

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

March 23, 2022

Verlyn Miller, P.E.
Miller Engineering Consultants, Inc.
3500 Comanche Blvd NE
Albuquerque, NM 87107

RE: Coca Cola Parking Lot
7901 Los Volcanos Rd. NW
Grading and Drainage Plan
Engineer's Stamp Date: 1/12/22
Hydrology File: J10D050

Dear Mr. Miller:

Based upon the information provided in your submittal received 1/13/22, the Grading and Drainage Plan is approved for Grading Permit.

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, 924-3420) 14 days prior to any earth disturbance.

Please provide Drainage Covenant or effective copy of one for the stormwater quality ponds per Article 6-15(C) of the DPM prior to Permanent Release of Occupancy. Please submit an electronic file of the Covenant and Exhibit for completeness to Marion G. Velasquez at mgvelasquez@cabq.gov. Once the electronic file is approved, if not existing, for completeness, please submit the original copies along with the **\$ 25.00** recording fee check made payable to Bernalillo County to Marion on the 4th floor of Plaza de Sol. Please note that Hydrology will need a pdf copy of the recorded Drainage Covenant prior to Hydrology's approval of Permanent Release of Occupancy.

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

Sincerely,

David G. Gutierrez, P.E.
Senior Engineer, Hydrology
Planning Department



City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

Project Title: Coca Cola Parking Lot Building Permit #: _____ Hydrology File #: _____
DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: Tract s-2A, Atrisco Business Park, Unit 2, City of Albuquerque, Bernalillo County, New Mexico, January 1995
City Address: 7901 Los Volcanos Rd NW, Albuquerque, NM 87121

Applicant: United Paving Co. Contact: Salvador Delgado
Address: 3724 Bridge SW, Albuquerque, NM 87121
Phone#: 505-450-6474 Fax#: _____ E-mail: _____

Other Contact: Miller Engineering Consultants, Inc. Contact: Verlyn Miller
Address: 3500 Comanche NE, Bldg. F
Phone#: 505-888-7500 Fax#: _____ E-mail: vmiller@mecnm.com

TYPE OF DEVELOPMENT: _____ PLAT (# of lots) _____ RESIDENCE _____ DRB SITE X ADMIN SITE

IS THIS A RESUBMITTAL? _____ Yes X No

DEPARTMENT _____ TRANSPORTATION X HYDROLOGY/DRAINAGE

Check all that Apply:

TYPE OF SUBMITTAL:

- ____ ENGINEER/ARCHITECT CERTIFICATION
____ PAD CERTIFICATION
____ CONCEPTUAL G & D PLAN
X 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?

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
X GRADING PERMIT APPROVAL
____ SO-19 APPROVAL
____ PAVING PERMIT APPROVAL
____ GRADING/ PAD CERTIFICATION
____ WORK ORDER APPROVAL
____ CLOMR/LOMR
____ FLOODPLAIN DEVELOPMENT PERMIT
____ OTHER (SPECIFY) _____

