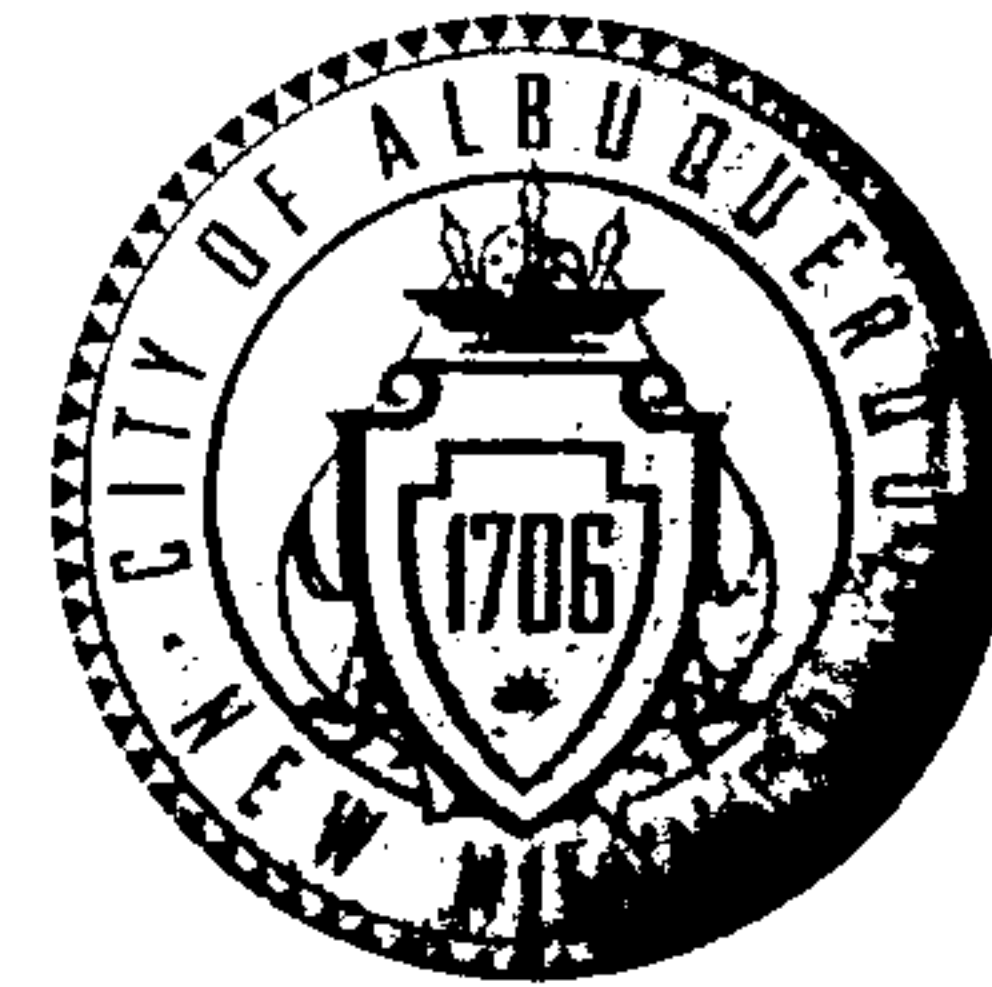


# CITY OF ALBUQUERQUE



December 16, 2009

Jean J. Bordenave, P.E.  
**Bordenave Designs**  
P.O. Box 91194  
Albuquerque, NM 87109

**Re: Burger King, 3221 Coors Blvd NW,  
(G-11/D003C)  
Approval of Permanent Certificate of Occupancy,  
Engineer's Stamp Dated: 7-1-09  
Engineer's Certification Date: 12-16-09**

Dear Mr. Bordenave,

Based upon the information provided in your submittal received 12-16-09, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology.

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

Sincerely,

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

C: CO Clerk—Katrina Sigala  
file

PO Box 1293

Albuquerque

NM 87103

[www.cabq.gov](http://www.cabq.gov)

# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

PROJECT TITLE: Burger King ZONE MAP: G11/D603C  
DRB#: 1000603 EPC#: --- WORK ORDER#: ---

LEGAL DESCRIPTION: Tract Q-2, Town of Atrisco Grant, Northeast Unit  
CITY ADDRESS: 3221 Coors Blvd. NW

ENGINEERING FIRM: Bordenave Designs CONTACT: J. Bordenave  
ADDRESS: PO Box 91194 PHONE: 823-1344  
CITY, STATE: Albuquerque, NM ZIP CODE: 87109

OWNER: Burger King CONTACT: ---  
ADDRESS: --- PHONE: ---  
CITY, STATE: --- ZIP CODE: ---

ARCHITECT: Simons Architecture CONTACT: J. Simons  
ADDRESS: PO Box 67408 PHONE: 480-4796  
CITY, STATE: Albuquerque, NM ZIP CODE: 87193-7408

