CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director

Mayor Timothy M. Keller

October 23, 2020

Carlos Iglesias
Cumulus Design
2080 N. Highway 360 #240
Grand Prairie, Tx 75050

RE: Chase Bank - Eubank
340 Eubank NE
Grading and Drainage Plan Stamp Date: 10/6/20
Hydrology File: K21D009C

Dear Mr. Iglesias:

Based on the submittal received on 10/12/20, the Grading and Drainage Plan cannot be approved until the following are corrected:

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Prior to Grading Permit:

1. Please include your vicinity map on one of your drawing sheets and not as a separate sheet. You do not have to include the entire zone page just the portion showing your site and a reasonable area around. Label it on your drawing as vicinity map and list the zone atlas page. There is plenty of space on the Existing conditions drawing.
2. Sheets C2.01 and C5.01 are too busy. Many of the spot elevations overlap and are unreadable. If information cannot be read it serves no purpose. You can provide contours with more strategically chosen spot elevations to make these drawings cleaner. The survey spots clutter the drawings.
3. Your calculations using the Rational Method outlined in the DPM you used an intensity value I for the 5 minute intensity. We require the 12 minute intensity. What you have calculated is more conservative, but it will affect your Stormwater Quality Volume (see comments below).
4. Please calculate your Qs using all land types not just type D (impervious). What you have calculated is more conservative, but it will affect your Stormwater Quality Volume (see comments below).
5. Please recheck your basin areas. The total area of existing and proposed drainage areas do not match. As you are not adding or subtracting land from your total site these numbers need to match.

6. Please check your drainage calculations for the existing and proposed conditions. In some quick checks some of your Q values are off by 0.01, which is not significant but you may want to recheck to make sure you are comfortable with you values.

7. I have read your attached letter arguing for not providing for Stormwater Quality Volume and where I appreciate what you have reasoned it does not meet the City drainage ordinance. The original site was constructed prior to the ordinance being in place. As you are redeveloping this site any surface being disturbed in anyway, even if you reconstruct exactly the same as existing must have the Stormwater Quality Volume accounted for. Any surface that is not disturbed does not require the volume to be calculated, but this will require careful consideration on your part to determine what will be disturbed and what won't be. This will be for each drainage basin, so if basin D drains west and south and C drains east you cannot use excess volume of C to account for D. Comments 8 – 10 below are restatements of previous comments for Stormwater Quality Volume.

8. Provide management onsite for the Stormwater Quality Volume (SWQV) in accordance with the new drainage ordinance, § 14-5-2-6 (H) enacted 10/2/18 (Council Bill C/S O-18-2). To calculate the required volume to be captured, multiply the impervious area (SF) by 0.34 inches for the 90th percentile storm.

9. Please number the ponds and include a label on each with the SWQV and elevation, the 100-year volume and elevation, the peak 100 year inflow and outflow, the spillway crest elevation, the spillway flow depth, and the dam top elevation.

10. Please provide the SWQV calculations for each basin draining to each pond. The stormwater quality ponds need to be sized for the areas draining to them.

11. As a reminder, 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.

Prior to Certificate of Occupancy (For Information):

12. Engineer's Certification, per the DPM Chapter 22.7: *Engineer's Certification Checklist For Non-Subdivision* is required.

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

If you have any questions, please contact me at 924-3986 or earmijo@cabq.gov.

Sincerely,

Ernest Armijo, P.E.
Principal Engineer, Planning Dept.
Development Review Services

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2018)

Project Title: Chase Bank -Eubank Building Permit #: _____ Hydrology File #: K21D009C

DRB#: _____ EPC#: _____ Work Order#: _____

Legal Description: Tract C-3A Towne Park Plaza

City Address: 340 Eubank Blvd NE, Albuquerque, New Mexico 87123

Applicant: Cumulus Design Contact: Carlos Iglesias

Address: 2080 N. Highway 360 #240, Grand Prairie, Texas 75050

Phone#: 214-235-0367 Fax#: _____ E-mail: carlos@cumulusdesign.net

Owner: JP Morgan Chase Bank Contact: Sunil Dubey

Address: 7301 North Federal Blvd. Westminster, Colorado 80030

Phone#: 720-275-0480 Fax#: _____ E-mail: _____

TYPE OF SUBMITTAL: ____ PLAT (___# OF LOTS) ____ RESIDENCE X DRB SITE ____ ADMIN SITE

IS THIS A RESUBMITTAL?: X Yes _____ No

DEPARTMENT: ____ TRAFFIC/ TRANSPORTATION X HYDROLOGY/ DRAINAGE

Check all that Apply:

TYPE OF SUBMITTAL:

____ ENGINEER/ARCHITECT CERTIFICATION
____ PAD CERTIFICATION
____ CONCEPTUAL G & D PLAN
X GRADING PLAN
____ DRAINAGE MASTER PLAN
____ DRAINAGE REPORT
____ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
____ ELEVATION CERTIFICATE
____ CLOMR/LOMR
____ TRAFFIC CIRCULATION LAYOUT (TCL)
____ TRAFFIC IMPACT STUDY (TIS)
____ 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
X 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: October 07, 2020 By: Carlos Iglesias

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____

October 07, 2020

Development Review Services
City of Albuquerque
600 2nd Street NW
Albuquerque NM 87102

Chase Bank - Eubank
340 Eubank NE
Grading and Drainage Plan Stamp Date: 9/16/20
Hydrology File: K21D009C

Dear Mr. Armijo,

Please accept this letter as a response to the request to comment 3 to provide management onsite for the Stormwater Quality Volume (SWQV) in accordance with the new drainage ordinance, § 14-5-2-6 (H) enacted 10/2/18 (Council Bill C/S O-18-2). To calculate the required volume to be captured, multiply the impervious area (SF) by 0.34 inches for the 90th percentile storm.

The existing site is a 0.65 acre developed restaurant. The proposed site work will comprise of a building and site remodel which includes the removal of the existing grease trap and all sanitary sewer lines and replacement with new pipes. These site modifications will reduce the possible stormwater contaminants which can infiltrate into the ground water from old lines and trap.

The existing building has two roof drains located on the south of the building draining directly to the pavement. The proposed bank remodel will add additional roof drains located on the east side of the building draining directly to the landscape. These roof drains will allow infiltration/filtration of stormwater prior to any runoff to paved surfaces.

The remodel site will decrease the impervious area by approximately 1,700 sq. ft. The percentage impervious area will decrease from 65.9% to 59.8%. By decreasing the impervious area, the volume of stormwater runoff will decrease. The existing stormwater drainage pattern will remain, and the proposed runoff volume will decrease.

The proposed site will decrease the amount of possible contaminated waste changing from a restaurant to a financial institution. This change decreases the possible contaminants which can infiltrate into the ground water from the food waste and grease.

During the construction phase of the site, the contractor will utilize Best Management Practices. These include good housekeeping, preventative maintenance, a concrete washout area and sediment and erosion controls will be implemented. Silt fence and inlet protection will be placed prior to demolition and mulching, seeding, and sodding where soil has been disturbed will be placed to reduce erosion.

Please feel free to contact me at (214) 235-0367 ext. 111 or carlos@cumulusdesign.net if you have any questions or concerns.

Sincerely,

Carlos Iglesias

Chase Bank - Eubank
340 Eubank NE
Grading and Drainage Plan Stamp Date: 9/16/20
Hydrology File: K21D009C

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1. Please provide drainage calculations for the existing and proposed conditions per the City's Development Process Manual (DPM) Chapter 6 available on the City's website.
   Response: Existing and proposed drainage area calculations provided per the City's Development Process Manual.

2. Please provide a vicinity map showing the location of the site. Typically, this is the Zone Atlas. This can be downloaded in pdf format from the City of Albuquerque's website.
   Response: Zone Atlas provided.