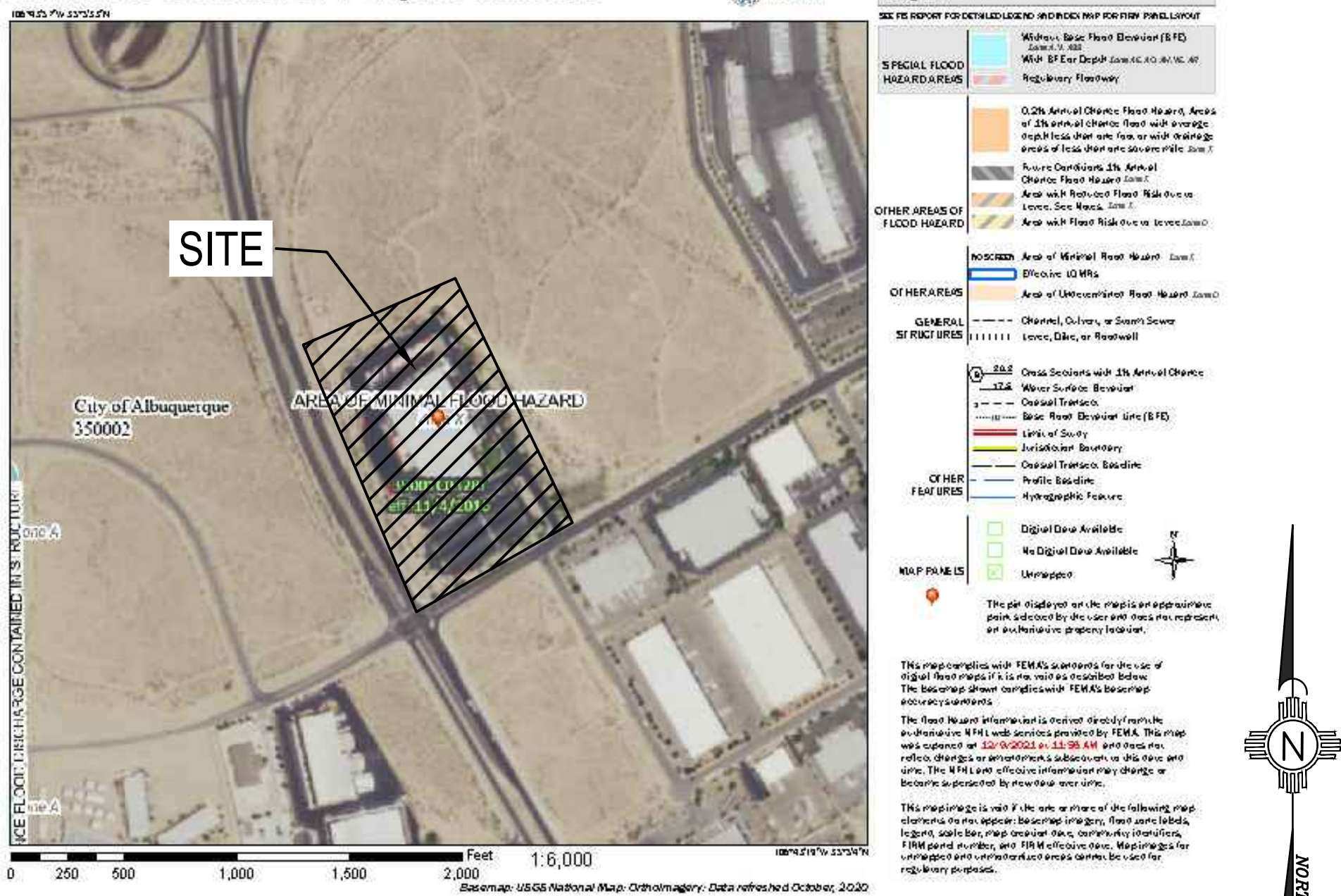
DATE SUBMITTED: 1-13-2022 By: Verlyn Miller

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____

National Flood Hazard Layer FIRMette



FLOOD ZONE MAP

FLOOD_ZONE_MAP_35001C0328J

SITE LOCATION

The proposed project is located on approximately 2.2-acres of the campus of Coca Cola Factory Site. The overall site is estimated at 20 acres and can be accessed from Los Volcanes Road.

EXISTING CONDITIONS

The overall existing site is estimated at 20 acres. The southwest portion of the site is currently developed with the Coca Cola Factory building, driveway access and associated parking lots. There is a large retention ponds along Los Volcanes that collects runoff from the developed portion of the site. The previous grading and drainage plan completed by Mark Goodwin & Associates in 1996 indicates that the existing detention ponds can retain the 100-year, 24-hour event. We have provided Sheet C4 & C5 prepared by Mark Goodwin & Associates as a part of this submittal for informational purposes only.

