

Martin J. Chávez, Mayor

August 28, 1997

Kim Kemper, P.E.  
Kemper-Vaughan Consulting  
3700 Coors NW  
Albuquerque, NM 87120

**RE: WERE WOLF CAFE (G18-D15). GRADING AND DRAINAGE PLAN FOR  
BUILDING PERMIT APPROVAL. ENGINEER'S STAMP DATED 8-12-97.**

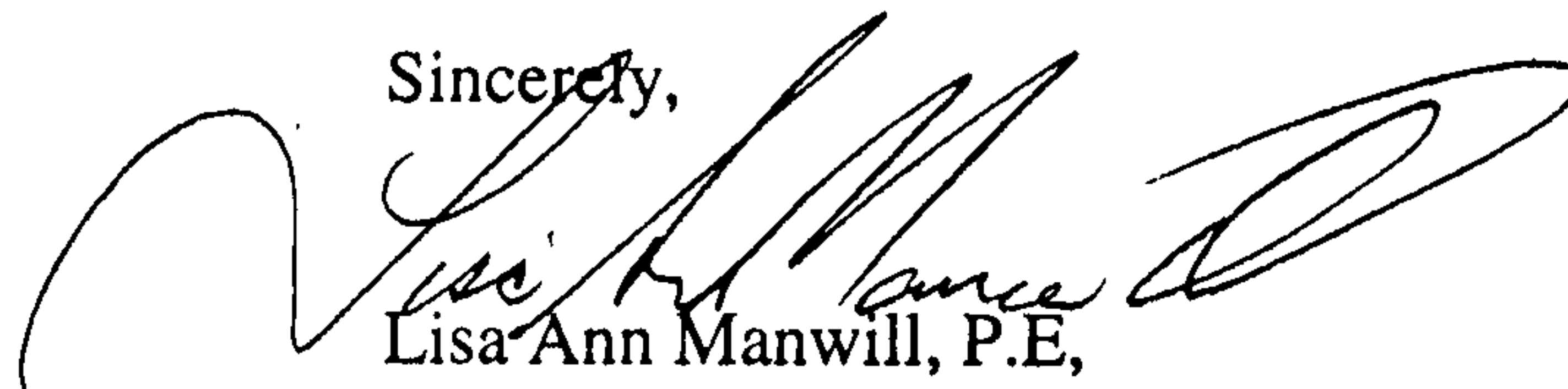
Dear Mr. Kemper:

Based on the information included on your August 12, 1997 submittal, the above referenced project is approved for Building Permit.

An Engineer's Certification will be required prior to Certificate of Occupancy approval.

If I can be of further assistance, please call me at 924-3984.

Sincerely,



Lisa Ann Manwill, P.E.,  
Hydrology

c: Andrew Garcia  
File

Good for You, Albuquerque!



## DRAINAGE INFORMATION SHEET

PROJECT TITLE: WERE WOLF CAFE ZONE ATLAS/DRNG. FILE #: G-18/D15

DRB #: \_\_\_\_\_ EPC #: \_\_\_\_\_ WORK ORDER #: \_\_\_\_\_

LEGAL DESCRIPTION: LOTS 1B & 1C OF A REPLAT OF LOT 1, BLK 48, UNIT 4 ALTA MONT. SUBDIVISION

CITY ADDRESS: 4100 SAN MATEO BLVD.

