

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

August 27, 2002

Fred C. Arfman, P.E. Isaacson & Arfman, P.A. 128 Monroe St. NE Albuquerque, NM 87108

RE: BALDWIN STORAGE BUILDING PHASE 1 (C-18/D18)

(5800 Carmel NE)

ENGINEERS CERTIFICATION FOR CERTIFICATE OF OCCUPANCY

ENGINEERS STAMP DATED 2/20/2002

ENGINEERS CERTIFICATION DATED 8/26/2002

Dear Mr. Arfman:

Based upon the information provided in your Engineers Certification submittal dated 8/27/2002, the above referenced site is approved for a Permanent Certificate of Occupancy for Phase 1.

If I can be of further assistance, please contact me at 924-3981.

Sincerely,

Leve- A. Martin

Teresa A. Martin

Hydrology Plan Checker

Development & Bldg. Ser. Division

BLB

C: Certificate of Occupancy Clerk, COA drainage file

approval file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/11/2002)

PROJECT TITLE: BALDWIN STORAGE BLDG DRB #:	
LEGAL DESCRIPTION: LOTS 14 19, TR. A. WIT CITY ADDRESS: 5800 CARMEL AN. NE	BLK1, NORTH ALBUO, ACRES
ENGINEERING FIRM: ISAACSON ARFMAN, P.A. ADDRESS: 128 MONROE ST. NE CITY, STATE: ABO NM	CONTACT: FRED C. ARFMAN PHONE: 268-8928 ZIP CODE: 57108
OWNER: WILLIAM E. BALDWIN ADDRESS: 8201 SAN PEDRO DR. CITY, STATE: ABO. NM.	CONTACT: BILLY BALDWIN PHONE: 379-3404 ZIP CODE: 87113
ARCHITECT: JLS ARCHITECTS ADDRESS: LLOO RIO GRANDE NW CITY, STATE: ABO. NM	CONTACT: DAN HERR PHONE: 246-6870 ZIP CODE: 87104
SURVEYOR: ALDRICH LAND SURVETING ADDRESS 4109 MONTGOMERT BUD. CITY, STATE: ARXO. NM	CONTACT: TIM ALDRICH PHONE: 804-1990 ZIP CODE: 87109
CONTRACTOR: ADDRESS: CITY, STATE:	CONTACT:PHONE:ZIP CODE:
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WAS A PRE-DESIGN CONFERENCE ATTENDED: YES NO COPY PROVIDED RESUBMITTAL: 98.26.02	AUG 27 2002 HYDROLOGY SECTION
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PATE SUBMITTED: 07. 25. 62 Requests for approvals of Site Development Plans and/or Subditational Plans and/or Subditations.	RED C. ARFMAN) R: ISAACSON FARFMAN, P.A. Vision Plats shall be accompanied by a drainage automatical

approvais of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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
- 2. Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5) 3. Drainage Report: Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or



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

August 1, 2002

Fred C. Arfman, P.E.
Isaacson & Arfman, P.A.
128 Monroe St NE
Albuquerque, New Mexico 87108

RE: BALDWIN STORAGE BLDG. PHASE 1

(C-18/D18)

ENGINEERS CERTIFICATION FOR CERTIFICATE OF OCCUPANCY

ENGINEERS STAMP DATED 2/20/2002

ENGINEERS CERTIFICATION DATED 7/25/2002

Dear Mr. Arfman:

We are in receipt of your Engineers Certification submittal dated 7/25/2002 regarding the above referenced site; However, a Certificate of Occupancy from City Hydrology can not be issued at this time.

In reviewing your Engineers Certification, it was noted that asbuilt elevations needed to be shown on the pond.

When the above issue has been addressed and resubmitted to City Hydrology, then a Certificate of Occupancy can be issued.

If you have any questions, please feel free to contact me at 924-3981.

