



**Planning Department
Transportation Development Services**

June 8, 2015

Rick Bennett, R.A.
RBA Architecture, NE
1104 Park Ave, SW
Albuquerque, NM 8787102

**Re: Dreamstyle Warehouse
1525 Renaissance Blvd NE
Traffic Circulation Layout**
Engineer's/Architect's Stamp dated 6-30-15 (F16-D051A)

Dear Mr. Bennett,

The TCL submittal received 6-4-15 is approved for Building Permit. A copy of the stamped and signed plan will be needed for each of the building permit plans. Please keep the original to be used for certification of the site for final C.O. for Transportation.

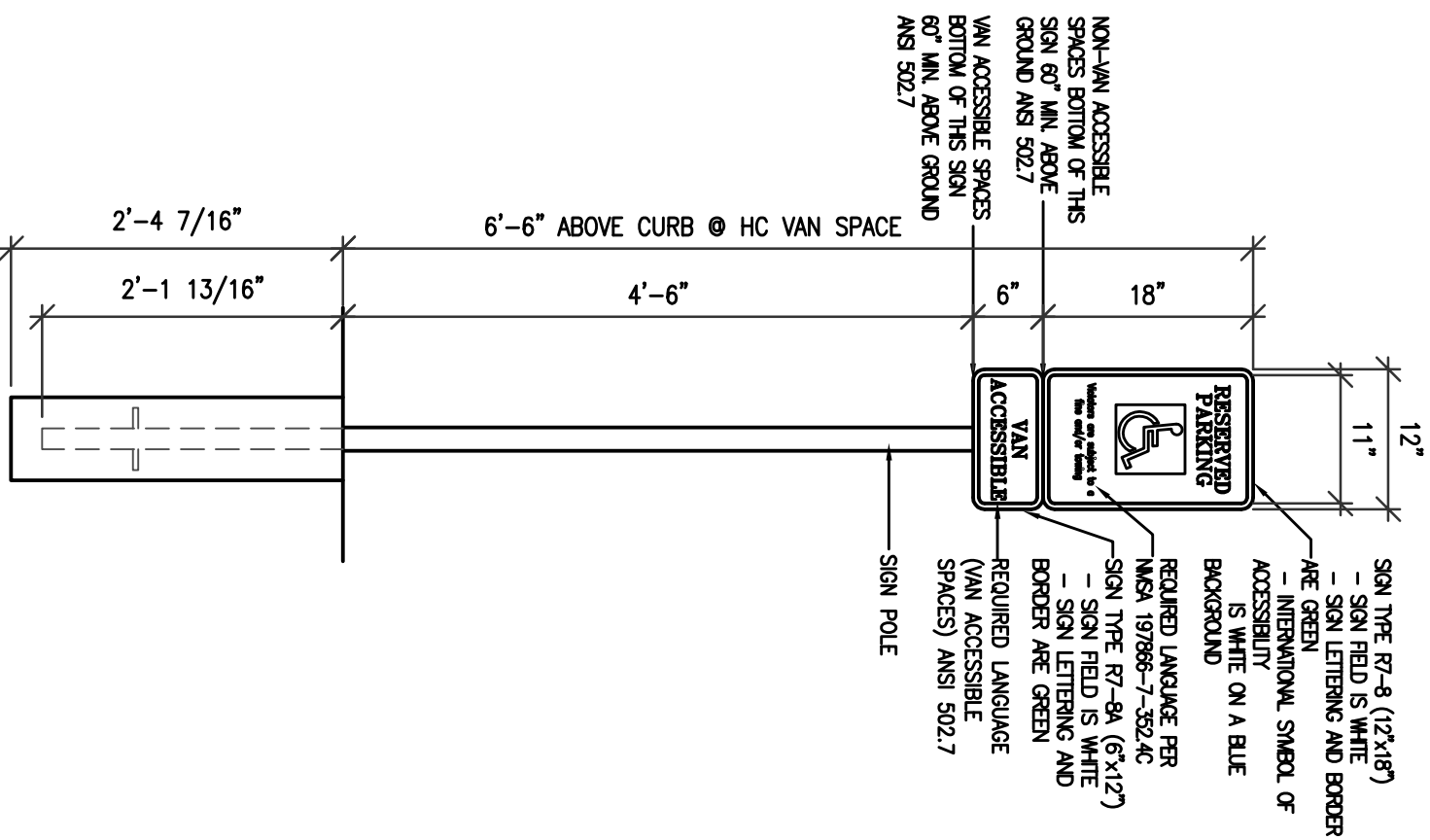
When the site construction is completed and a Certificate of Occupancy (C.O.) is requested, use the original City stamped approved TCL for certification. Redline any minor changes and adjustments that were made in the field. A NM registered architect or engineer must stamp, sign, and date the certification TCL along with indicating that the development was built in "substantial compliance" with the TCL. Submit this certification TCL with a completed Drainage and Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation.

