



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 4, 1999

Celia Tomlinson
Rhombus P.A. Inc.
2620 San Mateo NE Suite B
Albuquerque, New Mexico 87110

**RE: ENGINEER'S CERTIFICATION FOR RIO GRANDE OFFICE COMPLEX
(H-13/D3) CERTIFICATION DATED 12/7/98**

Dear Mrs Tomlinson:

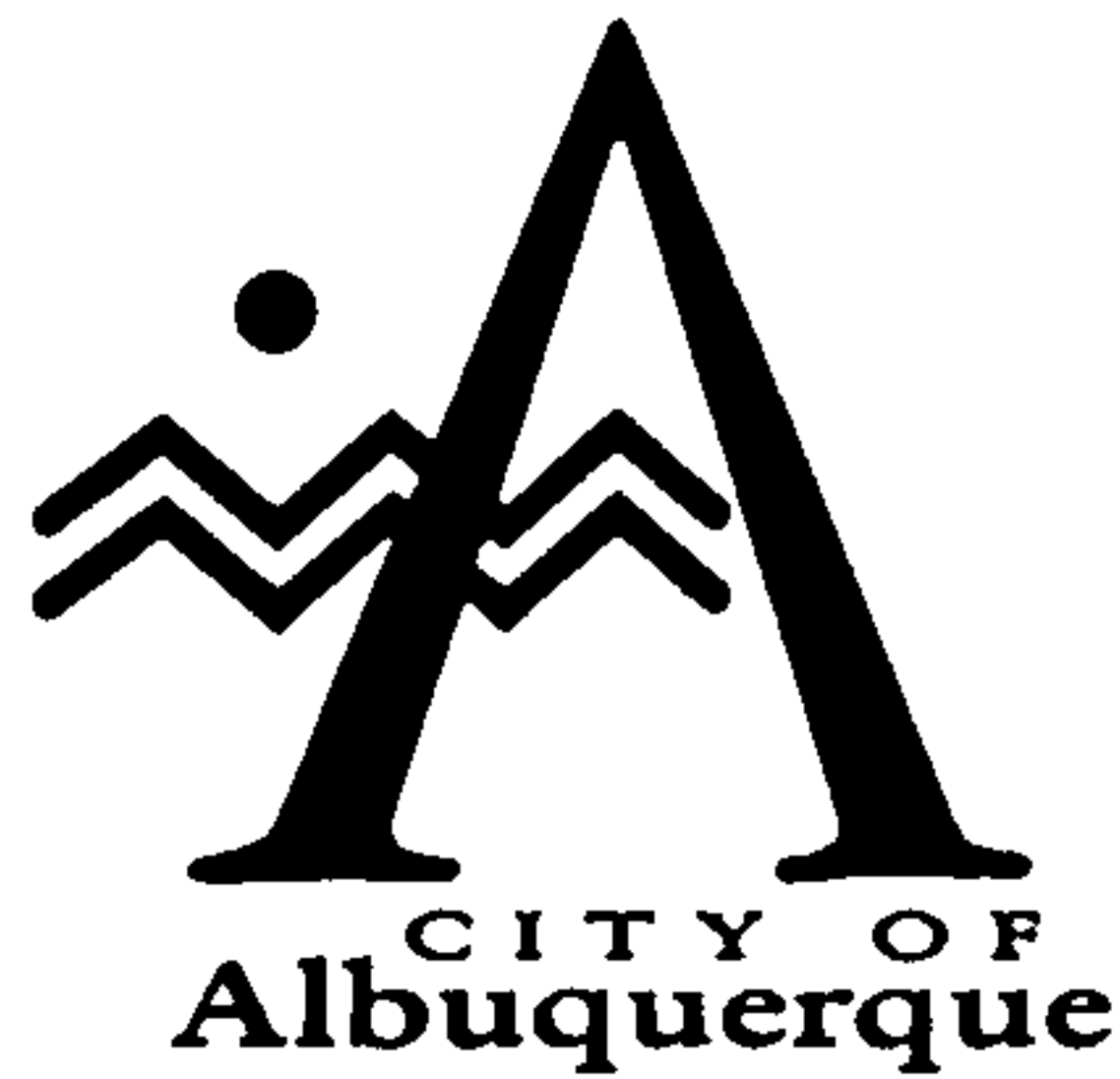
Based on the information provided on your December 8, 1999 submittal, Engineer Certification for the above referenced site is acceptable.

If I can be of further assistance, please feel free to contact me at 924-3330.

C: file

Sincerely,

Andrew Garcia
Drainage Inspector



November 16, 1998

Celia Tomlinson
Rhombus P.A. Inc.
2620 San Mateo NE Suite B
Albuquerque, New Mexico 87110

RE: ENGINEER CERTIFICATION FOR RIO GRANDE OFFICE COMPLEX (H13-D36)
CERTIFICATION STATEMENT DATED 10/20/98

Dear Ms. Tomlinson:

Based on the information provided on your October 20, 1998 submittal, Engineer Certification for the above referenced site is not acceptable for the following reasons:

1. Need confirmation that the SO19 items have been inspected and approved.
2. Fine grading on the ponding areas have not been completed.

Please address the following concerns and recertify.

If I can be of further assistance, please feel free to contact me at 924-3986

C: Andrew Garcia
[File]

Sincerely

Bernie J. Montoya CE
Associate Engineer.

C: Andrew Garcia

Sincerely

Good for You, Albuquerque!



Drainage Information Sheet

PROJECT TITLE: RIO GRANDE OFFICE COMPLEX ZONE ATLAS/DRNG. FILE #: H-13/D36
 DRB #: NONE EPC #: NA WORK ORDER #: NA
 LEGAL DESCRIPTION: TRACT A-1 ALBERT J. MONTE'S SUBDIVISION
 CITY ADDRESS: SW CORNER RIO GRANDE BLVD AND SAN BERNARDINO ROAD NW
 ENGINEERING FIRM: RHOMBUS CONTACT: CELIA TOMLINSON
 ADDRESS: 2620 SAN MATEO NE PHONE: 881-6690
SUITE B 87110
 OWNER: Bob Kantor CONTACT: Bob Kantor
 ADDRESS: 2501 Rio Grande Blvd. NW PHONE: 792-0607
Atlg. Hk. 87107
 ARCHITECT: Robert Ponto CONTACT: Robert Ponto
 ADDRESS: 9505 Decker NW 87114 PHONE: 890-0025
 SURVEYOR: John Miers @ RHOMBUS CONTACT: John Miers
 ADDRESS: 2620 SAN MATEO NE SUITE B PHONE: 881-6690
87110
 CONTRACTOR: Robert Ponto CONTACT: Robert Ponto
 ADDRESS: Same as above PHONE: 890-0025

