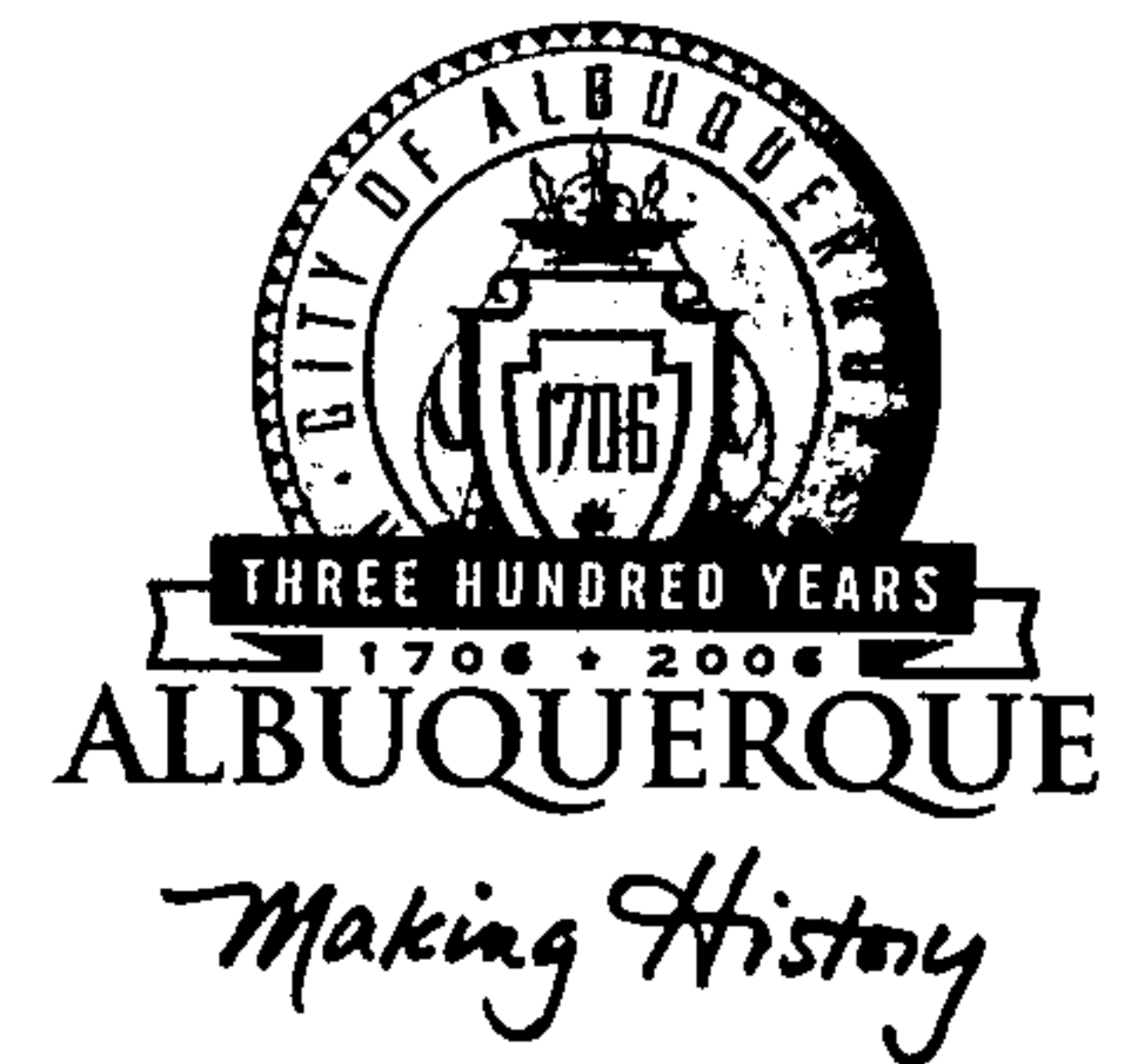


CITY OF ALBUQUERQUE



October 15, 2004

Mike Walla, PE
Walla Engineering, Ltd
6100 Indian School NE, Ste 210
Albuquerque, NM 87110

Re: North Coors Dental Office Grading and Drainage Plan
Engineer's Stamp dated 10-4-04, (G11/D64)
3740 Coors

*Approval For
SO # 19
Cub*

Dear Mr. Walla,

Based upon the information provided in your submittal dated 10-4-04, 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 per the DPM checklist will be required.

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

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

Sincerely,

Bradley L. Bingham, PE
Principal Engineer, Planning Dept.
Development and Building Services

C: file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: NORTH COORS DENTAL OFFICE ZONE MAP/DRG. FILE #: G-11/DO64
 DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT #14, COORS DE SOL SUBDIVISION, ALBUQ, BERNALILLO CTY, NM
 CITY ADDRESS: 3740 COORS RD. NW

ENGINEERING FIRM: UNILA ENGINEERING, LTD
 ADDRESS: 6100 WILSON SCHOOL AV, NE
 CITY, STATE: ALBUQ, NM

CONTACT: MIKE WALLA, PE
 PHONE: 881-3008
 ZIP CODE: 87110

OWNER: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

ARCHITECT: DE LA TORRE ARCHITECTS
 ADDRESS: 2400 LOUISIANA NE
 CITY, STATE: ALBU, NM

CONTACT: NICK PERKL
 PHONE: 883-7918
 ZIP CODE: 87110

SURVEYOR: WAYTOWN SURVEYING
 ADDRESS: 330 LOUISIANA NE
 CITY, STATE: ALBU, NM

CONTACT: TOM JOHNSTON
 PHONE: 255-2052
 ZIP CODE: 87108

CONTRACTOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL, *REQUIRES TCL or equal*
- ☒ DRAINAGE PLAN RESUBMITTAL
- ☒ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

