

Albany Repr

DEVELOPMENT & BUILDING SERVICE CENTER
ONE STOP SHOP
600 SECOND ST. N.W.

ATTENTION: _____
505-924-3900

Records Withdrawal Form

Project No. 615/0062 Date: 9/5/06

Project Title: TLC Plumbing Co.

- a. ☒ File b. Mylars c. Redlines/Comments
d. Other _____

Requested by: Tim Trujillo PB Phone No.: 881-5357
Name and Company

Comments: copy w/ split delivery

Anticipated Return Date: 9/6/06

I hereby accept full responsibility for the security of the above noted records/plans until return receipt acknowledgement is completed. Records/plans will be returned to the Development and Building Services Center on or before the indicated anticipated return date.

Delivery Picked Up By:

Name: _____ Organization: Albuquerque Repr.
Print

Signed: _____ Date: _____

Office Use Only

Return Acknowledged:

Received By: _____ Date: _____
Print

Fax



To: Charlene Brown

From: Arlene V. Portillo 505-924-3982

Fax # 505-924-3864

Fax: 797-3363

Pages Sent: (including this page) 3

Phone:

Date: October 6, 2005

Time: 9:20 a.m.

☐ **Urgent**

☐ **For Review**

☐ **Please Comment**

☐ **Please Reply**

☐ **Please Recycle**

Comments:

The following are requirements for Traffic Certification for Certificate of Occupancy (CO) for "TCL Plumbing Co.", (G-15/D62). Thanks.

1. A copy (24x36) of the Approved TCL Plan.
2. A "Traffic Certification" (see attached **SAMPLE** of format/language, as required by DPM) The Certification must be on Company Letterhead, and it must be an original; not a copy.
3. A "Drainage & Transportation Information Sheet" filled out. (see attached).

*** TX REPORT ***

TRANSMISSION OK

TX/RX NO 4175
CONNECTION TEL 97973363
SUBADDRESS
CONNECTION ID
ST. TIME 10/06 09:34
USAGE T 01'16
PGS. 3
RESULT OK

Fax

To: Charlene Brown

From:  Arlene V. Portillo 505-924-3982

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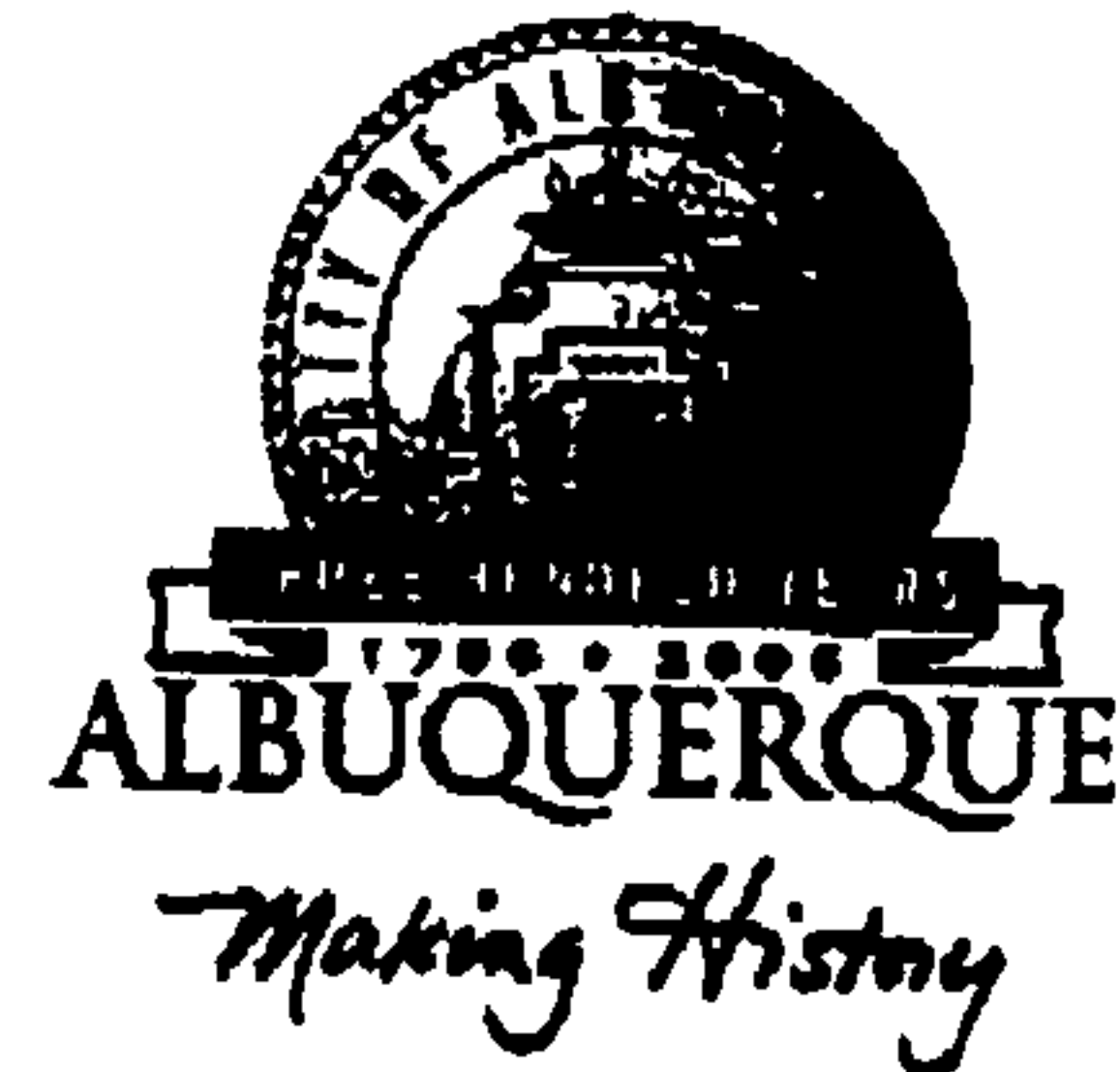
☐ Please Recycle

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The following are requirements for Traffic Certification for Certificate of Occupancy (CO) for "TCL Plumbing Co.", (G-15/D62). Thanks.

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2. A "Traffic Certification" (see attached SAMPLE of format/language, as required by DPM) The Certification must be on Company Letterhead, and it must be an original, not a copy.

CITY OF ALBUQUERQUE



November 30, 2004

Amy Niese, P.E.
Mark Goodwin & Associates, PA
P.O. Box 90606
Albuquerque, NM 87199

Re: **TLC Plumbing Office, Grading and Drainage Plan**
Engineer's Stamp dated 10-08-04 (G15-D62)

Dear Ms. Niese,

Based upon the information provided in your submittal received 10-08-04, the above referenced plan is approved for Building Permit. ~~However, an SO#19 Permit will not be issued for this site. A separate work order is required for all proposed work (storm drain, curb and gutter) located within the public right of way.~~ 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.

This project requires a National Pollutant Discharge Elimination System (NPDES) permit. If you have any questions regarding this permit please feel free to call the DMD Storm Drainage Design section at 768-3654 (Charles Caruso).

If you have any questions, you can contact me at 924-3981.

Sincerely,

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

C: Charles Caruso, DMD Storm Drainage Design
File

Since the above referenced work order has been deferred; the proposed work outside the ROW will be built under an SO#19 Permit.
Therefore, this project is approved for SO#19 Permit.

Albuquerque - Making History 1706-2006

1/21/05

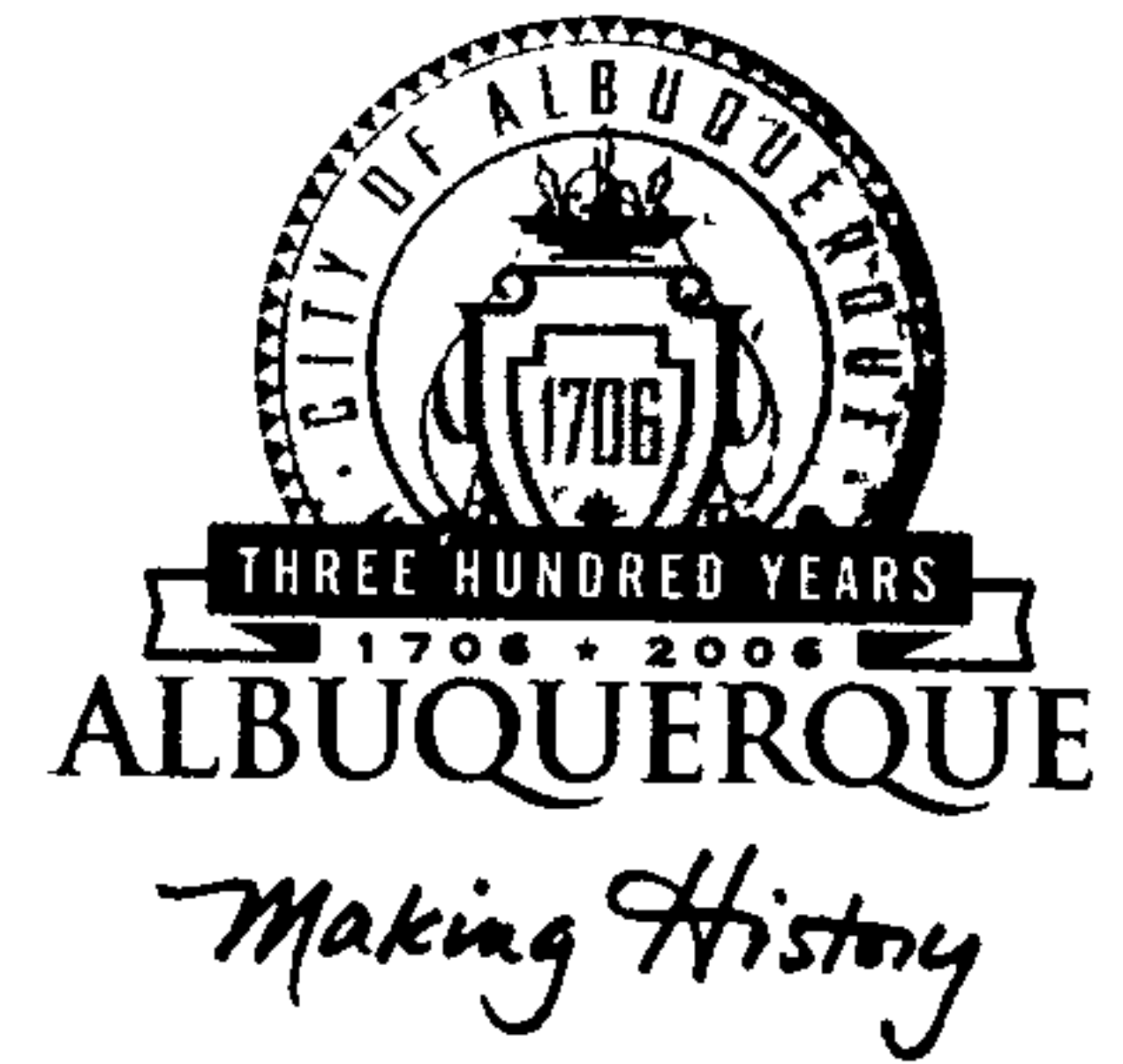
P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

CITY OF ALBUQUERQUE



February 14, 2005

Charlene Brown, R.A.
Brown & Wootton
9013 Camino del Sol NE
Albuquerque, NM 87111

**Re: TLC Plumbing Office, 5030 Edith Blvd NE, Traffic Circulation Layout
Architect's Stamp undated (G15-D62)**

Dear Ms. Brown,

Based upon the information provided in your submittal received 2-07-05, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

1. The handicapped spaces must include an 8-foot wide van access aisle; all other aisles should be 5 feet in width.
2. The architect's stamp should be dated, as well as stamped and signed, to help us track approved design sheets.
3. Define the width of all proposed sidewalk.
4. Call out the width of all proposed keyways. Please note that a five-foot paved keyway is required for deadend parking aisles.
5. Please note that the 2-foot overhang is not allowed to encroach on the 6 foot required width of sidewalk. Also, all standard parking spaces have a minimum length of 18 feet. Therefore, the sidewalk can be 8 feet wide with a 2-foot overhang, or the parking spaces must be 20 feet in length with bumpers.

