CITY OF ALBUQUERQUE



August 11, 2016

Jeff Wooten, PE Wooten Engineering 1005 21st St, SE Rio Rancho, NM 87124

Re: Dunkin Donuts

2301 Juan Tabo Blvd. NE

Request Permanent C.O. - Accepted

Engineer's Stamp dated: 3-1-16 (H21D051)

Certification dated: 7-29-16

Dear Mr. Wooten,

Based on the Certification received 8/10/2016, the site is acceptable for release of Certificate of Occupancy by Hydrology.

PO Box 1293

If you have any questions, you can contact me at 924-3986 or Totten Elliott at 924-3982.

Albuquerque

Sincerely,

New Mexico 87103

Abiel Carrillo, P.E.

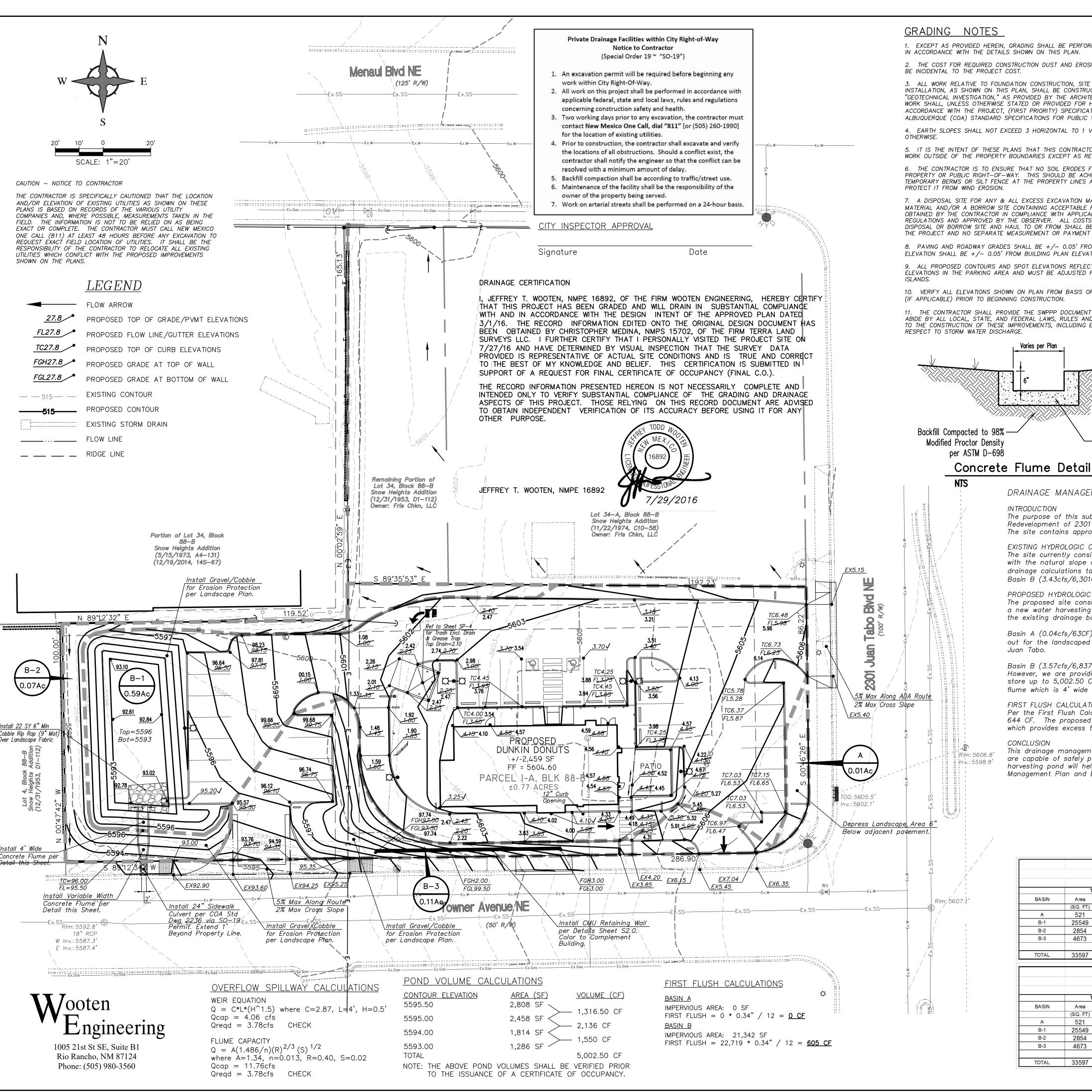
Principal Engineer, Planning Department

Development and Review Services

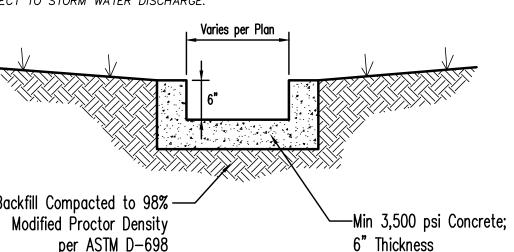
www.cabq.gov

TE/AC

C: email, Cordova, Camille C.; Miranda, Rachel; Sandoval, Darlene M.; Blocker, Lois



- I. EXCEPT AS PROVIDED HEREIN, GRADING SHALL BE PERFORMED AT THE ELEVATIONS AND IN ACCORDANCE WITH THE DETAILS SHOWN ON THIS PLAN.
- P. THE COST FOR REQUIRED CONSTRUCTION DUST AND EROSION CONTROL MEASURES SHALL
- 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 PROJECT, (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
- 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 WETTING THE SOIL TO
- 7. A DISPOSAL SITE FOR ANY & ALL EXCESS EXCAVATION MATERIAL, AND UNSUITABLE MATERIAL AND/OR A 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 AND HAUL TO OR FROM SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT AND NO SEPARATE MEASUREMENT OR PAYMENT SHALL BE MADE.
- 8. PAVING AND ROADWAY GRADES SHALL BE +/- 0.05' FROM PLAN ELEVATIONS. PAD ELEVATION SHALL BE +/- 0.05' FROM BUILDING PLAN ELEVATION.
-). ALL PROPOSED CONTOURS AND SPOT ELEVATIONS REFLECT TOP OF PAVEMENT ELEVATIONS IN THE PARKING AREA AND MUST BE ADJUSTED FOR PAVEMENT, MEDIANS, AND
- 10. VERIFY ALL ELEVATIONS SHOWN ON PLAN FROM BASIS OF ELEVATION CONTROL STATION (IF APPLICABLE) PRIOR TO BEGINNING CONSTRUCTION.