3. Provide management onsite for the Stormwater Quality Volume (SWQV) in accordance with the new drainage ordinance, § 14-5-2-6 (H) enacted 10/2/18 (Council Bill C/S O-18-2). To calculate the required volume to be captured, multiply the impervious area (SF) by 0.34 inches for the 90th percentile storm.
   Response: Reference enclosed memorandum

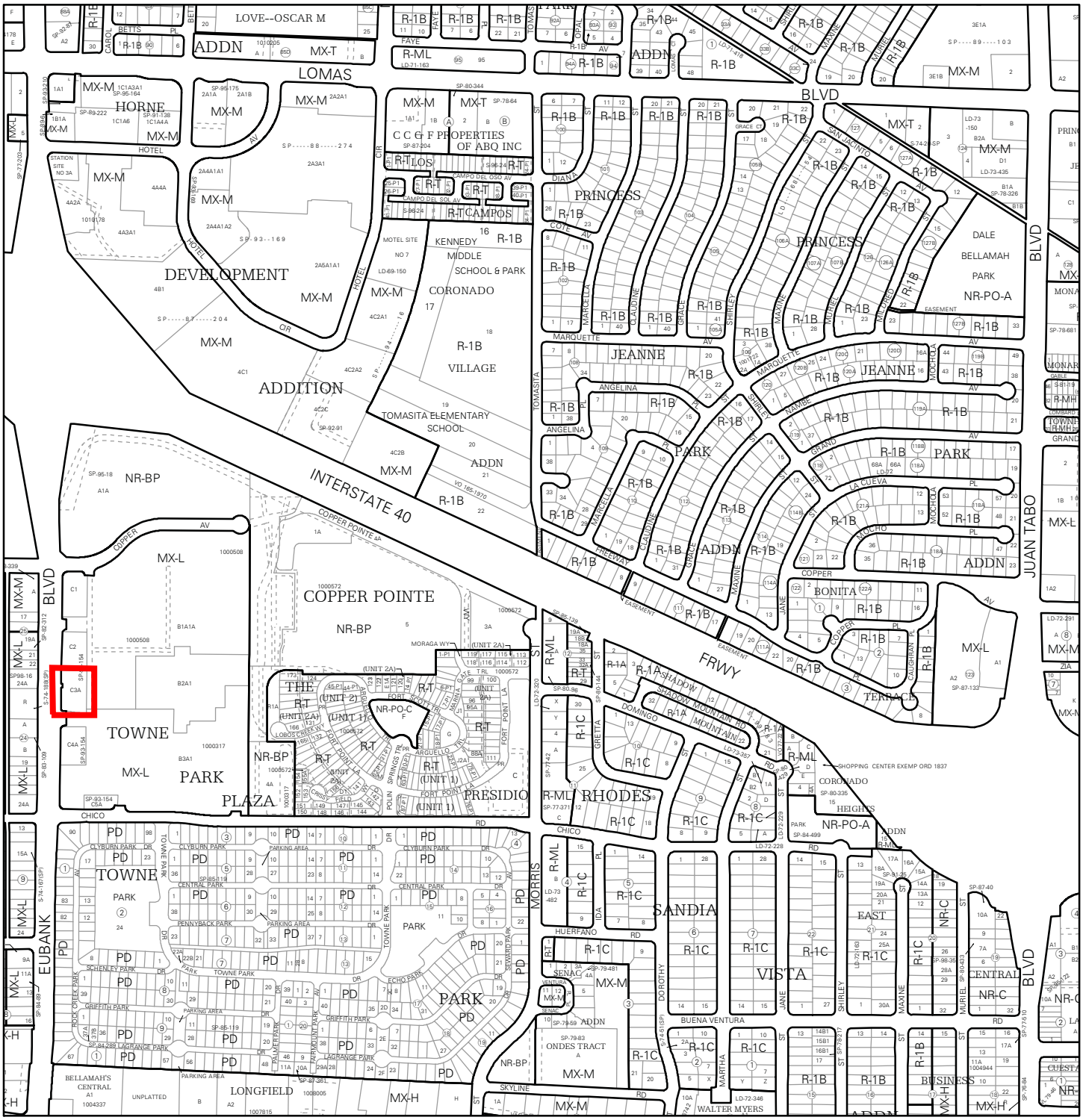
4. Please number the ponds and include a label on each with the SWQV and elevation, the 100- year volume and elevation, the peak 100-year inflow and outflow, the spillway crest elevation, the spillway flow depth, and the dam top elevation.
   Response: Ponds has not been provided for site remodel.

5. Please provide the SWQV calculations for each basin draining to each pond. The stormwater quality ponds need to be sized for the areas draining to them.
   Response: Calculations has not been provided, since no ponds are provided.

6. When resubmitting please fill out the DTIS sheet to indicate this is a Hydrology submittal for Grading Permit. Submissions to Hydrology and Transportation are separate.
   Response: Noted and included.

7. As a reminder, 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.
   Response: The site is 0.65 acres, but an Erosion and Sediment Control (ESC) Plan is included with the submittal

8. Engineer's Certification, per the DPM Chapter 22.7: Engineer's Certification Checklist for Non-Subdivision is required.
   Response: Noted



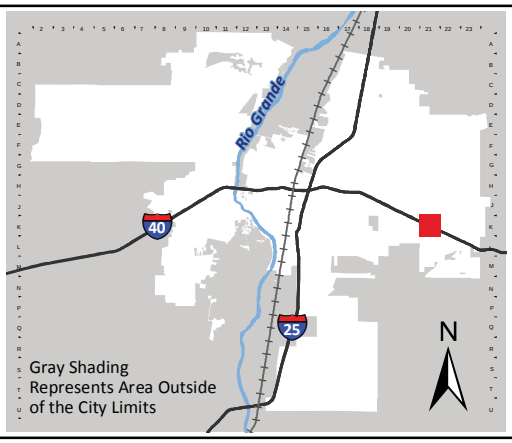
For more details about the Integrated Development Ordinance visit: http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance

IDO Zone Atlas
May 2018

Albuquerque Geographic Information System

IDO Zoning information as of May 17, 2018

The Zone Districts and Overlay Zones are established by the Integrated Development Ordinance (IDO).



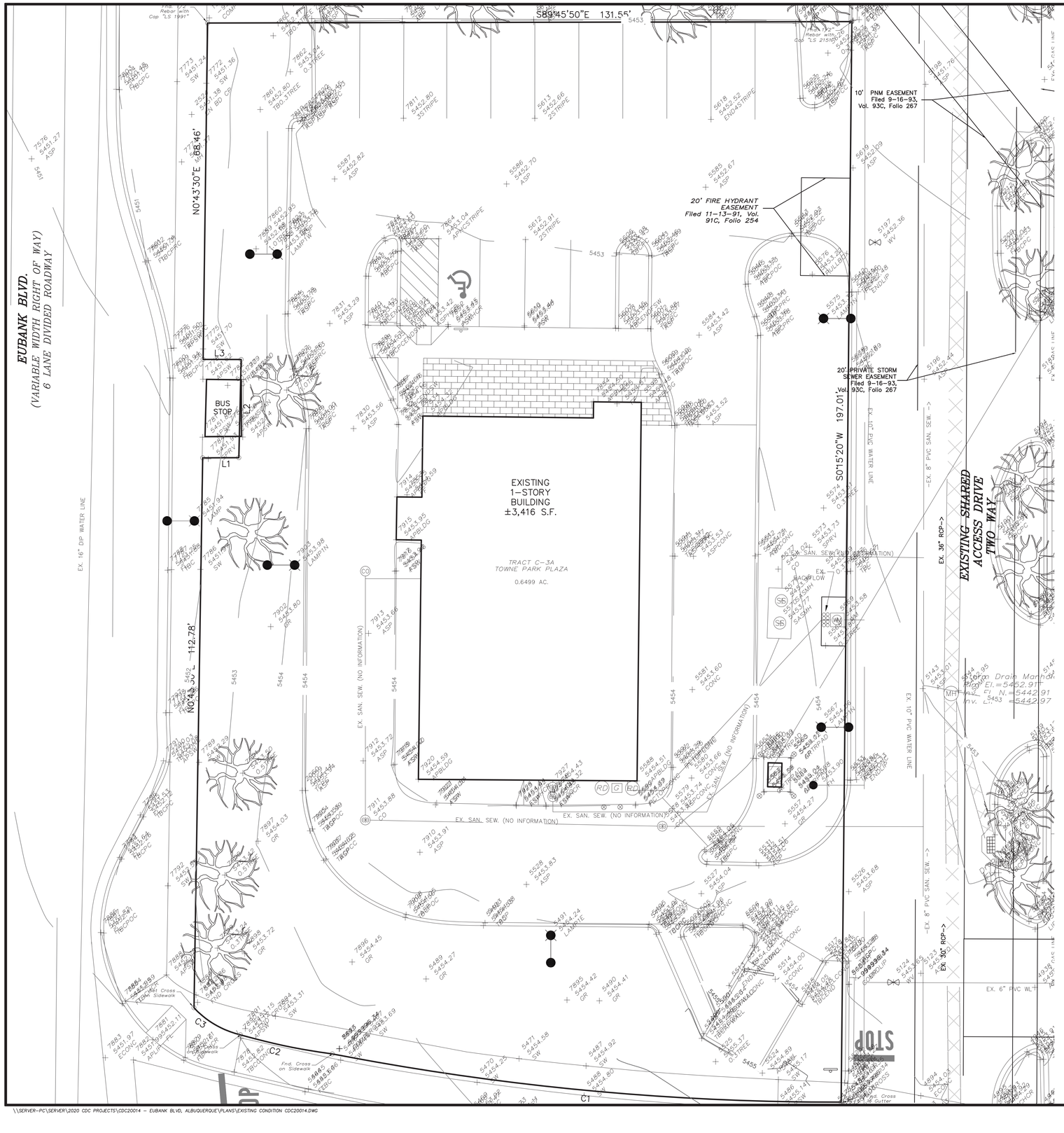
Zone Atlas Page:

K-21-Z

- Easement
- Escarpment
- Petroglyph National Monument
- Areas Outside of City Limits
- Airport Protection Overlay (APO) Zone
- Character Protection Overlay (CPO) Zone
- Historic Protection Overlay (HPO) Zone
- View Protection Overlay (VPO) Zone

Feet

0 250 500 1,000



N

0 10 20

DRAWING SCALE
1"=10'

LEGEND

- EXISTING CURB
- EXISTING SANITARY SEWER
- EXISTING WATER LINE
- EXISTING ELECTRIC TRANSFORMER
- EXISTING FIRE HYDRANT
- EXISTING STREET LIGHT
- EXISTING SPOT ELEVATION
- EXISTING CONTOUR

NOTE:

THE SURVEY INFORMATION SHOWN WAS PREPARED BY SURV-TEK INC., DATED JULY 2020. THE DESIGN ENGINEER ASSUMES NO RESPONSIBILITY FOR DISCREPANCIES RESULTING FROM SURVEY AND BOUNDARY DATA. CONTRACTOR IS RESPONSIBLE FOR SITE VERIFICATION (EXISTING FEATURES AND GRADE) PRIOR TO COMMENCING CONSTRUCTION.

811

CALL NM ONE-CALL
SYSTEM SEVEN (7) DAYS
PRIOR TO ANY EXCAVATION

THE BENCHMARKS ARE PROVIDED BASED ON THE ELEVATIONS PROVIDED BY SURVTEK CONSULTING SURVEYORS

BENCHMARK

BENCHMARK – ALBUQUERQUE CONTROL SURVEY BENCHMARK 5-K20 IS LOCATED IN THE NORTHEAST QUADRANT OF THE INTERSECTION OF MOON STREET AND CENTRAL AVENUE NE. THE STATION IS 39.1 FEET EAST OF THE CENTERLINE OF MOON STREET AND 43.5 FEET NORTH OF THE CENTERLINE OF CENTRAL AVENUE. THE STATION MARK IS A CITY OF ALBUQUERQUE SURVEY CONTROL DISC SET IN TOP OF THE CURB AND STAMPED 5-K20 ACS.
PUBLISHED ELEVATION: 5429.995' (NAVD 1988).

ALBUQUERQUE MONUMENT "4-L22" N=1480509.445 E=1563610.492 CF=0.999643379 Delta alpha = – 00°08'50.94" NMSP, Central Zone, NAD 27
Elevation=5586.425 NAVD88

CONTRACTOR SHALL COORDINATE WITH SURVEYOR FOR BENCHMARKS AND ELEVATIONS PRIOR TO CONSTRUCTION. ENGINEER NOT RESPONSIBLE FOR PROVIDING BENCHMARKS AND BEARINGS.

!!! CAUTION !!!

UNDERGROUND UTILITIES

EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION SUPPLIED BY VARIOUS PARTIES. THE ENGINEER DOES NOT ASSUME THE RESPONSIBILITY FOR THE UTILITY LOCATIONS SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR(S) TO VERIFY THE HORIZONTALLY AND VERTICALLY LOCATION OF ALL UTILITIES AND UNDERGROUND FACILITIES PRIOR TO CONSTRUCTION, TO TAKE PRECAUTIONS IN ORDER TO PROTECT ALL FACILITIES ENCOUNTERED AND NOTIFY THE ENGINEER OF ALL CONFLICTS OF THE WORK WITH EXISTING FACILITIES. THE CONTRACTOR SHALL PROTECT AND MAINTAIN ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION. ANY DAMAGE BY THE CONTRACTOR TO UTILITIES SHALL BE REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR OWN EXPENSE.
CALL: NEW MEXICO ONE CALL @ NM 811 AT LEAST 48 HRS PRIOR TO CONSTRUCTION.

Cumulus Design
2080 N. Highway 360, Suite 240
Grand Prairie, Texas 75050
Tel. 214.235.0367

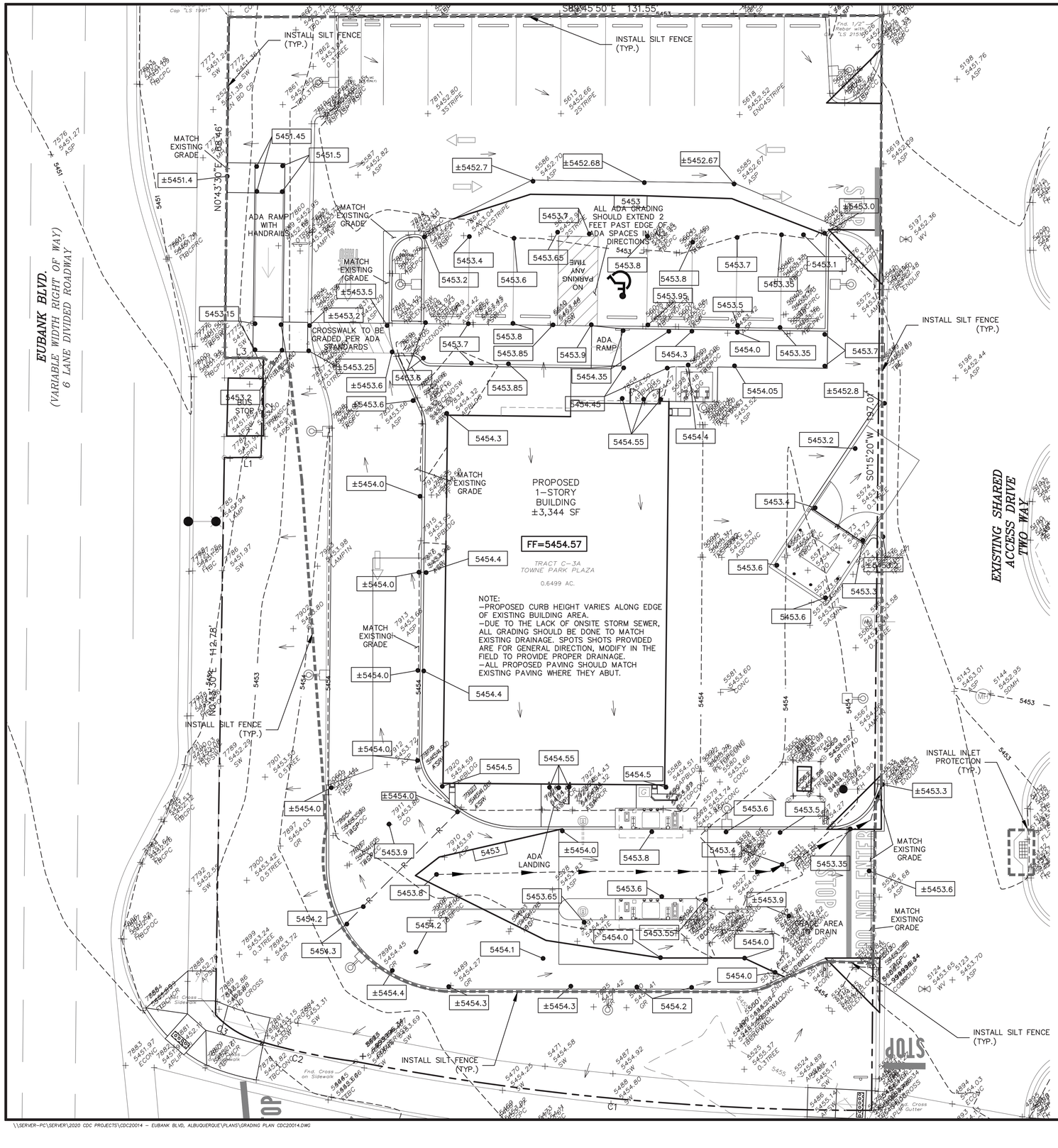
Paul M. Crossin
NEW MEXICO
24234
PROFESSIONAL ENGINEER
10/06/2020

