

CITY OF ALBUQUERQUE



May 19, 2011

Gordon Allan Hall, R.A.
Design 2 Function, LLC
P.O. Box 93368
Albuquerque, NM 87199-3368

Re: Children's Treatment Center, 6611 Gulton Court NE
Permanent Certificate of Occupancy – Transportation Development
Administrative Amendment to DRB Site Plan Project 1007974 (E17-D025)
Certification dated 05-11-11

Dear Mr. Hall,

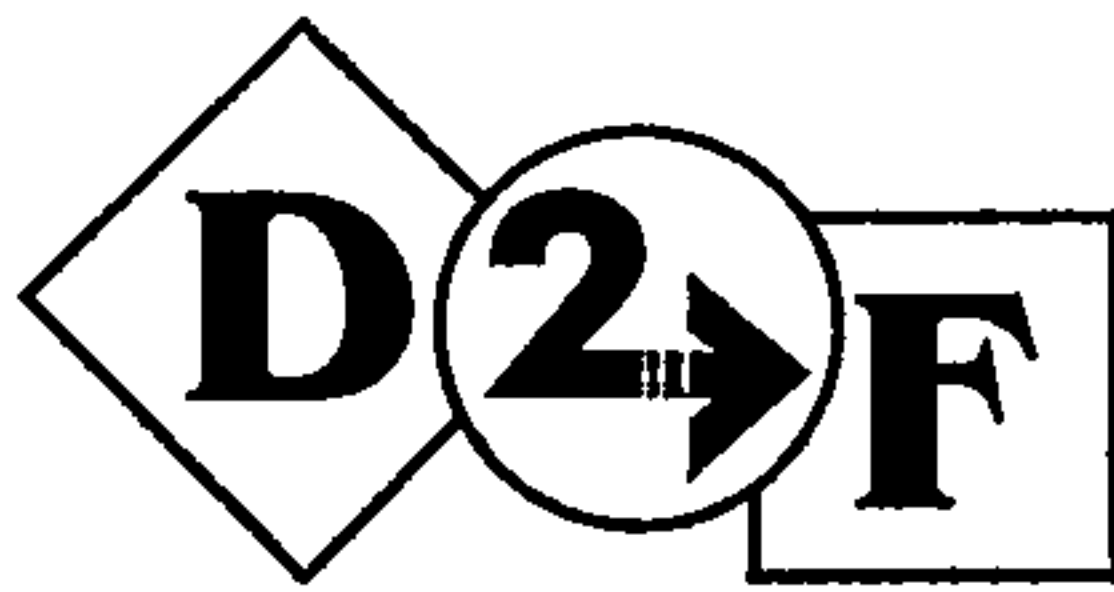
Based upon the information provided in your submittal received 05-18-11, Transportation Development has no objection to the issuance of a Permanent Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

If you have any questions, you can contact me at 924-3991.

Sincerely,

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

C: CO Clerk
File



DESIGN 2 FUNCTION, LLC

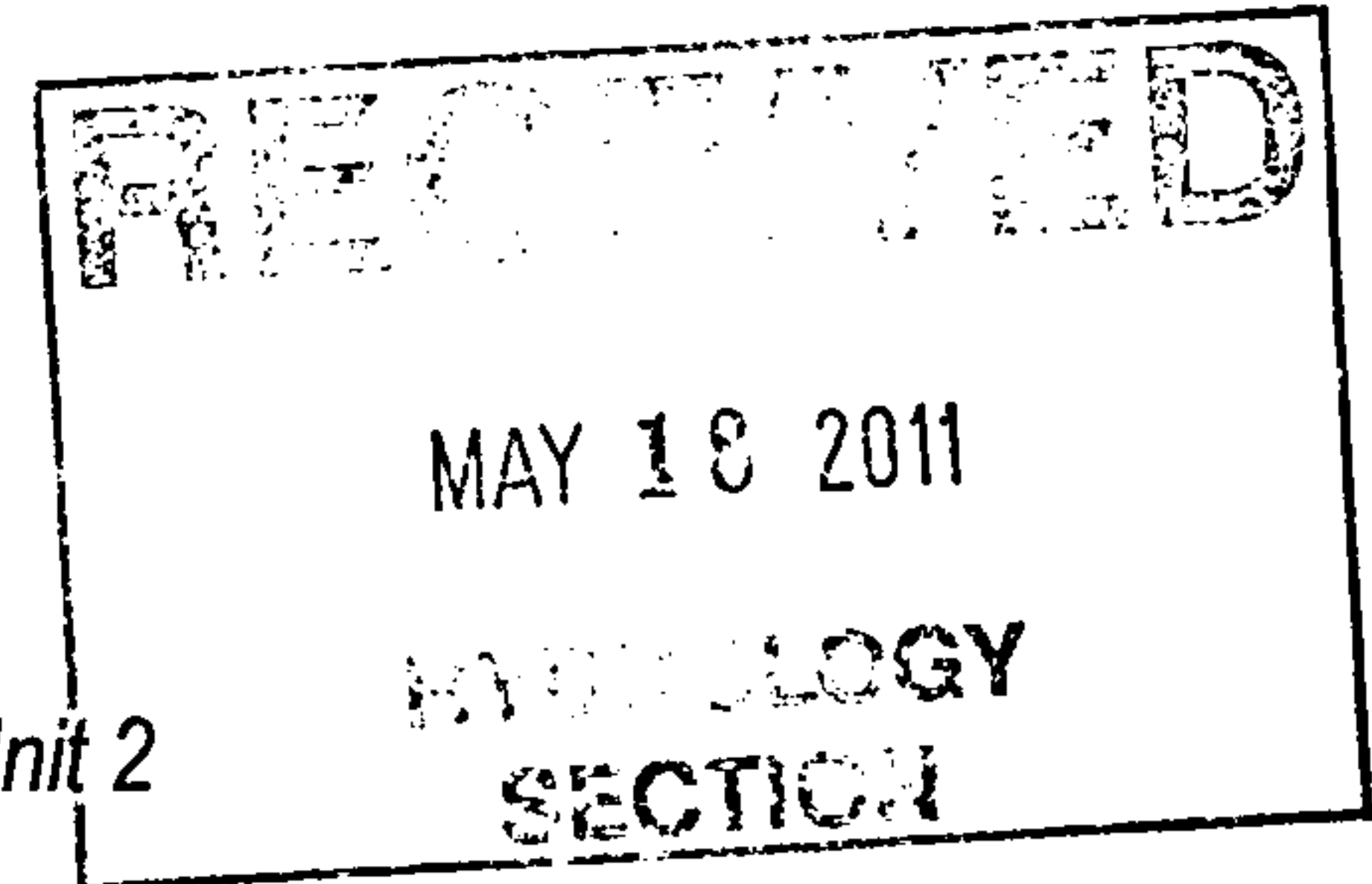
P. O. Box 93368, Albuquerque, N.M. 87199-3368
Design2function@msn.com * (505) 823-6481

