

CITY OF ALBUQUERQUE

Planning Department
David Campbell, Director



Mayor Timothy M. Keller

October 4, 2018

Jeffery Wooten, P.E.
Wooten Engineering
1005 21st St SE, Suite A5
Rio Rancho, NM 87124

RE: **Chipotle**
4930 Pan American Fwy NE
Grading and Drainage Plan
Engineer's Stamp Date: 9/25/2018
Hydrology File: F17D101

Dear Mr. Wooten:

PO Box 1293

Based on the submittal received on 10/1/18, the Grading and Drainage Plan cannot be approved for Grading or Building Permit until the following corrections are made:

Albuquerque

Prior to Grading/Building Permit:

NM 87103

www.cabq.gov

1. For trash enclosures serving food service developments, demonstrate control of liquids from dumpster areas per DPM Chapter 22.9.E, Table 1 by containing runoff from the dumpster area and discharging to the sanitary sewer. If this information is on the utility plan please provide it, or show on the grading plan.
2. Quantify the additional impervious area and new first flush volume being generated by this project.
3. A portion of this project is located in a floodplain (AO-1') and a floodplain permit must be obtained. Please contact Rudy Rael, CFM for more information regarding floodplain permits (RRael@cabq.gov).
4. How much fill/cut is being placed in the floodplain?
5. For Information. Hydrology and Transportation files are available online through the City's GIS Viewer 2.0: <https://www.cabq.gov/gis/advanced-map-viewer>. Turn on the *HydroTrans* layer: *Operational Layers > Albuquerque Layers > Sites > HydroTrans*. Select the desired polygon from the map and click *Link to Project Documents*.

Prior to Certificate of Occupancy (For Information):

CITY OF ALBUQUERQUE

Planning Department
David Campbell, Director



Mayor Timothy M. Keller

6. Engineer's Certification, per the DPM Chapter 22.7: *Engineer's Certification Checklist For Non-Subdivision* is required.

If you have any questions, please contact me at 924-3695 or dpeterson@cabq.gov.

Sincerely,

A handwritten signature in dark ink, appearing to read 'D. Peterson', is written over a light gray circular background.

Dana Peterson, P.E.
Senior Engineer, Planning Dept.
Development Review Services

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

Project Title: Chipotle Restaurant **Building Permit #:** _____ **Hydrology File #:** F17/D032

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: Lot 1-A-1-B, Norris and Margaret Penny Addition

City Address: 4930 Pan American Freeway NE

Applicant: Wooten Engineering **Contact:** Jeffrey T. Wooten, P.E.

Address: 1005 21st Street SE, Suite 13, Rio Rancho, NM 87124

Phone#: 505-980-3560 **Fax#:** n/a **E-mail:** jeffwooten.pe@gmail.com

Other Contact: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

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

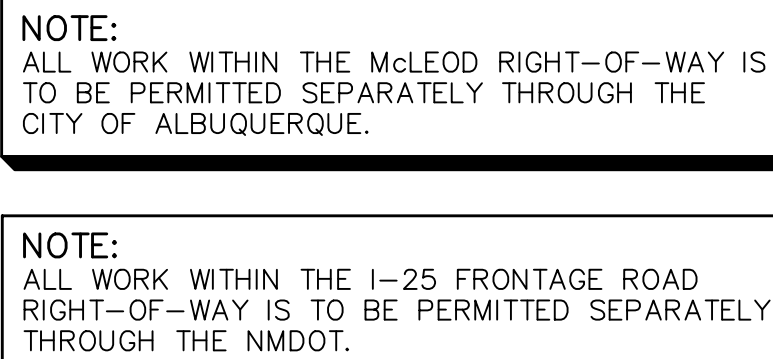
☐ SIA/ RELEASE OF FINANCIAL GUARANTEE
☐ FOUNDATION PERMIT APPROVAL
☒ GRADING PERMIT APPROVAL
☐ SO-19 APPROVAL
☐ PAVING PERMIT APPROVAL
☐ GRADING/ PAD CERTIFICATION
☐ WORK ORDER APPROVAL
☐ CLOMR/LOMR
☐ FLOODPLAIN DEVELOPMENT PERMIT
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: October 1, 2018 **By:** Jeffrey T. Wooten, P.E.

