## CITY OF ALBUQUERQUE



June 13, 2013

Fred Arfman, PE
Isaacson & Arfman, PA
128 Monroe St NE
Albuquerque, NM 87108

Re: Broadstone Santa Monica, 6401 Santa Monica NE,

Buildings 4, 5 and 6

Request for Permanent C.O. -Accepted

Engineer's Stamp dated: 4-10-12, (N9/D012)

Certification dated: 6-07-13

Dear Mr. Steffen,

Based upon the information provided in the Certification received 06-10-13, the above referenced Certification is acceptable for a release of a Permanent Certificate of Occupancy by Hydrology.

PO Box 1293

Hydrology is asking for an electronic copy, in .pdf format, of this certification for our records. This certification can be e-mailed to me at: <a href="mailed-ecabq.gov">ccherne@cabq.gov</a> or <a href="mailed-ecabq.gov">tsims@cabq.gov</a>.

Albuquerque

If you have any questions, you can contact me at 924-3986 or Rudy Rael at 924-3977.

Sincerely,

New Mexico 87103

Curtis A. Cherne, P.E.

Principal Engineer—Hydrology Section Development and Building Services

www.cabq.gov

RR/CC

C: (

CO Clerk—Katrina Sigala

e-mail



### City of Albuquerque

#### Planning Department

#### Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

| Project Title: Broadstone Santa Monica   | Building Permit #:                               |            | City Drainage #: <u>D-18/D054</u> |
|--|--|------------|-----------------------------------|
| DRB#: 1003916  |  | Work Ore   | der#: 689983                      |
| Legal Description: Tract 2, Santa Monica Place   |  |            |                                   |
| City Address: 6401 Santa Monica Ave. NE  |  |            |                                   |
|  |  | 044        | Fred C. Arfman                    |
| Engineering Firm: Isaacson & Arfman, P.A.  | NIM 07400  | Contact:   | Fled C. Aliman                    |
| Address: 128 Monroe Street NE, Albuquerque,  | INIVI 67 IUO                                     | E-mail:    | freda@iacivil.com                 |
| Phone#: 268-8828 Fax#: N/A   |  | -          |                                   |
| Owner: Broadstone Santa Monica, LLC  |  | •          |                                   |
| Address: 6300 Riverside Plaza Lane NW, Sui   | <u>te 200, Albuquerque, N</u>                    | N 87120    | )                                 |
| Phone#: 889-3061 Fax#:   |  | E-mail: K  | browning@titan-development.com    |
| Architect: ORB Architecture, LLC   |  | Contact:   | Richard Barber                    |
| Address:   |  | F:!:       | rah @arbarah aam                  |
| Phone#: (602) 957-4530 Fax#:   |  | E-man:     | rab@orbarch.com                   |
| Surveyor: Surv-Tek, Inc.   |  | Contact:   | Russ Hugg                         |
| Address: 9384 Valley View Drive NW, Albuqu   | ergue, NM 87114                                  |            |                                   |
| Phone#: 897-3366 Fax#: 897-3   | 3377   | E-mail:    | hugg@swcp.com                     |
|  |  | Contact:   | Kim Weisenburger                  |
| Contractor: Alliance Residential Company Address: 2415 E. Camelback Road, Suite 600  | Dhooniy A7 85016                                 |            | 1000                              |
|  | J. PHOEIIX, AZ 00010                             | E-mail:    | kburger@allresco.com              |
| Phone#: (602) 522-5763 Fax#:   |  |            |                                   |
| TYPE OF SUBMITTAL:   | CHECK TYPE OF APPROV                             |            |                                   |
| DRAINAGE REPORT  | SIA/FINANCIAL GUARAN                             |            | EASE                              |
| DRAINAGE PLAN 1st SUBMITTAL  | PRELIMINARY PLAT APP                             |            | AI                                |
| DRAINAGE PLAN RESUBMITTAL  | S. DEV. PLAN FOR SUB'D<br>S. DEV. FOR BLDG. PERM |            |                                   |
| CONCEPTUAL G & D PLAN  | SECTOR PLAN APPROVA                              |            |                                   |
| GRADING PLAN   | FINAL PLAT APPROVAL                              |            |                                   |
| EROSION & SEDIMENT CONTROL PLAN (ESC)  | CERTIFICATE OF OCCUP                             | ANCY (P)   | ERMAL                             |
| ENGINEER'S CERT (HYDROLOGY)  | CERTIFICATE OF OCCUP                             | ANCY (T    | CL TEMP)                          |
| CLOMR/LOMR TRAFFIC CIRCULATION LAYOUT (TCL)  | FOUNDATION PERMIT A                              |            |                                   |
| <del>production in the second seco</del> | BUILDING PERMIT APPR                             |            |                                   |
| ENGINEER'S CERT (TCL) ENGINEER'S CERT (DRB SITE PLAN)  | GRADING PERMIT APPR                              |            | SO-19 APPROVAL                    |
| ENGINEER'S CERT (ESC)  | PAVING PERMIT APPRO                              |            | ESC PERMIT APPROVAL               |
| SO-19  | WORK ORDER APPROVA                               |            | ESC CERT. ACCEPTANCE              |
| OTHER (SPECIFY)  | GRADING CERTIFICATION                            |            | OTHER (SPECIFY)                   |
|  | <del></del>                                      | Copy Provi | dad                               |
| WAS A PRE-DESIGN CONFERENCE ATTENDED:  |  |            | ueu                               |
| DATE SUBMITTED: <u>06-07-13</u>  | By: <u>Fred C. Arfman, PE</u>                    |            | 1. The said and the location one  |