SURVEYOR: B&C Layout Services. CONTACT: C. Scannell  
ADDRESS: 217 Valley High SW PHONE: ---  
CITY, STATE: Albuquerque, NM ZIP CODE: 87105

CONTRACTOR: P J Development CONTACT: P. Joseph  
ADDRESS: PO Box 14903 PHONE: 263-6965  
CITY, STATE: Albuquerque, NM ZIP CODE: 87191-4903

## TYPE OF SUBMITTAL:

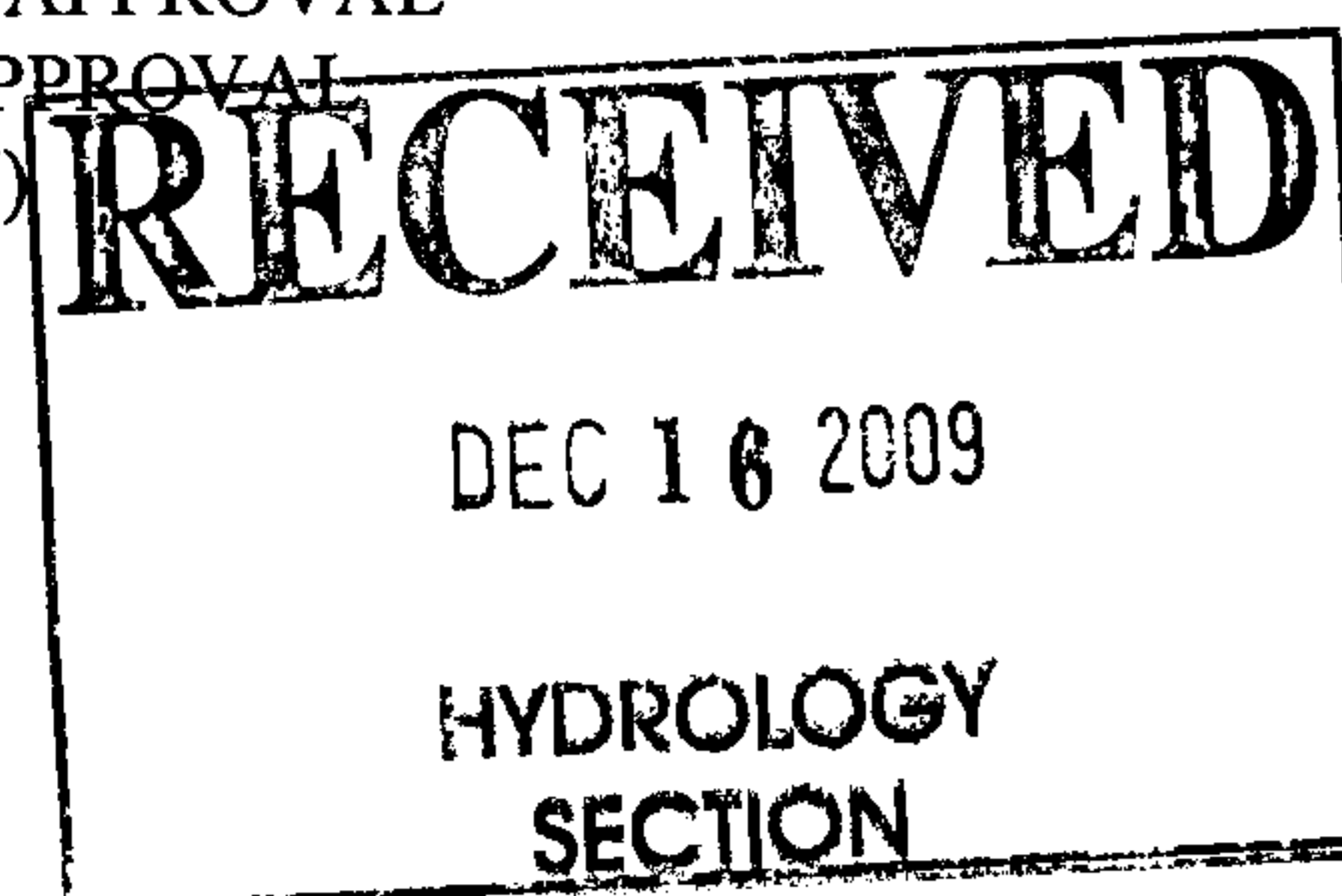
☐ DRAINAGE REPORT  
☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL  
☐ DRAINAGE PLAN RESUBMITTAL  
☐ CONCEPTUAL G & D PLAN  
☐ GRADING PLAN  
☐ EROSION CONTROL PLAN  
☒ ENGINEER'S CERT (HYDROLOGY)  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT  
☐ ENGINEER'S CERT (TCL)  
☐ ENGINEER'S CERT (DRB SITE PLAN)  
☐ 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  
☐ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ WORK ORDER APPROVAL  
☐ OTHER (SPECIFY) ---

WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES  
☒ NO  
☐ COPY PROVIDED



DATE SUBMITTED: Dec. 16, 2009 BY: Jake Bordenave

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.

