

CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director



Mayor Timothy M. Keller

October 23, 2019

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

RE: **Chipotle**
4331 San Mateo NE
Grading Plan Stamp Date: 10/16/19
Hydrology File: G17D032

Dear Mr. Wooten:

Based on the submittal received on 10/18/19, this project cannot be approved until the following corrections are made:

PO Box 1293

Prior to Building Permit:

Albuquerque

NM 87103

www.cabq.gov

1. Provide written and signed permission from the adjoining property owner for work on their property (curb and pavement on the southern access aisle).
2. An SO-19 Permit will be required and should be included on the request. Please include the [standard SO-19](#) notes on the grading plan.
3. Include project benchmark and datum; all existing survey, proposed grades, and benchmarks must be provided in NAVD 88.
4. Because these corrections are minor, the administrative resubmittal fee of \$40 may be used. Please include a copy of this letter when resubmitting in order to receive the reduced fee.

Prior to Certificate of Occupancy (For Information):

5. Engineer's Certification, per the DPM Chapter 22.7: *Engineer's Certification Checklist For Non-Subdivision is required.*
6. The sidewalk culvert must be inspected and approved by Storm Drain Maintenance (Augie Armijo at (505) 857-8607).
7. A Bernalillo County Recorded [Drainage Covenant \(No Public Easement\)](#) is required for the stormwater pond. The original notarized form, exhibit A (legible on 8.5x11 paper), and

CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director



Mayor Timothy M. Keller

recording fee (\$25, payable to Bernalillo County) must be turned into DRC (4th, Plaza del Sol) for routing. Please contact Charlotte LaBadie (clabadie@cabq.gov, 924-3996) regarding the routing and recording process for covenants. The routing and recording process for covenants can take a month or longer; Hydrology recommends beginning this process as soon as possible as to not delay approval for certificate of occupancy.

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

Sincerely,

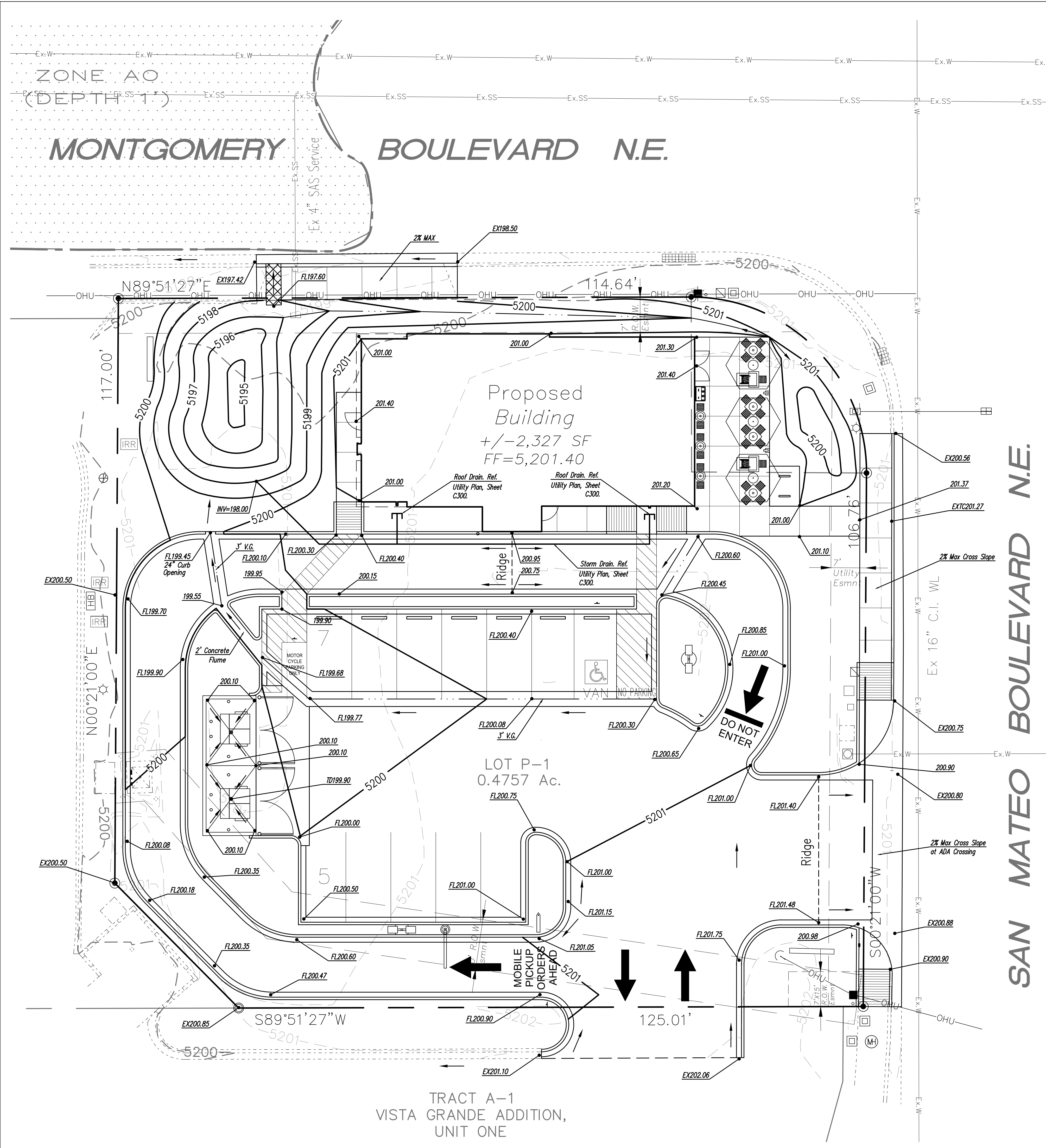
Dana Peterson, P.E.
Senior Engineer, Planning Dept.
Development Review Services