Based on the plan prepared by Mark Goodwin & Associates the northern portion of the site to be developed under this project is called Drainage Basin 2 and 3. For this submittal the 2.2 acre site to be developed will be called Basin 3A be consistent with the previously approved Mark Goodwin & Associates plan.

Per the FMEA Panel on Sheet C-120 The site does not lie within a 100-year FEMA floodplain and is not impacted by offsite flows.

PROPOSED CONDITIONS

The proposed project would consist of grading and pavement improvements for a parking lot addition to the secured parking area for the semi-trucks on the site. This project will include mass grading of the site, paving improvements and improvements to the existing detention pond to accommodate 100% of the 100-yr, 24-hour volume for the parking lot addition.

Basin 3A under future fully developed conditions will generate 0.38-acre feet during the 100-year, 24-hour event. The detention pond will be increased in size from 1.46 acre-feet to 1.84 acre-feet to accommodate 100% of the flow from Basin 3A.

CONCLUSIONS

When developed as indicated on the grading and drainage plan, the increased runoff from the site is estimated at 5.95 cfs, and 0.3 acre-feet during the 100-year, 24-hour event. The Storm Water Quality Volume pond volume required for the project estimated at 2515 cf. The improved detention pond has a capacity of 1.84 acre-feet and is capable of detaining 100% of the 100-year, 24-day volume from Basin 3A.

HYDROLOGY

Precipitation Zone 1 - 100-year Storm									
P(360) = 2.20					in P(1440) = 2.66 in				
Basin	Basin Area (Ac)	Land Treatment Factors				Ew (in)	V(100-6) (af)	V(100-24) (af)	Q(100) (cfs)
		A	B	C	D				
Existing Conditions									
3A	2.20	2.20	0.00	0.00	0.00	0.44	0.081	0.081	2.84
Total	2.20								2.84
Proposed Conditions									
3A	2.20	0.00	0.00	0.55	1.65	1.73	0.316	0.380	8.79
Total	2.20								8.79

STORM WATER QUALITY VOLUME CALCULATIONS

VFF = (71,874 SF* 0.42"/12)

