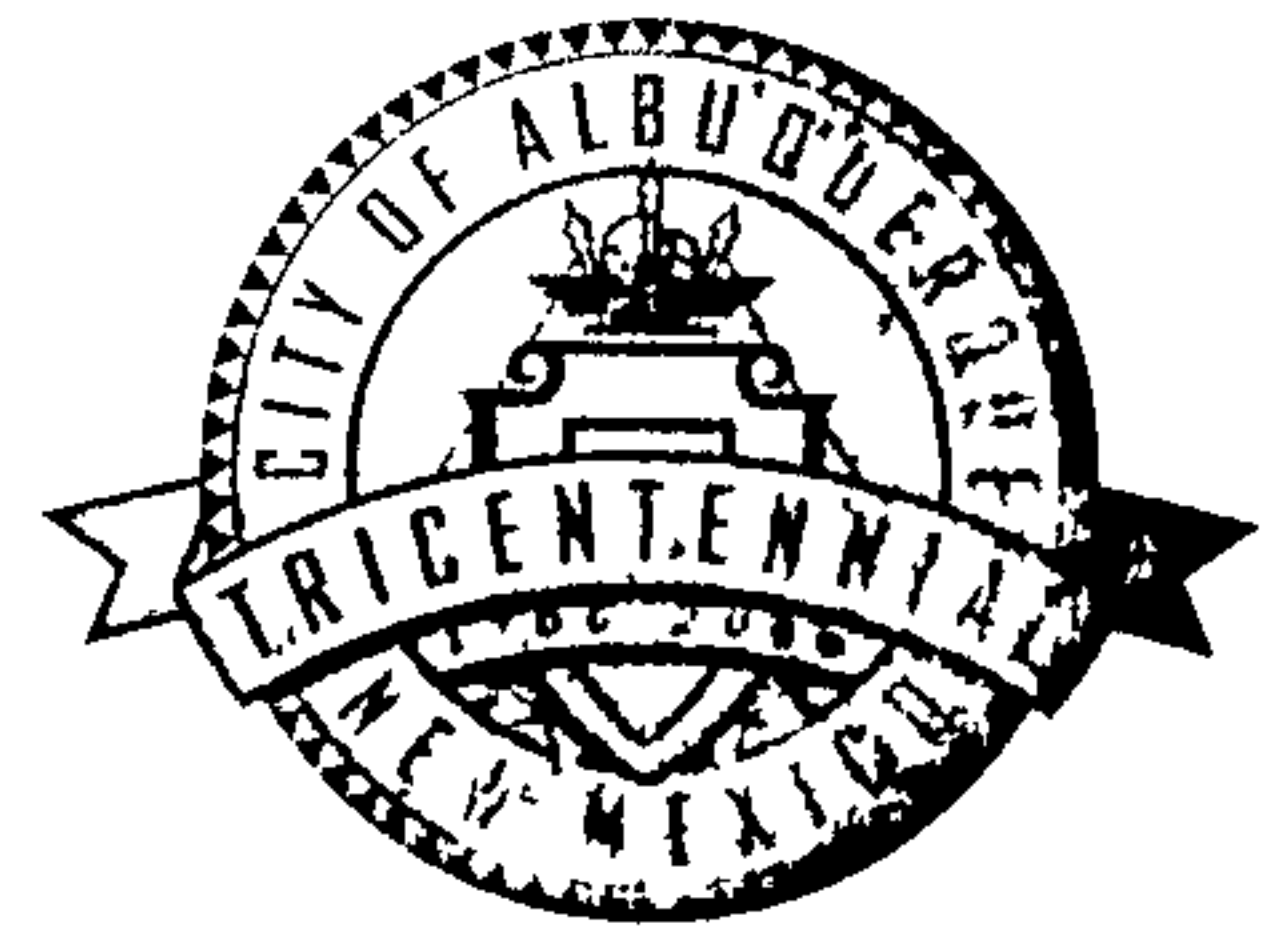


CITY OF ALBUQUERQUE



September 26, 2006

Mr. Bruce Stidworthy, P.E.
BOHANNAN-HUSTON, INC.
7500 Jefferson St. NE – Courtyard I
Albuquerque, NM 87109

Re: JOURNAL CENTER – TRACT 5 – OFFICE BUILDING A
7601 Jefferson Street NE
Approval of Permanent Certificate of Occupancy (C.O.)
Engineer's Stamp dated 09/02/2005 (D-17/D3)
Certification dated 08/01/2006

Dear Bruce:

P.O. Box 1293

Based upon the information provided in your submittal received 08/01/2006, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology.