Once verification of certification is completed and approved, notification will be made to Building Safety to issue Final C.O. To confirm that a final C.O. has been issued, call Building Safety at 924-3690.

Sincerely,

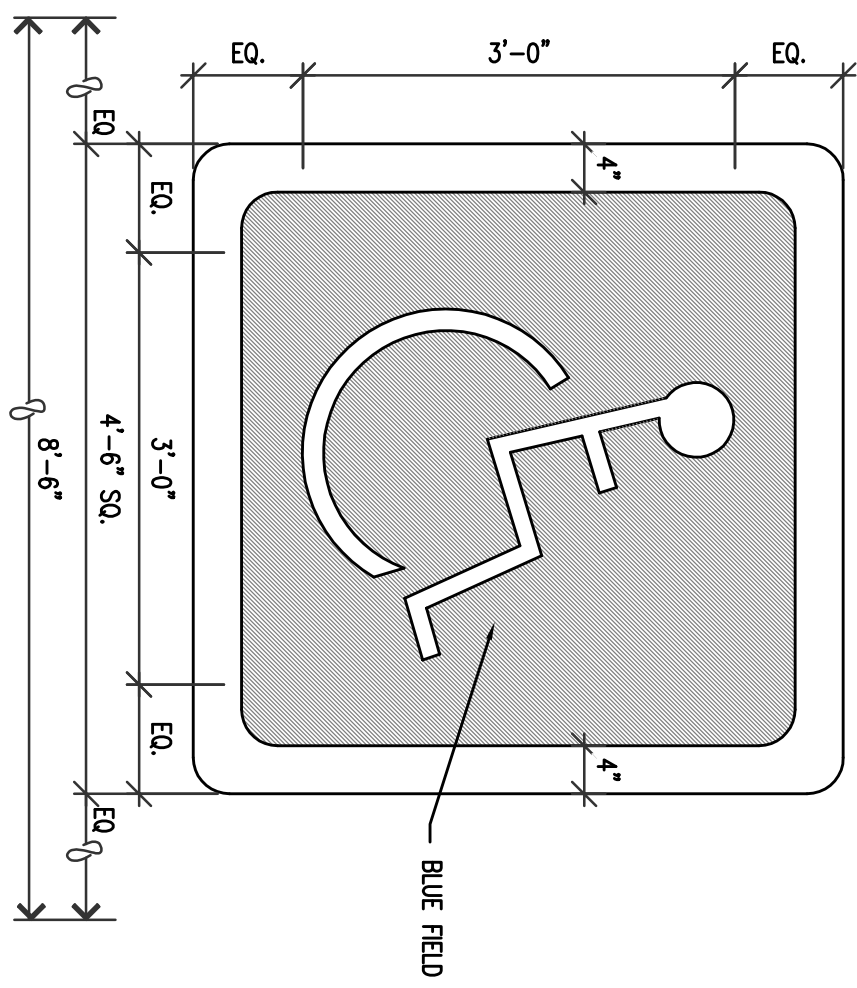
Racquel M. Michel, P.E.
Senior Engineer, Planning Dept.
Development Review Services

