

**TORRES SURVEYING**  
1570 BRIDGE BLVD. SW  
ALBUQUERQUE, NEW MEXICO 87105  
243-4854 ~~243-4854~~

September 9, 1996

(Hand Delivered)

EAST OCEAN RESTAURANT  
3601 Carlisle Blvd. N.E.  
Albuquerque, New Mexico 87110  
Attn: Kuen Piu and Oi Lin Ma (Owners)

RE: Grading and Drainage Plan for expanded paved parking area for the existing EAST OCEAN RESTAURANT facilities located at 3601 Carlisle Blvd. N.E., (approved drainage plan for said site dated September 16, 1994).

Dear Kuen piu and Oi Lin Ma:

In reference to the above paved parking area expansion, I have been retained by George T. Rodriguez - Development Consultant to field verify the field "as-built" elevations of that portion of said new paved parking area; the purpose of this verification was for a.) to verify if the final "as-built" grades were in compliance with the aforementioned grading and drainage plan so that the City of Albuquerque - Hydrology Department could finalize said project by the required "Engineer's Certification", and b.) to establish the cause of waters ponding within the area of said new paved parking site.

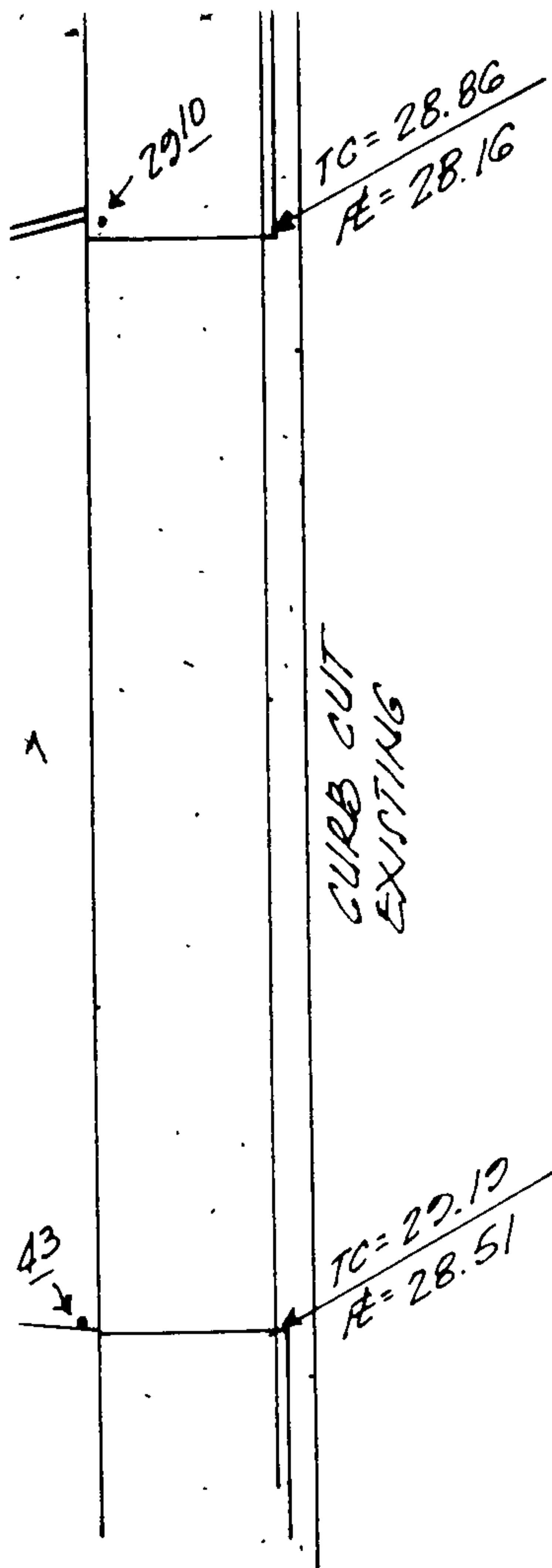
Our field inspection and verification of the existing grades found that surface flows are not outletting through the designed and existing sidewalk culvert located at the approximate Northeast corner of said site, (reference attached copy of plan that shows the existing elevations in red in comparison to the designed grades); this verification shows that the new paved parking area was not constructed in substantial compliance to the designed grades shown on the aforementioned approved Grading and Drainage Plan.