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

Sincerely,

Wilfred A. Gallegos, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services

C: file

G-15/D62

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

PROJECT TITLE: TLC Plumbing Office ^{metal buildings} ZONE MAP: G-15
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Tracts numbered one(1), two(2), and Three(3) of the Lands of
5030 E. Lafarge, situate within projected Section 9, T10N, R3E
CITY ADDRESS: 5030 Edith Blvd. NE N.M.P.M. Town
of ABO Grant
Bernalillo County

ENGINEERING FIRM: Goodwin & Associates CONTACT: Amy Niese
ADDRESS: P.O. Box 70600 PHONE: 797-3383
CITY, STATE: ABO NM ZIP CODE: 87199

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

ARCHITECT: Charlene Brown + Wooten CONTACT: Charlene
ADDRESS: 9013 Camino del Sol NE PHONE: 797-3383
CITY, STATE: ABO NM ZIP CODE: 87111

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

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

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'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ OTHER

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)

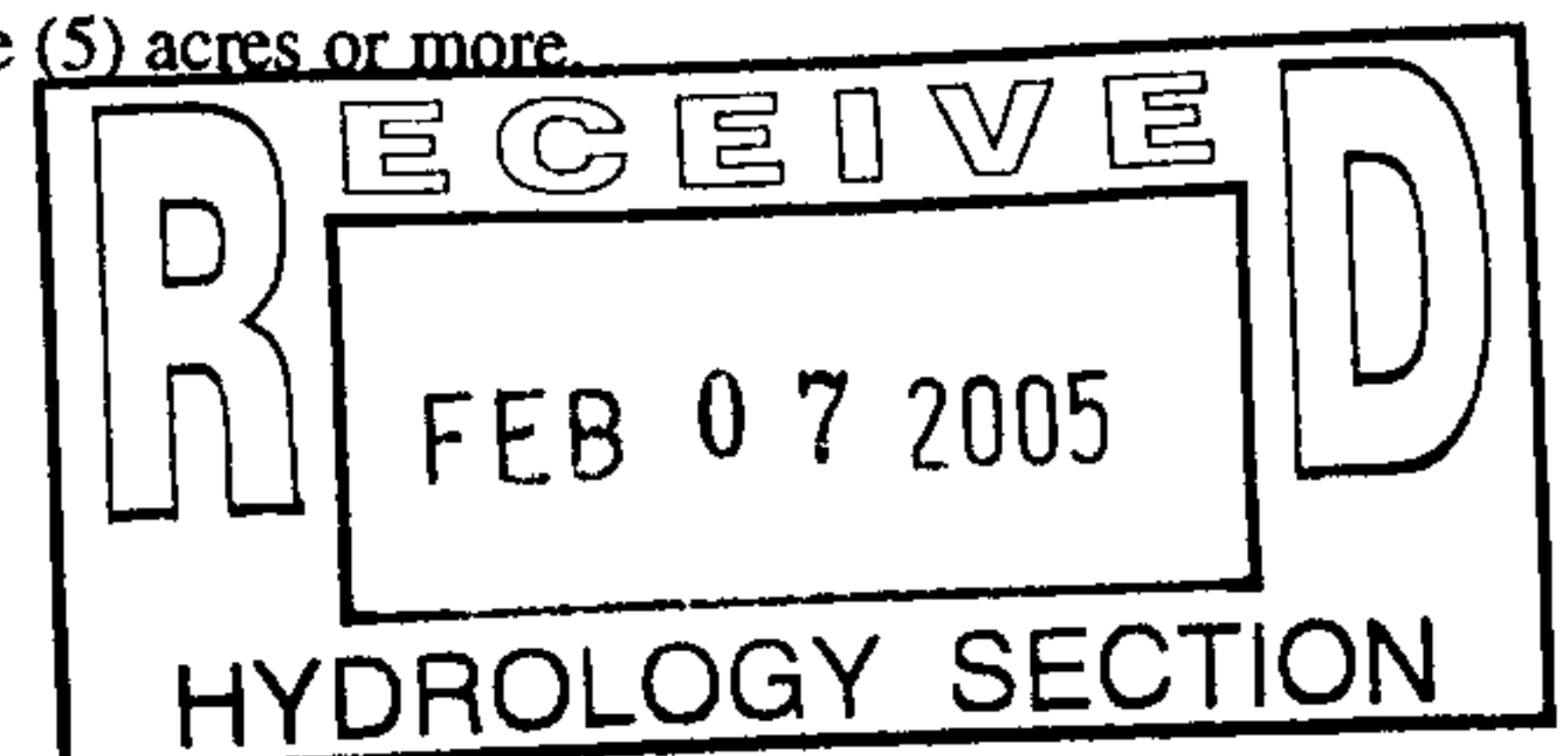
WAS A PRE-DESIGN CONFERENCE ATTENDED:
☐ YES
☒ NO
☐ COPY PROVIDED

<Resubmittal>

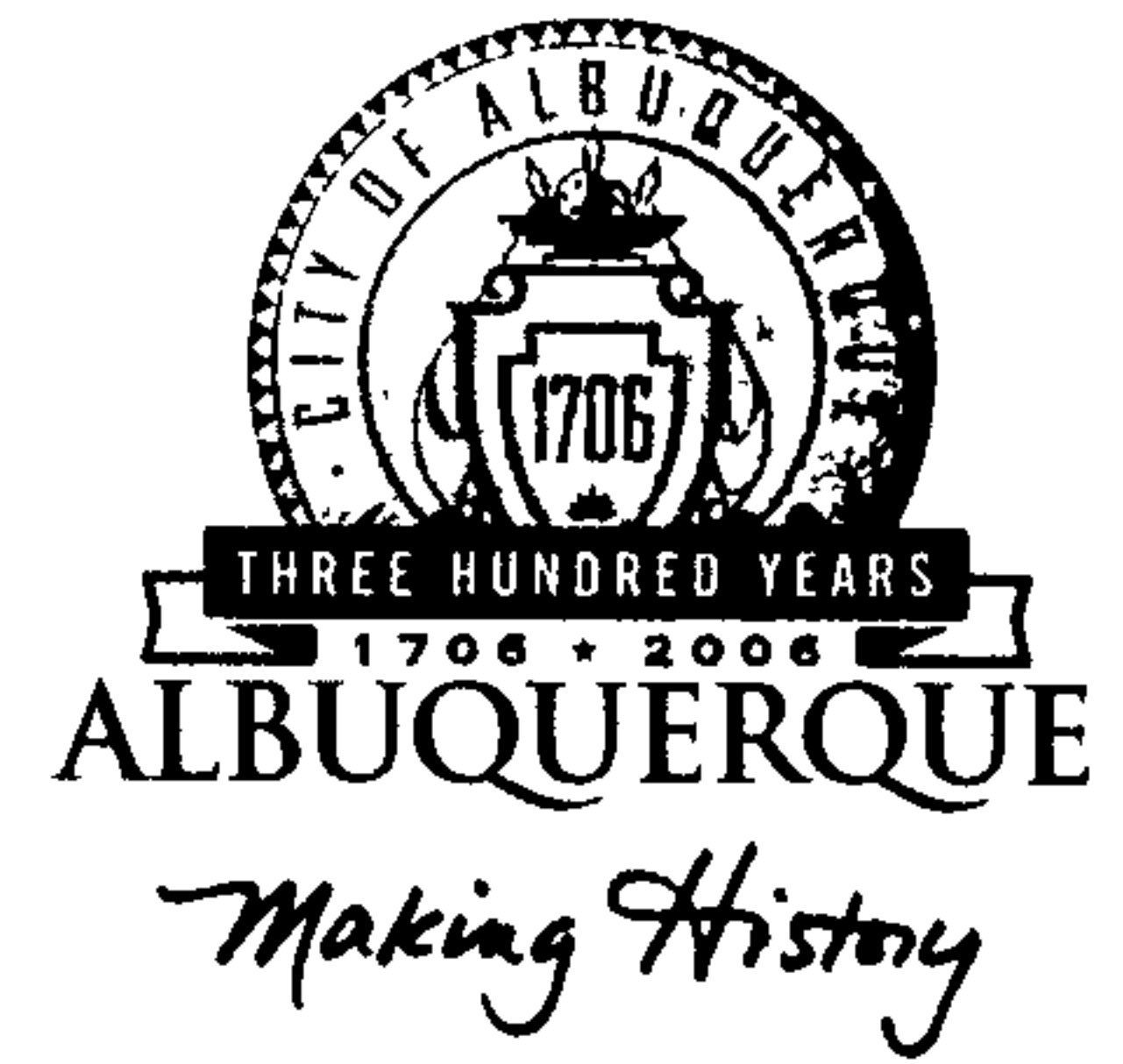
DATE SUBMITTED: 02-07-05 BY: Charlene Brown

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**

October 12, 2005

Charlene Brown, RA
BROWN + WOOTTON
9013 Camino del Sol NE
Albuquerque, NM 87111

Re: Certification Submittal for Final Building Certificate of Occupancy for
TLC PLUMBING OFFICE, [G-15/D52]
5000 Edith Blvd. NE
Engineer's Stamp Dated 10/10/2005

P.O. Box 1293 Dear Ms. Brown:

The TCL / Letter of Certification submitted on October 12, 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.

Sincerely,

New Mexico 87103

Nilo E. Salgado-Fernandez, P.E.
Senior Traffic Engineer

www.cabq.gov Development and Building Services
Planning Department

c: Engineer
Hydrology file
CO Clerk

DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(Rev. 06/22/2005)

PROJECT TITLE: TLC Plumbing Repair ZONE MAP/DRG. FILE # G-15/D02
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: _____
CITY ADDRESS: 5000 Edith Blvd NE

ENGINEERING FIRM: MGA CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

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

ARCHITECT: Charles Brown & Wooten CONTACT: Charles Brown
ADDRESS: 9013 Cammie Del Sol NE PHONE: 799-3383
CITY, STATE: Albany GA ZIP CODE: 31707

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

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

TYPE OF SUBMITTAL:

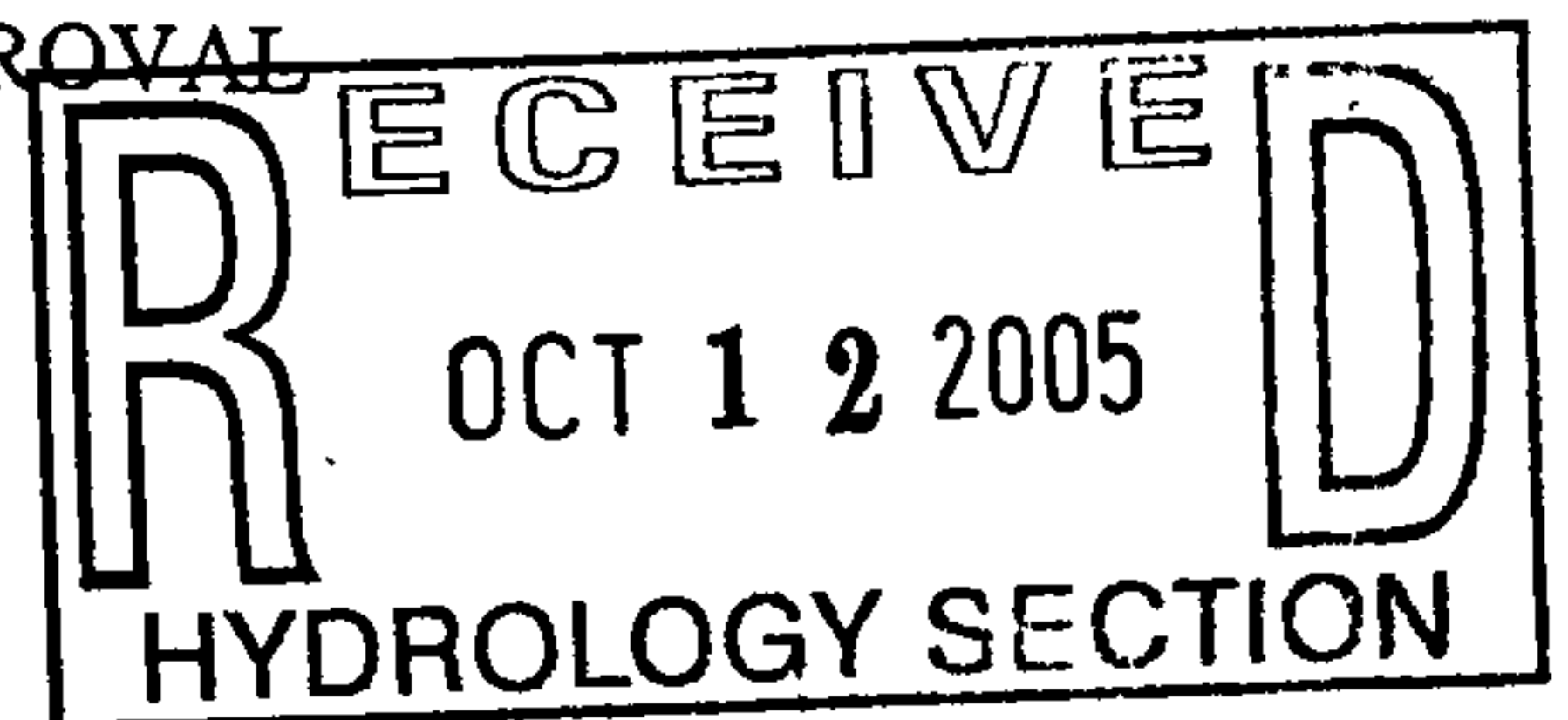
- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☒ TRAFFIC CIRCULATION LAYOUT
☒ ENGINEER'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ OTHER

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



SUBMITTED BY: [Signature] DATE: 10-12-05

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:

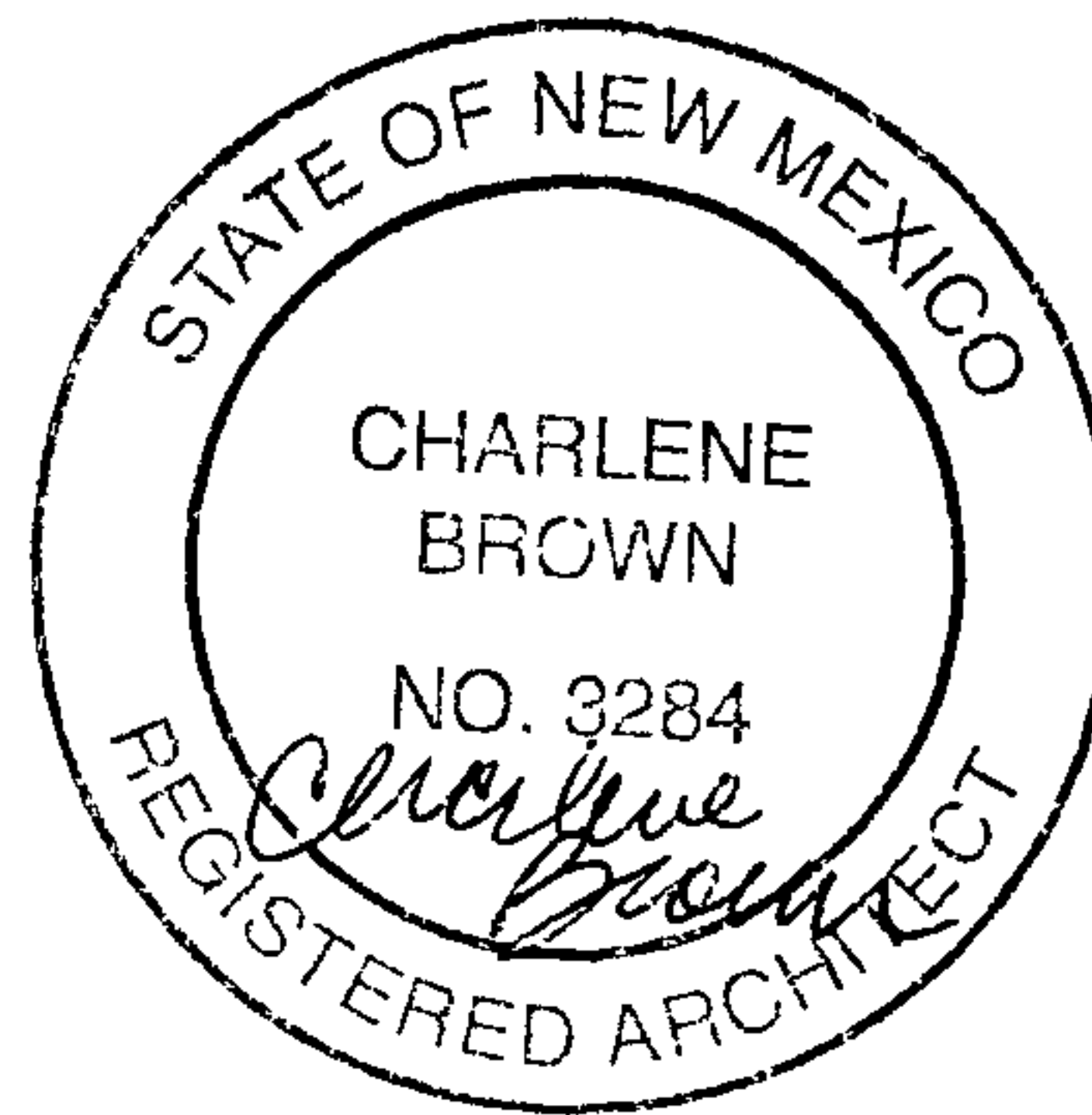
1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

I, Charlene Brown, NMRA, of the Firm Brown + Wootton, hereby certify that this project is in substantial compliance with and in accordance with the design intent of the approved plan dated March 5, 2005. I further certify that I have personally visited the project site on October 10, 2005 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 Certificate of Occupancy.

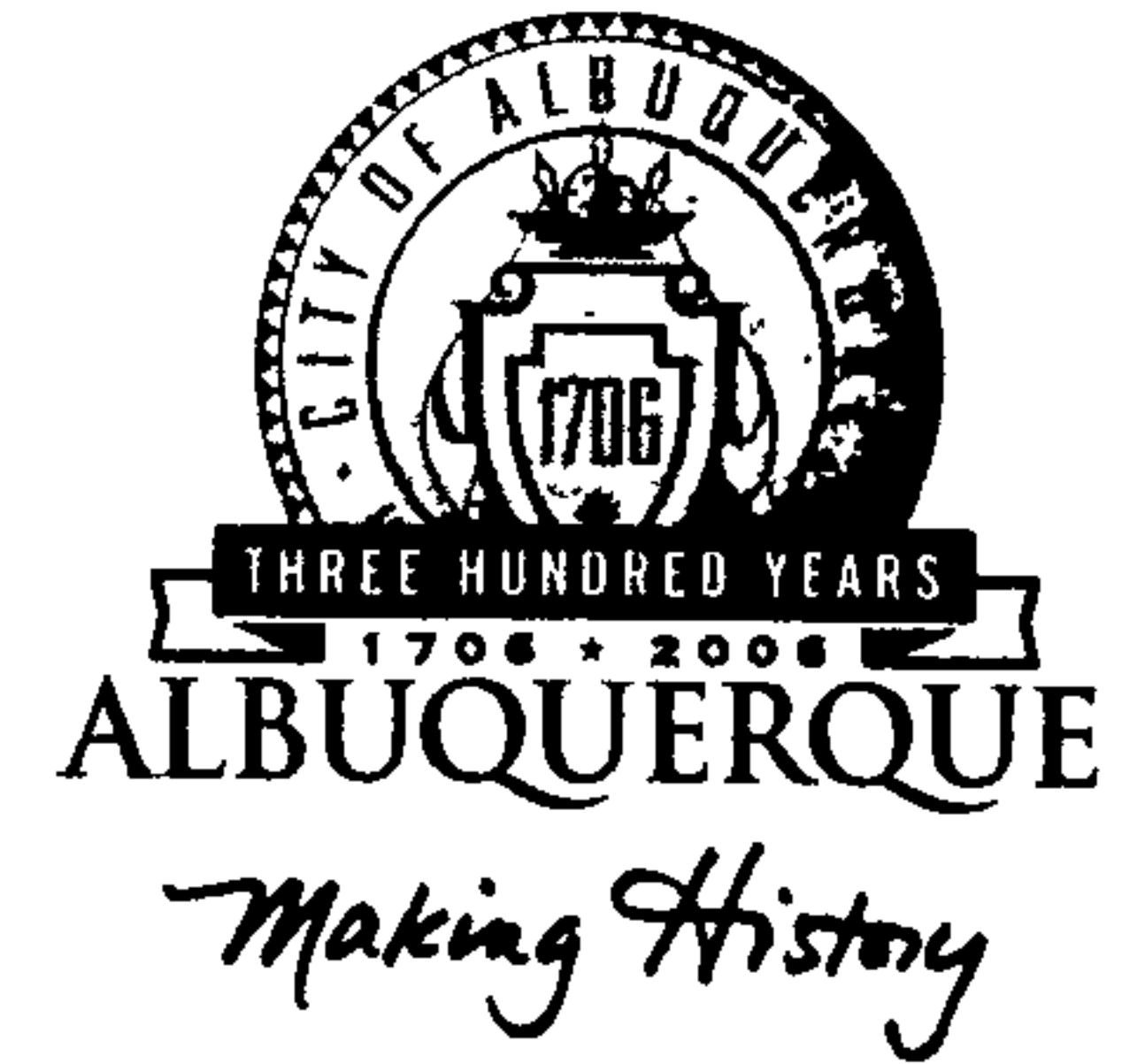
The record information presented herein is not necessarily complete and intended only to verify substantial compliance of the traffic aspects of this project. Those relying on record document are advised to obtain independent verification of its accuracy before using it for any other purpose.


Charlene B. Brown

October 10, 2005



CITY OF ALBUQUERQUE



November 30, 2004

Amy Niese, P.E.
Mark Goodwin & Associates, PA
P.O. Box 90606
Albuquerque, NM 87199

**Re: TLC Plumbing Office, Grading and Drainage Plan
Engineer's Stamp dated 10-08-04 (G15-D62)**

Dear Ms. Niese,

Based upon the information provided in your submittal received 10-08-04, the above referenced plan is approved for Building Permit. ~~However, an SO#19 Permit will not be issued for this site. A separate work order is required for all proposed work (storm drain, curb and gutter) located within the public right of way.~~ 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.

P.O. Box 1293

Albuquerque

New Mexico 87103

This project requires a National Pollutant Discharge Elimination System (NPDES) permit. If you have any questions regarding this permit please feel free to call the DMD Storm Drainage Design section at 768-3654 (Charles Caruso).