c: File
CO Clerk



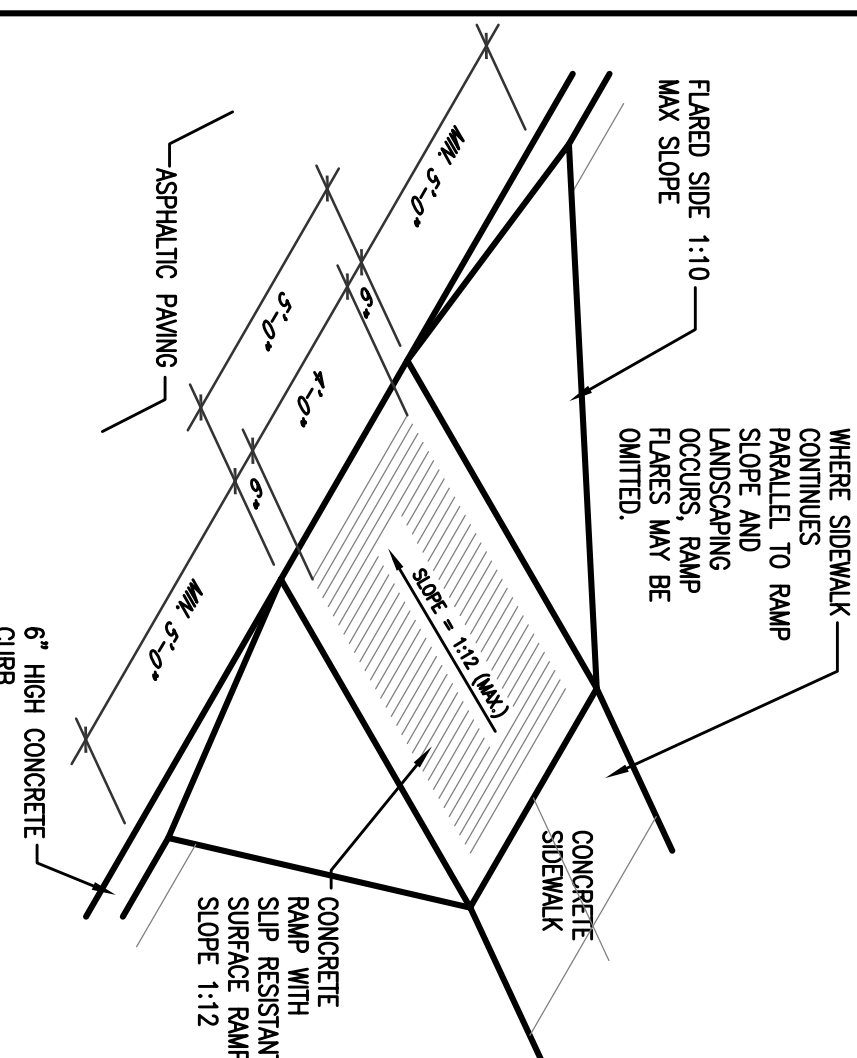
C1 HC PARKING SIGNAGE

3/4"=1'-0"



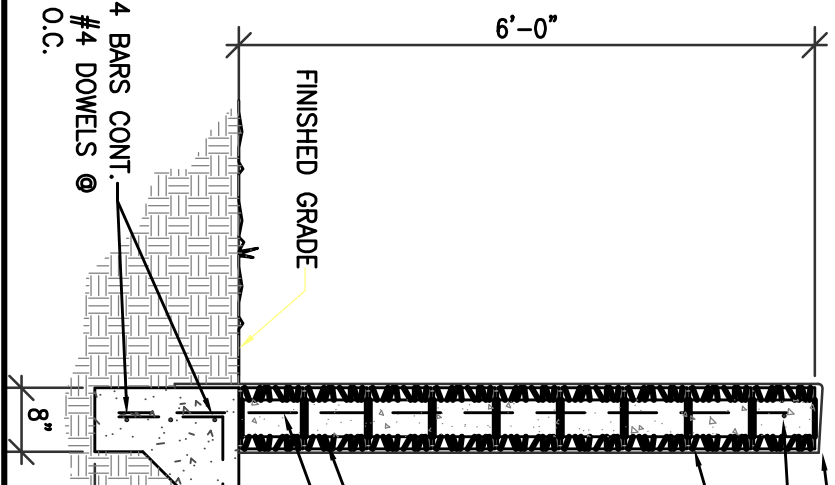
C2 HC PARKING MARKING

3/4"=1'-0"



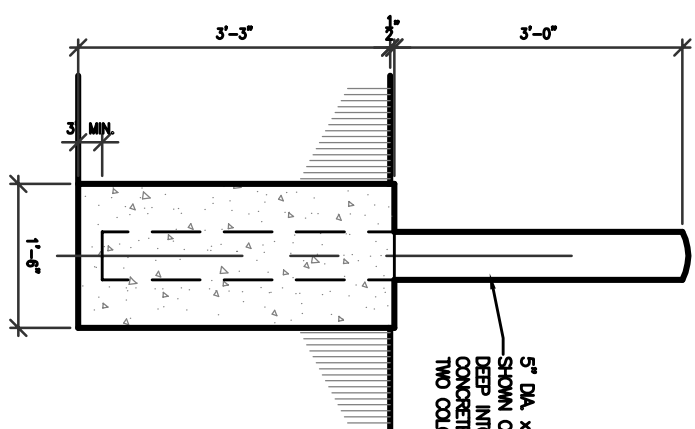
C3 HANDICAP RAMP

N.T.S.