TYPE OF SUBMITTAL:

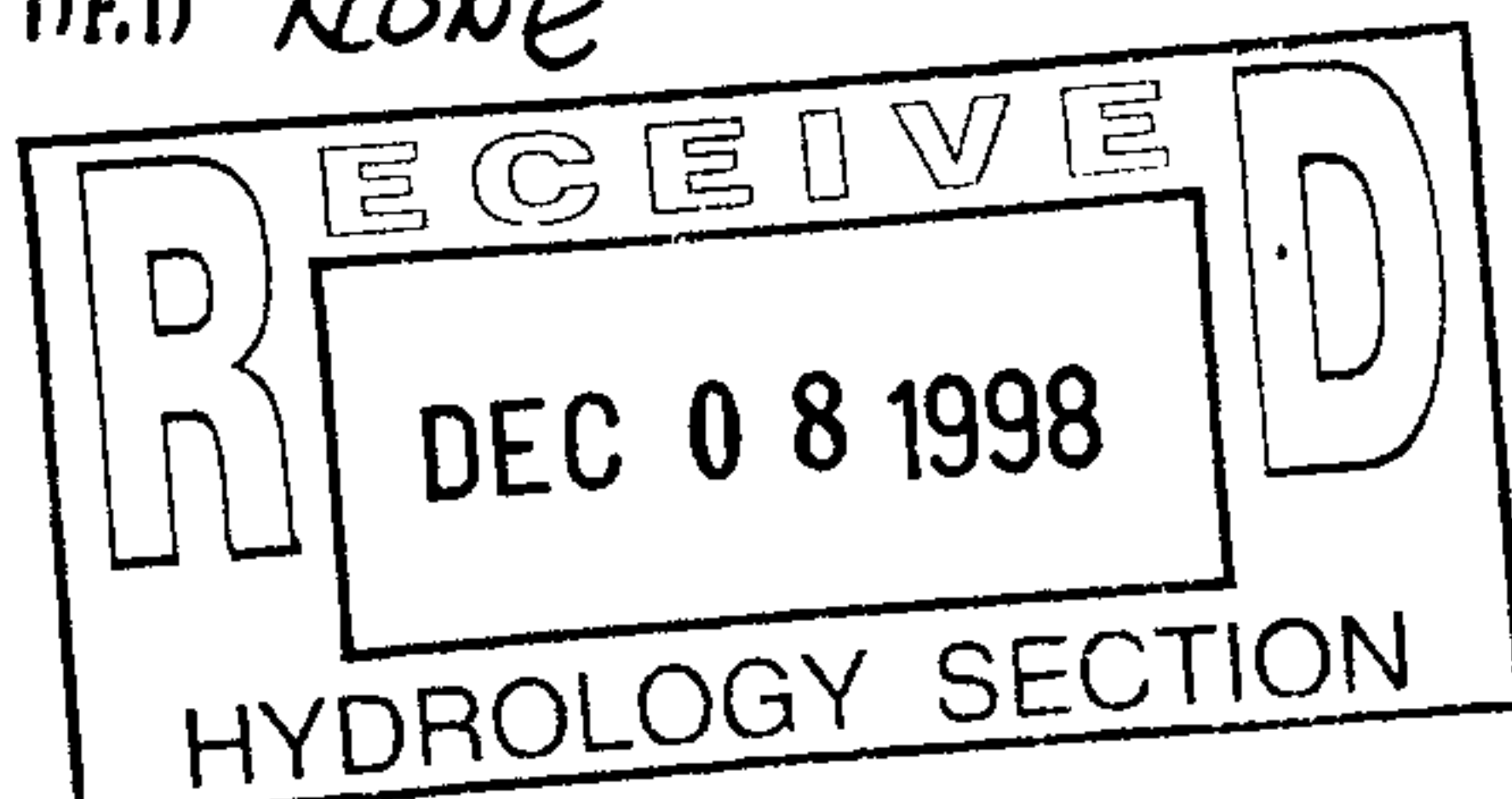
☐ DRAINAGE REPORT
☐ DRAINAGE PLAN
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☒ ENGINEER'S CERTIFICATION
☐ OTHER _____

PRE DESIGN MEETING:

☐ YES

☐ NO

COPY PROVIDED NONE



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
☐ SUBDIVISION CERTIFICATION
☐ OTHER _____ (SPECIFY)

TE SUBMITTED: 12/07/98

BY: Celia P. Ponto

DRAINAGE INFORMATION SHEET

PROJECT TITLE: RIO GRANDE OFFICE COMPLEX ZONE ATLAS/DRNG. FILE #: H-13 36
 DRB #: NONE EPC #: NA WORK ORDER #: NA
 LEGAL DESCRIPTION: TRACT A-1 ALBERT J. MONTE'S SUBDIVISION
 CITY ADDRESS: SW CORNER RIO GRANDE BLVD AND SAN BERNARDINO ROAD NW
 ENGINEERING FIRM: RHOMBUS CONTACT: CELIA TOMLINSON
 ADDRESS: 2620 SAN MATEO NE PHONE: 881-6690
SUITE B 87110
 OWNER: Bob Kantor CONTACT: Bob Kantor
 ADDRESS: 2501 Rio Grande Blvd. NW PHONE: 792-0607
Atlg. Hm. 87107
 ARCHITECT: Robert Ponto CONTACT: Robert Ponto
 ADDRESS: 9505 Denzler NW 87114 PHONE: 890-0025
 SURVEYOR: John Miers @ RHOMBUS CONTACT: John Miers
 ADDRESS: 2620 SAN MATEO NE SUITE B PHONE: 881-6690
87110
 CONTRACTOR: Robert Ponto CONTACT: Robert Ponto
 ADDRESS: Same as above PHONE: 890-0025

