

# CITY OF ALBUQUERQUE



June 20, 2006

David Thompson, P.E.  
Thompson Engineering Consultants, Inc.  
P.O. Box 65760  
Albuquerque, NM 87193

**Re: Paseo Place Business Center, Holly Avenue / Louisiana Boulevard, Site  
Development Plan**

**Engineer's Stamp dated 6-02-06 (C19-D46)**

Dear Mr. Thompson,

Based upon the information provided in your submittal received 6-02-06,  
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. 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 924-3981.

Sincerely,

Kristal D. Metro, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

C: File

P.O. Box 1293

Albuquerque

New Mexico 87103

[www.cabq.gov](http://www.cabq.gov)

June 2, 2006

Ms. Kristal D. Metro, P.E.  
Senior Engineer  
Development Services  
Planning Department  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, NM 87103

**Re: RESUBMITTAL OF PASEO PLACE BUSINESS CENTER  
(C19-D46)**

Dear Ms. Metro:

Enclosed please find a Drainage Information Sheet and a revised Grading and Drainage Plan.  
The following addresses comments from your letter dated May 15, 2006.

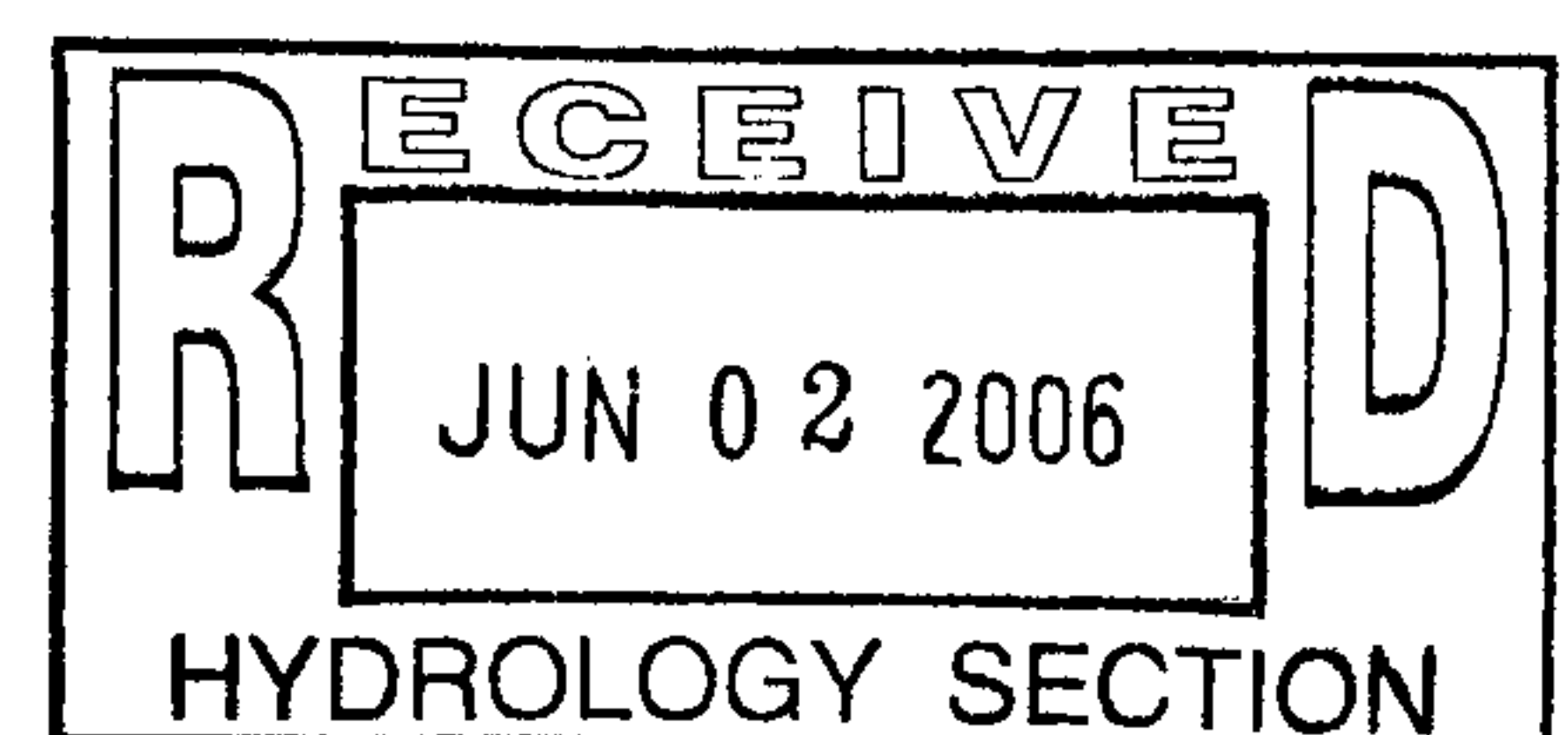
1. A benchmark has been provided.
2. The 5' wide sidewalk will be constructed to our southern property line.
3. Existing paved areas have been cross-hatched and notes to match existing elevations have been added.
4. Roof flow has been defined and a 12" concrete <sup>channel</sup> is shown at the north end of the building to collect roof flows and discharge them to the west parking area.
5. The fence along the east property line was removed because the City wanted to have the ability to provide access to the property to the east from the parking area on the south side of the building.