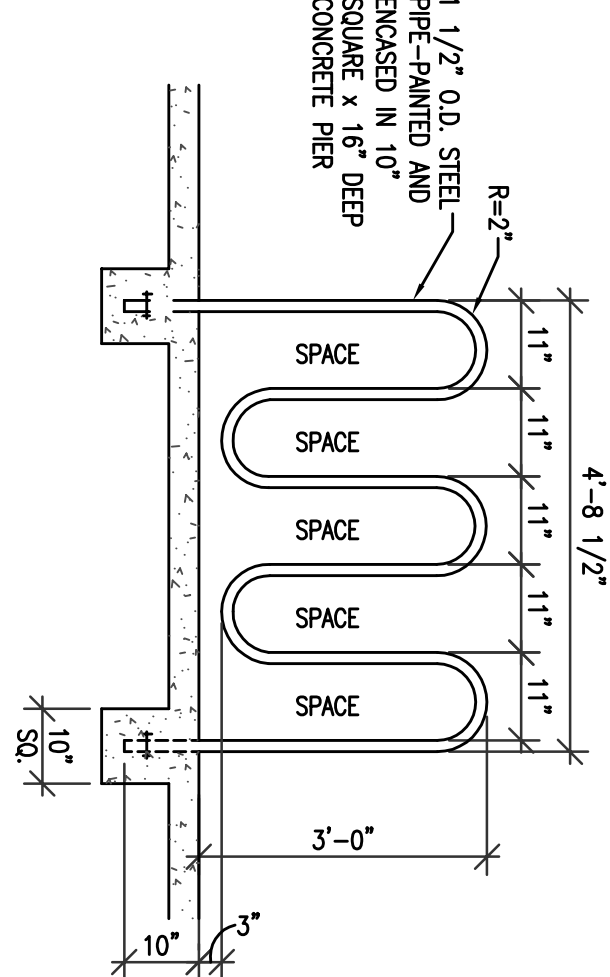
D3 REFUSE ENCLOSURE

1/2"=1'-0"