TYPE OF SUBMIT

DRAINAGE

DRAINAGE

CONCEPTU/

GRADING

EROSION

☒ ENGINEER

OTHER

PRE DESIGN ME

YES

NO

COPY PROVIDED NONE

ECK 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

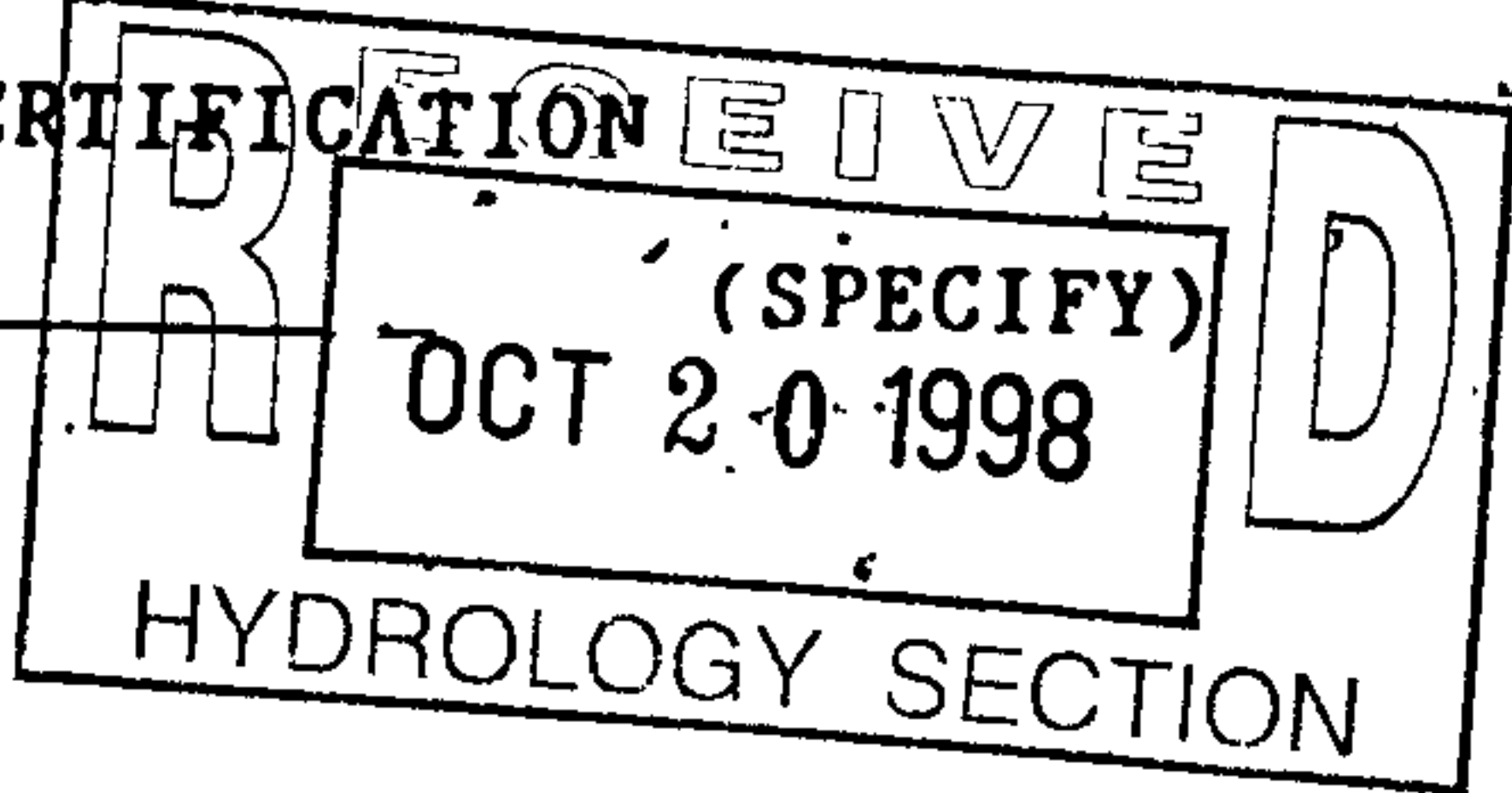
☐ S.A.D. DRAINAGE REPORT

☐ DRAINAGE REQUIREMENTS

☐ SUBDIVISION CERTIFICATION

☐ OTHER

Please deliver to hydrology part of set



DATE SUBMITTED: 10/20/98

BY: Celia J. Ponto



October 5, 1998

Celia Tomlinson PE
Rhombus, Inc.
2620 San Mateo NE
Albuquerque, New Mexico 87110

RE: ENGINEER CERTIFICATION FOR RIO GRANDE OFFICE COMPLEX (H13-D36)
FOR TEMPORARY C.O.

Dear Ms. Tomlinson:

Based on the information provided on your September 3, 1998 submittal, Engineer Certification for the above referenced site is not acceptable for a temporary C.O. because of the following concern:

1. The plan drawing is not acceptable because it has markups with red ink. A blueline copy must be submitted.
2. The final submittal must indicate what the as-built designation will be on the Legend.
3. Concurrence from the sidewalk inspector for the construction within City R/W.

If I can be of further assistance, please feel free to contact me at 924-3986.

C: Andrew Garcia
File ✓

Sincerely

Bernie J. Montoya CE
Associate Engineer

Good for You, Albuquerque!



1 DRAINAGE INFORMATION SHEET

PROJECT TITLE: RIO GRANDE OFFICE COMPLEX ZONE ATLAS/DRNG. FILE #: H-13 36
 DRB #: NONE EPC #: NA WORK ORDER #: NA
 LEGAL DESCRIPTION: TRACT A-1 ALBERT J. MONTE'S SUBDIVISION
 CITY ADDRESS: SW CORNER RIO GRANDE BLVD AND SAN BERNARDINO ROAD NW
 ENGINEERING FIRM: RHOMBUS CONTACT: CELIA TOMLINSON
 ADDRESS: 2620 SAN MATEO NE PHONE: 881-6690
SUITE B 87110
 OWNER: Bob Kantor CONTACT: Bob Kantor
 ADDRESS: 2501 Rio Grande Blvd. NW PHONE: 792-0607
Atlg. Hm. 87107
 ARCHITECT: Robert Ponto CONTACT: Robert Ponto
 ADDRESS: 9505 Deereh NW 87114 PHONE: 890-0025
 SURVEYOR: John Miers @ RHOMBUS CONTACT: John Miers
 ADDRESS: 2620 SAN MATEO NE SUITE B PHONE: 881-6690
87110
 CONTRACTOR: Robert Ponto CONTACT: Robert Ponto
 ADDRESS: Same as above PHONE: 890-0025

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 NONE

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
- ☐ SUBDIVISION CERTIFICATION
- ☐ OTHER _____

