

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

**Planning Department
Transportation Development Services Section**

March 31, 2004

Kim R. Kemper, P.E.
Huitt-Zollars, Inc
333 Rio Rancho, NM 87122

Re: Certification Submittal for Final Building Certificate of Occupancy for
Tulane Drive 4-plex, [G-16 / D132]
3501 San Andres NE
Engineer's Stamp Dated 03/30/04

Dear Mr. Kemper:

The TCL / Letter of Certification submitted on March 30, 2004 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,

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

c: Engineer
Hydrology file
CO Clerk

DRAINAGE INFORMATION SHEET
(REV. 1/28/2003)

G-16/D132 ✓

PROJECT TITLE:	<u>Tulane Drive 4-plex</u>	ZONE ATLAS/DRNG. FILE #:	<u>G-16</u>
DRB #:	EPC#:	WORK ORDER #:	
LEGAL DESCRIPTION:	<u>Lot 1, Block 3, Montgomery Heights Addition</u>		
CITY ADDRESS:	<u>3501 San Andres NE</u>		
ENGINEERING FIRM:	<u>Huitt-Zollars, Inc.</u>	CONTACT:	<u>Kim Kemper</u>
ADDRESS:	<u>333 Rio Rancho Blvd.</u>	PHONE:	<u>892-5141</u>
CITY, STATE:	<u>Rio Rancho, NM</u>	ZIP CODE:	<u>87124</u>
OWNER:	<u>Craig Kemper</u>	CONTACT:	<u>Craig Kemper</u>
ADDRESS:	<u>11500 Carmel NE</u>	PHONE:	<u>249-8890</u>
CITY, STATE:	<u>Albuquerque, NM</u>	ZIP CODE:	<u>87122</u>
ARCHITECT:		CONTACT:	
ADDRESS:		PHONE:	
CITY, STATE:		ZIP CODE:	
SURVEYOR:	<u>Wayjohn Surveying</u>	CONTACT:	<u>Tom Johnson</u>
ADDRESS:	<u>330 Louisiana Blvd.</u>	PHONE:	<u>255-2052</u>
CITY, STATE:	<u>Albuquerque, NM</u>	ZIP CODE:	<u>87108</u>
CONTRACTOR:	<u>Craig Kemper</u>	CONTACT:	<u>Craig Kemper</u>
ADDRESS:	<u>11500 Carmel NE</u>	PHONE:	<u>249-8890</u>
CITY, STATE:	<u>Albuquerque, NM</u>	ZIP CODE:	<u>87122</u>

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)
- ENGINEER'S CERTIFICATION (TCL)
- ENGINEER'S CERT. (DRB APPR. SITE PLAN)
- OTHER *Need stamp date ⇒ 11/21/03
Cert date 3/30/04*

CHECK TYPE OF APPROVAL SOUGHT:

- SIA/FINANCIAL GUARANTEE RELEASE
- PRELIMINARY PLAT APPROVAL
- S. DEV. PLAN FOR SUB'D. APPROVAL
- S. DEV. PLAN FOR BLDG. PRMT. 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 MEETING ATTENDED:

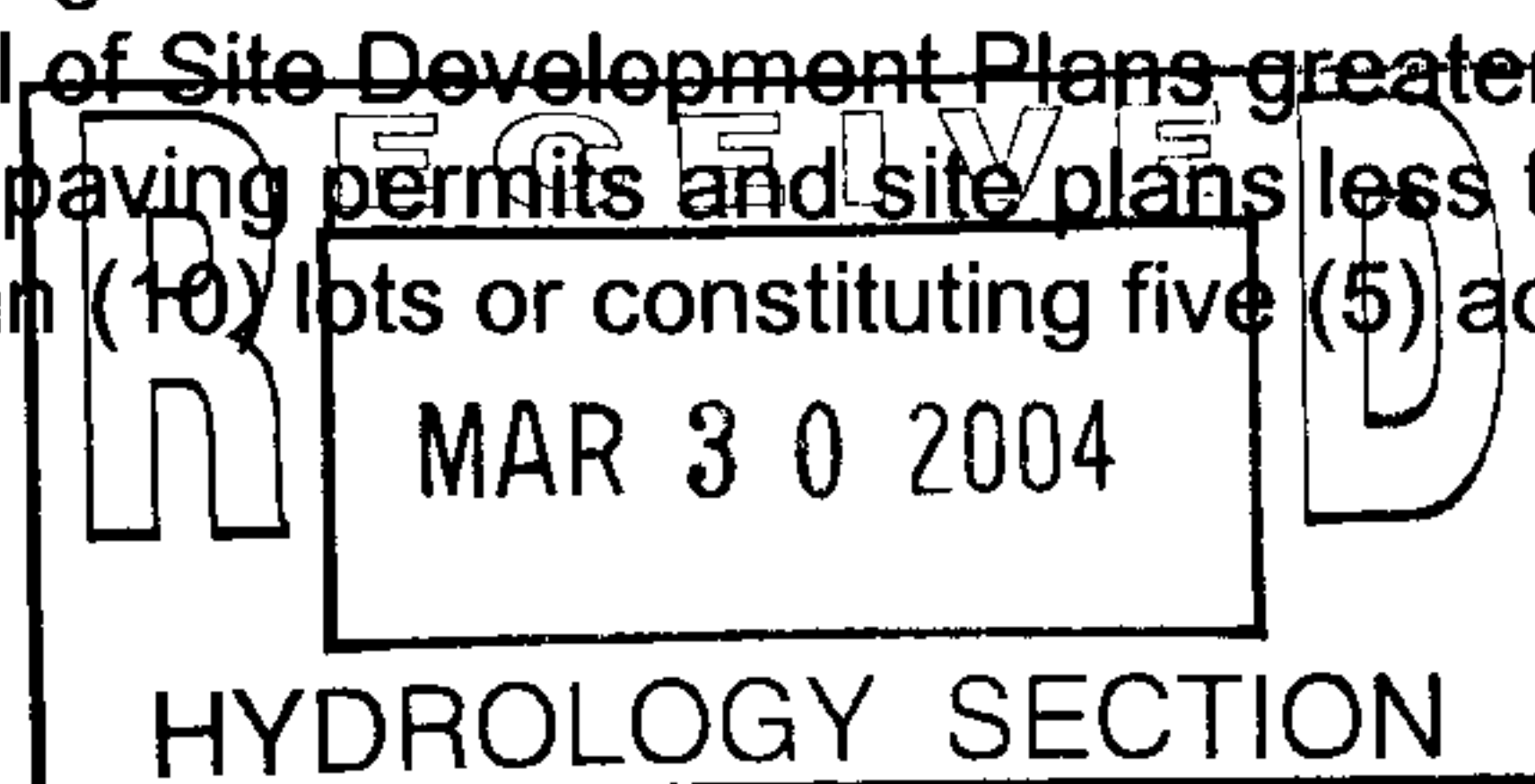
- YES
- NO
- COPY PROVIDED

DATE SUBMITTED: March 30, 2004

BY: Kim Kemper

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
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5)
3. **Drainage Report:** Required for subdivisions containing more than (10) lots or constituting five (5) acres





City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

March 31, 2004

Kim Kemper, P.E.
Huitt-Zollars, Inc.
333 Rio Rancho Blvd.
Rio Rancho, NM 87124

**Re: Tulane Drive 4-Plex, 3501 San Andres NE, Certificate of Occupancy
Engineer's Stamp dated 11-21-03 (G16/D132)
Certification dated 3-30-04**

Dear Mr. Kemper,

Based upon the information provided in your submittal received 3-30-04, 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 924-3981.

Sincerely,

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

C: Phyllis Villanueva
file



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 9, 2004

Kim Kemper, P.E.
Huitt-Zollars, Inc.
333 Rio Rancho Blvd.
Rio Rancho, NM 87124

**Re: Tulane Drive 4-Plex, Tulane Dr. at San Andres Dr., Grading and Drainage
Plan**

Engineer's Stamp dated 11-21-03 (G16/D132)

Dear Mr. Kemper,

Based upon the information provided in your submittal received 11-26-03, 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.