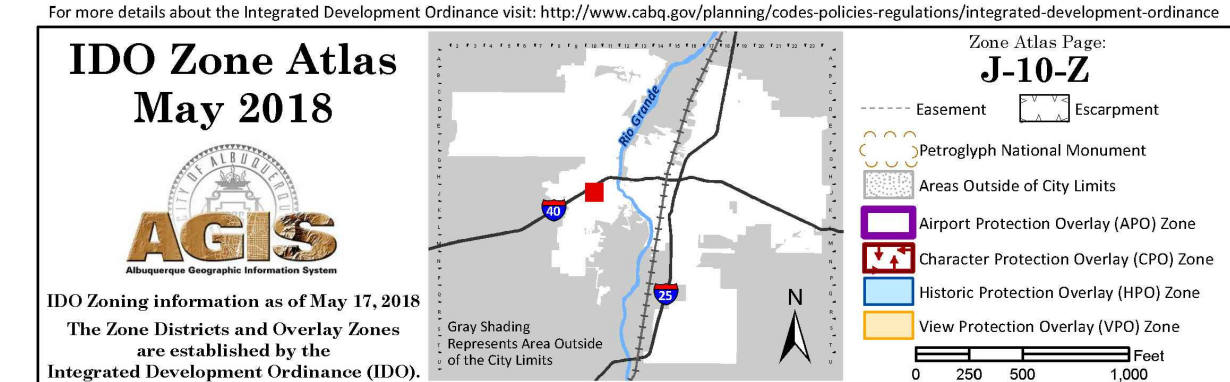
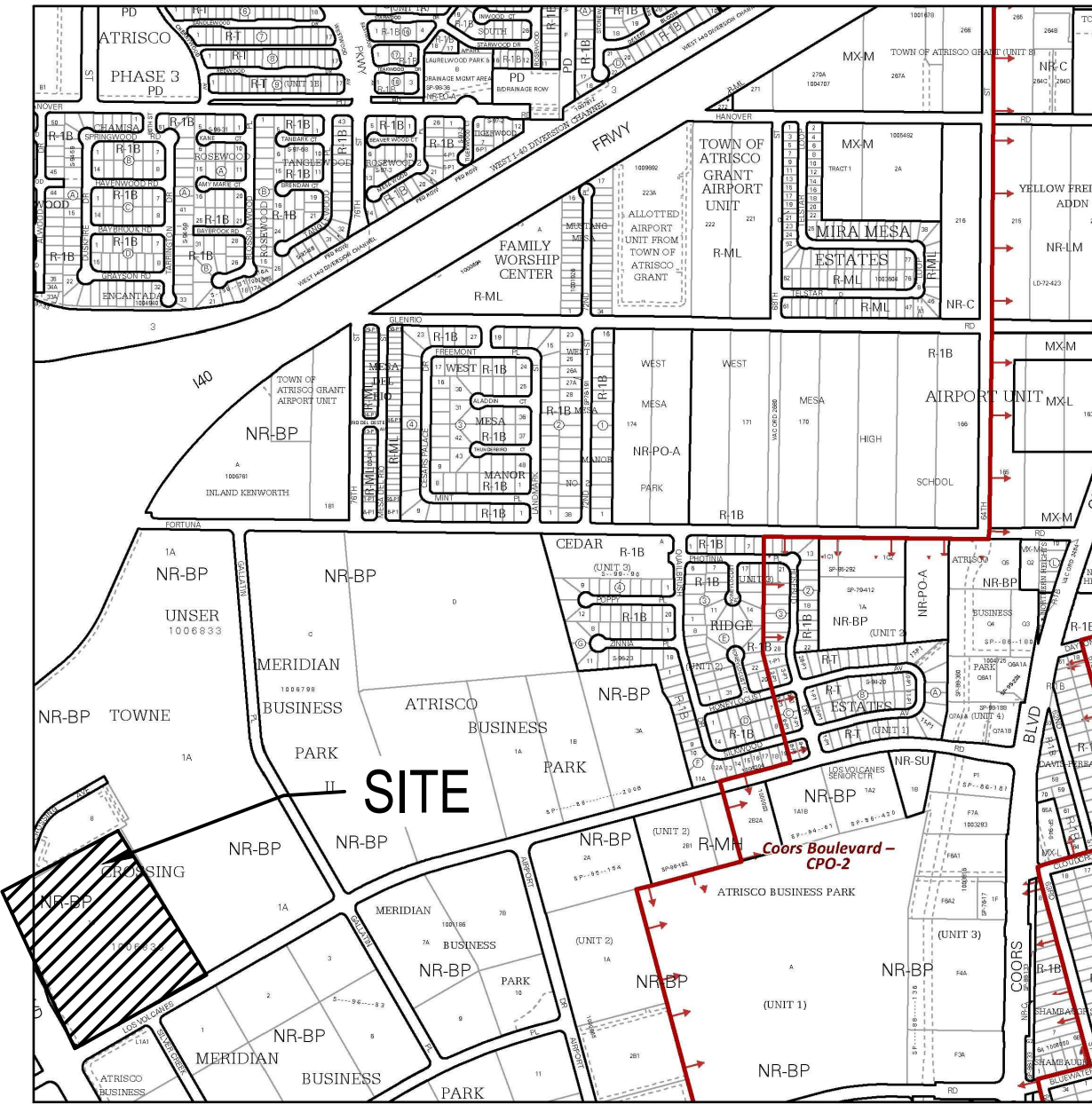
VFF = 2516 CF = 0.058 AC-FT

POND RATING CURVES (EXISTING)

DETENTION POND AREA (EXISTING)					
Pond Rating Table					
Side Slope: Varies					
Elev. (ft)	Area (sq ft)	Area (ac)	Volume (ac-ft)	Cum Volume (cu-ft)	
31.5	0	0.000	0	0	
32.5	17163.5	0.394	0.197	0.197	8581
33	21436	0.492	0.222	0.419	18252