ENGINEERING FIRM: KEMPER-VAUGHAN CONSULTING ENGRS. CONTACT: KIM R. KEMPER

ADDRESS: 3700 COORS RD NW 87120 PHONE: 831-4520

OWNER: WERE WOLF CAFE, INC. CONTACT: RICHARD RAPPUHN

ADDRESS: 4100 SAN MATEO BLVD. PHONE: 883-1718

ARCHITECT: RICHARD RAPPUHN CONTACT: \_\_\_\_\_

ADDRESS: 6100 UPTOWN, SUITE 550 PHONE: 883-1718

SURVEYOR: RIO GRANDE SURVEYING CONTACT: REX VOGLER

ADDRESS: 3700 COORS RD 87120 PHONE: 831-~~4520~~ 4511

CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_

ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_

## TYPE OF SUBMITTAL:

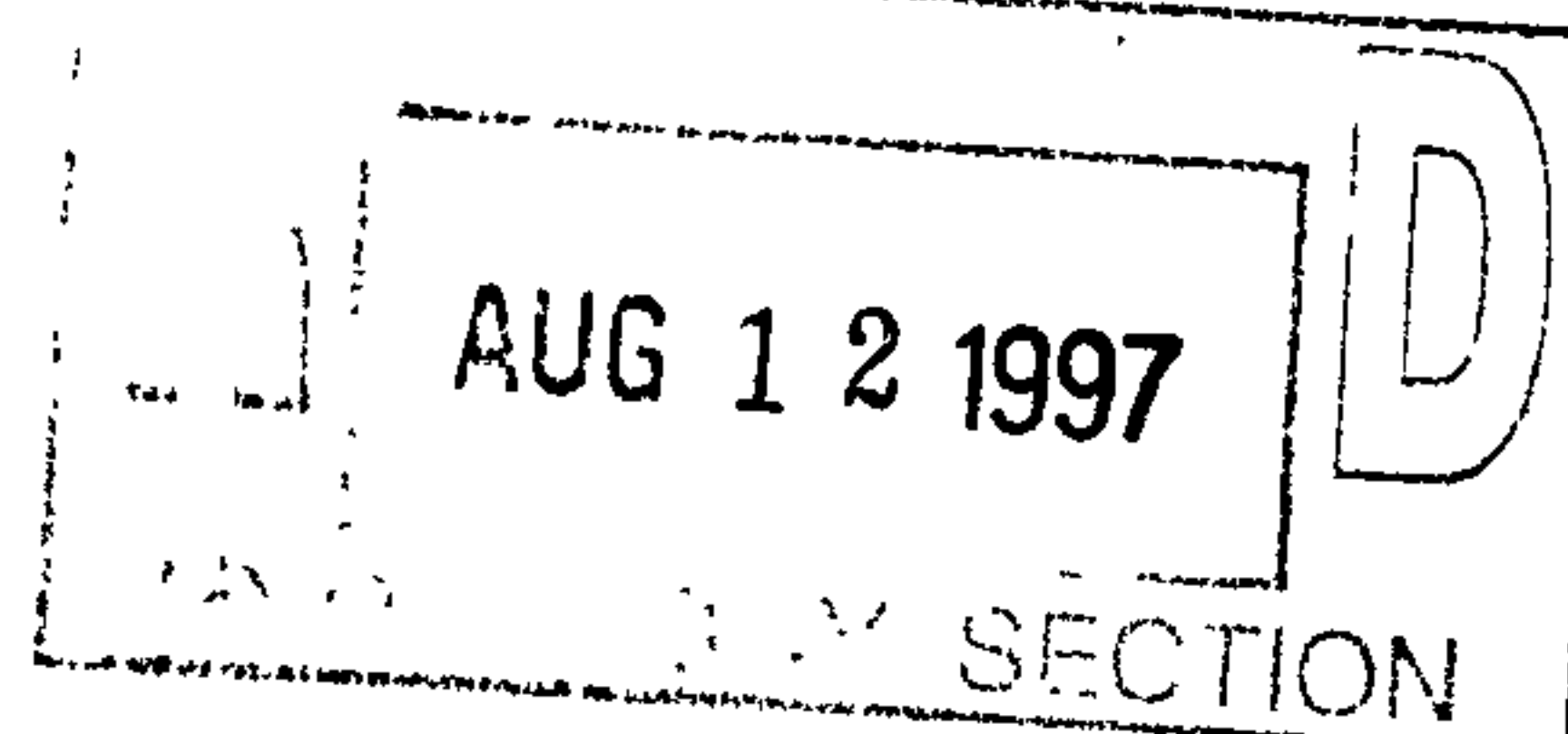
- ☐ DRAINAGE REPORT
- ☒ DRAINAGE PLAN
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION
- ☐ OTHER \_\_\_\_\_

