

# CITY OF ALBUQUERQUE



September 19, 2016

J. Graeme Means, PE  
High Mesa Consulting Group  
6010 -B Midway Park Blvd NE  
Albuquerque, NM 87109

**Re: O'Reilly Auto Parts  
12700 Lomas NE  
Request Permanent C.O. - Accepted  
Engineer's Stamp dated: 1/28/2016 (K22D019)  
Certification dated: 9-8-16**

Dear Mr. Means,

Based on the Certification received 9/8/2016, the site is acceptable for release of Certificate of Occupancy by Hydrology.

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

Sincerely,

Abiel Carrillo, P.E.  
Principal Engineer, Planning Department  
Development and Review Services

TE/AC  
C: email,

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



## GENERAL NOTES:

- A. REFER TO PROJECT MANUAL FOR ADDITIONAL REQUIREMENTS.
- B. SITE CONDITIONS BASED UPON SURVEY SUBMITTED BY OWNER. FIELD VERIFY EXISTING CONDITIONS BY DETAILED SITE INSPECTION PRIOR TO SUBMITTING BID AND BEGINNING CONSTRUCTION.
- C. FIELD VERIFY SANITARY SEWER SERVICE CONNECTION INVERT PRIOR TO ESTABLISHING FINAL FINISH FLOOR ELEVATION.
- D. COORDINATE WORK WITH OTHER SITE RELATED DEVELOPMENT DRAWINGS.

1. A GEOTECHNICAL ANALYSIS HAS BEEN PERFORMED ON THIS SITE. REFER TO PROJECT MANUAL
2. FOLLOW GEOTECHNICAL ANALYSIS RECOMMENDATION FOR SITE EXCAVATION.
3. REFER TO STRUCTURAL DRAWINGS FOR BUILDING EXCAVATION REQUIREMENTS.

1. PIPE MATERIALS SHALL BE IN ACCORDANCE WITH AND AS APPROVED BY THE CITY OR APPLICABLE AUTHORITY. REINFORCED CONCRETE PIPE (RCP) AND HIGH DENSITY POLYETHYLENE (HDPE) MAY BE USED AS ALLOWED BY LOCAL GUIDELINES.
2. ALL PIPE IS TO BE INSTALLED PER THE MANUFACTURER'S REQUIREMENTS AND MEET COVER REQUIREMENTS PER THE MANUFACTURER.

**SPECIAL NOTE:**  
CONTRACTOR SHALL COMPLY WITH  
CITY OF ALBUQUERQUE NOISE  
ORDINANCE DURING CONSTRUCTION.

**SPECIAL NOTE:**  
CONTRACTOR SHALL FIELD VERIFY SANITARY SEWER  
CONNECTION INVERT PRIOR TO CONSTRUCTION  
BUILDING PAD AT FINAL FINISH FLOOR ELEVATION.  
REFER TO SITE UTILITIES PLAN.

**SPECIAL NOTE:**  
CONTRACTOR SHALL FIELD VERIFY PROPOSED GRADES MATCH EXISTING PAVEMENT AT DRIVEWAY ENTRANCES. CONTRACTOR SHALL NOTIFY ENGINEER IF DISCREPANCY OCCURS.

