

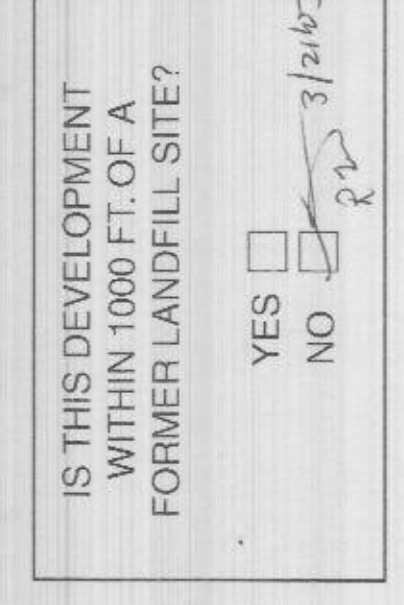
APPLICANT TO PROVIDE ALL INFORMATION BELOW:

TYPE OF APPLICATION: [X] NEW BUILDING [] REMODEL [] SHELL-ONLY [] REPAIR [] ADDITION [] OTHER []
LEGAL DESCRIPTION: LOT NO. 2536, SUBDIVISION BIRCHWOOD COUNTRY, BLOCK NO., UNIT, TRACT, PARCEL, UNIFORM PROPERTY CODE
OWNER: DEC ENTERPRISE INVESTMENT, PHONE 922-221-8279, ADDRESS 444 W. ANAPAY TAY, KLING TEXAS, ZIP 75602
ARCHITECT/ENGINEER OR DESIGNER: ADDRESS, PHONE, ZIP
CONTRACTOR: T.B.D. PERMITS CONSULTING, PHONE 922-221-8279, ADDRESS 1000 GIVE WAY, SUITE 100, WILSONVILLE, OR 97147, ZIP 97147
NM STATE LICENSE NO., LICENSE CLASSIFICATION, NM STATE TAX NO., ALB. BUSINESS REG. NO.

CERTIFICATE OF OCCUPANCY REQUIRED? YES NO [] [X]

SHELL CERTIFICATE OF COMPLETION REQUIRED? [] [X]
APPROVALS REQUIRED PRIOR TO ISSUANCE OF CERTIFICATE: ENVIRONMENTAL HEALTH [] [X], FIRE MARSHAL [] [X], HYDROLOGY [] [X], MECHANICAL [] [X], PLUMBING [] [X], ELECTRICAL [] [X], BOILER [] [X], ELEVATOR [] [X], REFUSE [] [X], TRANSPORTATION DEVELOPMENT [] [X], BUILDING CODE [] [X], ZONING [] [X]
NOTE: Final inspections are required on all permitted work whether a Certificate of Occupancy is required or not.

PLAN CHECK APPLICATION NO. 0304202
PLAN CHECK APP. FEE 170.41 ADJUSTED
ZONING 350 F.P.O.
VALUATION OF WORK 25,000
BUILDING PERMIT NO. 0304202
BUILDING PERMIT FEE 202.41



CITY OF ALBUQUERQUE BUILDING SAFETY DIVISION 600 Second Street N.W. Albuquerque, New Mexico 87102

GENERAL NOTES

- One set of approved plans shall be kept on the site of the building or work at all times during which the work authorized thereby is in progress.
Separate permits are required for plumbing, gas and electrical work.
For foundation-only permits, a separate set of plans must be submitted. Plumbing, mechanical and electrical work in under the slab shall be inspected and approved before any concrete is poured.
The issuance of a permit does not guarantee that the permit holder (owner) will receive a Certificate of Occupancy upon completion of construction. It is the permit holder's responsibility to comply with all of the requirements for a Certificate of Occupancy including obtaining water and sanitary sewer service, electrical service and natural gas service.
The issuance of this building permit does not constitute a guarantee of water and sanitary sewer service. Such availability is determined by the Utility Development Division of the Public Works Department.
City-approved street and alley top-of-curb elevations shall be used when establishing lot grades and rear property lines. In the event that these approved elevations are not used, the City assumes no responsibility for loss of access to property or damage to property-line walls upon construction of streets, alleys, cuts and gutters.
Separate permits are required for retaining walls, garden walls and fences.
Gates in walls or fences on private or public property shall not swing over sidewalks, streets, alleys or other public rights-of-way.
Toilet facilities for the workers shall be provided at all construction sites.

1-8

ZONING ENFORCEMENT # 25

(505) 924-3849
CITY ZONE SUIP ZONING MAP A-13 LOT ACREAGE 441109-491520D
CASE FILE NO. USE: Storage shed not to exceed 8 ft in height
CAUTION ON LOCATION OF STRUCTURE: City approval is contingent upon correct information being received from the owner's agent (architect, engineer, etc.). Zoning approval is for structures sited exactly as specified on these plans. Setbacks are measured from the lot lines. The lot line at the street right-of-way is not necessarily the curb or the edge of the sidewalk.
S. Park Development Fee, Park Dedication and Development Ordinance, Sections 14-9.3(A) and (B), ROA 1994.
Landscaping and irrigation shall be designed, installed, maintained and operated as required by the Water Conservation, Landscaping and Water Waste Ordinance 6-1, ROA 1994.
All construction shall be in compliance with the Solar Permit Ordinance, 14-11, ROA, 1994. City approval of plans is not a guarantee of compliance with any private solar rights which may be recorded with the County Clerk pursuant to Section 14-9-1, N.M.S.A. 1978.
Proposed construction complies with the Comprehensive City Zoning Code, 14-16, ROA, 1994.



ENVIRONMENTAL HEALTH CONSTRUCTION SERVICES SECTION (505) 924-3623

PLANS DISAPPROVED DATE
PLANS APPROVED DATE
CONDITIONAL APPROVAL DATE
E-Mail: aehconstserv@cabq.gov
PLEASE NOTE: Environmental Health administers programs which are not in the general construction permit review process. If the Construction Services Section has determined that your project is regulated by such a program, you will be granted CONDITIONAL APPROVAL. The specifics of the approval conditions will be provided below along with appropriate contact information. While the CONDITIONAL APPROVAL will not insure the issuance of your general construction permit, failure to observe the approval conditions will prevent Construction Services personnel from conducting a final inspection of your project.

TRANSPORTATION DEVELOPMENT (505) 924-3620

PLANS DISAPPROVED DATE
PLANS APPROVED DATE
PLANS CORRECTIONS REQUIRED (INDICATE ORDINANCE SECTION REFERENCE)

SOLID WASTE DISPOSAL (505) 761-8100

A final inspection by the plan checker of the Solid Waste Management Department (SWMD) is required. Required refuse container(s) shall be in place before a Certificate of Occupancy will be issued.
An inspection by the SWMD plan checker is required before the concrete slab or apron is poured.
Each customer shall provide their own refuse container(s).
Contact the SWMD at least thirty (30) days prior to occupancy to start service.
Proposed construction complies with the Albuquerque Municipal Refuse Collection Service Ordinance (Ordinance 42-1980, as amended).
PLANS DISAPPROVED DATE
PLANS APPROVED DATE
PLANS CORRECTIONS REQUIRED (INDICATE ORDINANCE SECTION REFERENCE)

HYDROLOGY (505) 924-3983

PLANS DISAPPROVED DATE
PLANS APPROVED DATE
PLANS DISAPPROVED FOR THE FOLLOWING REASONS:
Drainage report/plan required for new construction and for additions of 500 square feet or more to existing structures. See Section 14-52-12 of the City's Drainage Ordinance. A pre-design conference with this office is recommended.
Follow procedures for drainage submitted as outlined on page 1, Section 17, Volume 1 of the City's Development Process Manual.
Attach a copy of the approved drainage report/plan to each set of building plans.
Pending approval of drainage report/plan submitted.