POND RATING CURVES (PROPOSED)

DETENTION POND AREA (PROPOSED)					
Pond Rating Table					
Side Slope: Varies					
Elev. (ft)	Area (sq ft)	Area (ac)	Volume (ac-ft)	Cum Volume (cu-ft)	
29	16204	0.372	0	0	
30	17668	0.406	0.389	0.389	16945
31	19308	0.443	0.424	0.813	35414
32	21520	0.494	0.469	1.282	56976
33	23800	0.546	0.520	1.802	56976



VICINITY MAP

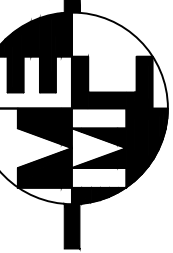
ZONE MAP J-10-Z

MILLER ENGINEERING CONSULTANTS

Engineers • Planners

3500 COMANCHE NE
BLDG F
ALBUQUERQUE, NM 87107
(505)888-7500
(505)888-3600 (FAX)

DESIGNED	DRAWN	CHECKED	DATE
RPH	RPH	VAM	7-08-2021



ENGINEER'S STAMP

NEW MEXICO

COCA-COLA PARKING LOT

ALBUQUERQUE, N.M.

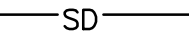
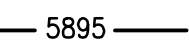
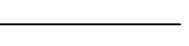
7901 LOS VOLCANES ROAD NW