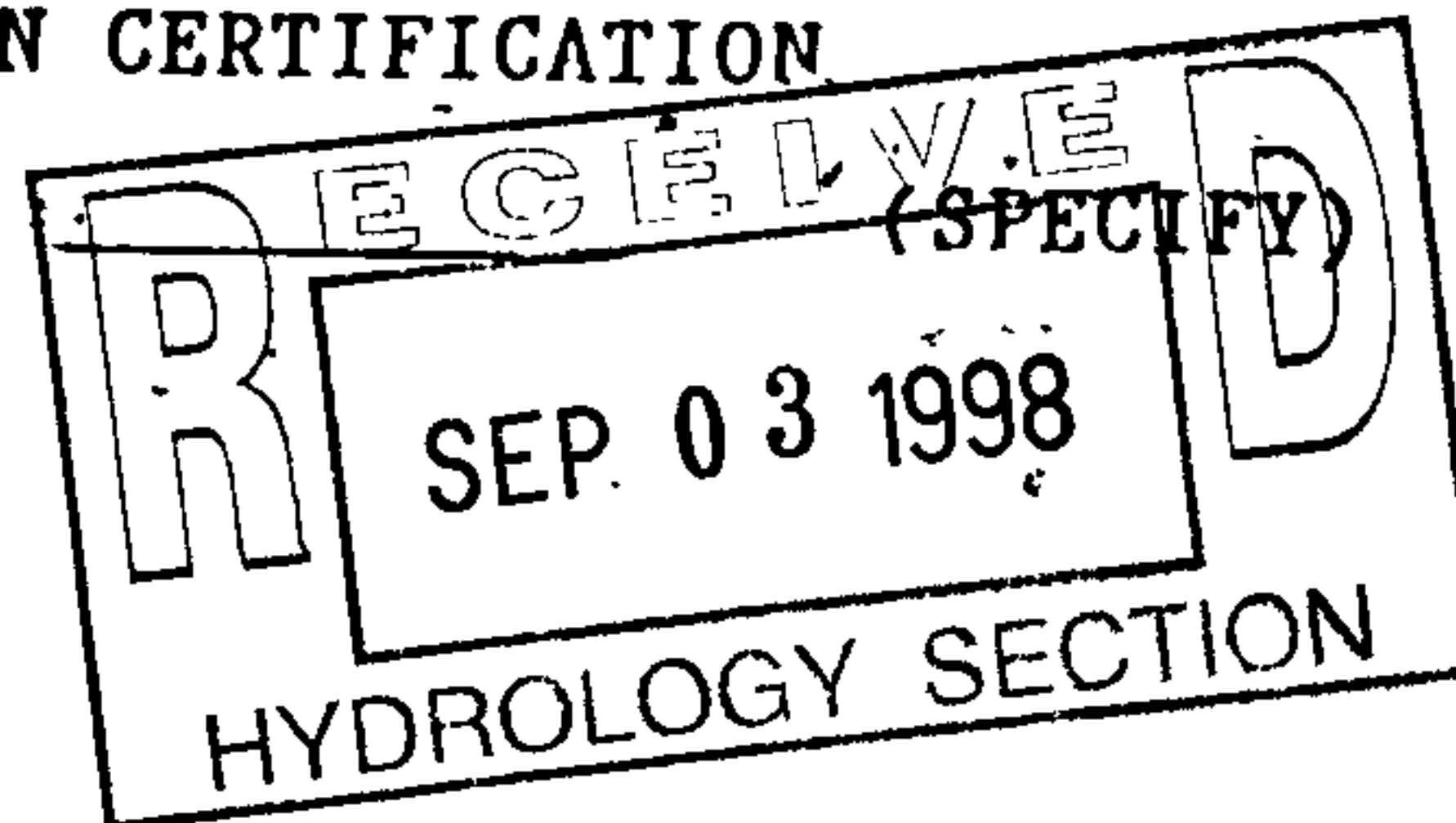
(30-DAY)
TEMPORARY

DATE SUBMITTED:

BY:

9/03/98

Celia J. Ponto





City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

December 18, 1997

Celia Tomlinson, P.E.
Rhombus, Inc.
2620 San Mateo NE
Suite B
Albuquerque, NM 87110

***RE: RIO GRANDE OFFICE COMPLEX (H13-D36). GRADING AND DRAINAGE PLAN
FOR BUILDING AND SO #19 PERMIT APPROVALS. ENGINEER'S STAMP DATED
11-24-97.***

Dear Ms Tomlinson:

Based on the information provided on your December 4, 1997 submittal, the above referenced project is approved for Building and SO #19 Permit.

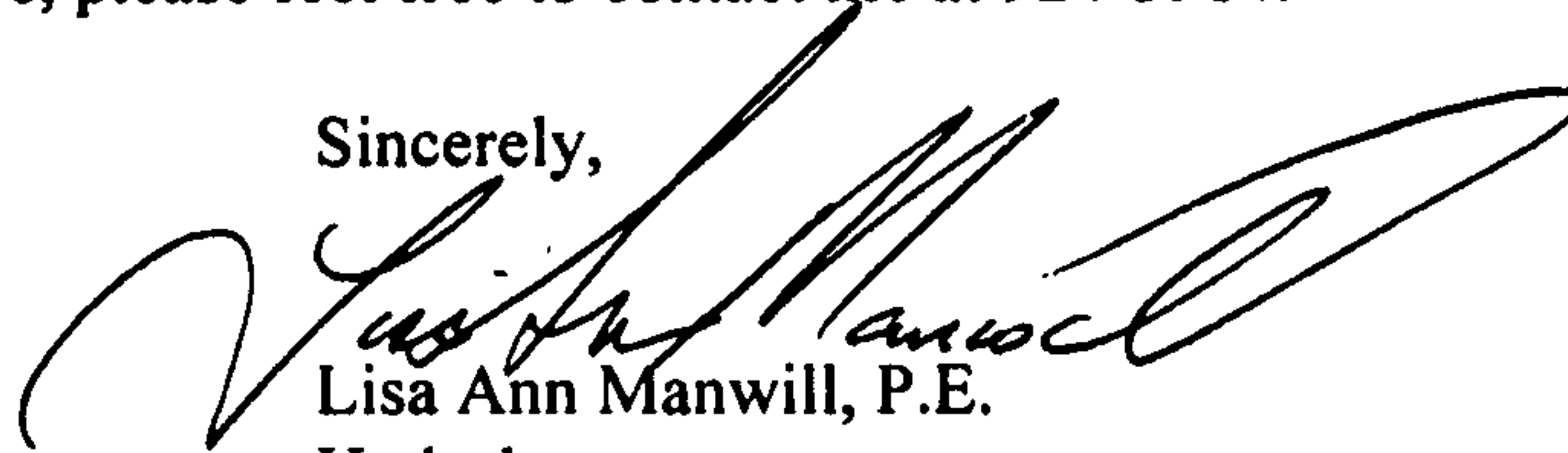
Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

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.

Prior to Certificate of Occupancy, an Engineer's Certification will be required.

If I can be of further assistance, please feel free to contact me at 924-3994.