Sincerely,

Teresa Martin

Hydrology Plan Checker

Public Works Department/COA

Tura a. Martin

BUB

c: File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/11/2002)

	BH.
PROJECT TITLE: BALDWIN STORAGE BLDG. DRB #:EPC#:	ZONE MAP/DRG. FILE #: <u>C-18/D-18</u> WORK ORDER#:
LEGAL DESCRIPTION: LOTS 14 19, TR. A, WINT CITY ADDRESS: 5800 CARMEL AV. NE	B, BLK 1, NORTH ALBUO, ACRES
ENGINEERING FIRM: ISAACSON ARPMAN, P.A. ADDRESS: 128 MONROE ST. NE CITY, STATE: ABO NM	CONTACT: FRED C. ARFMAN PHONE: 268-8828 ZIP CODE: 57108
OWNER: WILLIAM E. BALDWIN ADDRESS: 8201 SAN PEDRO DR. CITY, STATE: ABO. NM	CONTACT: BILLY BALDWIN PHONE: 379-3404 ZIP CODE: 87113
ARCHITECT: JLS ARCHITECTS ADDRESS: ILLOO RIO GRANDE NW CITY, STATE: ARO. NM	CONTACT: DAN HERR PHONE: 246-6870 ZIP CODE: 87104
SURVEYOR: ALDRICH LAND SURVETING ADDRESS 4109 MONTGOMERT BLUD. CITY, STATE: ARXO. NM	CONTACT: TIM ALDRICH PHONE: 804-1990 ZIP CODE: 87109
CONTRACTOR: ADDRESS: CITY, STATE:	CONTACT:PHONE:ZIP CODE:
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WAS A PRE-DESIGN CONFERENCE ATTENDED: YES NO COPY PROVIDED	D) 国 () 国
DATE SUBMITTED: 07-25-82 BY:	LHYDROLOGY SECTIONS Luc C. Chymun Pe RED C. ARFMAN)
Requests for approvals of Site Development Plans and/or Subdiv The particular nature, location and scope of the proposed development of the following levels of submittal may be required based of 1. Conceptual Grading and Drainers Discopping	RED C. ARFMAN R: USANCSON & ARFMAN, P.A. vision Plats shall be accompanied by a drainage submittal. opment defines the degree of drainage detail. One or on the following:

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P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 25, 2002

Fred C. Arfman, PE Issacson & Arfman, P.A. 128 Monroe St. NE Albuquerque, NM 87108

Baldwin Storage Building for Grading and Drainage Plan Re: Engineer's Stamp Dated 2-20-02, (C18/D18)

Dear Mr. Arfman,

Based on your revised submittal dated 2-20-02, the above referenced plan is approved for Building Permit.

Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

Also, prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3984.

Sincerely,

Leslie Romero

Engineering Associate, PWD

Development and Building Services

Terri Martin, Hydrology c: File (2)

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/11/2002)

PROJECT TITLE: Baldwin Storage Bldg DRB #: EPC#:	ZONE MAP/DRG. FILE #: (2-18/1)-18
DRB #:EPC#:	WORK ORDER#:
LEGAL DESCRIPTION: Lots 14 + 19, Tract A, Mn. CITY ADDRESS: 6000 Carmel Ave. NE	
ENGINEERING FIRM. TEMACON I A-FINA DA	
ENGINEERING FIRM: T SAACSON & Arfman, P.A. ADDRESS: 128 MON YOR ST. NE	CONTACT: Fred C. Arfman, PE PHONE: 268-8828
CITY, STATE: 268 Albua, NM	TID CODE: 5 - 28 28 - 27 1 10
1.1.11	ZIP CODE: LAMENGES 87108
OWNER: William E. Baldwin	CONTACT: Billy Baldwin
ADDRESS: 8201 San Pedro NE CITY, STATE: Albua, NM	PHONE: 379-8404
CITT, STATE. FIBRA, TV TVI	ZIP CODE: 87/13
ARCHITECT: JLS Architect	Do Illinois
ADDRESS: 1600 Rio Grande NW	CONTACT: <u>Uan Heyy</u> PHONE: 246 - 10870
CITY, STATE: HIGHA, NM	ZIP CODE: 87104
CHOVENOR Allinial I	
SURVEYOR: Marich Land Surveying	CONTACT: Tim Aldrich
ADDRESS _4109 Montgomery Blyd/NE CITY, STATE: Albua, NM	PHONE: 884-1990
CITY, STATE: HIBUA, YVIN	ZIP CODE: 87109
CONTRACTOR: NA	001 T 1 0 T
ADDRESS:	CONTACT: PHONE:
CITY, STATE:	ZIP CODE:
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DRAINAGE REPORT	CHECK TYPE OF APPROVAL SOUGHT:
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GRADING PLAN	S. DEV. PLAN FOR SUB'D. APPROVAL
EROSION CONTROL PLAN	S. DEV. PLAN FOR BLDG. PERMIT APPROVAL SECTOR PLAN APPROVAL
ENGINEER'S CERTIFICATION (HYDROLOGY)	FINAL PLAT APPROVAL
CLOMR/LOMR	FOUNDATION PERMIT APPROVAL
TRAFFIC CIRCULATION LAYOUT (TCL) ENGINEERS CERTIFICATION (TCL)	BUILDING PERMIT APPROVAL (REV.)
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Relocation of refuse enclosure per TCL)	OTHER (SPECIFY)
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WAS A PRE-DESIGN CONFERENCE ATTENDED:	
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→ NO	FEB 2 0 2002
COPY PROVIDED	7 - 7 - 7 - 7 - 7 - 7 - 7 - 7 - 7 - 7 -
	HYDROLOGY
	HYDROLOGY SECTION
DATE SUBMITTED:	uth Lozano
For: I	Saacson + Arfman, P.A.
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Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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:

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P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

san pedie & carpel. N.E.

February 1, 2002

Fred C. Arfman, PE Issacson & Arfman, P.A. 128 Monroe St. NE Albuquerque, NM 87108

Re: Baldwin Storage Building for Grading and Drainage Plan

Engineer's Stamp Dated 1-30-02, (C18/D18)

Dear Mr. Arfman,

Based on your submittal dated 1-04-01, the above referenced plan is approved for Building Permit and SO #19 Permit.

Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

A separate permit is required for construction within city R/W. A copy of this approval letter must be on hand when applying for this permit.

Also, prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3986.

Sincerely,

Buil L. Bighn

Bradley L. Bingham, PE

Sr. Engineer, PWD

Development and Building Services

c: Terri Martin, Hydrology Pam Lujan File (2)

DRAINAGE INFORMATION SHE (REV. 11/01/2001)

ENGINEERING FIRM: ISSACOL ARTMAN, P.A. ENGINEERING FIRM: ISSACOL ARTMAN, P.A. ADDRESS: IZB MONROE ST. NE CITY, STATE: ABO, NIM 87/08 CITY, STATE: ABO, NIM 87/08 CITY, STATE: ABO, NIM 2000 DR. NG CITY, STATE: ABO, NIM 2000 DR. NG ADDRESS: BZOI SAN PEDRO DR. NG CITY, STATE: ABO, NIM 2000 TRIO GRANDE NIW ADDRESS: ILOO TRIO GRANDE NIW 2IP CODE: 87/08 SURVEYOR: ALDRICH AND SURVETING CITY, STATE: ABO, NIM 2IP CODE: 87/09 CONTACT: DAN HERE CITY, STATE: ABO, NIM 2IP CODE: 87/09 CONTACT: LIM ARGICAL CITY, STATE: ABO, NIM 2IP CODE: 87/09 CONTACT: LIM ARGICAL CITY, STATE: ABO, NIM 2IP CODE: 87/09 CONTACT: LIM ARGICAL CITY, STATE: ABO, NIM 2IP CODE: 87/09 CONTACT: LIM ARGICAL CITY, STATE: ABO, NIM 2IP CODE: 87/09 CONTACT: LIM ARGICAL CONTACT: LIM AR	PROJECT TITLE: BALDWIN STORAGE DRB #:EPC#:	
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ENDIRECHING FIRM TESACOUP ARPMAN, P.A. ADDRESS. 120 MANROE ST. N.S. CITY, STATE ABO NIT 87/03 ZIP CODE: 87/08 OWNER: ADDRESS. 250 SAN BEDRO DE N.S. ADDRESS. 160 R.S. APRON DE N.S. ADDRESS: 1600 R.S. APRON DE N.S. CONTACT: DAN HERR PHONE: 279-3404 ZIP CODE: 87/1/3 ARCHITECT: ADDRESS: 1600 R.S. APRON DE N.S. ADDRESS: 1600 R.S. APRON DE N.S. APRON DE N	CITY ADDRESS: 600/	-HNITO, BLOCK 1. NOOTA NAME 1
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ADDRESS: 16.00 R.O. GRANDE NEW PHONE: 246-0870 SURVEYOR: ALDRICH AND SURVEYING CONTACT: DA HERE PHONE: 246-0870 SURVEYOR: ALDRICH AND SURVEYING CONTACT: DA HERE PHONE: 246-0870 SURVEYOR: ALDRICH AND SURVEYING CONTACT: PHONE: 234-1770 CITY, STATE: PHONE: 234-1770 CONTRACTOR: ADDRESS: CONTACT: PHONE: 234-1770 CONTRACTOR: ADDRESS: CONTACT: PHONE: 21P CODE: 2709 CONTRACTOR: ADDRESS: CONTACT: PHONE: 234-1770 CITY, STATE: PHONE: 234-1770 CONTACTOR: PHONE:	CITY, STATE: ABO	PHONE 279 24-DWIN
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Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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:

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- 3. Drainage Report: Required for subdivisions containing more than ten (10) lots or constituting five (5) acros or



P.O. BOX 1293 **ALBUQUERQUE, NEW MEXICO 87103**

January 8, 2002

Fred C. Arfman, PE Issacson & Arfman, P.A. 128 Monroe St. NE Albuquerque, NM 87108

Grading and Drainage for Baldwin Storage Building Re:

Engineer's Stamp Dated 1-03-02, (1718/D18)

Dear Mr. Arfman

Based on your submittal dated 1-04-01, you are approved for Building Permit and SO #19 Permit.

Please attach a copy of this approved plan to the construction sets prior to sign off by Hydroldgy.

separate permit is required for construction within city R/W. A copy of this approval letter must be on hand when applying for this permit.

Also, prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required

If you have any questions, you can contact the at 924-2986.

dley LaBingham, PE

Sincerel

Sr. Engineer, HW Development and Building Services

Terri Martin, Hydrology

File (2)

	C-10/01/01
PROJECT TITLE: BALDWIN STORAGE BLD. DRB #:EPC#:	ZONE MAP/DRG. FILE #: C - 18, WORK ORDER#:
LEGAL DESCRIPTION: LOT 19 BLOCK 17, NO CITY ADDRESS: 6001 HOLLY NE	PTH ABQ. ACRES, TRACK A, UNIT B
ENGINEERING FIRM: 15 AACSON / APFMAN ADDRESS: CITY, STATE:	CONTAGT ESED ALFMAN PHONE
OWNER: WILLIAM BALDWIN ADDRESS: 726 FUEBLO JOLANO	CONTACT: WILLIAM BALDWIN
ARCHITECT: JUS ARCHITECTS ADDRESS: 1600 VII GLANDE NIW	ZIP CODE: 87107 CONTACT: DAN HERT
CITY, STATE:	PHONE: 246 - 0870 ZIR CODE: CONTACT:
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ADDRESS:CITY, STATE:	CONTACT:PHONE: ZIP CODE:
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ATE SUBMITTED: 1-7-02 BY:	Dan Jew PWD/DESIGN REVIEW

DRAINAGE INFORMATION SHEET

(REV. 11/01/2001)

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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:

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P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

December 24, 2001

Fred C. Arfman, P.E.
Isaacson & Arfman, P.A.
128 Monroe NE
Albuquerque, NM 87108

Re: Baldwin Storage Building (Holly Avenue NE) Grading & Drainage Plan, Engineer's stamp dated 12-18-01 (C18/D18)

Dear Mr. Arfman,

Based on the information provided in your submittal dated December 19, 2001, the above referenced plan cannot be approved for Building Permit and SO-19 until the following issues are addressed:

- 1. There is cross-lot drainage from Lot 14 to the north, which is under the same ownership as the subject property. As I understand it, we allow the cross drainage in this case because Carmel Avenue is too high for Lot 14 to discharge to it. The runoff from Lot 14 will discharge to the rear of the proposed storage building. Your flow arrows show the offsite runoff diverted in an offsite path around the building. Please explain how this happens since there is no barrier to accomplish the diversion.
- 2. Before building permit can go forth, the property must have a recorded private drainage easement across Lot 19 for the benefit of Lot 14, to be maintained by Lot 19. The easement must accommodate the fully developed condition of Lot 19; can be a defined easement or a blanket easement across Lot 19.

You state that allowable discharge is limited to 2.6 cfs per acre to Holly Avenue. What is the 100-year runoff rate from your site?

- Is there a reason why the onsite improved detention pond has no emergency spillway? It is going to receive most of the Lot 14 undeveloped discharge, and about half of the onsite Lot 19 developed discharge. This amounts to well over 6000 cubic feet in the 100-year event. If the storage is 3150 cubic feet with a 4-inch diameter outlet pipe, the pond will overflow. Put an emergency spillway on the south side of the pond; suggest armoring it with large cobbles.
- 5. You show a different hatch symbol at the proposed refuse container location. I assume it is concrete; please identify. Also, the curb does not look right at the refuse location; I think you need the curb along the back, not the front.
- 6. You list the area as 1.7727 acres. Please add a note that this includes Lot 14 and Lot 19.
- 7. Typos: The first sentence after the Existing Conditions heading makes no sense. Also, please change "excess participation" to "excess precipitation" in the paragraph after your land treatment table.

