



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 30, 2003

Steve Morrow, P.E.
Brasher & Lorenz, Inc.
2201 San Pedro NE Bldg. 1 Suite 210
Albuquerque, New Mexico 87110

RE: DAVID SANDOVAL OFFICE (H-13/D44)
(1613 Indian School Rd NW)
ENGINEERS CERTIFICATION FOR CERTIFICATE OF OCCUPANCY
ENGINEERS STAMP DATED 8/8/2002
ENGINEERS CERTIFICATION DATED 4/25/2003

Dear Mr. Morrow:

Based upon the information provided in your Engineers Certification submittal dated 4/28/2003, the above referenced site is approved for a Permanent Certificate of Occupancy.

If I can be of further assistance, please contact me at 924-3981.

Sincerely,

Teresa A. Martin
Hydrology Plan Checker
Development & Bldg. Ser. Division
Gvb

C: Certificate of Occupancy Clerk, COA
drainage file
approval file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Sandoval Office ZONE MAP/DRG. FILE #: H13/D44
 DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Portions of Lots 9+10, Blk. 5 Glenway Park Addn.
 CITY ADDRESS: 1613 Indian School NW

ENGINEERING FIRM: Brasler & Lorenz
 ADDRESS: 2201 Sun Pkwy NE
 CITY, STATE: Albany NM

CONTACT: Steve Morra
 PHONE: 888-6088
 ZIP CODE: 87100

OWNER: David Sandoval
 ADDRESS: 1613 Indian School NW
 CITY, STATE: Albany NM

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

ARCHITECT: Shiver Const.
 ADDRESS: 100 Tean SE
 CITY, STATE: Albany NM

CONTACT: B. Ross
 PHONE: 344-3461
 ZIP CODE: 87102

SURVEYOR: NA
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

CONTRACTOR: Shiver Const.
 ADDRESS: 100 Tean SE
 CITY, STATE: Albany NM

CONTACT: B. Ross
 PHONE: 344-3461
 ZIP CODE: 87102

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

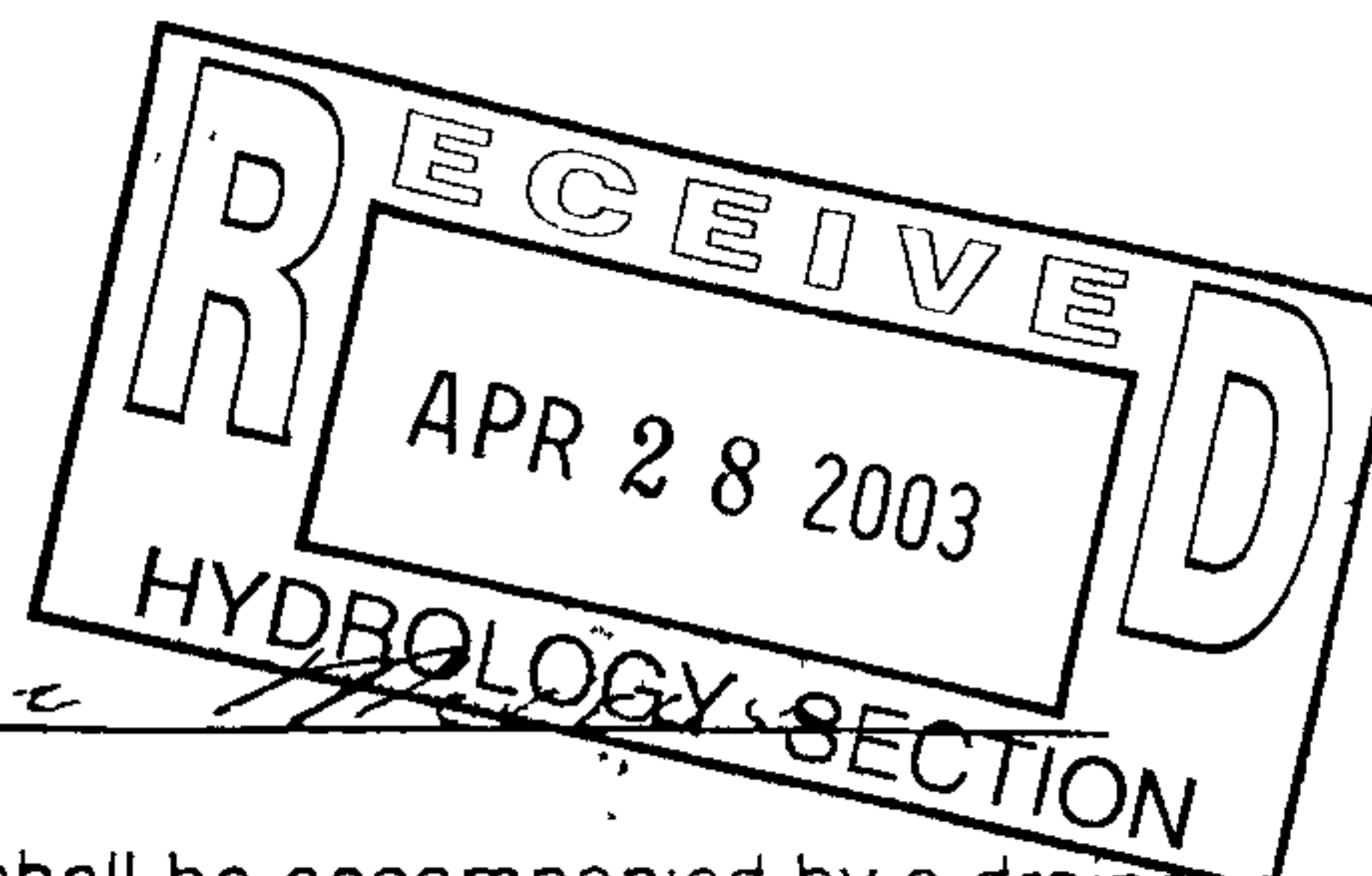
CHECK TYPE OF APPROVAL SOUGHT:

- ☐ 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: 4-25-03 BY: Steve Morra



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

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 9, 2003

Steve Morrow, P.E.
Brasher & Lorenz, Inc.
2201 San Pedro NE Bldg. 1 Suite 210
Albuquerque, New Mexico 87110

RE: DAVID SANDOVAL OFFICE (H-13/D44)
(1613 Indian School Rd NW)
CERTIFICATE OF OCCUPANCY APPROVAL-*Temporary*
ENGINEERS CERTIFICATION DATED 4/9/2003

Dear Mr. Morrow:

Based on the information provided in your submittal dated 4/9/2003, the above referenced project is approved for a **TEMPORARY** Certificate of Occupancy.

A Temporary Certificate of Occupancy has been issued for 30 days, allowing the remaining drainage issues to be completed within this time scope.

After the outstanding drainage issues have been addressed, a final submittal of the Engineers Certification will be required for issuance of a Permanent Certificate of Occupancy.

If I can be of further assistance, please feel free to contact me at 924-3981.

Sincerely,

Teresa A. Martin

Hydrology Plan Checker

Development and Building Services Division

Bub

c: Certificate of Occupancy Clerk, COA
✓ Drainage file
Approval file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Sandoval Office ZONE MAP/DRG. FILE #: H13/D44
DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Portions of Lots 9+10, Blk 5, Glenway Park Addn.
CITY ADDRESS: 1613 Indian School NW

ENGINEERING FIRM: Brasher & Lorenz
ADDRESS: 2201 San Pedro NE
CITY, STATE: Albany N.M.

CONTACT: Steve Morrow
PHONE: 888-6088
ZIP CODE: 87100

OWNER: David Sandoval
ADDRESS: 1613 Indian School NW
CITY, STATE: Albany N.M.

CONTACT: _____
PHONE: _____
ZIP CODE: _____

ARCHITECT: Shiver Constr.
ADDRESS: 100 Tean SE
CITY, STATE: Albany N.M.

CONTACT: B. Ross
PHONE: 344-3461
ZIP CODE: 87102

SURVEYOR: NA
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

CONTRACTOR: Shiver Constr.
ADDRESS: 100 Tean SE
CITY, STATE: Albany N.M.

CONTACT: B. Ross
PHONE: 344-3461
ZIP CODE: 87102

CHECK TYPE OF SUBMITTAL:

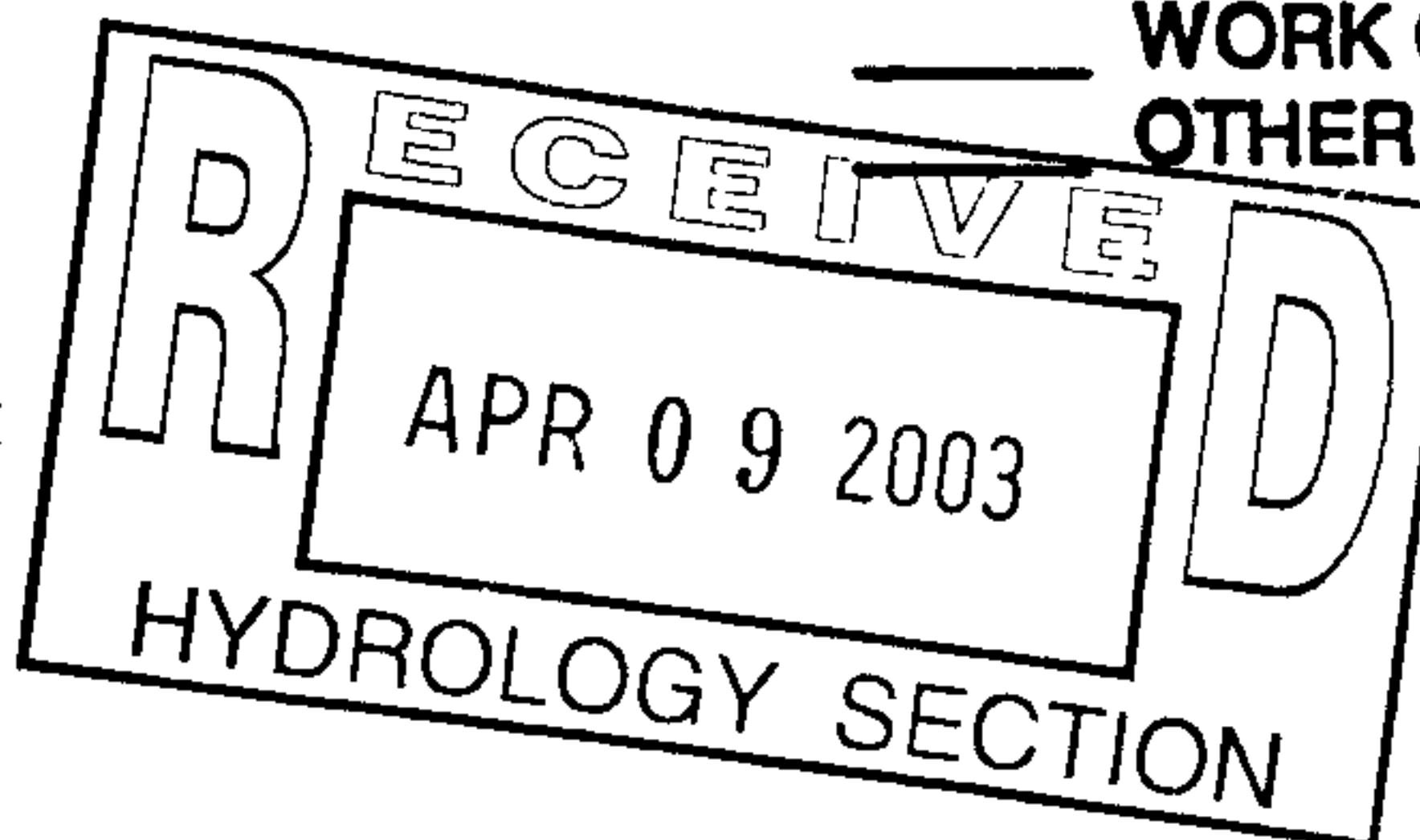
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- ☒ DRAINAGE PLAN 1st SUBMITTAL, **REQUIRES TCL or equal**
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