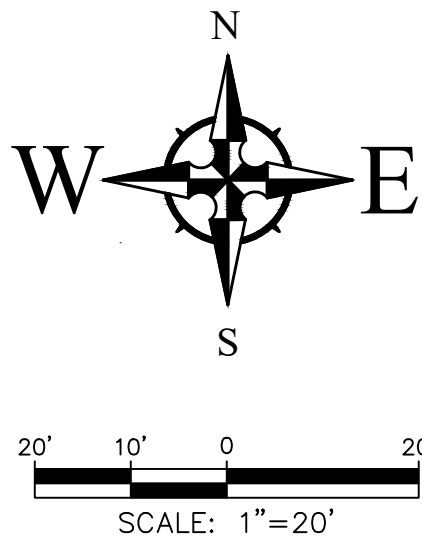
PO Box 1293

Albuquerque

NM 87103

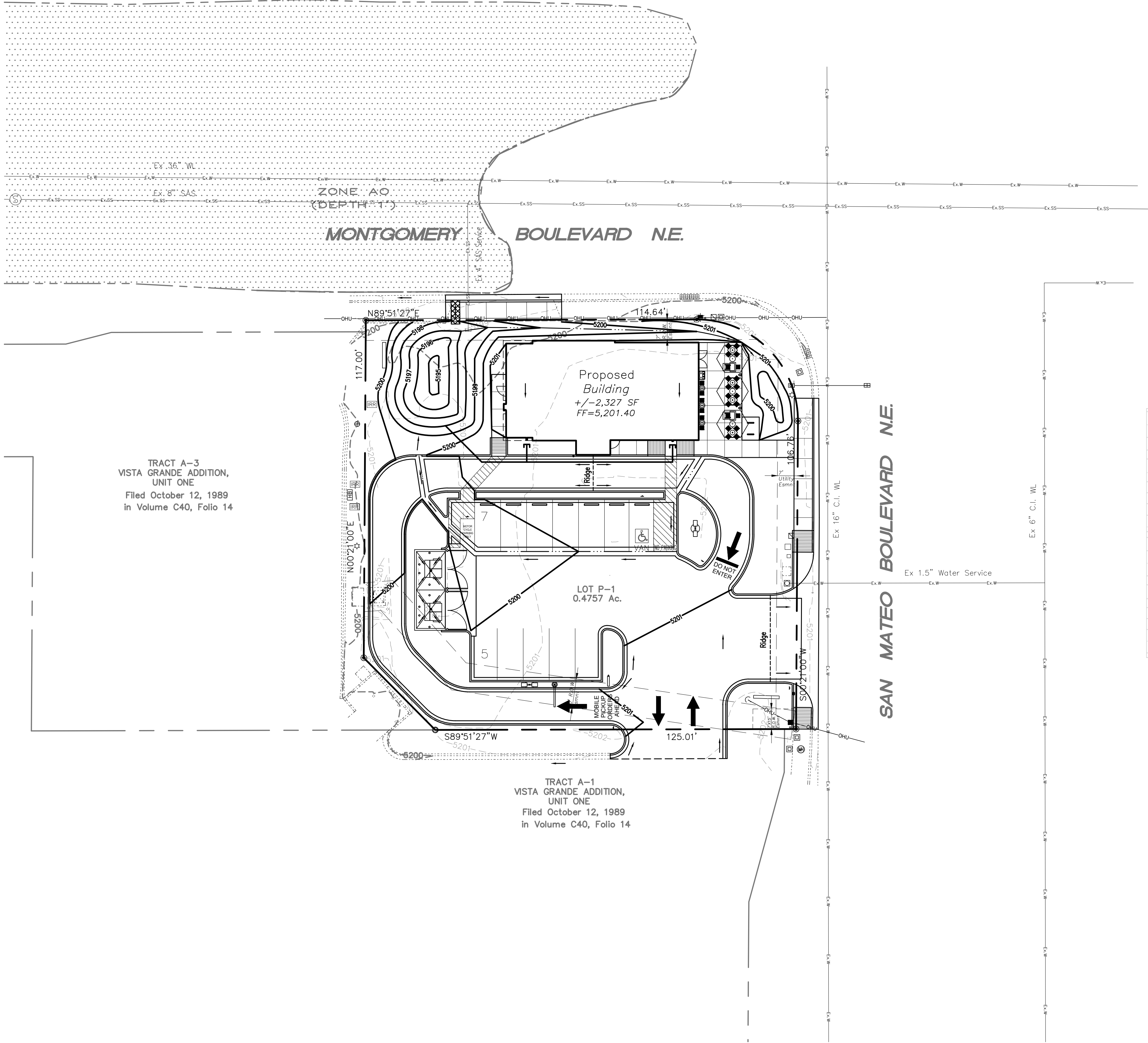
www.cabq.gov





CAUTION - NOTICE TO CONTRACTOR

THE CONTRACTOR IS 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.



DRAINAGE MANAGEMENT PLAN

INTRODUCTION

The purpose of this submittal is to provide a grading plan and drainage management plan for the development of Lot P-1, Block A, Vista Grande Addition. The site is located at 4331 San Mateo Blvd NE (SWC of Montgomery and San Mateo) in Albuquerque, NM. The site contains approximately 0.476 acres. The proposed development consists of a new Chipotle restaurant building with the associated parking lot and landscaping. The current City Drainage File Number is G17/D032 and the plan for the Phillips 66 Gas Station was prepared by Jeffrey G. Mortensen, P.E. on 1/4/1988. According to this submittal, the entire site is to drain from southeast to northwest and discharge into Montgomery Blvd. The site currently has free discharge.