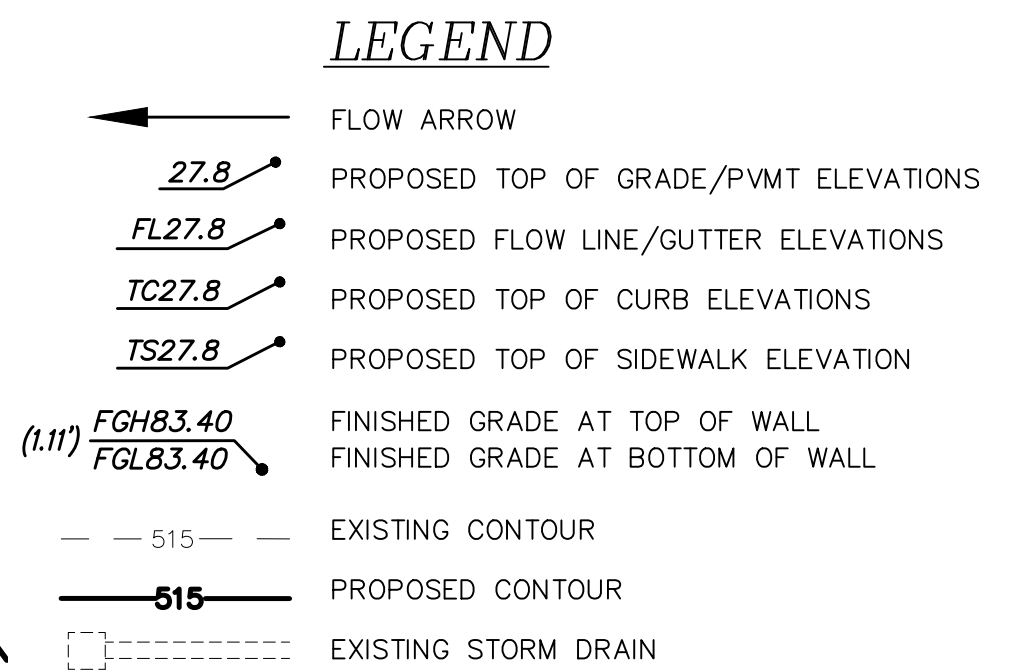
COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____



THE CONTRACTOR(S) SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANY AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.



INTRODUCTION

The purpose of this submittal is to provide a grading plan and drainage management plan for the development of Lot 1-A-1-B, Norris and Margaret Penny Addition. The site is located at 4930 Pan American Freeway NE (SEC of Pan American Freeway and McLeod) in Albuquerque, NM. The site contains approximately 0.612 acres. The proposed development consists of a new Chipotle restaurant building with the associated parking lot and landscaping. The current City Drainage File Numbers are F17/D018 and F17/D032; however, we were not able to locate the files in the Hydrology Department. The most recent submittal was for the Floor and Decor (approved 2/23/2018) and can be found in file number F17/D032.

The site generally slopes from east to west and into an existing inlet provided for the Floor and Decor project which drains into an existing StormTech below ground detention system. This StormTech system has been designed to adequately drain both the Floor and Decor and the Chipotle properties.

The site will continue to surface drain from east to west via the parking lot and into the existing inlet / StormTech system described above. The impervious area for the site is not increasing beyond that which was accounted for as part of the Floor and Decor project.

Per the Impervious Area and Water Harvesting Pond Calculations tables on the prior Floor and Decor Drainage Management Plan, the site was required to provide Water Quality Ponding to contain 4,200 CF. The volume contained in the Stormtech system provided is 4,974 CF. The total stormwater quality ponding provided is greater than that required.