May 11th, 2011

City of Albuquerque
Transportation Division

Re: Children's Treatment Center – 6611 Gulton Ct. NE

A.A. file number: 09AA-10138
Project number: 1007974
Zone Map: E-17
UPC #: 101-706-209-428-820-118
Legal Description: Lot 3A2, Block A, Interstate Industrial Tract, Unit 2



TRAFFIC CERTIFICATION

I, Gordon Allan Hall, NMRA, of the firm Design 2 Function, LLC hereby certify that this project is in substantial compliance with and in accordance with the design intent of the AA approved plan dated 10/13/09 and the revised entry plan dated 7/26/10. The revised entry plan was approved by Kristal Metro on 8/4/10 via Email. The record information edited onto the original design document has been obtained by Thomas Johnston of the firm Wayjohn Surveying Inc. on 4/5/11. I further certify that I have personally visited the project site on 5/4/11 and have determined by visual inspection that the survey data provided is representative of actual site conditions and is true and correct to the best of my knowledge and belief. This certification is submitted in support of a request for a Final Certificate of Occupancy.

The record information presented here on is not necessarily complete and intended only to verify substantial compliance of the traffic aspects of this project. Those relaying on the record document are advised to obtain independent verification of its accuracy before using it for any other purpose.

Design 2 Function, LLC

Gordon Allan Hall



E-17D025

CITY OF ALBUQUERQUE



**Planning Department
Transportation Development Services Section**

May 6, 2011

Gordon Allan Hall, Registered Architect
Design 2 Function, LLC
PO Box 93368
Albuquerque, NM 87199-3368

Re: Certification Submittal for a Permanent Building Certificate of
Occupancy (C.O.) for **Children's Treatment Center**, [E-17 / D025]
6621 Gulton Court NE
Architect's Stamp Dated 05/05/11

Dear Mr. Hall:

Based upon the information provided in your submittal received 05-05-11,
Transportation Development has downgraded your request from a Permanent to a
120-day Temporary Certificate of Occupancy. This letter serves as a "green tag" from
Transportation Development for a **120-day Temporary Certificate of Occupancy** to be
issued by the Building and Safety Division.

The following item will need to be addressed prior to issuance of a Permanent
Certificate of Occupancy (As a condition for Permanent CO approval): Provide the
appropriate language for your Traffic Certification (See Attachment for sample of
language).

If you have any questions, please contact me at (505)924-3630.

Sincerely,

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

c: Engineer
Hydrology file
CO Clerk

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(Rev. 1-28-03)

PROJECT TITLE: CTC OFFICE ZONE MAP/DRG. FILE #: ZONE 2 E-17/005

DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 3A (2)

CITY ADDRESS: 6611 GULTON COURT NE

ENGINEERING FIRM: QPEC CONTACT: RICHARD REIFFER

ADDRESS: 6621 GULTON COURT PHONE: 505-858-1456

CITY, STATE: ALBU, NM ZIP CODE: 87109

OWNER: CTC CONTACT: JOHN DOZZO

ADDRESS: 6611 GULTON COURT PHONE: 296-9365

CITY, STATE: ALBU NM ZIP CODE: 87109

ARCHITECT: DESIGN 2 FORTUN CONTACT: NICK PERK

ADDRESS: PO. BOX 93368 PHONE: 823-6481

CITY STATE: ALBU NM ZIP CODE: 87109

SURVEYOR: WAT. JOHN CONTACT: THOMAS JOHNSTON

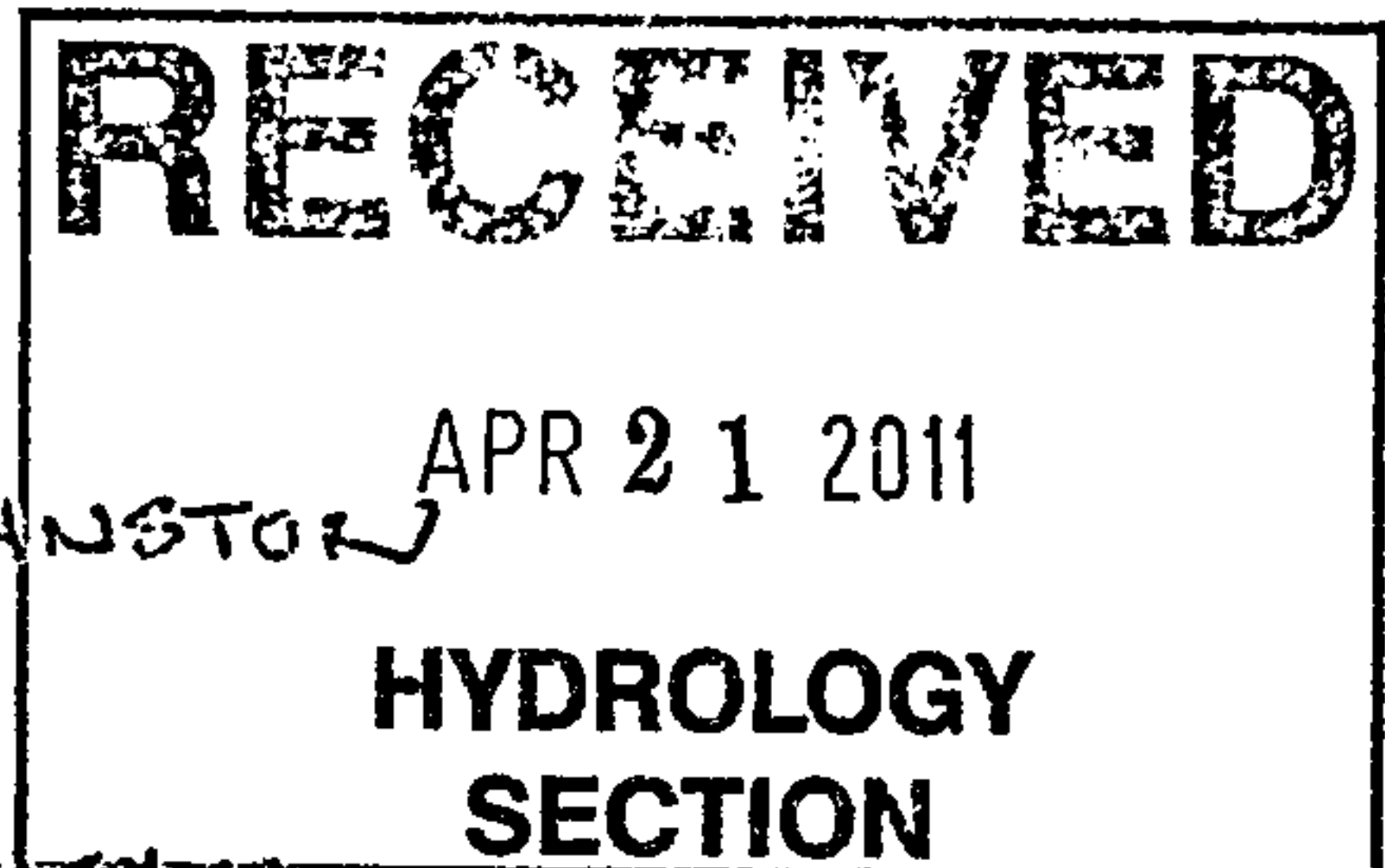
ADDRESS: 330 LOUISIANA BLVD PHONE: 255-2052