## 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)

## PRE-DESIGN MEETING:

- ☐ YES
- ☒ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 8/12/97BY: [Signature]

PERMANENT EASEMENT

Grant of Permanent Easement, between Antiquities & Art Objects, Inc., Owner of Lot I-C as shown on the attached Exhibit "A" ("Grantor"), whose address is 3512 11<sup>th</sup> Street NW, Albuquerque, New Mexico and Antiquities & Art Objects, Inc., Owner of Lot I-B as shown on the attached Exhibit "A" ("Grantee"), whose address is 3512 11<sup>th</sup> Street NW, Albuquerque, New Mexico.

Grantor grants to the Grantee an exclusive, permanent easement ("Easement") in, over, upon and across the real property described on Exhibit "A" attached hereto ("Property") for the construction, installation, maintenance, repair, modification, replacement and operation of drainage facilities, together with the right to remove trees, bushes, undergrowth and any other obstacles upon the Property if the City determines they interfere with the appropriate use of the Easement.

Grantor covenants and warrants that Grantor is the owner in fee simple of the Property, that Grantor has a good lawful right to convey the Property or any part thereof and that grantor will forever warrant and defend the title to the Property against all claims from all persons or entities.

The grant and other provisions of this Easement constitute covenants running with the land for the benefit of the City and its successors and assigns until terminated.

WITNESS my hand and seal this 28 day of AUGUST, 1997.

Submitted 3 originals  
(All the same) I has  
been recorded.

GRANTOR:

By: James Coleman

Its: Pres. Antiq & Art Objects

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS

The foregoing instrument was acknowledged before me this 28 day of AUGUST, 1997, by James Coleman, President, of Antiquities & Art Objects, Inc., a New Mexico corporation, on behalf of the corporation.