If you have any questions, you can contact me at 924-3981.

www.cabq.gov

Sincerely,

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

C: Charles Caruso, DMD Storm Drainage Design
File


G-15/D062

CHECK TYPE OF SUBMITTAL:

CHECK TYPE OF APPROVAL SOUGHT:

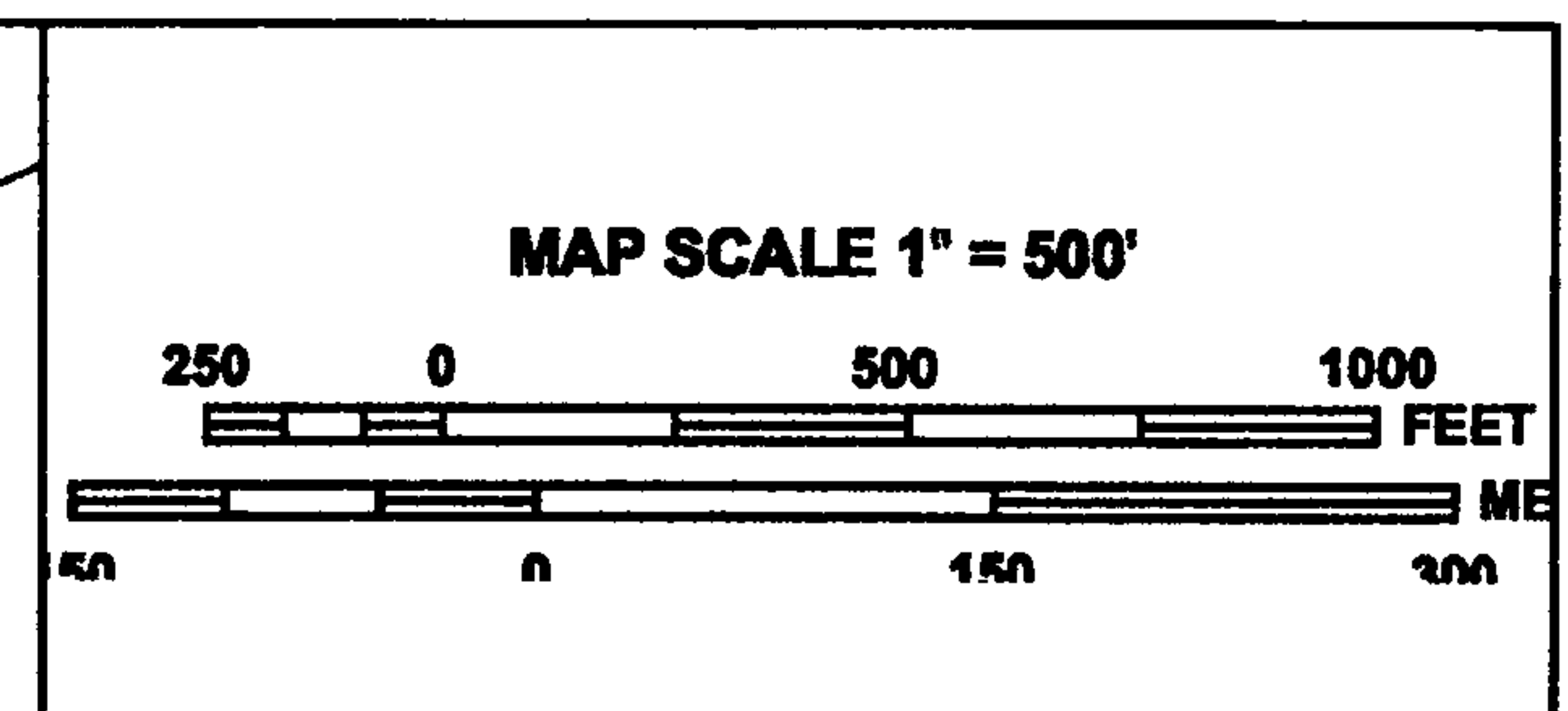
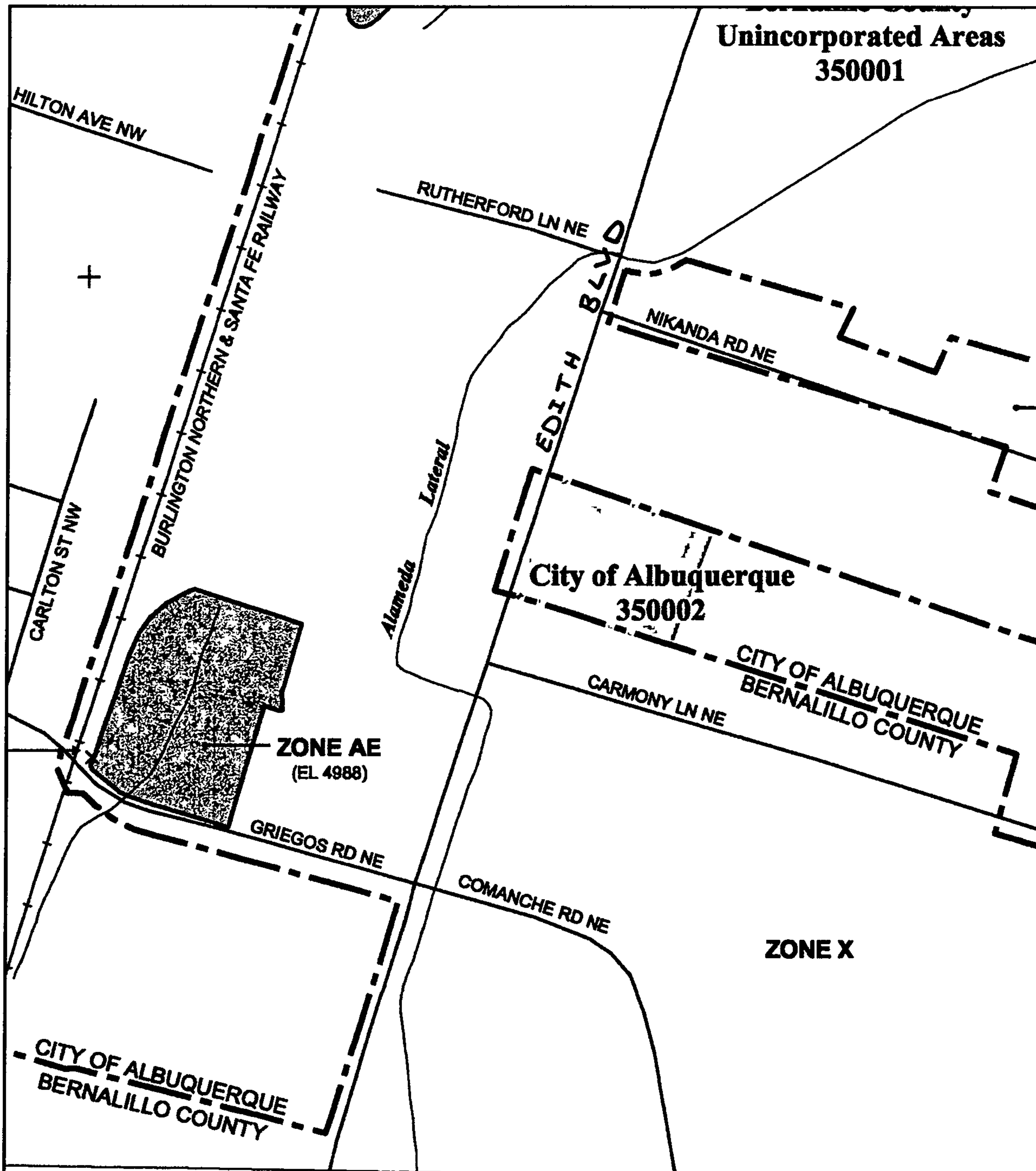
☐ SIA / FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D. APPROVAL
☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TEMP)
☒ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ OTHER (specify) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED?

DATE SUBMITTED: 10/8/04 BY: 
Amy L. D. Niese, PE

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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NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0119E

FIRM

FLOOD INSURANCE RATE MAP

**BERNALILLO COUNTY,
NEW MEXICO
AND INCORPORATED AREAS**

PANEL 119 OF 825

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
ALBUQUERQUE, CITY OF	350002	0119	E
BERNALILLO COUNTY	350001	0119	E
LOS RANCHOS DE ALBUQUERQUE VILLAGE OF	360123	0119	E

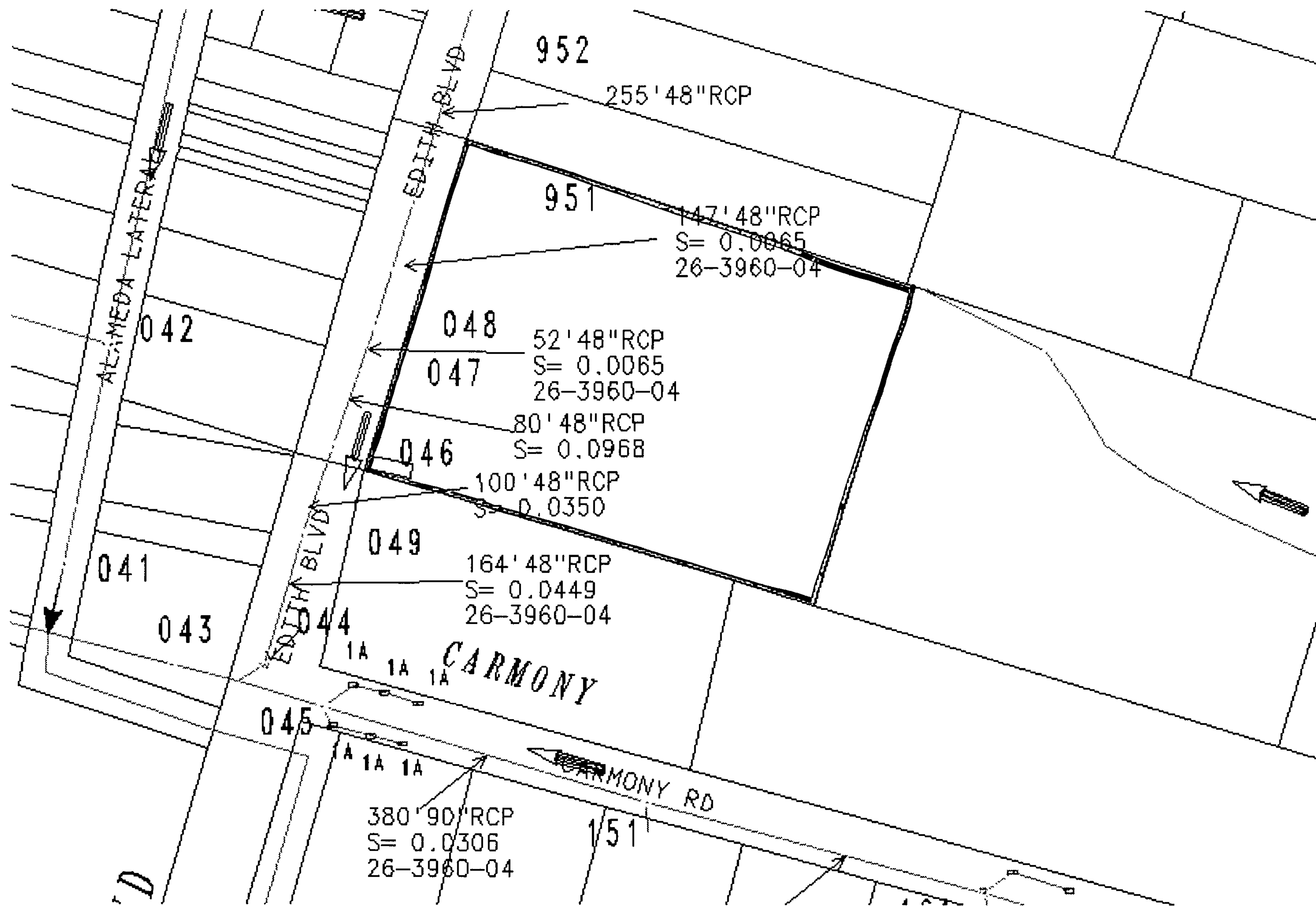
Notice to User: The Map Number shown below should be used when placing map orders; the Community Number shown above should be used on insurance applications for the subject community.