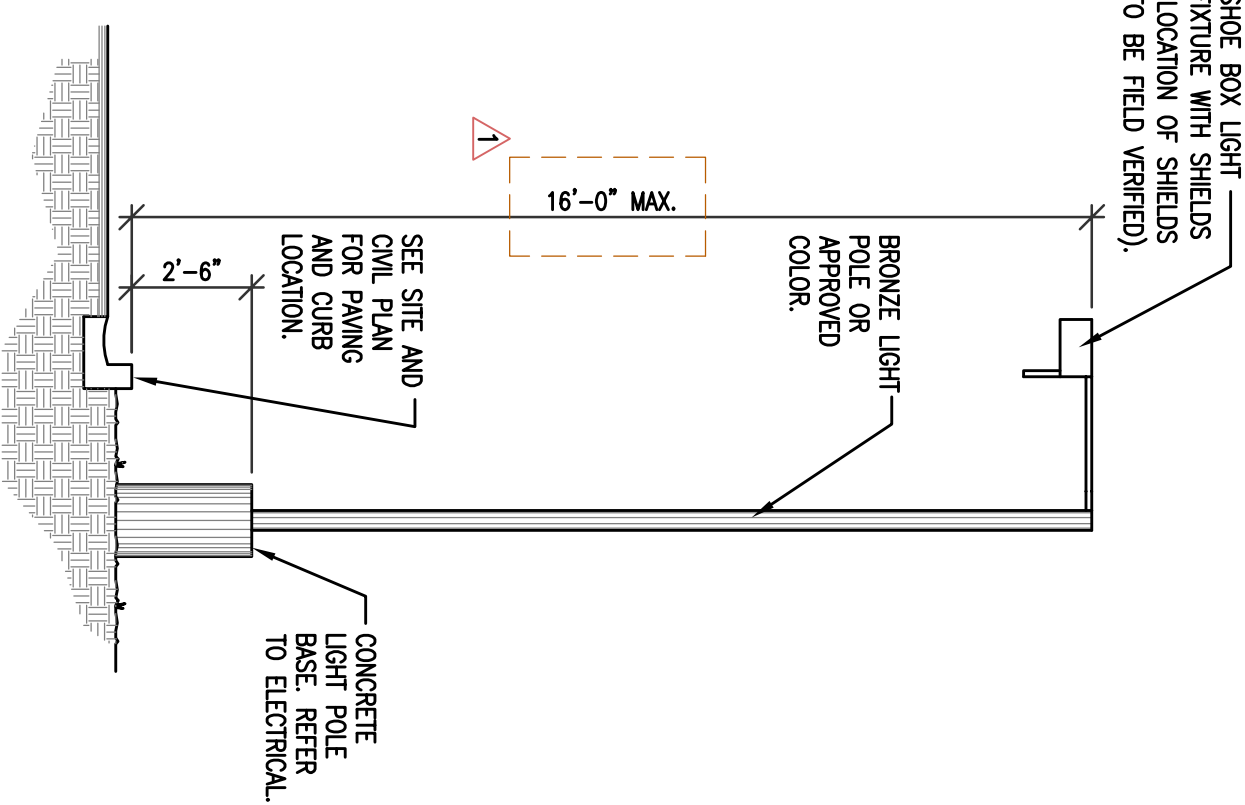
D4 PIPE BOLLARD

1/2"=1'-0"