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

Sincerely,

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

bib

C: File

DRAINAGE INFORMATION SHEET
(REV. 1/28/2003)

G-16/D132

PROJECT TITLE: Tulane Drive 4-plex ZONE ATLAS/DRNG. FILE #: G-16
 DRB #: _____ EPC#: _____ WORK ORDER #: _____
 LEGAL DESCRIPTION: Lot 1, Block 3, Montgomery Heights Addition
 CITY ADDRESS: _____

ENGINEERING FIRM:	<u>Huitt-Zollars, Inc.</u>	CONTACT:	<u>Kim Kemper</u>
ADDRESS:	<u>333 Rio Rancho Blvd.</u>	PHONE:	<u>892-5141</u>
CITY, STATE:	<u>Rio Rancho, NM</u>	ZIP CODE:	<u>87124</u>
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ADDRESS:	<u>11500 Carmel NE</u>	PHONE:	<u>249-8890</u>
CITY, STATE:	<u>Albuquerque, NM</u>	ZIP CODE:	<u>87122</u>
ARCHITECT:	_____	CONTACT:	_____
ADDRESS:	_____	PHONE:	_____
CITY, STATE:	_____	ZIP CODE:	_____
SURVEYOR:	<u>Wayjohn Surveying</u>	CONTACT:	<u>Tom Johnson</u>
ADDRESS:	<u>330 Louisiana Blvd.</u>	PHONE:	<u>255-2052</u>
CITY, STATE:	<u>Albuquerque, NM</u>	ZIP CODE:	<u>87108</u>
CONTRACTOR:	<u>Craig Kemper</u>	CONTACT:	<u>Craig Kemper</u>
ADDRESS:	<u>11500 Carmel NE</u>	PHONE:	<u>249-8890</u>
CITY, STATE:	<u>Albuquerque, NM</u>	ZIP CODE:	<u>87122</u>

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- EROSION CONTROL PLAN
- ENGINEER'S CERTIFICATION (HYDROLOGY)
- CLOMR/LOMR
- TRAFFIC CIRCULATION LAYOUT (TCL)
- ENGINEER'S CERTIFICATION (TCL)
- ENGINEER'S CERT. (DRB APPR. SITE PLAN)
- OTHER

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- CERTIFICATE OF OCCUPANCY (TEMP.)
- GRADING PERMIT APPROVAL
- PAVING PERMIT APPROVAL
- WORK ORDER APPROVAL
- OTHER (SPECIFY)

WAS A PRE-DESIGN MEETING ATTENDED:

- YES
- NO
- COPY PROVIDED

Rec
11/26/03

I signed
Building Permit
11-25-03
C.K.M.

Craig Kemper

DATE SUBMITTED: 26 NOV 03

BY: Kim Kemper

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

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

**Planning Department
Transportation Development Services Section**

November 26, 2003

Kim Kemper
Huitt-Zollars Inc.
333 Rio Rancho Blvd.
Rio Rancho, NM
87122

Re: Traffic Circulation Layout (TCL) Submittal for Building Permit Approval for
4-Plex Tulane and San Andres [G-16/D-132]
3501 San AndresNE, Albuquerque, NM
Engineer's Stamp Dated 11-21-03

Dear Mr. Kemper,

The TCL submittal dated November 25, 2003 is approved for building permit. The plan is stamped and signed as approved. The original should be kept by you to be used for certification of the site for final C.O. for Transportation.

If a temporary CO is needed then a copy of the original TCL that was stamped as approved by the City which includes a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance". This statement requires a NM registered architect or engineer stamp to be dated. 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 needs stamp 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,

Richard Dourte, PE
Development and Building Services

cc: Hydrology file
file

DRAINAGE SUBMITTAL SHEET

(REV. 1/28/2003)

PROJECT TITLE: Tulane Drive 4-plex ZONE ATLAS/DRNG. FILE #: G-16 / D132
DRB #: _____ EPC#: _____ WORK ORDER #: _____
LEGAL DESCRIPTION: Lot 1, Block 3, Montgomery Heights Addition
CITY ADDRESS: 3501 San Andres NE

ENGINEERING FIRM: Huitt-Zollars, Inc. CONTACT: Kim Kemper
ADDRESS: 333 Rio Rancho Blvd. PHONE: 892-5141
CITY, STATE: Rio Rancho, NM ZIP CODE: 87124

OWNER: Craig Kemper CONTACT: Craig Kemper
ADDRESS: 11500 Carmel NE PHONE: 249-8890
CITY, STATE: Albuquerque, NM ZIP CODE: 87122

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

SURVEYOR: Wayjohn Surveying CONTACT: Tom Johnson
ADDRESS: 330 Louisiana Blvd. PHONE: 255-2052
CITY, STATE: Albuquerque, NM ZIP CODE: 87108