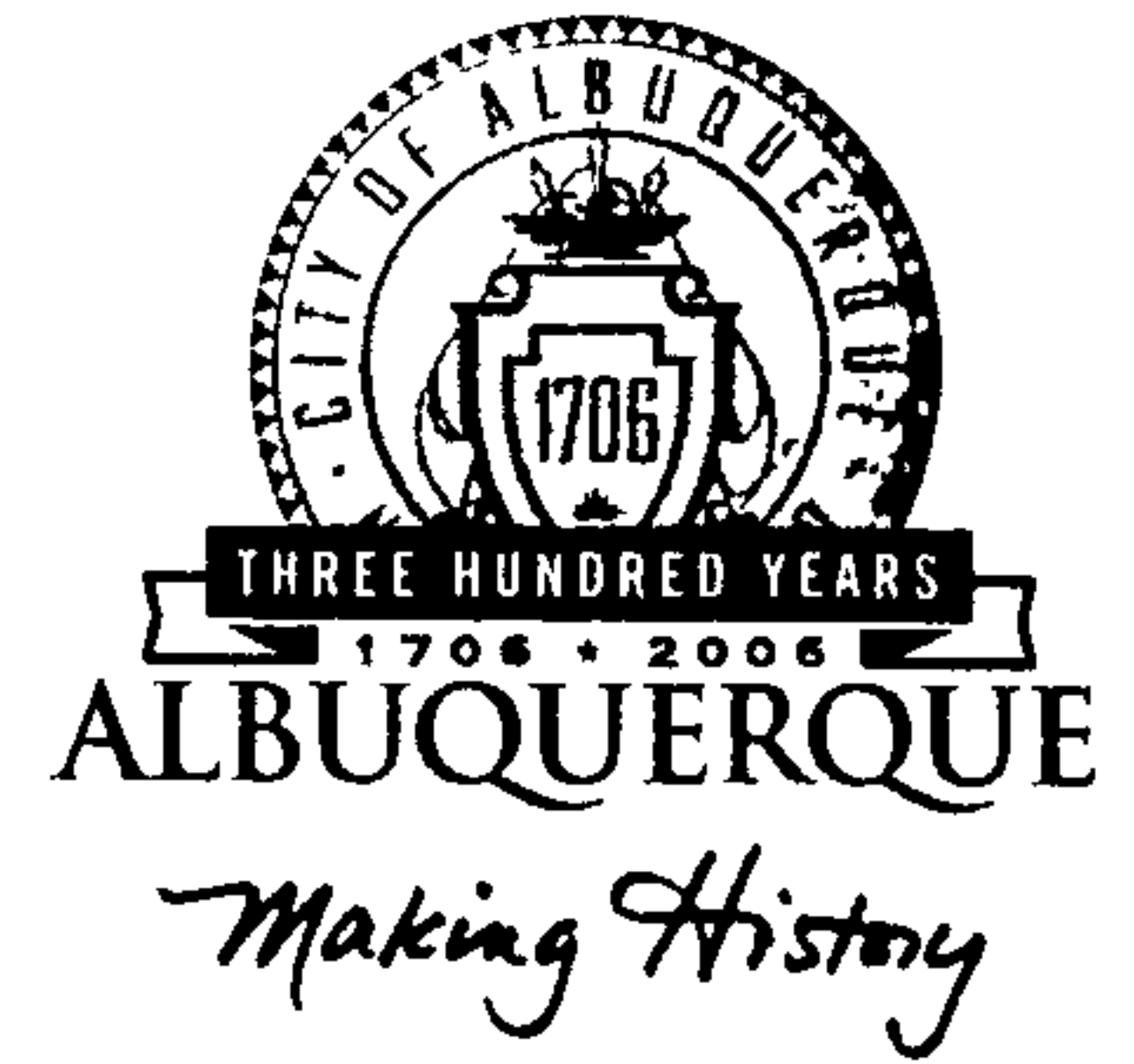
MAP NUMBER
35001C0119E
MAP REVISED
NOVEMBER 19, 2003

Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at www.msc.fema.gov



CITY OF ALBUQUERQUE



October 14, 2005

John MacKenzie, P.E.
MARK GOODWIN & ASSOCIATES
P.O. Box 90606
Albuquerque, NM 87199

Re: TLC PLUMBING OFFICE
5000 Edith Blvd. NE
Approval of Permanent Certificate of Occupancy (C.O.)
Engineer's Stamp dated 10/08/2004 (G-15/D62)
Certification dated 10/14/2005

Dear John:

P.O. Box 1293

Based upon the information provided in your submittal received 10/14/2005, 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.

Sincerely,

Arlene V. Portillo

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

New Mexico 87103

www.cabq.gov

C: Phyllis Villanueva
File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: TLC Plumbing Office

DRB #: None

EPC#: _____

ZONE MAP/DRG. FILE #: G15/D62
WORK ORDER#: _____

LEGAL DESCRIPTION: Tracts 1, 2, 3, Lands of LaFarge

CITY ADDRESS: 5000 Edith Rd NE

ENGINEERING FIRM: Mark Goodwin & Associates, PA

ADDRESS: PO Box 90606

CITY, STATE: Albuquerque, NM

CONTACT: John MacKenzie

PHONE: 828-2200

ZIP CODE: 87199

OWNER: TLC Plumbing

ADDRESS: 511 Comanche NE

CITY, STATE: Albuquerque, NM

CONTACT: Dale Armstrong

PHONE: 761-9696

ZIP CODE: 87107

ARCHITECT: _____

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

ZIP CODE: _____

SURVEYOR: _____

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

ZIP CODE: _____

CONTRACTOR: _____

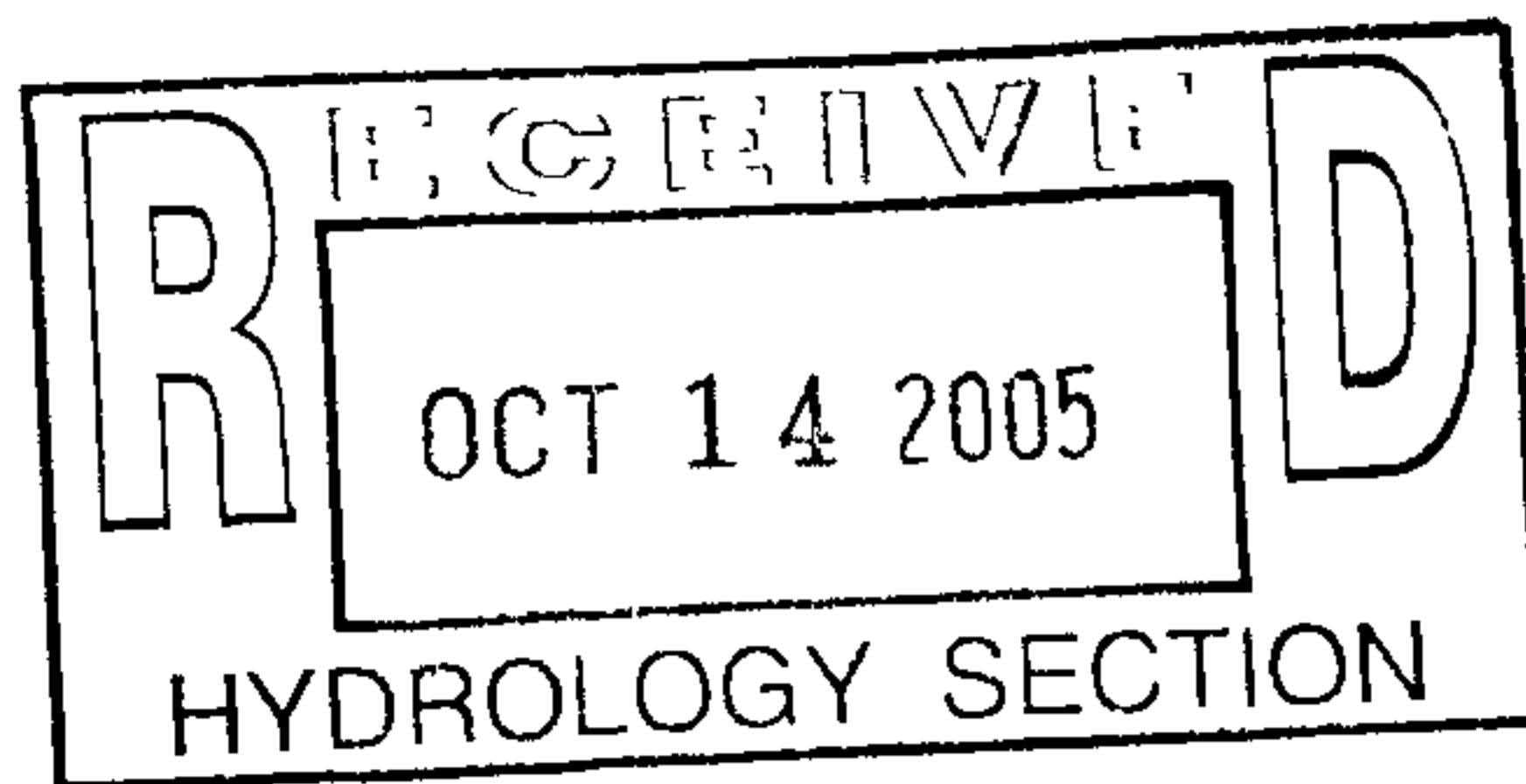
ADDRESS: _____

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

10/14/05 SO-19 approved by
Ed Edwell

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
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- ☐ 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

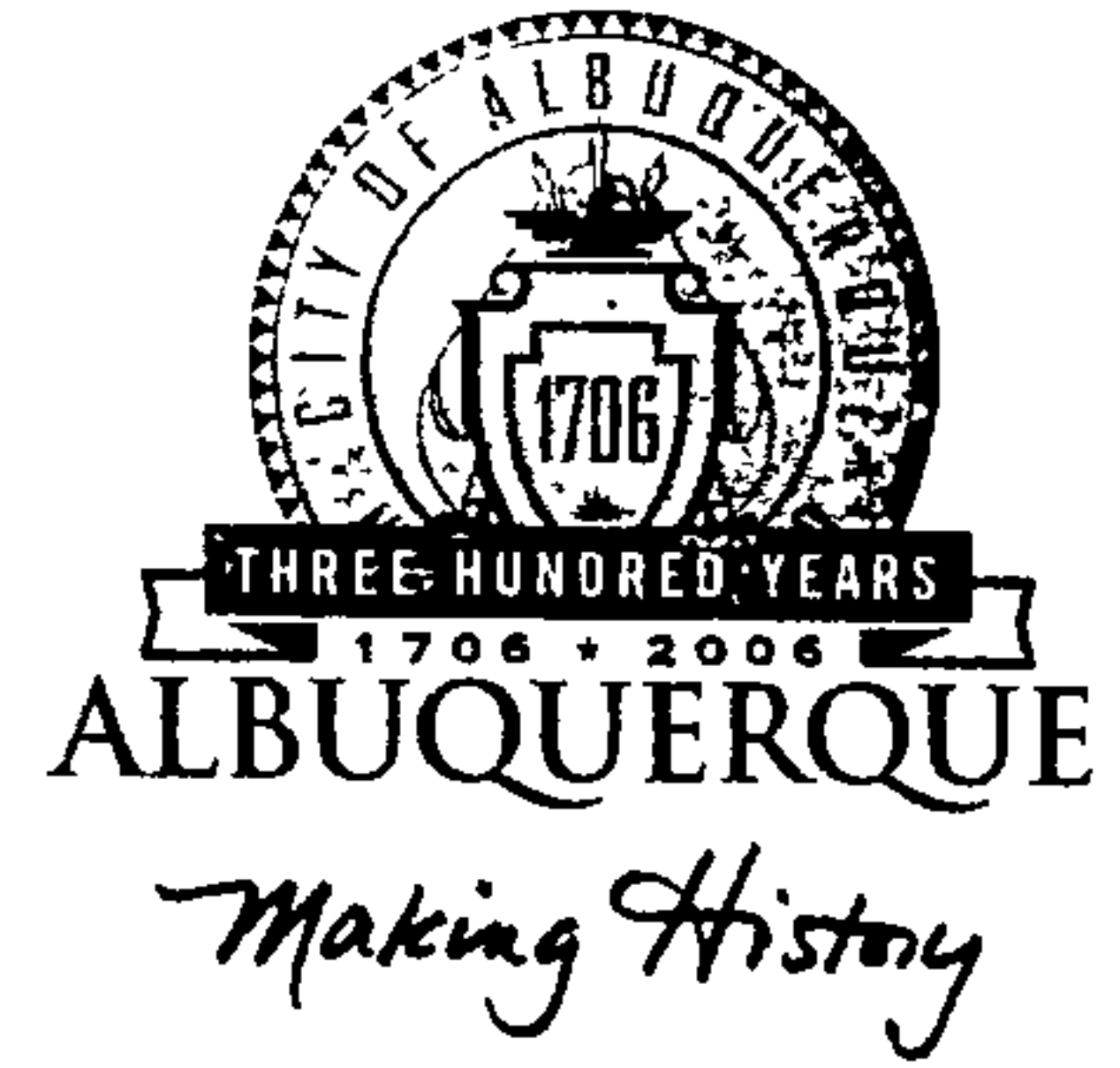
DATE SUBMITTED: 10-14-05

BY: John M. MacKenzie

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



October 14, 2005

John MacKenzie, P.E.
MARK GOODWIN & ASSOCIATES
P.O. Box 90606
Albuquerque, NM 87199

