

CITY OF ALBUQUERQUE



**Planning Department
Transportation Development Services Section**

September 5, 2007

Harold L. Bennett, P.E.
8701 E. Vista Bonita, Ste. 100
Scottsdale, Arizona 85255

Re: Certification Submittal for Final Building Certificate of Occupancy for
Journal Center, Lot 10-A, [D-17 / D96]
3731 Rutledge NE
Engineer's Stamp Dated 08/20/07

Dear Mr. Bennett:

P.O. Box 1293

The TCL / Letter of Certification submitted on September 5, 2007 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

Albuquerque

Sincerely,

New Mexico 87103

www.cabq.gov


Nilo E. Salgado-Fernandez, P.E.
Senior Traffic Engineer
Development and Building Services
Planning Department

c: Engineer
Hydrology file
CO Clerk

KDC
KLEE DESIGN COLLABORATIVE

B B

Bill Buckley
Architect

8701 E. Vista Bonita
Suite 100
Scottsdale, Arizona 85255

HLB

Harold L. Bennett
P.E.

August 20, 2007

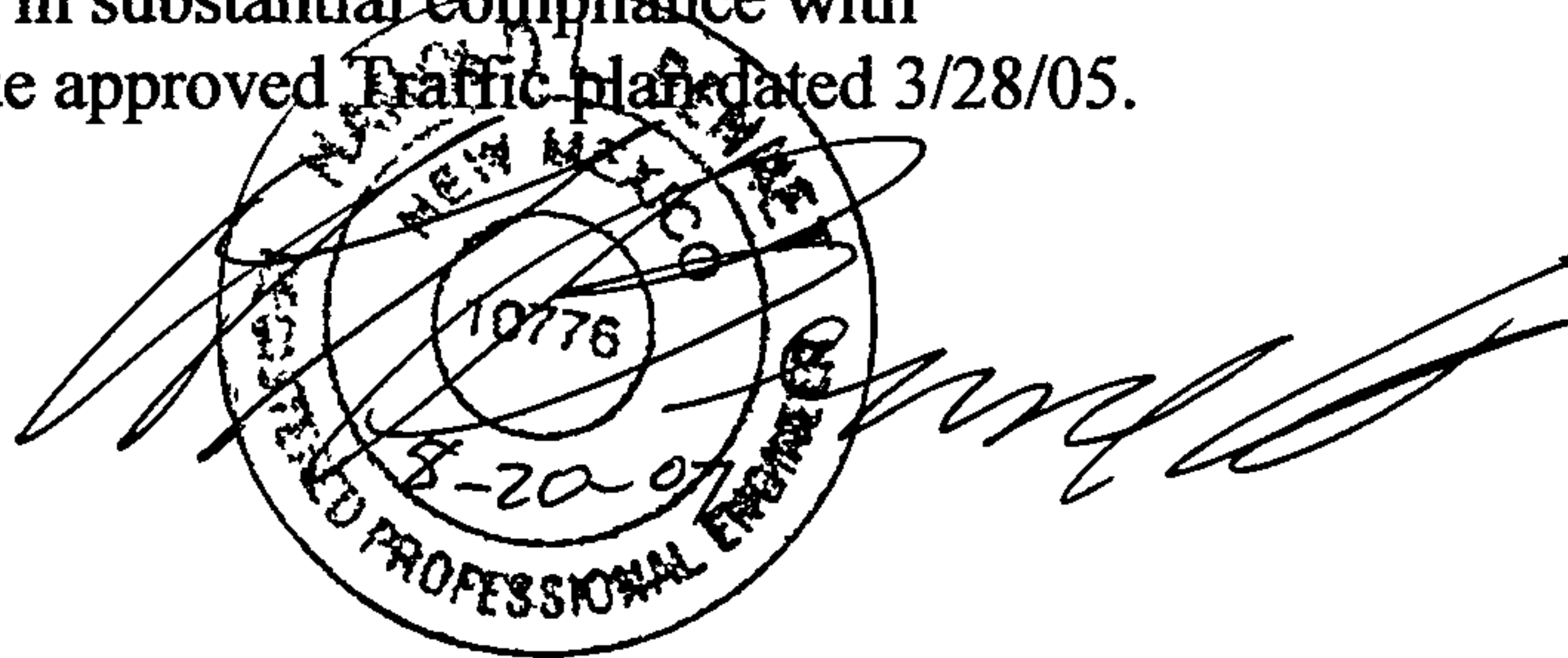
City of Albuquerque
Traffic Engineering Department
600 2nd Street N.W.
Albuquerque, New Mexico 87102

RE: 3731 Rutledge N.E..