**APPROX.**

**(C1)** INSTALL 3 CURB CUT. ✓

**(C2)** INSTALL 4' X 4' AREA INLET. ✓  
RIM = 5669.8' INV = 5666.6' .67  
REFER TO DETAIL 3/C1.

**(C3)** INSTALL REFURB 133 LF OF 12" PIPE ✓  
REFER TO PIPE NOTES.

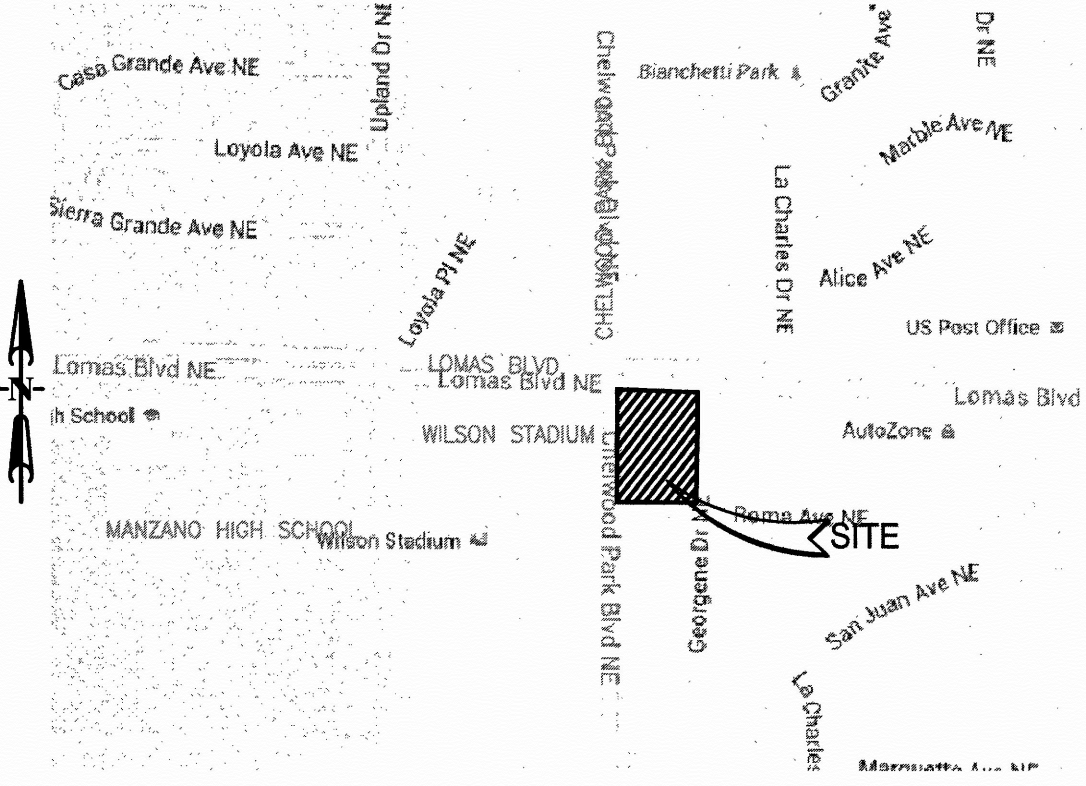
**(C4)** INSTALL 4' X 4' AREA INLET. ✓  
3' RIM = 5667.4' INV = 5664.4' .37  
REFER TO DETAIL 3/C1.

**(C5)** INSTALL REFURB 10 LF OF 12" PIPE ✓  
REFER TO PIPE NOTES.

**(C6)** INSTALL 4' X 4' AREA INLET. ✓  
.47 RIM = 5667.4' INV = 5664.3' ✓  
REFER TO DETAIL 4/C1.

THE PROPERTY IS LOCATED INSIDE FLOOD ZONE 'X', "AREAS DETERMINED TO HAVE MINIMAL FLOODING" BY FLOOD INSURANCE RATE MAP (FIRM) NO. 35001C0359G, REVISED DATE: SEPTEMBER 26, 2008.

**SPECIAL NOTE:**  
DEPRESS ALL LANDSCAPED AREAS TO RETAIN  
STORMWATER.



VICINITY MAP:  
(NOT TO SCALE)  
ZONE ATLAS PAGE: K-22-Z

**ANDERSON**  
**ENGINEERING, INC.**

**ENGINEERS • SURVEYORS • LABORATORIES • DRILLING**  
2045 W. WOODLAND • SPRINGFIELD, MISSOURI 65807 • PHONE (417) 886-2741

ANDERSON ENGINEERING, INC COA# 2920767

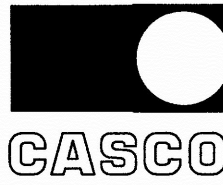
PROJ #	BY: MRR	REVISIONS:
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10143-15