CITY, STATE: ALBU NM ZIP CODE: 87108

CONTRACTOR: SIGMA CONTACT: GARY HUFFMAN

ADDRESS: 1801 CASIDE NW PHONE: 206-3310

CITY, STATE: ALBU NM ZIP CODE: 87114



CHECK TYPE OF SUBMITTAL:

_____ DRAINAGE REPORT
 _____ DRAINAGE PLAN 1st SUBMITTAL,
 APPROVAL

REQUIRES TCL or equal

_____ DRAINAGE PLAN RESUBMITTAL
 PERMIT APPROVAL

_____ CONCEPTUAL GRADING AND DRAINAGE PLAN APPROVAL
 _____ SECTOR PLAN

_____ GRADING PLAN
 _____ EROSION CONTROL PLAN

_____ ENGINEER'S CERTIFICATION (HYDROLOGY)
 APPROVAL

_____ CLOMR/LOMR

_____ TRAFFIC CIRCULATION LAYOUT (TCL)
 OCCUPANCY (TEMP.)

_____ ENGINEERS CERTIFICATION (TCL)

_____ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
 APPROVAL

_____ OTHER

CHECK TYPE OF APPROVAL SOUGHT:

_____ SIA/FINANCIAL GUARANTEE RELEASE
 _____ PRELIMINARY PLAT

_____ S. DEV. PLAN FOR SUB'D APPROVAL
 _____ S. DEV. PLAN FOR BLDG.

_____ FINAL PLAT APPROVAL

_____ FOUNDATION PERMIT APPROVAL

_____ BUILDING PERMIT

_____ CERTIFICATE OF OCCUPANCY (PERM.)

_____ CERTIFICATE OF

HYDROLOGY

SECTION GRADING PERMIT APPROVAL

PAVING PERMIT

_____ WORK ORDER APPROVAL

_____ OTHER (SPECIFY)

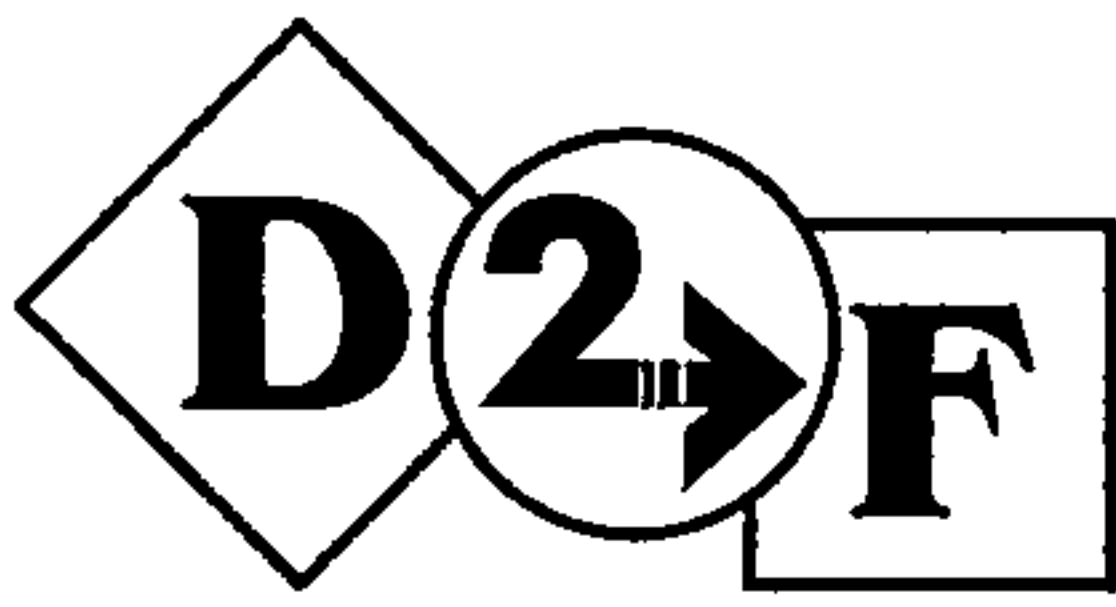
WAS A PRE-DESIGN CONFERENCE ATTENDED:

_____ YES

_____ NO

_____ COPY PROVIDED

DATE SUBMITTED: 4/20/2011 BY: [Signature]