EXISTING CONDITIONS

340 EUBANK BOULEVARD NE
CITY OF ALBUQUERQUE, NEW MEXICO
BERNALILLO COUNTY

CHASE

PLOT DATE	10/06/20
DRAWING SCALE	1" = 10'
PROJECT NUMBER	CDC20014
SHEET NUMBER	C2.01



N

0 10 20

DRAWING SCALE
1"=10'

GRADING NOTES:

1. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH THESE PLANS, CITY STANDARDS, SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
2. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL MAKE CERTAIN THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS APPROVED BY ALL RESPONSIBLE PARTIES OF THE PERMITTING AUTHORITIES.
3. BARRICADING, TRAFFIC CONTROL, AND PROJECT SIGNS SHALL CONFORM TO NEW MEXICO DEPARTMENT OF TRANSPORTATION RULES AND SPECIFICATIONS.
4. THE LOCATION OF ALL EXISTING UTILITIES SHOWN ARE BASED ON FIELD SURVEYS AND LOCAL UTILITY COMPANY RECORDS. IT SHALL BE THE CONTRACTOR'S FULL RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES TO LOCATE THEIR UTILITIES PRIOR TO STARTING CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES IS TO BE REPAIRED AT CONTRACTOR'S EXPENSE.
5. CONTRACTOR SHALL VERIFY ALL EXISTING INVERTS AND RIM ELEVATIONS PRIOR TO CONSTRUCTION. IF CONFLICTS EXIST, THE CONTRACTOR IS TO CONTACT ENGINEER.
6. BENCHMARKS HAVE BEEN PROVIDED AS A REFERENCE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO LOCATE, VERIFY, AND/OR ESTABLISH A BENCHMARK PRIOR TO CONSTRUCTION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PRESERVE SURVEY STAKES AND MARKERS FOR THE DURATION OF THE PROJECT. IF ANY CONSTRUCTION STAKES OR MARKS ARE LOST OR DISTURBED AND NEED OR BE REPLACED, SUCH REPLACEMENT SHALL BE BY THE SURVEYOR AT THE EXPENSE OF THE CONTRACTOR.
7. EROSION CONTROLS SHALL BE IN PLACE PRIOR TO THE DISTURBANCE OF ANY EXISTING SURFACE.
8. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING TRENCH SAFETY REQUIREMENTS IN ACCORDANCE WITH CITY STANDARDS, NEW MEXICO STATE LAW, AND O.S.H.A. STANDARDS FOR ALL EXCAVATION.
9. ALL EARTHWORK OPERATIONS SHALL CONFORM TO THE RECOMMENDATIONS PER THE GEOTECHNICAL REPORT.
10. DRAINAGE SHOULD BE MAINTAINED AWAY FROM THE FOUNDATIONS, BOTH DURING AND AFTER CONSTRUCTION.
11. ALL SIDEWALKS AND ACCESSIBLE ROUTE (INCLUDING HATCHED AREA ACROSS DRIVES) SHALL MAINTAIN A 2% MAXIMUM CROSS SLOPE AND A MAXIMUM 5% IN THE DIRECTION OF PEDESTRIAN TRAVEL.
12. SLOPE IN HANDICAP PARKING AREAS SHALL NOT EXCEED 2% IN ANY DIRECTION.
13. PROVIDE "FLAT" LANDINGS AT TOP AND BOTTOM OF ALL RAMPS. THESE "FLAT" AREAS SHALL BE 5' LONG AND THE SLOPE SHALL NOT EXCEED 2% IN ANY DIRECTION.
14. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDING AND PARKING AT ALL TIMES.
15. SITE GRADING SHALL BE PERFORMED IN A MANNER TO DIRECT WATER AS INDICATED. SURFACE WATER SHALL NOT BE RELEASED ONTO ADJACENT PRIVATE PROPERTY.

LEGEND

- EXISTING CURB
- PROPOSED CURB
- EXISTING SPOT ELEVATION
- EXISTING CONTOUR
- PROPOSED SPOT ELEVATION
- PROPOSED CONTOUR
- PROPOSED VALLEY
- SILT FENCE, TRIANGULAR SEDIMENT DIKE, OR EROSION CONTROL LOG
- INLET PROTECTION

THE EXISTING SITE TOPOGRAPHY WITHIN THE PROPERTY HAS A VERY GENTLE SLOPE. THE SLOPE INCREASES TOWARDS THE WEST OF THE PROPERTY AS THE GROUND ELEVATION DECREASES BY APPROXIMATELY THREE FEET TO MATCH THE EXISTING ELEVATION ON EUBANK BOULEVARD. TOWARDS THE NORTH, SOUTH AND EAST REMAIN VERY GENTLE AS IT EXPANDS PAST THE PROPERTY LINE.
100 FEET WEST OF THE PROPERTY ALONG EUBANK BOULEVARD THE EXISTING GROUND SLOPES TOWARDS TO THE NORTH. THE EXISTING PROPERTY TO THE NORTH HAS VERY SIMILAR ELEVATIONS AS THE PROPOSED CHASE BANK SITE. TO THE EAST AND SOUTH THE EXISTING GROUND SLOPES TO THE WEST.
THE PROPOSED CHASE BANK WILL NOT MAKE CHANGES TO THE EXISTING GENERAL TOPOGRAPHY.

811

CALL NM ONE-CALL SYSTEM SEVEN (7) DAYS PRIOR TO ANY EXCAVATION

THE BENCHMARKS ARE PROVIDED BASED ON THE ELEVATIONS PROVIDED BY SURVTEK CONSULTING SURVEYORS

BENCHMARK

BENCHMARK – ALBUQUERQUE CONTROL SURVEY BENCHMARK 5–K20 IS LOCATED IN THE NORTHEAST QUADRANT OF THE INTERSECTION OF MOON STREET AND CENTRAL AVENUE NE. THE STATION IS 39.1 FEET EAST OF THE CENTERLINE OF MOON STREET AND 43.5 FEET NORTH OF THE CENTERLINE OF CENTRAL AVENUE. THE STATION MARK IS A CITY OF ALBUQUERQUE SURVEY CONTROL DISC SET IN TOP OF THE CURB AND STAMPED 5–K20 ACS.
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CONTRACTOR SHALL COORDINATE WITH SURVEYOR FOR BENCHMARKS AND ELEVATIONS PRIOR TO CONSTRUCTION. ENGINEER NOT RESPONSIBLE FOR PROVIDING BENCHMARKS AND BEARINGS.

!!! CAUTION !!!

UNDERGROUND UTILITIES

EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION SUPPLIED BY VARIOUS PARTIES. THE ENGINEER DOES NOT ASSUME THE RESPONSIBILITY FOR THE UTILITY LOCATIONS SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR(S) TO VERIFY THE HORIZONTALLY AND VERTICALLY LOCATION OF ALL UTILITIES AND UNDERGROUND FACILITIES PRIOR TO CONSTRUCTION, TO TAKE PRECAUTIONS IN ORDER TO PROTECT ALL FACILITIES ENCOUNTERED AND NOTIFY THE ENGINEER OF ALL CONFLICTS OF THE WORK WITH EXISTING FACILITIES. THE CONTRACTOR SHALL PROTECT AND MAINTAIN ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION. ANY DAMAGE BY THE CONTRACTOR TO UTILITIES SHALL BE REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR OWN EXPENSE.
CALL: NEW MEXICO ONE CALL @ NM 811 AT LEAST 48 HRS PRIOR TO CONSTRUCTION.