EXISTING HYDROLOGIC CONDITIONS

The existing gas station currently slopes from southeast to northwest and surface discharges out of the driveway and onto Montgomery Blvd. Reference the Drainage Calculations Table this sheet.

PROPOSED HYDROLOGIC CONDITIONS

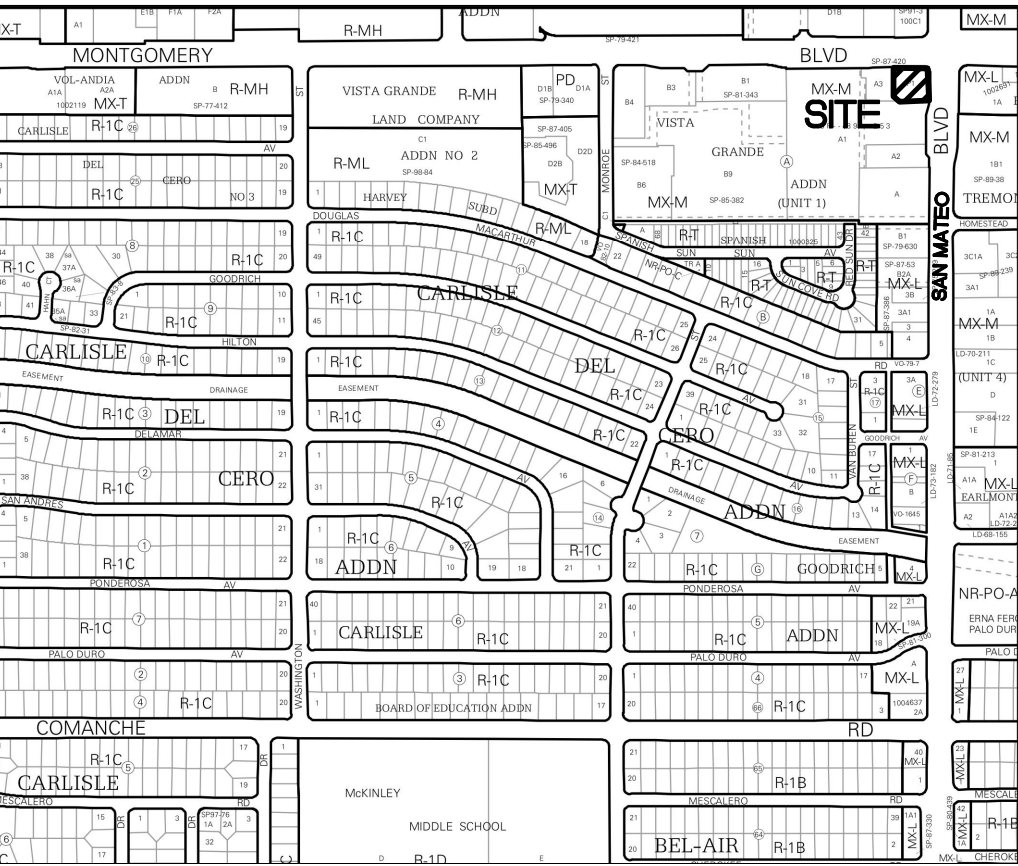
The site will continue to surface drain from southeast to northwest via the parking lot / valley gutters and into a new stormwater quality pond located on the west side of the new building. This pond will overflow through a 24" Sidewalk Culvert and into Montgomery. Reference the Drainage Calculations Table this sheet. Also refer to the Stormwater Quality Volume Calculations. The impervious area on site is being reduced below that of existing conditions.