CKD: NSB

DRAWING #

# RECORD DRAWING




**PROJECT MANAGERS**  
10877 Watson Road  
St. Louis, MO 63127  
Phone: (314) 821-1100

D #1	12/11/15
D #2	2/1/16

**CERTIFICATION 09/08/2016**

# AUTO PARTS



**CORPORATE OFFICES**  
**233 SOUTH PATTERSON**  
**SPRINGFIELD, MISSOURI 65802**  
**417-862-2674 PHONE**

PROJECT: **NEW O'REILLY AUTO PARTS STORE**

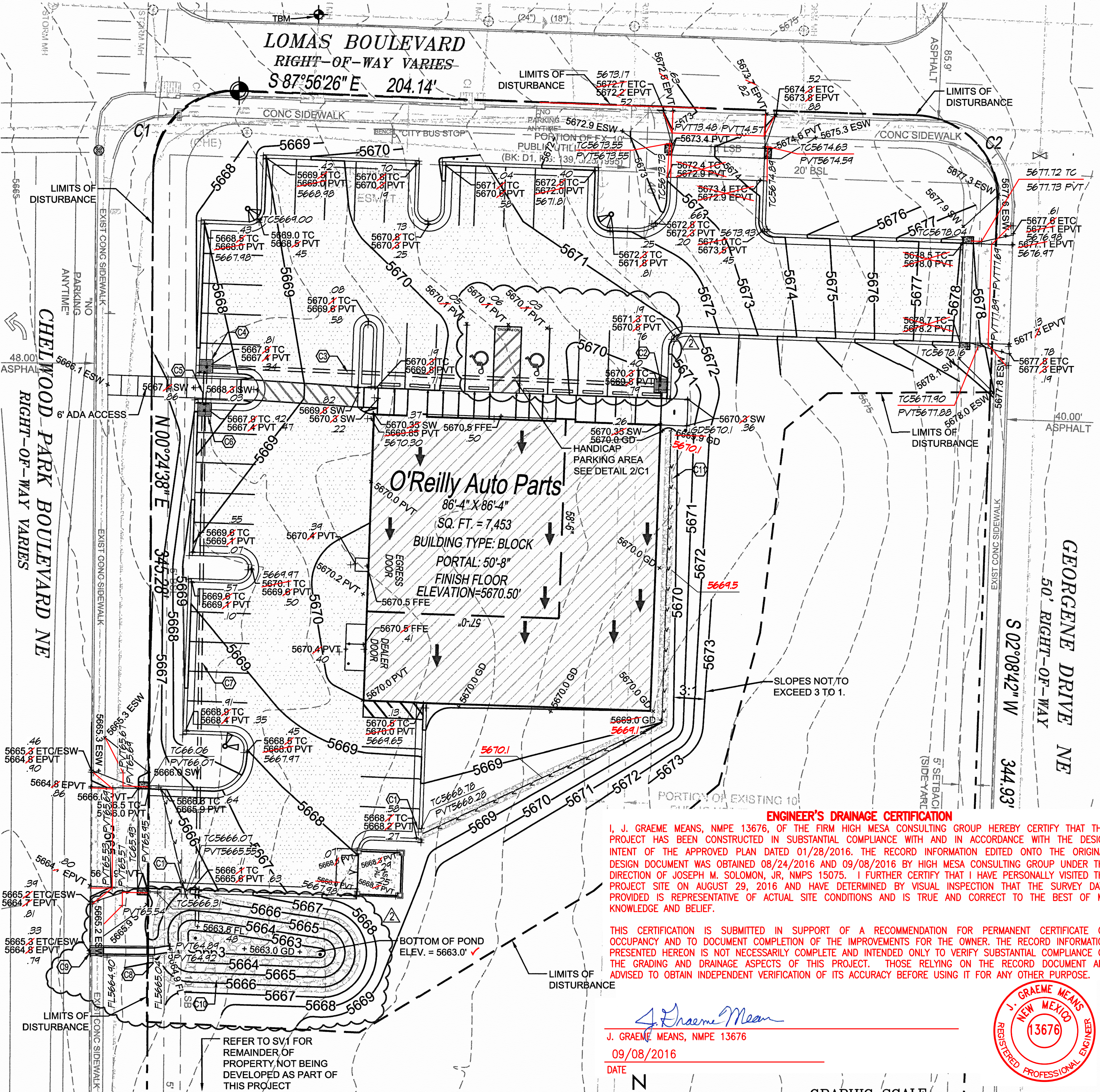
**12700 LOMAS BLVD NE  
ALBUQUERQUE, NM 87123**