\\SERVER-PC\SERVER\2020 CDC PROJECTS\CDC20014 – EUBANK BLVD, ALBUQUERQUE\PLANS\GRADING PLAN CDC20014.DWG

Cumulus Design
2080 N. Highway 360, Suite 240
Grand Prairie, Texas 75050
Tel. 214.235.0367

FOR REVIEW, NOT FOR CONSTRUCTION

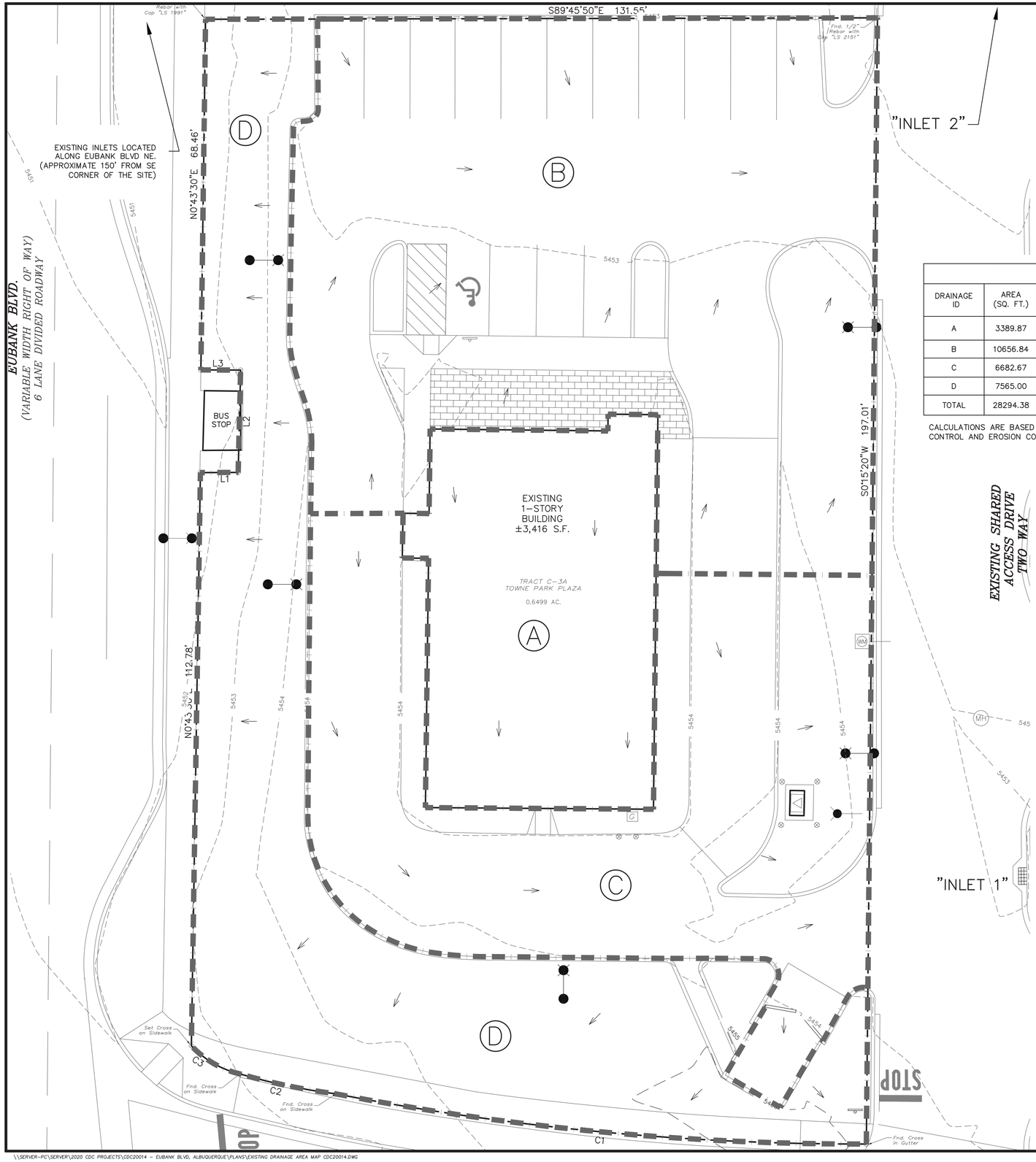
Paul M. Crogan NEW MEXICO 24234 PROFESSIONAL ENGINEER 10/06/2020

GRADING PLAN

340 EUBANK BOULEVARD NE
CITY OF ALBUQUERQUE, NEW MEXICO
BERNALILLO COUNTY

CHASE

PLOT DATE	10/06/20
DRAWING SCALE	1" = 10'
PROJECT NUMBER	CDC20014
SHEET NUMBER	C5.01



LEGEND

- EXISTING CURB
- DRAINAGE AREA DIVIDE
- (X) AREA DESCRIPTION
- FLOW ARROW

N

0 10 20

DRAWING SCALE
1"=10'

EXISTING DRAINAGE DATA CHART													
DRAINAGE ID	AREA (SQ. FT.)	AREA (AC.)	C_2	C_{10}	C_{100}	T_c (min)	I_2 (in/hr)	I_{10} (in/hr)	I_{100} (in/hr)	Q_2 (cfs)	Q_{10} (cfs)	Q_{100} (cfs)	COMMENT
A	3389.87	0.08	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.19	0.31	0.50	ROOF DRAINS TO AREA "C" THEN TO INLET #1
B	10656.84	0.24	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.60	0.97	1.56	DRAINS INTO INLET #2
C	6682.67	0.15	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.37	0.61	0.98	DRAINS INTO INLET #1
D	7565.00	0.17	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.42	0.69	1.11	DRAINS TO EUBANK BLVD.
TOTAL	28294.38	0.65								1.58	2.58	4.14	

CALCULATIONS ARE BASED ON THE RATIONAL METHOD FROM CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL CHAPTER 6 – DRAINAGE, FLOOD CONTROL AND EROSION CONTROL. DATED 01/09/2019

DRAINAGE CRITERIA
ZONE 3
Q=CI*A
I_2=2.74 in/hr
I_{10}=4.42 in/hr
I_{100}=7.01 in/hr
tc=5 min.

NOTE: SHEET IS FOR DESIGN ONLY NO CONSTRUCTION SHOULD BE DONE FROM THIS SHEET.

CALL NM ONE-CALL SYSTEM SEVEN (7) DAYS PRIOR TO ANY EXCAVATION

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Cumulus Design
2080 N. Highway 360, Suite 240
Grand Prairie, Texas 75050
Tel. 214.235.0367

