drainage plan dated 7/12/93. Survey information provided by: [Signature]

APPROVALS  
NAME DATE  
A.C.E./DESIGN  
INSPECTOR  
A.C.E./FIELD

GRAPHIC SCALE  
50 25 0 25 50  
SCALE: 1"=50'

DETAIL A  
TO BE INSTALLED @ THE OUTFLOW OF ALL CATCH BASINS

CLEAN OUT DATA  
CO R/W= INV=

FRITO LAY  
GRADING AND DRAINAGE PLAN

TERRA WEST, LLC  
4421 NGLED ROAD, N.E., SUITE D  
ALBUQUERQUE, NEW MEXICO 87109  
(505)853-7592

ENGINEER'S SEAL  
RAY BOHANNAN  
PROFESSIONAL ENGINEER  
NEW MEXICO  
1988

DATE  
3/19/99  
5-12-99

3500VC-038D  
EEMA MAP

3500VC-038D  
EEMA MAP

3500VC-038D  
EEMA MAP

3500VC-038D  
EEMA MAP