FIRE MARSHAL (505) 924-3611

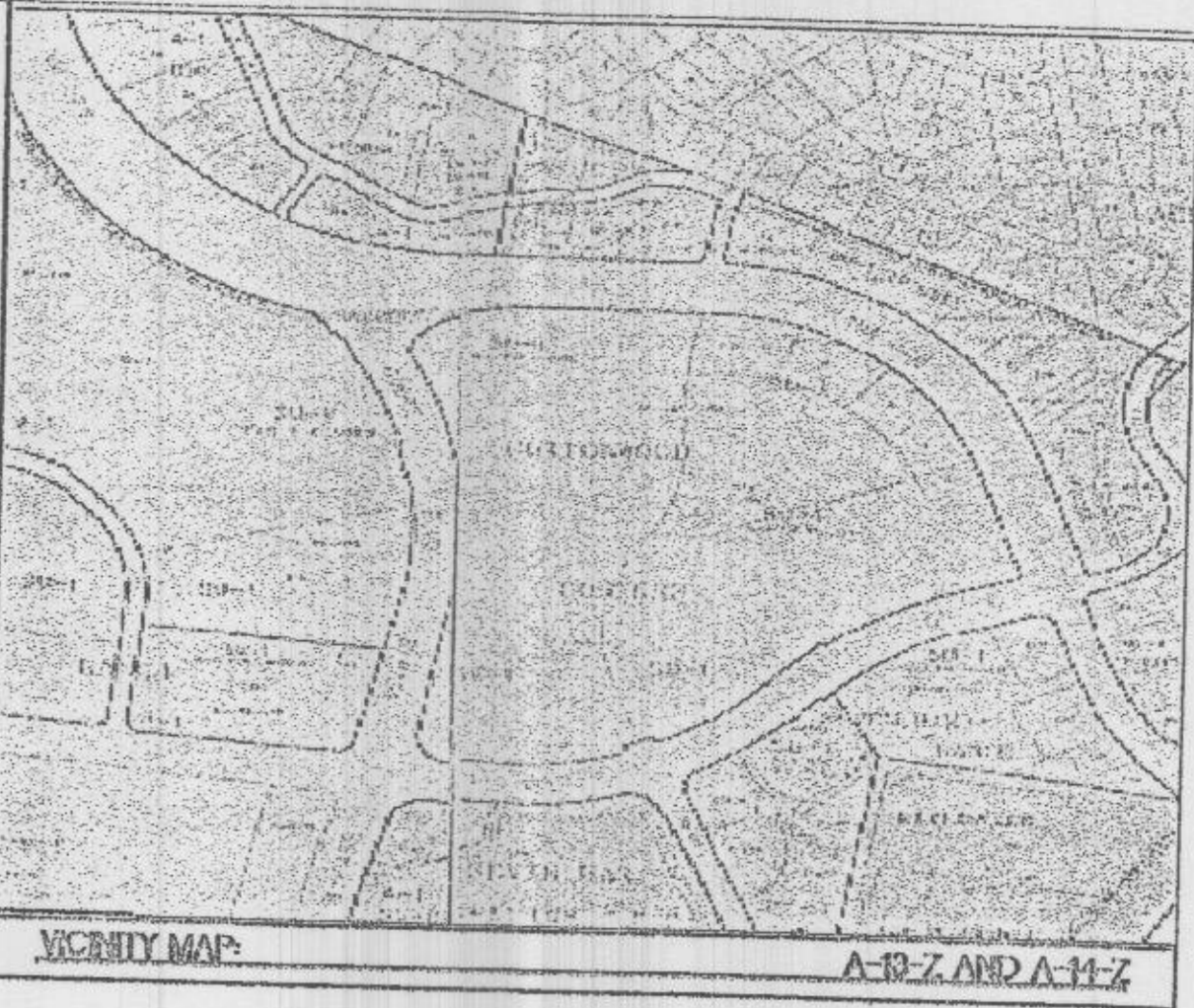
All items listed below shall be installed in accordance with applicable fire codes prior to a building (or portion of a building) being occupied.
All required fire hydrants shall be installed and operable before any building (or portion of the building) is occupied.
An approved and adequate water supply shall be provided before any combustible materials are delivered to the building site.
NAME OF BUSINESS, STORE OR SPACE NO., OCCUPANCY GROUP, CONSTRUCTION TYPE, FIRE HYDRANT'S REQD.
PLANS DISAPPROVED DATE
PLANS APPROVED DATE
PLANS CORRECTIONS REQUIRED (INDICATE ORDINANCE SECTION REFERENCE)

UNIFORM BUILDING CODE (505) 924-39

Premises shall not be occupied until a Certificate of Occupancy has been issued in accordance with Section 309 of the Uniform Administrative Code.
DESCRIPTION OF WORK, SIZE OF BLDG. (SQ. FT.), OCCUPANCY GROUP A-2, 1, CONSTRUCTION TYPE YH STRAINLESS, BUILDING CODE EDITION (YR) 1997
PLANS DISAPPROVED DATE
PLANS APPROVED DATE 3-21-03
PLANS CORRECTIONS REQUIRED (INDICATE ORDINANCE SECTION REFERENCE)

UPC, UMC, NEC (505) 924-3987

CODE EDITIONS (YR.): UPC, UMC, NEC
PLANS DISAPPROVED DATE
PLANS APPROVED DATE
PLANS CORRECTIONS REQUIRED (INDICATE ORDINANCE SECTION REFERENCE)



LEGAL DESCRIPTION:
TRACT B-3C COTTONWOOD CORNERS

NOTES:

1. ALL SPOT ELEVATIONS ARE AT TOP OF PAVEMENT UNLESS NOTED.
2. REFER TO THE GEOTECHNICAL REPORT AND STRUCTURAL PLANS FOR ALL GROUND WORK PREPARATIONS.
3. ALL DROP INLETS ARE TO BE SINGLE "D" TYPE PER COA STD DWG#2206
4. LANDSCAPING AND TREES SHOWN FOR REFERENCE ONLY. SEE APPROVED LANDSCAPING PLAN FOR DETAILS.
5. ALL CURBWORK IS TO BE 6" HEADER CURB, UNLESS OTHERWISE SPECIFIED. COA STD. DWG#2415

LEGEND

SYMBOL	DESCRIPTION
○	EXISTING S&S MANHOLE
---	EXISTING SANITARY SEWER LINE
---	EXISTING WATER LINE
---	EXISTING STORM SEWER MANHOLE
---	EXISTING STORM SEWER INLET
---	EXISTING STORM SEWER LINE
---	EXISTING FENCE
---	EXISTING CURB & GUTTER
---	PROPOSED 6" HEADER CURB
---	BOUNDARY LINE
---	EXISTING BOUNDARY LINE
---	PROPOSED SIDEWALK
---	EXISTING SIDEWALK
---	FUTURE SIDEWALK
---	PROPOSED PERIMETER WALL
---	EXISTING PERIMETER WALL
---	PROPOSED RETAINING WALL
---	EXISTING RETAINING WALL
---	EXISTING CONTOUR
---	EXISTING INDEX CONTOUR
---	PROPOSED CONTOUR
---	PROPOSED INDEX CONTOUR
---	SLOPE TIE
---	EXISTING 1:1 ROCK PLATING
---	RIGHT-OF-WAY
---	BENCH MARK
---	STREET LIGHTS
---	CONSTRUCTION LIMITS

10000# ADMINISTRATIVE
DEVELOPMENT PLAN AMENDMENT
03111
FILE NO. AA-00117
M. J. ...
PLANNING DIRECTOR ... 2/3/03

SITE DATA

TRACT B3 - PAD 2

PROPOSED USAGE: UNKNOWN

LOT AREA: 73,428 SF (1.6856 ACRE) ±

BUILDING AREA: 10,643 SF

PARKING/DRIVEWAY: 21,702 SF ±

SIDEWALKS: 5,748 SF ±

LANDSCAPE AREA: 10,409 SF ±

LANDSCAPING REQUIRED: 15% OF PAVING AREA = 9,425 SF ±

PARKING PROVIDED: 90 SPACES

PARKING REQUIRED: 90 SPACES (BASED ON SEATING=358)