# CITY OF ALBUQUERQUE



**Planning Department  
Transportation Development Services Section**

December 16, 2009

Joseph Simons, Registered Architect  
Simons Architecture.COM  
PO Box 67408  
Albuquerque, NM 87193-7408

Re: Certification Submittal for Final Building Certificate of Occupancy for  
Burger King, [G-11 / D003C]  
3221 Coors NW  
Architect's Stamp Dated 12/16/09

Dear Mr. Simons:

Based upon the information provided in your submittal received 12-16-09,  
Transportation Development has no objection to the issuance of a Permanent  
Certificate of Occupancy (C.O.).

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.

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 12/2005)

G-11/DD03C

PROJECT TITLE: Burger King ZONE MAP: G-11-2  
DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Replat Tract M + V of corner Pl + Tract L M + V 1/4 + A 1/4 1/4 Cont  
CITY ADDRESS: 3221 COORS Tract A

ENGINEERING FIRM: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

OWNER: TOM McCallum CONTACT: TOM  
ADDRESS: 1100 Bermuda Dune NE PHONE: 299-5704  
CITY, STATE: Alb NM ZIP CODE: 87111

ARCHITECT: Simons Architecture CONTACT: JOE SIMONS  
ADDRESS: PO Box 67408 PHONE: 480-4796  
CITY, STATE: Albuquerque NM ZIP CODE: 87153

SURVEYOR: BTL Layout Services CONTACT: CLIFF  
ADDRESS: PO Box 13187 PHONE: 350-3118  
CITY, STATE: Alb NM ZIP CODE: 87114

CONTRACTOR: PJ Developments Inc CONTACT: Pat Joseph  
ADDRESS: PO Box 14903 PHONE: 263-6565  
CITY, STATE: Alb NM ZIP CODE: 87121

TYPE OF SUBMITTAL:

\_\_\_\_ DRAINAGE REPORT  
\_\_\_\_ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL  
\_\_\_\_ DRAINAGE PLAN RESUBMITTAL  
\_\_\_\_ CONCEPTUAL G & D PLAN  
\_\_\_\_ GRADING PLAN  
\_\_\_\_ EROSION CONTROL PLAN  
\_\_\_\_ ENGINEER'S CERT (HYDROLOGY)  
\_\_\_\_ CLOMR/LOMR  
\_\_\_\_ TRAFFIC CIRCULATION LAYOUT  
☒ ENGINEER'S CERT (TCL)  
\_\_\_\_ ENGINEER'S CERT (DRB SITE PLAN)  
\_\_\_\_ 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) \_\_\_\_\_

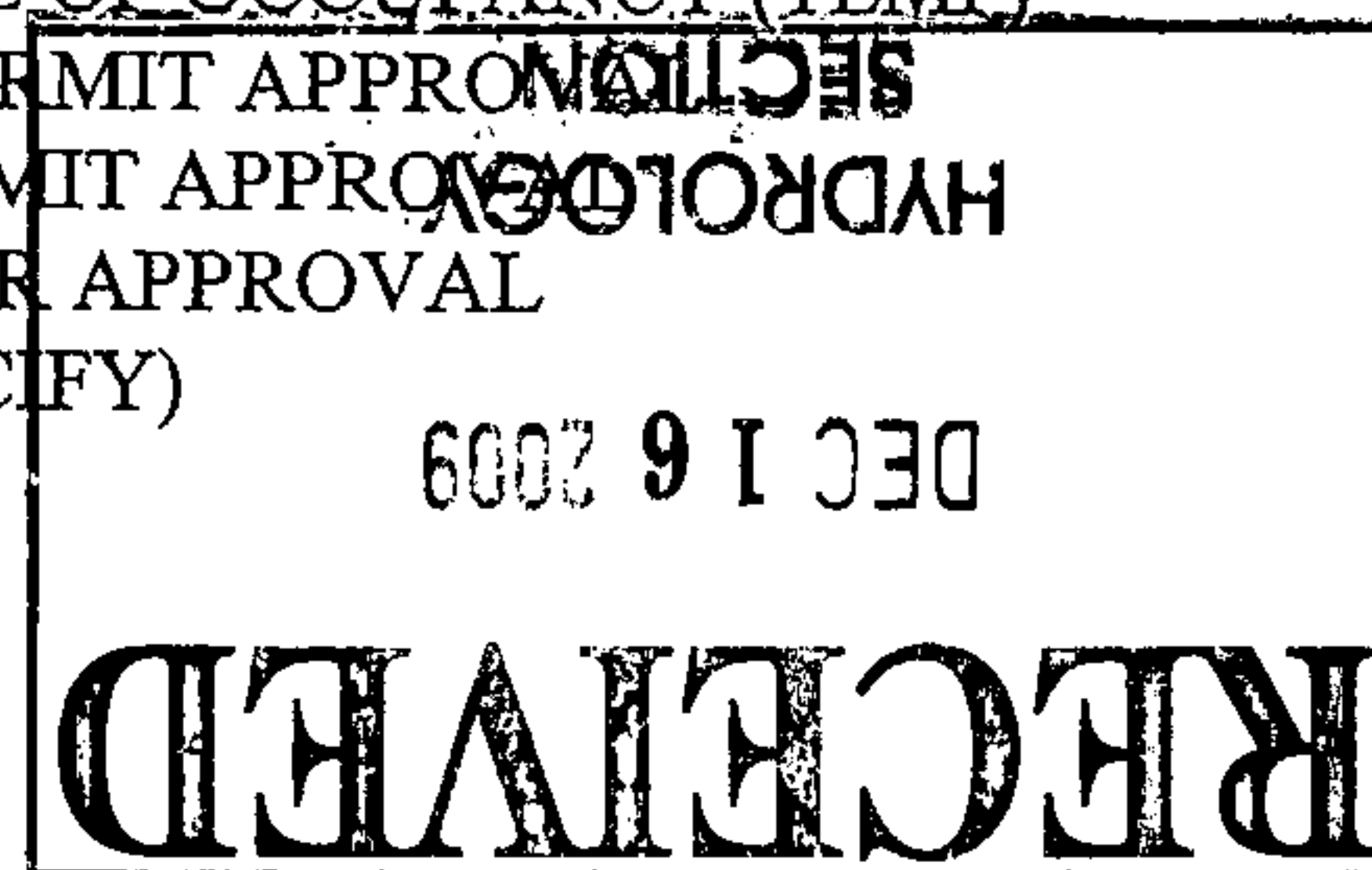
WAS A PRE-DESIGN CONFERENCE ATTENDED:

\_\_\_\_ YES  
\_\_\_\_ NO  
\_\_\_\_ COPY PROVIDED

DATE SUBMITTED: \_\_\_\_\_ BY: \_\_\_\_\_

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.





PO Box 67408  
ALBUQUERQUE, NM 87193-7408  
JFS @ SIMONSARCHITECTURE.COM  
505.771.8961 FAX

505.480.4796 VOICE

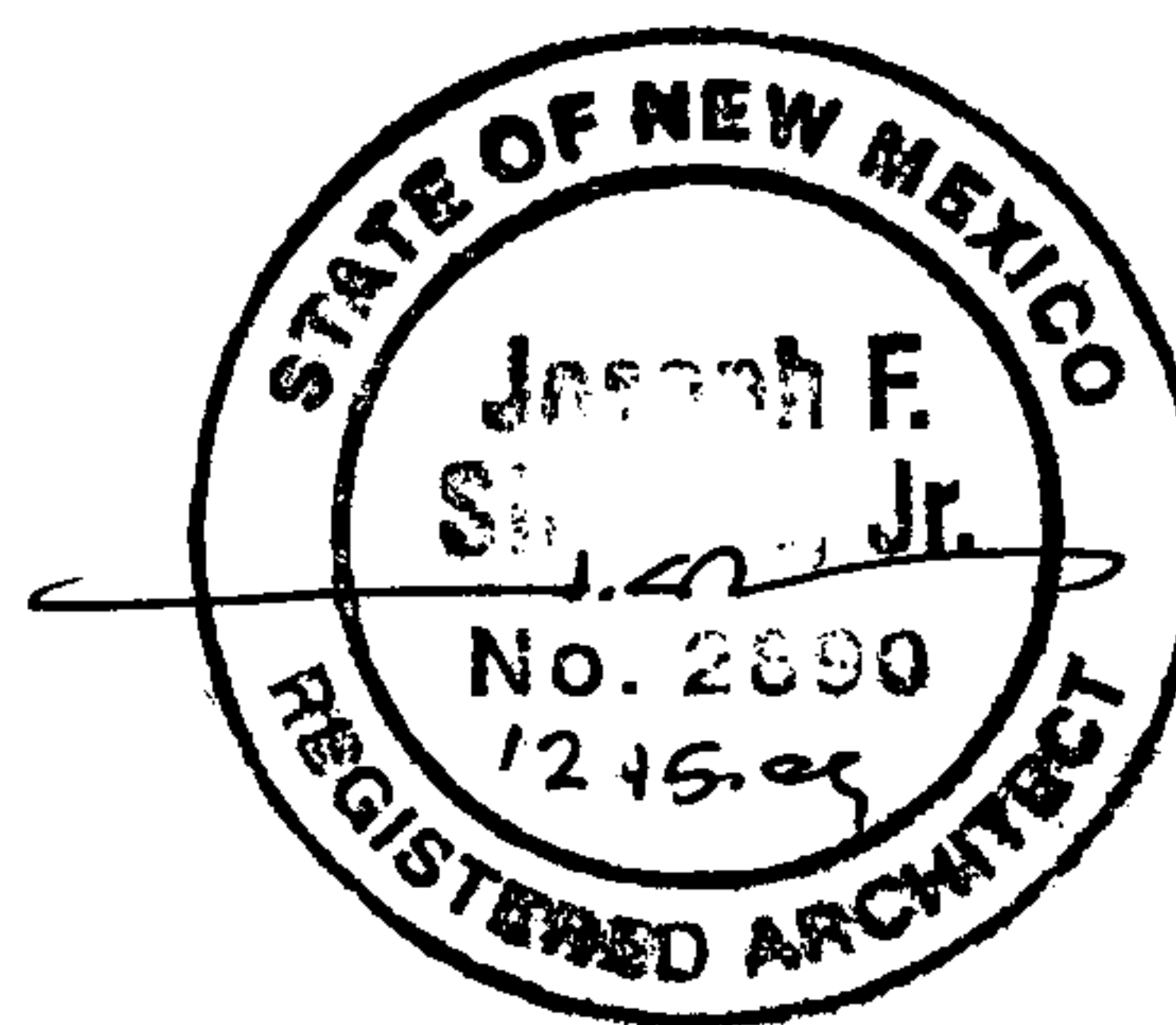
December 15, 2009