FOR REVIEW, NOT FOR CONSTRUCTION

Paul M. Crogan NEW MEXICO 24234 PROFESSIONAL ENGINEER 10/06/2020

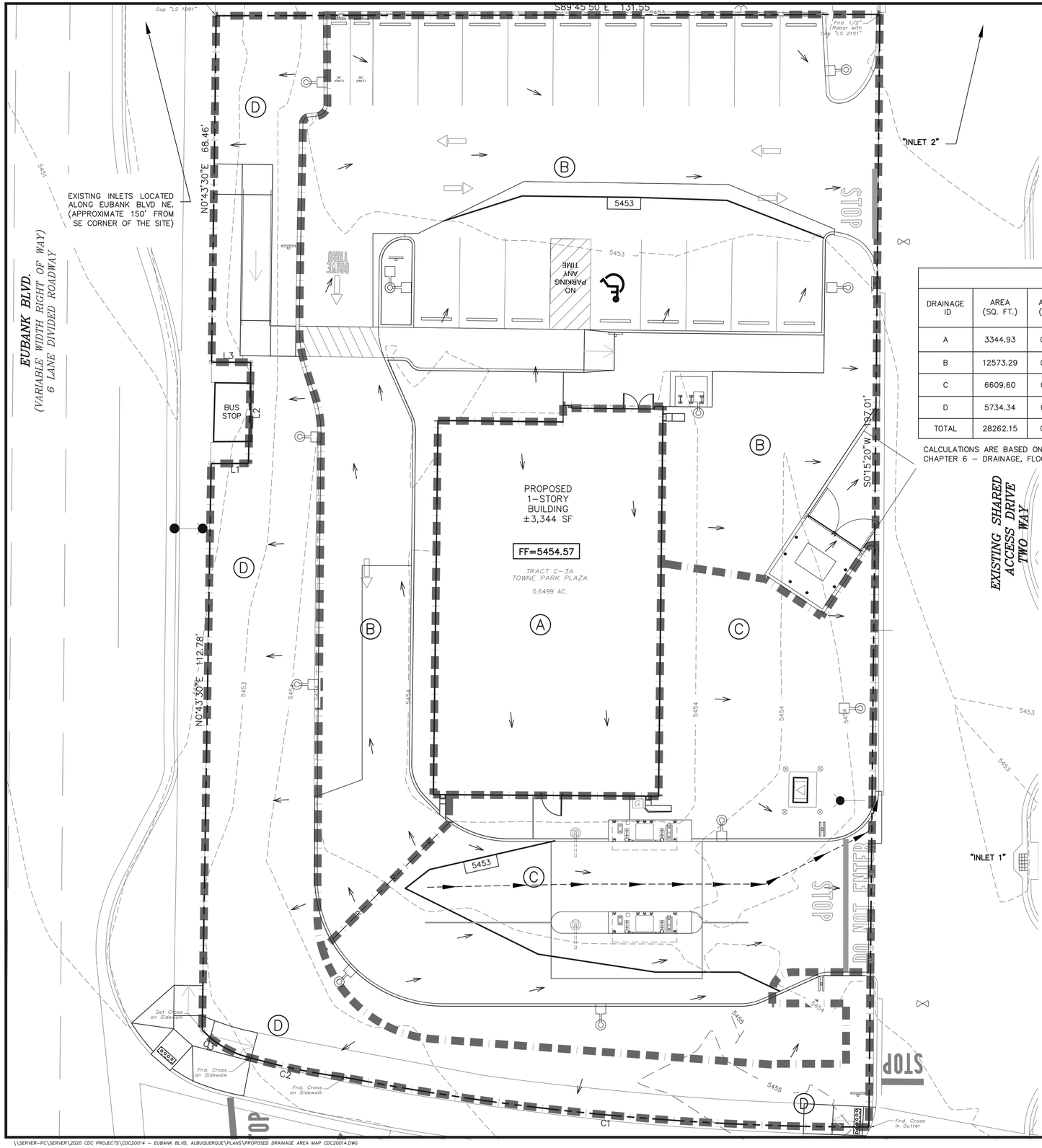
EX. DRAINAGE AREA MAP

340 EUBANK BOULEVARD NE
CITY OF ALBUQUERQUE, NEW MEXICO
BERNALILLO COUNTY

CHASE

PLOT DATE	10/06/20
DRAWING SCALE	1" = 10'
PROJECT NUMBER	CDC20014
SHEET NUMBER	C7.01

\\SERVER-PC\SERVER\2020 CDC PROJECTS\CDC20014 – EUBANK BLVD, ALBUQUERQUE\PLANS\EXISTING DRAINAGE AREA MAP CDC20014.DWG



LEGEND

- EXISTING CURB
- DRAINAGE AREA DIVIDE
- (D) – AREA DESCRIPTION
- FLOW ARROW
- PROPOSED VALLEY
- PROPOSED RIDGE

N

0 10 20

DRAWING SCALE
1"=10'

PROPOSED DRAINAGE DATA CHART

DRAINAGE ID	AREA (SQ. FT.)	AREA (AC.)	C_2	C_{10}	C_{100}	T_c (min)	I_2 (in/hr)	I_{10} (in/hr)	I_{100} (in/hr)	Q_2 (cfs)	Q_{10} (cfs)	Q_{100} (cfs)	COMMENT
A	3344.93	0.08	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.19	0.31	0.49	ROOF DRAINS TO AREA "C" THEN TO INLET #1
B	12573.29	0.29	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.70	1.15	1.84	DRAINS INTO INLET #2
C	6609.60	0.15	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.37	0.60	0.97	DRAINS INTO INLET #1
D	5734.34	0.13	0.89	0.90	0.91	5.0	2.74	4.42	7.01	0.32	0.52	0.84	DRAINS TO EUBANK BLVD.
TOTAL	28262.15	0.65								1.58	2.58	4.14	

CALCULATIONS ARE BASED ON THE RATIONAL METHOD FROM CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL CHAPTER 6 – DRAINAGE, FLOOD CONTROL AND EROSION CONTROL DATED 01/09/2019

DRAINAGE CRITERIA
ZONE 3
Q=CfIA
I_2=2.74 in/hr
I_{10}=4.42 in/hr
I_{100}=7.01 in/hr
tc=5 min.

NOTE: THIS SHEET IS FOR DESIGN ONLY NO CONSTRUCTION SHOULD BE DONE FROM THIS SHEET.

811
CALL NM ONE-CALL SYSTEM SEVEN (7) DAYS PRIOR TO ANY EXCAVATION

THE BENCHMARKS ARE PROVIDED BASED ON THE ELEVATIONS PROVIDED BY SURVTEK CONSULTING SURVEYORS

BENCHMARK

BENCHMARK – ALBUQUERQUE CONTROL SURVEY BENCHMARK 5–K20 IS LOCATED IN THE NORTHEAST QUADRANT OF THE INTERSECTION OF MOON STREET AND CENTRAL AVENUE NE. THE STATION IS 39.1 FEET EAST OF THE CENTERLINE OF MOON STREET AND 43.5 FEET NORTH OF THE CENTERLINE OF CENTRAL AVENUE. THE STATION MARK IS A CITY OF ALBUQUERQUE SURVEY CONTROL DISC SET IN TOP OF THE CURB AND STAMPED 5–K20 ACS.
PUBLISHED ELEVATION: 5429.995' (NAVD 1988).

ALBUQUERQUE MONUMENT "4–L22" N=1480509.445 E=1563610.492 CF=0.999643379 Delta alpha = – 00°08'50.94" NMSP, Central Zone, NAD 27
Elevation=5586.425 NAVD88

CONTRACTOR SHALL COORDINATE WITH SURVEYOR FOR BENCHMARKS AND ELEVATIONS PRIOR TO CONSTRUCTION. ENGINEER NOT RESPONSIBLE FOR PROVIDING BENCHMARKS AND BEARINGS.

!!! CAUTION !!!

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DRAINAGE AREA MAP

340 EUBANK BOULEVARD NE
CITY OF ALBUQUERQUE, NEW MEXICO
BERNALILLO COUNTY

CHASE

PLOT DATE	10/06/20
DRAWING SCALE	1" = 10'
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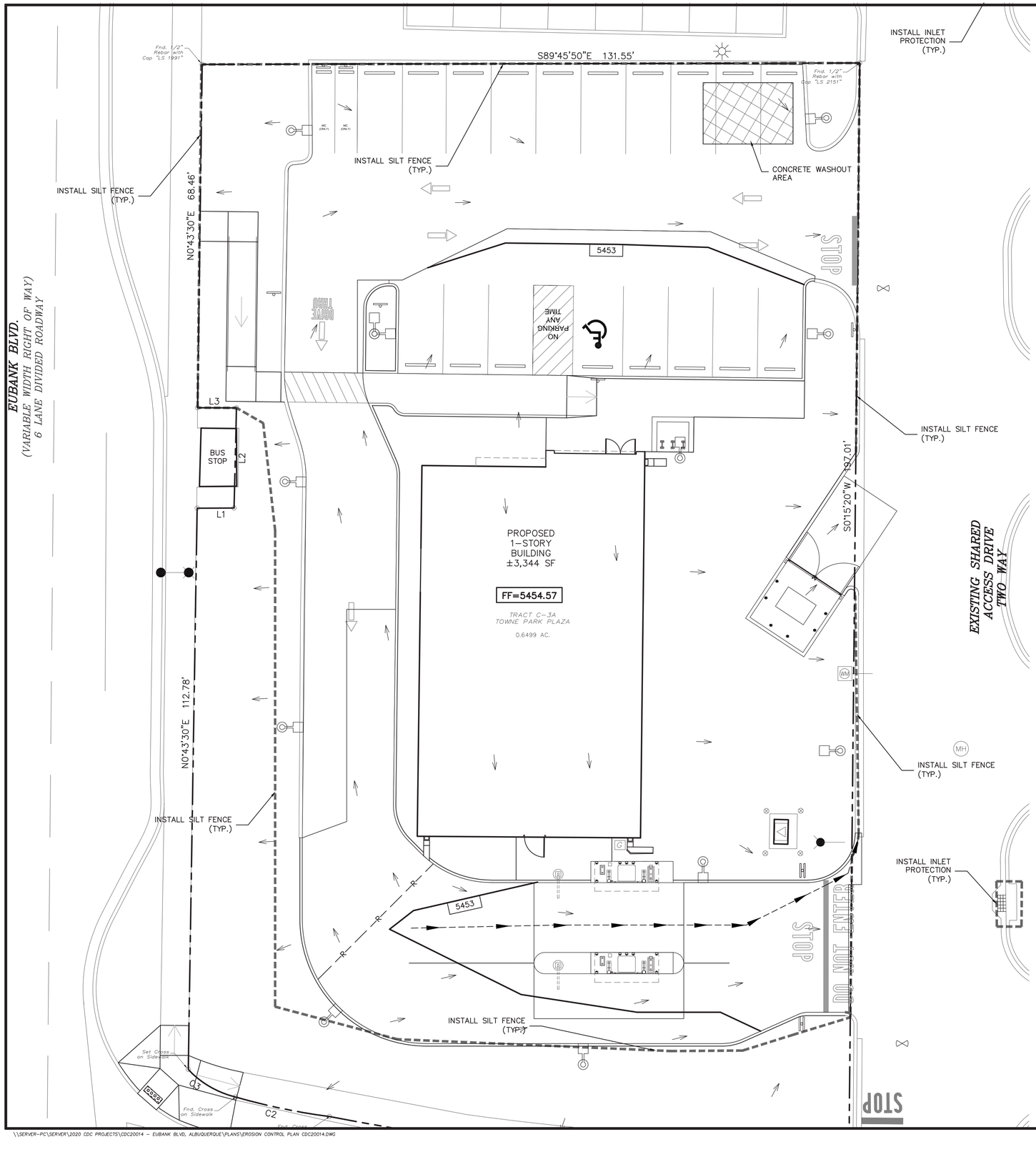
\\SERVER-PC\SERVER\2020 CDC PROJECTS\CDC20014 – EUBANK BLVD, ALBUQUERQUE\PLANS\PROPOSED DRAINAGE AREA MAP CDC20014.DWG