Albuquerque

AMAFCA is now ready for release of Permanent C.O. The issues with a roof drain tie-into the North Pino Arroyo has been accepted by the AMAFCA Field Engineer.

New Mexico 87103

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

www.cabq.gov

Sincerely,

Arlene V. Portillo
Plan Reviewer, Planning Dept.-Hydrology
Development and Building Services

C: CO Clerk
File

CITY OF ALBUQUERQUE



September 26, 2006

Mr. Bruce Stidworthy, P.E.
BOHANNAN-HUSTON, INC.
7500 Jefferson St. NE – Courtyard I
Albuquerque, NM 87109

Re: JOURNAL CENTER – TRACT 5 – OFFICE BUILDING A
7601 Jefferson Street NE
Approval of Permanent Certificate of Occupancy (C.O.)
Engineer's Stamp dated 09/02/2005 (D-17/D3)
Certification dated 08/01/2006

Dear Bruce:

P.O. Box 1293

Based upon the information provided in your submittal received 08/01/2006, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology.

Albuquerque

AMAFCA is now ready for release of Permanent C.O. The issues with a roof drain tie-into the North Pino Arroyo has been accepted by the AMAFCA Field Engineer.

New Mexico 87103

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

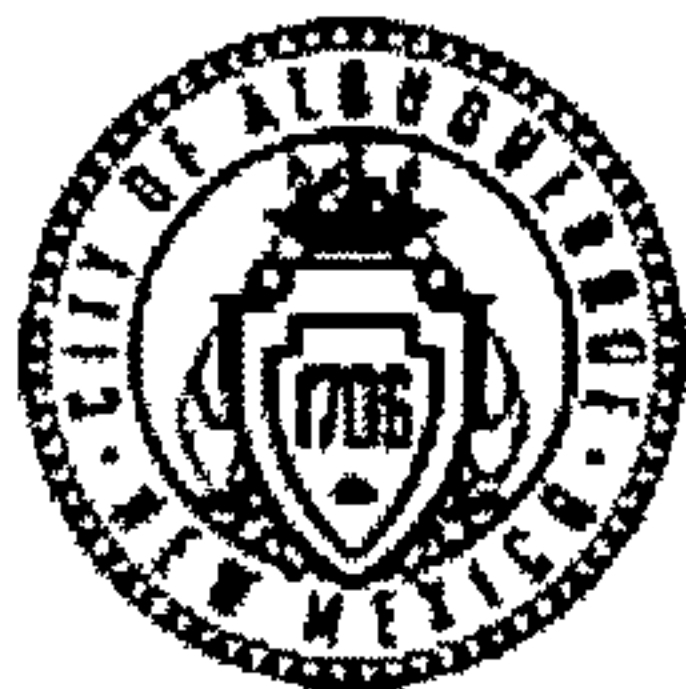
www.cabq.gov

Sincerely,

Arlene V. Portillo
Plan Reviewer, Planning Dept.-Hydrology
Development and Building Services

C: CO Clerk
File

CITY OF ALBUQUERQUE



"Kurt Wagener"
<kwagener@amafca.org>
>

09/25/2006 05:01 PM

To "Peter Holloway" <PeterH@dpsdesign.org>, "Bruce Stidworthy" <bstidwor@bhinc.com>, "Brad Bingham" <bbringham@cabq.gov>
cc "Jerry Lovato" <jlovato@amafca.org>, "John Kelly" <jkelly@amafca.org>, "L M2" <lmazur@amafca.org>, "Mike Callahan" <mncallahan@abqpubco.com>

bcc

Subject RE: 7601 Jefferson St. N.E.



Brad,

Darren w/Enterprise Builders called me again today and had taken care of a couple of punch list items for me and I went by and the pipe and headwall, rundown and water quality fencing all look good. The did the sod work behind the headwall and I believe Mike w/Journal Center will be good with that.