FIRST FLUSH CALCULATIONS

Per the Impervious Area and Water Harvesting Pond Calculations tables on the prior Floor and Decor Drainage Management Plan, the site is required to provide Water Quality Pounding to contain 320 CF. The volume contained in the Stormwater Quality Pond is 905 CF. The total stormwater quality ponding provided is greater than that required.

CONCLUSION

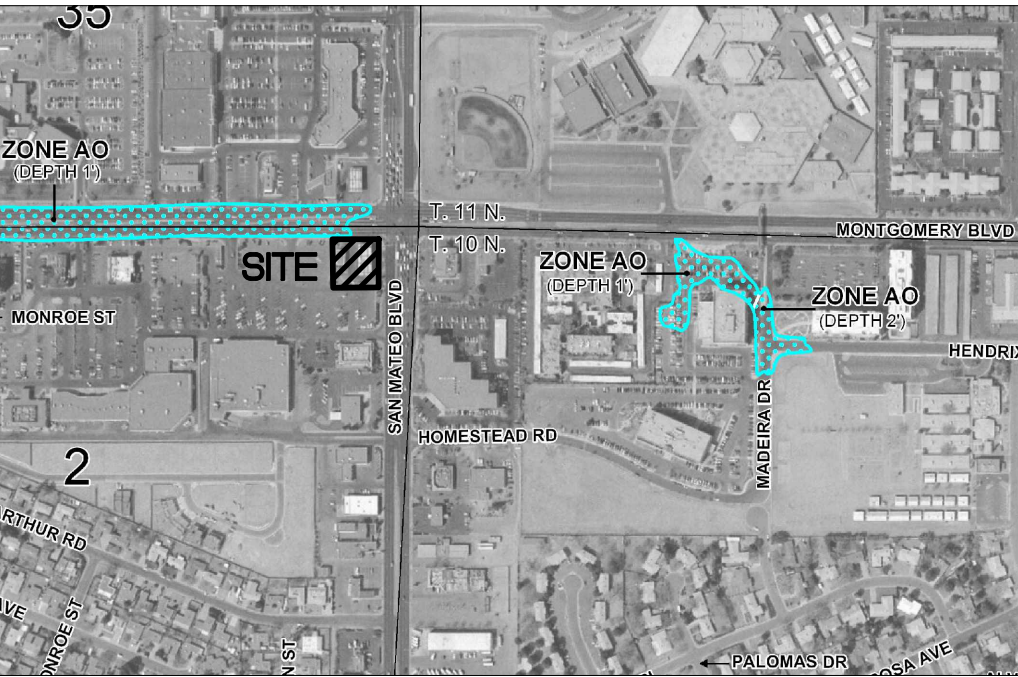
This drainage management plan provides for grading and drainage elements which are capable of safely passing the 100 year storm, contains the required Stormwater Quality Volume from the site, and meets city requirements. The proposed improvements for the site should not have any negative impacts to facilities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



VICINITY MAP - Zone Map G-17-Z

Legal Description:

Lot lettered "P-1" in Block "A", Vista Grande Addition, to the City of Albuquerque, NM, situate in Section 2, Township 10 North, Range 3 East, NM Principal Meridian, Bernalillo County, NM.



