

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

January 19, 2024

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

RE: Burger King – Lomas
7101 Lomas Blvd. NE
Permanent C.O. – Accepted
Engineer's Certification Date: 12/29/23
Engineer's Stamp Date: 02/21/23
Hydrology File: J19D052

Dear Mr. Soule:

PO Box 1293

Based on the Certification received 12/29/2023 and site visit on 01/05/2024, this letter serves as a "green tag" from Hydrology Section for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

Albuquerque

If you have any questions, please contact me at 924-3995 or rbrissette@cabq.gov.

NM 87103

Sincerely,

www.cabq.gov

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: BURGER KING **Building Permit #:** _____ **Hydrology File #:** _____
DRB#: _____ **EPC#:** _____ **Work Order#:** _____
Legal Description: TRACT A-A-1 BLOCK 32 MESA DEL NORTE SUBDIVISION
City Address: 7101 LOMAS NE

Applicant: TOM MCCULLUM **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: _____

Weighted E Method

Existing Developed Basins

Basin	Area (sf)	Area (acres)	Treatment A		Treatment B		Treatment C		Treatment D		100-Year, 6-hr.		10-day	
			%	(acres)	%	(acres)	%	(acres)	%	(acres)	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs	Volume (ac-ft)
EXISTING	27527	0.632	0%	0	0.0%	0.000	13.0%	0.082	87%	0.550	2.161	0.114	2.64	0.187
PROPOSED	27527	0.632	0%	0	9.0%	0.057	9.0%	0.057	82%	0.518	2.075	0.109	2.56	0.178

Equations:

Weighted E = Ea*Aa + Eb*Ab + Ec*Ac + Ed*Ad / (Total Area)

Volume = Weighted D * Total Area

Flow = Qa * Aa + Qb * Ab + Qc * Ac + Qd * Ad

Where for 100-year, 6-hour storm (zone 2)

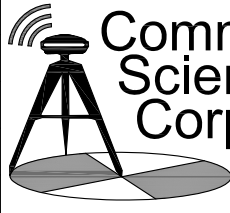
Ea= 0.62	Qa= 1.71
Eb= 0.8	Qb= 2.36
Ec= 1.03	Qc= 3.05
Ed= 2.33	Qd= 4.34

DRAINAGE NARRATIVE

THIS SITE IS A REDEVELOPMENT OF AN EXISTING SITE. THE OVERALL DEVELOPMENT WAS CONSTRUCTED PER J19D052. THE AREA OF ANALYSIS IS THE WEST BASIN WITHIN THE PLAN. THE SITE WAS DESIGNED WITH 87% D AND 13% B LAND TREATMENT. THE HISTORICAL DISCHARGE (2.64 CFS) DRAINS TO LOUISIANA VIA AN EXISTING CULVERT DRIVEWAY. THE SITE AS PROPOSED WILL DISCHARGE TO THE HISTORICAL OUTFALL AT A RATE OF 2.56 CFS, WHICH IS LESS THAN EXISTING. THE REDEVELOPMENT FIRST VOLUME IS RETAINED ON SITE. THIS PLAN CONFORMS TO THE DEVELOPED CONDITION ASSUMPTIONS OF THE APPROVED DRAINAGE PLAN AND THE CITY OF ALBUQUERQUE DRAINAGE ORDINANCE.

Asbuilt
Lot 1-A-1, Block 32 Mesa Del Norte
Burger King
7101 Lomas Boulevard NE

Date:	Dec 20, 2023
Crew:	MJM, JTD
Drafter:	PKS
GPS:	n/a
JN:	N966-01-690
Asbuilt Legend	
06.1	Asbuilt Spot Elevation
-06.1	Plan Spot Elevation



Community
Sciences
Corporation
Land Surveying
(505) 897.0000

NOTES:

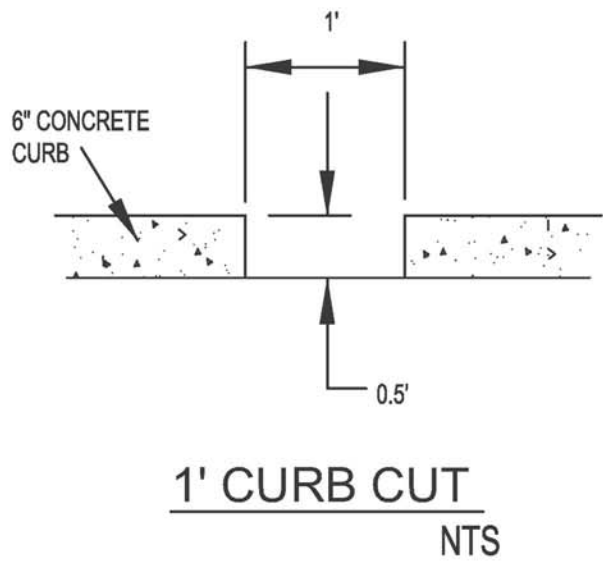
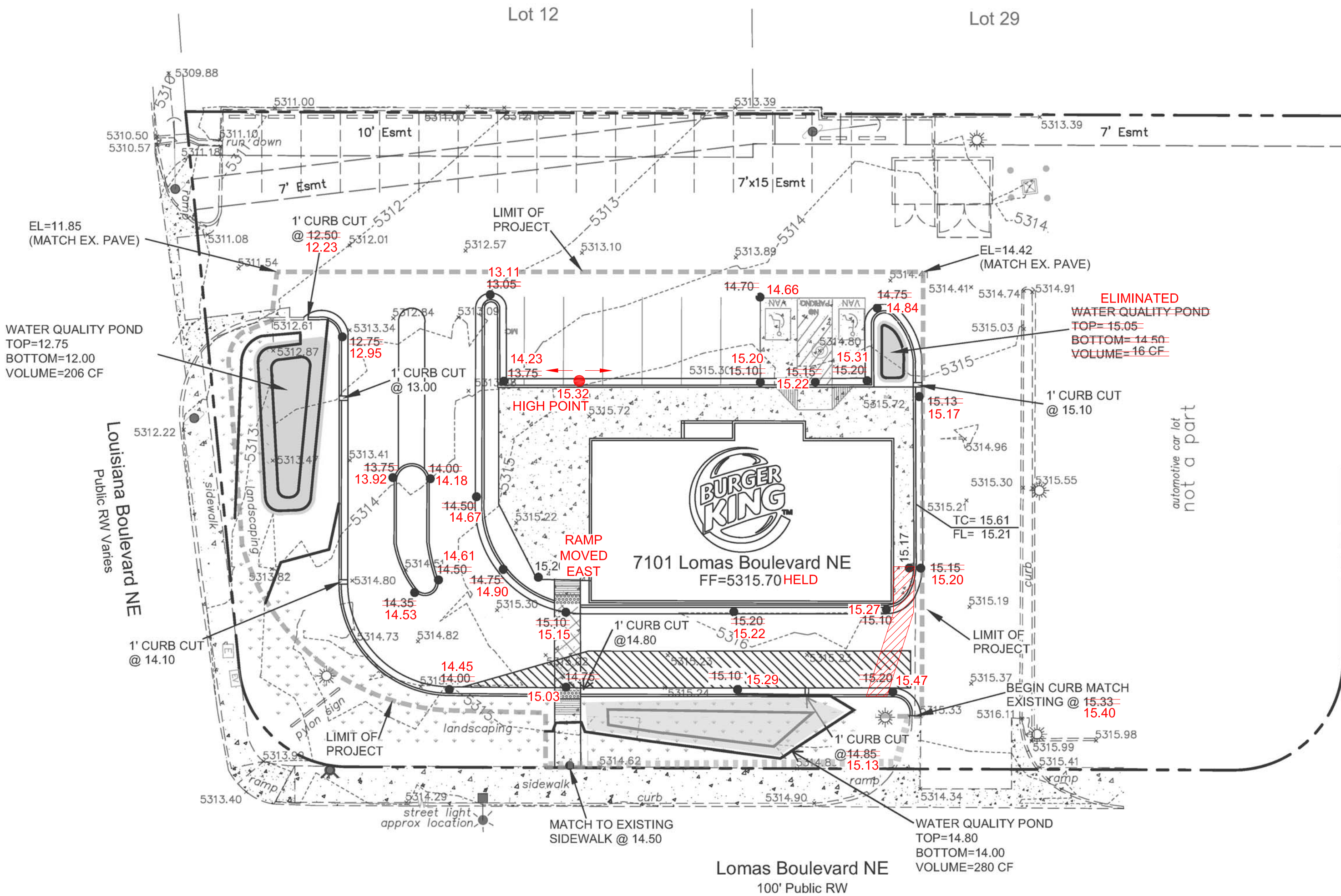
- NO PONDS BUILT AT TIME OF SURVEY.
- ALL SHOTS TAKEN AT FLOW LINE.

I David Soule, NMPE 14522, of the firm Rio Grande Engineering, hereby certify that this project has been graded and will drain in substantial compliance with and in accordance with the design intend of the approved plan dated 2/21/23. The certification is submitted in support of a request for CERTIFICATE OR OCCUPANCY. The record information presented heron is not necessarily complete and intended only to verify substantial compliance of the grading and drainage aspects of this project.



12/29/23

Peterman's Subdivision of Block 32 Mesa del Norte



CAUTION:

EXISTING UTILITIES ARE NOT SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATION TO DETERMINE THE ACTUAL LOCATION OF UTILITIES & OTHER IMPROVEMENTS.