If you have any questions, please call me at 924-3988.

Sincerely,

Nancy Musinski, P.E.

Hydrology/Utility Development City of Albuquerque Public Works cc: file

DRAINAGE INFORMATION SHEET

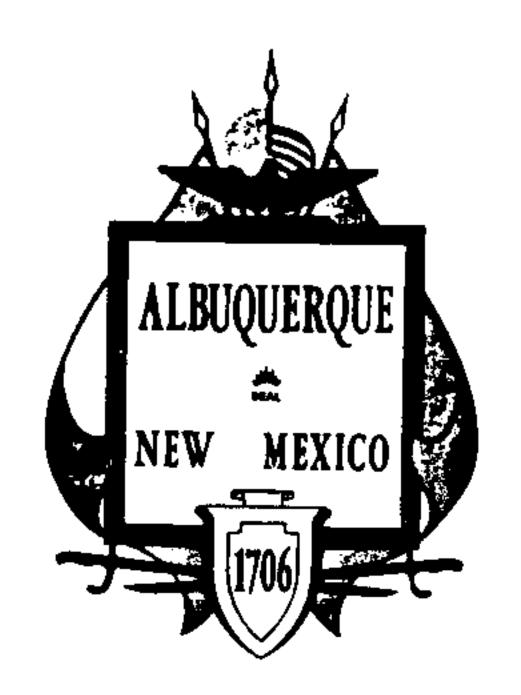
(REV. 11/01/2001)

PROJECT TITLE: BALDWIN STORAGE BLOG	ZONE MANDIO CUE II -
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COOL HOLLY AVE.	NE NE HADIO ACRES
ENGINEERING FIRM: LISSOC-VIE ADELIA A TA	
AUUDESS = AUUD	CONTACT: FRED C. ARFMAN, PE PHONE (6) 268-8828 (F) 268-7632
CITY, STATE: ABQ., NM 87108	PHONE (0) 268-8828 (F) 268-7632
	ZIP CODE: \$7108
OWNER: STONEFACE TAYERN INC.	
AUDHESS: 8201 Sail Oca	
CITY, STATE: ABO NM	110NE3404
ARCHITECT:)/ S 40	ZIP CODE: 87/13
ADDRESS:	CONTACT: Day HERR
CITY, STATE: ABO TO TRANSE A	PHONE: 216-082
	ZIP CODE: 87/04
SURVEYOR: ALDRICA LAND SURVEY	
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CITY, STATE: 480 AIM	PHONE: 394-1990
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FRED C. ARFMAN, DE FOR: ISAACSON & ARFMAN, P.A. Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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:

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City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Public Works Department Transportation Development Services Section

March 13, 2002

Dan Herr, Reg. Architect JLS Architects 1600 Rio Grande N.W. Albuquerque, NM 87104

Re:

Certification Submittal for Final Building Certificate of Occupancy for

Baldwin Storage Building, [C18 / D018]

5800 Carmel Ave. N.E.

Architect's Stamp Dated 02/20/02

Dear Mr. Herr:

The TCL submitted for second review, dated Feb. 28, 2002 is not yet sufficient for acceptance by this office. It requires completion of the items not yet addressed on the checklist or the original mark up and items called out on the TCL revised by the designer.

Please submit the corrected TCL again to Hydrology along with all documentation and mark-up copies.

Sincerely, .

Mike Zamora, Commercial Plan Checker

Development and Building Services

Public Works Department

Engineer Hydrology file Mike Zamora

DRAINAGE INFORMATION SHEET (REV. 11/01/2001)

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ENGINEERING FIRM:	ISAACSON & AMMAN	CONTACT: FRED ARFMAN
ADDRESS:_	129 MONFOE NE	PHONE: 268 - 8829
CHY, SIAIE	Aba NM	ZIP CODE: 47/18
OWNER: WA	M. BALDWIN	CONTACT: WM. BALDWIN
ADDRESS:_	726 PUEBLO SOLANO NE	PHONE: NONE
CITY, STATI	E: ABQ NM	ZIP CODE: <u>\$7/47</u>
ARCHITECT:	JLS' AACHITECTS	CONTACT: DAN HERR
ADDRESS:_	1400 1-16 GRANBE NW	PHONE: 246 - 0870
CITY, STATE	Aba IVM	ZIP CODE: \$ 7104
SURVEYOR: A	LARICH SURVEY/NG	CONTACT: P-10H
ADDRESS_	Po Box 3070/	CONTACT: 1-10-11 PHONE: 994-1990
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P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Public Works Department Transportation Development Services Section