This drainage management plan provides for grading and drainage elements which are capable of safely passing the 100 year storm, contains the First Flush from the site, and meets city requirements. The proposed improvements for the site should not have any negative impacts to facilities downstream. With this submittal, we are requesting grading permit and building permit approval.

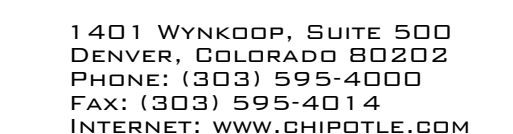
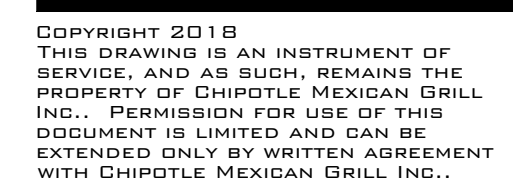


ACS MONUMENT "I25-18", NAD 1983, X=1535672.415, Y=1505666.336
Z=5128.34 (NAVD 1988), GROUND TO GRID = 0.999671141



Per FIRM Map 35001C0138H, dated August 16, 2012, the northern portion of the site along the I25 Frontage Rd is located in Zone 'AO' (Depth 1'). The remainder of the site is not located in the Floodplain and determined to be outside the 0.2% chance Annual Floodplain.'

1. EXCEPT AS PROVIDED HEREIN, GRADING SHALL BE PERFORMED AT THE ELEVATIONS AND IN ACCORDANCE WITH THE DETAILS SHOWN ON THIS PLAN.
2. THE COST FOR REQUIRED CONSTRUCTION DUST AND EROSION CONTROL MEASURES SHALL BE INCIDENTAL TO THE PROJECT COST.
3. ALL WORK RELATIVE TO FOUNDATION CONSTRUCTION, SITE PREPARATION, AND PAVEMENT INSTALLATION, AS SHOWN ON THIS PLAN, SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE "GEOTECHNICAL INVESTIGATION," AS PROVIDED BY THE ARCHITECT OR OWNER. ALL OTHER WORK SHALL, UNLESS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE AASHTO (FIRST PRIORITY) SPECIFICATIONS, AND/OR THE CITY OF ALBUQUERQUE (COA) STANDARD SPECIFICATIONS FOR PUBLIC WORKS (SECOND PRIORITY).
4. EARTH SLOPES SHALL NOT EXCEED 3 HORIZONTAL TO 1 VERTICAL UNLESS SHOWN OTHERWISE.
5. IT IS THE INTENT OF THESE PLANS THAT THIS CONTRACTOR SHALL NOT PERFORM ANY WORK OUTSIDE OF THE PROPERTY BOUNDARIES EXCEPT AS REQUIRED BY THIS PLAN.
6. THE CONTRACTOR IS TO ENSURE THAT NO SOIL ERODES FROM THE SITE ONTO ADJACENT PROPERTY OR PUBLIC RIGHT-OF-WAY. THIS SHOULD BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS OR SILT FENCE AT THE PROPERTY LINES AND WEETING THE SOIL TO PROTECT IT FROM WIND EROSION.
7. A DISPOSAL SITE FOR ANY & ALL EXCESS EXCAVATION MATERIAL, AND UNDESIRABLE MATERIAL, AND FOR ANY BORROW SITE CONTAINING ACCEPTABLE FILL MATERIAL SHALL BE OBTAINED BY THE CONTRACTOR IN COMPLIANCE WITH APPLICABLE ENVIRONMENTAL REGULATIONS AND APPROVED BY THE OBSERVER. ALL COSTS INCURRED IN OBTAINING A DISPOSAL OR BORROW SITE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY THE PROJECT AND NO SEPARATE MEASUREMENT OR PAYMENT SHALL BE MADE.



I-25 & McLeod
Store No. 3364
4930 Pan American Freeway NE
Albuquerque, NM 87109

[illegible]

DDG Project No. 01454

Grading Plan

W E Wooten Engineering
1005 21st St SE, Suite 13
Rio Rancho, N.M. 87124
Phone: (505) 980-3560

C
201