→ As far as AMAFCA is concerned the work into the North Pino is acceptable.

Call me with any questions.

Thanks,

Kurt
P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

-----Original Message-----

From: Peter Holloway [mailto:PeterH@dpsdesign.org]

Sent: Monday, September 11, 2006 7:24 AM

To: Bruce Stidworthy; Kurt Wagener; Brad Bingham

Cc: Jerry Lovato; John Kelly; L M2; Mike Callahan

Subject: RE: 7601 Jefferson St. N.E.

According to the contractor, the headwall concrete has been finished. Landscaping is scheduled to start Tuesday 9-12 and should be complete by the end of this week. Peter

-----Original Message-----

From: Bruce Stidworthy [mailto:bstidwor@bhinc.com]

Sent: Sunday, September 10, 2006 10:20 PM

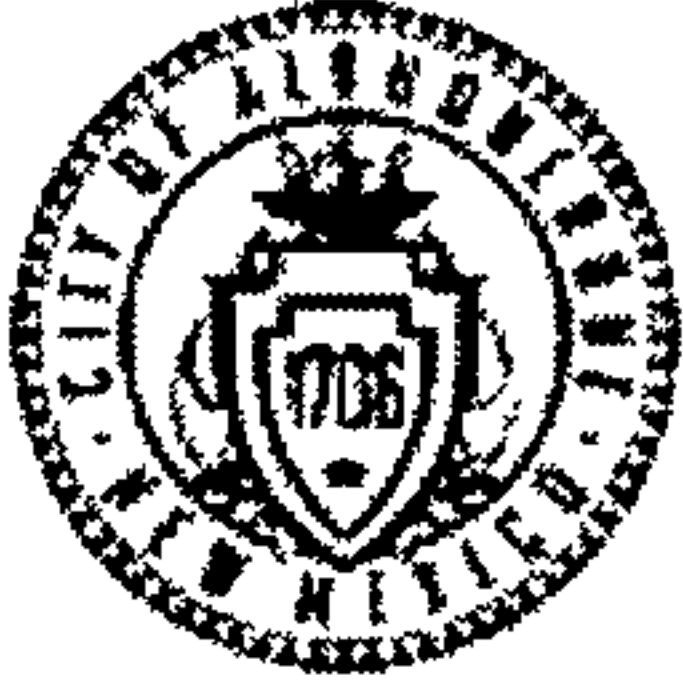
To: Kurt Wagener; Brad Bingham

Cc: Jerry Lovato; John Kelly; L M2; Mike Callahan; Peter Holloway

Subject: RE: 7601 Jefferson St. N.E.

Kurt: I don't believe it has been completed. I'll let you know when it has. Thanks, Bruce.

Peter: Please remind the contractor that he is not going to get permanent CO until this is done.



"Lynn Mazur"
<lmazur@amafca.org>

09/26/2006 10:45 AM

Please respond to
<lmazur@amafca.org>

To <aortillo@cabq.gov>

cc

bcc

Subject FW: 7601 Jefferson St. N.E.

From: Lynn Mazur [mailto:lmazur@amafca.org]
Sent: Tuesday, September 26, 2006 10:11 AM
To: 'Kurt Wagener'; 'Peter Holloway'; 'Bruce Stidworthy'; 'Brad Bingham'
Cc: 'Jerry Lovato'; 'John Kelly'; 'Mike Callahan'
Subject: RE: 7601 Jefferson St. N.E.

AMAFCA approves release of permanent Certificate of Occupancy for this site.