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 defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the followin

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

4. Erosion and Sediment Control Plan: Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than acre and of a larger common plan of development

project less than 1-acre than are part of a larger common plan of development



# CITY OF ALBUQUERQUE



May 22, 2013

Fred Arfman, PE Isaacson & Arfman, PA 128 Monroe St NE Albuquerque, NM 87108

Re: Broadstone Santa Monica, 6401 Santa Monica NE,

**Buildings 26 & 27** 

Request for Permanent C.O. -Accepted

Engineer's Stamp dated: 4-10-12, (D18/D054)

Certification dated: 5-15-13

Dear Mr. Arfman,

Based upon the information provided in the Certification received 05-15-13, the above referenced Certification is acceptable for a release of a Permanent Certificate of Occupancy by Hydrology.

PO Box 1293

Hydrology is asking for an electronic copy, in .pdf format, of this certification for our records. This certification can be e-mailed to me at: <a href="mailed-ecabq.gov">ccherne@cabq.gov</a> or <a href="mailed-ecabq.gov">tsims@cabq.gov</a>.

Albuquerque

If you have any questions, you can contact me at 924-3695 or Rudy Rael at 924-3977.

Sincerely,

New Mexico 87103

Shahab Biazar, P.E.

Senior Engineer—Hydrology Section
Development and Review Services

www.cabq.gov

RR/SB

C: CO Clerk—Katrina Sigala

e-mail



# City of Albuquerque

#### Planning Department

#### Development & Building Services Division

### DRAINAGE AND TRANSPORTATION INFORMATION SHEET

|                            |  | (REV 02/2013)   |  |   |
|----------------------------|--|---|--|---|
| Project Titl               | e: Broadstone Santa Monica   | Building Permit #:  |  | City Drainage #: D-18/D054                                  |
|                            | 003916 EPC#:   |   | Work Order#  |   |
| -                          | ription: Tract 2, Santa Monica Place   |   | •  |   |
| City Addre                 |  |   |  |   |
| Farincesi                  | ng Firm: Isaacson & Arfman, P.A.   |   | Contact. El  | red C. Arfman   |
| Address:                   | 128 Monroe Street NE, Albuquerque  | NM 87108  | Comact: 11   | eu C. Alillali  |
| Phone#:                    | 268-8828 Fax#: N/A   |   | E-mail: fr   | eda@iacivil.com   |
|                            |  |   |  |   |
| Owner:                     | Broadstone Santa Monica, LLC   |   |  | urt Browning  |
| Address:                   | 6300 Riverside Plaza Lane NW, S  | <u>uite 200, Albuquerque, Ni</u>  |  |   |
| Phone#:                    | 889-3061 Fax#:   | · · · · · · · · · · · · · · · · · · ·   | E-mail:KDro  | owning@titan-development.co                                 |
| Architect:                 | ORB Architecture, LLC  | e de la companya de<br>La companya de la co | Contact: R   | ichard Barber   |
| Address:                   |  |   | · 100  |   |
| Phone#:                    | (602) 957-4530 Fax#:   |   | E-mail: rab  | @orbarch.com  |
| Surveyor:                  | Surv-Tek, Inc.   |   | Contact: R   | uss Hugg  |
| Address:                   | 9384 Valley View Drive NW, Albu-   | nuerque NM 87114  | Comacs. 11   | uss rrugg   |
| Phone#:                    | 897-3366 Fax#: 897   |   | E-mail: h  | ugg@swcp.com  |
| I Honer                    | 1 u.m  | -5577   |  |   |