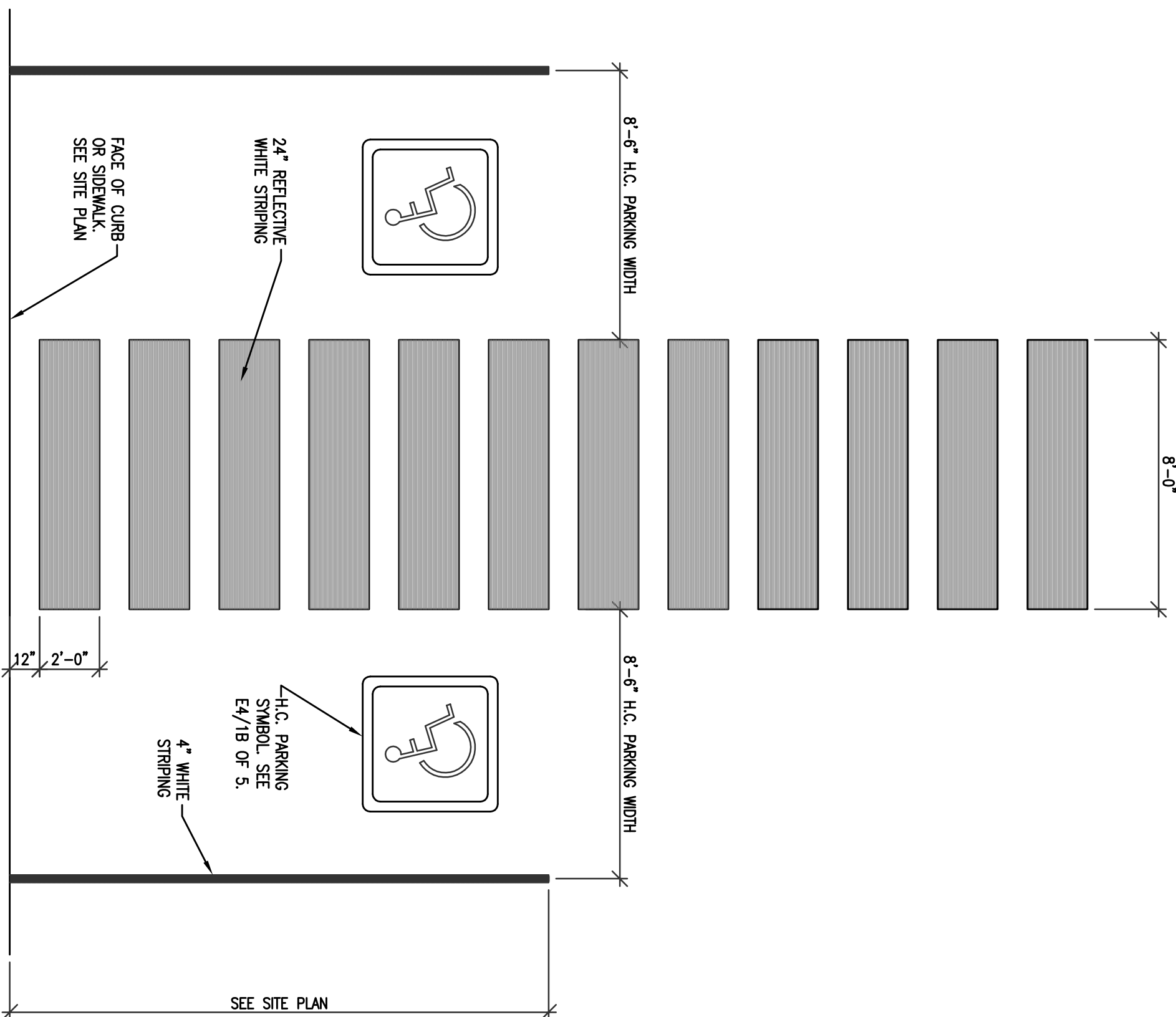
D5 BIKE RACK

1/2"=1'-0"