Barbara Holencia  
Notary Public

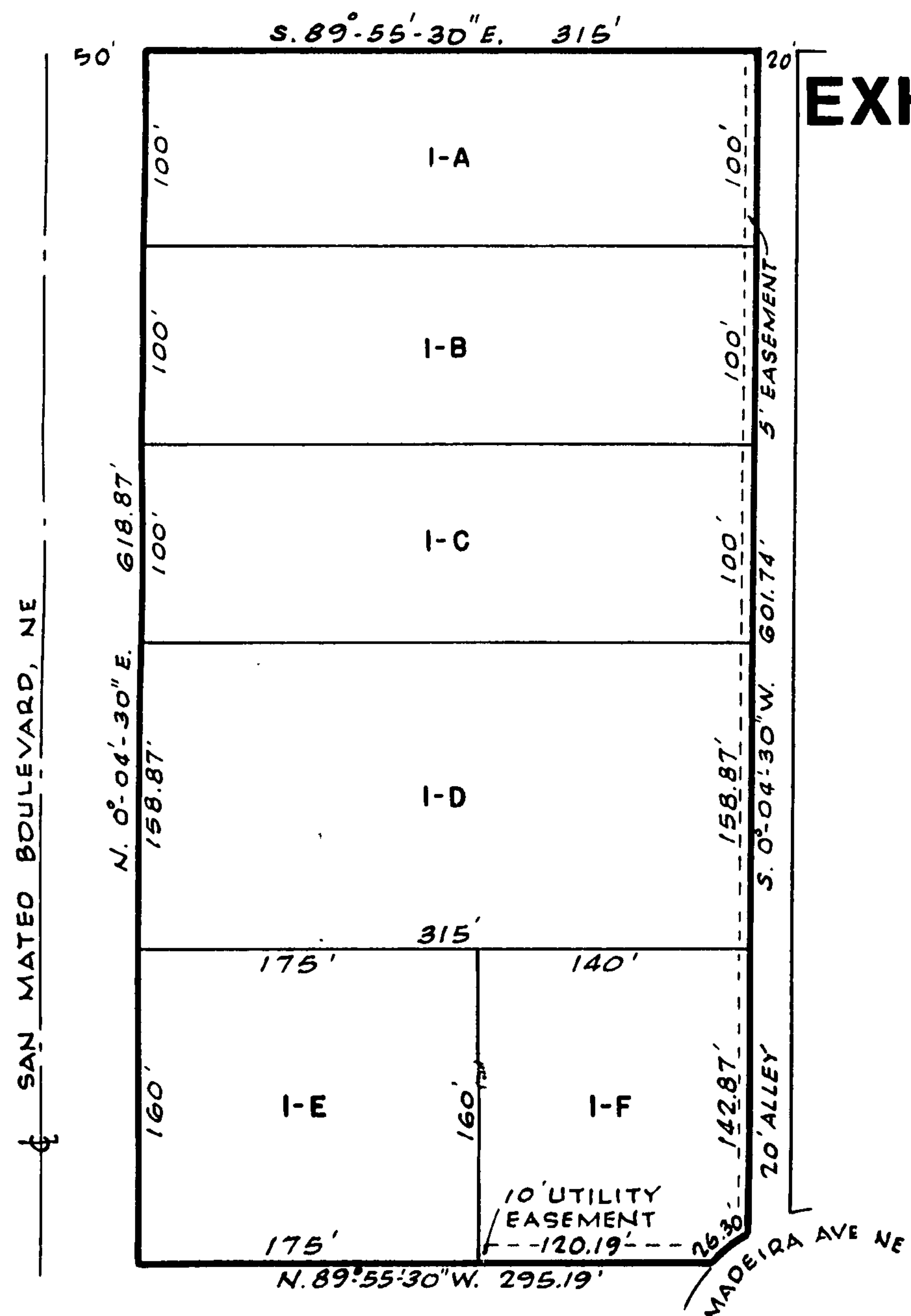
My Commission Expires:

4/13/2001

A REPLAT OF LOT 1 IN BLOCK 48 OF UNIT NO. 4 OF ALTAMONT, AN ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO.

75022

EXHIBIT "A"



THE FOREGOING SUBDIVISION OF THAT CERTAIN TRACT OF LAND LOCATED IN THE CITY OF ALBUQUERQUE, NEW MEXICO, BEING LOT 1 IN BLOCK 48 OF UNIT NO. 4 OF ALTAMONT, AN ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID ADDITION, FILED IN THE OFFICE OF THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON SEPTEMBER 4TH, 1958, AND NOW HEREON SHOWN, REPLATTED AND RESURVEYED, COMPRISING NEW LOTS 1-A, 1-B, 1-C, 1-D, 1-E AND 1-F, THAT THE UNDERSIGNED OWNERS OF THE LAND SHOWN IN THIS REPLAT CONSENT TO THE SUBDIVISION OF SAID LAND IN THE MANNER SHOWN.

MOSSMAN-GLADDEN, A PARTNERSHIP

BY Fred A. Mossman

BY Edward D. Gladden

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27 TH. DAY OF APR, 1970, BY FRED A. MOSSMAN AND BY EDWARD D. GLADDEN, PARTNERS IN MOSSMAN-GLADDEN, IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE.