## TRAFFIC CERTIFICATION

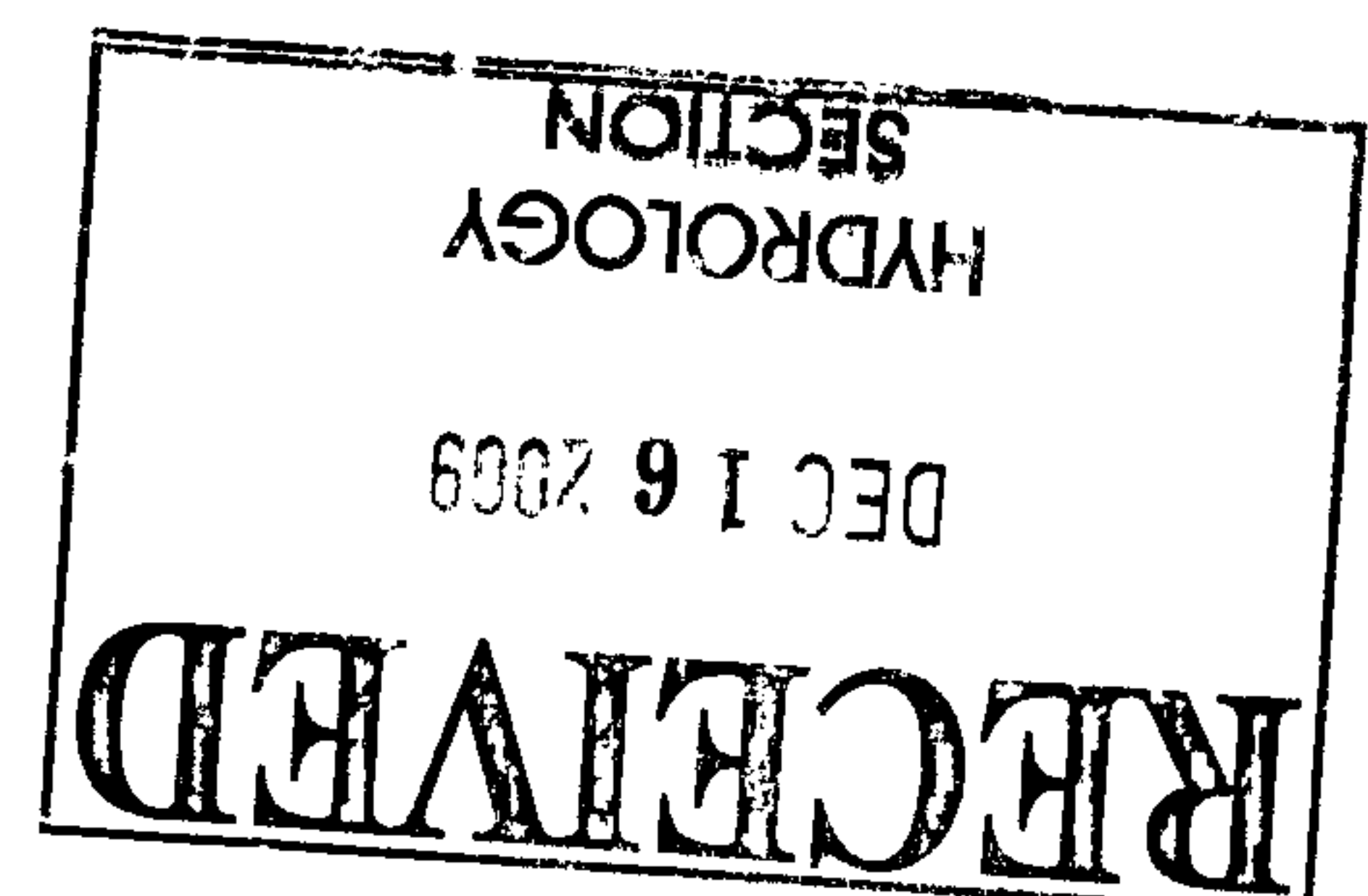
10/30/08 JFS

I, JOE SIMONS JR., NMRA 002890, OF THE FIRM SIMONS ARCHITECTURE PC, HEREBY CERTIFY THAT THIS PROJECT IS IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE DRB, AA OR TCL APPROVED PLAN DATED 9/15/09. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY JOE SIMONS JR., OF THE FIRM SIMONS ARCHITECTURE. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 12/15/09 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 CERTIFICATE OF OCCUPANCY (PERMANENT).

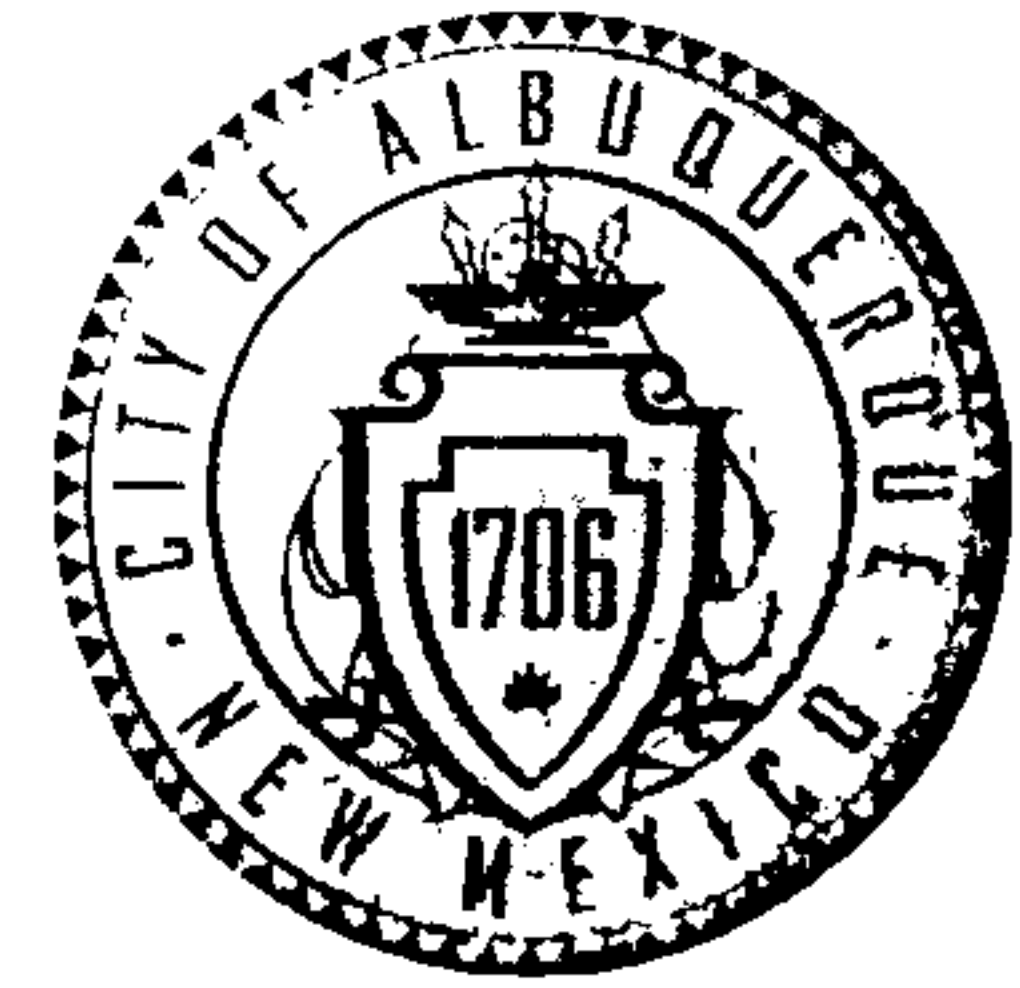
THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE TRAFFIC ASPECTS OF THIS PROJECT. THOSE RELYING ON THE RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.