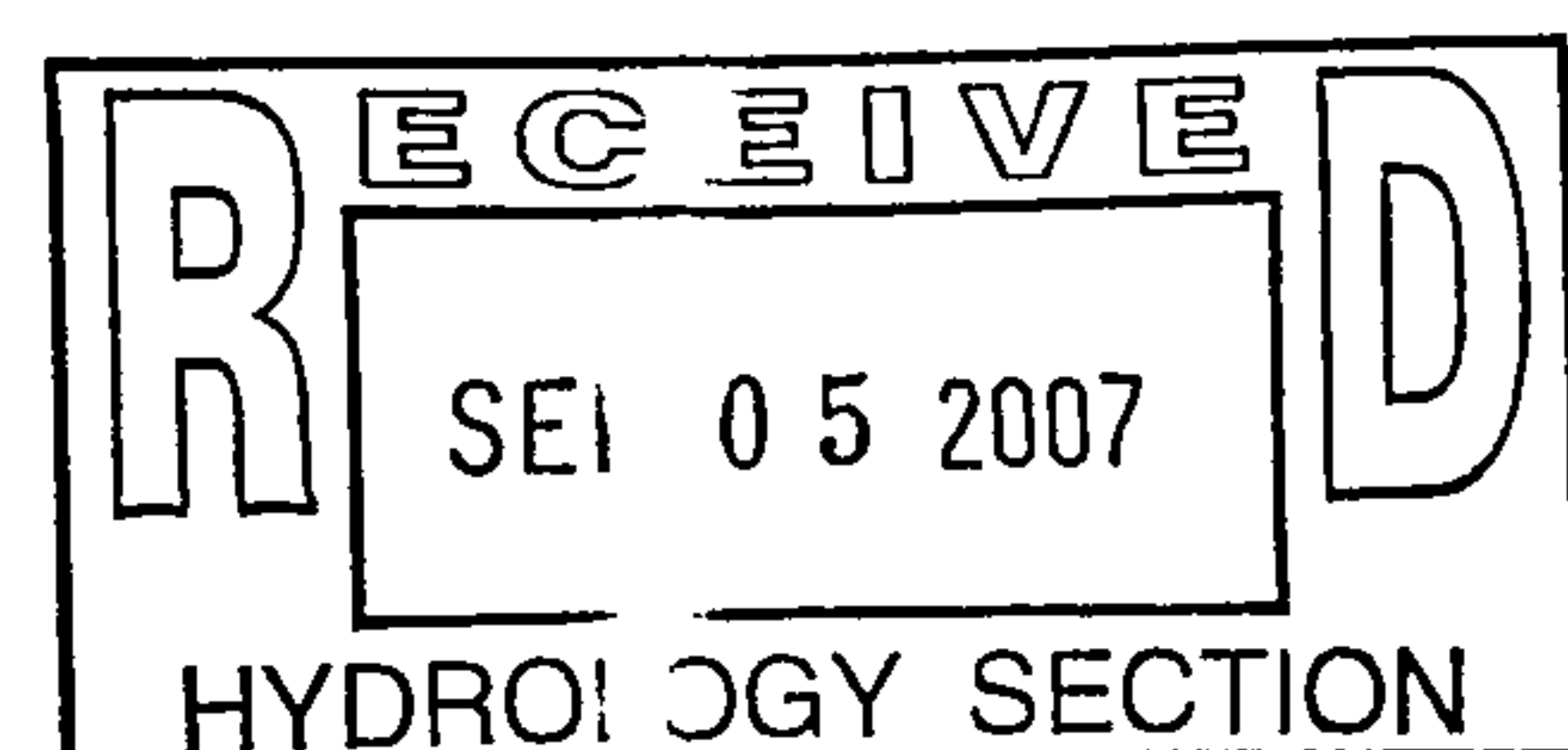
To Whom It May Concern,

I have reviewed the attached site plan and certify
that as constructed it is in substantial compliance with
the City of Albuquerque approved Traffic plan dated 3/28/05.