Re: TLC PLUMBING OFFICE
5000 Edith Blvd. NE
Approval of Permanent Certificate of Occupancy (C.O.)
Engineer's Stamp dated 10/08/2004 (G-15/D62)
Certification dated 10/14/2005

Dear John:

P.O. Box 1293

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Albuquerque

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

New Mexico 87103

Sincerely,

Arlene V. Portillo

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: TLC Plumbing Office
DRB #: None EPC#: _____

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WORK ORDER#: _____

LEGAL DESCRIPTION: Tracts 1, 2, 3, Lands of LaFarge
CITY ADDRESS: 5000 Edith Bl NE

ENGINEERING FIRM: Mark Goodwin & Associates, PA
ADDRESS: PO Box 90606
CITY, STATE: Albuquerque, NM

CONTACT: John MacKenzie
PHONE: 828-2200
ZIP CODE: 87199

OWNER: TLC Plumbing
ADDRESS: 511 Comanche NE
CITY, STATE: Albuquerque, NM

CONTACT: Dale Armstrong
PHONE: 761-9696
ZIP CODE: 87107

ARCHITECT: _____
ADDRESS: _____
CITY, STATE: _____

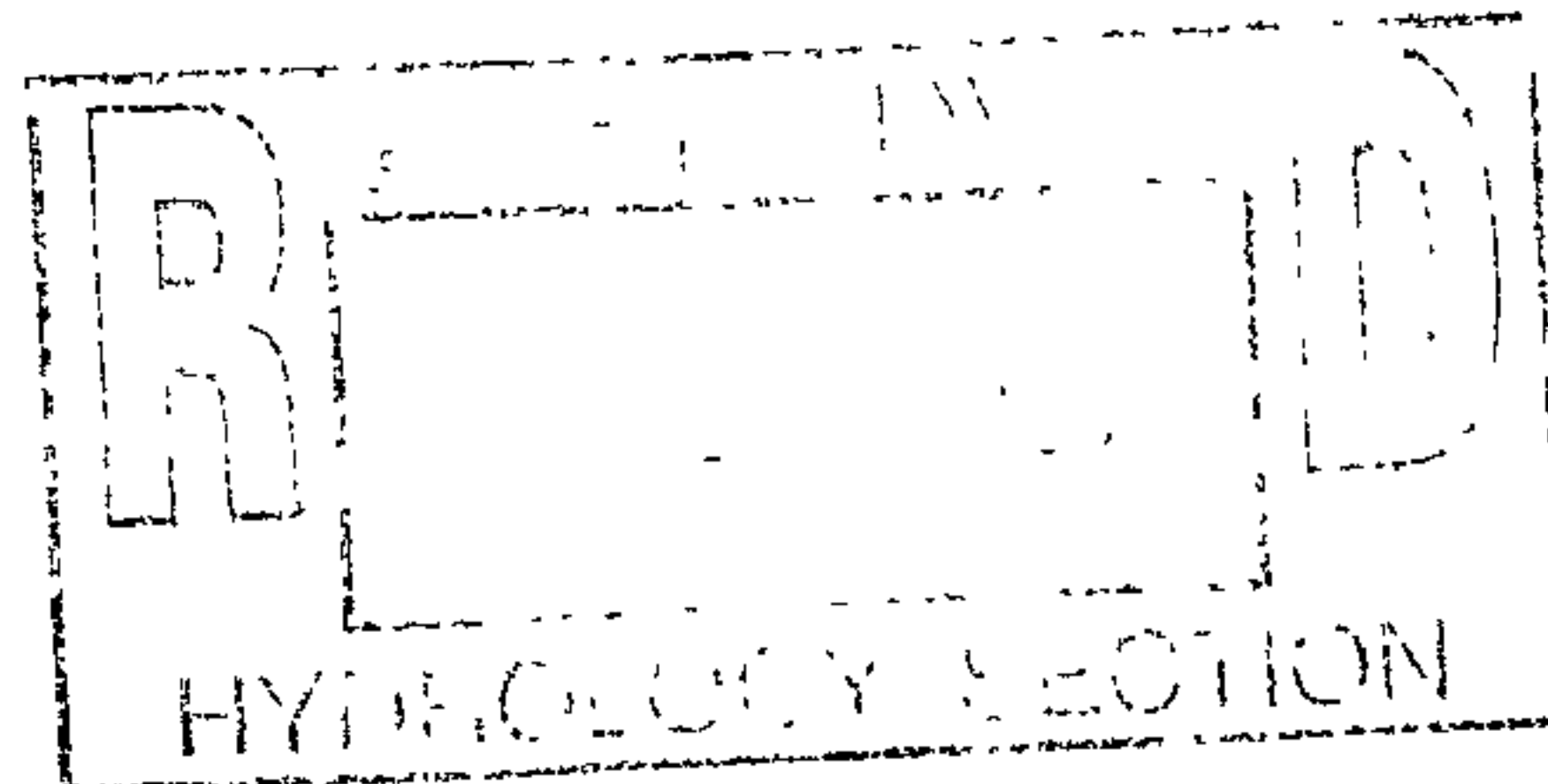
CONTACT: _____
PHONE: _____
ZIP CODE: _____

SURVEYOR: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

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
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- ☐ 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

10/14/05 SO-19 approved by
Ed Elwell

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

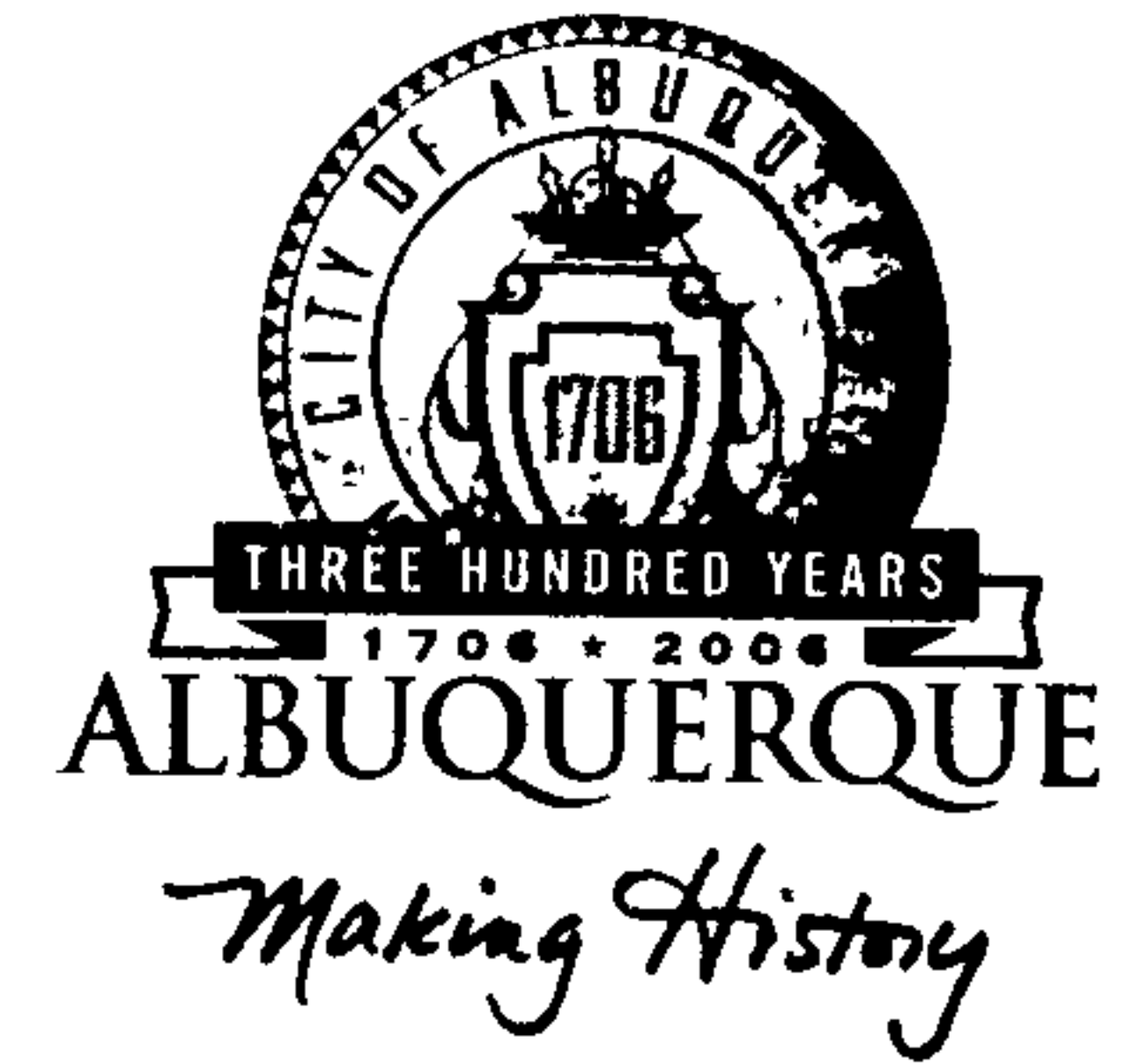
DATE SUBMITTED: 10-14-05

BY: John M. MacKenzie

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



December 7, 2004

Amy Niese, P.E.
Mark Goodwin & Associates, PA
P.O. Box 90606
Albuquerque, NM 87199

Re: TLC Plumbing Office, Traffic Circulation Layout (G15-D62)

Dear Ms. Niese,

Based upon the information provided in your submittal received 10-08-04, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

~~1.~~ The handicapped spaces must be a minimum of 8.5 feet in width with an 8-foot wide van access aisle.

~~2.~~ Please include two copies of the traffic circulation layout at the next submittal.

3. The traffic circulation layout must be stamped, signed, and dated by an engineer or architect licensed in the state of New Mexico.

~~4.~~ List the number of parking spaces required by the zoning code as well as the proposed number of parking spaces.

~~5.~~ Please list the length for all parking spaces.

~~6.~~ Define width of the existing sidewalk.

~~7.~~ For passenger vehicles, the minimum end island radius is 15 feet.

