Public Works/Hydrology

A14/D10B

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A14/D10B

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City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

September 17, 1999

R. P. Bohannan, P.E.
Easterling & Associates, Inc.
2600 American Road SE, Suite 100
Rio Rancho, New Mexico 87124

RE: Engineer's Certification for La-Z-Boy, Tracts G-1A-2A and G-1A-2B, Seven Bar Ranch, (A14/D10B) Submitted for Certificate of Occupancy Approval, Engineer's Certification Stamp Dated 9/8/99.

Dear Mr. Bohannan:

Based on the information provided, the above referenced certification plan is adequate for release of the permanent Certificate of Occupancy for Phase I, the La-Z-Boy site.

If you have any questions, or if I may be of further assistance for you, please call me at 924-3982.

Sincerely,

Susan M. Calongne, P.E.
City/County Floodplain Administrator

c: Whitney Reierson, City Hydrology
Jeff Mauldin, LA-Z-Boy Furniture Gallery
File

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

25×

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Easterling & Associates, Inc.

2600 THE AMERICAN ROAD SE, SUITE 100
RIO RANCHO, NEW MEXICO 87124
(505) 898-8021
FAX (505) 898-8501

LETTER OF TRANSMITTAL

Date: September 8, 1999	Job No.: 4890
Re: Grading & Drainage Plan for Tracts G-1A-2A and G-1A-2B, Seven Bar La-z-boy Store	

To: City of Albuquerque
PWD Engineering Hydrology
Plaza del Sol, 600 2nd Street NW
Albuquerque, NM 87103

Attn: **Susan Calongne, P.E.**

WE ARE SENDING YOU ☑ Attached ☐ Under Separate Cover via Courier the following items:

☐ Shop Drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications
☐ Copy of letter ☐ Change order ☐ _____

Copies	Date	No	Description
1	9/8/99		Engineer's Certification for Permanent Certificate of Occupancy
			Phase 1 Grading & Drainage Improvements
1	9/8/99		Drainage Information Sheet

RECEIVED
SEP 09 1999
HYDROLOGY SECTION

THESE ARE TRANSMITTED AS CHECKED BELOW:

☑ For approval ☐ Approved as submitted ☐ Resubmit ____ copies for approval
☐ For your use ☐ Approved as noted ☐ Submit ____ copies for distribution
☐ As requested ☐ Returned for corrections ☐ Return ____ corrected prints
☐ For review and comment ☐ _____
☐ FOR BIDS DUE _____, 19___ ☐ PRINTS ON LOAN – RETURN TO *EA* AFTER BID

Remarks: Susan:
The punch list work noted on the Certification for the Temporary Certification has been completed. This certification is for the permanent CO. Please call me if you have any questions.

Thanks,

COPY TO: Jeff Mauldin, La-z-boy
Mark Strong, Jaynes
Randy Rhodes, Jaynes
Jim Lewis, SLNB Architects

SIGNED: R P Bohannan
R. P. Bohannan

RECEIVED BY: _____ DATE: 9/9/99

If enclosures are not as noted, kindly notify us at once.

Form Rev. 6/16/97

25×

0000 0000 1729

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Seven Bar Ranch Tract G-1A -2A and G-1A-2B ZONE ATLAS/DRNG. FILE #: A-14 / D010

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Tract G-1A,-2A and G-1A-2B, Seven Bar Ranch

CITY ADDRESS: Southeast Corner Ellison Drive and Cottonwood Drive, NW 3750 Ellison

ENGINEERING FIRM: Easterling & Associates, Inc. CONTACT: R. P. Bohannan

ADDRESS: 10131 Coors Road, NW, Suite H-7 PHONE: 898-8021

Albuquerque, NM 87114-4048

OWNER: LA-Z-BOY Furniture Gallery CONTACT: Jeff Mauldin

ADDRESS: 5008 San Mateo NE PHONE: 505-238-5331

Albuquerque, NM 87109

ARCHITECT: SLNB Architects, Inc. CONTACT: James C. Lewis

ADDRESS: 1620 Central Ave. SE PHONE: 505-247-1529

Albuquerque, NM 87106

SURVEYOR: Surv-TEK, Inc CONTACT: Rusty Hugg

ADDRESS: 5643 Paradise Blvd. NW PHONE: 505-897-3366

Albuquerque, NM 87114

CONTRACTOR: Jaynes Corporation CONTACT: Mark Strong

ADDRESS: 2960 Broadway NE PHONE: 345-8598

Albuquerque, NM 87107

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT
___ DRAINAGE PLAN
___ CONCEPTUAL GRADING & DRAINAGE PLAN
___ GRADING PLAN
___ EROSION CONTROL PLAN
X ENGINEER'S CERTIFICATION
___ OTHER _____