Sincerely,



Lisa Ann Manwill, P.E.
Hydrology

c: Arlene Portillo
Andrew Garcia

File

**CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT**

December 18, 1997

INTEROFFICE CORRESPONDENCE

HYDROLOGY DIVISION

TO: Desiderio Salas, Street Maintenance Division

FROM: *LAM* Lisa Ann Manwill, P.E. Engineering Associate, PWD

**SUBJECT: PRIVATE DRAINAGE FACILITIES WITHIN PUBLIC RIGHT-OF-WAY
DRAINAGE FILE NUMBER H13-D35.**

Transmitted herewith, is a copy of the approved drainage plan for the referenced project incorporating the SO #19 design.

This plan is being submitted to you for permitting and inspection. Please provide this section with a signed-off copy per the signature block upon construction and acceptance by your office.

As you are aware, the signed off SO #19 is required by this office for Certificate of Occupancy release; therefore your expeditious processing of this plan would be greatly appreciated and would avoid any unnecessary delay in the release of the Certificate of Occupancy.

Thank you for your cooperation and if you should have any questions and/or comments, please feel free to call me at 924-3984.

Attachment

FILE

$$\begin{aligned} &= \frac{1}{2} \left(\frac{1}{2} \right) \\ &= \frac{1}{4} \end{aligned}$$

12/03/97
 ED:
 Julie J. Fontaine

DRAINAGE INFORMATION SHEET

PROJECT TITLE: RIO GRANDE OFFICE COMPLEX ZONE ATLAS/DRNG. FILE #: H-13-1136

DRB #: NONE EPC #: NA WORK ORDER #: NA

LEGAL DESCRIPTION: TRACT A-1 ALBERT J. MONTE'S SUBDIVISION

CITY ADDRESS: SW CORNER RIO GRANDE BLVD AND SAN BERNARDINO ROAD NW

ENGINEERING FIRM: RHOMBUS CONTACT: CELIA TOMLINSON

ADDRESS: 2620 SAN MATEO NE PHONE: 881-6690
SUITE B 87110

OWNER: Bob Kantor CONTACT: Bob Kantor

ADDRESS: 2501 Rio Grande Blvd. NW PHONE: 792-0607
Atlg. nm. 87107

ARCHITECT: Robert Ponto CONTACT: Robert Ponto

ADDRESS: 9505 Deheer NW 87114 PHONE: 890-0025

SURVEYOR: John Miers @ RHOMBUS CONTACT: John Miers

ADDRESS: 2620 SAN MATEO NE SUITE B PHONE: 881-6690
87110

CONTRACTOR: Robert Ponto CONTACT: Robert Ponto

ADDRESS: Same as above PHONE: 890-0025

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
- ☐ SUBDIVISION CERTIFICATION
- ☐ OTHER _____ (SPECIFY)

PRE-DESIGN MEETING:

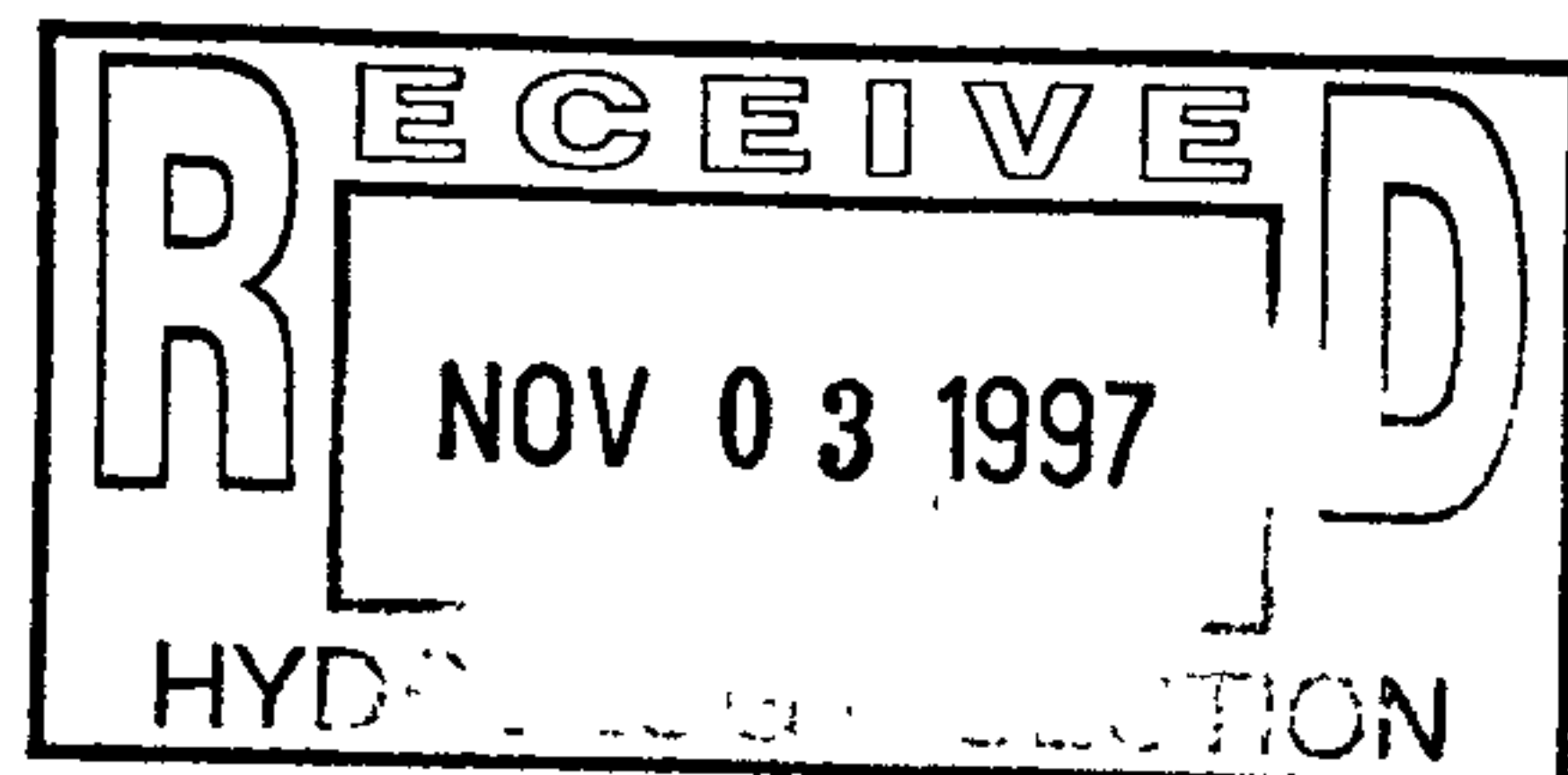
- ☒ YES
- ☐ NO
- ☐ COPY PROVIDED NONE

DATE SUBMITTED:

BY:

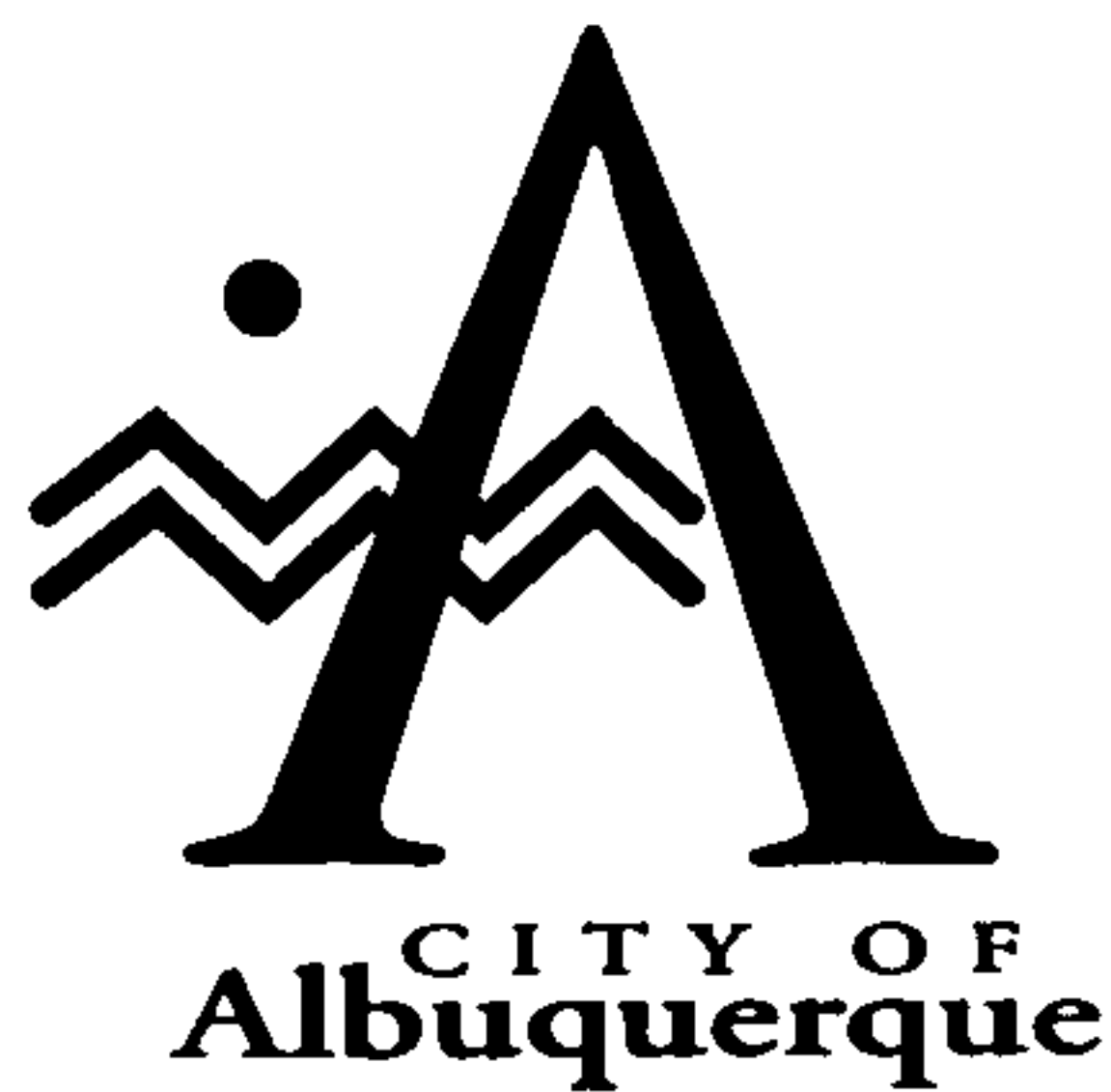
11/3/97
~~10/31/97~~

Celia J. Ponto



Please
Deliver
to Hydrology

PLAZA del SOL
BIDG



November 28, 1997

Martin J. Chávez, Mayor

Celia Tomlinson, P.E.
Rhombus, Inc.
2620 San Mateo NE
Suite B
Albuquerque, NM 87110

**RE: RIO GRANDE OFFICE COMPLEX (H13-D36). GRADING AND DRAINAGE PLAN
FOR FOUNDATION PERMIT. ENGINEER'S STAMP DATED 11-1-97.**

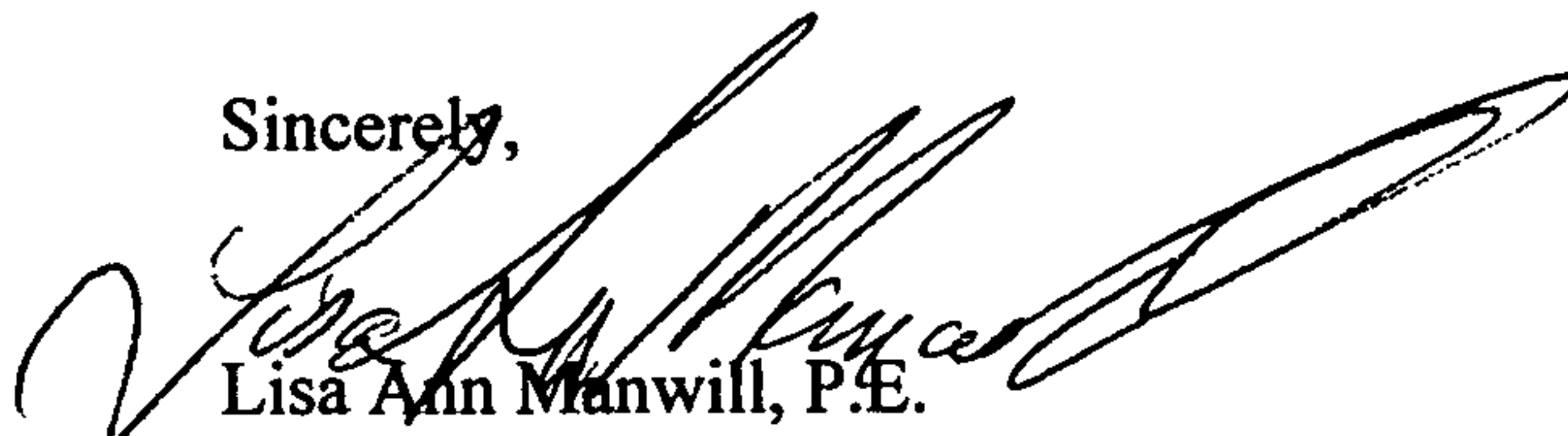
Dear Ms Tomlinson:

Based on the information provided on your November 3, 1997 submittal, the above referenced project is approved for Foundation Permit.