HC PARKING PROVIDED: 4 SPACES

HC PARKING REQUIRED: 4 SPACES

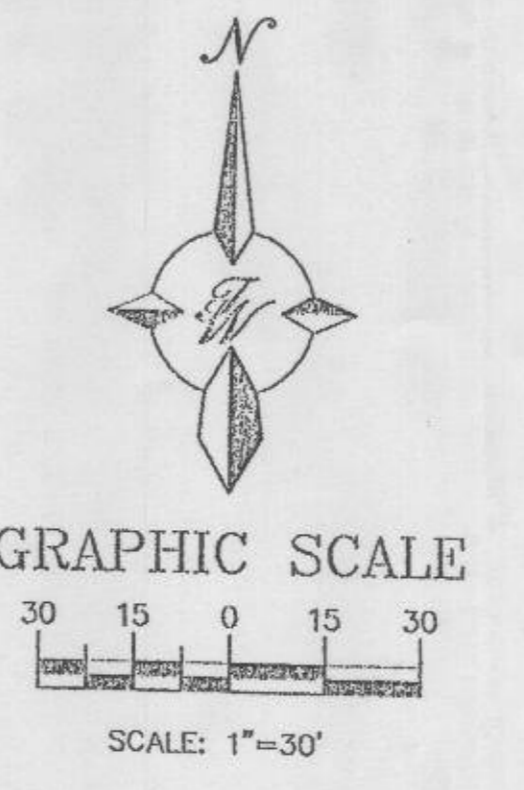
VAN ACCESSIBLE: 1 SPACES

DATE: MAR 21 2003

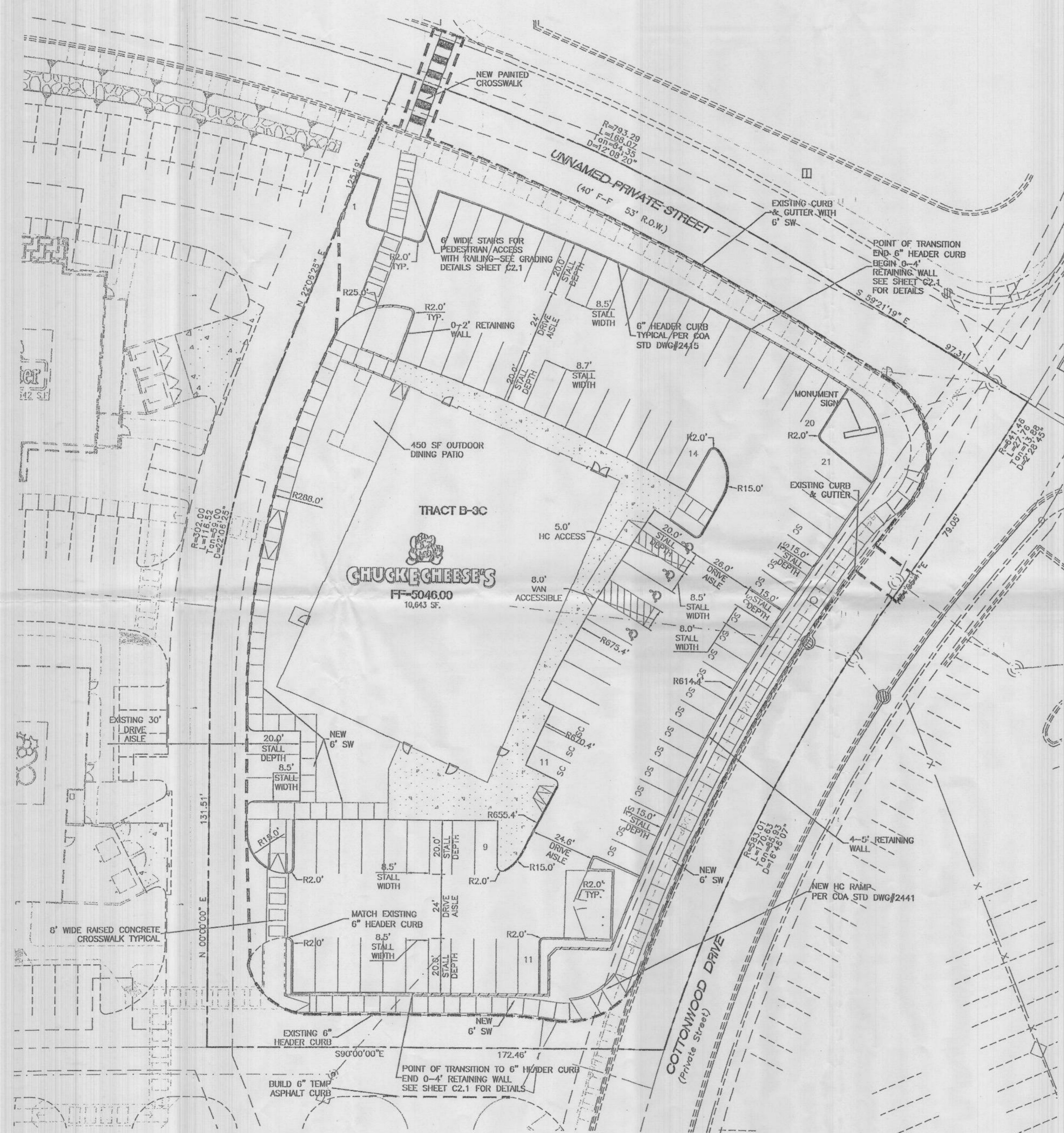
U.S.C. CHECK SECTION

CEC APPROVED FINAL CONSTRUCTION SET 02/07/03

2



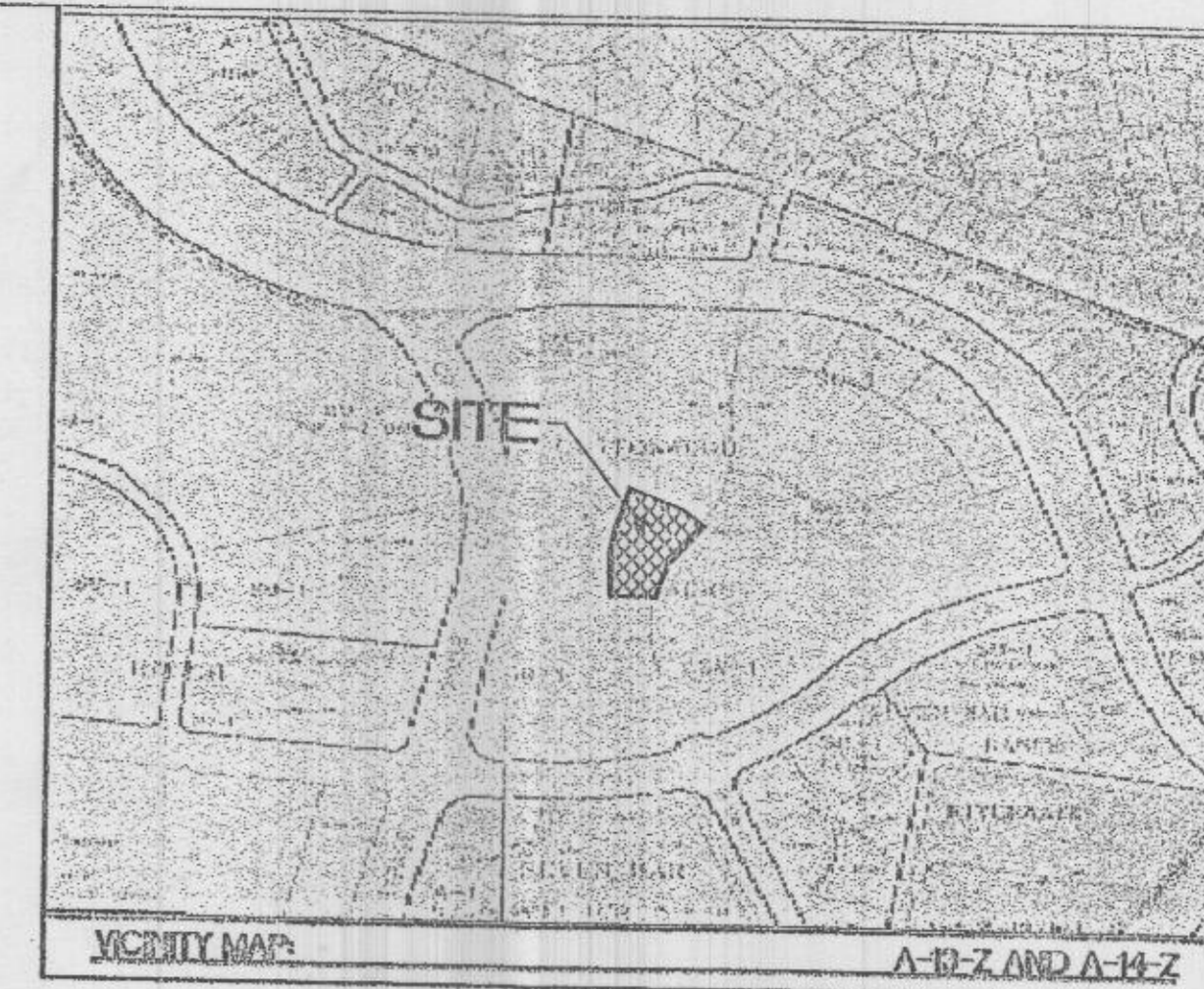
ENGINEER'S SEAL RONALD R. BOHANNAN P.E. #7868	CHUCK E. CHEESES COTTONWOOD CORNERS TRACT B3-C AMENDED SITE PLAN	DRAWN BY: MP DATE: 01.08.2003 220067M-SP.DWG
	TRINIA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET # JOB # 220067