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- ☐ PRELIMINARY PLAT APPROVAL
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- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
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- ☐ FOUNDATION PERMIT APPROVAL
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- ☒ 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: 4-9-03 BY: Steve Morrow

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

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

September 5, 2002

Dennis A. Lorenz, P.E.
Brasher & Lorenz Consulting Engineers
2201 San Pedro NE
Bldg. 1, Suite 1200
Albuquerque, NM 87110

**Re: David Sandoval Office (1613 Indian School Road NW) Grading & Drainage Plan,
Engineer's stamp dated 8/08/02, Submitted to Hydrology for Building Permit approval
(H13/D44)**

Dear Mr. Lorenz,

Based on the information provided in your submittal dated August 8, 2002, City Hydrology approves the above referenced plan for Building Permit. Please attach a copy of this approved plan to the building permit set before sign-off by Hydrology.

Before release of the Certificate of Occupancy, the Engineer's Certification of the grading and drainage plan per the DPM checklist will be required.

If you have any questions, please call me at 924-3988.

Sincerely,

Nancy Musinski, P.E.
Hydrology/Utility Development
City of Albuquerque Public Works

cc: Terri Martin – City of Albuquerque
file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/11/2002)

H-13/D44

PROJECT TITLE: <u>SANDOVAL OFFICE</u>		ZONE MAP/DRG. FILE #: <u>H-13</u>
DRB #: _____	EPC#: _____	WORK ORDER#: _____
LEGAL DESCRIPTION: <u>PORTIONS OF LOTS 9+10, BLKS, GLENWAY PARK ADDN</u>		
CITY ADDRESS: <u>1613 INDIAN SCHOOL NW</u>		
ENGINEERING FIRM: <u>BRASHER + LORENZ</u>		CONTACT: <u>B. LORENZ</u>
ADDRESS: <u>2201 SAN PEDRO NE</u>		PHONE: <u>800-6088</u>
CITY, STATE: <u>ALBU NM</u>		ZIP CODE: <u>87110</u>
OWNER: <u>DAVID SANDOVAL</u>		CONTACT: _____
ADDRESS: <u>1613 INDIAN SCHOOL NW</u>		PHONE: _____
CITY, STATE: <u>ALBU NM</u>		ZIP CODE: _____
ARCHITECT: <u>SHIVER CONSTR</u>		CONTACT: <u>B. ROSS</u>
ADDRESS: <u>100 120N SE</u>		PHONE: <u>344 3461</u>
CITY, STATE: <u>ALBU NM</u>		ZIP CODE: <u>87102</u>
SURVEYOR: <u>NA</u>		CONTACT: _____
ADDRESS: _____		PHONE: _____
CITY, STATE: _____		ZIP CODE: _____
CONTRACTOR: <u>SHIVER CONSTR</u>		CONTACT: <u>B. ROSS</u>
ADDRESS: <u>100 120N SE</u>		PHONE: <u>344 3461</u>
CITY, STATE: <u>ALBU NM</u>		ZIP CODE: <u>87102</u>

CHECK TYPE OF SUBMITTAL:

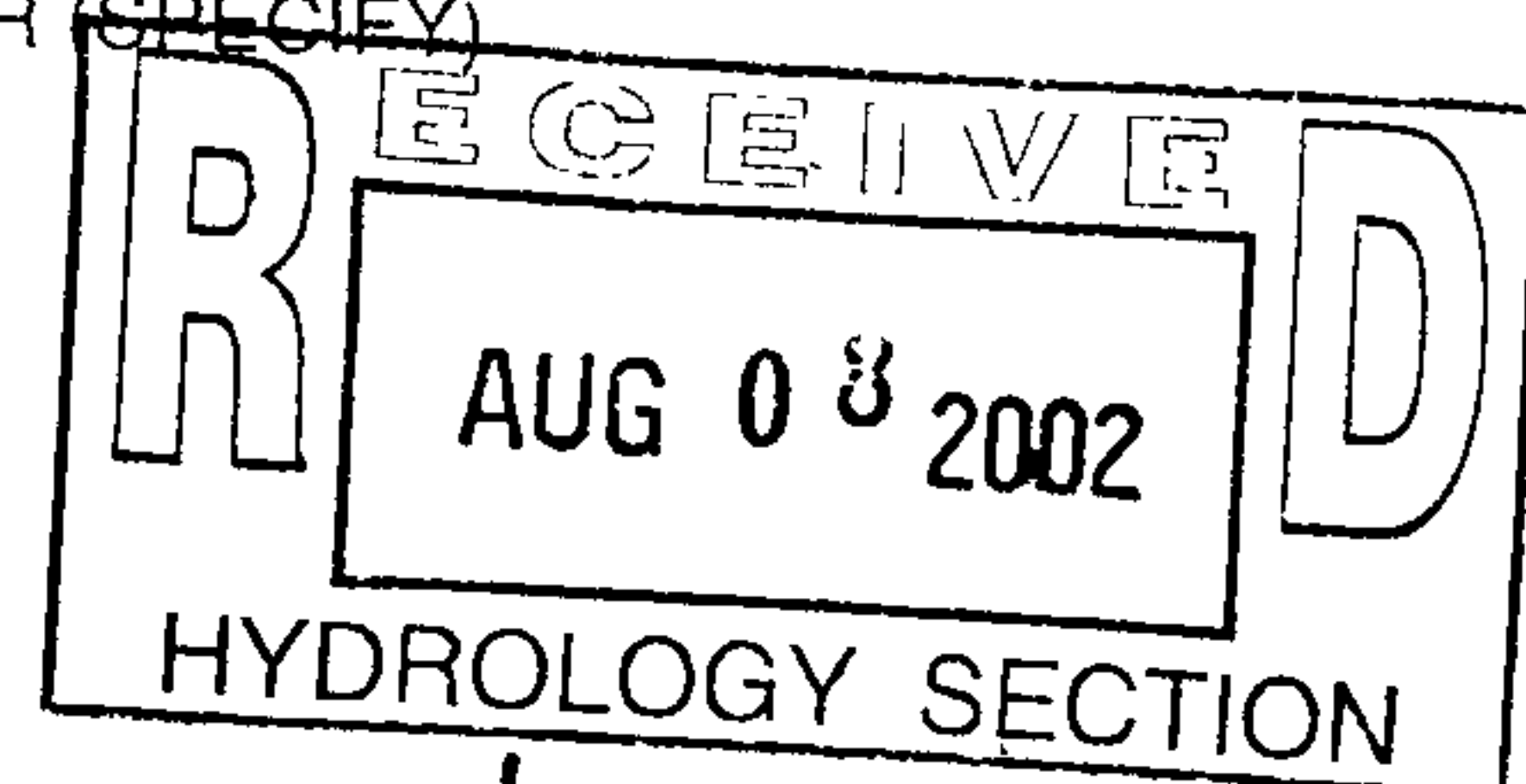
- ☒ DRAINAGE REPORT
- ☒ DRAINAGE PLAN
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
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CHECK TYPE OF APPROVAL SOUGHT:

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- ☐ 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: 8.8.02 BY: DENNIS LORENZ

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***

April 22, 2003

Kent Trauernicht, Registered Architect
1412 Broadway NE
Albuquerque, NM 87102

Re: Certification Submittal for Final Building Certificate of Occupancy for
New Office for David Sandoval, [H-13 / D44]
1609 Indian School NW
Architect's Stamp Dated 04/17/03

Dear Mr. Trauernicht:

The TCL / Letter of Certification submitted on April 21, 2003 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 AND TRANSPORTATION INFORMATION SHEET
(REV. 1/11/2002)

H-13/D44

PROJECT TITLE: NEW OFFICE FOR DAVID SANDOVAL ZONE MAP/DRG. FILE #: H-13
ORB #: N/A EPC#: N/A WORK ORDER#: _____
LEGAL DESCRIPTION: Portions of Lot 9 & 10, Block 5, Glenway Park
CITY ADDRESS: 1609 Indian School NW
ENGINEERING FIRM: Hydrology - BRASHER LORENZ CONTACT: DENNIS or STEVE
ADDRESS: 2201 SAN PEDRO PHONE: 888-6088
CITY, STATE: Bldg 1 St 1200 ZIP CODE: _____
OWNER: DAVID SANDOVAL CONTACT: DAVID
ADDRESS: 142 HARVARD SE PHONE: 401-2075
CITY, STATE: Alb., NM 87102 ZIP CODE: _____
ARCHITECT: KENT TRAURNICHT CONTACT: Rich
ADDRESS: 1412 BROADWAY NE PHONE: 344-3461
CITY, STATE: Alb., NM ZIP CODE: 87102
SURVEYOR: SEE HYDRO ENGINEER CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____
CONTRACTOR: SHIVER CONSTRUCTION CONTACT: Rich
ADDRESS: 1412 BROADWAY Bldg PHONE: 344-3461
CITY, STATE: Alb., NM ZIP CODE: 87102

CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
☐ CLOMR/LOMR
☒ TRAFFIC CIRCULATION LAYOUT (TCL)
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☐ ENGINEER'S CERTIFICATION (DRB APPR SITE PLAN)
☐ OTHER

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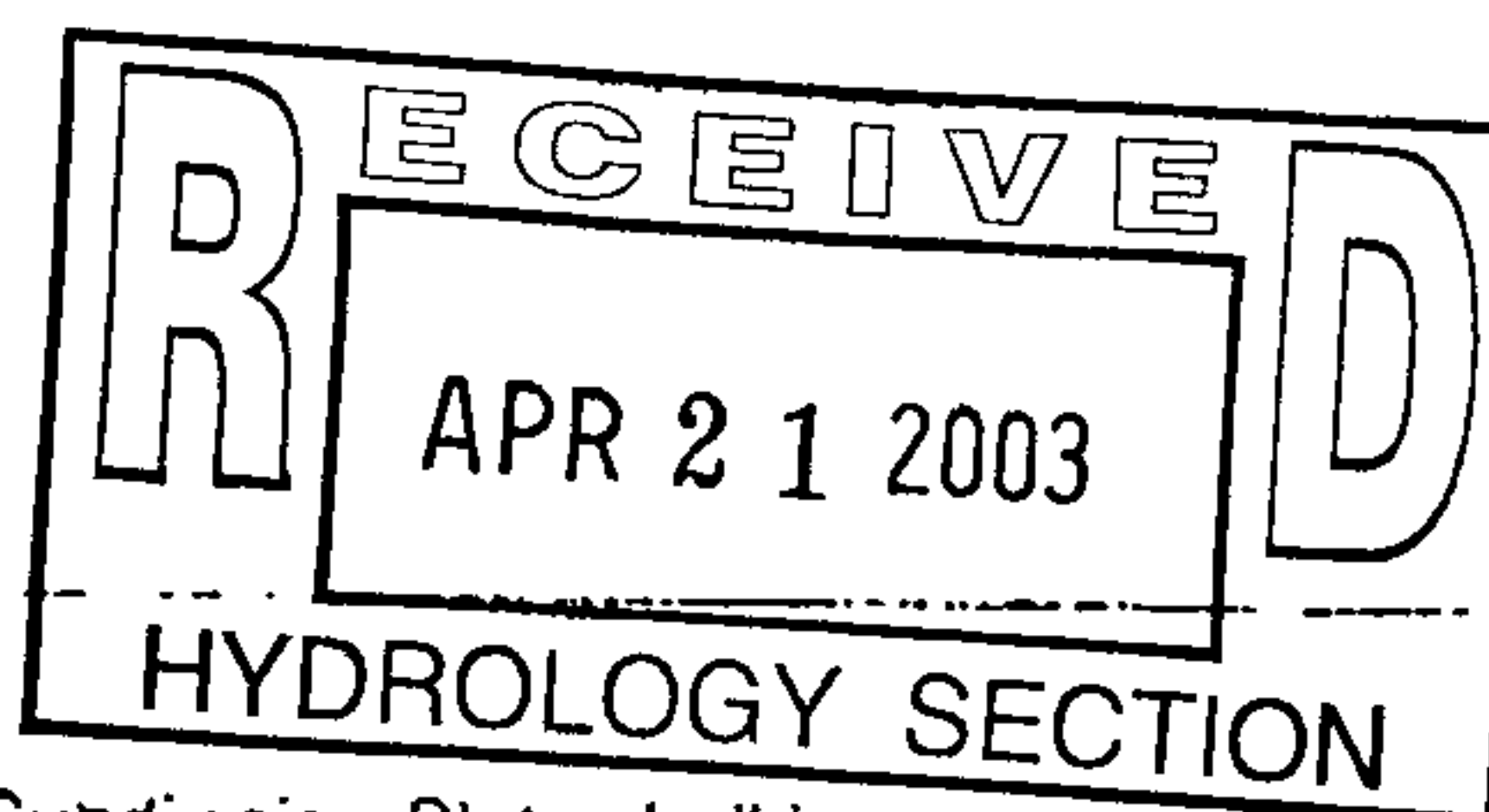
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☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
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☐ CERTIFICATE OF OCCUPANCY (TEMP.)
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☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
☐ NO
☐ COPY PROVIDED