DESIGN 2 → FUNCTION, LLC

P. O. Box 93368, Albuquerque, N.M. 87199-3368
Design2function@msn.com * (505) 823-6481

May 5th, 2011

City of Albuquerque
Transportation Division

Re: Children's Treatment Center – 6611 Gulton Ct. NE (Final TCL Certification)

A.A. file number: 09AA-10138
Project number: 1007974
Zone Map: E-17
UPC #: 101-706-209-428-820-118
Legal Description: Lot 3A2, Block A, Interstate Industrial Tract, Unit 2

To Whom It May Concern:

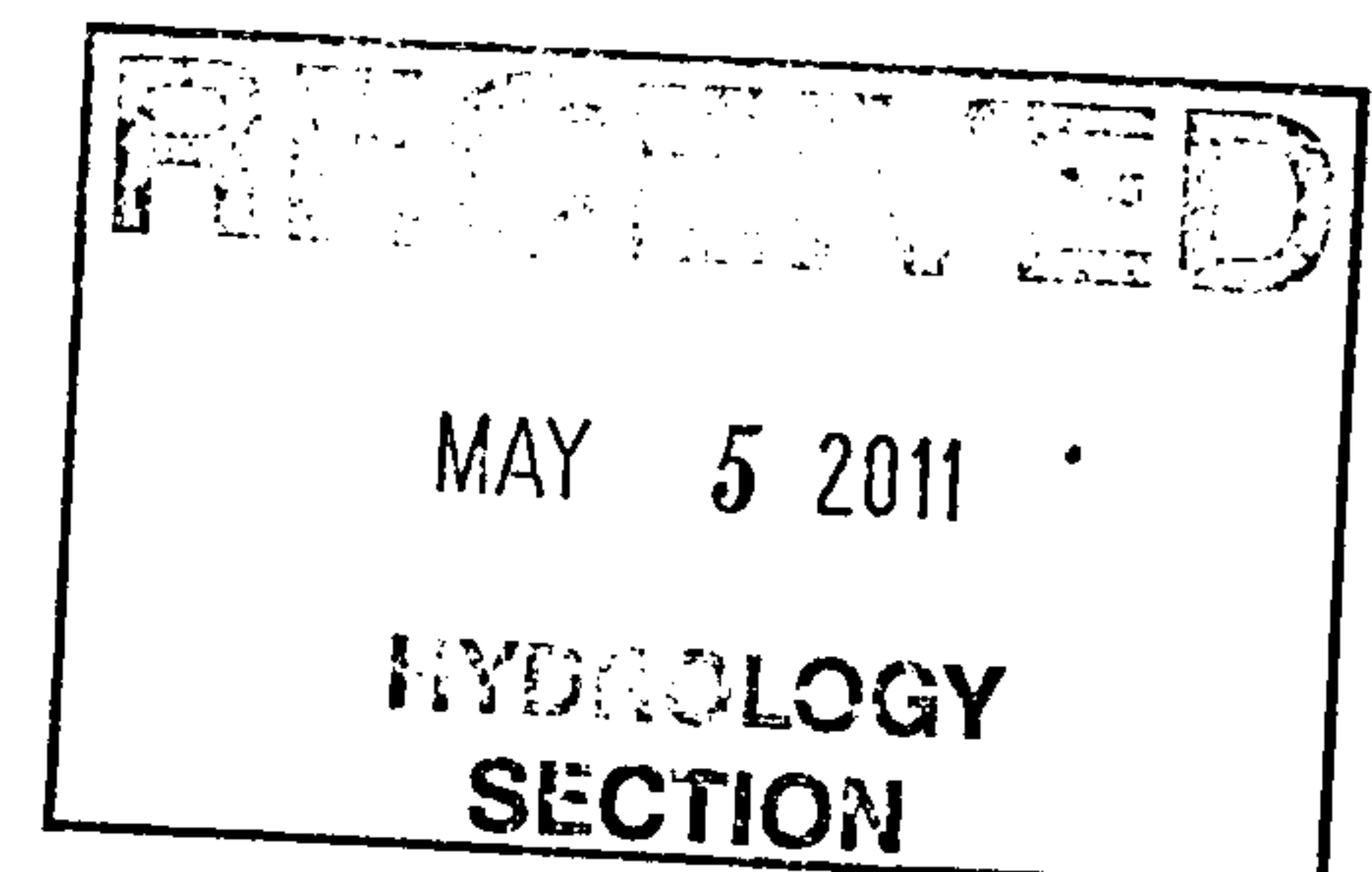
I, Gordon Allan Hall, do hereby certify that this project was constructed in substantial compliance with the Administrative Amendment approved on 10/13/09 and the revised entry plan dated 7/26/10. The revised entry plan was approved by Kristal Metro on 8/4/10 via Email. I am requesting a final Certificate of Occupancy for the project indicated above.