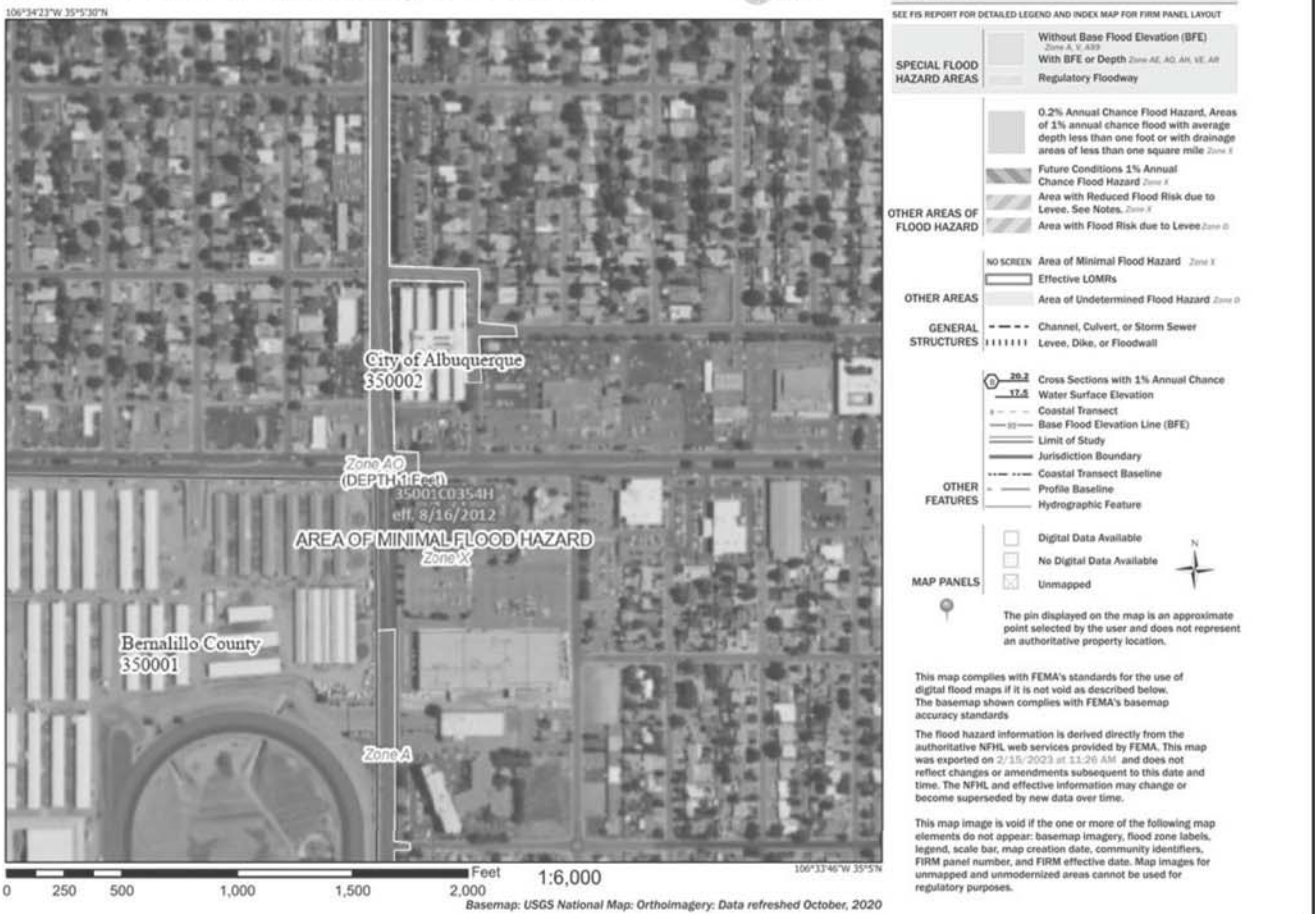
EROSION CONTROL NOTES:

- CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
- CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
- REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.



VICINITY MAP: J-19-Z

National Flood Hazard Layer FIRMette



FIRM MAP:

LEGAL DESCRIPTION:

LOT 1-A-1, BLOCK 32 MESA DEL NORTE
CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

NOTES:

- ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
- ALL SLOPES SHALL BE 3:1 MAX. AND GRAVEL OR NATIVE SEEDING PRIOR TO CO.
- ANY PERIMETER WALLS MUST BE PERMITTED SEPARATELY ALL RETAINING WALL DESIGN SHALL BE BY OTHERS.
- SURVEY INFORMATION PROVIDED BY COMMUNITY SCIENCES CORPORATION USING NAVD DATUM 1988

LEGEND

-----XXXX-----	EXISTING CONTOUR
-----XXXX-----	EXISTING INDEX CONTOUR
-----XXXX-----	PROPOSED CONTOUR
-----XXXX-----	PROPOSED INDEX CONTOUR
XXXX	EXISTING SPOT ELEVATION
XXXX	PROPOSED SPOT ELEVATION
-----	BOUNDARY
-----	ADJACENT BOUNDARY
=====	EXISTING CURB AND GUTTER
-----<-----	PROPOSED EARTHEN SWALE
-----	LIMIT OF PROJECT
-----	PROPOSED CONCRETE



ENGINEER'S SEAL DAVID SOULE NEW MEXICO REGISTERED PROFESSIONAL ENGINEER 2/21/23 DAVID SOULE P.E. #14522	LOT 1-A-1 BLK 32 MESA DEL NORTE 7101 Lomas Boulevard NE	DRAWN BY DEM DATE 2-20-23 Burger King Lomas Blvd & Louisiana Blvd, Aug 2003
	GRADING AND DRAINAGE PLAN	SHEET # C1 JOB #