DATE SUBMITTED _____

BY _____



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



P.O. BOX 3366
ALBUQUERQUE, NM 87190
TELE: (505) 281-9660
FAX: (505) 286-1055

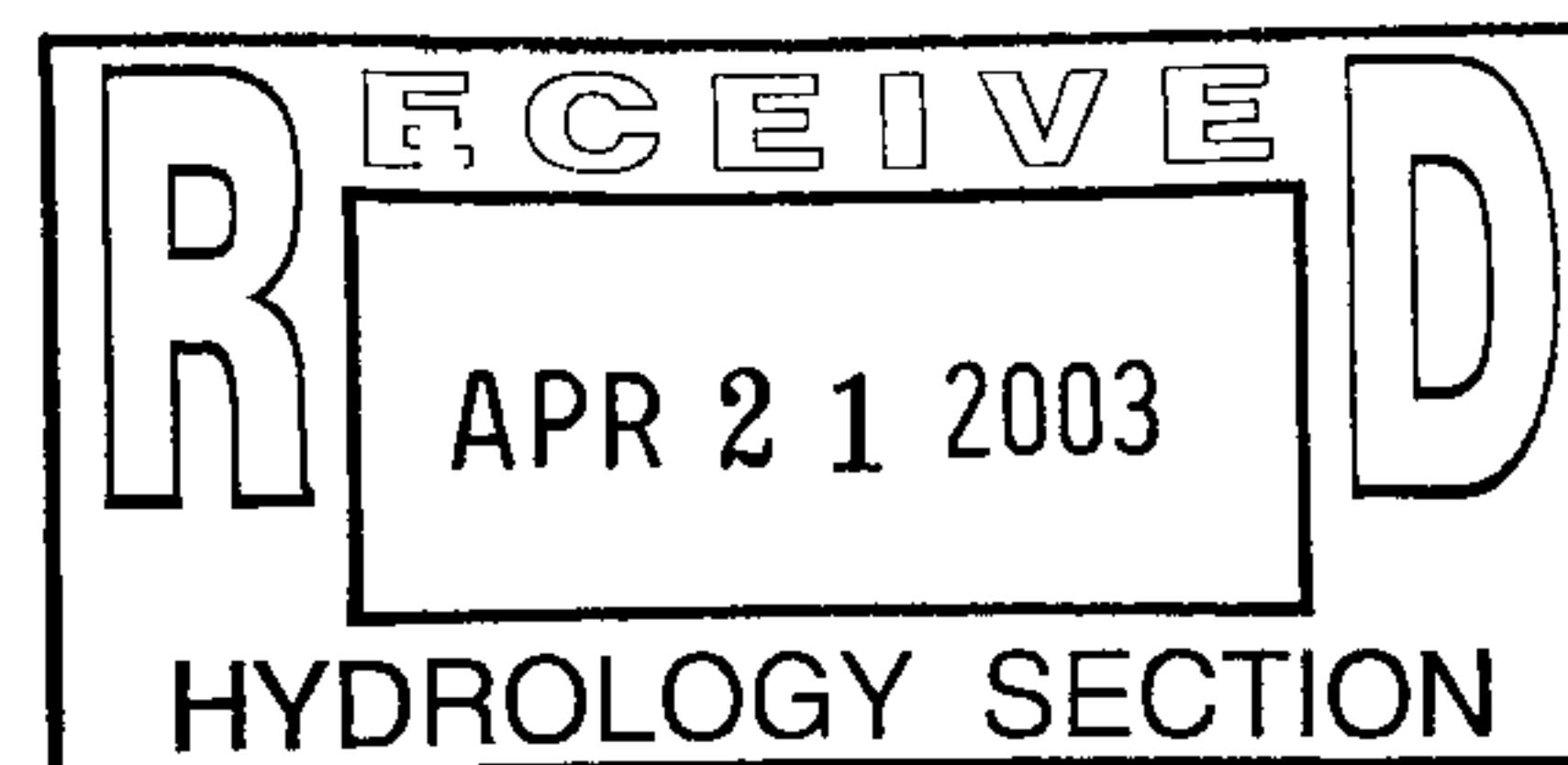
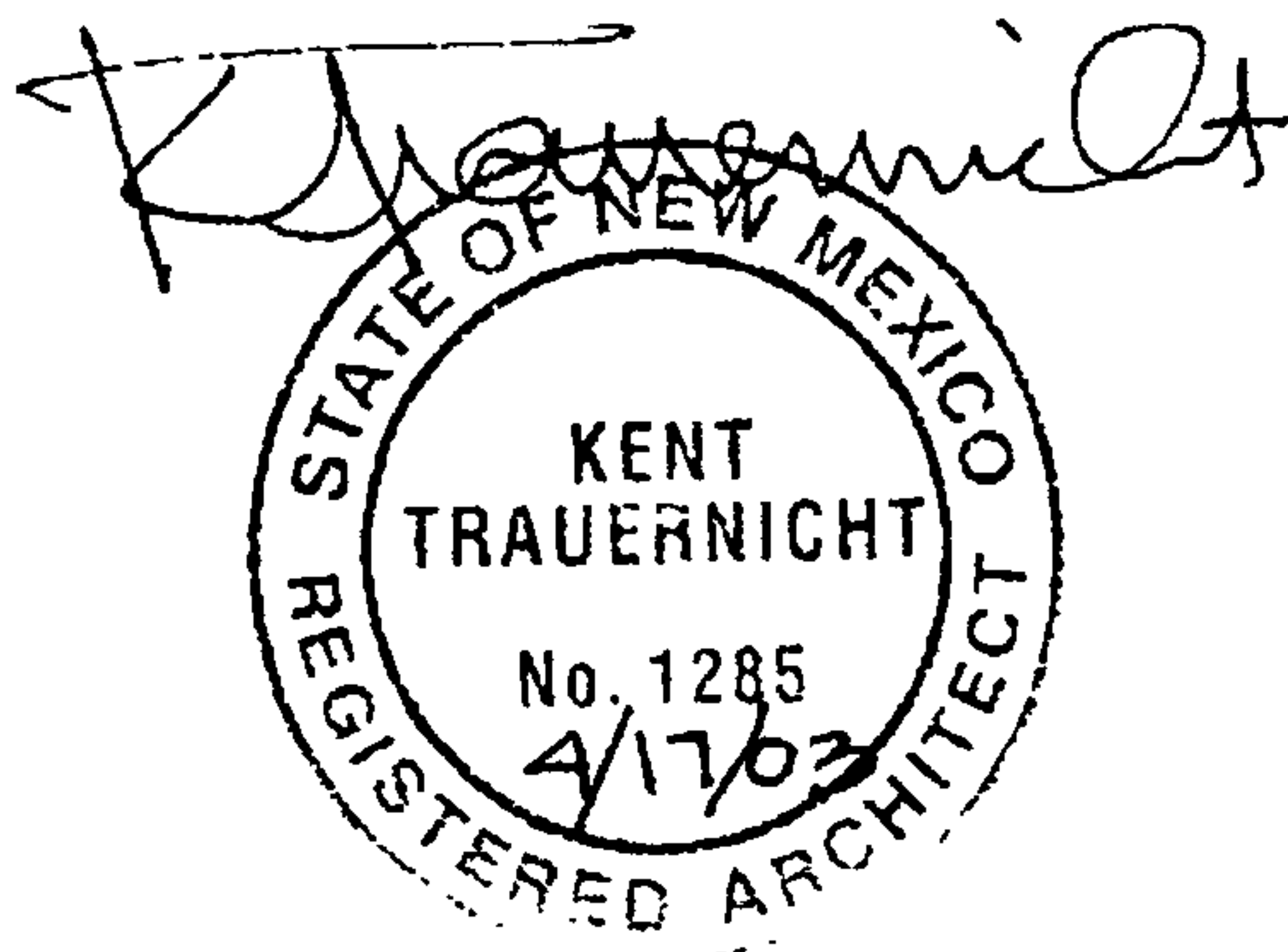
April 17, 2003