## SITE GRADING PLAN

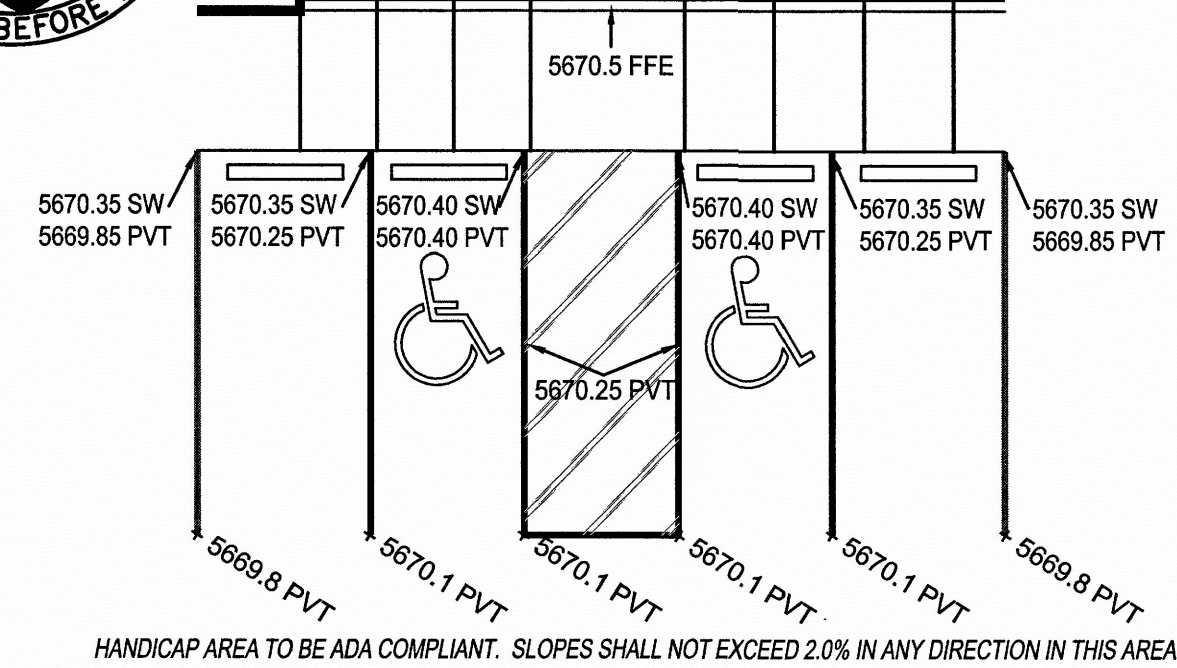
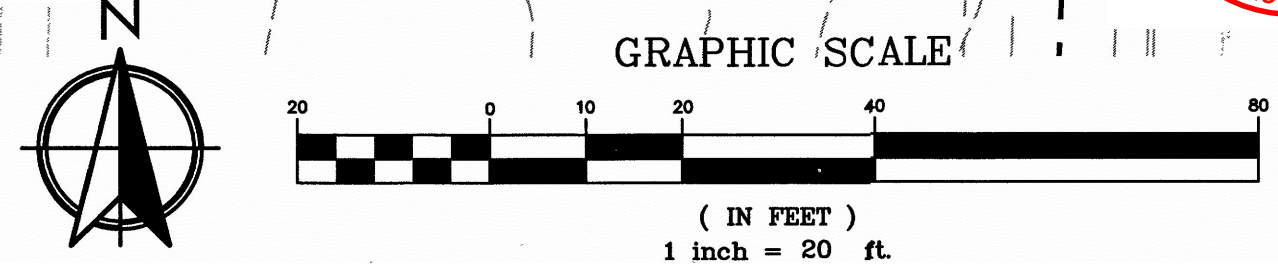


DRAWN:	MRR
CHECKED:	NSB
DATE:	10-08-2015
JOB NO.:	315621 (A15)
SHEET:	