March 18, 2002

Daniel Herr, AIA JLS Architects 1600 Rio Grande NW Albuquerque, NM 87104

Traffic Circulation Layout (TCL) Submittal for Building Permit Approval for Re:

Baldwin Storage Building, [C18/ D18]

5800 Carmel Avenue NE

Architect's Stamp Dated 3/15/02

Dear Mr. Herr:

The TCL submittal, dated 3/18/02, is approved for acceptance by this office and is stamped and signed as. Four copies will be required: two for submittal of building permit plans, one for this office and one to be kept by you to be used for certification of the site for final C.O. for Hydrology/Transportation.

When superintendent of project is ready to call for a Temporary C.O. immediate issuance is no longer possible at that time. An exact copy of the approved TCL, marked up, showing incomplete work remaining, along with a letter of certification is required prior to issuance of Temporary C.O.

When site is complete and a Final C.O. is needed, a Letter of Certification, stating site was built in substantial compliance, needs to be attached to your stamped, approved TCL. All documentation must be submitted with a completed Drainage Information Application sheet also used for the Grading and Drainage submittal to Hydrology at the Development Services Center of Plaza Del Sol Building.

Sincerely,

Leslie Romero

Engineering Associate

Development and Building Services

Public Works Department

Terri Martin, Hydrology Mike Zamora, Plan Checker

DHAINAGE INFORMATION SHEET (REV. 11/01/2001)

PROJECT TITLE: STORAGE BOILDING ZONE MAP/DRG. FILE #: EPC#: DRB #: WORK ORDER#: LEGAL DESCRIPTION: LOT 14, BLOCK 17, NORTH ALBUQUE PQUE ACKES, THACT A, UNIT B CITY ADDRESS: S800 CALMEL AVENUE NE ENGINEERING FIRM: ISAACSON & AMMAN CONTACT: FRED ARFMAN ADDRESS: 128 MONTOS NE PHONE: 268 - 88 29 CITY. STATE: Aba WINM ZIP CODE: 47149 WM . BACOWIN OWNER: CONTACT: WM. BALDWIN ADDRESS: 726 PVEBLO SOLANO NS PHONE: NONE CITY. STATE: ABQ NA ZIP CODE: 37/17 JLS AACHITECTS CONTACT: DAN HERR ARCHITECT: ADDRESS:_ 1400 1-10 GRANBE NW PHONE: 246 - 0870 11/V CITY, STATE:__ Aba ZIP CODE: \$ 7104 ALARICH SURVEYING CONTACT: PHCH SURVEYOR: ADDRESS 30701 **DOX** CITY, STATE: ABA NM ZIP CODE: 37140 UNKNOWN CONTRACTOR: CONTACT: ADDRESS:_ PHONE:_ CITY, STATE: ZIP CODE: CHECK TYPE OF SUBMITTAL: CHECK TYPE OF APPROVAL SOUGHT: DRAINAGE REPORT SIA / FINANCIAL GUARANTEE RELEASE DRAINAGE PLAN PRELIMINARY PLAT APPROVAL CONCEPTUAL GRADING & DRAINAGE PLAN S. DEV. PLAN FOR SUB'D. APPROVAL GRADING PLAN S. DEV. PLAN FOR BLDG. PERMIT APPROVAL EROSION CONTROL PLAN SECTOR PLAN APPROVAL ENGINEER'S CERTIFICATION (HYDROLOGY) FINAL PLAT APPROVAL _CLOMR/LOMR_ FOUNDATION PERMIT APPROVAL TRAFFIC CIRCULATION LAYOUT (TCL) BUILDING PERMIT APPROVAL ENGINEERS CERTIFICATION (TCL) CERTIFICATE OF OCCUPANCY (PERM.) ENGINEERS CERTIFICATION (DRB APPR SITE PLAN) CERTIFICATE OF OCCUPANCY (TEMP) OTHER GRADING PERMIT APPROVAL PAVING PERMIT APPROVAL WORK ORDER APPROVAL OTHER (SPECIFY) MAS A PRE-DESIGN CONFERENCE ATTENDED **YES** * 2ND FESUBMITTAL 3-18-02 COPY PROVICED 屋(3)屋[MARY 32002 by Development Plans and/or Subdivision Plats shall be accompanied by a trainage submittal and scope of the proposed development defines the degree of trainage telair. One or not be in the following by the following and the following HYDROLOGKceff GTloMing and Drainage Plan Required for approval of Site Development Plans greater than live