City of Albuquerque
Public Works Department
Transportation Development Services
600 2nd Street NW
Albuquerque, NM 87102

RE: Traffic Circulation Layout – Certification
COA BP# 0211540
David Sandoval Food Prep Facility
1609 Indian School Rd NW
Albuquerque, NM 87107

I have visited the completed project and to the best of my knowledge and information it appears to be in substantial compliance with the intent of the design concepts and the construction documents, as approved by the City for traffic circulation and parking.
- Minor site changes were affected during the construction of this project and have no adverse impact to the site and its ability to comply with the approved plan. Those relying upon this record are advised to obtain independent verification of its accuracy before using it for any other purpose.

This document neither expresses nor implies a warranty.





City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Planning Department

Transportation Development Services Section

November 6, 2002

Kent Traurnicht, Registered Architect
100 Iron ave. SE
Albuquerque, NM 87102

Re: Traffic Circulation Layout (TCL) Submittal for Building Permit Approval for
Office for David Sandoval, [H13 / D44] —
1609 Indian School rd. NE —
Architect's Stamp Dated 8-30-02

Dear Mr. Trauernicht:

The TCL submittal dated Nov. 1, 2002 is approved, stamped and signed as such. Two copies will be required: one for each of the two building permit plans and the original to be used for certification of the site for final C.O. for Transportation.

A copy of the approved TCL marked up showing incomplete work remaining, along with a letter of certification is required prior to issuance of Temporary C.O.

When site is complete and a Final C.O. is needed, a letter of certification stating site was built in substantial compliance needs to be attached to your stamped, approved TCL or TCL must be stamped with the designer's seal for the certification. Seal must be signed and dated for that submittal. Submit this package with a completed Drainage 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 Final C.O. has been issued to the superintendent, call Building Safety at 924-3306.