HYDROLOGY DETAILS

REVISION	DESCRIPTION	DATE	MARK
03-01-22	EDIT DRAINAGE REPORT		

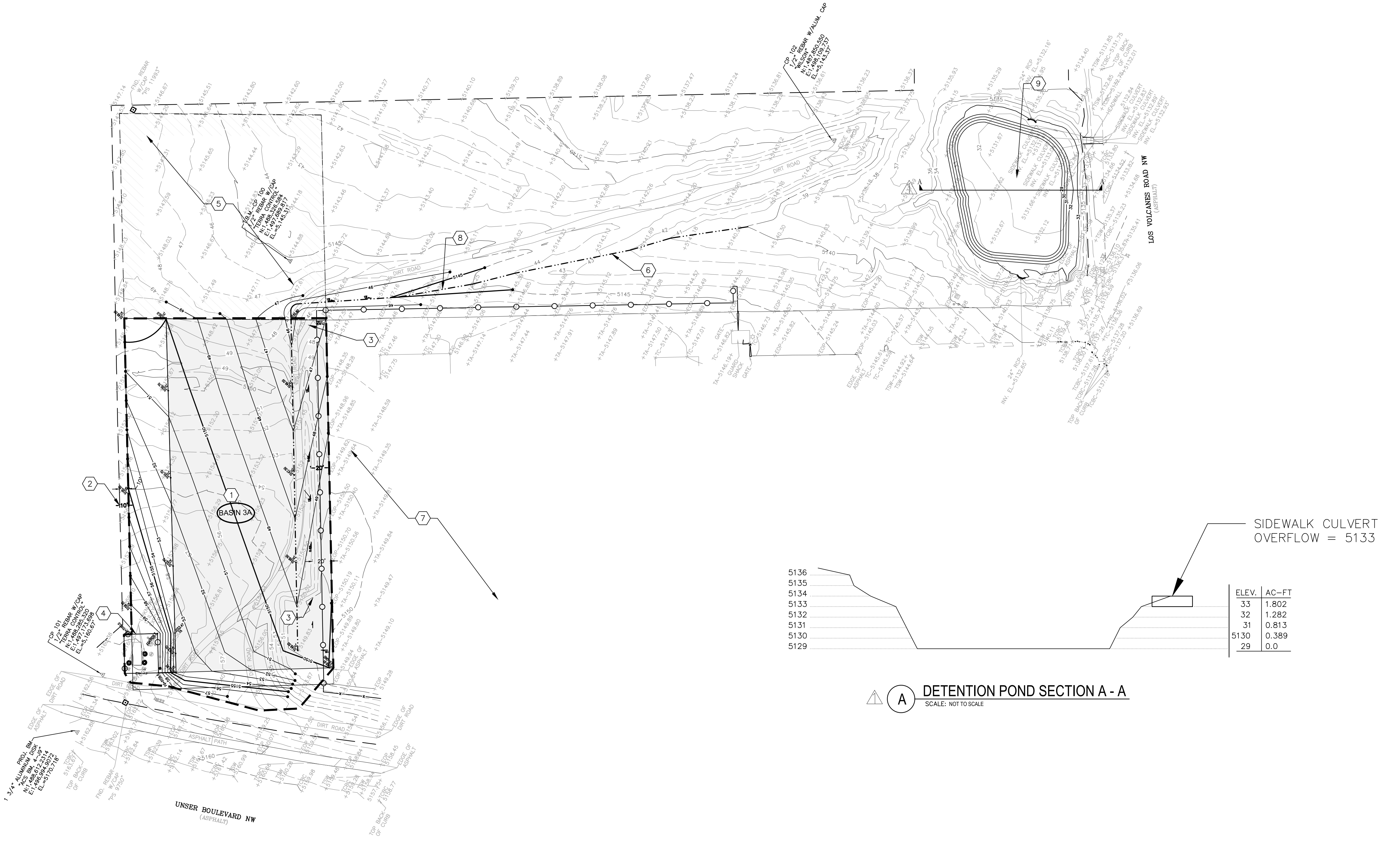
C-100

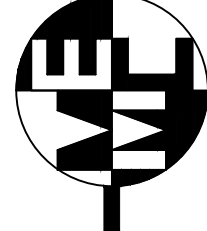
LEGEND:

• 38.00 FG	PROPOSED SPOT ELEVATIONS (FINISHED GRADE)		FLOW ARROW
• MATCH (95.19)	MATCH EXISTING ELEVATIONS		GRADE BREAK-HIGH POINT
TC ON	TOP OF CONCRETE		SWALE
FL	FLOW LINE, CURB		STORM DRAIN LINE
INV	INVERT		PROPOSED MAJOR CONTOUR
FG	FINISH GRADE		PROPOSED MINOR CONTOUR
TBC	TOP OF BASE COURSE		EXISTING MAJOR CONTOUR
TC	TOP OF CURB		EXISTING MINOR CONTOUR
TG	TOP OF GRATE		BASIN BOUNDARY
TA	TOP OF ASPHALT		

KEYED NOTES:

- 1 PROPOSED PARKING LOT. MAX. CROSS SLOPE 4%.
- 2 PROPOSED 10' DIRT BUFFER.
- 3 PROPOSED SWALE. SLOPE=1% MIN.
- 4 EXISTING SUBSTATION ENCLOSURE TO BE MAINTAINED.
- 5 FUTURE PARKING AREA.
- 6 EXISTING SWALE TO POND.
- 7 EXISTING ASPHALT PAVEMENT.
- 8 IMPROVE EXISTING DRAINAGE SWALE AS INDICATED ON THIS SHEET.
- 9 REMOVE SILT AND REGRADE POND TO ACHIEVE 1.8 AC-FT. OF VOLUME.





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3500 COMANCHE NE
BLDG F
ALBUQUERQUE, NM 87107
(505)888-7500
(505)888-3600 (FAX)

DESIGNED	RFH	JOB #	E-20-062
DRAWN	RFH	FILE	C-101.dwg
CHECKED	VAM	DATE	04/19/2021



VERLYN A. MILLER
14507
REGISTERED PROFESSIONAL ENGINEER

NEW MEXICO

BERNALILLO COUNTY

COCA-COLA PARKING LOT

ALBUQUERQUE, N.M.

OVERALL GRADING AND DRAINAGE PLAN

ADD	SECTION	TO DETENTION POND	REVISION DESCRIPTION
03-01-22			

MARK	DATE

C-101