

Grading &
Drainage
2013075



City of Albuquerque

Planning Department

Development & Building Services Division

RAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

Project Title: FedEX Ground City Drainage #: _____
DRB#: _____ EPC#: 14EPC-40012 (Project #1009982) Work Order#: _____
Legal Description: A portion of Tract 12, Tract 13, and Tract 14A, Town of Atrisco Grant Unit 5
City Address: Not yet assigned

Engineering Firm: Tierra West, LLC Contact: Jeffrey T. Wooten, P.E.
Address: 5571 Midway Park Place NE, Albuquerque, NM 87109
Phone#: 505-858-3100 Fax#: 505-858-1118 E-mail: jwooten@tierrawestllc.com

Owner: I-40 South, LLC c/o Thomas Keleher Contact: Thomas Keleher
Address: PO Box AA, Albuquerque, NM 87103
Phone#: 505-346-4646 Fax#: _____ E-mail: tfk@keleher-law.com

Architect: Castles Design Group Contact: Larry L. Christian
Address: 3801 Kirby Drive, Suite 600, Houston, TX 77098
Phone#: 713-664-7974 Fax#: _____ E-mail: lchristian@castlesdesigngroup.com

Surveyor: Precision Surveys Contact: Will Plotner
Address: 5571 Midway Park Place NE, Albuquerque, NM 87109
Phone#: 505-856-5700 Fax#: _____ E-mail: larry@presurv.com

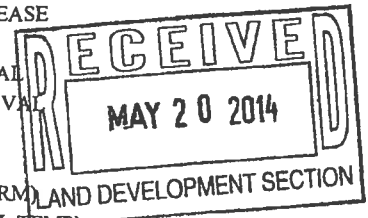
Contractor: W&G Construction Company Contact: Chris White
Address: 470 Central Road, Fredericksburg, VA 22401
Phone#: 540-368-2688 Fax#: _____ E-mail: cwhite@wandgconstruction.com

TYPE OF SUBMITTAL:

- ☒ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☒ GRADING PLAN
- ☒ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ ENGINEER'S CERT (ESC)
- ☐ SO-19
- ☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TCL TEMP)
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☒ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ GRADING CERTIFICATION
- ☐ SO-19 APPROVAL
- ☒ ESC PERMIT APPROVAL
- ☐ ESC CERT. ACCEPTANCE
- ☐ OTHER (SPECIFY) _____



Revised
WAS A PRE-DESIGN CONFERENCE ATTENDED: _____

Yes ☒ No _____ Copy Provided

DATE SUBMITTED: May 14, 2014 6-11-14

By: Vincent Carrica, P.E.

Requests for approvals of Site Development Plans and/or Subdivision Plans shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development

Interim (Rough Graded) FedEx Ground Drainage Calculations

		This table is based on the COA DPM Section 22.2, Zone: 1																	
BASIN	Area (SQ. FT.)	Area (AC.)	Land Treatment Percentages				Q(100) (cfs/ac)	Q(100) (GFS)	WT E (inches)	V(100) ₃₆₀ (CF)	V(100) ₁₄₄₀ (CF)	V(100) _{today} (CF)	Comments						
			A	B	C	D													
C-1D	286213	6.57	100.0%	0.0%	0.0%	0.0%	1.29	8.48	0.44	10494	10494	48656	To Pond 5 (Private)						
C-2D.1	539915.7	12.39	100.0%	0.0%	0.0%	0.0%	1.29	15.99	0.44	19797	19797	91786							
C-2D.2	952736	21.87	100.0%	0.0%	0.0%	0.0%	1.29	28.21	0.44	34934	34934	161965		To Pond 5 (Private)					
D-1	95167	2.18	0.0%	0.0%	100.0%	0.0%	2.87	6.27	0.99	7851	7851	20540							
LV	95559	2.19	0.0%	0.0%	100.0%	0.0%	2.87	6.30	0.99	7884	7884	20625	To Pond 5 (Private)						
P-5	66622	1.53	0.0%	0.0%	100.0%	0.0%	2.87	4.39	0.99	5496	5496	14379	To Pond 5 (Private)						
TOTAL	2036213	46.75						69.64		86456	86456	357951	To Pond 5 (Private)						