Prior to Building or SO #19 Permit, you must identify the size and type of discharge pipe. Refer to City of Albuquerque Standard Detail for the curb penetration.

If I can be of further assistance, please feel free to contact me at 924-3984.

Sincerely,



Lisa Ann Manwill, P.E.
Hydrology

c: Andrew Garcia
File

Good for You, Albuquerque!



PROJECT TITLE: RIO GRANDE OFFICE ZONE ATLAS/DRNG. FILE #: H-13 036

LEGAL DESCRIPTION: TRACT A-1 ALBERT J MONTE'S SUBDIVISION

ENGINEERING FIRM: RHOMBUS CONTACT: CELIA TAYLOR

ADDRESS: 2620 SAN MATEO NE PHONE: 881-6690

OWNER: Bob Kantor CONTACT: Bob Kantor

ARCHITECT: Robert Ponto

SURVEYOR: John Miers @ RHOMBUS CONTACT: John Miers

CONTRACTOR: Robert Ponto CONTACT: Robert Ponto

ADDRESS: Same as above PHONE: 890-0025

CHECK TYPE OF APPROVAL SOUGHT:

X DRAINAGE PLAN

X GRADING PLAN

----- ENGINEER'S CERTIFICATION

OTHER _____

____ SKETCH PLAT APPROVAL

____ PRELIMINARY PLAT APPROVAL

____ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL.

FINAL PLAT APPROVAL

BUILDING PERMIT APPROVAL

_____ GRADING PERMIT APPROVAL

S.A.D. DRAINAGE REPORT

_____ DRAINAGE REQUIREMENTS

SUBDIVISION CERTIFICATION

 SUBDIVISION CERTIFICATION
OTHER (SPECIFY)