8. A five-foot paved keyway is required for deadend parking aisles. *Call out keyway*
~~9.~~ If the site has left turn access, the drivepad has a 36-foot minimum width. If not, the drivepad has a 30-foot minimum width.

60' can't overlap w/ 2ft overhang
If you have any questions, you can contact me at 924-3991.

5' aisle R- HC

Sincerely,

Wilfred A. Gallegos, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services

C: file

~~2 copies~~

~~Stamp, sign, date~~

~~15' min radius~~

Aisle / entrance width

~~How long of parking~~

~~width of side walk~~

Edith - minor arterial

✓ 2 drives per 200' frontage
✓ 20' or more from property line
✓ checks criteria for drives for frontage

Need 8' aisle for HC spaces

5' key way
paved

~~Paving~~ calms

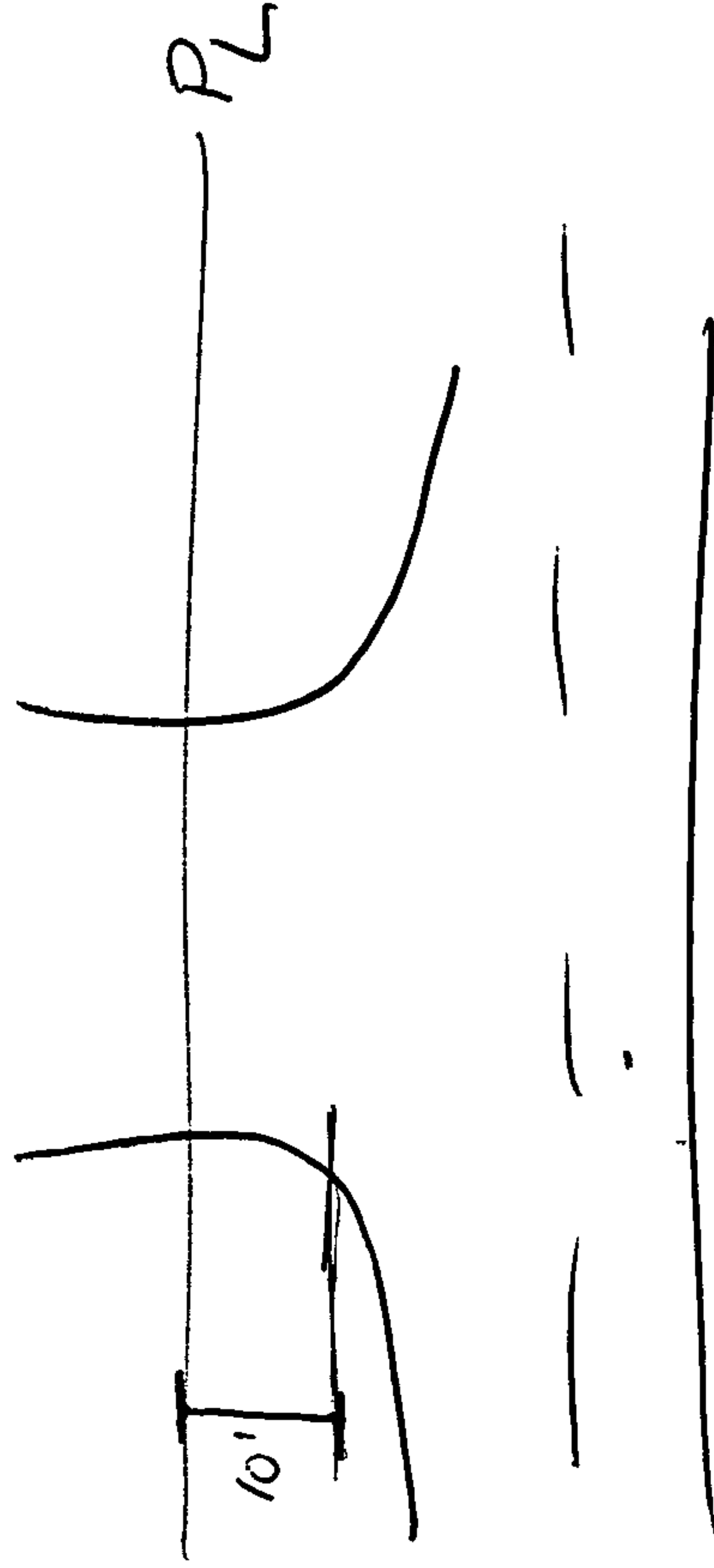
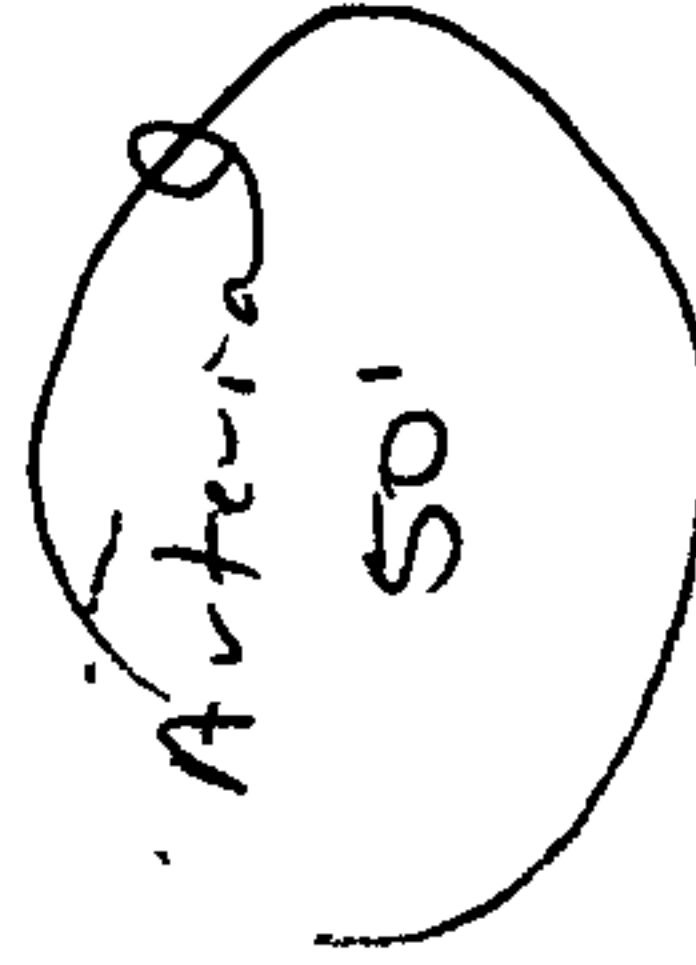
Arterials - curb returns encouraged

~~2-way drives have 30' min for rt turn only~~
~~36' min for lt + rt turns~~

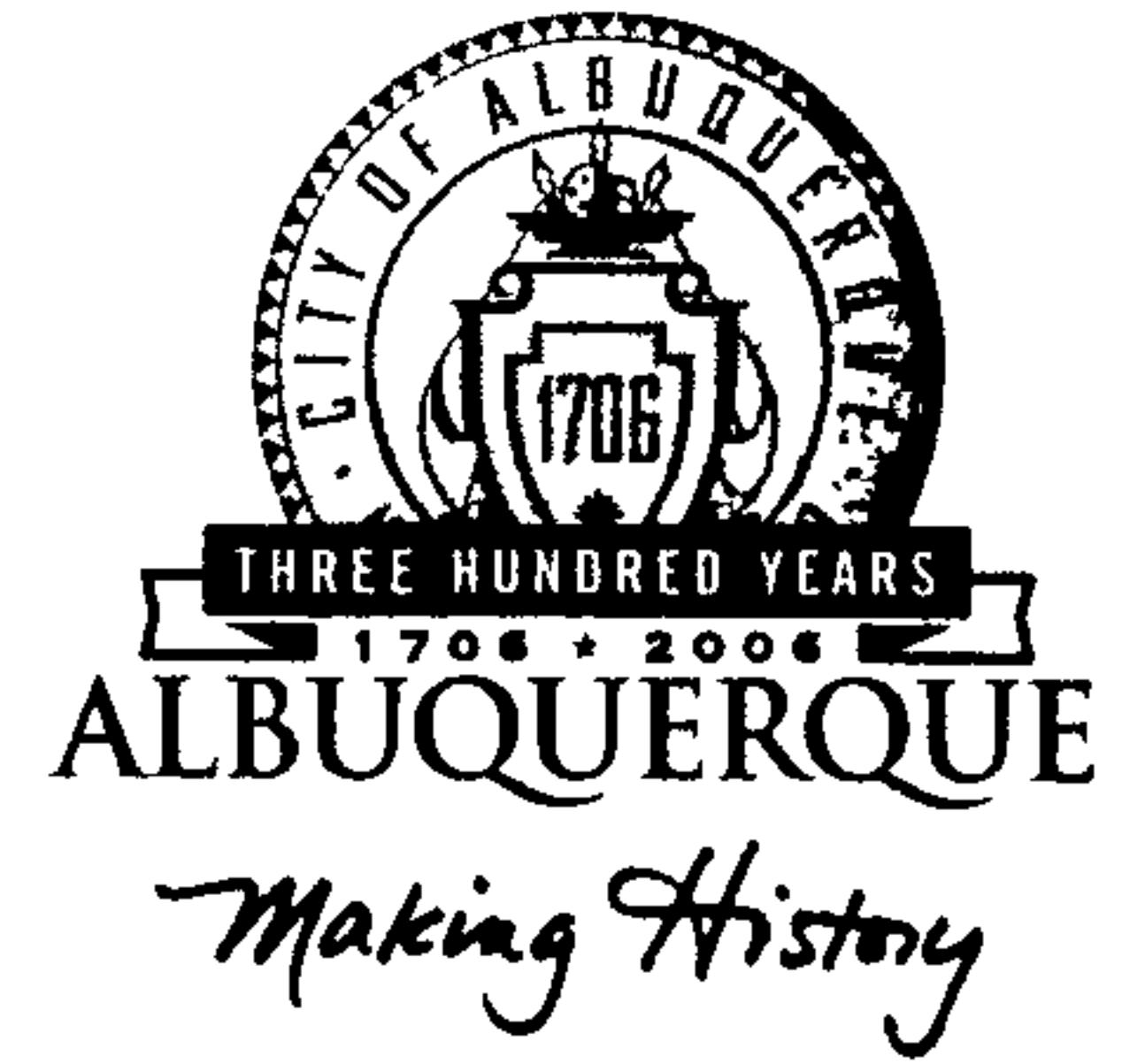
Throat Depth

collector

25'



CITY OF ALBUQUERQUE



March 8, 2005

Charlene Brown, R.A.
Brown & Wootton
9013 Camino Del Sol NE
Albuquerque, NM 87111

Re: TLC Plumbing Office, Traffic Circulation Layout
Architect's Stamp dated 2-25-05 (G-15/D62)

Dear Ms. Brown,

The TCL submittal received 2-28-05 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.

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.