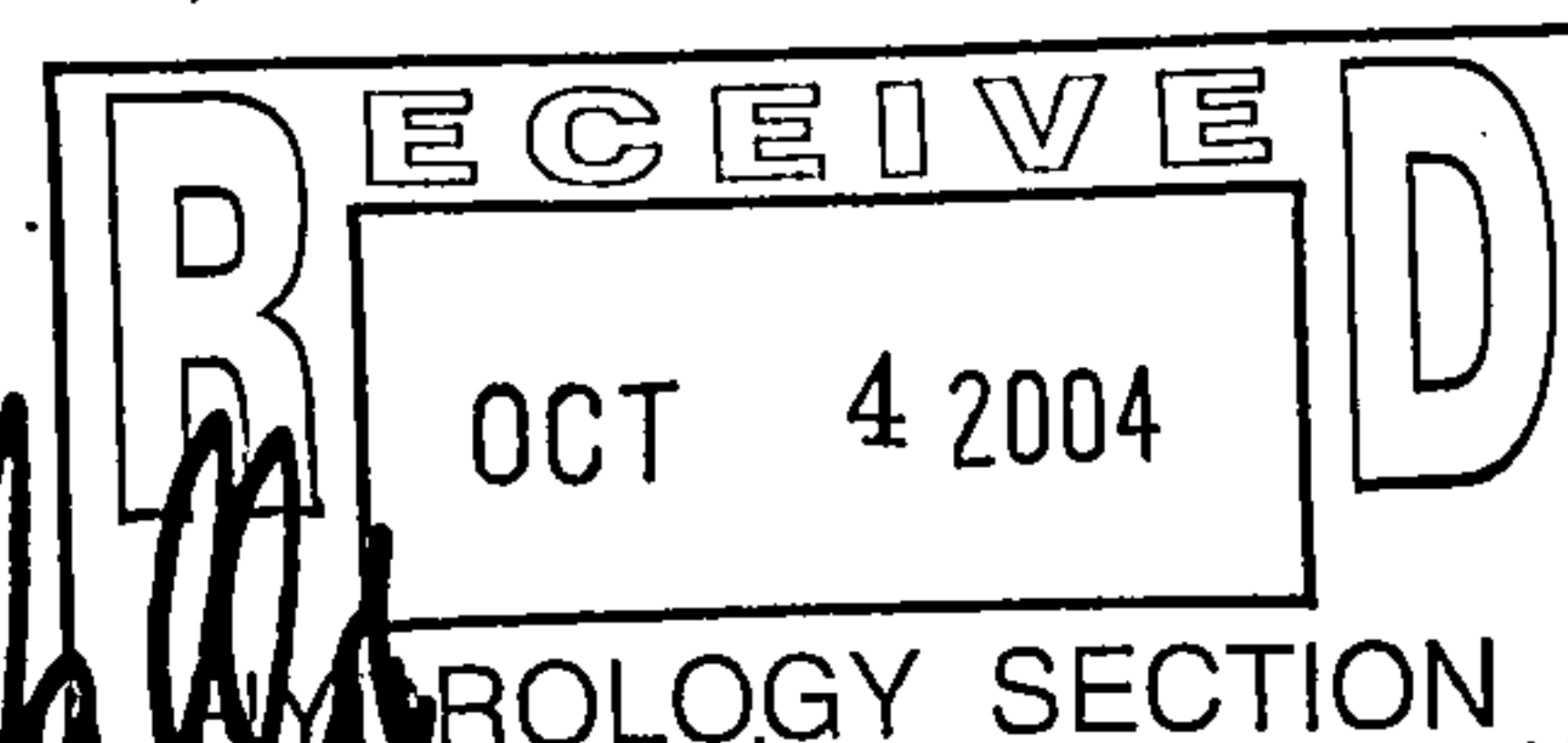
CHECK TYPE OF APPROVAL SOUGHT:

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

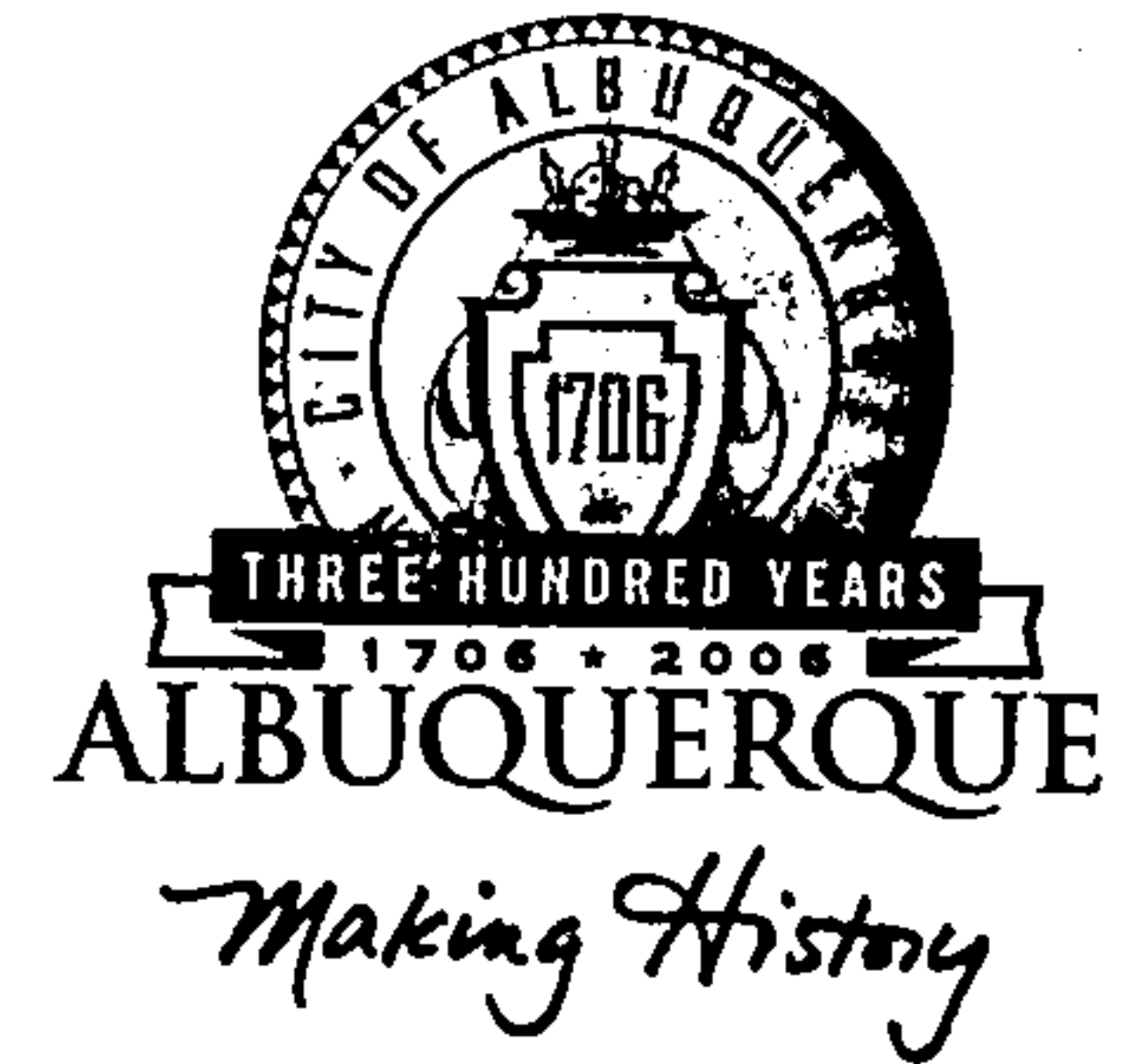
DATE SUBMITTED: 10/4/04 BY: [Signature]



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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 subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

CITY OF ALBUQUERQUE



May 10, 2005

Mike Walla, PE
WALLA ENGINEERING LTD.
5100 Indian School Rd. NE
Albuquerque, NM 87110

Re: NORTH COORS DENTAL OFFICE (G-1/D64)
3740 Coors Rd. N.W.
Approval of Permanent Certificate of Occupancy (C.O.)
Engineer's Stamp dated 10/04/2004 (G-11/D64)
Certification dated 05/09/2005

Dear Mike:

P.O. Box 1293

Based upon the information provided in your submittal received 05/09/2005, 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,

Arlene V. Portillo
Plan Checker, Planning Dept. - Hydrology
Development and Building Services

www.cabq.gov

C: Phyllis Villanueva
File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(REV. 1/28/2003rd)