Should you have any questions I welcome the opportunity to discuss them with you together with Mr. Rodriguez. Thank you.

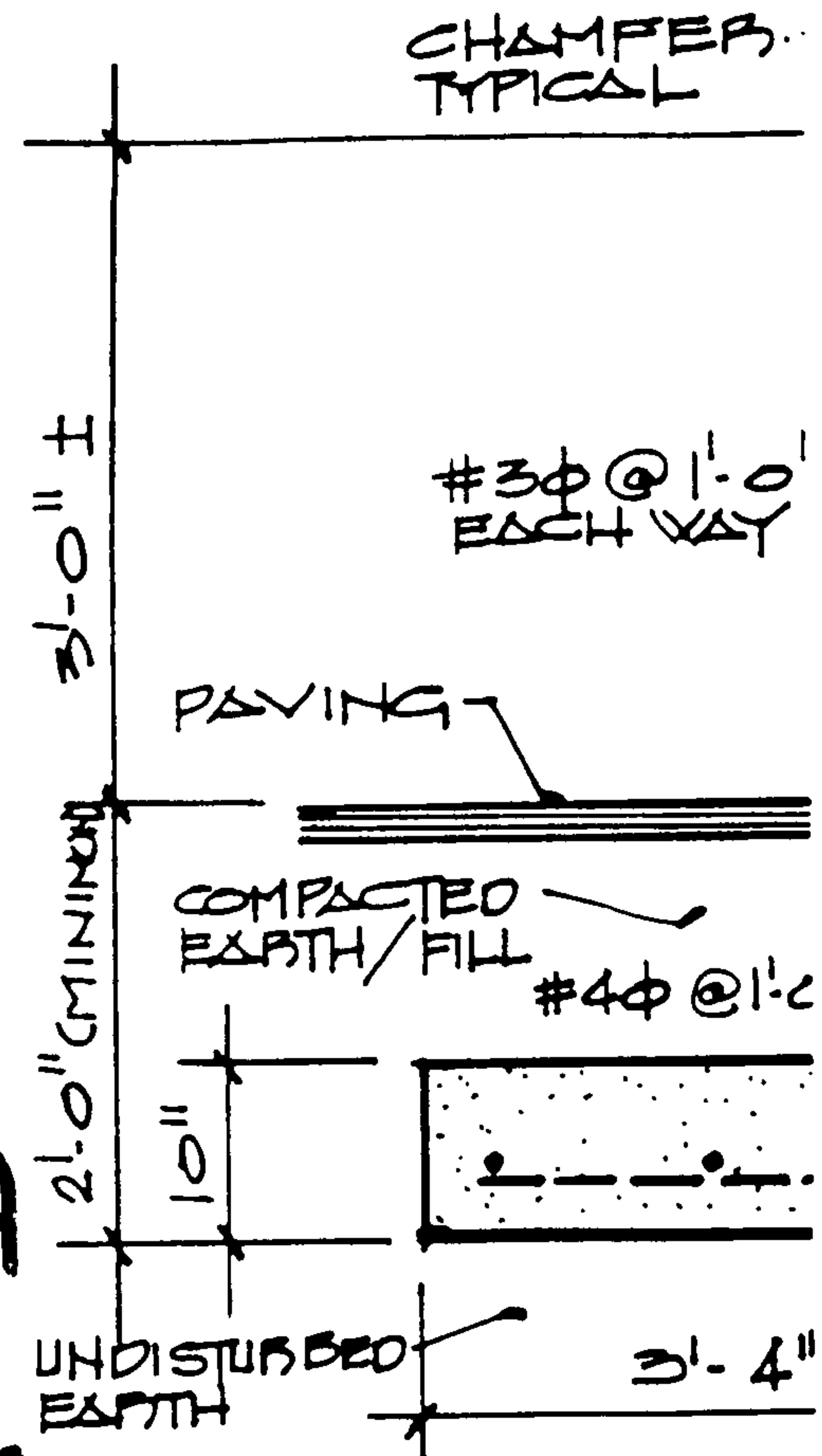
Sincerely,

  
James C. Torres - Owner

JCT/fa



NOTE: ELEVATIONS  
 SHOWN IN "RED"  
 WERE FIELD  
 VERIFIED BY  
 TORRES SURVEY  
 CO. JULY 25, 1996



**SECTION:**

- CONCRETE: • ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH THE "AMERICAN CONCRETE INSTITUTE" (ACI) MIX: • COMPRESSIVE STRENGTH: 3000 PSI
- SLUMP: 3" (MINIMUM)
- 5 1/2 SACKS OF CEMENT PER CUBIC YARD
- 1 1/2" MAXIMUM SIZE AGGREGATE
- READY MIX CONCRETE IS ALLOWED
- REINFORCING BARS: AS SHOWN