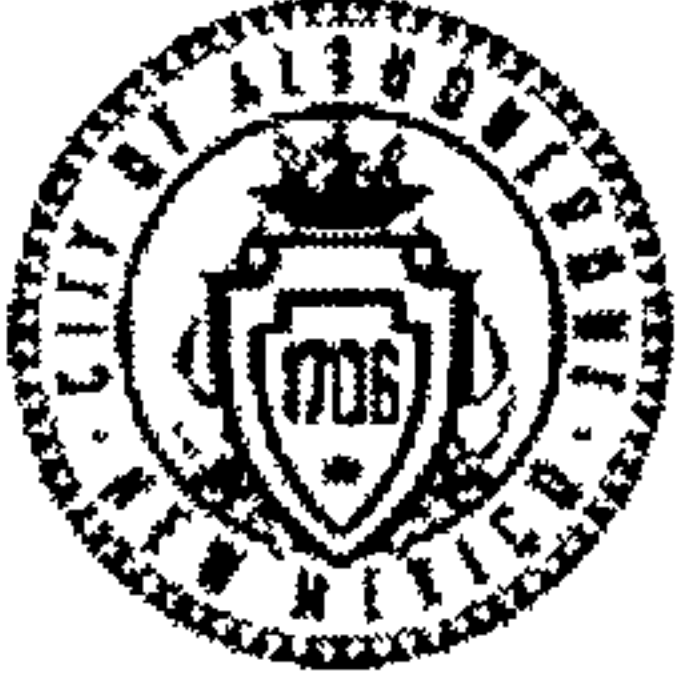
AMAFCA

Lynn M. Mazur, P.E., C.F.M.
Development Review Engineer
phone: (505) 884-2215
fax: (505) 884-0214
www.amafca.org

From: Kurt Wagener [mailto:kwagener@amafca.org]
Sent: Monday, September 25, 2006 5:02 PM
To: 'Peter Holloway'; 'Bruce Stidworthy'; 'Brad Bingham'
Cc: 'Jerry Lovato'; 'John Kelly'; 'L M2'; 'Mike Callahan'
Subject: RE: 7601 Jefferson St. N.E.

Brad,
Darren w/Enterprise Builders called me again today and had taken care of a couple of punch list items for me and I went by and the pipe and headwall, rundown and water quality fencing all look good. The did the sod work behind the headwall and I believe Mike w/Journal Center will be good with that.
As far as AMAFCA is concerned the work into the North Pino is acceptable.
Call me with any questions.

Thanks,
Kurt



"Lynn Mazur"
<lmazur@amafca.org>

09/26/2006 10:45 AM

Please respond to
<lmazur@amafca.org>

To <aortillo@cabq.gov>

cc

bcc

Subject FW: 7601 Jefferson St. N.E.

From: Lynn Mazur [mailto:lmazur@amafca.org]
Sent: Tuesday, September 26, 2006 10:11 AM
To: 'Kurt Wagener'; 'Peter Holloway'; 'Bruce Stidworthy'; 'Brad Bingham'
Cc: 'Jerry Lovato'; 'John Kelly'; 'Mike Callahan'
Subject: RE: 7601 Jefferson St. N.E.

AMAFCA approves release of permanent Certificate of Occupancy for this site.