PRE-DESIGN MEETING:

___ YES
X NO
___ COPY PROVIDED

DATE SUBMITTED: September 8, 1999

BY: _____

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL
___ PRELIMINARY PLAT APPROVAL
___ S. DEV. PLAN FOR SUB'D. APPROVAL
___ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
___ SECTOR PLAN APPROVAL
___ FINAL PLAT APPROVAL
___ FOUNDATION PERMIT APPROVAL
___ BUILDING PERMIT APPROVAL
X CERTIFICATE OF OCCUPANCY APPROVAL
___ GRADING PERMIT APPROVAL
___ PAVING PERMIT APPROVAL
___ S.A.D. DRAINAGE REPORT
___ DRAINAGE REQUIREMENTS
___ OTHER _____ (SPECIFY)

RECEIVED
SEP 09 1999
HYDROLOGY SECTION

17-8

Rev 1/90

25 x

0000 0000 1730

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

August 16, 1999

R. P. Bohannan, P.E.
Easterling & Associates, Inc.
2600 American Road SE, Suite 100
Rio Rancho, New Mexico 87124

RE: Engineer's Certification for La-Z-Boy, Tracts G-1A-2A and G-1A-2B, Seven Bar Ranch, (A14/D10B) Submitted for Certificate of Occupancy Approval, Engineer's Stamp Dated 8/12/99.

Dear Mr. Bohannan:

The above referenced plan is adequate for release of a Temporary Certificate of Occupancy, therefore, this site has been released for 30-days.

Prior to release of the permanent Certificate of Occupancy, however, the incomplete items identified on the plan must be constructed. After construction is complete, your office must certify that the entire site in compliance with the approved plan. Please include the certification of the finish floor elevation.

If you have any questions, or if I may be of further assistance to you, please call me at 924-3982.

Sincerely,

Susan M. Calongne, P.E.
City/County Floodplain Administrator

c: Whitney Reierson, City Hydrology
Jeff Mauldin, LA-Z-Boy Furniture Gallery
File

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

25×

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DRAINAGE INFORMATION SHEET

PROJECT TITLE: Seven Bar Ranch Tract G-1A -2A and G-1A-2B ZONE ATLAS/DRNG. FILE #: A-14 / 107

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Tract G-1A,-2A and G-1A-2B, Seven Bar Ranch

CITY ADDRESS: Southeast Corner Ellison Drive and Cottonwood Drive, NW

ENGINEERING FIRM: Easterling & Associates, Inc. CONTACT: R. P. Bohannan

ADDRESS: 10131 Coors Road, NW, Suite H-7 PHONE: 898-8021

Albuquerque, NM 87114-4048

OWNER: LA-Z-BOY Furniture Gallery CONTACT: Jeff Mauldin

ADDRESS: 5008 San Mateo NE PHONE: 505-238-5331

Albuquerque, NM 87109

ARCHITECT: SLNB Architects, Inc. CONTACT: James C. Lewis

ADDRESS: 1620 Central Ave. SE PHONE: 505-247-1529

Albuquerque, NM 87106

SURVEYOR: Surv-TEK, Inc CONTACT: Rusty Hugg

ADDRESS: 5643 Paradise Blvd. NW PHONE: 505-897-3366

Albuquerque, NM 87114

CONTRACTOR: Jaynes Corporation CONTACT: Mark Strong

ADDRESS: 2960 Broadway NE PHONE: 345-8598

Albuquerque, NM 87107

TYPE OF SUBMITTAL:

- ___ DRAINAGE REPORT
- X DRAINAGE PLAN
- ___ CONCEPTUAL GRADING & DRAINAGE PLAN
- X GRADING PLAN
- ___ EROSION CONTROL PLAN
- ___ ENGINEER'S CERTIFICATION
- ___ OTHER _____

PRE-DESIGN MEETING:

- ___ YES
- X NO
- ___ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

ok for Temp (30-DAY) CO Smc 8-13-99

- ___ SKETCH PLAT APPROVAL
- ___ PRELIMINARY PLAT APPROVAL
- ___ S. DEV. PLAN FOR SUB'D. APPROVAL
- ___ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ___ SECTOR PLAN APPROVAL
- ___ FINAL PLAT APPROVAL
- ___ FOUNDATION PERMIT APPROVAL
- ___ BUILDING PERMIT APPROVAL
- X CERTIFICATE OF OCCUPANCY APPROVAL
- ___ GRADING PERMIT APPROVAL
- ___ PAVING PERMIT APPROVAL
- ___ S.A.D. DRAINAGE REPORT
- ___ DRAINAGE REQUIREMENTS
- ___ OTHER _____ (SPECIFY)

RECEIVED AUG 12 1999 HYDROLOGY SECTION

DATE SUBMITTED: August 12, 1999

BY: R.P. Bohannan

17-8

Rev 1/90

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0000 0000 1732

Easterling & Associates, Inc.