PROJECT TITLE: NORTH COORS DENTAL OFFICE ZONE MAP/DRG. FILE #: G-11/D64
DRB #: _____ EPC#: _____ WORK ORDER#: _____
LEGAL DESCRIPTION: LOT #14, CORRAL DE SOL SUBDIVISION, ALBUQ, BERNALILLO CTY, NM
CITY ADDRESS: 3740 COORS RD. NW
ENGINEERING FIRM: WALLA ENGINEERING, LTD CONTACT: MIKE WALLA, PE
ADDRESS: 6100 WYMAN SCHOOL RD. NE PHONE: 881-3008
CITY, STATE: ALBUQ, NM ZIP CODE: 87110
OWNER: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____
ARCHITECT: DE LA TORRE ARCHITECTS CONTACT: JECK PERKL
ADDRESS: 2400 LOUISIANA NE PHONE: 883-7918
CITY, STATE: ALB, NM ZIP CODE: 87110
SURVEYOR: WAYTOWN SURVEYING CONTACT: TOM JOHNSON
ADDRESS: 330 LOUISIANA NE PHONE: 255-2052
CITY, STATE: ALB, NM ZIP CODE: 87108
CONTRACTOR: HART CONSTRUCTION CONTACT: TOM KREGE
ADDRESS: _____ PHONE: 345-4001
CITY, STATE: ALB, NM ZIP CODE: _____

CHECK TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL, *REQUIRES TCL or equal*
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☒ EROSION CONTROL PLAN
☒ ENGINEER'S CERTIFICATION (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ ENGINEERS CERTIFICATION (TCL)
☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
☐ OTHER

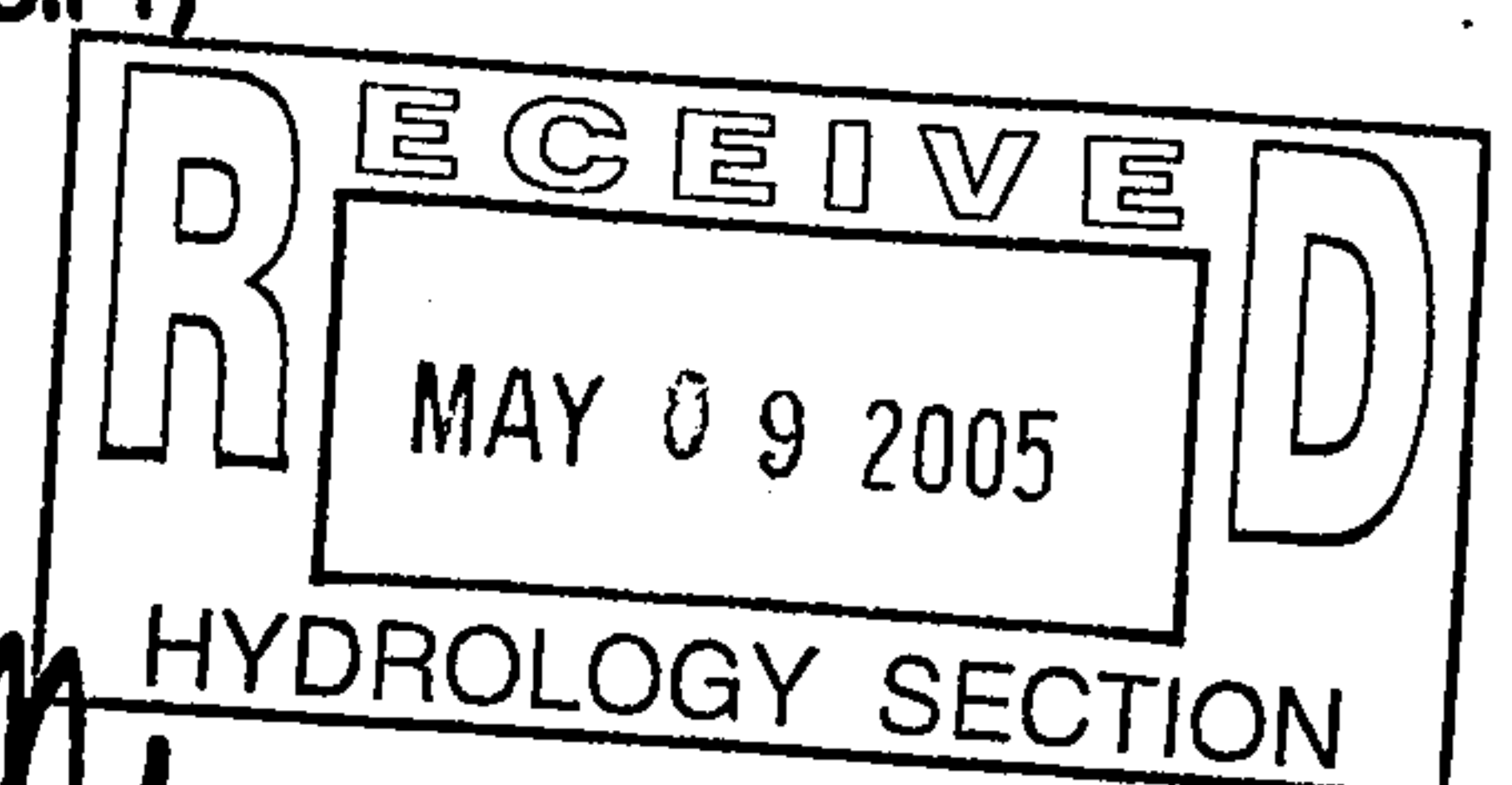
CHECK TYPE OF APPROVAL SOUGHT:

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

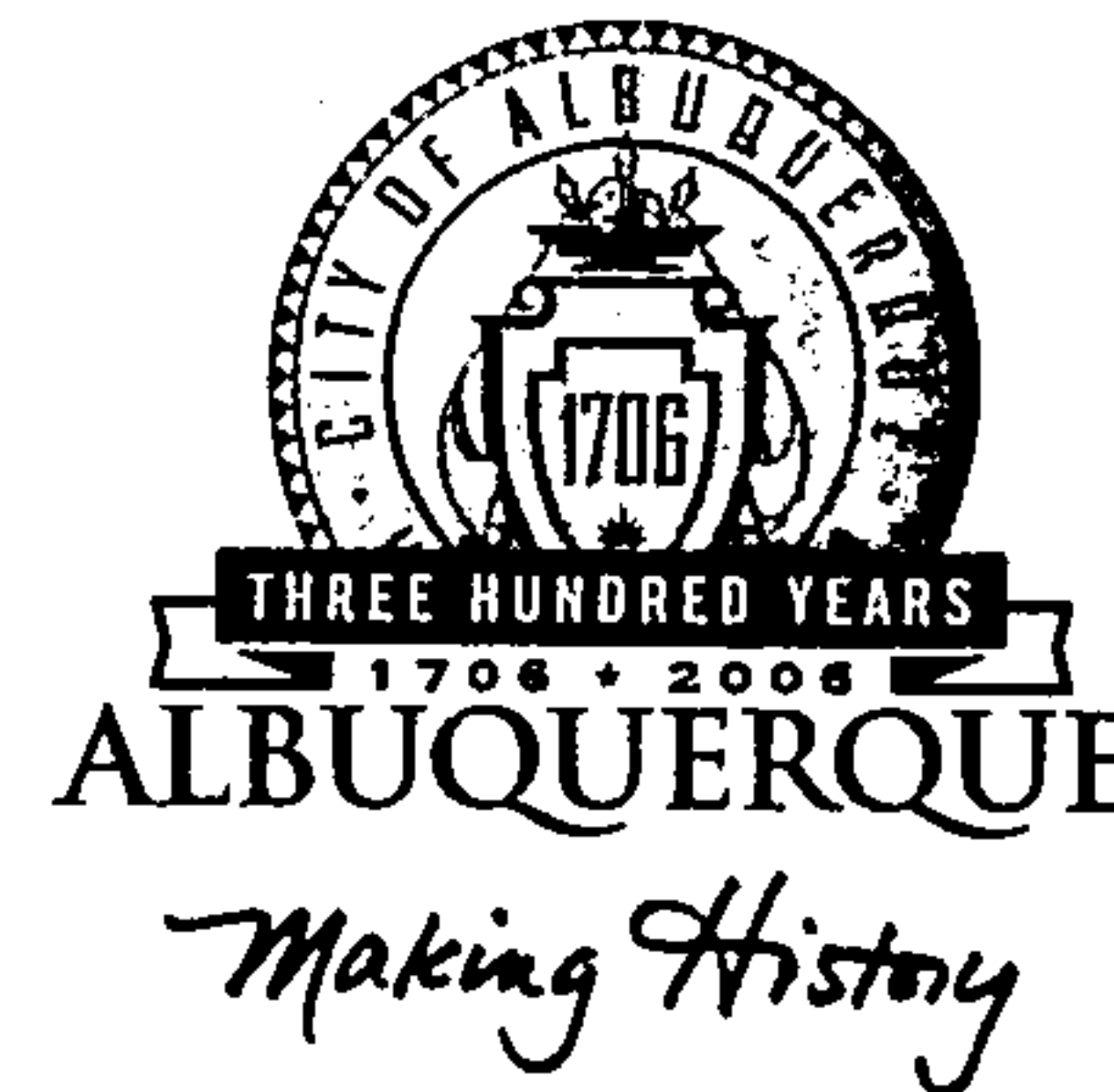
DATE SUBMITTED: 5/9/05 BY: [Signature]