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P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Public Works Department Transportation Development Services Section

February 7, 2002

Daniel Herr, Registered Architect JLS Architects 1600 Rio Grande N.W. Albuquerque, NM 87104

Re:

TCL Submittal for Building Permit Approval for Baldwin Storage Building

5800 Carmel Ave. N.E., [C18 / D018] Architect's Stamp Dated 01/24/02

Dear Mr. Herr:

The location referenced above, dated Jan. 25, 2002, is not acceptable and requires modification to the Traffic Circulation Layout (TCL) prior to Building Permit release as stated on the attached <u>PRELIMINARY</u> TCL checklist, and red-lined TCL markup with comments.

The drive aisle of the typical parking area should line up with the driveway for smooth traffic flow. If it does not, the parking stall group needs to be moved away from that driveway to allow a vehicle to wait at the back of the sidewalk with vehicles behind it smoothly flowing to the drivepad without hindering incoming traffic. Stripe the area shown in broad red linework.

Trucks using the overhead doors for this site will need to access the doors in one of two ways as shown. This requires sufficient area to approach the doors and trucks loading/unloading must not be parked in the drive aisle used by vehicles parking in the parking area. The path of all vehicles using this site more than once a month must be paved with asphalt.

Please resubmit revised TCL after addressing typed and marked up comments. Submit plan along with checklist and all current and past red-lined, mark-up copies.

Sincerely,

Mike Zamora, Commercial Plan Checker Development and Building Services
Public Works Department

Engineer Hydrology file Mike Zamora

DRAINAGE INFORMATION SHEET (REV. 11/01/2001)

PROJECT TITLE: STORAGE BULLDING	ZONE MAP/DRG. FILE #:
DRB #:EPC#:	WORK ORDER#:
LEGAL DESCRIPTION: LOT 14, BLOCK 17, NORTH CITY ADDRESS: S800 CARMEC AVENUE NE	ALBUQUE PQUE ACKES, TRACT A, UNIT B
ENGINEERING FIRM: 15AACSON & APPMAN ADDRESS: 128 MONROE NE	CONTACT: FRED ARFMAN PHONE: 268-3829
CITY, STATE: ABO NM	ZIP CODE: 37/18
OWNER: WM. BALDWIN ADDRESS: 726 PUEBLO SOLANO NE	CONTACT: WM - BALDWIN PHONE: NONE
CITY, STATE: ABO NM	ZIP CODE: 37/17
ARCHITECT: JLS APCHITECTS ADDRESS: HOO ILIE GRANBE NW CITY, STATE: ABO IVM	CONTACT: DAN HERR PHONE: 246 - 0870 ZIP CODE: \$7104
SURVEYOR: ALDRICH SURVEY/NG ADDRESS PO BOX 3070/	CONTACT: P-1CH PHONE: 884-1998
CITY, STATE: ABO NO	ZIP CODE: 37190
CONTRACTOR: UNKNOWN ADDRESS: CITY, STATE:	CONTACT:PHONE: ZIP CODE:
CHECK TYPE OF SUBMITTAL: DRAINAGE REPORT DRAINAGE PLAN CONCEPTUAL GRADING & DRAINAGE PLAN GRADING PLAN EROSION CONTROL PLAN ENGINEER'S CERTIFICATION (HYDROLOGY) CLOMR/LOMR X TRAFFIC CIRCULATION LAYOUT (TCL) ENGINEERS CERTIFICATION (TCL) ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN) OTHER	CHECK TYPE OF APPROVAL SOUGHT: SIA / FINANCIAL GUARANTEE RELEASE 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 CERTIFICATE OF OCCUPANCY (PERM.) CERTIFICATE OF OCCUPANCY (TEMP) GRADING PERMIT APPROVAL PAVING PERMIT APPROVAL WORK ORDER APPROVAL OTHER SPECIES
WAS A PRE-DESIGN CONFERENCE ATTENDED YES NO COPY PROVIDED	JAN 2 5 2002 HYDROLOGY SECTION
DATE SUBMITTED 1/25/01 BY_	Danten.