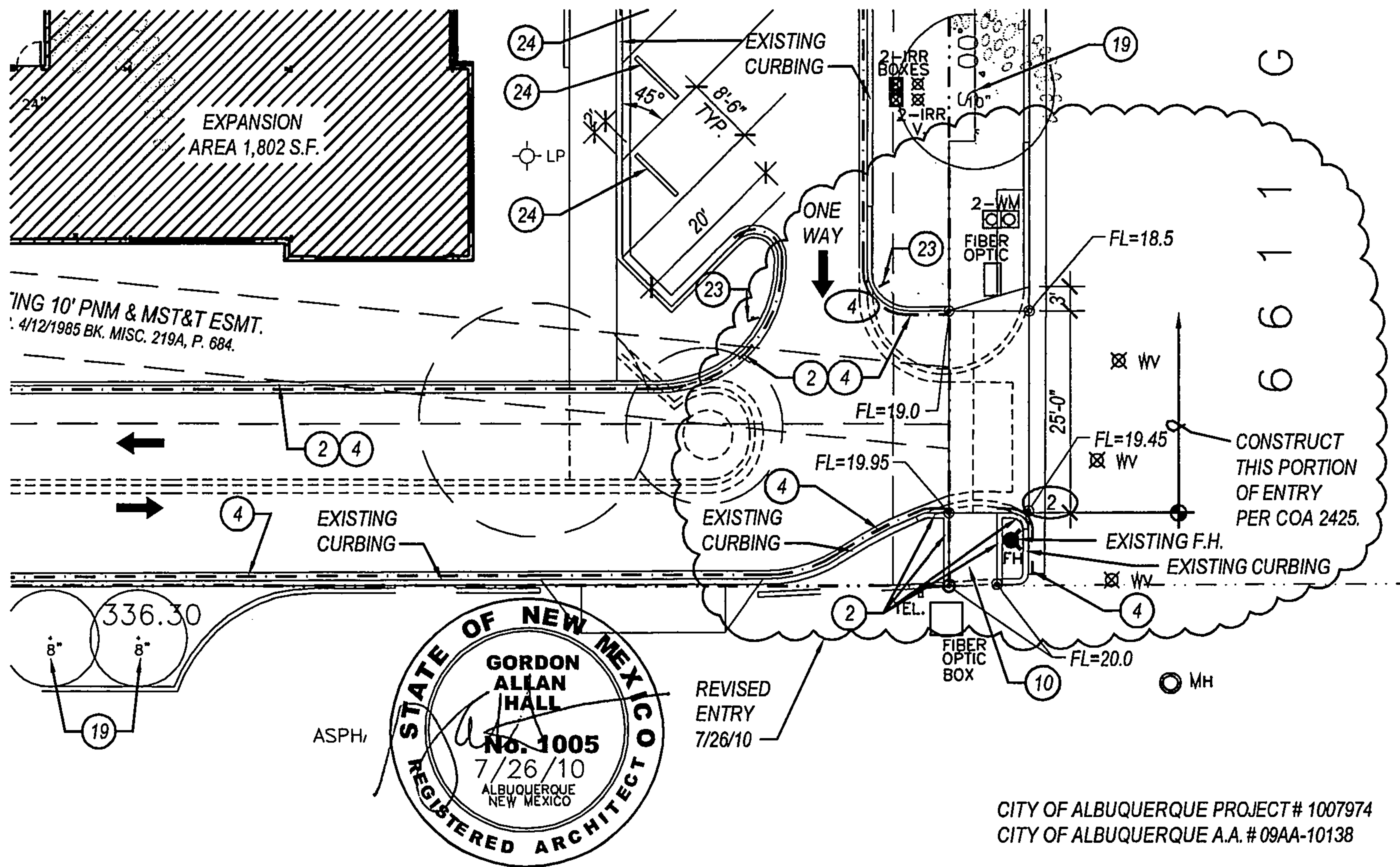
If you have any questions or comments, please feel free to contact me.

Sincerely,

Design 2 Function, LLC

Gordon Allan Hall





6611 GULTON CT. SITE PLAN

SCALE: 1"=20'-0"

7/26/10



April 25, 2011

Richard S. Pfeiffer, P.E.
QPEC Engineering Corp.
6621 Gulton Ct. NE
Albuquerque, NM 87109

Re: CTC Office, 6611 Gulton Ct. NE,
Request for 90-Day Temporary C.O.—Approved
Engineer's Stamp dated: 11/19/09 (E-17/D025)
Certification dated: 04-20-11

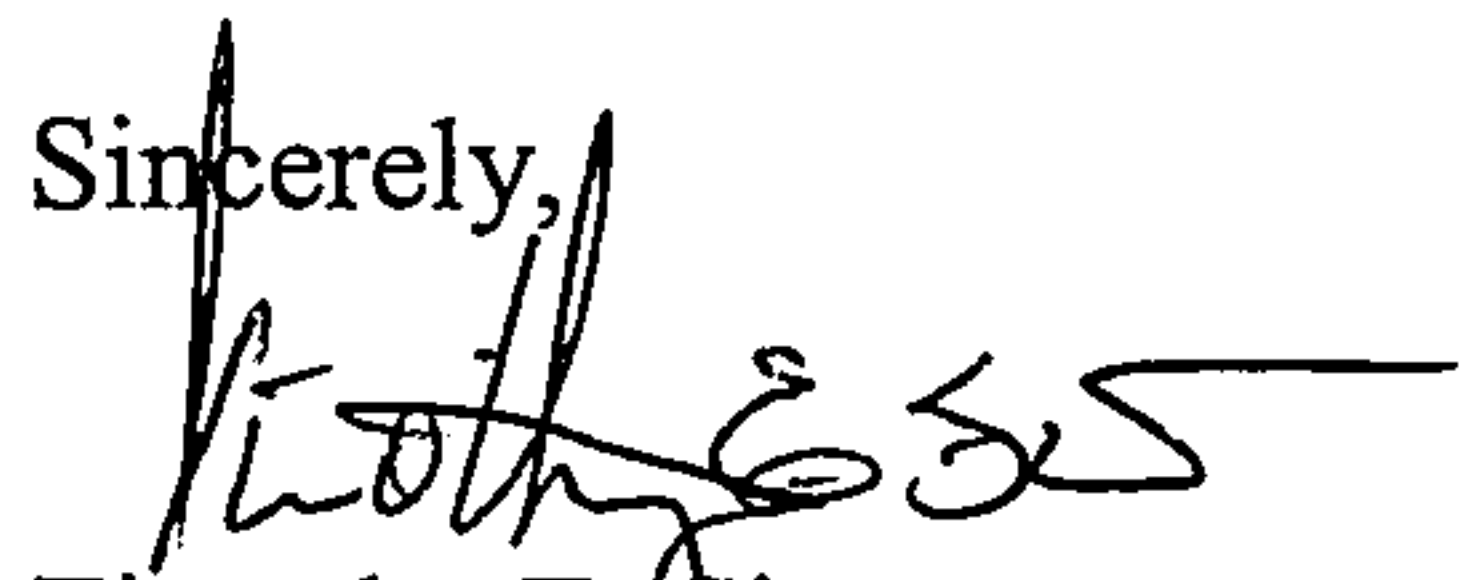
Dear Mr. Pfeiffer,

Based upon the information provided in your submittal received 04-21-11, the above referenced certification is approved for release of a 90 Day Temporary Certificate of Occupancy by Hydrology.

After a recent site visit there is some rubble in the drainage storm easement that will need to be removed; as well as, the sidewalk and wheelchair ramp on the northern drive pad will need to be constructed prior to permanent certificate of occupancy.