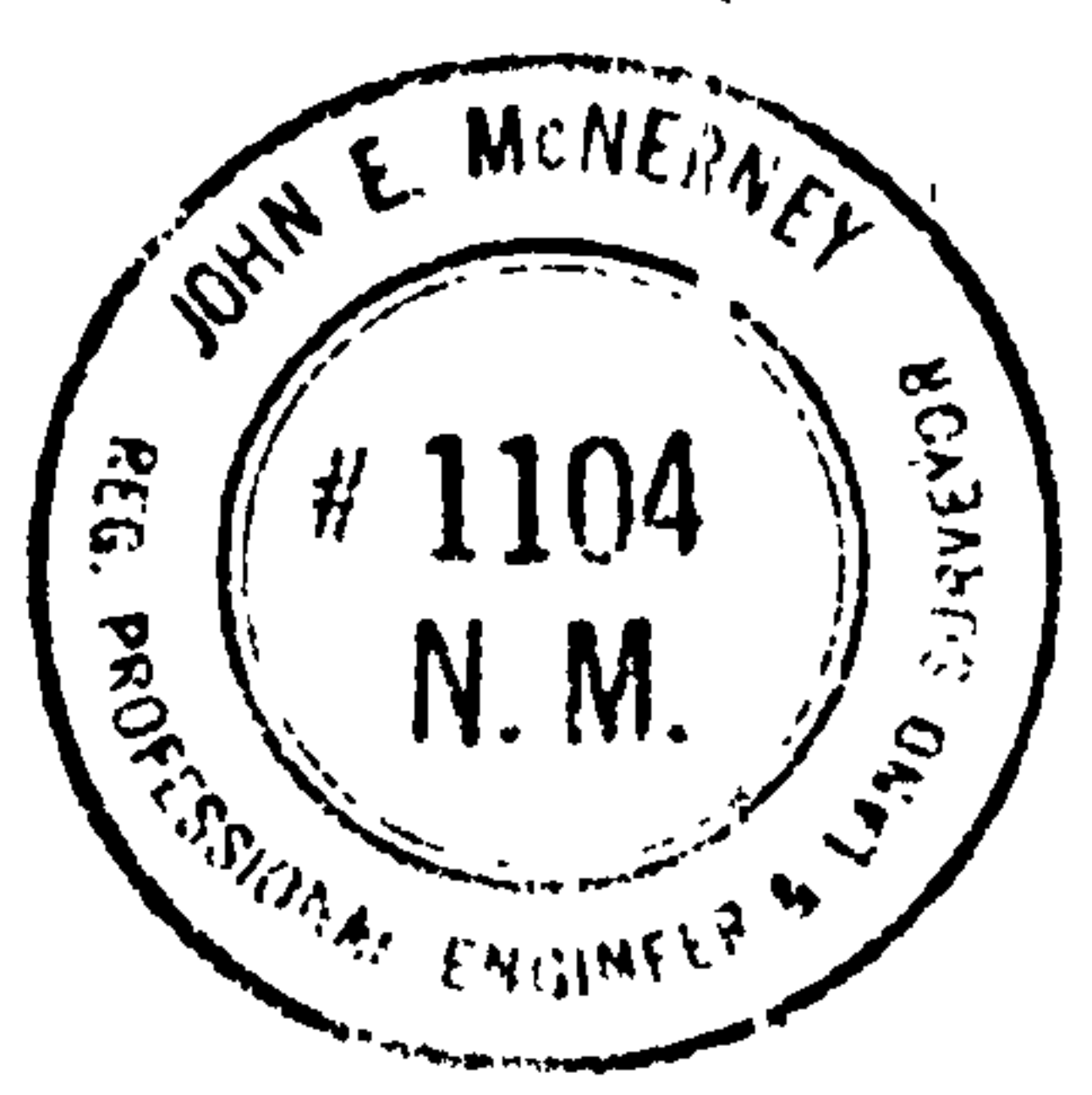
STATE OF NEW MEXICO  
COUNTY OF BERNALILLO SS

NOTARY PUBLIC  
MY COMMISSION EXPIRES MAR. 7, 1970

APPROVED 4/28/70  
CITY PLANNING COMMISSION

BY John E. Mcnerney  
EXECUTIVE SECRETARY

State of New Mexico | SS  
County of Bernalillo |  
This instrument was filed for record on



APR 28 1970

Recorded in Vol. 43  
of Records of said County, Folio 7  
John E. Mcnerney  
Deputy Clerk

A3-7