LEGEND

- EXISTING CURB
- PROPOSED CURB
- X 99.1 – EXISTING SPOT ELEVATION
- 5449 – EXISTING CONTOUR
- 99.4 – PROPOSED SPOT ELEVATION
- 669 – PROPOSED CONTOUR
- PROPOSED VALLEY
- SILT FENCE, TRIANGULAR SEDIMENT DIKE, OR EROSION CONTROL LOG
- INLET PROTECTION
- R – PROPOSED RIDGE

N

0 10 20

DRAWING SCALE
1"=10'

EROSION CONTROL NOTES:

1. EROSION CONTROL DEVICES AS SHOWN ON THE EROSION CONTROL PLAN FOR THE PROJECT SHALL BE INSTALLED PRIOR TO THE START OF THE LAND DISTURBING ACTIVITIES ON THE PROJECT.
2. ALL EROSION CONTROL DEVICES ARE TO BE INSTALLED IN ACCORDANCE WITH THE APPROVED PLANS AND SPECIFICATIONS FOR THE PROJECT.
3. IF THE EROSION CONTROL PLAN AS APPROVED CANNOT CONTROL EROSION AND OFF-SITE SEDIMENT FROM THE PROJECT THE EROSION CONTROL PLAN WILL BE REQUIRED TO BE REVISED AND/OR ADDITIONAL EROSION CONTROL DEVICES WILL BE REQUIRED ON SITE.
4. IF OFF-SITE SOIL BORROW OR SPOIL SITES ARE USED IN CONJUNCTION WITH THIS PROJECT, THIS INFORMATION SHALL BE DISCLOSED AND SHOWN ON THE EROSION CONTROL PLAN. THESE AREAS SHALL BE STABILIZED WITH PERMANENT GROUND COVER PRIOR TO FINAL APPROVAL OF THE PROJECT.
5. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE STORM WATER POLLUTION AND PREVENTION PLAN (SWPPP) IF REQUIRED.
6. ALL EROSION CONTROL IN THE CITY R.O.W SHALL BE PER CITY/COUNTY STANDARDS AND DETAILS.
7. AREAS DISTURBED DURING CONSTRUCTION SHALL BE HYDRO MULCHED OR SEEDED AS DIRECTED BY REPRESENTATIVE OR BY LANDSCAPING PLAN.
8. CONTRACTOR SHALL COORDINATE SITE EROSION CONTROLS WITH OVERALL SWPPP REQUIREMENTS OF THE ENTIRE DEVELOPMENT (IF PLANS/DOCUMENTS EXIST).
9. CONTRACTOR SHALL MAINTAIN EROSION CONTROLMEASURES IN GOOD CONDITIONS AT ALL TIMES.
10. CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL TEMPORARY EROSION CONTROL DEVICES UPON COMPLETION OF WORK.

811

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EROSION CONTROL PLAN

340 EUBANK BOULEVARD NE
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BERNALILLO COUNTY

CHASE

PLOT DATE	10/06/20
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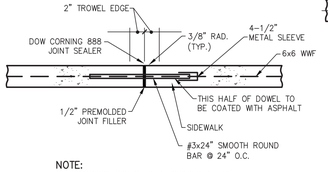
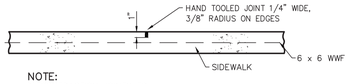
SHEET NUMBER	C11.01

\\SERVER-PC\SERVER\2020 CDC PROJECTS\CDC20014 – EUBANK BLVD, ALBUQUERQUE\PLANS\EROSION CONTROL PLAN CDC20014.DWG



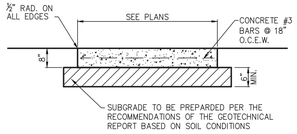
NOTE:
1. EXPANSION JOINTS TO BE SPACED AT 30' OR ADJACENT TO PAVEMENT EXPANSION JOINTS

EXPANSION JOINT
N.T.S.



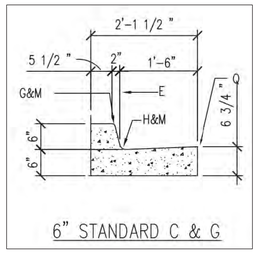
NOTE:
1. CONTRACTION JOINTS TO BE SPACED AT 5'.

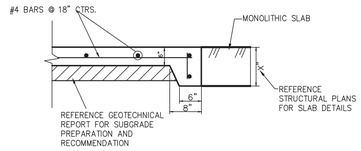
CONTRACTION JOINT
N.T.S.



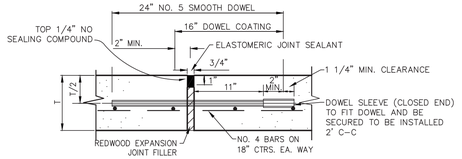
SIDEWALK CROSS-SECTION

SIDEWALK DETAILS





THICKENED EDGE SECTION
N.T.S.



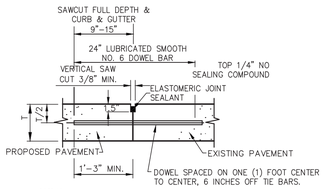
NOTE:
DOWELS AND REINFORCING BARS SHALL BE SUPPORTED BY AN APPROVED DEVICE. LOCATED AS INDICATED OR AS NEEDED. JOINTS TO BE ON MAXIUM OF 75' SPACING AND LOCATED AT POINTS OF INFLECTION AND MINIMUM CONCRETE WIDTH WHERE POSSIBLE.

T=THICKNESS OF PAVEMENT

EXPANSION JOINT
N.T.S.

NOTE:
PAVEMENT IN CITY R.O.W. AND FIRELANES TO BE PER CITY STANDARDS.

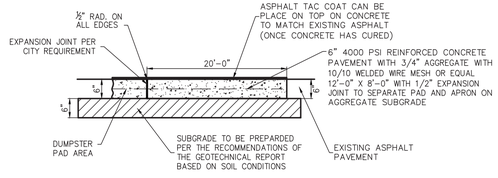
NOTE: ALL JOINTS SHALL EXTEND THROUGH AND BE PERPENDICULAR CONCRETE CURBS AND SHALL MATCH SIDEWALK JOINTS WHERE APPLICABLE.



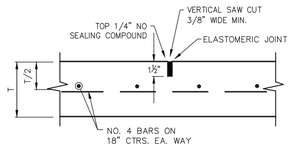
NOTE:
DOWELS AND REINFORCING BARS SHALL BE SUPPORTED BY AN APPROVED DEVICE.

LONGITUDINAL BUTT JOINT
N.T.S.

NOTES:
1. NO. 5 SMOOTH DOWEL BAR MAY BE USED IN 5 INCH AND 6 INCH
2. LONGITUDINAL BUT CONSTRUCTION MAY BE UTILIZED IN PLACE OF PAVEMENT THICKNESS.
3. DOWEL BARS SHALL BE DRILLED INTO PAVEMENT HORIZONTALLY BY USE OF A MECHANICAL RIG.
4. DRILLED BY HAND IS NOT ACCEPTABLE, PUSHING DOWEL BARS INTO GREEN CONCRETE NOT ACCEPTABLE.



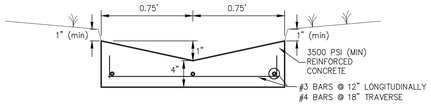
CONCRETE APRON
N.T.S.



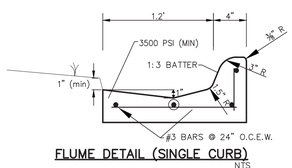
SAWED DUMMY (CONTROL) JOINT
N.T.S.

NOTE:
MAXIMUM SPACING IS 15' CENTERS

PAVEMENT DETAILS

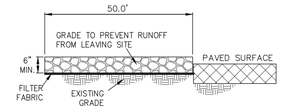


CONCRETE DRAINAGE FLUME (NO CURB)
N.T.S.