**RETAINING WALL:**  
(3601 CARLISLE BOULEVARD)

2-A", INDIAN ACRES SUBDIVISION, TO THE ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

STATION "6-G17", LOCATED AT CARLISLE BOULEVARD AND AZTEC ROAD N.E.; M.S.L.D. ELEVATION = 5136.46, PROJECT BENCH MARK AS SHOWN ON THE PLAN HEREON.



09-16-94

ENGINEER'S SEAL

A PROPOSED DRAINAGE  
 FOR  
 A JOINT USE PARKING AREA  
 "EAST OCEAN CHINESE & SEAFOOD"  
 ALBUQUERQUE, NEW MEXICO  
 SEPTEMBER, 1994

AND DEPOSITED THERE.

EXISTING CUR CURBING / PFTAINING

5 0 5 10

20 10 20

TW=28.54

LOT "8-B"

122 11"

20 10 20

TW=28.73

8 22 8

7W=28.60

28 0 1

6 M. @ SLACH 2

TC=5127.07

TC=2732.07

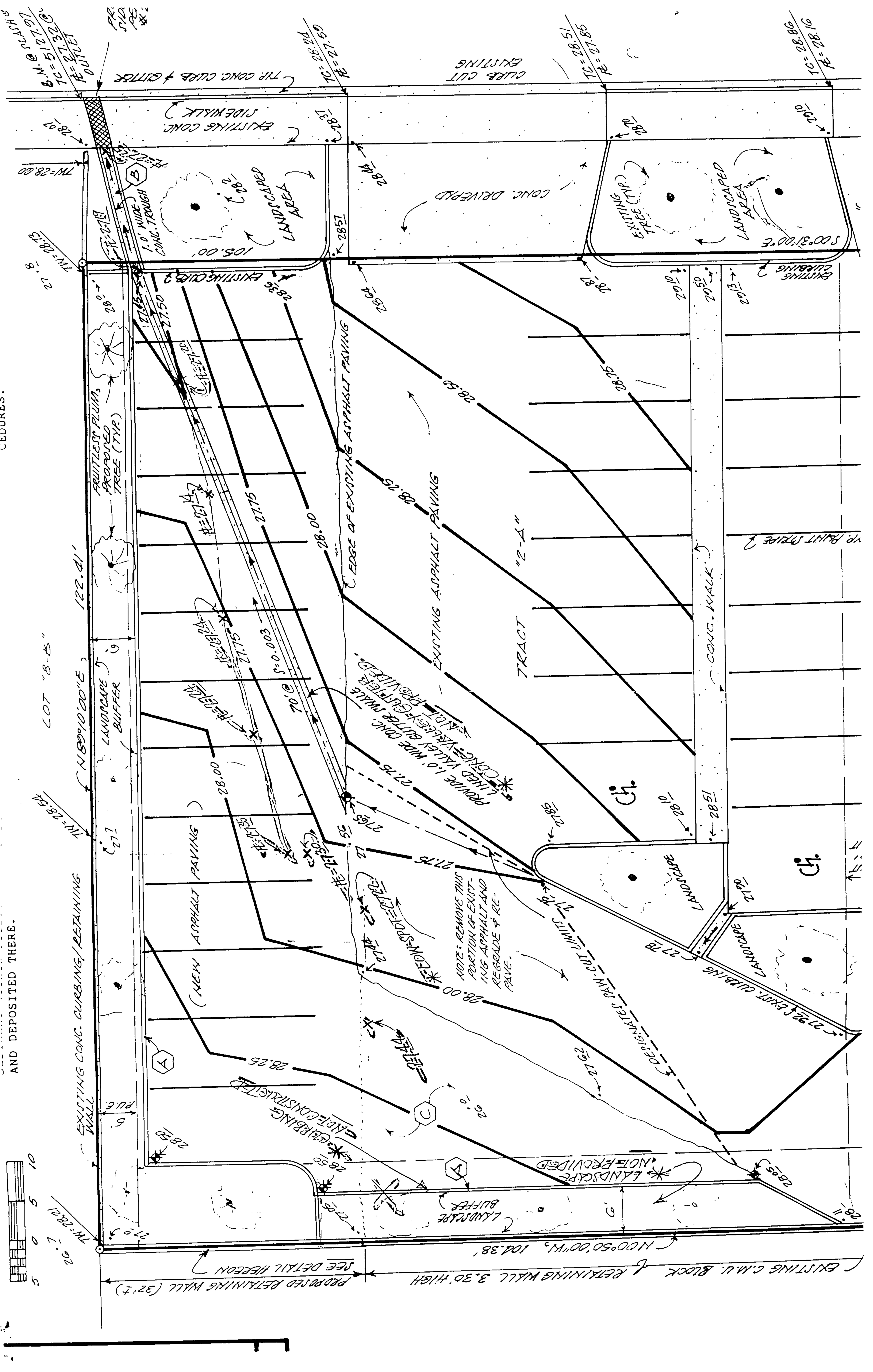
4=27.15

28 0 1

7W=28.60

28 0 1

## CONCLUSIONS





# *City of Albuquerque*

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

September 22, 1994

J. Arsenio Martinez  
Rodriguez & Associates  
12800 San Juan NE  
Albuquerque, NM 87123

RE: GRADING/PAVING PLAN FOR EAST OCEAN CHINESE & SEA FOOD RESTAURANT  
(G16-D109) ENGINEER'S STAMP DATED 9/16/94.

Dear Mr. Martinez:

Based on the information provided on your September 21, 1994 submittal, the above referenced site is approved for Grading/Paving Permit.

Also, a separate permit is required for construction within City Right-of-Way. A copy of this approval letter must be on hand when applying for the excavation permit.

Please be advised that Engineer Certification will be required after completion of the project.