12.15.09  
Date



# CITY OF ALBUQUERQUE



July 10, 2009

Jean J. Bordenave, P.E.  
Bordenave Designs  
PO Box 91194  
Albuquerque, NM 87199

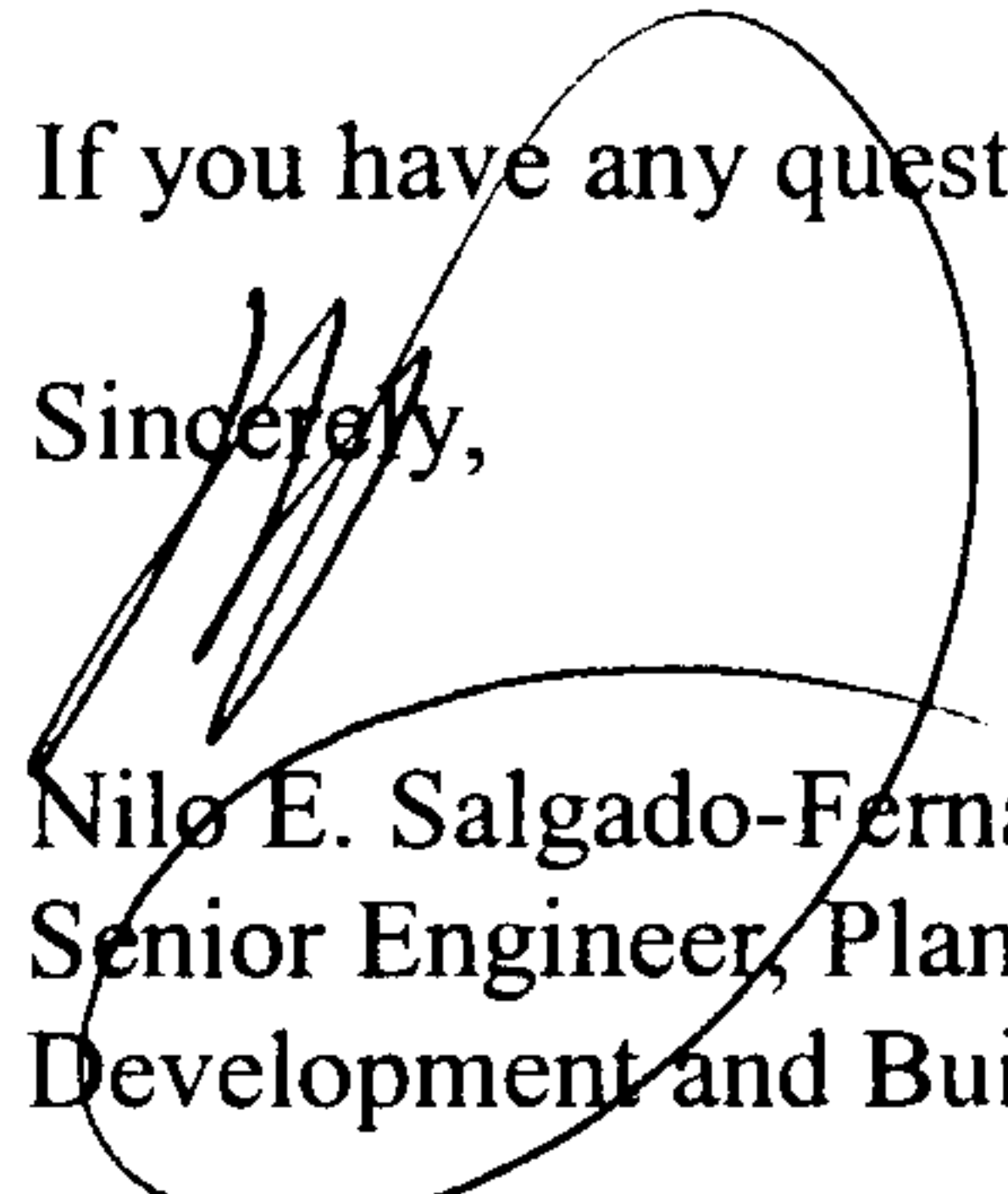
**Re: Burger King**  
**3221 Coors Blvd. NW , Grading and Drainage Plan**  
**Engineer's Stamp dated 07-01-09 (G-11/D003C)**

Dear Mr. Bordenave,

Based upon the information provided in your submittal received 07-01-09, 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 have any questions, you can contact me at 924-3630.

Sincerely,

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

C: File

PO Box 1293

Albuquerque

NM 87103

[www.cabq.gov](http://www.cabq.gov)



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

PROJECT TITLE: Burger King ZONE MAP: G11 / D03C  
DRB#: 1000603 EPC#: --- WORK ORDER#: ---

LEGAL DESCRIPTION: Tract Q-2, Town of Atrisco Grant, Northeast Unit  
CITY ADDRESS: 3221 Coors Blvd. NW

ENGINEERING FIRM: Bordenave Designs CONTACT: J. Bordenave  
ADDRESS: PO Box 91194 PHONE: 823-1344  
CITY, STATE: Albuquerque, NM ZIP CODE: 87109

OWNER: Burger King CONTACT: ---  
ADDRESS: --- PHONE: ---  
CITY, STATE: --- ZIP CODE: ---

ARCHITECT: Simons Architecture CONTACT: J. Simons  
ADDRESS: PO Box 67408 PHONE: 480-4796  
CITY, STATE: Albuquerque, NM ZIP CODE: 87193-7408