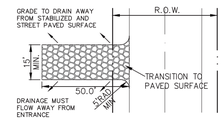


FLUME DETAIL (SINGLE CURB)
NTS

DRAINAGE DETAILS



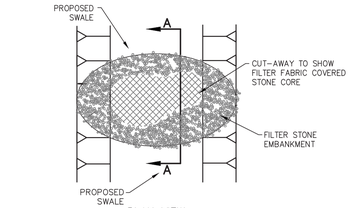
PROFILE VIEW



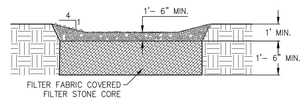
PLAN VIEW

NOTES:
1. STONE SHALL BE 3 TO 5 INCH DIAMETER CRUSHED ROCK OR ACCEPTABLE CRUSHED PORTLAND CEMENT CONCRETE.
2. WHEN NECESSARY, VEHICLES SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO A PUBLIC ROADWAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON A AREA STABILIZED WITH CRUSHED STONE WITH DRAINAGE FLOWING AWAY FORM BOTH THE STREET AND THE STABILIZED ENTRANCE. ALL SEDIMENT SHALL BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH OR WATERCOURSE USING APPROVED METHODS.
3. THE ENTRANCE SHALL MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PAVED SURFACES. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE A CONDITIONS DEMAND. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PAVED SURFACES, MUST BE REMOVED IMMEDIATELY.
4. THE ENTRANCE MUST BE PROPERLY GRADED OR INCORPORATE A DRAINAGE SWALE TO PREVENT RUNOFF FROM LEAVING THE CONSTRUCTION SITE.

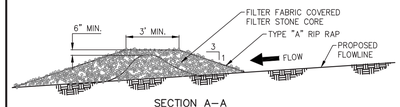
STABILIZED CONSTRUCTION ENTRANCE
N.T.S.



PLAN VIEW
NTS



PROFILE VIEW
NTS

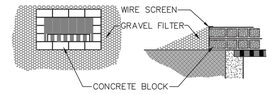


SECTION A-A
NTS

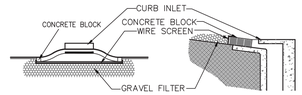
ROCK CHECK DAM
NTS

BLOCK AND GRAVEL PROTECTION CONCRETE BLOCKS ARE TO BE PLACED ON THEIR SIDES IN A SINGLE ROW AROUND THE PERIMETER OF THE INLET ,WITH ENDS ABUTTING . OPENING IN THE BLOCKS SHOULD FACE OUTWARD, NOT UPWARD . WIRE MESH SHALL THEN BE PLACED OVER THE OUTSIDE FACE OF THE BLOCKS COVERING THE HOLES . FILTER STONE SHALL THEN BE PILED AGAINST THE WIRE MESH TO THE TOP OF THE BLOCKS WITH THE BASE OF THE STONE BEING A MINIMUM OF 18 INCHES FROMTHE BLOCKS. PERIODICALLY, WHEN THE STONE FILTER BECOMES CLOGGED , THE STONE MUST BE REMOVED AND CLEANED IN A PROPER MANNER OR REPLACED WITH NEW STONE AND PILED BACK AGAINST THE WIRE MESH.

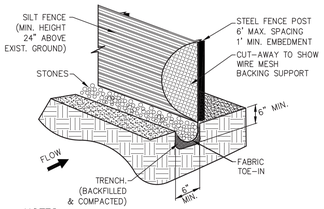
CONSTRUCTION NOTES – INLET PROTECTION
1. THE CONTRACTOR SHALL PROVIDE ANY ADDITIONAL EROSION OR POLLUTION DEVICES AS REQUIRED DURING THE CONSTRUCTION PHASE IN ORDER TO COMPLETELY CONFORM TO THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY AND ALL OTHER AGENCIES HAVING JURISDICTION.
2. CONTRACTOR AND OWNER SHALL FILE N.O.I. PER EPA REQUIREMENTS.
3. ONSITE CURB INLET PROTECTION SHALL BE CONSTRUCTED UPON INSTALLATION OF APPLICABLE ON SITE STORM SEWER.



DROP INLET PROTECTION
N.T.S.



CURB INLET PROTECTION
N.T.S.

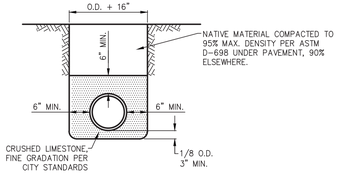


NOTES:
1. STEEL POSTS WHICH SUPPORT THE SILT FENCE SHALL BE INSTALLED ON A SLIGHT ANGLE TOWARD THE ANTICIPATED RUNOFF SOURCE.THE POST MUST BE EMBEDDED A MINIMUM OF ONE FOOT.
2. THE TOE OF THE SILT FENCE SHALL BE TRENCHED IN WITH A SPADE OR MECHANICAL TRENCHER, SO THAT THE DOWNSLOPE FACE OF THE TRENCH IS FLAT AND PERPENDICULAR TO THE LINE OF FLOW.WHERE FENCE CANNOT BE TRENCHED IN (E.G. PAVEMENT), WEIGHT FABRIC FLAP WITH WASHED GRAVEL ON THE UPHILL SIDE TO PREVENT FLOW UNDER FENCE.
3. THE TRENCH MUST BE A MINIMUM OF 6 INCHES DEEP AND 6 INCHES WIDE TO ALLOW FOR THE SILT FENCE FABRIC TO BE LAID IN THE GROUND AND BACKFILLED WITH COMPACTED MATERIAL.
4. SILT FENCE SHALL BE SECURELY FASTENED TO EACH STEEL SUPPORT POST OR TO WOVEN WIRE, WHICH IS IN TURN ATTACHED TO THE STEEL SUPPORT POST.THERE SHALL BE A 6 INCH DOUBLE OVERLAP, SECURELY FASTENED WHERE ENDS OF FABRIC MEET.
5. INSPECTION SHALL BE MADE WEEKLY OR AFTER EACH RAINFALL.REPAIR OR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.
6. SILT FENCE SHALL BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.
7. ACCUMULATED SILT SHALL BE REMOVED WHEN IT REACHED A DEPTH OF 6 INCHES.THE SILT SHALL BE DISPOSED OF AT AN APPROVED SITE AND IN SUCH A MANNER AS TO NOT CONTRIBUTE TO ADDITIONAL SILTATION.

SILT FENCE
N.T.S.

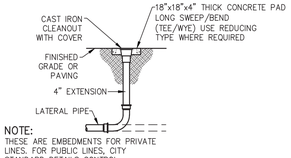
NOTE
DETAILS ON THIS SHEET ARE PRIVATE. ALL WORK WITHIN PUBLIC EASEMENTS OR RIGHT-OF-WAY SHALL BE PER CITY (OR STATE, IF APPLICABLE) STANDARD DETAILS. THE CONTRACTOR IS REQUIRED TO HAVE ON-SITE, AT ALL TIMES, A COPY OF THE CITY'S CONSTRUCTION DETAILS.

EROSION CONTROL



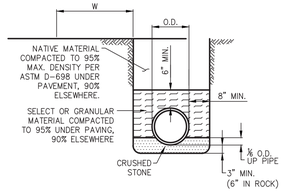
NOTE:
THESE ARE EMBEDMENTS FOR PRIVATE LINES. FOR PUBLIC LINES, CITY STANDARD DETAILS CONTROL.

STORM AND SANITARY SEWER PIPE EMBEDMENT-PVC AND POLYETHYLENE
N.T.S.



NOTE:
THESE ARE EMBEDMENTS FOR PRIVATE LINES. FOR PUBLIC LINES, CITY STANDARD DETAILS CONTROL.

STORM OR SANITARY CLEANOUT DETAIL
N.T.S.



NOTE:
THESE ARE EMBEDMENTS FOR PRIVATE LINES. FOR PUBLIC LINES, CITY STANDARD DETAILS CONTROL.

NOTE:
W=24" OR O.D. PLUS 16" WHICH EVER IS GREATER

RCP, DUCTILE IRON & PVC WATER PIPE EMBEDMENT
N.T.S.

UTILITY DETAILS

Cumulus Design
2080 N. Highway 360, Suite 240
Grand Prairie, Texas 75050
Tel. 214.235.0367

FOR REVIEW, NOT FOR CONSTRUCTION

Paul M. Crogan NEW MEXICO 24234 PROFESSIONAL ENGINEER 10/06/2020

DETAILS (PRIVATE)
340 EUBANK BOULEVARD NE
CITY OF ALBUQUERQUE, NEW MEXICO
BERNALILLO COUNTY

CHASE

PLOT DATE
10/06/20
DRAWING SCALE
1" = 10'
PROJECT NUMBER
CDC20014
SHEET NUMBER
C12.01