- 11. THE CONTRACTOR SHALL PROVIDE THE SWPPP DOCUMENT (IF NECESSARY) AND SHALL ABIDE BY ALL LOCAL, STATE, AND FEDERAL LAWS, RULES AND REGULATIONS WHICH APPLY TO THE CONSTRUCTION OF THESE IMPROVEMENTS, INCLUDING EPA REQUIREMENTS WITH



DRAINAGE MANAGEMENT PLAN

The purpose of this submittal is to provide a final grading plan and drainage management plan for the Redevelopment of 2301 Juan Tabo Blvd NE, located near the SWC of Juan Tabo and Menaul NW in Albuquerque, NM. The site contains approximately 0.77 acres.

EXISTING HYDROLOGIC CONDITIONS

The site currently consists of an existing office building and parking lot which drains via sheet flow from east to west with the natural slope of the foothills. There are three distinct drainage basins as shown on the plan and per the drainage calculations table this sheet. Basin A (0.06cfs/111CF) is a very small basin that drains to Juan Tabo. Basin B (3.43cfs/6,301CF) drains toward adjacent properties to the west and south into Towner Ave NE.

PROPOSED HYDROLOGIC CONDITIONS

The proposed site consists of a new Dunkin Donuts building with associated parking, drive—thru lane, landscaping, and a new water harvesting pond. The site will continue to drain via sheet flow from east to west in conformance with the existing drainage basins and per the drainage calculations table this sheet.

Basin A (0.04cfs/63CF) will provide a reduction of 0.02 cfs (48CF) due to increased pervious area. We are calling out for the landscaped area to be depressed 6" below adjacent pavement so that there will be no direct runoff into

Basin B (3.57cfs/6,837CF) shows an increase of 0.14cfs (536CF) which is a minimal increase and could be ignored. However, we are providing a new water harvesting basin near the southwest corner of the site which will collect and store up to 5,002.50 CF of stormwater. The overflow discharge from the pond will be via a variable width concrete flume which is 4' wide at the weir along the top of the embankment and will discharge into Towner Ave.