AMAFCA

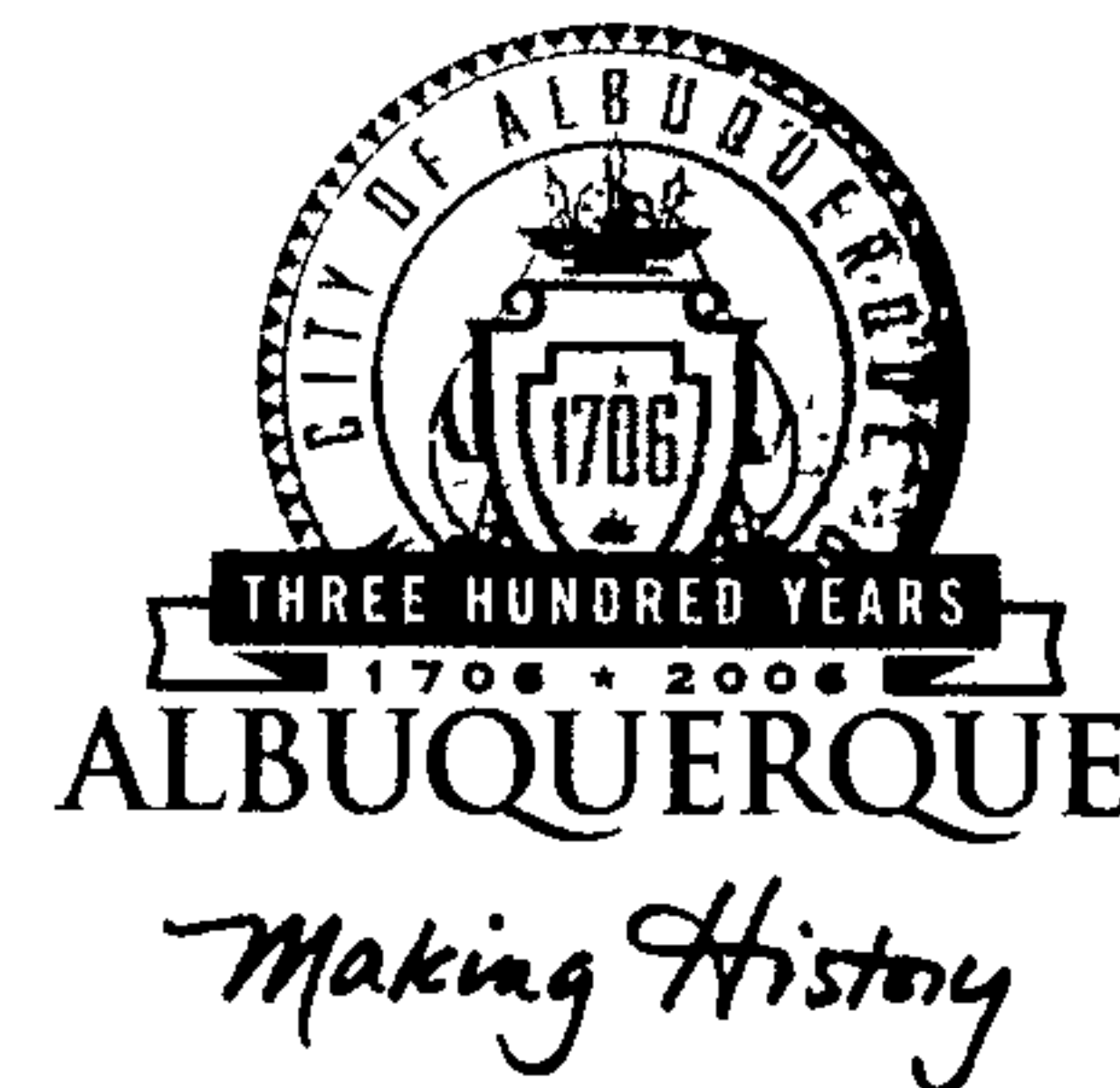
Lynn M. Mazur, P.E., C.F.M.
Development Review Engineer
phone: (505) 884-2215
fax: (505) 884-0214
www.amafca.org

From: Kurt Wagener [mailto:kwagener@amafca.org]
Sent: Monday, September 25, 2006 5:02 PM
To: 'Peter Holloway'; 'Bruce Stidworthy'; 'Brad Bingham'
Cc: 'Jerry Lovato'; 'John Kelly'; 'L M2'; 'Mike Callahan'
Subject: RE: 7601 Jefferson St. N.E.

Brad,
Darren w/Enterprise Builders called me again today and had taken care of a couple of punch list items for me and I went by and the pipe and headwall, rundown and water quality fencing all look good. The did the sod work behind the headwall and I believe Mike w/Journal Center will be good with that.
As far as AMAFCA is concerned the work into the North Pino is acceptable.
Call me with any questions.

Thanks,
Kurt

CITY OF ALBUQUERQUE



July 25, 2005

Jeffrey Wooten, P.E.
Bohannon Huston, Inc.
7500 Jefferson NE – Courtyard 1
Albuquerque, NM 87109

**Re: Journal Center Tract 5 – Office Building A, Corner of Masthead St and
Tiburon St NE, Grading and Drainage Plan
Engineer's Stamp dated 6-30-05 (D17-D3)**

Dear Mr. Wooten,

Based upon the information provided in your submittal received 7-08-05, the
above referenced plan cannot be approved for Building Permit until the following
comments are addressed:

- Before we can give building permit approval, you must have AMAFCA approval for the outfall to the North Pino Arroyo. This includes the proposed roof drains shown on Detail Sheet C102.