**C1**  
SHEET 1 OF 6

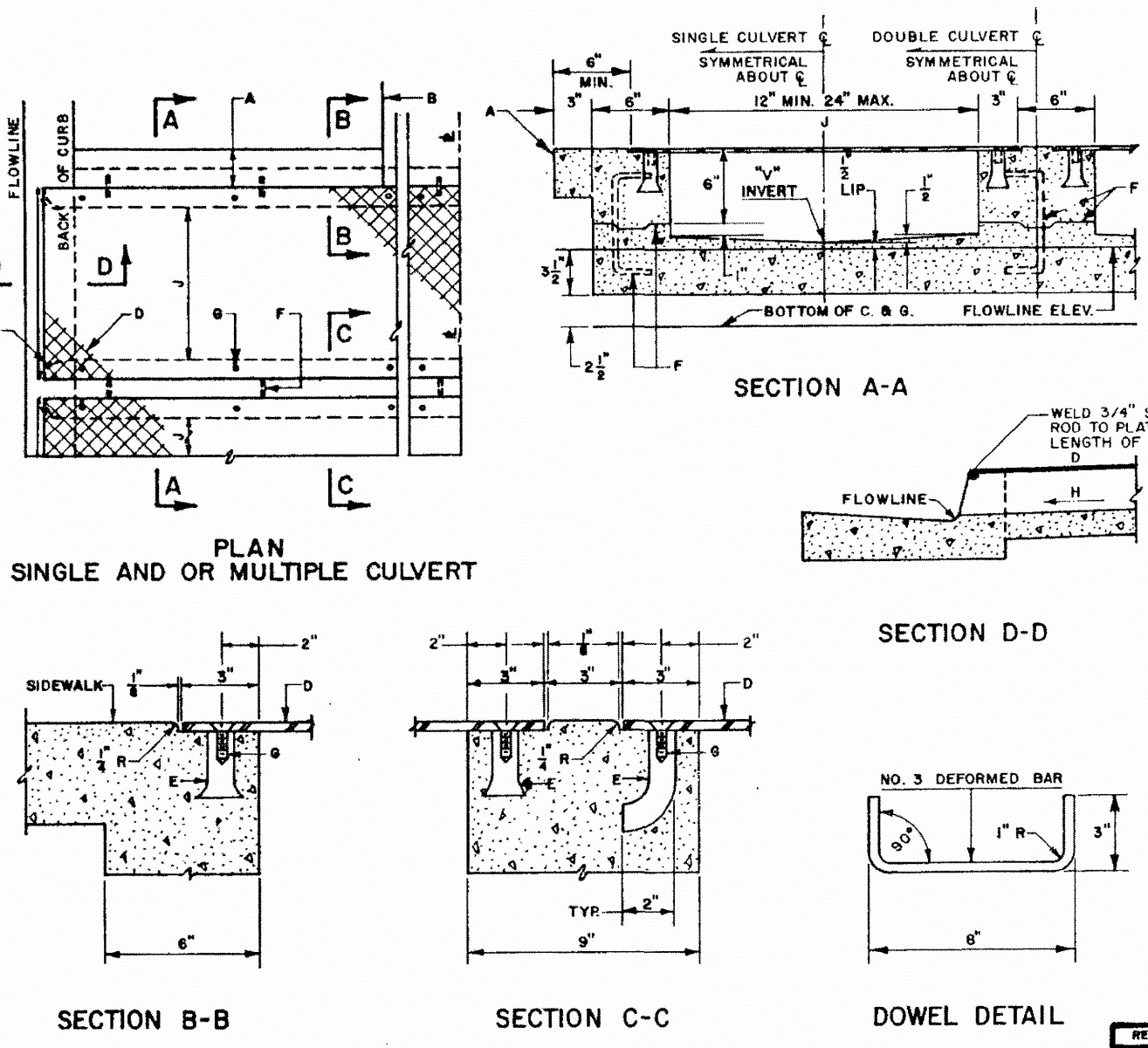


**C1** | **SCALE: 1" = 20'**



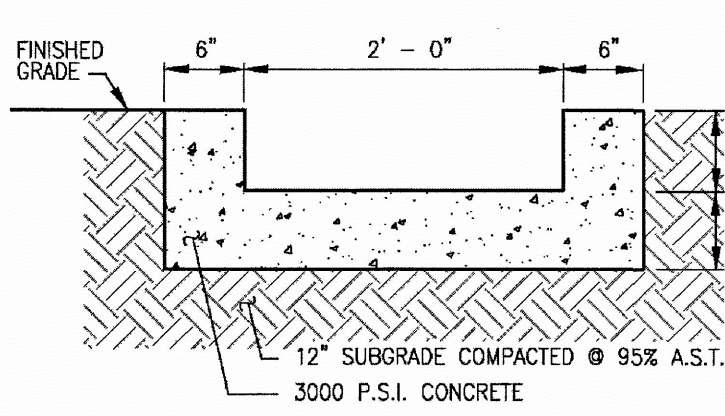
## 2 HANDICAP PARKING DETAIL

C1 SCALE: 1" = 10'



## 4 STANDARD DRAWING 2236 - DRAINAGE SIDEWALK CULVERT WITH STEEL PLATE TOP

**SCALE: NOT TO SCALE**



## 5 CONCRETE RUNDOWN DETAIL

**SCALE: NOT TO SCALE**

### GENERAL NOTES

- PLACING OF DRAIN THRU EXIST. SIDEWALK AND CURB TO EXIST. REMOVE EXIST. SIDEWALK AND C & G STONES & REBAR AND REPLACE AS DETAILLED HEREIN.
- ✓ **AS-CONSTRUCTED = AS-DESIGNED (VERIFIED BY AS-BUILT SURVEY)**
- TOP OF CURB SHALL BE POURED MONOLITHICALLY WITH NW GUTTER.
- ✓ **RECORD INFORMATION FROM AS-BUILT SURVEY**
- THE INLET SHALL BE TENDLER TO PROVIDE A HARD POLISHED SURFACE OF MAX. DENSITY AND FINISHNESS. INLET SHALL BE V-SHAPED TO WITHIN 3" OF OUTLET. THEN WARD OFF TO FLAT FLOORLINE AT OUTLET, UNLESS OTHERWISE SHOWN.
- ✓ **RECORD INFORMATION FROM AS-BUILT SURVEY**
- ALL EXPOSED CURB, SURFACE, SLOPES, GABLE, CORNER, FINISH AND SCORING OF ADJACENT CURB AND SIDEWALK.
- SIDEWALK REPLACED SURFACING CONSTRUCTION SHALL BE POURED MONOLITHICALLY WITH CURBING WALLS.