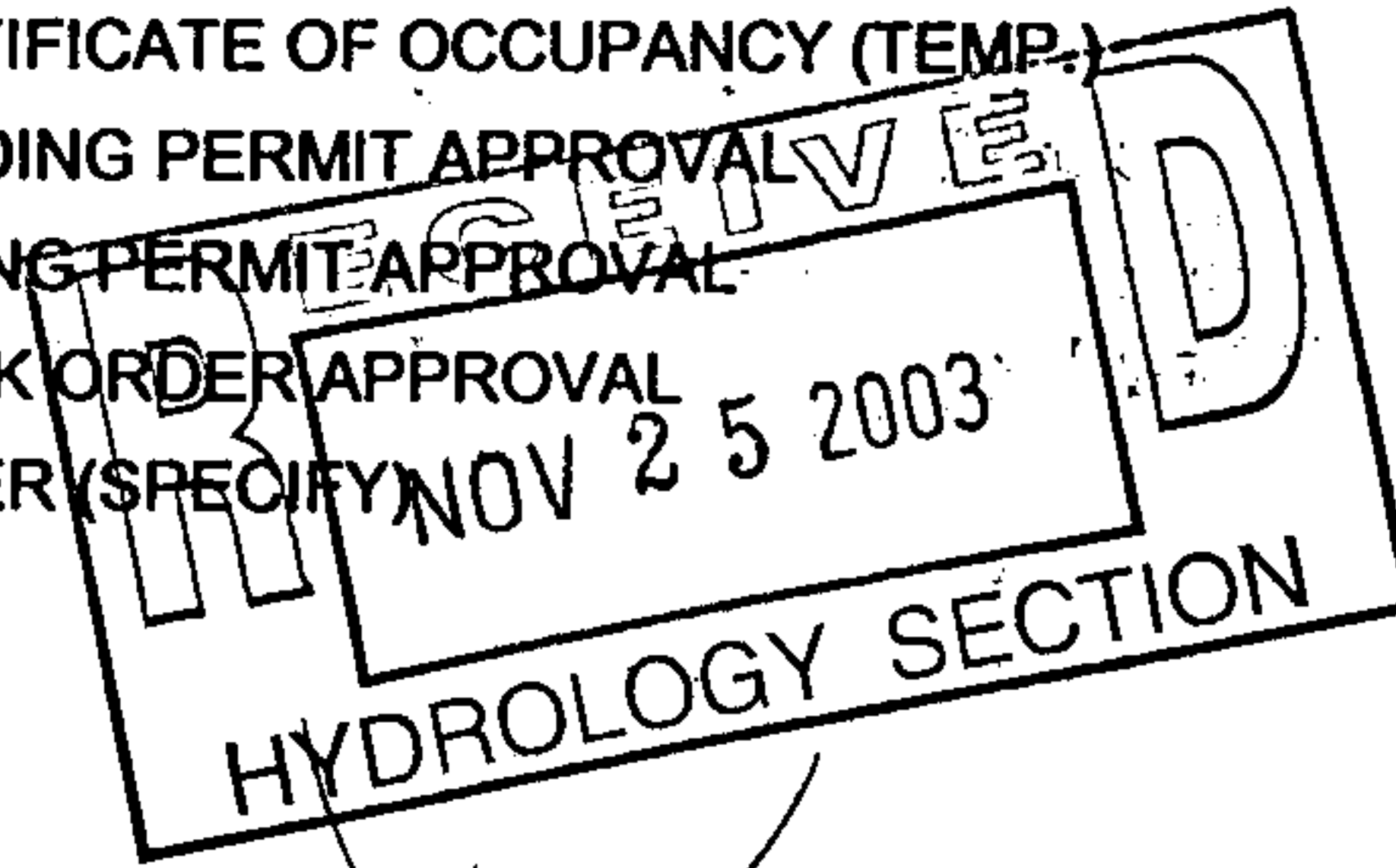
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 - PAVING PERMIT APPROVAL
 - WORK ORDER APPROVAL
 - OTHER (SPECIFY) _____

WAS A PRE-DESIGN MEETING ATTENDED:

- YES
- NO
- COPY PROVIDED



DATE SUBMITTED: 25 NOV 03 BY: Kim Kemper *Craig Kemper*

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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