Harold L. Bennett



P. E



CITY OF ALBUQUERQUE



**Planning Department
Transportation Development Services Section**

August 23, 2007

Harold L. Bennett, P.E.,
Klee Design Collaborative
8701 E. Vista Bonita, Ste. 100
Scottsdale, Arizona 85255

Re: Approval of Temporary Certificate of Occupancy (C.O.) for
Journal Center Lot 10-A, [D-17 / D96]
3731 Rutledge NE
Engineer's Stamp Dated 08/22/07

Dear Mr. Bennett:

Based on the information provided on your submittal dated August 23, 2007, the above referenced project is approved for a 90-day Temporary C.O.

A Temporary C.O. has been issued allowing the outstanding Letter of Certification (need to provide original letter, not copy) issue to be completed within this time period. When these remaining issues have been fully completed, are in substantial compliance, and a final Certification for Transportation has been resubmitted to the City's Hydrology office for approval, a Permanent C.O. will be issued.

The Certification package for Final C.O. must include an exact copy of the approved TCL, or signed off D.R.B. Site Plan, which is in each of the two City Permit Plan Sets—the contractor's City field set and the City's plan set in the basement of the Plaza Del Sol building. Package also must include a letter of certification on designer's letterhead-stamped with his seal, signed, and dated. Submit package along with fully completed Drainage Information Sheet to front counter personnel for log in and evaluation by Transportation.

If you have any questions, please call me at 924-3630.

Sincerely,

Nilo E. Salgado-Fernandez, P.E.
Senior Traffic Engineer
Development and Building Services
Planning Department

c: Engineer
Hydrology file
CO Clerk

D-17/D096

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(Rev. 12/05)

PROJECT TITLE: Journal Center Lot 10-A ZONE MAP/DRG. FILE # D-17
DRB#: 05DRB-00712 EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Unit 1 Lot 10A
CITY ADDRESS: 3751 Rutledge Rd. Hwy. NM 87109

ENGINEERING FIRM: Harold Bennett CONTACT: Harold Bennett
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

OWNER: Blue Hole Ltd. CONTACT: Scott Haugquist
ADDRESS: _____ PHONE: 871-3371
CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: John Klee CONTACT: John Klee
ADDRESS: _____ PHONE: 602-323-7441
CITY, STATE: _____ ZIP CODE: _____

SURVEYOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: Craig Corporation CONTACT: Lydon Hylle
ADDRESS: _____ PHONE: 302-6548
CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☒ TRAFFIC CIRCULATION LAYOUT
☒ ENGINEER/ARCHITECT CERT (TCL)
☐ ENGINEER/ARCHITECT CERT (DRB S.P.)
☐ ENGINEER/ARCHITECT CERT (AA)
☐ OTHER (SPECIFY) _____