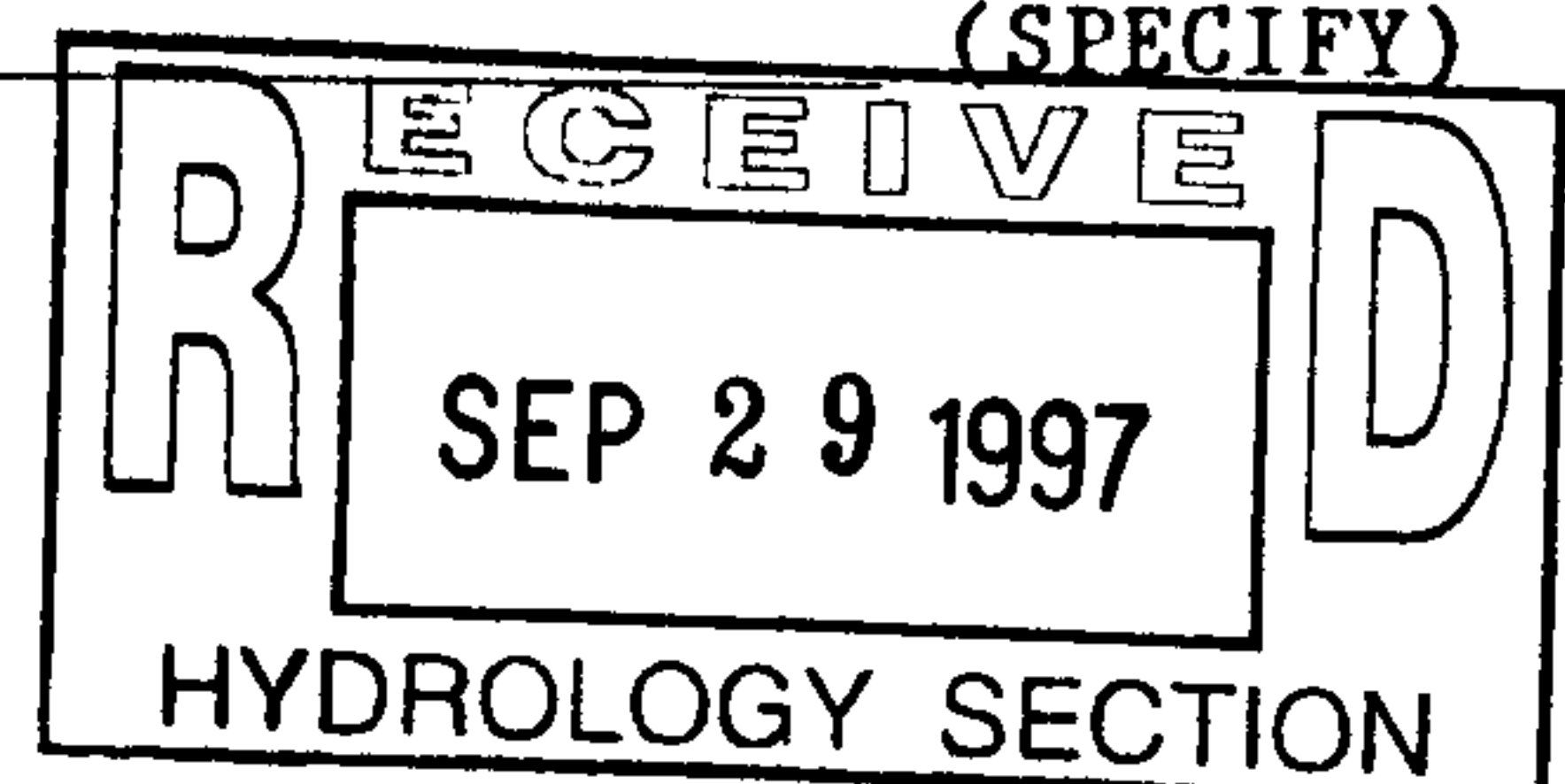
X YES

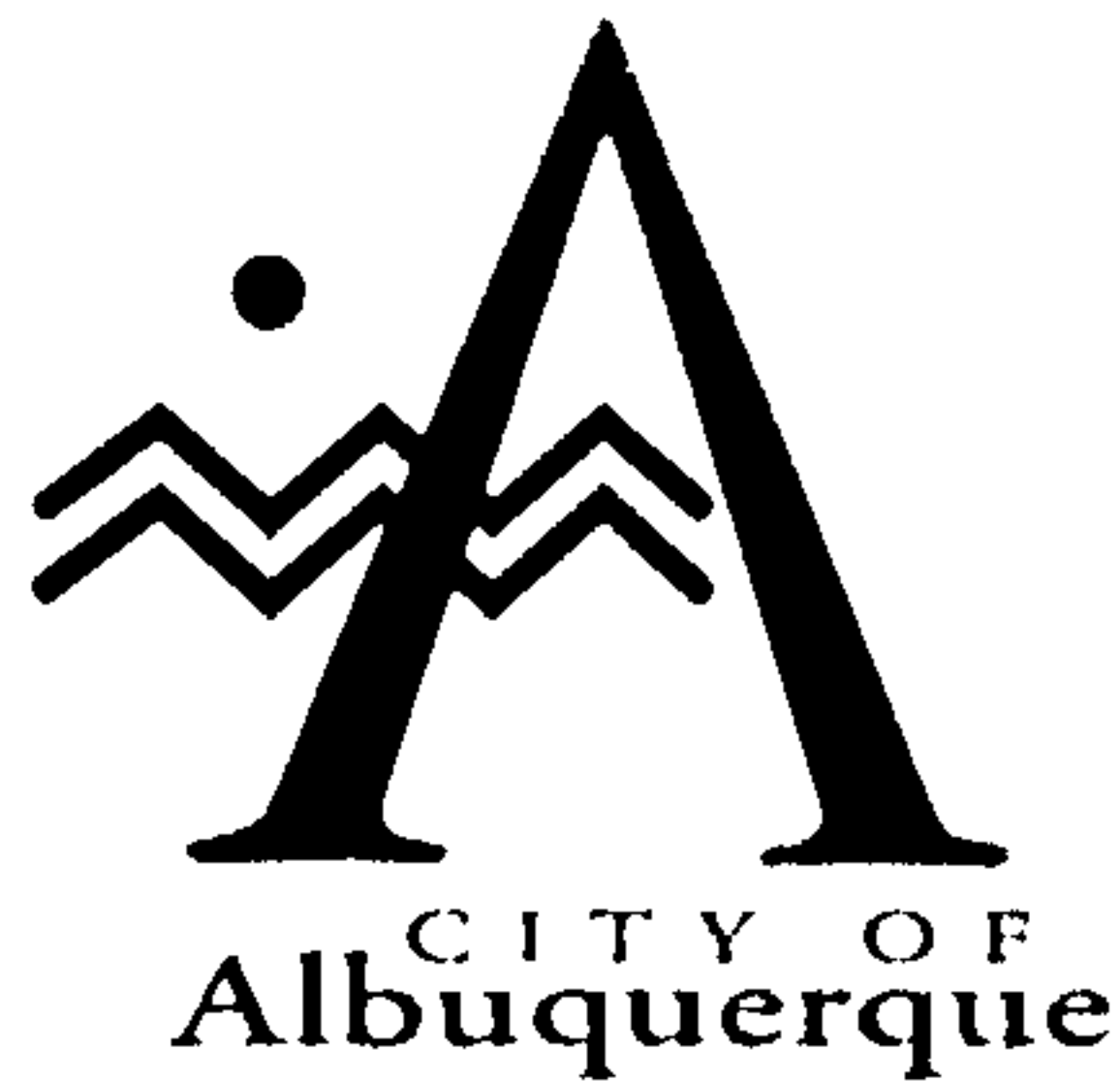
COPY PROVIDED

RECEIVED OCT 1 PROVIDED REPLY

BY: Colin J. Fontana

BY: Celia J. Fontana





October 15, 1997

Martin J. Chávez, Mayor
Celia Tomlinson
Rhombus, Inc.
2620 San Mateo NE
Suite B
Albuquerque, NM 87110

**RE: RIO GRANDE OFFICE COMPLEX (H13-D36). GRADING AND DRAINAGE PLAN
FOR FOUNDATION PERMIT. ENGINEER'S STAMP DATED 9-28-97.**

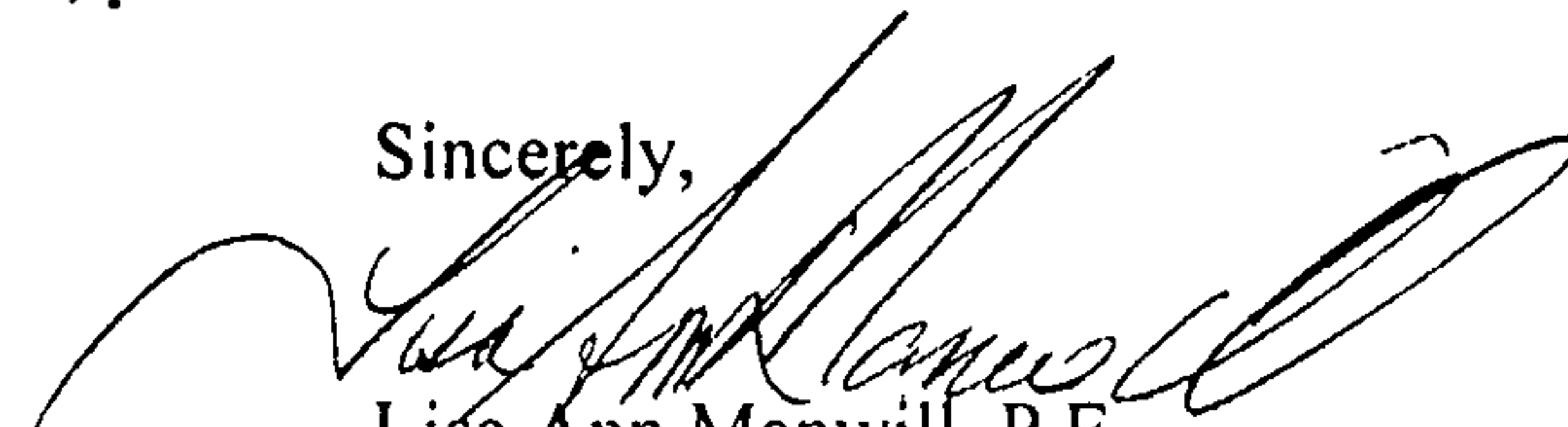
Dear Ms Tomlinson:

Based on the information provided on your September 29, 1997 submittal, City Hydrology has the following comments:

1. You can not tie into the back of an existing inlet with 6-inch PVC. A 12-inch RCP will be required.
2. You will need to show that there is capacity in the storm drain system on Rio Grande Blvd. for your increase in flow and volume. You may be required to pond and control your discharge to the existing system by using an orifice plate.
3. In general, your site and pipe are too flat. You will probably have to use some fill on this site. Both the site and the pipe should have a minimum slope of 0.5%. As you probably know, even the minimum slope requirements are difficult to build and drain.
4. According to your conclusion, this site follows historical drainage patterns. By comparing your proposed and existing contours, the drainage pattern has changed.
5. Two copies of the grading plan are required to process the SO #19 Permit

If I can be of further assistance, please feel free to contact me at 924-3984.

Sincerely,



Lisa Ann Manwill, P.E.
Hydrology

c: Andrew Garcia

 File

Good for You, Albuquerque!