- IF ROD ANCHORS ARE USED, DRILL & TAP FOR F.W. MACHINE SCREW ATTACH ANCHORS TO PLATE AND SECURE PLATE IN PLACE PRIOR TO POURING OF WALLS.
- LENGTH OF EACH PLATE SHALL BE SUCH THAT THE WEIGHT WILL NOT EXCEED 500 LBS. AND STRESS BELIEVED AFTER FABRICATION, CLEAN SURFACE OF PLATE AND FORWARD NUTS AND PAINT BY ONE SHOT COAT RED OXIDE AND TWO FINISH COATS ANTI-RAINFALL PAINT (SCHEDULE R-9).
- THE CITY WILL NOT ASSUME RESPONSIBILITY FOR MAINTENANCE OF ANY SIDEWALK COVERLY INSTALLED BY OR FOR PRIVATE PROPERTY.
- NEENAH R-4859C (2.4 SQ. FT OPEN AREA MIN.) INLET GRATE WITH NEENAH R-4899 ANGLE FRAME
- VARIES 9" MIN
- 6" 36" 6"




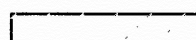

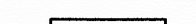


### 3 4' X 4' AREA INLET

**SCALE: NOT TO SCALE**

**LEGAL DESCRIPTION (AS-SURVEYED):**  
ALL OF BLOCK ONE (1) OF CHELWOOD PARK, LYING WITHIN SECTION 22, T.10N. R.4E., N.M.P.M., WITHIN THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS SHOWN ON PLAT OF SURVEY FILED ON MAY 25, 1955, IN PLAT BOOK D1, FOLIO 139, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

## SYMBOLS LEGEND

REFER TO SURVEY (SV1) FOR EXISTING CONDITION SYMBOLS LEGEND AND SITE CONTROL.