| Contracto                  |  |   | Contact: K   | <u>im Weisenburger</u>                                      |
| Address:                   | 2415 E. Camelback Road, Suite 6  | 00, Phoenix, AZ 85016   |  |   |
| Phone#: _                  | (602) 522-5763 Fax#:   |   | E-mail: K  | ourger@allresco.com   |
| TYPE OF                    | SUBMITTAL:   | CHECK TYPE OF APPROV  | AL/ACCEPT  | ANCE SOUGHT:  |
|                            | AINAGE REPORT  | SIA/FINANCIAL GUARAN  |  |   |
| DR                         | AINAGE PLAN 1st SUBMITTAL  | PRELIMINARY PLAT APP  | ROVAL  |   |
| DR.                        | AINAGE PLAN RESUBMITTAL  | S. DEV. PLAN FOR SUB'D  | APPROVAL   |   |
| co                         | NCEPTUAL G & D PLAN  | S. DEV. FOR BLDG. PERM  | IT APPROVA   | L   |
| GR.                        | ADING PLAN   | SECTOR PLAN APPROVA   | L  |   |
| ER                         | OSION & SEDIMENT CONTROL PLAN (ESC)  | FINAL PLAT APPROVAL   |  |   |
|                            | GINEER'S CERT (HYDROLOGY)  | CERTIFICATE OF OCCUP.   |  |   |
|                            | OMR/LOMR   | CERTIFICATE OF OCCUP  | •  | EMP)  |
|                            | AFFIC CIRCULATION LAYOUT (TCL)   | FOUNDATION PERMIT A   |  |   |
|                            | GINEER'S CERT (TCL)  | BUILDING PERMIT APPR  |  | 00.10.100001111   |
|                            | GINEER'S CERT (DRB SITE PLAN)  | GRADING PERMIT APPRO  | **********   | SO-19 APPROVAL  |
| EN                         | GINEER'S CERT (ESC)  | PAVING PERMIT APPROV  |  | ESC PERMIT APPROVAL   |
| so-                        |  | WORK ORDER APPROVA  |  | ESC CERT. ACCEPTANCE  |
| OTI                        | HER (SPECIFY)  | GRADING CERTIFICATIO  | N  | OTHER (SPECIFY)   |
| WASAD                      | RE-DESIGN CONFERENCE ATTENDED:   | Yes No C  | opy Provided   |   |
|                            | BMITTED: 05-15-13  | By: Fred C. Arfman, PE  | -23  |   |
|                            | •  |   |  |   |
| scope to the 1. Cor 2. Dra | or approvals of Site Development Plans and/or Subdivision<br>e proposed development defines the degree of drainage de<br>aceptual Grading and Drainage Plan: Required for app-<br>ninage Plans: Required for building permits, grading permitinge Report: Required for subdivision containing more | tail. One or more of the following level-<br>roval of Site Development Plans greater<br>lits, paving permits and site plans less th<br>than ten (10) lots or constituting five (5   | s of submittal ma<br>than five (5) acr<br>an five (5) acres<br>) acres or more | ay be required based on the followin<br>es and Sector Plans |

project less than 1-acre than are part of a larger common plan of development

# CITY OF ALBUQUERQUE



May 10, 2013

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

Re: Broadstone Santa Monica Place, 6401 Santa Monica Ave NE

**Building #24** 

Request for Permanent C.O. - Accepted

**Engineer's Stamp dated 4-10-12 (D18/D054)** 

Certification dated 5-9-13

Dear Mr. Arfman,

PO Box 1293

Based upon the information provided in the Certification received 5-10-13, the above referenced Certification is acceptable for release of Permanent Certificate of Occupancy by Hydrology.

Albuquerque

As mentioned in the previous letter, the rundown and pipe coming from the catch basin to the rundown is to be installed. Per my conversation with you on 5-10-13, it has been built.