SITE DATA

TRACT B3 - PAD 2

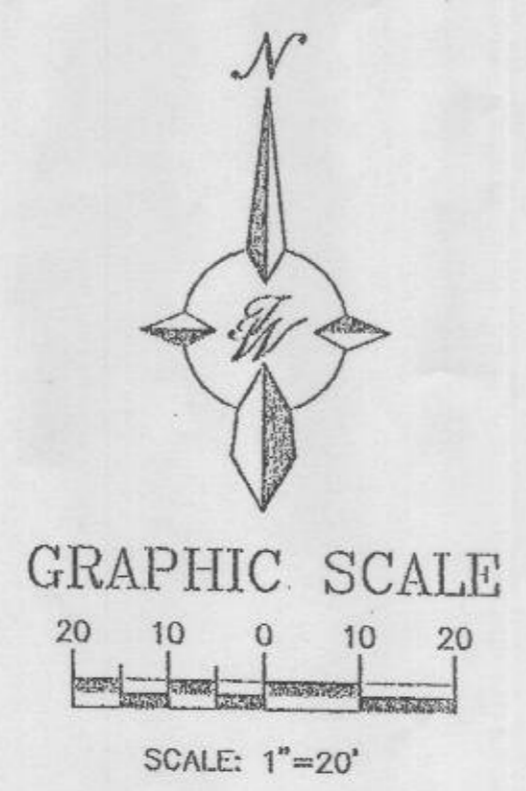
PROPOSED USAGE:	UNKNOWN
LOT AREA:	73,428 SF (1.6856 ACRE) ±
BUILDING AREA:	10,643 SF
PARKING/DRIVEWAY:	21,782 SF ±
SIDEWALKS:	5,748 SF ±
LANDSCAPE AREA:	10,409 SF ±
LANDSCAPING REQUIRED:	15% OF PAVING AREA = 9,425 SF ±
PARKING PROVIDED:	90 SPACES
PARKING REQUIRED:	90 SPACES (BASED ON SEATING=350)
SMALL CAR (23.3%):	21 SPACES (PROVIDED)
HC PARKING PROVIDED:	4 SPACES
HC PARKING REQUIRED:	4 SPACES
	1 SPACES VAN ACCESSIBLE



LEGAL DESCRIPTION:
TRACT B-3C COTTONWOOD CORNERS

- NOTES:**
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LEGEND	DESCRIPTION
○	EXISTING GAS MANHOLE
---	EXISTING SANITARY SEWER LINE
---	EXISTING WATER LINE
⊙	EXISTING STORM SEWER MANHOLE
---	EXISTING STORM SEWER INLET
---	EXISTING STORM SEWER LINE
---	EXISTING FENCE
---	EXISTING CURB & GUTTER
---	PROPOSED 6" HEADER CURB
---	BOUNDARY LINE
---	EXISTING BOUNDARY LINE
---	PROPOSED SIDEWALK
---	EXISTING SIDEWALK
---	FUTURE SIDEWALK
---	PROPOSED PERIMETER WALL
---	EXISTING PERIMETER WALL
---	PROPOSED RETAINING WALL
---	EXISTING RETAINING WALL
---	EXISTING CONTOUR
---	EXISTING INDEX CONTOUR
---	PROPOSED CONTOUR
---	PROPOSED INDEX CONTOUR
---	SLOPE TIE
---	EXISTING 1:1 ROCK PLATING
---	RIGHT-OF-WAY
△	BENCH MARK
☆	STREET LIGHTS
---	CONSTRUCTION LIMITS