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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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CITY OF ALBUQUERQUE



**Planning Department
Transportation Development Services Section**

May 6, 2005

Jorge De La Torre, Registered Architect
2400 Louisiana Blvd NE, Bldg 3, Ste. 110
Albuquerque, NM 87110

Re: Certification Submittal for Final Building Certificate of Occupancy for
North Coors Dental, [G-11 / D64]
3740 Coors Blvd NW
Architect's Stamp Dated 05/05/05

Dear Mr. De La Torre:

P.O. Box 1293

The TCL / Letter of Certification submitted on May 6, 2005 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


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

www.cabq.gov

c: Engineer
Hydrology file
CO Clerk

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: NORTH COORS DENTAL

DRB #: _____

EPC#: _____

ZONE MAP/DRG. FILE #: G-11/1564

WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 14, CORONA DEL SOL

CITY ADDRESS: 3740 COORS BLVD NW, ALBUQUERQUE, NM 87120

ENGINEERING FIRM: _____

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

ZIP CODE: _____

OWNER: TOM HESCH, ROSS LONG, NANCY DAVIS

ADDRESS: 5408 LUTTRELL CT

CITY, STATE: ALBUQUERQUE, NM

CONTACT: TOM HESCH

PHONE: 836-1280

ZIP CODE: 87111

ARCHITECT: DE LA TORRE ARCHITECTS

ADDRESS: 2400 LOUISIANA NE, BLDG. 3, SUITE 110

CITY, STATE: ALBUQUERQUE, NM

CONTACT: NICK PIRKL

PHONE: 883-7918

ZIP CODE: 87110

SURVEYOR: _____

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

ZIP CODE: _____

CONTRACTOR: HART CONSTRUCTION

ADDRESS: 2919 2ND STREET NW, SUITE B

CITY, STATE: ALBUQUERQUE, NM

CONTACT: TOM KREGG

PHONE: 345-4001

ZIP CODE: 87107

CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1ST SUBMITTAL, **REQUIRES TCL or equal**
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☒ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

CHECK TYPE OF APPROVAL SOUGHT:

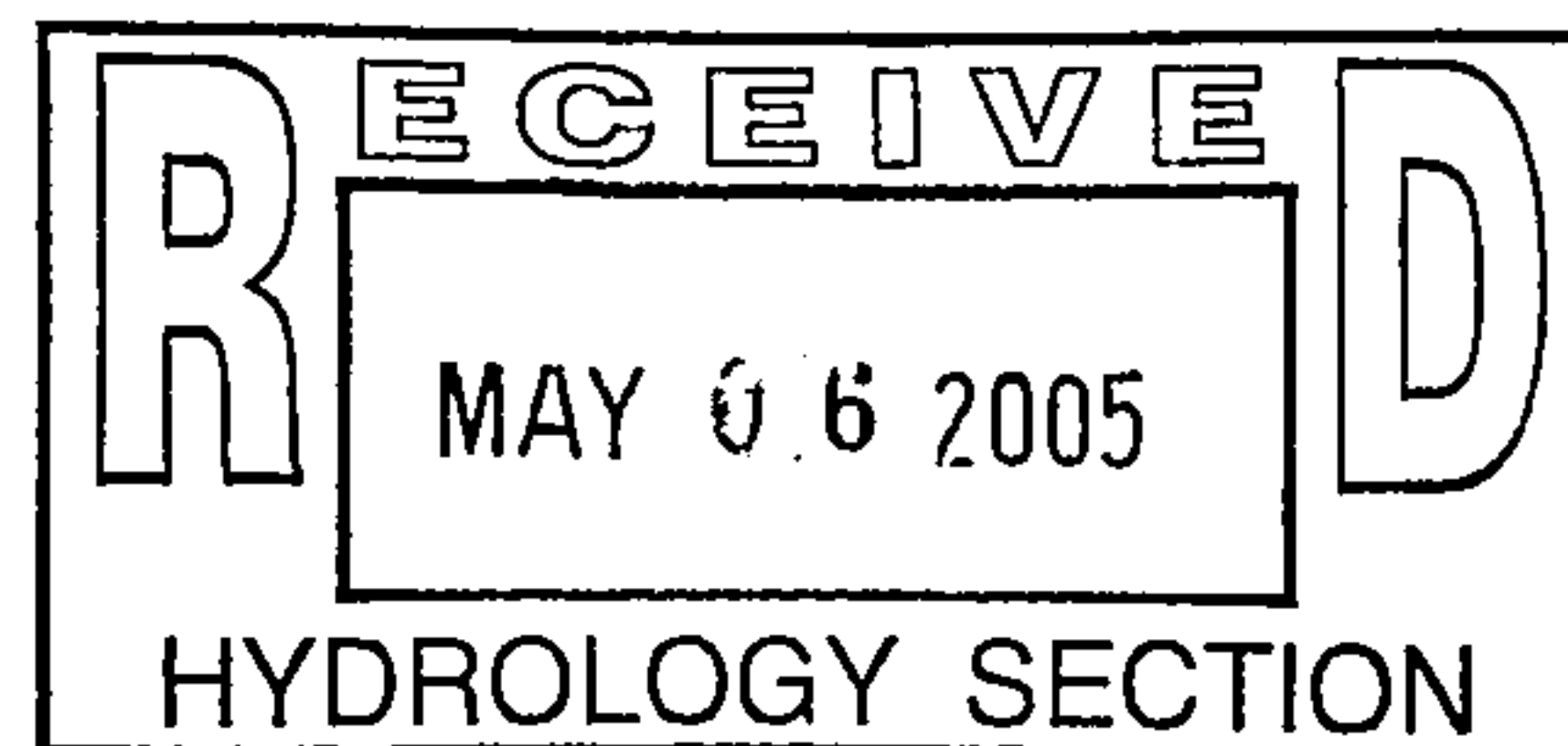
- ☐ SIA / FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☒ CERTIFICATE OF OCCUPANCY (PERM.)
- ☐ CERTIFICATE 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: 5/6/05