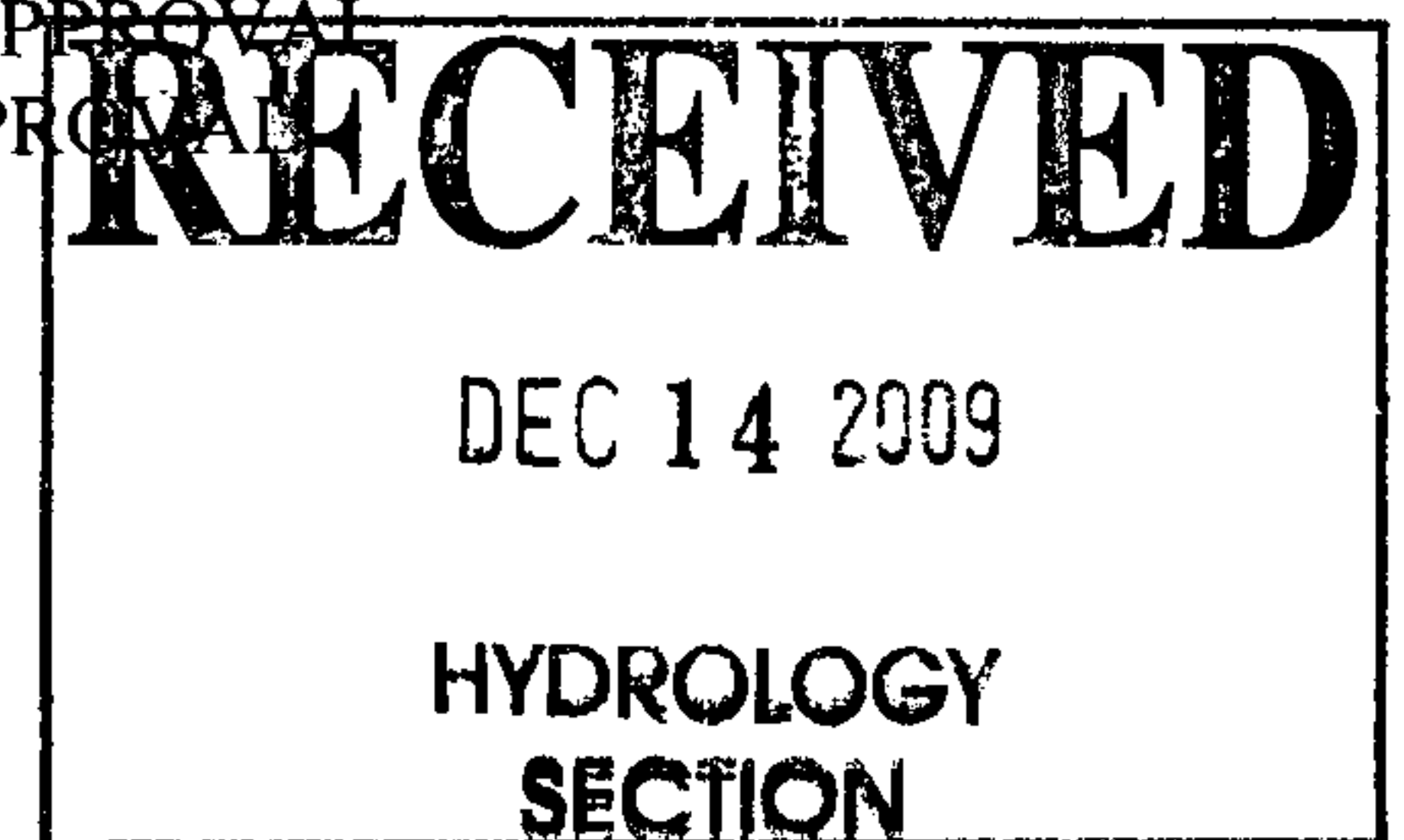
SURVEYOR: B&C Layout Services. CONTACT: C. Scannell  
ADDRESS: 217 Valley High SW PHONE: ---  
CITY, STATE: Albuquerque, NM ZIP CODE: 87105

CONTRACTOR: P J Development CONTACT: P. Joseph  
ADDRESS: PO Box 14903 PHONE: 263-6965  
CITY, STATE: Albuquerque, NM ZIP CODE: 87191-4903

TYPE OF SUBMITTAL:  
☐ DRAINAGE REPORT  
☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL  
☐ DRAINAGE PLAN RESUBMITTAL  
☐ CONCEPTUAL G & D PLAN  
☐ GRADING PLAN  
☐ EROSION CONTROL PLAN  
☒ ENGINEER'S CERT (HYDROLOGY)  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT  
☐ ENGINEER'S CERT (TCL)  
☐ ENGINEER'S CERT (DRB SITE PLAN)  
☐ 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  
☐ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ WORK ORDER APPROVAL  
☐ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:  
☐ YES  
☒ NO  
☐ COPY PROVIDED



DATE SUBMITTED: Dec. 14, 2009 BY: Jake Bordenave

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:

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