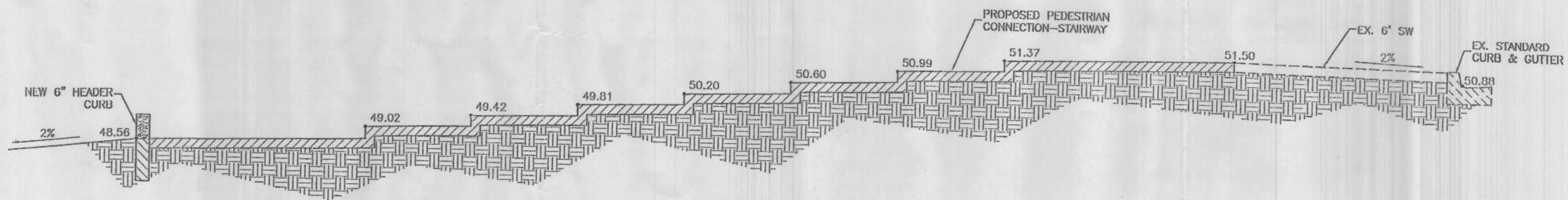
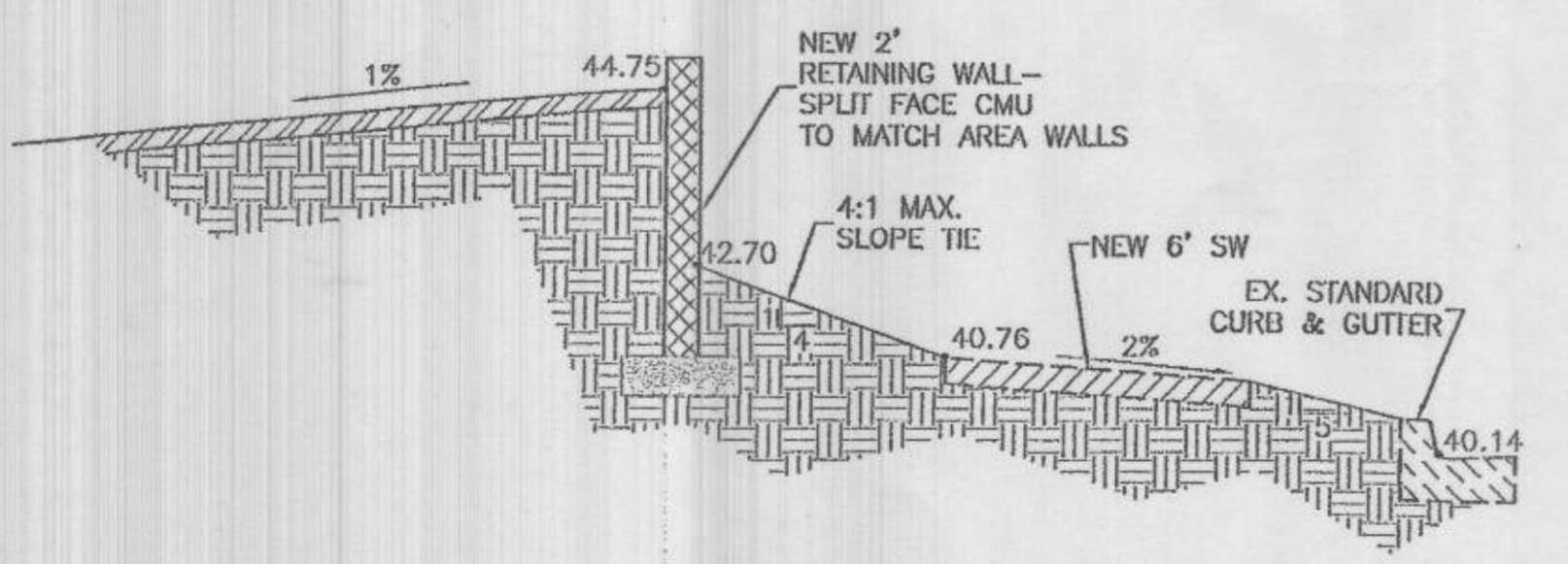
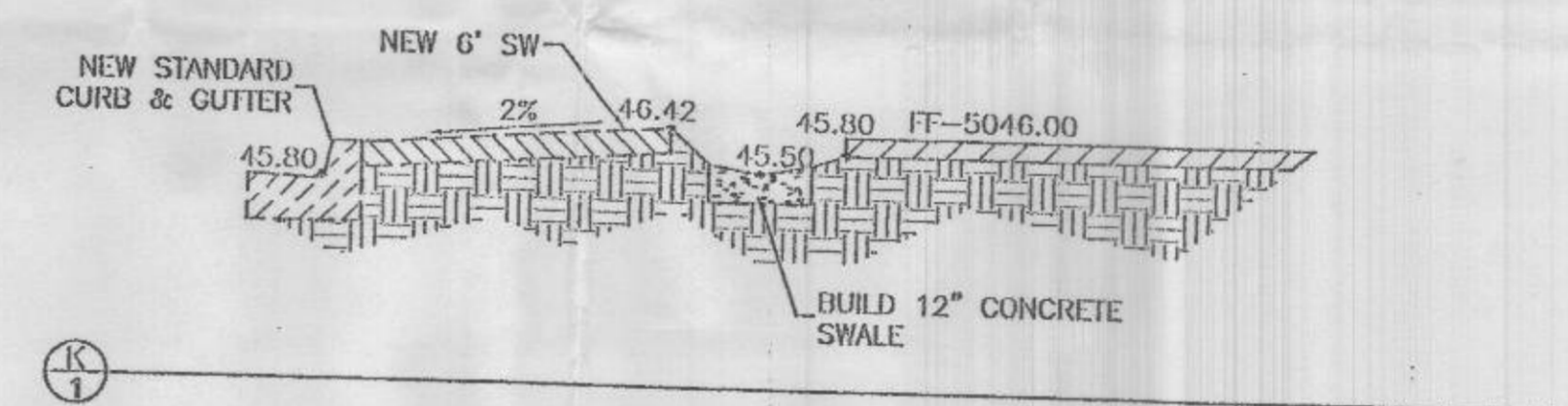
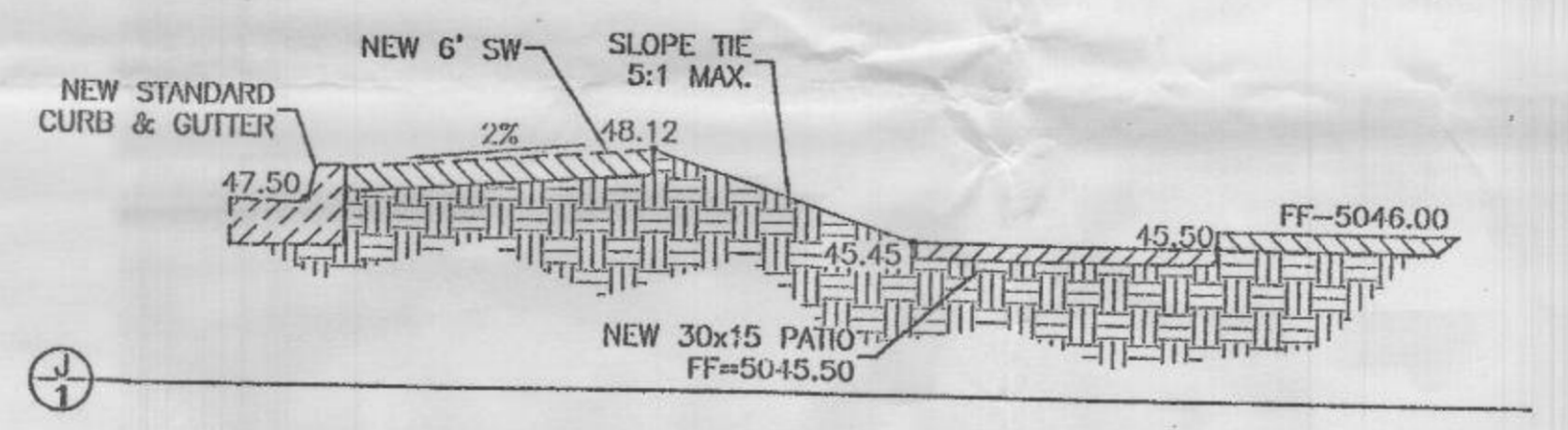
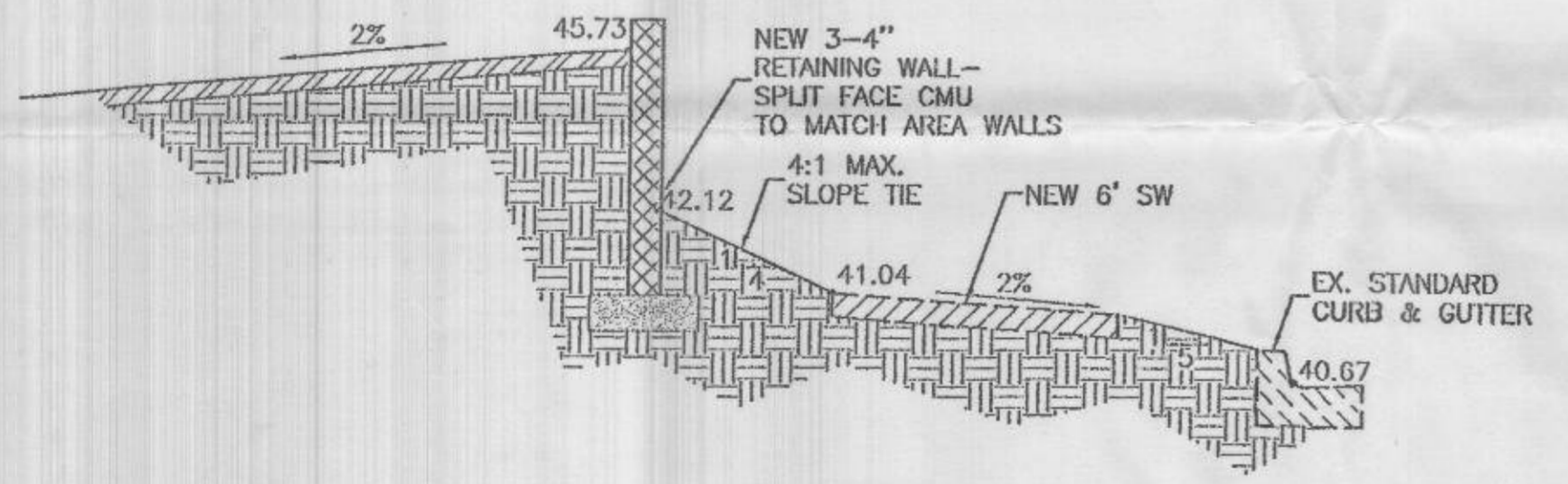