Sincerely,

Richard Dourte, PE
Development and Building Services
Planning Department

c: file
Hydrology file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 1/11/2002)

H-13/D 44

PROJECT TITLE OFFICE FOR DAVID SANDOVAL ZONE MAP/DRG. FILE # H-13
 DRB # N/A EPC# N/A WORK ORDER# N/A

LEGAL DESCRIPTION Portions of Lots 9 & 10, BLOCK 5, GLENWAY PARK ADDITION
 CITY ADDRESS _____

ENGINEERING FIRM: (G&D) BRASHER & LORENZ
 ADDRESS 2201 SAN PEDRO NE Bldg 1, St 1200
 CITY, STATE: Alb., NM

CONTACT: DENNIS LORENZ
 PHONE: 888-6088
 ZIP CODE: 87110

OWNER: DAVID SANDOVAL
 ADDRESS: 1609 INDIAN SCHOOL RD NE
 CITY, STATE: Alb., NM

CONTACT: MR. SANDOVAL
 PHONE: 401-2075
 ZIP CODE: 87107

ARCHITECT: KENT TRAURNICHT (AKT ARCHITECTS)
 ADDRESS: 100 IRON AVE SE
 CITY, STATE: Alb., NM

CONTACT: Rich
 PHONE: 344-3461
 ZIP CODE: 87102

SURVEYOR: BRASHER & LORENZ
 ADDRESS _____
 CITY, STATE: SEE ABOVE

CONTACT: _____
 PHONE: SEE ABOVE
 ZIP CODE: _____

CONTRACTOR: SHIVER CONSTRUCTION
 ADDRESS: 100 IRON AVE SE
 CITY, STATE: Alb., NM 87102

CONTACT: Rich
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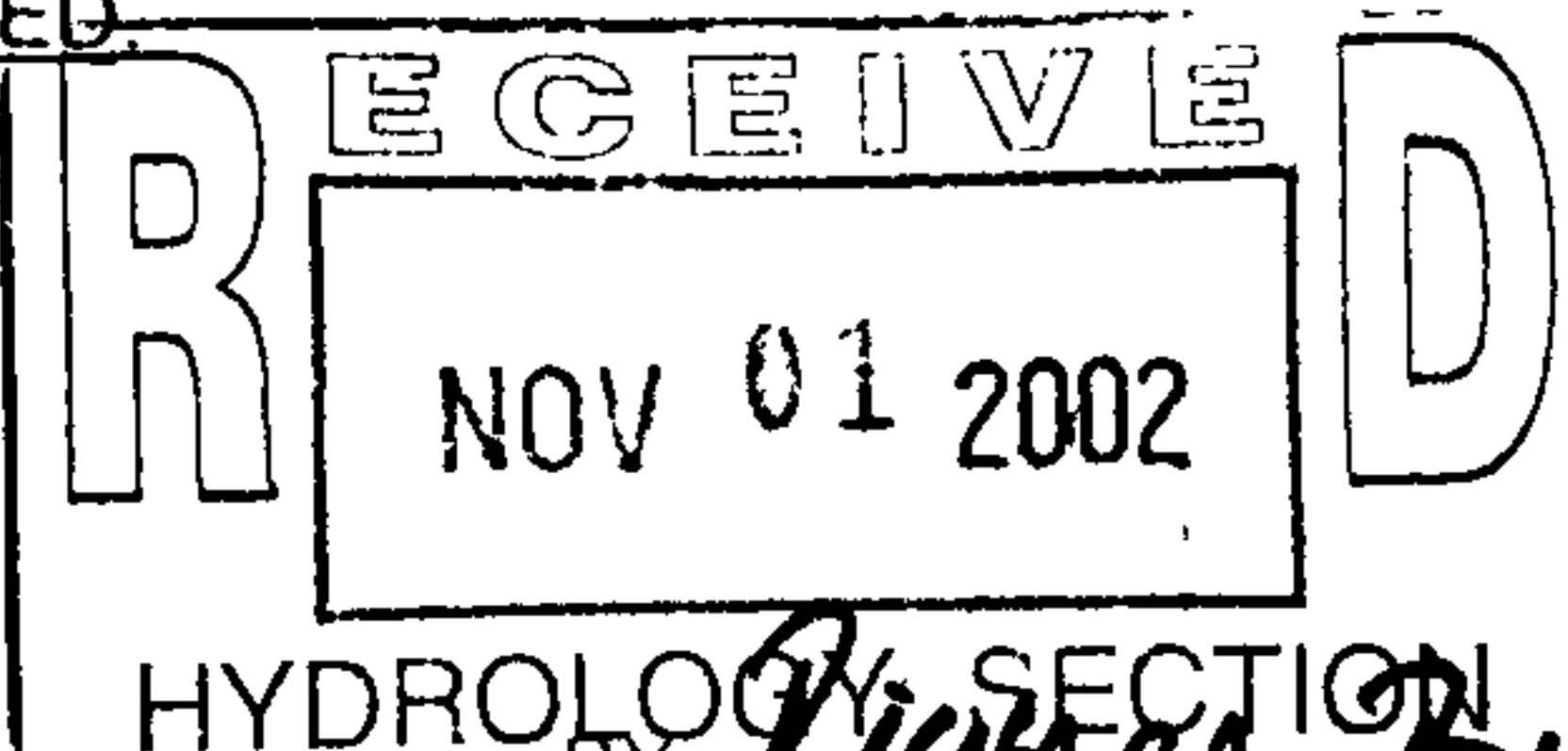
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- ☐ CLOMR/LOMR
- ☒ ~~TRAFFIC CIRCULATION LAYOUT (TCL)~~
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- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
☐ NO
☐ COPY PROVIDED



DATE SUBMITTED 11-1-02 BY RICHTER BILLS (SHIVER CONSTRUCTION)

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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