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/d1/WPHYD/8827

c: Andrew Garcia  
Arlene Portillo  
.File

## DRAINAGE INFORMATION SHEET

PROJECT TITLE: EAST OCEAN CHINESE & SEAFOOD RESTAURANT ZONE ATLAS/DRNG. FILE #: G-16/D-109  
DRB #: \_\_\_\_\_ EPC #: \_\_\_\_\_ WORK ORDER #: \_\_\_\_\_  
LEGAL DESCRIPTION: TRACT "2-A", INDIAN ACRES SUBDIVISION  
CITY ADDRESS: CARLISLE BLVD. N.E.  
ENGINEERING FIRM: J. ARSENIO MARTINEZ, P.E. CONTACT: MR. MARTINEZ  
90 GEORGE T. RODRIGUEZ MR. RODRIGUEZ  
ADDRESS: 12800 SAN JUAN N.E. 87123 PHONE: 294-0320  
OWNER: BILL ? CONTACT: BILL  
ADDRESS: 3601 CARLISLE N.E. CITY PHONE: 889-9315  
ARCHITECT: N/A CONTACT: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
SURVEYOR: TORRES SURVEYING Co. CONTACT: TIM TORRES  
ADDRESS: 1570 BRIDGE BLVD. S.W. 87105 PHONE: 856-8898  
CONTRACTOR: ABC PAVING CO. CONTACT: ROBERT TRUJILLO  
ADDRESS: ? PHONE: 873-0688

## TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT  
☒ DRAINAGE PLAN  
☐ CONCEPTUAL GRADING & DRAINAGE PLAN  
☒ GRADING PLAN  
☐ EROSION CONTROL PLAN  
☐ ENGINEER'S CERTIFICATION  
☐ OTHER

## PRE-DESIGN MEETING:

- ☒ YES  
☐ NO  
☐ COPY PROVIDED

## CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL  
☐ 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 APPROVAL  
☒ GRADING PERMIT APPROVAL  
☒ PAVING PERMIT APPROVAL  
☐ S.A.D. DRAINAGE REPORT  
☐ DRAINAGE REQUIREMENTS  
☐ OTHER \_\_\_\_\_ (SPECIFY)

DATE SUBMITTED: 09-16-94  
BY: GEORGE T. RODRIGUEZ

RECEIVED  
SEP 21 1994