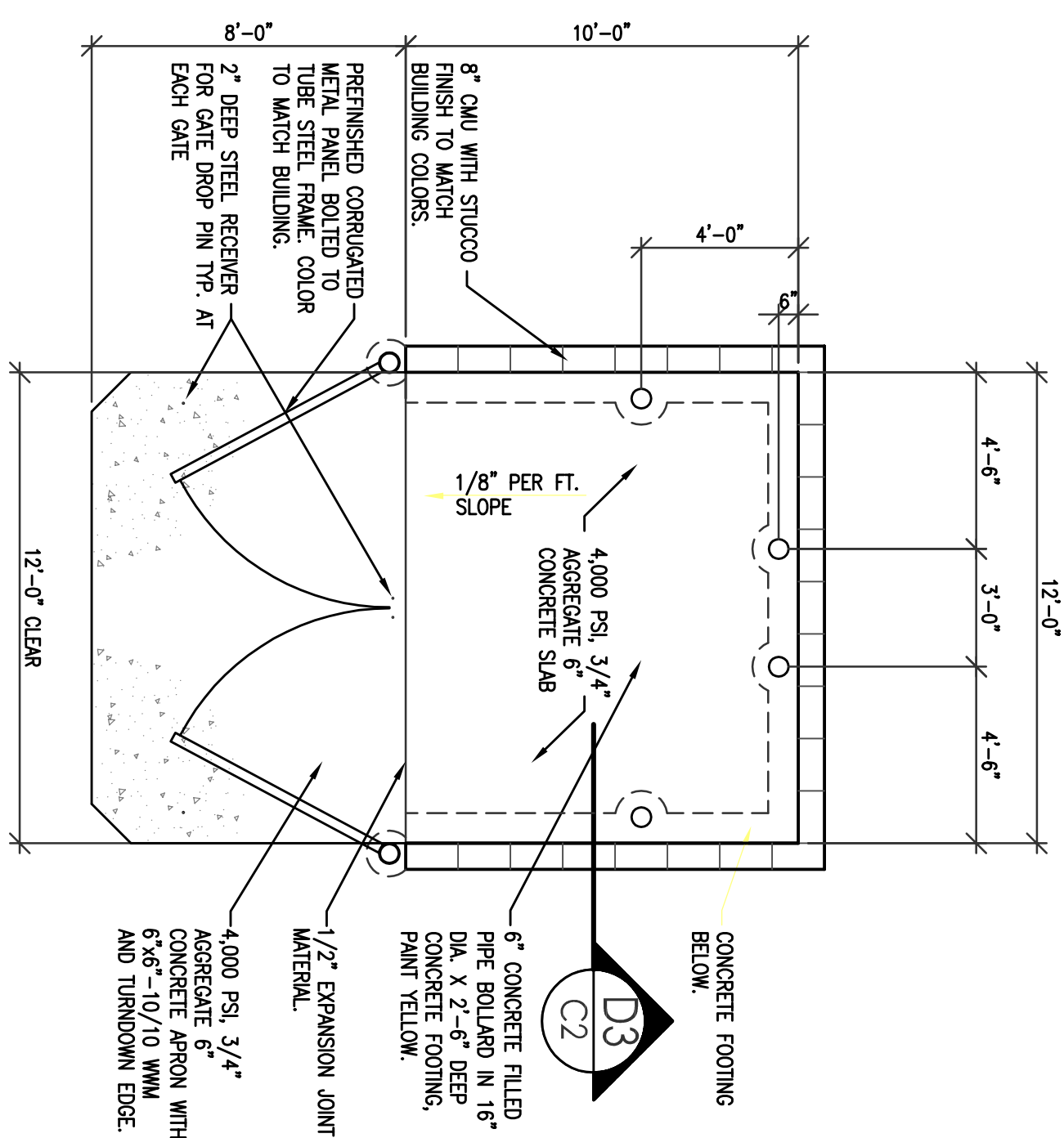
A1 SITE LIGHT POLE

1/4"=1'-0"



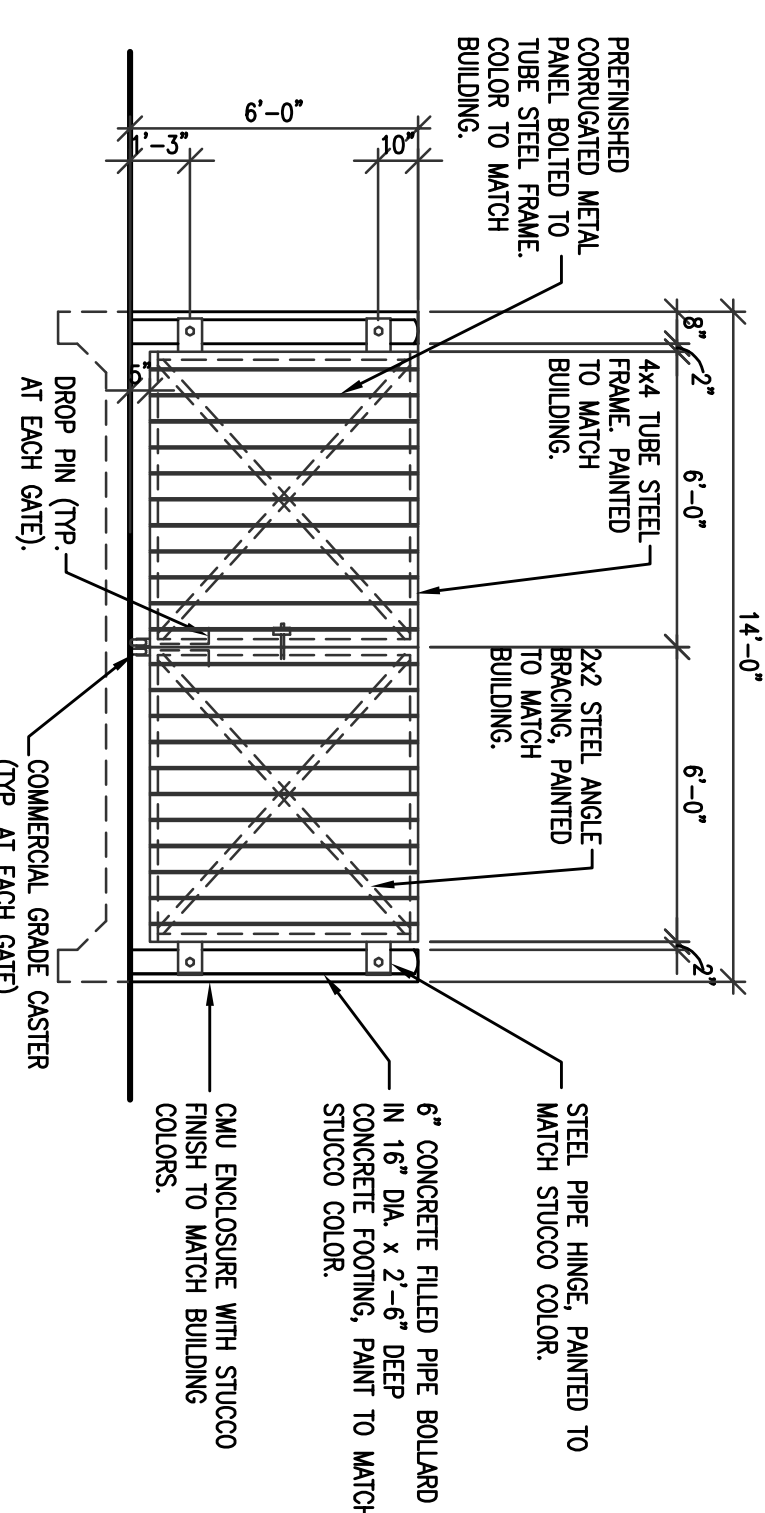
A2 HC PARKING STRIPING

1/4"=1'-0"