BY: Nick Pirk



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

May 5, 2005

City of Albuquerque
Transportation Division

Re: North Coors Dental – 3740 Coors Blvd. NW

Zone Map: G-11
UPC #: 101-106-026-330-410-405
Legal Description: Lot 14, Corona del Sol

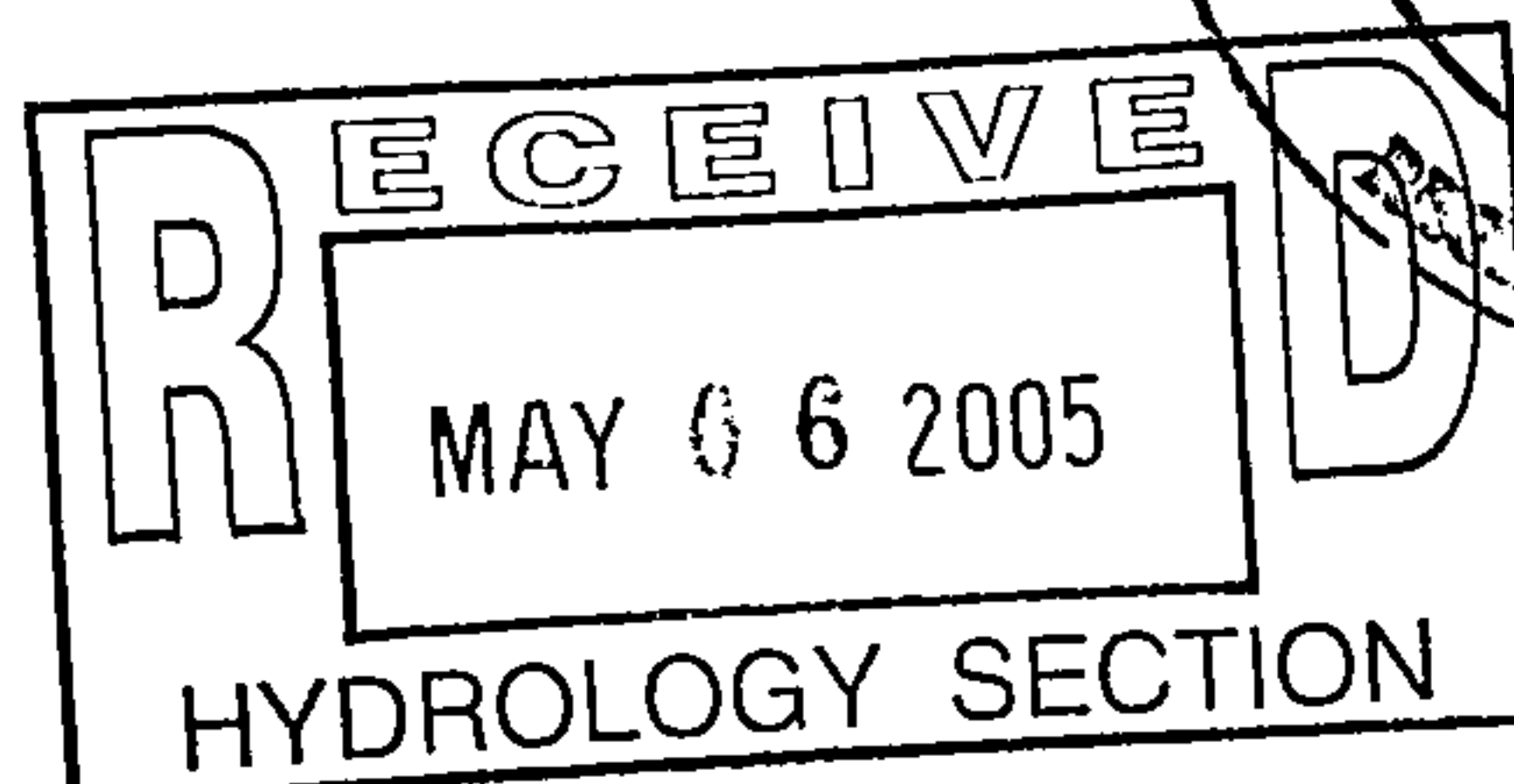
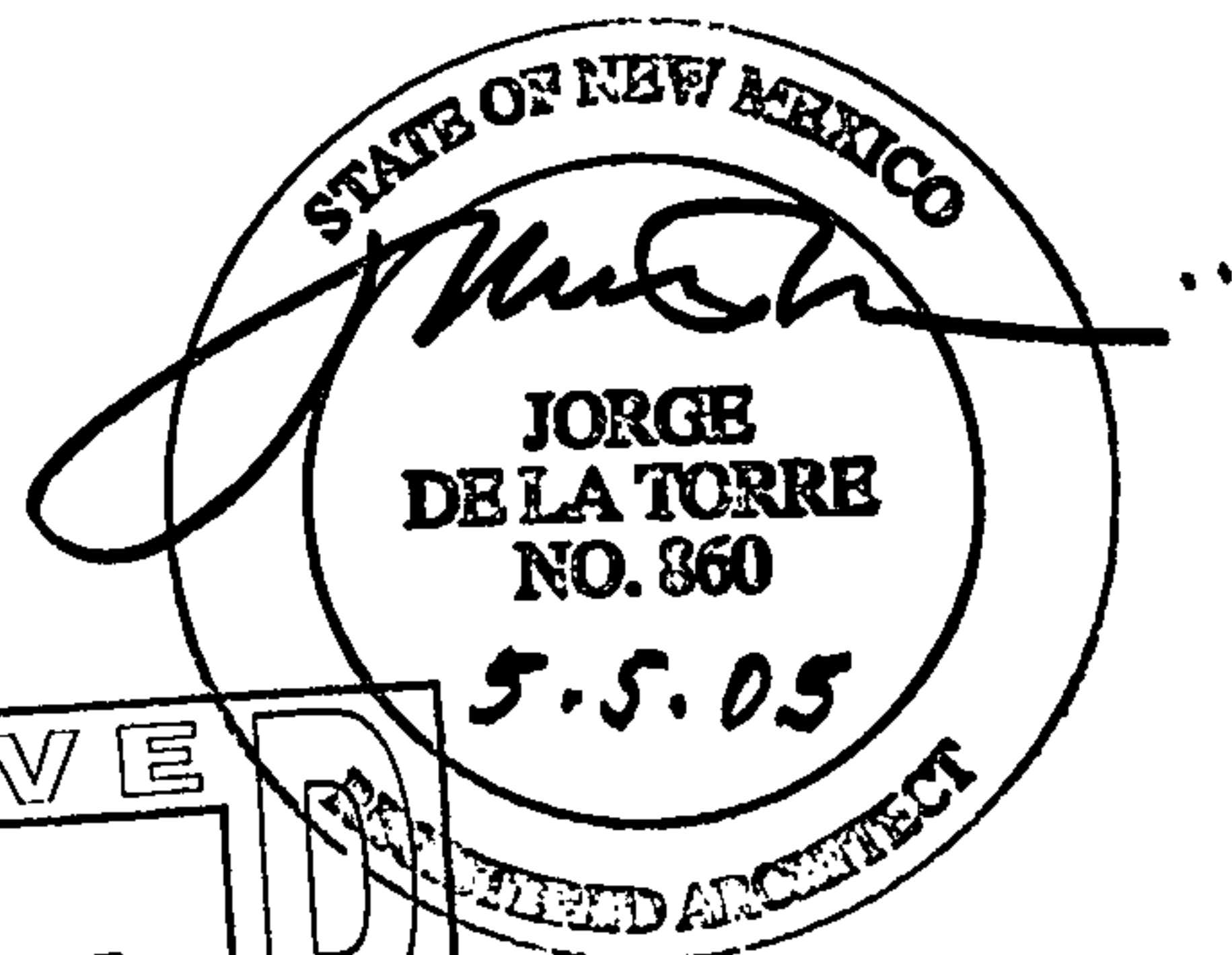
To Whom It May Concern:

I, Jorge de la Torre, P.A. AIA, licensed under the laws of the State of New Mexico, do hereby certify that this project was constructed in substantial compliance with the approved Traffic Circulation Layout (or Site Plan for Building Permit DRB) with no changes made in the field. I am requesting a final Certificate of Occupancy for the project indicated above.

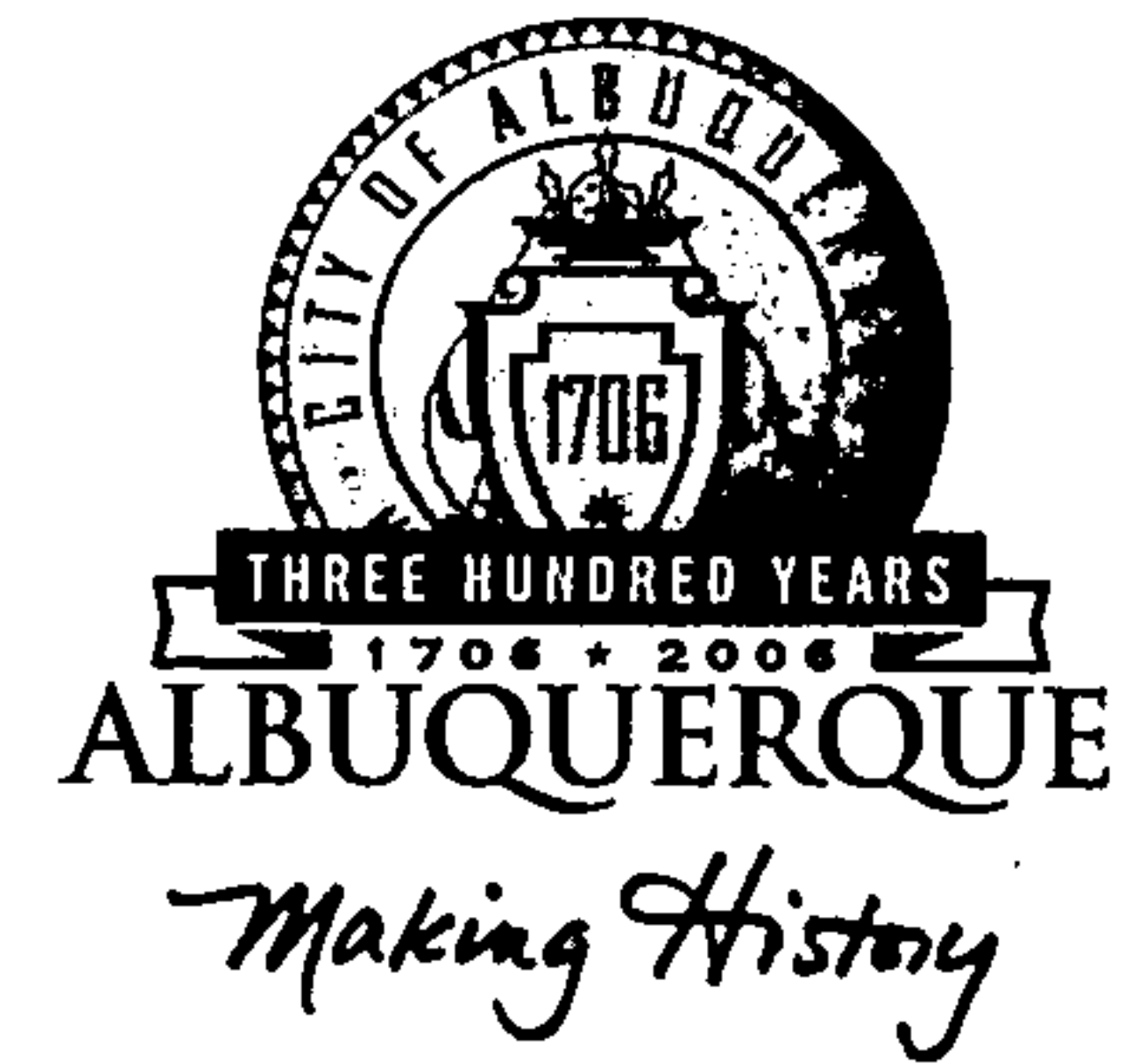
If you have any questions or comments, please feel free to contact me.

Thanks,


Jorge de la Torre
de la Torre Architects



CITY OF ALBUQUERQUE



September 2, 2004

Jorge de la Torre, R.A.
de la Torre Architects
2400 Louisiana Dr. NE, Bldg. 3, Ste. 110
Albuquerque, NM 87110

Re: North Coors Dental, 3740 Coors Blvd NW, Traffic Circulation Layout
Architect's Stamp dated 8-10-04 (G11-D64)

Dear Mr. de la Torre,

The TCL submittal received 9-01-04 is approved for Building Permit. The plan is stamped and signed as approved. A copy of this 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.

If a temporary CO is needed, a copy of the original TCL that was stamped as approved by the City will be needed. This plan must include a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance," as well as the signed and dated stamp of a NM registered architect or engineer. Submit this TCL with a completed Drainage and Transportation Information Sheet to Hydrology at the Development Services Center of Plaza Del Sol Building.

P.O. Box 1293

Albuquerque

New Mexico 87103

When the site is completed and a final C.O. is requested, use the original City stamped approved TCL for certification. 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 Hydrology at the Development Services Center of Plaza Del Sol Building.

www.cabq.gov

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 924-3306.

Sincerely,

Kristal D. Metro
Engineering Associate, Planning Dept.
Development and Building Services

cc: file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

G-11/D64

PROJECT TITLE: NORTH COORS DENTAL
DRB #: _____ EPC#: _____

ZONE MAP/DRG. FILE #: G-11
WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 14, CORONA DEL SOL
CITY ADDRESS: 3740 COORS BLVD NW, ALBUQUERQUE, NM 87120

ENGINEERING FIRM: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

OWNER: TOM HESCH, ROSS LONG, NANCY DAVIS
ADDRESS: 5408 LUTTRELL CT
CITY, STATE: ALBUQUERQUE, NM

CONTACT: TOM HESCH
PHONE: 836-1280
ZIP CODE: 87111

ARCHITECT: DE LA TORRE ARCHITECTS
ADDRESS: 2400 LOUISIANA NE, BLDG. 3, SUITE 110
CITY, STATE: ALBUQUERQUE, NM

CONTACT: NICK PIRKL
PHONE: 883-7918
ZIP CODE: 87110

SURVEYOR: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

CONTRACTOR: HART CONSTRUCTION
ADDRESS: 2919 2ND STREET NW, SUITE B
CITY, STATE: ALBUQUERQUE, NM

CONTACT: TOM KREGE
PHONE: 345-4001
ZIP CODE: 87107

CHECK TYPE OF SUBMITTAL:

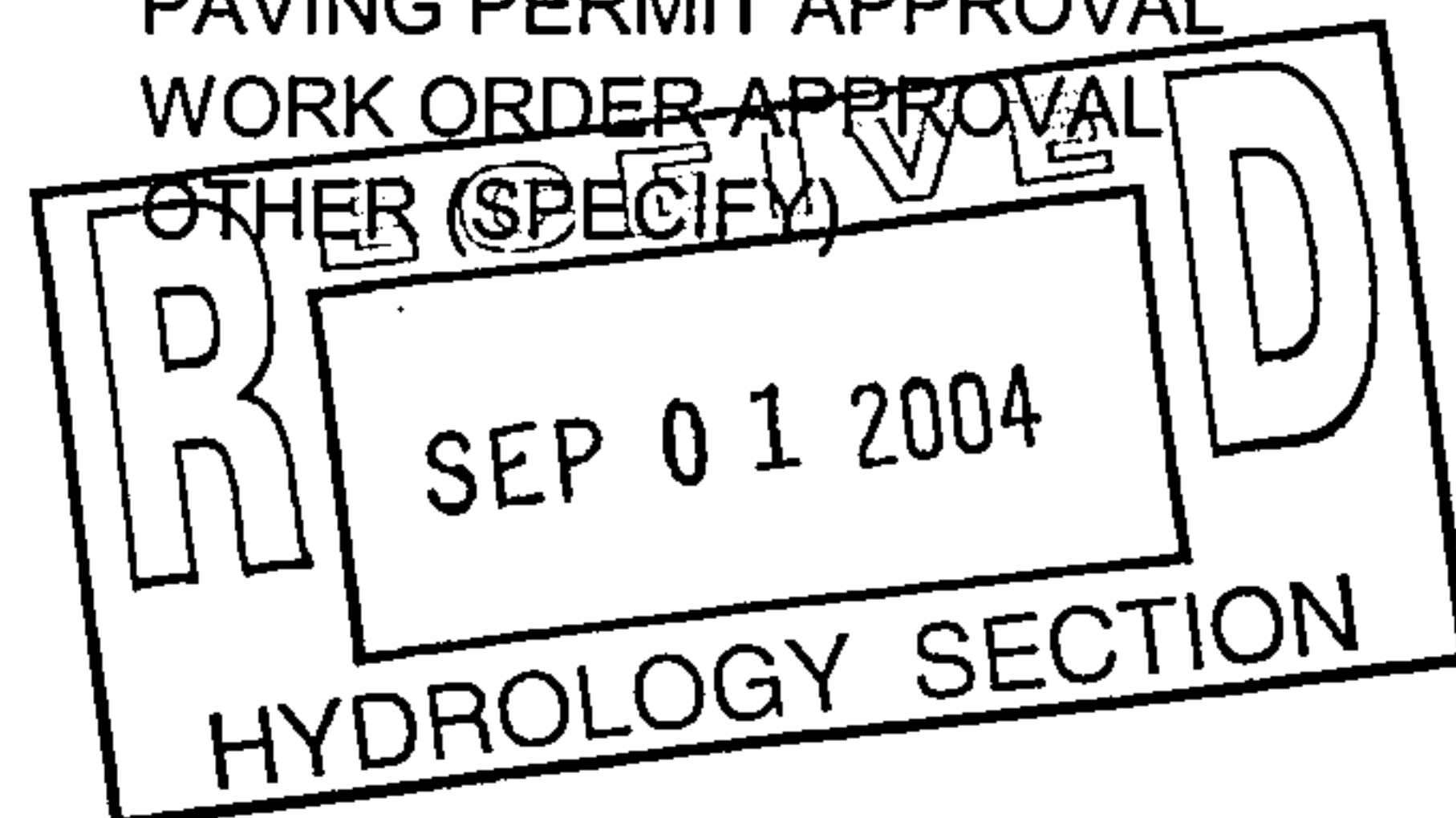
- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL, **REQUIRES TCL or equal**
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA / FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
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- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☒ NO
- ☐ COPY PROVIDED



DATE SUBMITTED: 9/1/04

BY: Nick Pirk

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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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DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(REV. 1/28/2003rd)

PROJECT TITLE: NORTH COORS DENTAL OFFICE ZONE MAP/DRG. FILE #: G-11/15064
DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT #14, COLONIA DEL SOL SUBDIVISION, ALBUQ, BERNALILLO CTY, NM
CITY ADDRESS: 3740 COORS RD. NW

ENGINEERING FIRM: WALLA ENGINEERING, LTD
ADDRESS: 6100 WILSON SCHOOL AV. NE
CITY, STATE: ALBUQ, NM

CONTACT: MIKE WALLA, PE
PHONE: 881-3008
ZIP CODE: 87110

OWNER: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

ARCHITECT: DE LA TORRE ARCHITECTS
ADDRESS: 2400 LOUISIANA NE
CITY, STATE: ALBUQ, NM

CONTACT: NICK PERKL
PHONE: 883-7918
ZIP CODE: 87110

SURVEYOR: WAYTOWN SURVEYING
ADDRESS: 330 LOUISIANA NE
CITY, STATE: ALBUQ, NM

CONTACT: TOM JOHNSON
PHONE: 255-2052
ZIP CODE: 87108

CONTRACTOR: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

CHECK TYPE OF SUBMITTAL:

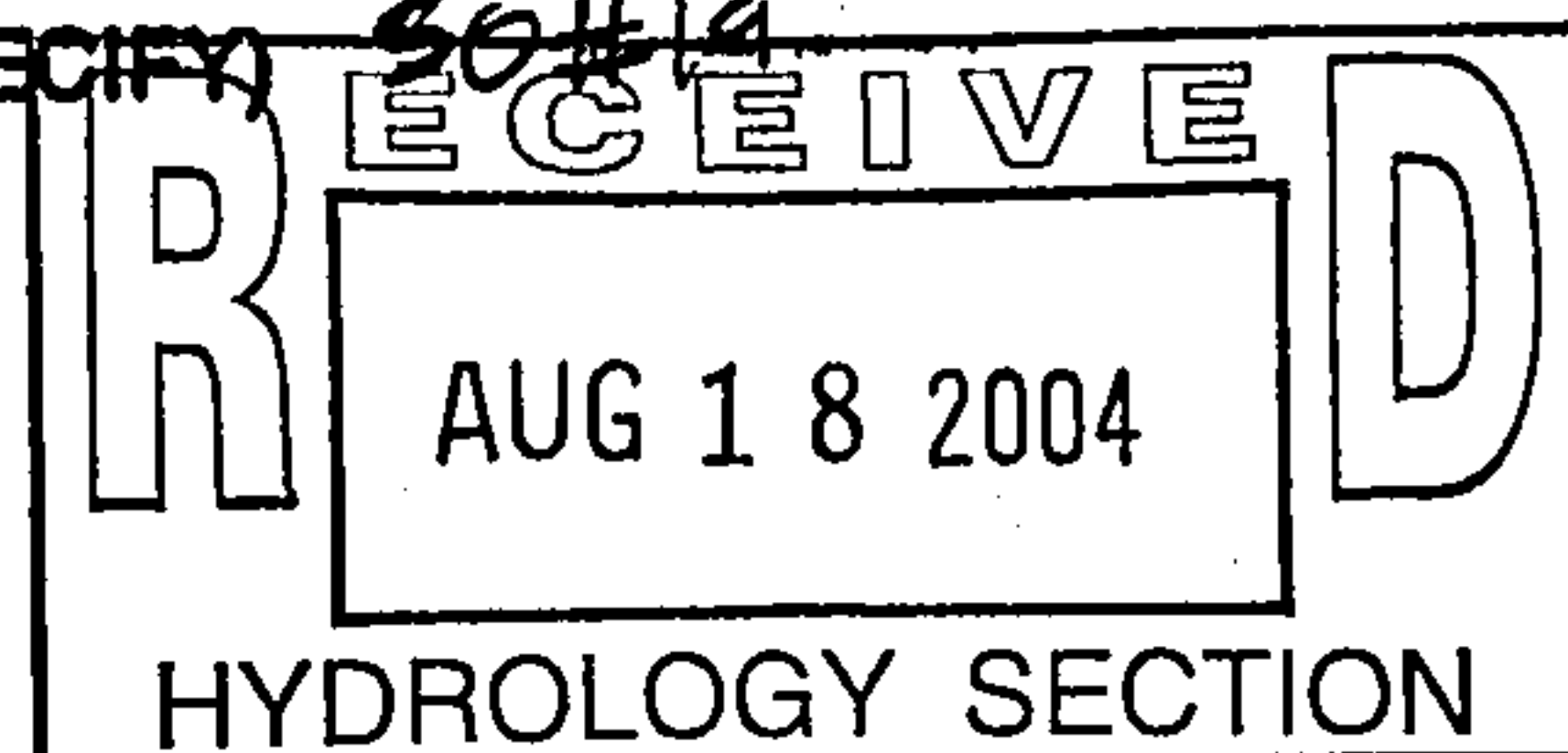
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- ☐ DRAINAGE PLAN RESUBMITTAL
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- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEERS CERTIFICATION (TCL)
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- ☐ CERTIFICATE OF OCCUPANCY (TEMP.)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☒ OTHER (SPECIFY) SO #14

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
- ☒ NO
- ☐ COPY PROVIDED

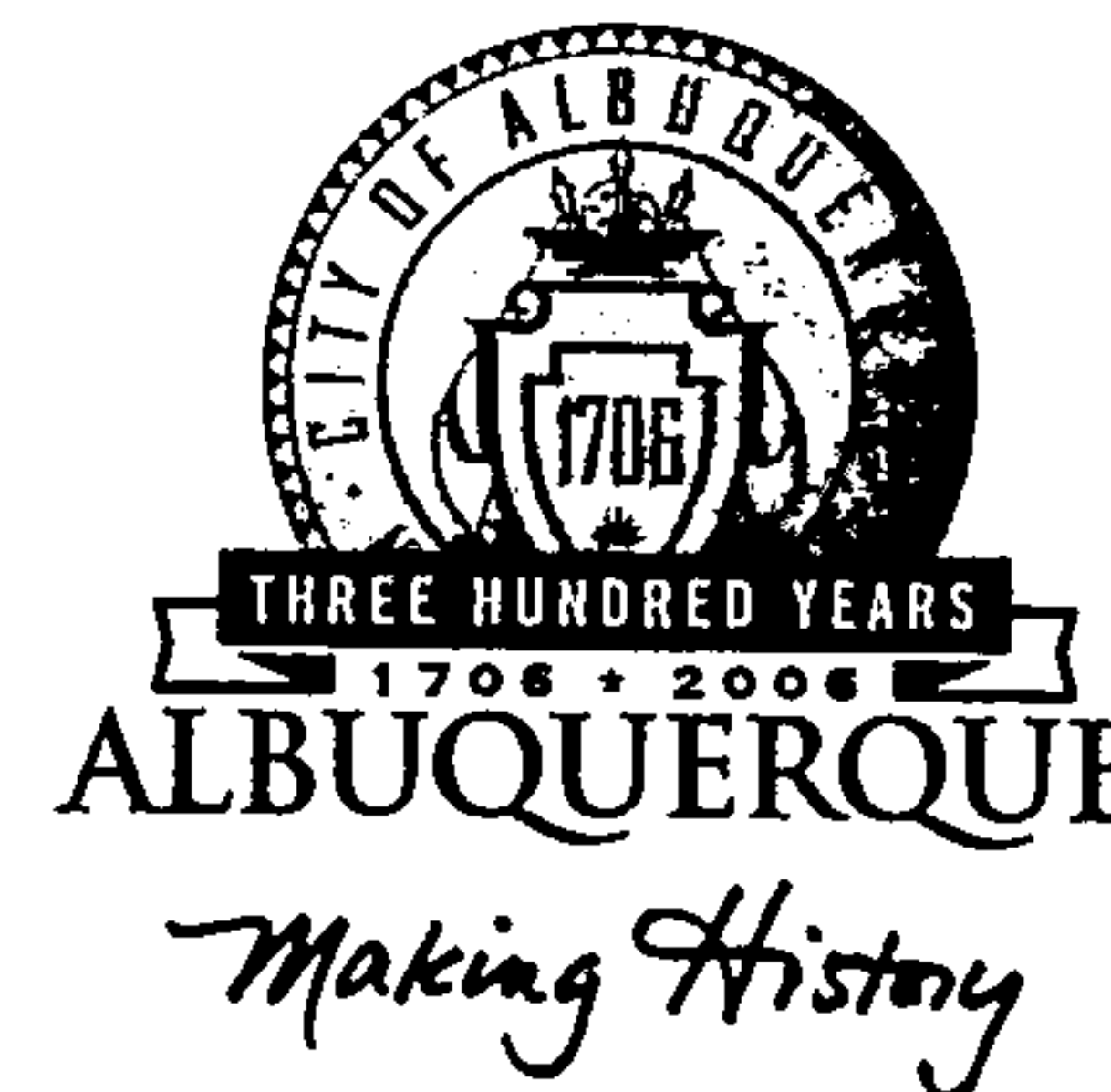


DATE SUBMITTED: 8/18/04 BY: [Signature]

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CITY OF ALBUQUERQUE



September 24, 2004

Mike Walla, PE
Walla Engineering, Ltd
6100 Indian School NE, Ste 210
Albuquerque, NM 87110

Re: North Coors Dental Office Grading and Drainage Plan
Engineer's Stamp dated 8-6-04, (G11/D64)

Dear Mr. Walla,

Based upon the information provided in your submittal dated 8-18-04, the above referenced plan cannot be approved for Building Permit and SO#19 Permit until the following comments are addressed.

- You make no mention of any offsite flows.
- Please include some kind of narrative describing:
 1. where this runoff goes once it enters the street or the alley,
 2. if all the curb and gutter is in place to the inlet,
 3. if all the alley is paved downstream of your portion
 4. which basin you're in with respect to the masterplan and are there any capacity shortfalls that should be addressed.
- The alley should be built by the City Work Order process and should be denoted as such on your plan. Alley gutter will be required.
- How are you keeping your runoff from entering the property to the south?
- It appears that your site is split in half yet you only give one basin in your hydrology calculations. How much is entering the alley and how much to Coors?

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

Sincerely,

Bradley L. Bingham, PE
Principal Engineer, Planning Dept.
Development and Building Services

C: file

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