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

CITY OF ALBUQUERQUE



file

September 5, 2006

Mr. Bruce Stidworthy, P.E.
BOHANNAN-HUSTON, INC.
7500 Jefferson St. NE – Courtyard I
Albuquerque, NM 87109

Re: JOURNAL CENTER – TRACT 5 – OFFICE BUILDING A
7601 Jefferson Street NE
Approval of Extension to Temporary Certificate of Occupancy (C.O.)
Engineer's Stamp dated 09/02/2005 (D-17/D3)
Certification dated 08/01/2006

Dear Bruce:

P.O. Box 1293 As requested at the counter, a 30-day Extension to 10/01/2006 to the Temporary Certificate of Occupancy (C.O.) has been granted by Hydrology.

Albuquerque AMAFCA is not ready for release of Permanent C.O. There are some recent issues with a roof drain tie-in to the North Pino Arroyo still pending. Upon final acceptance of this project by the AMAFCA Field Engineer, a Permanent C.O. will be issued.

New Mexico 87109 If you have any questions, you can contact me at 924-3982.

www.cabq.gov

Sincerely,

Arlene V. Portillo

Arlene V. Portillo
Plan Reviewer, Planning Dept.-Hydrology
Development and Building Services

C: CO Clerk
File

CITY OF ALBUQUERQUE



File

August 1, 2006

Mr. Bruce Stidworthy, P.E.
BOHANNAN-HUSTON, INC.
7500 Jefferson St. NE – Courtyard I
Albuquerque, NM 87109

Re: JOURNAL CENTER – TRACT 5 – OFFICE BUILDING A
7601 Jefferson Street NE
Approval of Temporary Certificate of Occupancy (C.O.)
Engineer's Stamp dated 09/02/2005 (D-17/D3)
Certification dated 08/01/2006

P.O. Box 1293

Dear Bruce:

Albuquerque

Based upon the information provided in your submittal received 08/01/2006, the above referenced certification is approved for release of 30-day Temporary Certificate of Occupancy by Hydrology.

New Mexico 87103

AMAFCA is not ready for release of Permanent C.O. There are some recent issues with a roof drain tie-in to the North Pino Arroyo still pending. Upon final acceptance of this project by the AMAFCA Field Engineer, a Permanent C.O. will be issued.

www.cabq.gov

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

Sincerely,

Arlene V. Portillo

Arlene V. Portillo
Plan Reviewer, Planning Dept.-Hydrology
Development and Building Services

C: CO Clerk
File

Approved for 30-Day
Extension of Temp CO
KSL 9/5/06 Ext 10/1/06

Ronald D. Brown, Chair
 Daniel F. Lyon, Vice Chair
 Tim Eichenberg, Secretary-Treasurer
 Janet Salers, Asst. Secretary-Treasurer
 Danny Hernandez, Director

John P. Kelly, P.E.
 Executive Engineer



**Albuquerque
 Metropolitan
 Arroyo
 Flood
 Control
 Authority**

2600 Prospect N.E., Albuquerque, NM 87107
 Phone: (505) 884-2215 Fax: (505) 884-0214

Post-it® Fax Note 7671		Date 8-10	# of pages 1
To BRAD BINGHAM		From LYNN MAZUR	
Co/Dept. HYDROLOGY		Co. AMAFCA	
Phone #		Phone #	
Fax #		Fax #	

August 10, 2005

Mr. Jeffrey T. Wooten, P.E.
 Bohannon Fluston, Inc.
 7500 Jefferson St. NE, Courtyard I
 Albuquerque, New Mexico 87109

File
 D17/D3

Re: Drainage Plan for Journal Center, Tract 5, Building A, ZAP D-17
 Engineer's Stamp Dated July 29, 2005

Dear Mr. Wooten:

AMAFCA has reviewed the referenced plan with respect to the drainage outfalls to the North Pino Channel. The following comments should be addressed before release of Building Permit:

1. AMAFCA has an agreement with Journal Center Corporation for maintenance of the concrete portion of the channel only. Discharge of the roof drains down the grassy slope that is maintained by the management company must be approved by them. AMAFCA recommends connecting the roof drains so that there is only one discharge pipe that would outfall to the lip of the channel or down a concrete swale. The swale would have to be traversable by a mower.
2. Provide detail of the trash screen referenced on Sheet C101.

If you have any questions, please call me at 884-2215.

Sincerely,
 AMAFCA

Lynn M. Mazur

Lynn M. Mazur, P.E., C.F.M.
 Development Review Engineer

Cc: Brad Bingham, COA Hydrology