

CITY OF ALBUQUERQUE



January 19, 2018

Christopher R. Gunning, R.A.
Dekker Perich Sabatini
7601 Jefferson NE, Suite
Albuquerque, NM 87109

Re: Panera Bred/ Coors Pavilion, 4021 Coors Blvd. NW
Request for Certificate of Occupancy
Transportation Development Final Inspection
Engineer's Stamp dated 4-28-17 (G11D069B)
Certification dated 1-4-18

Dear Mr. Gunning,

Based upon the information provided in your submittal received 1-17-18, 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, please contact me at (505)924-3991.

Sincerely,

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

MA/RM via: email
C: CO Clerk, File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(Rev. 12/05)

PROJECT TITLE: Coors Pavilion ZONE MAP/DRG. FILE #: G-11-00069B
DRB#: 10000032 EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Lot 4, Coors Pavilion, being a replat of tract X-1-A2 University of Alb Urban Center
CITY ADDRESS: 4021 Coors Blvd. NW

ENGINEERING FIRM: GND, LLC Consulting Engineers CONTACT: Sheldon Greer, PE
ADDRESS: 11032 Dreamy Way DR, NW PHONE: 505.264.0472
CITY, STATE: Albuquerque, NM ZIP CODE: 87114

OWNER: RETAILSOUTHWEST CONTACT: Josh Skarsgard
ADDRESS: 8220 San Pedro NE, Suite 500 PHONE: 505.262.2323
CITY, STATE: Albuquerque, NM ZIP CODE: 87113

ARCHITECT: D/P/S CONTACT: Mark Baczek
ADDRESS: 7601 Jefferson NE, Suite 100 PHONE: 505.897.3366
CITY, STATE: Albuquerque, NM ZIP CODE: 87114

SURVEYOR: SURV-TEK CONTACT: Russ Hugg
ADDRESS: 9384 Valley View Dr PHONE: 505.761.9700
CITY, STATE: Albuquerque, NM ZIP CODE: 87109

CONTRACTOR: SKARSGARD CONSTRUCTION CONTACT: Jason Skarsgard
ADDRESS: 8220 San Pedro NE, Suite 500 PHONE: 505.803.3757
CITY, STATE: Albuquerque, NM ZIP CODE: 87113

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☒ TRAFFIC CIRCULATION LAYOUT
☐ ENGINEER/ARCHITECT CERT (TCL)
☐ ENGINEER/ARCHITECT CERT (DRB S.P.)
☐ ENGINEER/ARCHITECT CERT (AA)
☐ 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) **Building shell**
☐ 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

SUBMITTED BY: Jim Garton DATE: 1/4/2018

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 define 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.

DEKKER
PERICH
SABATINI

RE: **TRAFFIC CERTIFICATION**
4021 Coors Blvd. NW
Albuquerque, New Mexico
BP-2017-09009


I, Chris Gunning NMRA, Architect of Record for the project, hereby certify my associate Jim Garton, of the firm Dekker/Perich/Sabatini, personally visited the project site on 1/4/2018 and determined by visual inspection that the project has been constructed in substantial compliance with and in accordance with the design intent of the approved plan dated 4/28/2017, to the best of my knowledge and belief.

No exceptions to the original plan are necessary.

This certification is submitted in support of a request for Certificate of Occupancy.

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.

Dekker/Perich/Sabatini Ltd.



Signature of Architect

1/4/18
Date