5571 Midway Park Place NE Albuquerque, NM 87109
(505) 858-3100 Fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

TIERRA WEST, LLC

June 11, 2014

Curtis Cherne
Principal Engineer, Hydrology
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

**RE: FEDEX GROUND OVERALL GRADING AND DRAINAGE PLAN
RESPONSE TO COMMENTS**

Dear Mr. Cherne:

Per your correspondence dated June 6, 2014, please find the following responses addressing the comments listed below:

1. Hydrology understands that you wish to begin moving dirt prior to DRB and revised DMP (Easterling and Associates, 2014) approvals. This is acceptable as long as following comments are addressed.
That is correct. FedEx contractor would like to be moving dirt as early as June 13, 2014 for rough grading.
2. Does the Los Volcanes storm drain have capacity to accept diverted flows?
Yes, the Los Volcanes storm drain was sized to accept developed flows from this project as well as from the upland properties to the west of the FedEx site.
3. Show/state that Pond 5 has the capacity to accept flows from the graded site as Land Treatment C. Rough calculations show that it has capacity.
Pond 5 does have the capacity to accept flows from the graded site under interim conditions for rough grading purposes as well as for ultimate conditions with a fully developed site. The existing pond volume is 4.73 acre-feet. The proposed pond volume is 5.404 acre-feet. The calculated interim runoff for a rough graded site as Land Treatment C is 2.0 acre-feet (see attached Weighted-E spreadsheet).
4. Is Pond 5 to be used for sediment control as part of the SWPPP? If so, will you be plugging the 3-8" pipes?
Yes, Pond 5 will be used in conjunction with proposed BMP's as part of the SWPPP. The existing primary and secondary outfalls will be protected from sediment leaving the ponding area but will not be plugged.
5. It is acceptable to the Dept. of Municipal Development to grade in Pond 5 if it is privately maintained. The City's agreement with AMAFCA will have to be superseded. This could occur later in the process with acknowledgement of maintenance responsibility by the property owner.
Pond 5 will be privately maintained and we will work with DMD and your office to prepare the necessary agreements to remove this portion of the drainage system from the City's maintenance responsibilities.

6. A Floodplain Development Permit is required prior to grading. Hydrology will e-mail one.
A Floodplain Development Permit was submitted to your office this week.
7. This plan proposes grading and construction of storm drain on an adjacent parcel. Is the adjacent parcel B12? Does the west lot line currently exist in this location? Written permission from the adjacent land owner is required. An easement may be required.
The west lot line does exist as shown on the proposed grading and drainage plan. Written permission will be acquired from the adjacent land owner to the west to allow for the grading work for the diversion of the upland flows. An easement will be provided for this diversion. The land owner to the west is the same owner selling the land to the developer and purchaser of the site.
8. A small pond should be graded in the southeast corner of the site to contain flows prior to the construction of Inlet 12.
An interim grading plan has been provided with this letter to show diversion of the noted flows to Pond 5. Completion of the berm that is intended to screen the development from the residential subdivision to the south will be required upon installation of the proposed storm drain in Los Volcanes.
9. It is not clear how long it will take to approve Mr. Easterling's revised drainage report as it was modeled in HEC-HMS which requires additional research. Hydrology requested Mr. Easterling to submit a parallel report in AHYMO for comparison. It is not clear if he will submit it. It may be prudent to submit your own revised DMP in AHYMO to expedite the Site Plan for Building Permit approval process.
It is our understanding that the revised Mini DMP being prepared by Easterling's office will be submitted tomorrow to your office. Per discussions with their engineer, included will be an explanation/summary of how their HEC-HMS modeling concurs with specific hydraulic information provided by Smith Engineering in their drainage plan prepared as part of the City's Transit Facility project. Tierra West is in agreement that this should be sufficient for a comparison of the two computation methods and that a revised DMP in AHYMO should not be required.

If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,



Ronald R. Bohannon, P.E.

Enclosure/s

cc: Chuck Easterling
Tom Keleher

JN: 2013075

RRB/vc/jf [Z:\2013\2013075 Daytona Blvd Distribution Center\Working Documents\2013075 14-06-11 FedEx Ground response to comments Curtis Cherne.docx](#)