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

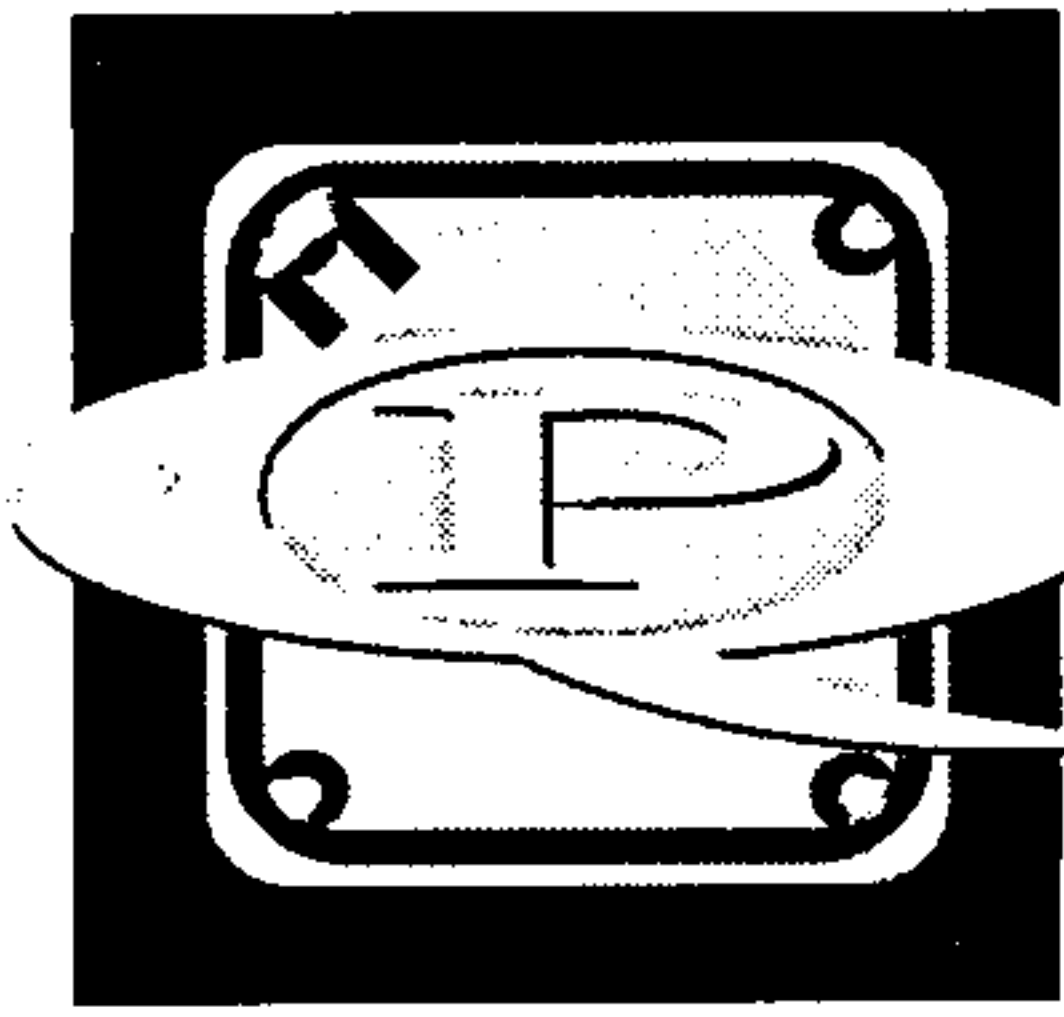
Sincerely,



Timothy E. Sims
Plan Checker—Hydrology,
Development and Building Services

C: CO Clerk—Katrina Sigala
File

3020



Q P E C
QUIROGA ♦ PFEIFFER
ENGINEERING CORPORATION

April 20, 2011

City of Albuquerque
Hydrology Department
Plaza del Sol
600 2nd Street NW
Albuquerque, NM 87102

CTC Office Addition, 6611 Gulton Court, Albuquerque, New Mexico – Grading and Drainage Report

To Whom It May Concern:

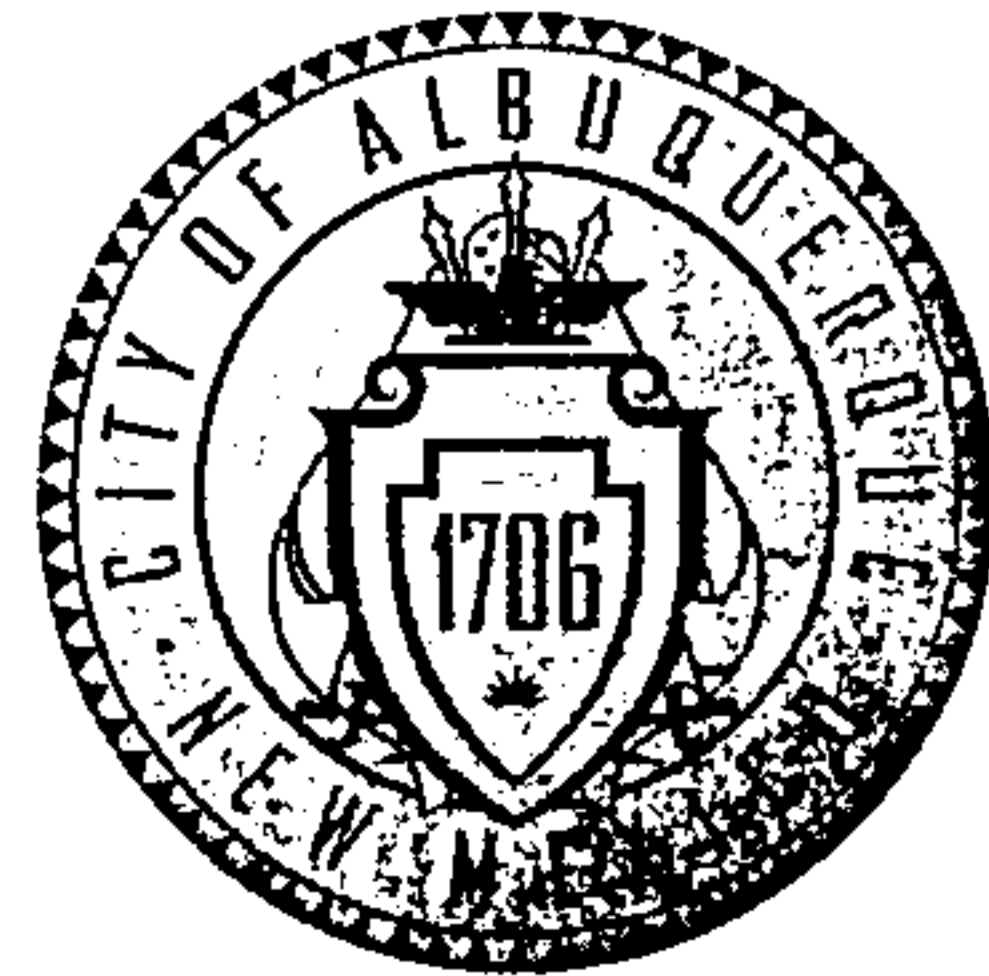
This letter is written to confirm that Quiroga-Pfeiffer Engineering Corporation has reviewed the as-built survey against the original Grading and Drainage plan for the project. We have also reviewed the actual conditions onsite with the contractor. The site grading and drainage is in substantial conformance with the approved grading and drainage plan. The modifications that were made to the grading and drainage plan did not change the intent of the design. The surveyed as-built grading information is shown on the attached as-built plan along with our certification.