If you should have any questions, please call me at 271-2199.

Sincerely,



David B. Thompson, P.E.



**DRAINAGE INFORMATION SHEET**  
(REV. 1/28/2003rd)

C-19/D46

PROJECT TITLE: PASEO PLACE ZONE MAP/DRG. FILE #: C19  
DRB #: 1003364 EPC #: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: A Portion of Lot 1-A-1-A, Block 10, North Albuquerque Acres, Tract 2, Unit 3  
CITY ADDRESS: \_\_\_\_\_

ENGINEERING FIRM: Thompson Engineering Consultants, Inc. CONTACT: David Thompson  
ADDRESS: P.O. Box 65760 PHONE: 271-2199  
CITY, STATE: Albuquerque, NM ZIP CODE: 87193

OWNER: Interfirst Properties, Inc. CONTACT: Philip Lindborg  
ADDRESS: 12809 Donette Ct. NE PHONE: 291-0353  
CITY, STATE: Albuquerque, NM ZIP CODE: 87112

ARCHITECT: AFRA Construction & Design CONTACT: Tafazzul Husein  
ADDRESS: 2501 Yale SE, Suite 102 PHONE: 315-1482  
CITY, STATE: Albuquerque, NM ZIP CODE: 87106

SURVEYOR: Cartesian Surveys, Inc. CONTACT: Will Plotner  
ADDRESS: P.O. Box 44414 PHONE: 896-3050  
CITY, STATE: Rio Rancho, NM ZIP CODE: 87124