2600 THE AMERICAN ROAD SE, SUITE 100
RIO RANCHO, NEW MEXICO 87124
(505) 898-8021
FAX (505) 898-8501

LETTER OF TRANSMITTAL

Date: August 12, 1999	Job No.: 4890
Re: Grading & Drainage Plan for Tracts G-1A-2A and G-1A-2B, Seven Bar La-z-boy Store	

To: City of Albuquerque
PWD Engineering Hydrology
Plaza del Sol, 600 2nd Street NW
Albuquerque, NM 87103

Attn: **Susan Calongne, P.E.**

WE ARE SENDING YOU ☑ Attached ☐ Under Separate Cover via Courier the following items:

☐ Shop Drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications
☐ Copy of letter ☐ Change order ☐ _____

Copies	Date	No	Description
1	8/12/99		Engineer's Certification for Temporary Certificate of Occupancy
			Phase 1 Grading & Drainage Improvements
1	8/12/199		Drainage Information Sheet

RECEIVED
AUG 12 1999
HYDROLOGY SECTION

THESE ARE TRANSMITTED AS CHECKED BELOW:

☑ For approval
☐ For your use
☐ As requested
☐ For review and comment
☐ FOR BIDS DUE _____, 19___

☐ Appro
☐ Approv
☐ Returne
☐ _____

Please deliver

☐ Resubmit _____ copies for approval
☐ Submit _____ copies for distribution
☐ Return _____ corrected prints

RETURN TO EAI AFTER BID

Remarks: Susan:

Please call me when you get this so that we can discuss. The project changed during construction, and we prepared a revised grading and drainage plan. Fred Aguirre advised that we should just as-built the project at the end and not submit a revised G&D plan for approval because the turn-around was several weeks. In addition to the revision, the Phase 2 portion has been delayed. It is rough graded to retain all runoff. We need a temporary Certificate of Occupancy for the Phase 1 portion only.

Thanks,

SIGNED: R P Bohannan
R. P. Bohannan

COPY TO: Jeff Mauldin
Mark Strong
Randy Rhodes

RECEIVED BY: _____ DATE: _____

If enclosures are not as noted, kindly notify us at once.

Form Rev. 6/16/97

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Easterling & Associates, Inc.

2600 THE AMERICAN ROAD SE, SUITE 100
RIO RANCHO, NEW MEXICO 87124
(505) 898-8021
FAX (505) 898-8501

LETTER OF TRANSMITTAL

Date: August 12, 1999	Job No.: 4890
Re: Grading & Drainage Plan for Tracts G-1A-2A and G-1A-2B, Seven Bar La-z-boy Store	

To: City of Albuquerque
PWD Engineering Hydrology
Plaza del Sol, 600 2nd Street NW
Albuquerque, NM 87103

Attn: **Susan Calongne, P.E.**

WE ARE SENDING YOU ☑ Attached ☐ Under Separate Cover via Courier the following items:

☐ Shop Drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications
☐ Copy of letter ☐ Change order ☐ _____

Copies	Date	No	Description
1	8/12/99		Engineer's Certification for Temporary Certificate of Occupancy
			Phase 1 Grading & Drainage Improvements
1	8/12/199		Drainage Information Sheet

RECEIVED
AUG 12 1999
HYDROLOGY SECTION

THESE ARE TRANSMITTED AS CHECKED BELOW:

☑ For approval ☐ Approved as submitted ☐ Resubmit ____ copies for approval
☐ For your use ☐ Approved as noted ☐ Submit ____ copies for distribution
☐ As requested ☐ Returned for corrections ☐ Return ____ corrected prints
☐ For review and comment ☐ _____
☐ FOR BIDS DUE _____, 19___ ☐ PRINTS ON LOAN – RETURN TO *EAI* AFTER BID

Remarks: Susan:

Please call me when you get this so that we can discuss. The project changed during construction, and we prepared a revised grading and drainage plan. Fred Aguirre advised that we should just as-built the project at the end and not submit a revised G&D plan for approval because the turn-around was several weeks. In addition to the revision, the Phase 2 portion has been delayed. It is rough graded to retain all runoff. We need a temporary Certificate of Occupancy for the Phase 1 portion only.