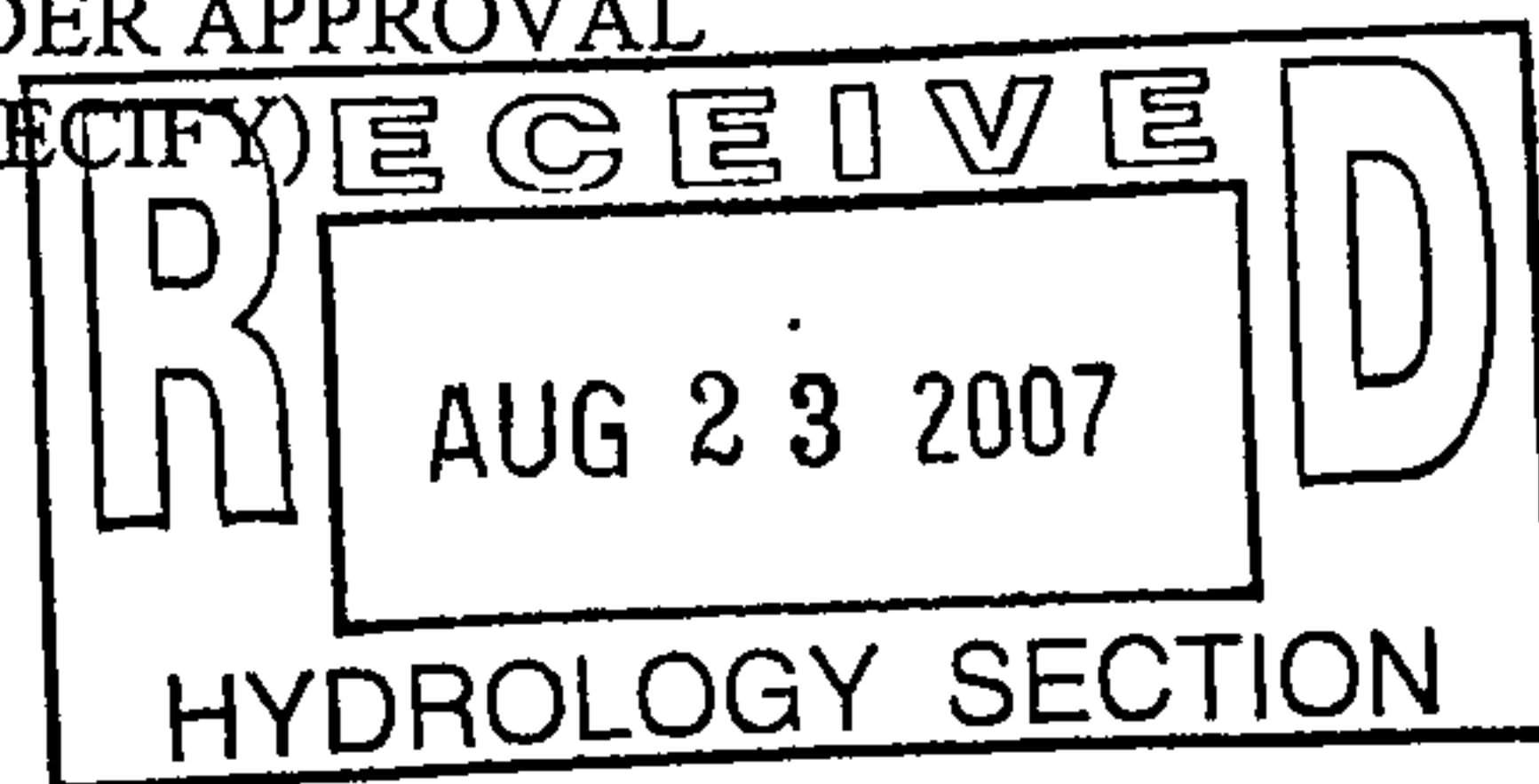
CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D APPROVAL
☐ S. DEV. 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

SUBMITTED BY: Lydon Hylle DATE: 8.23.06



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope to the proposed development define 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 (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

KDC

Bill Buckley
Architect

8701 E. Vista Bonita

Suite 100

Scottsdale, Arizona 85255

Harold L. Bennett
P.E.

P.E.

**City of Albuquerque
Traffic Engineering Department
600 2nd Street N.W.
Albuquerque, New Mexico 87102**

**City of Albuquerque
Traffic Engineering Department
600 2nd Street N.W.**

Albuquerque, New Mexico 87102

RE: 3731 Rutledge N.E..