Also mentioned in the previous letter, the offsite area needs to be certified prior to issuing future CO's.

New Mexico 87103

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

www.cabq.gov

Sincerely,

Curtis Cherne, P.E.

Principal Engineer, Planning Dept. Development and Review Services

C: e-mail



### City of Albuquerque

#### Planning Department

#### Development & Building Services Division

#### DRAINAGE AND TRANSPORTATION INFORMATION SHEET

| 2/4/20   | 01. P #. D. 19/D05/                                   |
|--|---|
| Project Title: Broadstone Santa Monica , PAASE 2 (#24) Building Permit #:  | City Drainage #: <u>D-18/D054</u> Work Order#: 689983 |
| DRB#: 1003916  | Work Order#: 009903                                   |
| Legal Description: Tract 2, Santa Monica Place   |   |
| City Address: 6401 Santa Monica Ave. NE  |   |
| Engineering Firm: Isaacson & Arfman, P.A.  | Contact: Fred C. Arfman                               |
| Address: 128 Monroe Street NE, Albuquerque, NM 87108   |   |
| Phone#: 268-8828 Fax#: N/A   | E-mail: freda@iacivil.com                             |
| Owner: Broadstone Santa Monica, LLC  | Contact: Kurt Browning                                |
| Address: 6300 Riverside Plaza Lane NW, Suite 200, Albuquerque, N   | M 87120   |
| Phone#: 889-3061 Fax#:   | E-mail: kbrowning@titan-development.com               |
| Architect: ORB Architecture, LLC   | Contact: Richard Barber                               |
| Address:   | E-mail: rab@orbarch.com                               |
| Phone#: (602) 957-4530 Fax#:   |   |
| Surveyor: Surv-Tek, Inc.   | Contact: Russ Hugg                                    |
| Address: 9384 Valley View Drive NW, Albuquerque, NM 87114  |   |
| Phone#: 897-3366 Fax#: 897-3377  | E-mail: hugg@swcp.com                                 |
| Contractor: Alliance Residential Company   | Contact: Kim Weisenburger                             |
| Address: 2415 E. Camelback Road, Suite 600, Phoenix, AZ 85016  |   |
| Phone#: (602) 522-5763 Fax#:   | E-mail: kburger@allresco.com                          |
| TYPE OF SUBMITTAL: CHECK TYPE OF APPRO   | VAL/ACCEPTANCE SOUGHT:                                |
| DRAINAGE REPORT SIA/FINANCIAL GUARA  |   |
| DRAINAGE PLAN 1st SUBMITTAL PRELIMINARY PLAT AF  | PROVAL       = = = =                                  |
| DRAINAGE PLAN RESUBMITTAL S. DEV. PLAN FOR SUB'  |   |
| CONCEPTUAL G & D PLAN S. DEV. FOR BLDG. PER  | MII ALLKOVAHIIII                                      |
| GRADING PLAN SECTOR PLAN APPROV  | AL UUL STUTIONI                                       |
| EROSION & SEDIMENT CONTROL PLAN (ESC) FINAL PLAT APPROVAL  |   |
| ENGINEER'S CERT (HYDROLOGY)  CLOMB JOHN CERTIFICATE OF OCCU  |   |
|  |   |
| TRAITIC CIRCULATION (192)  |   |
| ENGINEER'S CERT (TCL)  ENGINEER'S CERT (DRB SITE PLAN)  GRADING PERMIT APP   |   |
| ENGINEER'S CERT (DAD STIETLARY)  ENGINEER'S CERT (ESC)  PAVING PERMIT APPRO  |   |
| SO-19 WORK ORDER APPROV  |   |
| OTHER (SPECIFY) GRADING CERTIFICAT   |   |
| Official to the state of the st |   |
| WAS A PRE-DESIGN CONFERENCE ATTENDED: Yes No   | Copy Provided   |
| DATE SUBMITTED: 05-08-13 By: Fred C. Arfman, Pl  |   |
| Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drai   | nage submittal. The particular nature, location, and  |

scope to the proposed development Plans and/or Subdivision Plans Snail be accompanied by a drainage submittal. The particular nature, location, and scope to 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 levels of submittal may be required for submittal may be required for submittal levels of submittal may be required for submittal levels of submittal may be required for submittal levels of submitta

project less than 1-acre than are part of a larger common plan of development