Thanks,

SIGNED: R P Bohannan
R. P. Bohannan

COPY TO: Jeff Mauldin
Mark Strong
Randy Rhodes

RECEIVED BY: _____ DATE: _____

If enclosures are not as noted, kindly notify us at once.

Form Rev. 6/16/97

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DRAINAGE INFORMATION SHEET

PROJECT TITLE: Seven Bar Ranch Tract G-1A -2A and G-1A-2B ZONE ATLAS / DRNG. FILE #: A-14 / D10 B

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Tract G-1A,-2A and G-1A-2B, Seven Bar Ranch

CITY ADDRESS: Southeast Corner Ellison Drive and Cottonwood Drive, NW

ENGINEERING FIRM: Easterling & Associates, Inc. CONTACT: R. P. Bohannan

ADDRESS: 10131 Coors Road, NW, Suite H-7 PHONE: 898-8021

Albuquerque, NM 87114-4048

OWNER: LA-Z-BOY Furniture Gallery CONTACT: Jeff Mauldin

ADDRESS: 5008 San Mateo NE PHONE: 505-238-5331

Albuquerque, NM 87109

ARCHITECT: SLNB Architects, Inc. CONTACT: James C. Lewis

ADDRESS: 1620 Central Ave. SE PHONE: 505-247-1529

Albuquerque, NM 87106

SURVEYOR: Surv-TEK, Inc CONTACT: Rusty Hugg

ADDRESS: 5643 Paradise Blvd. NW PHONE: 505-897-3366

Albuquerque, NM 87114

CONTRACTOR: To be determined CONTACT: _____

ADDRESS: _____ PHONE: _____

_____

TYPE OF SUBMITTAL:

- ___ DRAINAGE REPORT
- X DRAINAGE PLAN
- ___ CONCEPTUAL GRADING & DRAINAGE PLAN
- X GRADING PLAN
- ___ EROSION CONTROL PLAN
- ___ ENGINEER'S CERTIFICATION
- ___ OTHER _____

PRE-DESIGN MEETING:

- ___ YES
- X NO
- ___ COPY PROVIDED

DATE SUBMITTED: July 28, 1998

BY: Victoria Tay

Rev 1/90

17-8

CHECK TYPE OF APPROVAL SOUGHT:

- ___ SKETCH PLAT APPROVAL
- ___ PRELIMINARY PLAT APPROVAL
- ___ S. DEV. PLAN FOR SUBD. APPROVAL
- X S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ___ SECTOR PLAN APPROVAL
- ___ FINAL PLAT APPROVAL
- ___ FOUNDATION PERMIT APPROVAL
- X BUILDING PERMIT APPROVAL
- ___ CERTIFICATE OF OCCUPANCY APPROVAL
- X GRADING PERMIT APPROVAL
- ___ PAVING PERMIT APPROVAL
- ___ S.A.D. DRAINAGE REPORT
- X DRAINAGE REQUIREMENTS
- ___ OTHER _____ (SPECIFY)

25 x

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EASTERLING & ASSOCIATES, INC.

2600 THE AMERICAN ROAD, SE, SUITE 100
RIO RANCHO, NEW MEXICO 87124
(505) 898-8021
FAX (505) 898-8501

LETTER OF TRANSMITTAL

Date: 7/28/98	Job No. 4890
Attention: City of Albuquerque, Hydrology Division	
Re: LA-Z-BOY, Seven Bar Ranch, Tracts G-1A-2A and 2B.	

To: City of Albuquerque, Hydrology Division
Plaza Del Sol - 2nd Floor
600 2nd Street NW
Albuquerque, NM

WE ARE SENDING YOU ☑ Attached ☐ Under Separate cover via Mail the following items:

☐ Shop Drawings ☐ Prints ☑ Plans ☐ Samples ☐ Specifications

☐ Copy of letter ☐ Change order ☐ _____

Copies	Date	No	Description
1			Grading and Drainage Plan, for your review
1			Drainage Information Sheet

THESE ARE TRANSMITTED AS CHECKED BELOW:

☐ For approval ☐ Approved as submitted ☐ Resubmit _____ copies for approval

☐ For your use ☐ Approved as noted ☐ Submit _____ copies for distribution

☐ As requested ☐ Returned for corrections ☐ Return _____ corrected prints

☑ For review and comment ☐ _____

☐ FOR BIDS DUE _____, 19__ ☐ PRINTS RETURNED AFTER LOAN TO US

Remarks: Please call if you have questions.

RECEIVED
JUL 28 1998
HYDROLOGY SECTION

RECEIVED BY: _____

COPY TO: _____

SIGNED: Vicki Fry

Vicki Fry, P.E.