Reguests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal The particular nature, location and scope of the proposed development defines the degree of grainage detail. One or more at 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
- 2. Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5)

3 Drainage Report Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or 2/8/02 - Rej. TCL, c'd Arch.; Sont lefer (lated 2/8/02). _____ ; Legged in -N____



P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Public Works Department Transportation Development Services Section

January 3, 2002

Dan Herr, Registered Architect JLS Architects 1600 Rio Grande N.W. Albuquerque, NM 87104

Re:

TCL Submittal for Building Permit Approval for

Baldwin Storage Building, [C18 / D18]

6001 Holly Avenue N.E.

Architect's Stamp Dated 12/12/01

Dear Mr. Herr:

The location referenced above is not acceptable and requires modification to the Traffic Circulation Layout (TCL) prior to Building Permit release as stated on the attached TCL checklist, and red-lined TCL markup with comments.

Please resubmit revised TCL after addressing typed and marked up comments. Submit plan along with checklist and all red-lined, mark-up copies.

Sincerely,

Mike Zámora

Commercial Plan Checker

Development and Building Services

Public Works Department

c: Engineer Terri Martin, Hydrology Office File

DRAINAGE INFORMATION SHEET

(REV. 11/01/2001)

C'-18/D18

	ZONE MAP/DRG. FILE #: C-18
LEGAL DESCRIPTION: LOT19, TRA, UNITE, BLK CITY ADDRESS:	WORK ORDER#: NIA 1, NORTH ALBUG. AC.
ENGINEERING FIRM: TSAGCS NA AREMAN OA	CONTACT: FRED C. ARFMAN
CITY, STATE: AGE, NM	PHONE:
OWNER: STANGFACT FALLSON ADDRESS: 8201 SAN DESORD DR. NO CITY, STATE: ABO	CONTACT: W BALOUIN PHONE: 379-3404 ZIP CODE: 97113
ARCHITECT:)LS ADDRESS: 1600 ROCKPONDE	CONTACT: DAN HORR PHONE: 246-0670
CITY, STATE: AGG. SURVEYOR: SURVEYOR:	ZIP CODE: \$7104
ADDRESS AND MONTGOMER BUVD. CITY, STATE: AGO.	CONTACT:
CONTRACTOR: N) (A) ADDRESS: CITY, STATE:	CONTACT: PHONE:
CHECK TYPE OF SUPPARTAL.	ZIP CODE: CK TYPE OF APPROVAL SOUGHT:
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GRADING PLAN EROSION CONTROL PLAN ENGINEER'S CERTIFICATION (HYDROLOGY)	S. DEV. PLAN FOR BLDG. PERMIT APPROVAL SECTOR PLAN APPROVAL FINAL PLAT APPROVAL
CLOMR/LOMR TRAFFIC CIRCUITATION LANGUT (TOL)	_ FOUNDATION PERMIT APPROVAL _ BUILDING PERMIT APPROVAL
ENGINEEDS CEDTIEICATION (DOD ADDD OTTO TO THE	CERTIFICATE OF OCCUPANCY (PERM.) CERTIFICATE OF OCCUPANCY (TEMP.) GRADING PERMIT APPROVAL
	_ PAVING PERMIT APPROVAL _ WORK ORDER APPROVAL _ OTHER (SPECIFY) 国 © 国 W 国
WAS A PRE-DESIGN CONFERENCE ATTENDED: YES	DEC 1 9 2001
NO COPY PROVIDED	HYDROLOGY SECTION
DATE SUBMITTED: $12.19.01$	
	ACSONE AD COMANI DI
Requests for approvals of Site Development Plans and/or Subdivision The particular nature, location and scope of the proposed development more of the following levels of submittal may be required based on the	t 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

 2. Drainage Plans: Required for building partitions and provide a provide provide provide plans of the following:
 - 2. **Drainage Plans**: Required for building permits, grading permits, paving permits and site plans less than five (5) 3. **Drainage Report**: Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or

2



P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Public Works Department Transportation Development Services Section

August 8, 2002

Daniel Herr, Registered Architect JLS Architects 1600 Rio Grande Blvd. N.W. Albuquerque, NM 87104

Re:

Certification Submittal for Final Building Certificate of Occupancy for

Baldwin Storage Building, [C-18 / D018]

5800 Carmel Ave. N.E.

Architect's Stamp Dated 07/29/02

Dear Mr. Herr:

The TCL / Letter of Certification submitted on July 30, 2002 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to Building and Safety and final C.O. has been logged in by Vicki Chavez in the Building Safety Section downstairs.

Sincerely

Mike Zamora, Commercial Plan Checker Development and Building Services

Planning Department

c: Engineer Hydrology file Mike Zamora