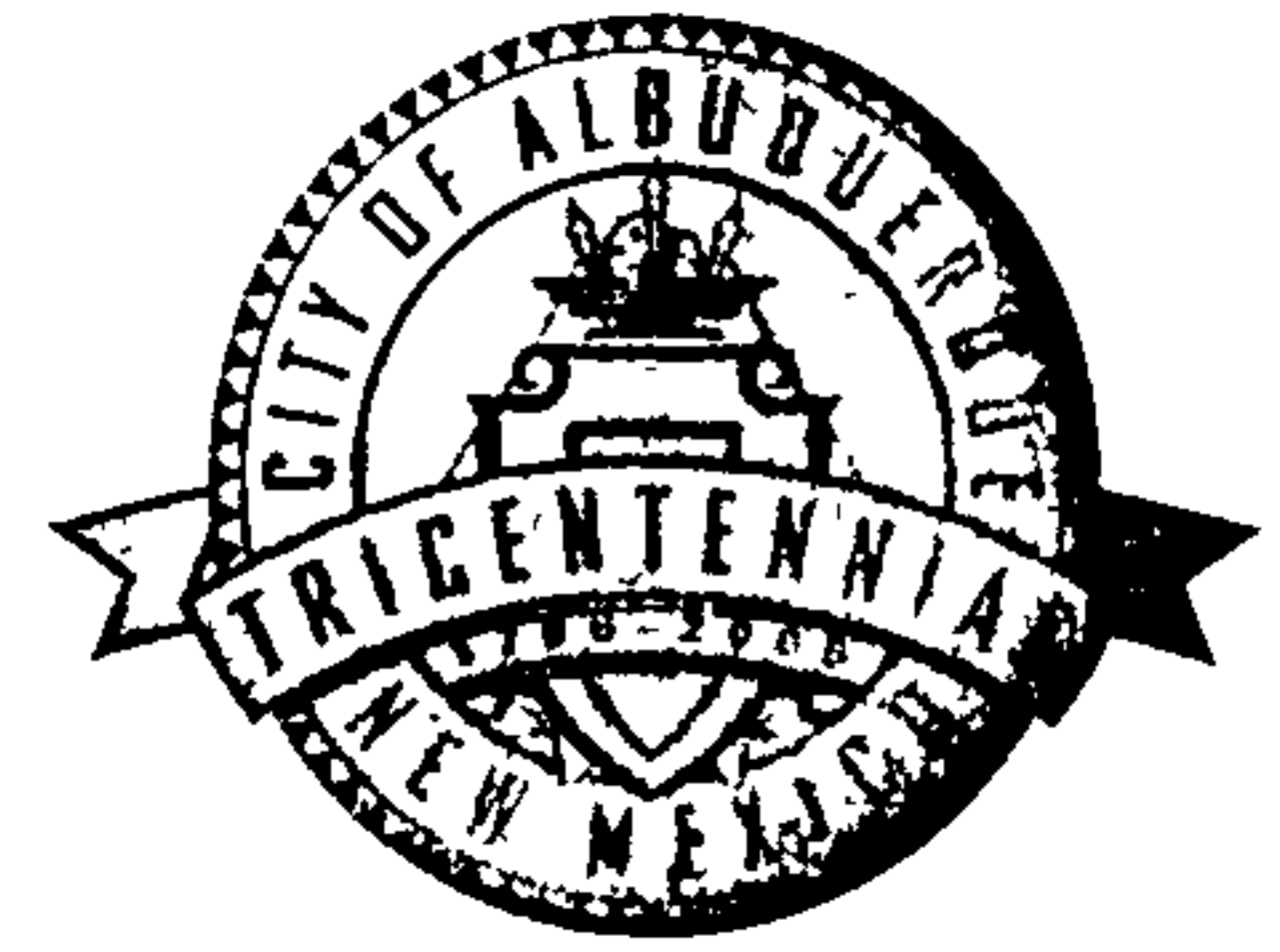
To Whom It May Concern,

I have reviewed the attached site plan and certify that as constructed it is in substantial compliance with the City of Albuquerque approved Traffic plan dated 3/28/05.

Harold L. Bennett



CITY OF ALBUQUERQUE



August 27, 2007

Harold Bennet, P.E.
CJ & L Engineers
1324 Bernardo Rd. NW
Albuquerque, NM 87104

**Re: Journal Center Lot 10-A, 3731 Rutledge Rd. NE,
Approval of Permanent Certificate of Occupancy (C.O.)
Engineer's Stamp dated 10/19/05 (D-17/D96)
Certification dated 8/15/07**

Dear Mr. Bennet,

P.O. Box 1293

Based upon the information provided in your submittal received 8/21/2007, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology.