Please review this letter and if you have any other questions or comments please give me a call.

Sincerely,

Richard S. Pfeiffer, P.E.
Vice-President

CITY OF ALBUQUERQUE



November 20, 2009

Richard S. Pfeiffer, P.E.
QPEC
6611 Gulton Ct NE
Albuquerque, NM 87109

**Re: Children's Treatment Center Office Addition Grading and Drainage Plan
Engineer's Stamp dated 11-19-09 (E17/D025)**

Dear Mr. Pfeiffer,

Based upon the information provided in your submittal received 11-20-09, 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.

PO Box 1293

If you are disturbing 1 acre or more, this project will require a National Pollutant Discharge Elimination System (NPDES) permit for storm water discharge.

Albuquerque

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

Sincerely,

Curtis A. Cherne, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

NM 87103

www.cabq.gov

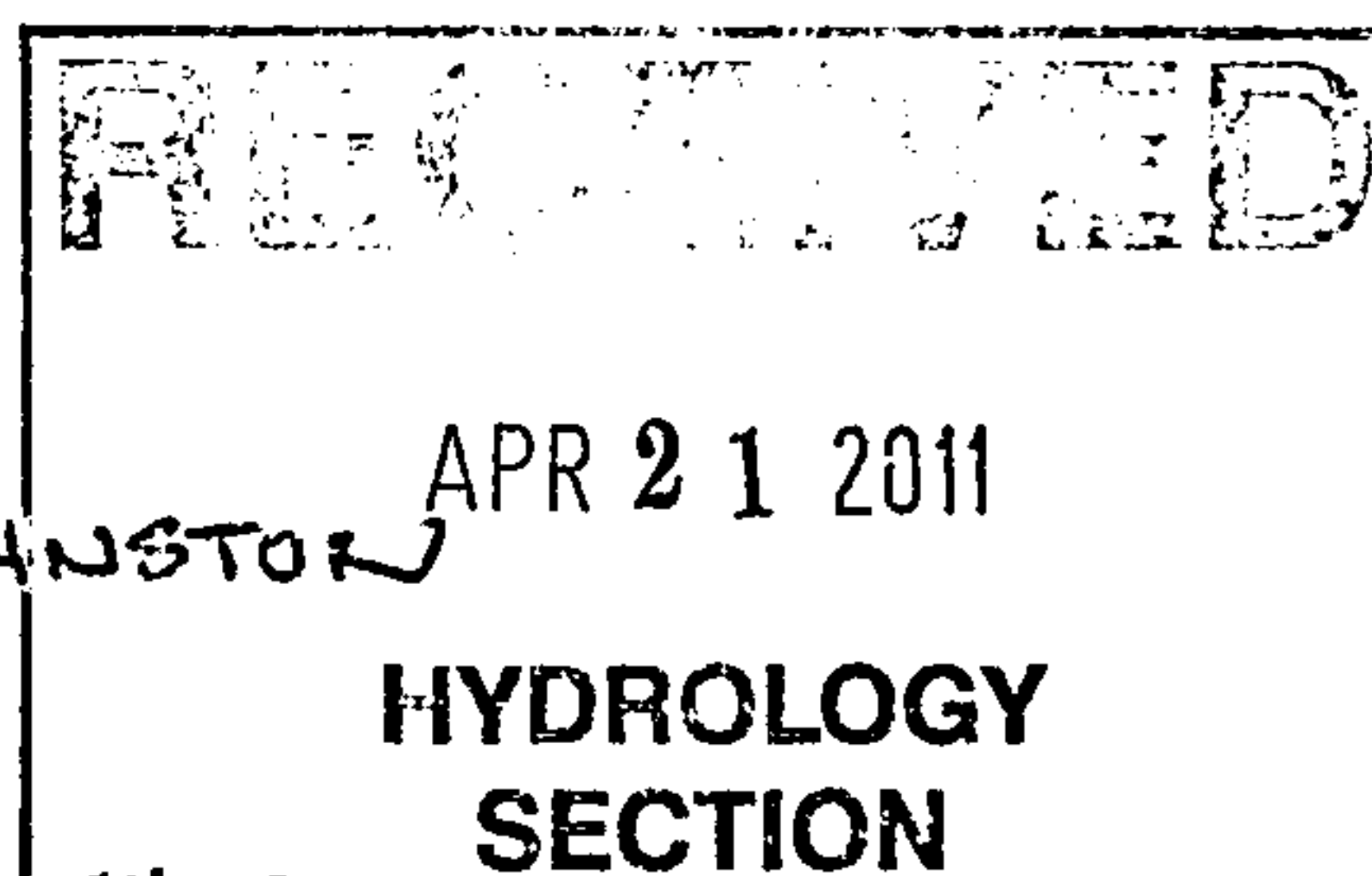
C: file
Kathy Verhage, DMD

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(Rev. 1-28-03)