If enclosures are not as noted, kindly notify us at once.

Form Rev. 6/16/97

25×

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FAX No. (505) 898-8501

Easterling & Associates, Inc.
2600 The American Road SE, Suite 100
Rio Rancho, New Mexico 87124
(505) 898-8021

FAX TRANSMITTAL

Date: August 12, 1998

Number of Pages: 2
(includes this cover page)

Job No.: 4890

Job Name: Seven Bar Ranch, Tract G-1A-2A& 2B

To: Susan Calongne

Fax No.: 924-3864

From: Vicki Fry

Item Description: G&D plan, basin identification

Message: S. - Here are the basin identification information. Sorry we left this off the drawing. Please call if you have any other questions.

Thanks, V.

Reply Needed:

If you receive this fax in error or you do not receive all information as noted, please notify us at once, 505-898-8021.

Form Rev. 5/16/97

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25x10

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CITY OF
Albuquerque

August 19, 1998

Charles M. Easterling, P.E.
Easterling & Associates, Inc.
2600 American Road SE, Suite 100
Rio Rancho, New Mexico 87124

RE: Grading and Drainage Plan for Seven Bar Ranch Tract G-1A-2A and G-1A-2B, Submitted for Site Development Plan for Building Permit Approval, Building and Grading Permit Approval, Engineer's Stamp Dated 7/24/98.

Dear Mr. Easterling:

Based on the information provided with the submittal of July 28, 1998, the above referenced plan is approved for Site Development Plan for Building Permit Approval.

Prior to release of the Grading Permit or Building Permit, this plan must be approved by the DRB. As you are aware, the Engineer's Certification must be submitted to and approved by City Hydrology prior to release of the Certificate of Occupancy for this development.

If you have any questions, or if I may be of further assistance to you, please call me at 924-3982.

Sincerely,

Susan Calongne

Susan M. Calongne, P.E.
City/County Floodplain Administrator

c: Andrew Garcia, City Hydrology
Jeff Mauldin, LA-Z-Boy Furniture Gallery
File

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DRAINAGE INFORMATION SHEET

New
10 B

PROJECT TITLE: Seven Bar Ranch Tract G–1A -2A and G-1A-2B ZONE ATLAS / DRNG. FILE #: A–14

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Tract G–1A,-2A and G-1A-2B, Seven Bar Ranch

CITY ADDRESS: Southeast Corner Ellison Drive and Cottonwood Drive, NW

ENGINEERING FIRM: Easterling & Associates, Inc. CONTACT: R. P. Bohannan

ADDRESS: 10131 Coors Road, NW, Suite H-7 PHONE: 898-8021

Albuquerque, NM 87114-4048

OWNER: Lazy Boy Furniture Gallery CONTACT: Jeff Mauldin

ADDRESS: 5008 San Mateo NE PHONE: 505-238-5331

Albuquerque, NM 87109

ARCHITECT: N/A CONTACT: _____

ADDRESS: _____ PHONE: _____

Plan approved - no letter - signed off on 7-6-98 SMC

SURVEYOR: N/A CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: To be determined CONTACT: _____

ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

___ DRAINAGE REPORT
___ DRAINAGE PLAN
___ CONCEPTUAL GRADING & DRAINAGE PLAN
___ GRADING PLAN
___ EROSION CONTROL PLAN
___ ENGINEER'S CERTIFICATION
X OTHER Compacted Fill Stockpile Plan

PRE-DESIGN MEETING:

___ YES
X NO
___ COPY PROVIDED

RECEIVED
JUN 02 1998
HYDROLOGY SECTION

CHECK TYPE OF APPROVAL SOUGHT:

___ SKETCH PLAT APPROVAL
___ PRELIMINARY PLAT APPROVAL
___ S. DEV. PLAN FOR SUB'D. APPROVAL
___ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
___ SECTOR PLAN APPROVAL
___ FINAL PLAT APPROVAL
___ FOUNDATION PERMIT APPROVAL
___ BUILDING PERMIT APPROVAL
___ CERTIFICATE OF OCCUPANCY APPROVAL
___ GRADING PERMIT APPROVAL
___ PAVING PERMIT APPROVAL
___ S.A.D. DRAINAGE REPORT
___ DRAINAGE REQUIREMENTS
X OTHER Stockpile Approval (SPECIFY)

DATE SUBMITTED: June 1, 1998

BY: R P Bohannan

17-8

Rev 1/90

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PLANS/PLATS ON FILE

FILE DESC: A14/D10B

PLANS/PLATS 8

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