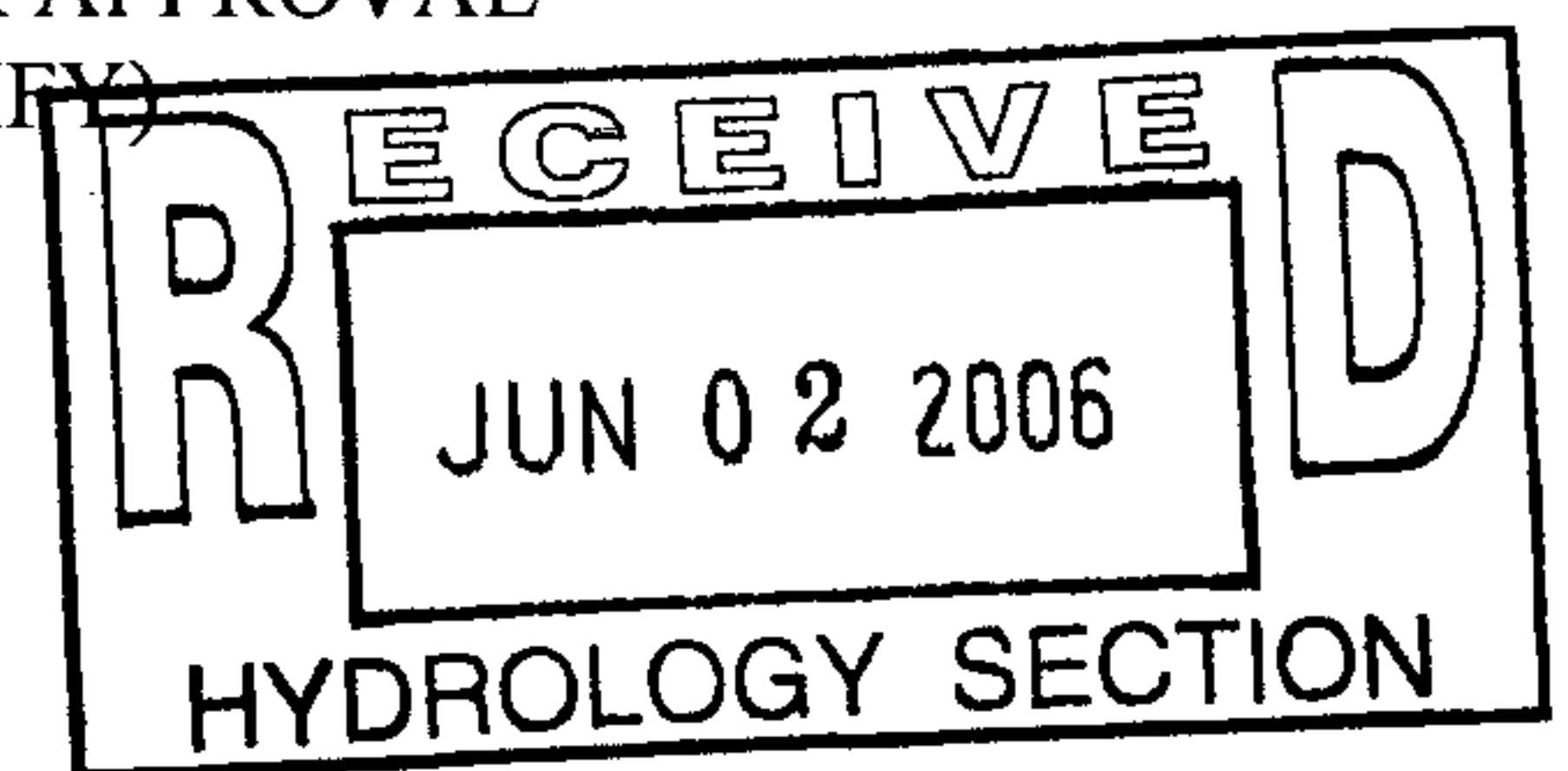
CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

CHECK TYPE OF SUBMITTAL:  
☐ DRAINAGE REPORT  
☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL, REQUIRES TCL or equal  
☒ DRAINAGE PLAN RESUBMITTAL  
☐ CONCEPTUAL GRADING & DRAINAGE PLAN  
☐ GRADING PLAN  
☐ EROSION CONTROL PLAN  
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ ENGINEER'S CERTIFICATION (TCL)  
☐ ENGINEER'S 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  
☒ BUILDING PERMIT APPROVAL  
☐ CERTIFICATE OF OCCUPANCY (PERM.)  
☐ CERTIFICATE OF OCCUPANCY (TEMP.)  
☒ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ WORK ORDER APPROVAL  
☐ OTHER (SPECIFY) \_\_\_\_\_

WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES  
☒ NO  
☐ COPY PROVIDED



DATE SUBMITTED: June 2, 2006 BY: [Signature]

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:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five acres
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



May 15, 2006

David Thompson, P.E.  
Thompson Engineering Consultants, Inc.  
P.O. Box 65760  
Albuquerque, NM 87193

**Re: Paseo Place Business Center, Holly Avenue / Louisiana Boulevard, Site  
Development Plan**

**Engineer's Stamp dated 4-28-06 (C19-D46)**

Dear Mr. Thompson,

Based upon the information provided in your submittal received 5-05-06, the above referenced plan is approved for Site Development Plan for Building Permit action by the DRB. However, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- ✓ 1. Provide a benchmark.
- 2. Will you be building the 5' wide sidewalk providing access to the existing AutoZone? If not, when will this item be built?
- 3. Call out all areas where the proposed infrastructure will tie in to the existing infrastructure, noting that these items will need to match the existing elevation.
- ✓ 4. Define the roof flow.
- ✓ 5. The overall drainage report for this area shows a fence located along the eastern property line. Is there a fence in this area?

If you have any questions, you can contact me at 924-3981.