PROJECT TITLE: CTC OFFICE ZONE MAP/DRG. FILE #: ZONE 2 E-17/0025

DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 3A (2)CITY ADDRESS: 6611 GULTON COURT NEENGINEERING FIRM: QPEC CONTACT: RICHARD REIFFERADDRESS: 6621 GULTON COURT PHONE: 505-858-1456CITY, STATE: ALBU, NM ZIP CODE: 87109OWNER: CTC CONTACT: JOHN DOZZOADDRESS: 6611 GULTON COURT PHONE: 296-9365CITY, STATE: ALBU NM ZIP CODE: 87109ARCHITECT: DESIGN 2 FORTUN CONTACT: NICK PERKADDRESS: PO BOX 93368 PHONE: 823-6481CITY STATE: ALBU NM ZIP CODE: 87109SURVEYOR: WAT. JOHN CONTACT: THOMAS JOHNSTONADDRESS: 330 LOUISIANA BLVD PHONE: 255-2052CITY, STATE: ALBU NM ZIP CODE: 87108CONTRACTOR: SIGMA CONTACT: GARY HUFFMANADDRESS: 9801 CASSIDY NW PHONE: 206-3310CITY, STATE: ALBU NM ZIP CODE: 87114CHECK TYPE OF SUBMITTAL:

_____ DRAINAGE REPORT
 _____ DRAINAGE PLAN 1st SUBMITTAL,
 APPROVAL

REQUIRES TCL or equal

_____ DRAINAGE PLAN RESUBMITTAL
 PERMIT APPROVAL

_____ CONCEPTUAL GRADING AND DRAINAGE PLAN _____ SECTOR PLAN
 APPROVAL

_____ GRADING PLAN _____ FINAL PLAT APPROVAL
 _____ EROSION CONTROL PLAN _____ FOUNDATION PERMIT APPROVAL
 _____ ENGINEER'S CERTIFICATION (HYDROLOGY) _____ BUILDING PERMIT
 APPROVAL

_____ CLOMR/LOMR _____ CERTIFICATE OF OCCUPANCY (PERM.)
 _____ TRAFFIC CIRCULATION LAYOUT (TCL) _____ CERTIFICATE OF
 OCCUPANCY (TEMP.)

_____ ENGINEERS CERTIFICATION (TCL) _____ GRADING PERMIT APPROVAL
 ✓ _____ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN) _____ PAVING PERMIT
 APPROVAL

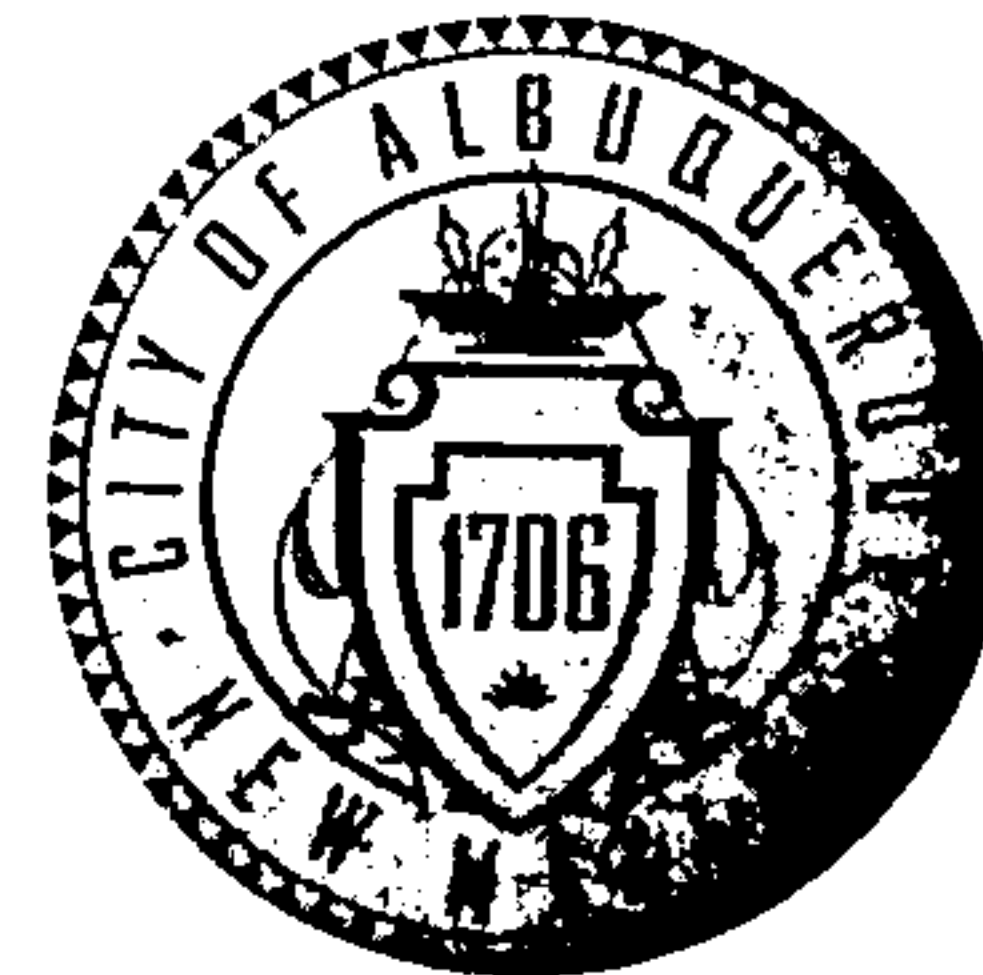
_____ OTHER _____ WORK ORDER APPROVAL
 _____ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:

_____ YES
 _____ NO
 _____ COPY PROVIDED

DATE SUBMITTED: 4/20/2011 BY: [Signature]

CITY OF ALBUQUERQUE



November 20, 2009

Richard S. Pfeiffer, P.E.
QPEC
6611 Gulton Ct NE
Albuquerque, NM 87109

**Re: Children's Treatment Center Office Addition Grading and Drainage Plan
Engineer's Stamp dated 11-19-09 (E17/D025)**

Dear Mr. Pfeiffer,

Based upon the information provided in your submittal received 11-20-09, 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 are disturbing 1 acre or more, this project will require a National Pollutant Discharge Elimination System (NPDES) permit for storm water discharge.

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

Sincerely,

Curtis A. Cherne, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: file
Kathy Verhage, DMD