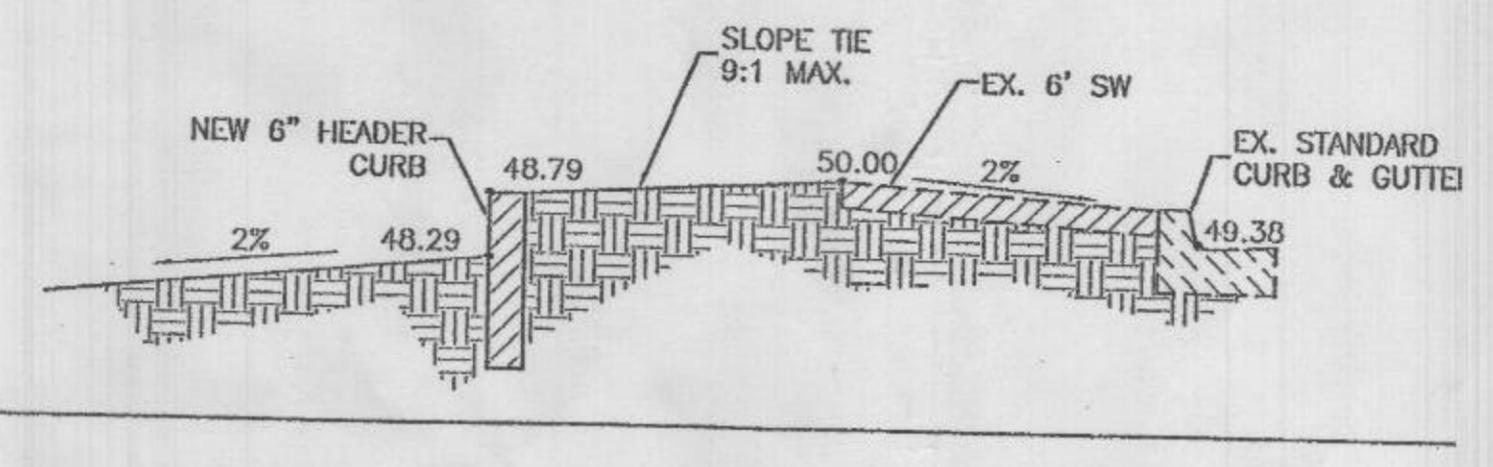
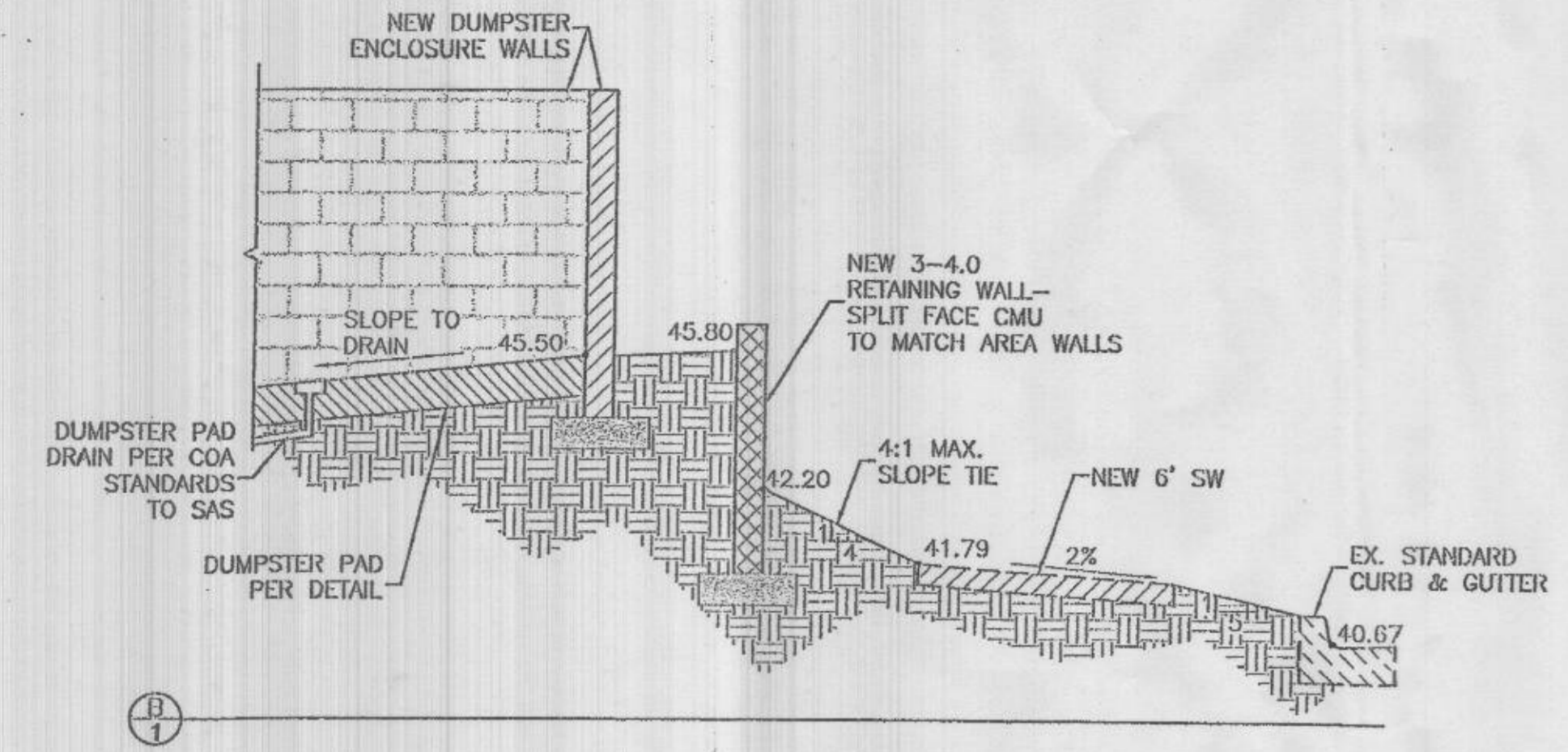
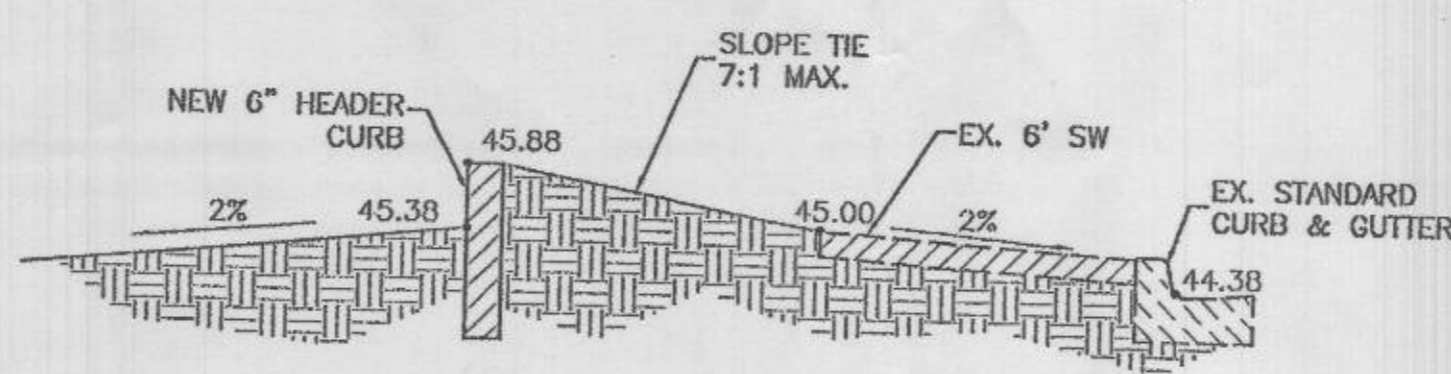
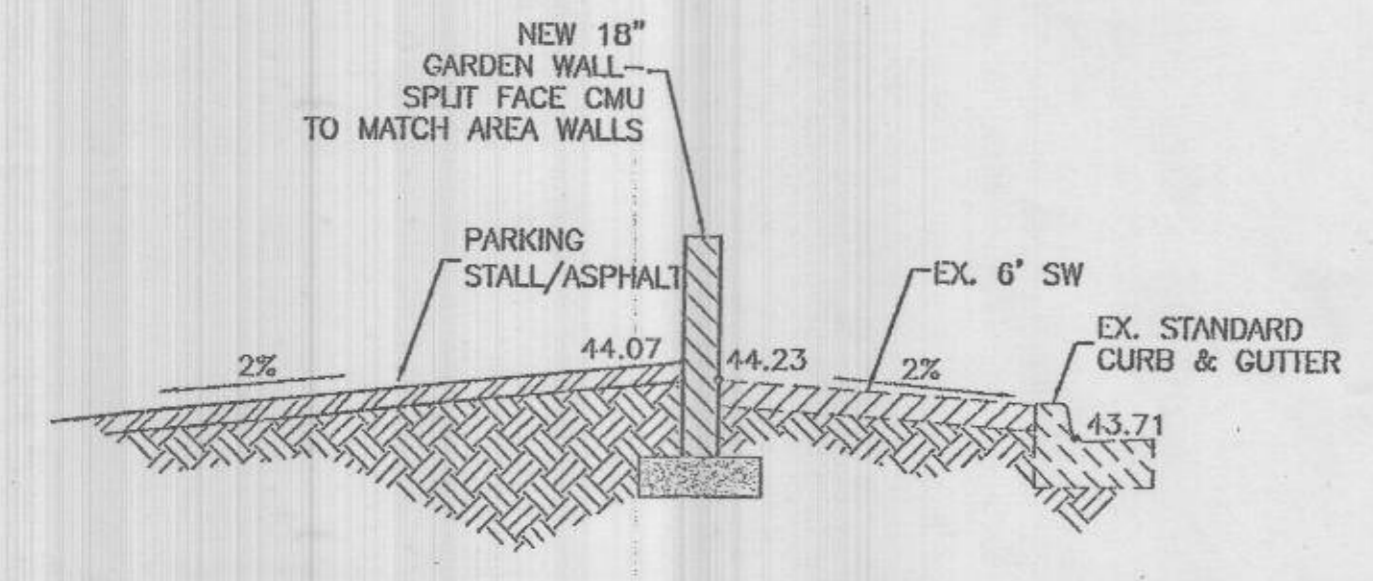