Albuquerque

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

New Mexico 87103

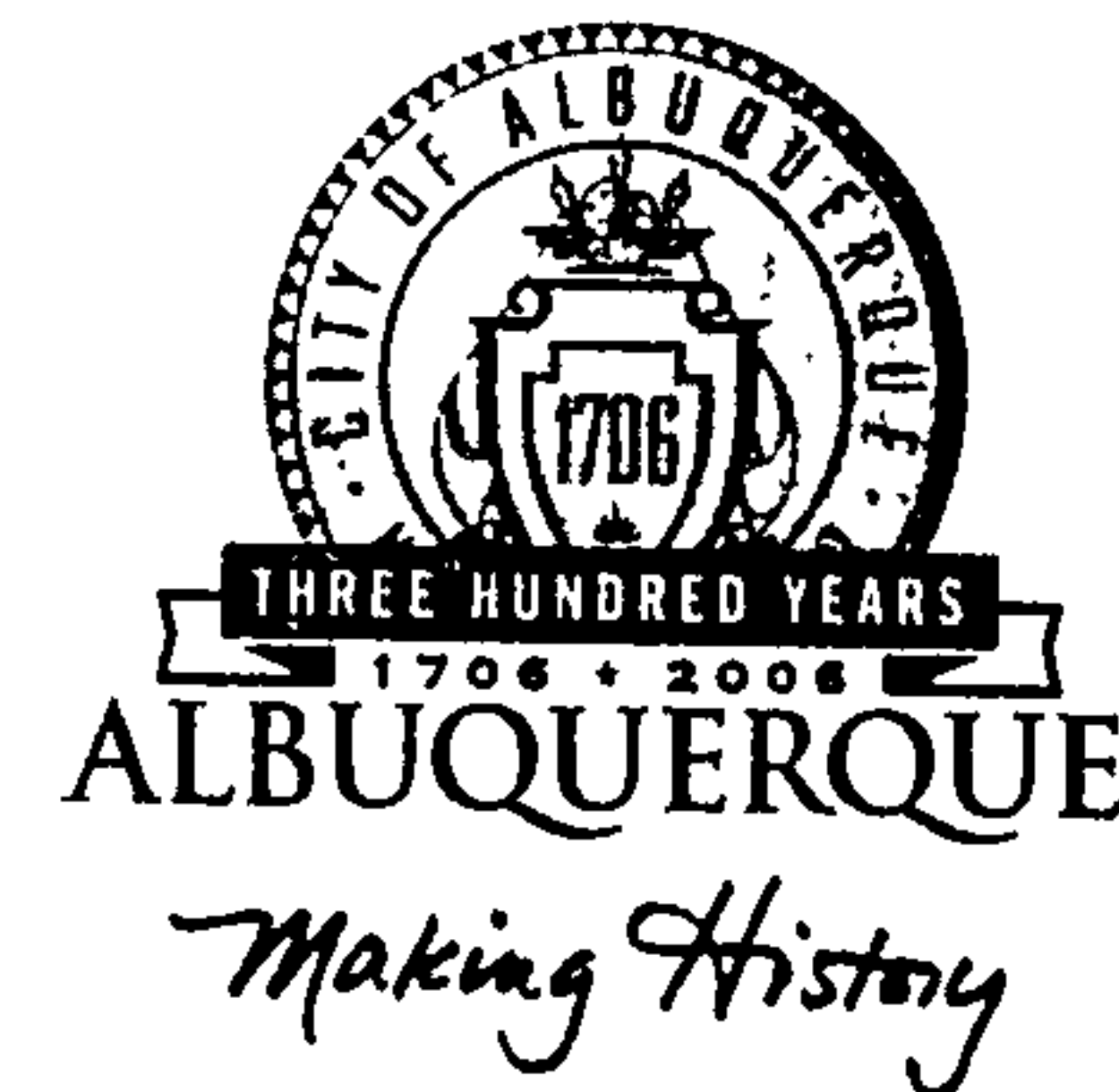
Sincerely,

Timothy Sims
Plan Checker-Hydrology, Planning Dept.
Development and Building Services

www.cabq.gov

C: CO Clerk
File

CITY OF ALBUQUERQUE



October 25, 2005

Harold L. Bennett, P.E.
CJ&L Engineers
1324 Bernardo Rd. NW
Albuquerque, NM 87104

**Re: Lot 10A Journal Center, 3731 Rutledge Rd NE, Grading and Drainage Plan
Engineer's Stamp dated 10-19-05 (D17-D96)**

Dear Mr. Bennett,

Based upon the information provided in your submittal received 10-19-05, 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 of the grading plan per the DPM checklist will be required.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

If you have any questions, you can contact me at 924-3695.

Sincerely,

Rudy E. Rael Associate Engineer
Planning Department
Development and Building Services

C: File