FIRM MAP 35001C0139G

Per FIRM Map 35001C0139G, dated September 26, 2008, the northern portion of the site along the Montgomery Blvd 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.

Existing Drainage Calculations												
This table is based on the COA DPM Section 22.2, Zone: 2												
BASIN	Area (SQ. FT)	Area (AC.)	Land Treatment Percentages				Q(100) (cfs/ac.)	Q(100) (CFS)	WT E (inches)	V(100) ₃₆₀ (CF)	V(100) ₁₄₄₀ (CF)	V(100) _{10day} (CF)
SITE	20720	0.48	0.0%	0.0%	17.0%	83.0%	4.43	2.11	1.95	3370	3943	5663
TOTAL	20720	0.48						2.11		3370	3943	5663

Proposed Drainage Calculations												
Ultimate Development Conditions Basin Data Table												
This table is based on the COA DPM Section 22.2, Zone: 2												
BASIN	Area (SQ. FT)	Area (AC.)	Land Treatment Percentages				Q(100) (cfs/ac.)	Q(100) (CFS)	WT E (inches)	V(100) ₃₆₀ (CF)	V(100) ₁₄₄₀ (CF)	V(100) _{10day} (CF)
SITE	20720	0.48	0.0%	0.0%	28.0%	72.0%	4.26	2.03	1.84	3182	3679	5171
TOTAL	20720	0.48						2.03		3182	3679	5171

IMPERVIOUS AREA CALCULATIONS

PROPOSED SITE CONDITIONS

TOTAL SITE AREA: 20,720 SF
PERVIOUS AREA: 5,936 SF (28.6%)
IMPERVIOUS AREA: 14,784 SF (71.4%)

STORMWATER QUALITY POND CALCULATIONS

BASIN 'SITE'
TOTAL NEW IMPERVIOUS AREA = 14,784 SF
SWQ VOLUME REQ'D = 14,784 * 0.26" / 12 = **320 CF**
TOTAL VOLUME PROVIDED = **905 CF**

SIDEWALK CULVERT CALCULATION

WEIR EQUATION
 $Q = C * L * (H^{1.5})$

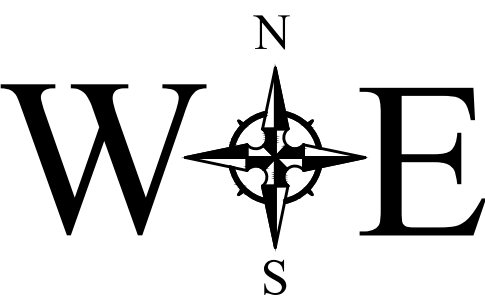
Given:
C = 2.87 (Weir Coefficient)
L = 2 feet (Width of Flow)
H = 0.67 feet (Depth of Flow)

$Q = 2.87 * 2 * (0.67^{1.5})$
 $Q = 2.87 * 2 * 0.55$
Qcap = 3.15 cfs

Qreqd = 2.03cfs CHECK

Stormwater Quality Pond Volume Calculations

Elevation (ft)	Area (sq.ft)	Volume (cu-ft)	Volume Sum (cu-ft)
5195.0	42	0.0	0.0
5196.0	250	146.0	146.0
5197.0	492	371.0	517.0
5197.6	802	388.2	905.2



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

DUNGAN
DESIGN
GROUP

8826 SANTA FE DRIVE, SUITE 304
OVERLAND PARK, KS 66212
913-941-2466



COPYRIGHT 2019
THIS DRAWING IS AN INSTRUMENT OF SERVICE, AND AS SUCH, REMAINS THE PROPERTY OF CHIPOTLE MEXICAN GRILL, INC. PERMISSION FOR USE OF THIS DOCUMENT IS LIMITED AND CAN BE EXTENDED ONLY BY WRITTEN AGREEMENT WITH CHIPOTLE MEXICAN GRILL, INC.



CHIPOTLE MEXICAN GRILL, INC.
PO BOX 182566
COLUMBUS, OH 43218-2566
(614) 318-2400
WWW.CHIPOTLE.COM

San Mateo & Montgomery

Store No. 3578

4331 San Mateo Blvd NE
Albuquerque, NM 87110

Issue Record:

10/16/19 Permit Set

Revisions:

DDG Project No. 01501

Drainage Management Plan

C
201