	EXISTING GRADE LINES	  + 5670.00 PVT	<b>NEW SPOT ELEVATIONS LIST</b> GRADE NONE SIDEWALK SW TOP OF WALL TW TOP OF CURB TC TOP OF PAVEMENT PVT NEW GRADE GND CONCRETE CONC EXISTING TOP OF CURB ETC EXISTING GRADE EGD EXISTING PAVEMENT EPVT EXISTING SIDEWALK ESW FLOW LINE FL TOP OF BERM TOP
	PROPOSED NEW GRADE LINES		
	NEW BUILDING CONSTRUCTION		
	NEW CONCRETE PAVING BLOCK		
	SILT FENCE		<b>TEMPORARY BENCHMARK:</b> THE TEMPORARY ELEVATION BENCHMARK UTILIZED FOR THIS SURVEY IS THE RIM OF STORM MANHOLE # (H32).  ELEV + 5693.62' (NAVD 83 DATUM)
	SURFACE FLOW ARROW	<b>VERTICAL DATUM:</b> THIS PROJECT IS NAVD 83 AS BASED UPON BENCHMARK "ACS, 3-22" - LISTED IN THE DATA BASE OF THE NATIONAL GEODETIC SURVEY AS A FIRST ORDER, AND HAVING A PUBLISHED ELEVATION OF 5,697.45 FEET	





# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

**Project Title:** O'Reilly Auto Parts - Albuquerque, NM (A15) **Building Permit #:** T201592448 **City Drainage #:** K22-D019  
**DRB#:** \_\_\_\_\_ **EPC#:** \_\_\_\_\_ **Work Order#:** \_\_\_\_\_  
**Legal Description:** All of Block One (1) of Chelwood Park  
**City Address:** 12700 Lomas Blvd NE, Albuquerque, NM 87123

**Engineering Firm:** High Mesa Consulting Group **Contact:** Graeme Means  
**Address:** 6010-B Midway Park Blvd. NE, Albuquerque, NM 87109  
**Phone#:** (505) 345-4250 **Fax#:** (505) 345-4254 **E-mail:** gmeans@highmesacg.com

**Owner:** O'Reilly Automotive Stores, Inc. **Contact:** Sheldon Jennings  
**Address:** 233 South Patterson, Springfield, MO 65802  
**Phone#:** (417) 862-2674 **Fax#:** (417) 874-7112 **E-mail:** sjennings@oreillyauto.com

**Architect:** CASCO **Contact:** Mike Chura  
**Address:** 10877 Watson Road, St. Louis, MO 63127  
**Phone#:** (314) 821-1100 **Fax#:** (314) 821-4162 **E-mail:** oreillygu@cascoCorp.com

**Other Contact:** Anderson Engineering, Inc. (Design Engineer) **Contact:** Paul J. Engel  
**Address:** 2045 W. Woodland, Springfield, MO 65807  
**Phone#:** (417) 866-2741 **Fax#:** (417) 866-2778 **E-mail:** pengel@aeincmo.com

Check all that Apply:

### DEPARTMENT:

☒ HYDROLOGY/ DRAINAGE  
☐ TRAFFIC/ TRANSPORTATION  
☐ MS4/ EROSION & SEDIMENT CONTROL

### TYPE OF SUBMITTAL:

☒ ENGINEER/ ARCHITECT CERTIFICATION  
☐ CONCEPTUAL G & D PLAN  
☐ GRADING PLAN  
☐ DRAINAGE MASTER PLAN  
☐ DRAINAGE REPORT  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ TRAFFIC IMPACT STUDY (TIS)  
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)  
☐ OTHER (SPECIFY) \_\_\_\_\_

### CHECK 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  
☐ PRE-DESIGN MEETING  
☐ OTHER (SPECIFY) \_\_\_\_\_

IS THIS A RESUBMITTAL?: ☒ Yes ☐ No

DATE SUBMITTED: 09/09/2016 By: Ryan Curlev

COA STAFF: \_\_\_\_\_ ELECTRONIC SUBMITTAL RECEIVED: \_\_\_\_\_