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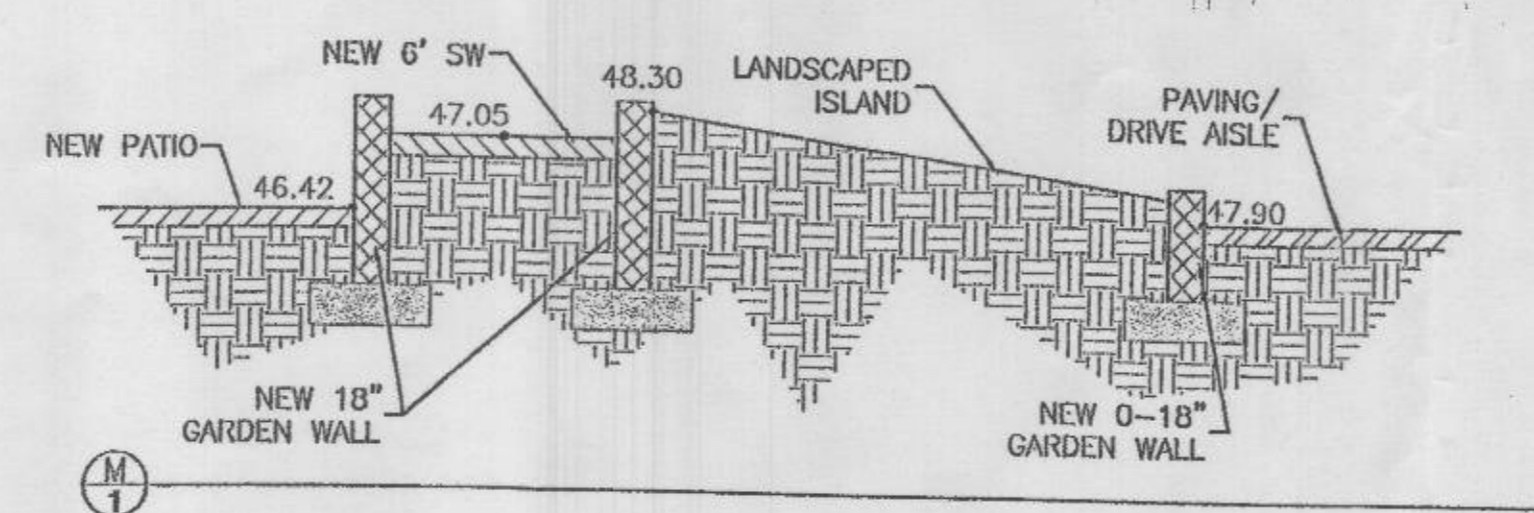
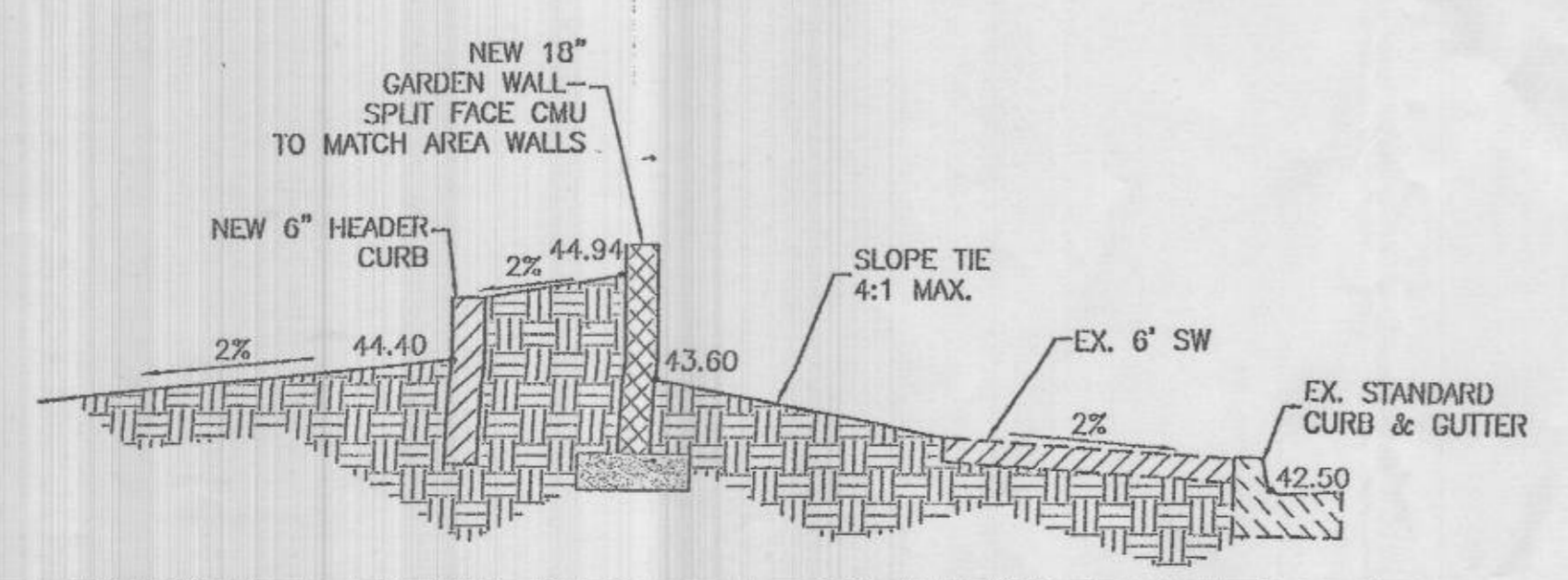
ALBUQUERQUE
BUILDING & SAFETY
MAR 21 2003
U.S.C.
PLAN CHECK
SECTION