B4 REFUSE ENCLOSURE W/ RECYCLE AREA

1/4"=1'-0"



A4 REFUSE ENCLOSURE W/ RECYCLE AREA

1/4"=1'-0"

DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(REV 02/2012)

PROJECT TITLE: DREAMSTYLE WAREHOUSE ZONE MAP: F-16-17 D051A
DRB#: 15DRB 70204 EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 9A1B RENAISSANCE CENTER
CITY ADDRESS: 1525 RENAISSANCE BLVD NE ABQ, NM 87107

ENGINEERING FIRM: Tierra West, LLC CONTACT: RON BOHAMAN
ADDRESS: 5571 MIDWAY PARK PLACE, NE PHONE: 858-3100
CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87102
EMAIL: rrb@tierrawestllc.com

OWNER: LARRY CHAVEZ - DREAMSTYLE CONTACT: LARRY CHAVEZ
ADDRESS: 1460 RENAISSANCE BLVD NE PHONE: 453-7783
CITY, STATE: ABQ, NM ZIP CODE: 87107

ARCHITECT: RBA ARCHITECTURE, PC CONTACT: RICK BENNETT/DAVID McEACHERN
ADDRESS: 1104 PARK AVE SW PHONE: 242-1859
CITY, STATE: ABQ, NM ZIP CODE: 87102
EMAIL: david@rba81.com

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

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

| <u>TYPE OF SUBMITTAL:</u> | <u>CHECK TYPE OF APPROVAL SOUGHT:</u> |
|--|--|
| <input type="checkbox"/> DRAINAGE REPORT | <input type="checkbox"/> SIA/FINANCIAL GUARANTEE RELEASE |
| <input type="checkbox"/> DRAINAGE PLAN 1 st SUBMITTAL | <input type="checkbox"/> PRELIMINARY PLAT APPROVAL |
| <input type="checkbox"/> DRAINAGE PLAN RESUBMITTAL | <input type="checkbox"/> S. DEV. PLAN FOR SUB'D APPROVAL |
| <input type="checkbox"/> CONCEPTUAL G & D PLAN | <input type="checkbox"/> S. DEV. FOR BLDG. PERMIT APPROVAL |
| <input type="checkbox"/> GRADING PLAN | <input type="checkbox"/> SECTOR PLAN APPROVAL |
| <input type="checkbox"/> EROSION CONTROL PLAN | <input type="checkbox"/> FINAL PLAT APPROVAL |
| <input type="checkbox"/> ENGINEER'S CERT (HYDROLOGY) | <input type="checkbox"/> FOUNDATION PERMIT APPROVAL |
| <input type="checkbox"/> CLOMR/LOMR | <input checked="" type="checkbox"/> BUILDING PERMIT APPROVAL |
| <input checked="" type="checkbox"/> TRAFFIC CIRCULATION LAYOUT | <input type="checkbox"/> CERTIFICATE OF OCCUPANCY (PERM) |
| <input type="checkbox"/> ENGINEER'S CERT (TCL) | <input type="checkbox"/> CERTIFICATE OF OCCUPANCY (TEMP) |
| <input type="checkbox"/> ENGINEER'S CERT (DRB SITE PLAN) | <input type="checkbox"/> GRADING PERMIT APPROVAL |
| <input type="checkbox"/> OTHER (SPECIFY) _____ | <input type="checkbox"/> PAVING PERMIT APPROVAL |
| | <input type="checkbox"/> WORK ORDER APPROVAL |
| | <input type="checkbox"/> GRADING CERTIFICATION |
| | <input type="checkbox"/> OTHER (SPECIFY) SO-19 _____ |

WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES
☒ NO
☐ COPY PROVIDED

DATE SUBMITTED: 5/4/15 BY: DAVID McEACHERN VS verified 6-8-15

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 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.