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,

Wilfred Gallegos, PE
Traffic Engineer, Planning Dept.
Development and Building Services

cc: file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: TLC Plumbing Office ZONE MAP/DRG. FILE #: G-15-4062
 DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: _____
 CITY ADDRESS: _____

ENGINEERING FIRM: Mark Dorduniv & Assoc
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

OWNER: Walt & Arny Koney
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: 269-6097
 PHONE: _____
 ZIP CODE: _____

ARCHITECT: Chortner Boon AIA
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: 797-3383
 ZIP CODE: _____

SURVEYOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

CONTRACTOR: TLC
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: Walt Koney
 PHONE: 269-6097
 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) *Resubmittal*
- ☐ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

CHECK TYPE OF APPROVAL SOUGHT:

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- ☐ 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)

TCL

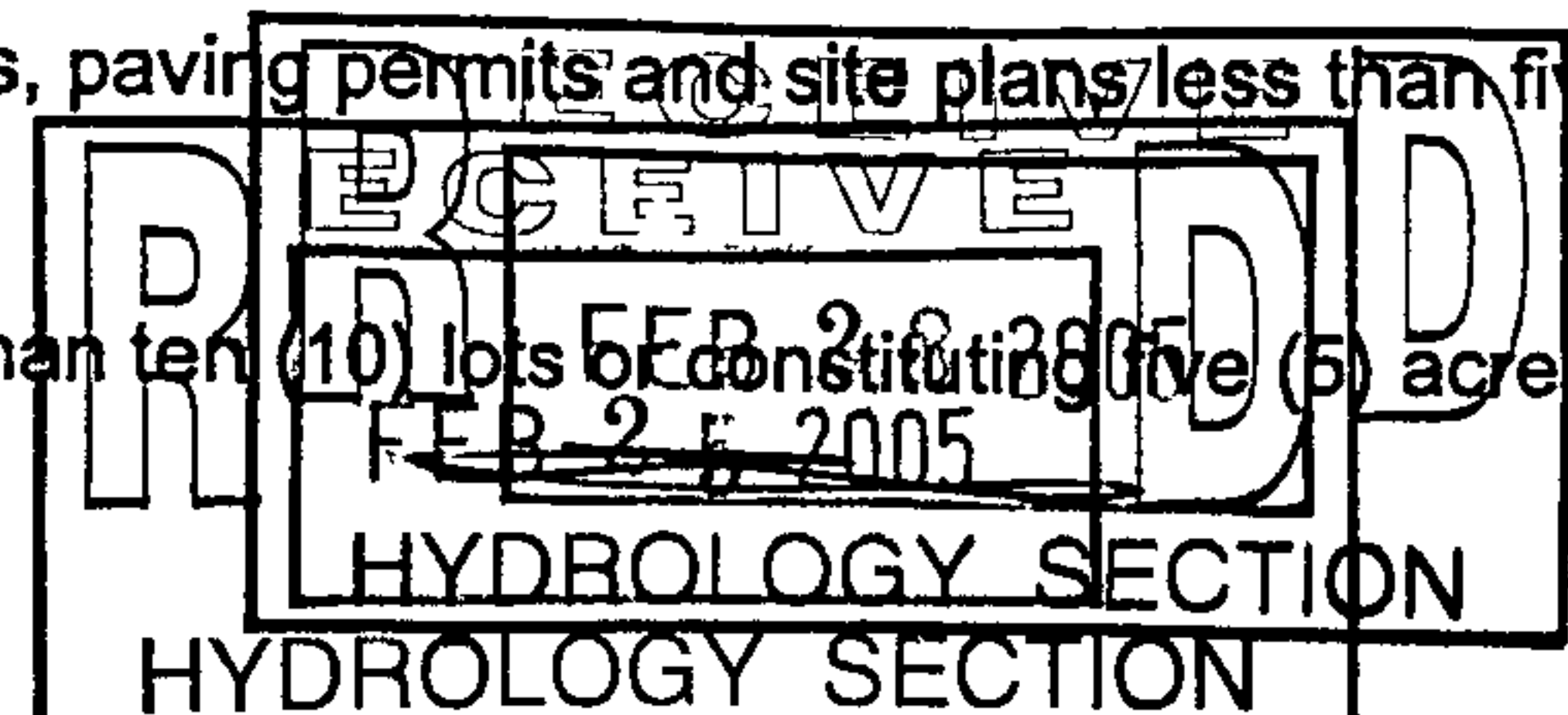
WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 2-28-05 BY: [Signature]

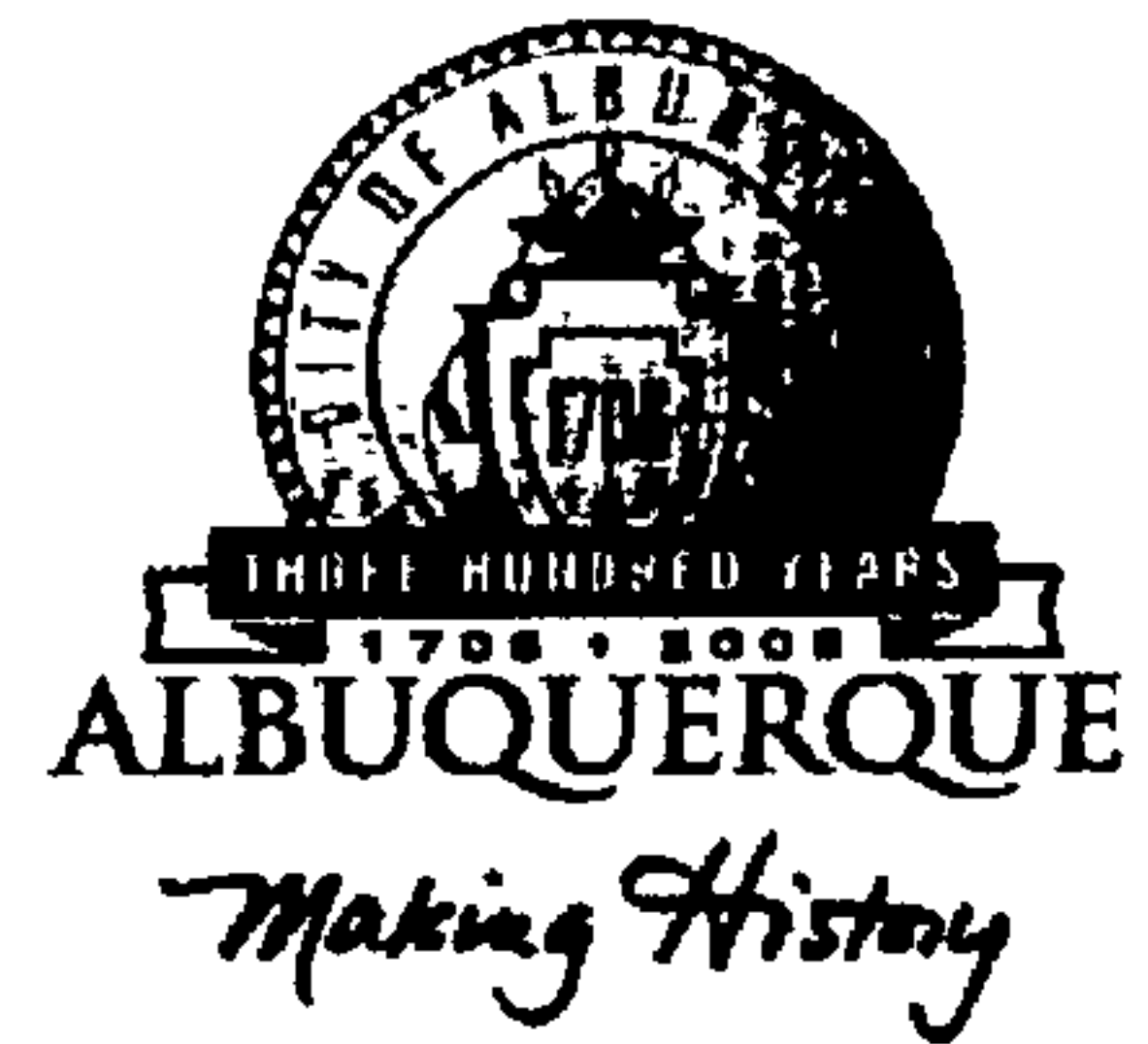
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3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.



Feb 28 2005

CITY OF ALBUQUERQUE



February 14, 2005

Charlene Brown, R.A.
Brown & Wootton
9013 Camino del Sol NE
Albuquerque, NM 87111

**Re: TLC Plumbing Office, 5030 Edith Blvd NE, Traffic Circulation Layout
Architect's Stamp undated (G15-D62)**

Dear Ms. Brown,

Based upon the information provided in your submittal received 2-07-05, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

P.O. Box 1293

Albuquerque

New Mexico 87103

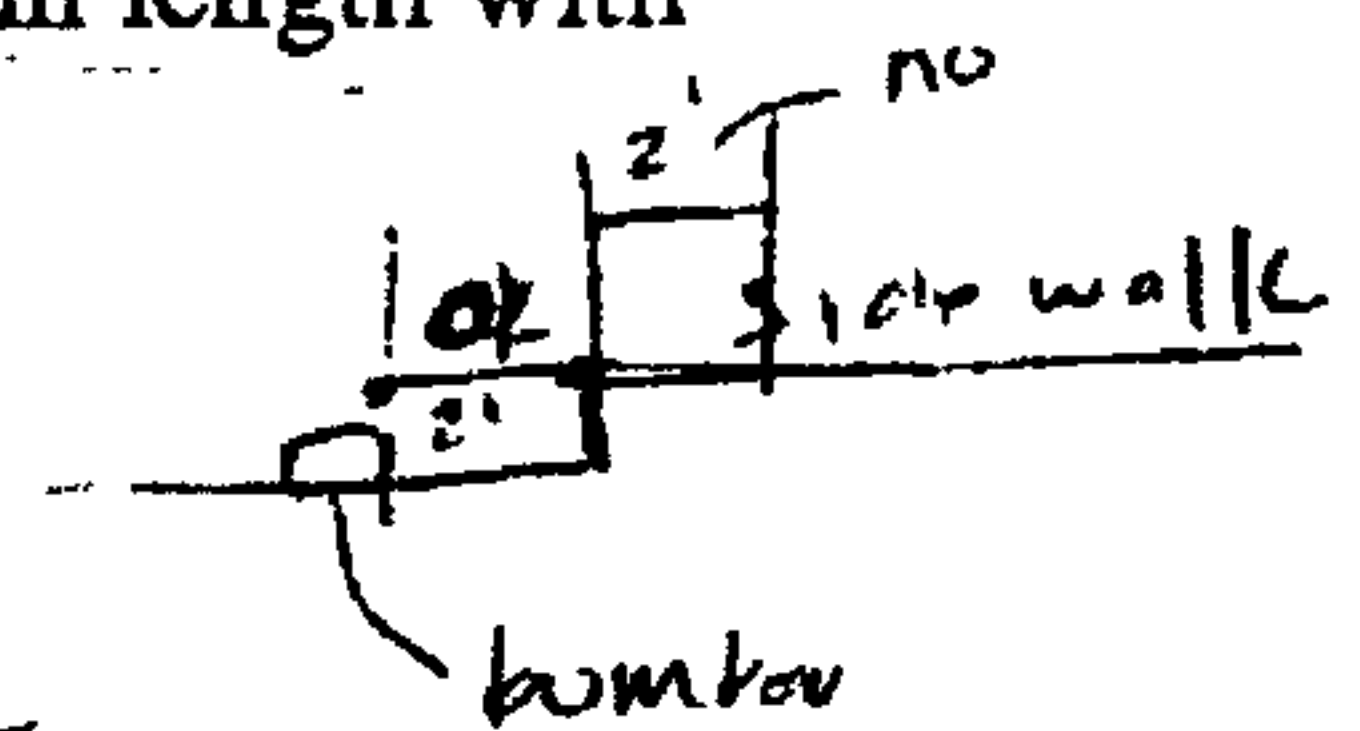
www.cabq.gov

1. The handicapped spaces must include an 8-foot wide van access aisle; all other aisles should be 5 feet in width. ✓
2. The architect's stamp should be dated, as well as stamped and signed, to help us track approved design sheets. ✓
3. Define the width of all proposed sidewalk. ✓
4. Call out the width of all proposed keyways. Please note that a five-foot paved keyway is required for deadend parking aisles. ✓ we have 10'-call out
5. Please note that the 2-foot overhang is not allowed to encroach on the 6 foot required width of sidewalk. Also, all standard parking spaces have a minimum length of 18 feet. Therefore, the sidewalk can be 8 feet wide with a 2-foot overhang, or the parking spaces must be 20 feet in length with bumpers.

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

Sincerely,

Wilfred A. Gallegos, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services



C: file