CEC APPROVED FINAL CONSTRUCTION SET 02/17/03

	CHUCK E. CHEESES COTTONWOOD CORNERS	DRAWN BY MP
	TRACT B3-C SITE PLAN	DATE 01.22.2003
TIFFINA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET # CA10	220067SP.DWG
RONALD R. BOHANNAN P.E. #7868	JOB # 220067	



NOTE:
3' TREAD W/ 4" RISE
WITH 6+ LANDINGS



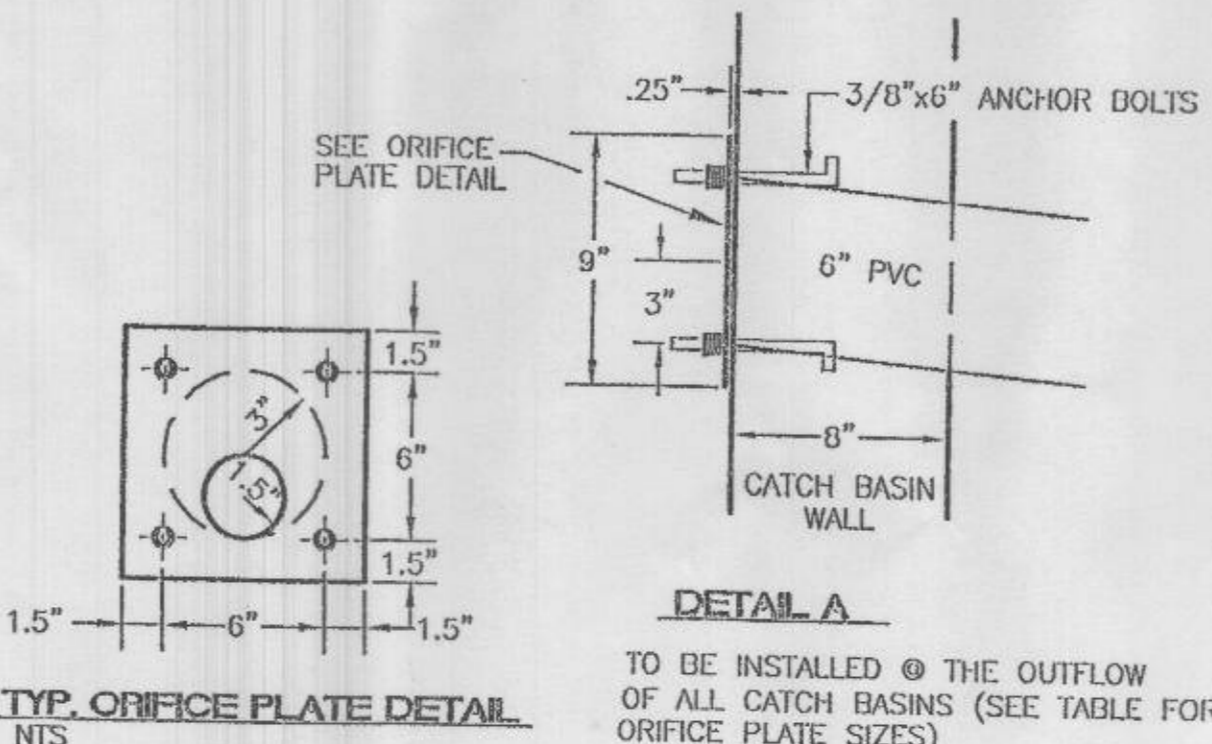
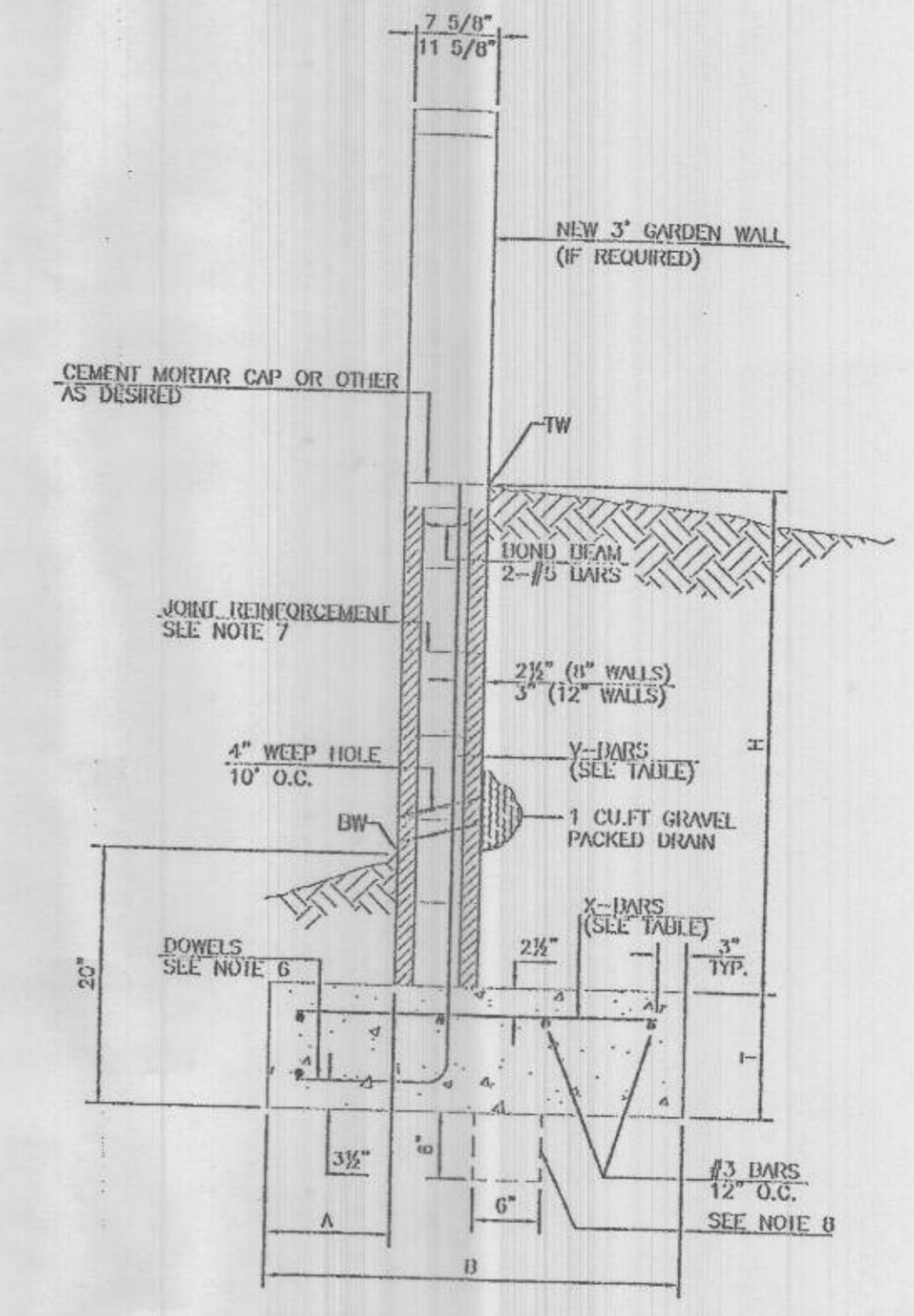
8 INCH REINFORCED CONCRETE MASONRY WALL

H	A	B	T	V-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
3'-4"	8"	2'-4"	9"	#3 @32" O.C.	#3 @27" O.C.
4'-0"	10"	2'-9"	9"	#4 @32" O.C.	#3 @27" O.C.
4'-8"	12"	3'-4"	10"	#5 @32" O.C.	#3 @27" O.C.
5'-4"	14"	3'-8"	10"	#4 @16" O.C.	#4 @30" O.C.
6'-0"	16"	4'-2"	12"	#6 @24" O.C.	#4 @25" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL

H	A	D	T	V-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
5'-4"	14"	3'-8"	10"	#4 @24" O.C.	#3 @25" O.C.
6'-0"	16"	4'-2"	12"	#4 @16" O.C.	#4 @30" O.C.
6'-8"	18"	4'-6"	12"	#6 @24" O.C.	#4 @22" O.C.
7'-4"	18"	4'-10"	12"	#5 @16" O.C.	#5 @26" O.C.
8'-0"	20"	5'-4"	12"	#7 @24" O.C.	#5 @21" O.C.

- GENERAL NOTES:
1. ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
 2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
 3. BACKFILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
 4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
 5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
 6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 20 BAR DIA INTO THE FIELDED BLOCK CORES, AND SHALL EXTEND TO THE TOP OF THE FOOTING.
 7. JOINT REINFORCEMENT CONSISTING OF #6A LONGITUDINAL WIRE AND 3/16" CROSS RODS SHALL BE PROVIDED AT 6" CENTERS VERTICALLY.
 8. PROVIDE KEY FOR 10" AND 12" WALLS WHERE H EXCEEDS 6'-0"
 9. USE OTHER EXPANSION JOINTS ON 20" CENTERS OR PILEGERS EVERY 10'.



- NOTES:
1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
 2. ALL CROSS-SECTIONS ARE NOT TO SCALE.
 3. UTILITIES ARE NOT SHOWN; IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS, PRIOR TO ANY EXCAVATION OR CONSTRUCTION ACTIVITIES.

ENGINEER'S SEAL 	CHUCK 'E' CHEESE'S GRADING AND DRAINAGE DETAILS SHEET	DRAWN BY MP
		DATE 01.23.2003
		220067GR.DWG
		SHEET # C2.1
		JOB # 22-1187

TERESA WEST, LLC
8509 JEFFERSON NE
ALBUQUERQUE, NEW MEXICO 87113
(505)858-3100

RONALD R. LOHMANN
P.E. #7668

CEC-APPROVED FINAL CONSTRUCTION SET 02/17/03

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