FIRST FLUSH CALCULATIONS

Per the First Flush Calculations on this sheet, the total First Flush Volume required to be collected for Basin B is 644 CF. The proposed water harvesting pond within Basin B has a capacity of 3,686 CF per calculations this sheet which provides excess treatment within this basin.

CONCLUSION

This drainage management plan provides for grading and drainage elements which do not burden downstream systems; are capable of safely passing the 100 year storm, and meet city requirements. In addition, the proposed water harvesting pond will help treat stormwater runoff per the DPM. With this submittal, we are requesting Drainage Management Plan and Building Permit approval.

| | | | Existing | Dunkin | Donuts | Draina | age Cal | culatio | าร | | | |
|-------|----------|------------------|---------------------------------|-------------|---------------------|-------------|------------|---------|----------|-----------------------|------------------------|------------------------|
| | This | table is based o | n the COA DPI | M Section : | 22.2, Z one: | 4 | | | | | | |
| BASIN | Area | Area | Land Treatment Percentages | | | | Q(100) | Q(100) | WTE | V(100) ₃₆₀ | V(100) ₁₄₄₀ | V(100) _{10da} |
| | (SQ. FT) | (AC.) | Α | В | С | D | (cfs/ac.) | (CFS) | (inches) | (CF) | (CF) | (CF) |
| Α | 521 | 0.01 | 0.0% | 0.0% | 30.0% | 70.0% | 4.79 | 0.06 | 2.29 | 99 | 111 | 148 |
| B-1 | 25549 | 0.59 | 0.0% | 0.0% | 38.0% | 62.0% | 4.67 | 2.74 | 2.19 | 4666 | 5194 | 6778 |
| B-2 | 2854 | 0.07 | 0.0% | 0.0% | 90.0% | 10.0% | 3.88 | 0.25 | 1.58 | 375 | 385 | 413 |
| B-3 | 4673 | 0.11 | 0.0% | 0.0% | 75.0% | 25.0% | 4.11 | 0.44 | 1.76 | 683 | 722 | 839 |
| TOTAL | 33597 | 0.77 | | | | | | 3.49 | | 5824 | 6413 | 8179 |
| | | Pro | posed Du | nkin Do | onuts D | rainage | e Calcul | ations | | | | |
| | | | Ultimate | Developme | ent Conditio | ons Basin L | Data Table | | | | | |
| | This | table is based o | n the COA DPI | M Section : | 22.2, Z one: | 4 | | | | | | |
| BASIN | Area | Area | Area Land Treatment Percentages | | | | | Q(100) | WTE | V(100) ₃₆₀ | V(100) ₁₄₄₀ | V(100) _{10da} |
| | (SQ. FT) | (AC.) | Α | В | С | D | (cfs/ac.) | (CFS) | (inches) | (CF) | (CF) | (CF) |
| Α | 521 | 0.01 | 0.0% | 0.0% | 100.0% | 0.0% | 3.73 | 0.04 | 1.46 | 63 | 63 | 63 |
| B-1 | 25549 | 0.59 | 0.0% | 0.0% | 27.0% | 73.0% | 4.84 | 2.84 | 2.32 | 4942 | 5564 | 7429 |
| B-2 | 2854 | 0.07 | 0.0% | 0.0% | 90.0% | 10.0% | 3.88 | 0.25 | 1.58 | 375 | 385 | 413 |
| B-3 | 4673 | 0.11 | 0.0% | 0.0% | 48.0% | 52.0% | 4.52 | 0.48 | 2.07 | 807 | 888 | 1131 |
| | | | | 1 | 1 | | | | | | | |



VICINITY MAP ZONE ATLAS PAGE: H-21

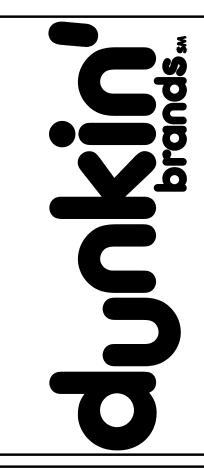
LEGAL DESCRIPTION:

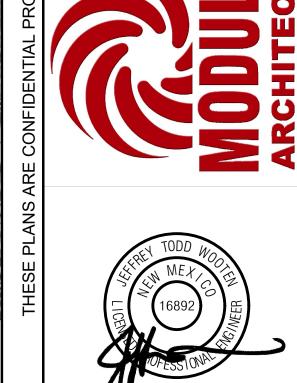
SNOW HEIGHTS ADDITION, PARCEL 1-A, BLOCK 88-B



FIRM MAP 35001C0357H

Per FIRM Map 35001C0357H, dated August 16, 2012, the site is not located in the Floodplain and determined to be outside the 0.2% chance Annual Floodplain.





| | 11-13-15 | | 3/1/2016 SCALE AS SHOWN | | WTC | | | WTC | MΔ | |
|---------------|-------------|---------------|-------------------------|--------------------------|-------|-----------------|-----|-----|------|--|
| I H | DATE | | SCALE | | DRAWN | | СКБ | | АРРО | |
| | DATE | 11-13-15 | 3/1/2016 | 5/4/2016 | ı | | | | | |
| SET REVISIONS | DESCRIPTION | INITIAL ISSUE | ADDRESS CITY COMMENTS | REVISE TRASH ENC. GRADES | - | SHEET REVISIONS | | | | |
| | 9 N | _ | 7 | 3 | ı | | | | | |

| DONUTS BLVD NE | ER |
|---|-----------|
| NEW DUNKIN DONUTS 2301 JUAN TABO BLVD NE | PC NUMBER |

C1.1 - Grading Plan



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

| Project Title: | Building Permit #: City Drainage #: | | | | | |
|---|---|--|--|--|--|--|
| DRB#: EPC#: | | | | | | |
| Legal Description: | | | | | | |
| City Address: | | | | | | |
| Engineering Firm: | Contact: | | | | | |
| Address: | | | | | | |
| Phone#: Fax#: | E-mail: | | | | | |
| Owner: | Contact: | | | | | |
| Address: | | | | | | |
| Phone#: Fax#: | E-mail: | | | | | |
| Architect: | | | | | | |
| Address: | | | | | | |
| | E-mail: | | | | | |
| Other Contact: | Contact: | | | | | |
| Address: | | | | | | |
| Phone#: Fax#: | E-mail: | | | | | |
| DEPARTMENT: HYDROLOGY/ DRAINAGE TRAFFIC/ TRANSPORTATION MS4/ EROSION & SEDIMENT CONTROL | CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT: BUILDING PERMIT APPROVAL CERTIFICATE OF OCCUPANCY | | | | | |
| | CERTIFICATE OF OCCUPANCE | | | | | |
| TYPE OF SUBMITTAL: | PRELIMINARY PLAT APPROVAL | | | | | |
| ENGINEER/ ARCHITECT CERTIFICATION | SITE PLAN FOR SUB'D APPROVAL | | | | | |
| CONCEPTUAL G & D PLAN | SITE PLAN FOR BLDG. PERMIT APPROVAL | | | | | |
| GRADING PLAN | FINAL PLAT APPROVAL SIA/ RELEASE OF FINANCIAL GUARANTEE | | | | | |
| DRAINAGE MASTER PLAN | FOUNDATION PERMIT APPROVAL | | | | | |
| DRAINAGE REPORT | GRADING PERMIT APPROVAL | | | | | |
| CLOMR/LOMR | SO-19 APPROVAL | | | | | |
| | PAVING PERMIT APPROVAL | | | | | |
| TRAFFIC CIRCULATION LAYOUT (TCL) | GRADING/ PAD CERTIFICATION | | | | | |
| TRAFFIC IMPACT STUDY (TIS) | WORK ORDER APPROVAL | | | | | |
| EROSION & SEDIMENT CONTROL PLAN (ESC) | CLOMR/LOMR | | | | | |
| OTHER (SPECIFY) | PRE-DESIGN MEETING | | | | | |
| | OTHER (SPECIFY) | | | | | |
| IS THIS A RESUBMITTAL?: Yes No | | | | | | |
| DATE SUBMITTED:By: | | | | | | |
| | | | | | | |

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED: ____