Sincerely,

Kristal D. Metro, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

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# DRAINAGE INFORMATION SHEET

(REV. 1/28/2003rd)

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ADDRESS: 12809 Donette Ct. NE PHONE: 291-0353  
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ADDRESS: 2501 Yale SE, Suite 102 PHONE: 315-1482  
CITY, STATE: Albuquerque, NM ZIP CODE: 87106

SURVEYOR: Cartesian Surveys, Inc. CONTACT: Will Plotner  
ADDRESS: P.O. Box 44414 PHONE: 896-3050  
CITY, STATE: Rio Rancho, NM ZIP CODE: 87124

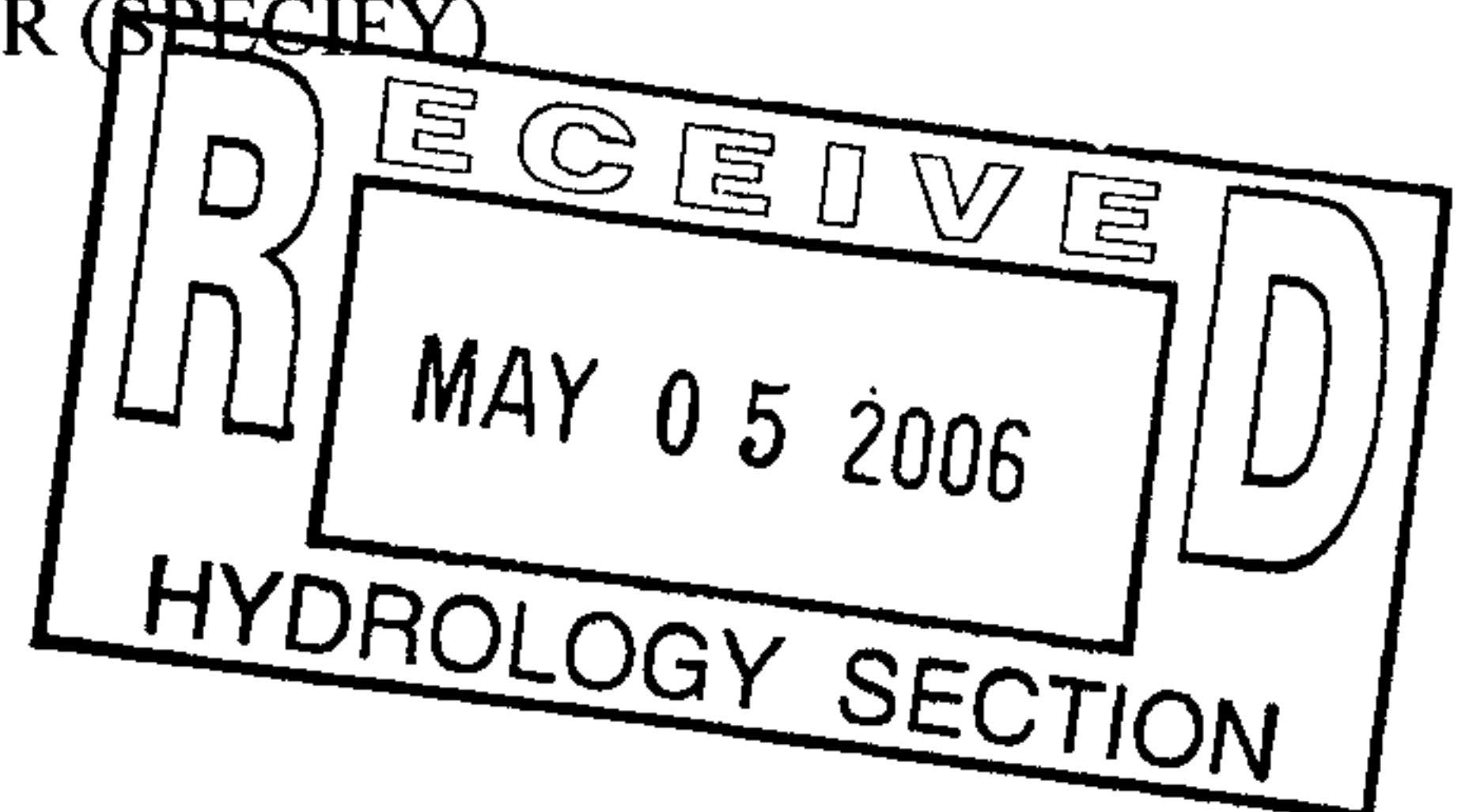
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☐ ENGINEER'S CERTIFICATION (TCL)  
☐ ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)  
☐ OTHER

*filed*

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☒ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ WORK ORDER APPROVAL  
☐ OTHER (SPECIFY)



DATE SUBMITTED: May 5, 2006 BY: [Signature]

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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