

October 6, 2016

David Thompson, PE Thompson Engineering P.O Box 65760 Albuquerque, NM 87193

Re: Midtown Self Storage - 4339 Cutler Ave NE

Request for Certificate of Occupancy- Transportation Development

Engineer's Stamp dated 07-22-16 (H17D105)

Certification dated 09-21-16

Dear Mr. Thompson,

Based upon the information provided in your submittal received 10-06-16, Transportation Development has no objection to the issuance of a <u>Permanent Certificate of Occupancy</u>. This letter serves as a "green tag" from Transportation Development for a <u>Permanent Certificate of Occupancy</u> to be issued by the Building and Safety Division.

PO Box 1293

If you have any questions, please contact Monica Ortiz at (505) 924-3981.

Albuquerque

Sincerely,

New Mexico 87103

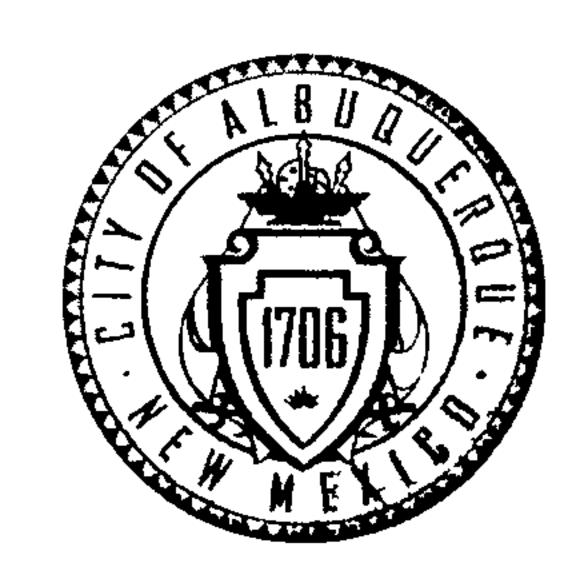
Monicá Ortiz

Plan Checker Transportation & Hydrology

Development Review Services

www.cabq.gov

C: CO Clerk, File



September 23, 2016

David Thompson, PE Thompson Engineering P.O Box 65760 Albuquerque, NM 87193

Re: Midtown Self Storage

4339 Cutler Ave NE

30-Day Temporary Certificate of Occupancy- Transportation Development

Engineer's Stamp dated 07-22-16 (H17D105)

Certification dated 09-21-16

Dear Mr. Thompson,

Based upon the information provided in your submittal received 09-21-16, Transportation Development has no objection to the issuance of a <u>30-day Temporary Certificate of Occupancy</u>. This letter serves as a "green tag" from Transportation Development for a <u>30-day Temporary Certificate of Occupancy</u> to be issued by the Building and Safety Division.

Prior to the issuance of a permanent Certificate of Occupancy, the following items must be addressed:

PO Box 1293

- 1. Per the zoning code, a 6 ft. wide ADA accessible pedestrian pathway is required from the public sidewalk to the building entrances. Please clearly show this pathway and provide details.
- Albuquerque
- 2. The approved TCL plan stamped and approved on 07-22-16 by Transportation must be the plan certified and submitted for Final TCL-CO.

New Mexico 87103

Once corrections are complete resubmit acceptable package along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. For digital submittal and minor comments and/or repairs, please submit photos to PLNDRS@cabq.gov prior to submittal. If you have any questions, please contact me at (505) 924-3981.

www.cabq.gov

Sincerely,

Monica Ortiz

Plan Checker, Transportation & Hydrology

Development Review Services

pl vi

via: email

C:

CO Clerk, File

(REV. 1/28/2003rd)

PROJECT TITLE: <u>MIDTOWN STORAGE UNITS</u>	ZONE MAP/DRG. FILE #: <u>H17</u> /D105		
DRB #:EPC #:			
LEGAL DESCRIPTION: A PORTION OF TRACT K, TIMETEO CHAVEZ ADDITION			
CITY ADDRESS:			
ENGINEERING FIRM: Thompson Engineering Consultants, Inc.	CONTACT: David Thompson		
ADDRESS: P.O. Box 65760	PHONE: 271-2199		
CITY, STATE: Albuquerque, NM	ZIP CODE: 87193		
OWNER: Midtown Self Storage	CONTACT: Richard Hix		
ADDRESS: 4339 Cutler NE	PHONE: 250-1655		
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87110</u>		
ARCHITECT:	CONTACT		
ARCHITECT. ADDRESS:	CONTACT: PHONE:		
CITY, STATE:	ZIP CODE:		
CIII, BIAIL.			
SURVEYOR: A.M. Surveying Company	CONTACT: Mike Shook		
ADDRESS: 612 Cerro de Ortega SE	PHONE: 896-1716		
CITY, STATE: Rio Rancho, NM	ZIP CODE: <u>87124</u>		
CΟΝΙΤΉ Α ΟΤΌΤΑ.			
CONTRACTOR:	CONTACT:		
ADDRESS:CITY, STATE:	PHONE: ZIP CODE:		
CITT, STATE.	ZIF CODE:		
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DRAINAGE PLAN RESUBMITTAL	S. DEV. PLAN FOR SUB'D. APPROVAL		
CONCEPTUAL GRADING & DRAINAGE PLAN	S. DEV PLAN FOR BLDG. PERMIT APPROVAL		
GRADING PLAN	SECTOR PLAN APPROVAL		
EROSION CONTROL PLAN	FINAL PLAT APPROVAL		
ENGINEER'S CERTIFICATION (HYDROLOGY)	FOUNDATION PERMIT APPROVAL		
CLOMR/LOMR \\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	NBUILDING PERMIT APPROVAL		
TRAFFIC CIRCULATION LAYOUT (TGL)\\	SXX CERTIFICATE OF OCCUPANCY (PERM.)		
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OTHER	PAVING PERMIT APPROVAL		
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WAS A PRE-DESIGN CONFERENCE ATTENDED:			
YES			
XX NO			
COPY PROVIDED			
DATE CHIDAMTTED. Composed on 2017	Mad Hym.		
DATE SUBMITTED: September 21, 2016 BY: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:

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or

30-day Temp



July 22, 2016

Thompson Engineering Consultants, Inc. David Thompson P.O. Box 65760 Albuquerque, NM 87193

Re: Midtown Self Storage

4339 Cutler Ave NE

Traffic Circulation Layout

Engineer's Stamp dated 07-22-2016 (H17D105)

Dear Mr. Thompson,

The TCL submittal received 07-22-16 is approved for Building Permit. A copy of the stamped and signed plan will be needed for each of the building permit plans. Please keep the original to be used for certification of the site for final C.O. for Transportation.

When the site construction is completed and a Certificate of Occupancy (C.O.) is requested, use the original City stamped approved TCL for certification. Redline any minor changes and adjustments that were made in the field. A NM registered architect or engineer must stamp, sign, 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 <u>Drainage and Transportation Information Sheet</u> to front counter personnel for log in and evaluation by Transportation.

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 New Mexico 87103 Building Safety at 924-3690.

Sincerely,

www.cabq.gov

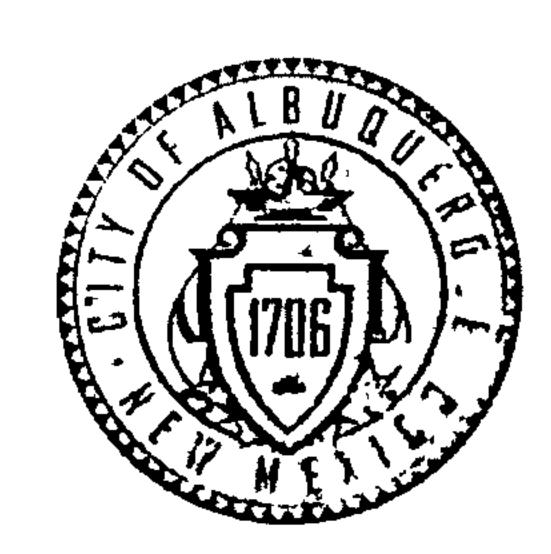
PO Box 1293

Albuquerque

Racquel M. Michel, P.E.

Traffic Engineer, Planning Dept. Development Review Services

mao via: email C: CO Clerk, File



July 22, 2016

Thompson Engineering Consultants, Inc. David Thompson P.O. Box 65760 Albuquerque, NM 87193

Re:

Midtown Self Storage 4339 Cutler Ave NE Traffic Circulation Layout

Engineer's Stamp dated 07-22-2016 (H17D105)

Dear Mr. Thompson,

The TCL submittal received 07-22-16 is approved for Building Permit. A copy of the stamped and signed plan will be needed for each of the building permit plans. Please keep the original to be used for certification of the site for final C.O. for Transportation.

PO Box 1293

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Albuquerque

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 924-3690.

New Mexico 87103

www.cabq.gov

Racquel M. Michel, P.E.

Traffic Engineer, Planning Dept. Development Review Services

mao

Sincerely,

via: email

C·

CO Clerk, File

(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN STORAGE UNITS	_ZONE MAP/DRG. FILE #: <u>H17</u>		
DRB #:EPC #:	WORK ORDER#:		
LEGAL DESCRIPTION: A PORTION OF TRACT K, TIMETEO CH			
CITY ADDRESS:			
ENGINEERING FIRM: Thompson Engineering Consultants, Inc.	CONTACT: David Thompson		
ADDRESS: P.O. Box 65760	PHONE: 271-2199		
CITY, STATE: Albuquerque, NM	ZIP CODE: 87193		
OWNER: Midtown Self Storage	CONTACT: Richard Hix		
ADDRESS:4339 Cutler NE	PHONE: 250-1655		
CITY, STATE: Albuquerque, NM	ZIP CODE: 87110		
ARCHITECT:	CONTACT:		
ADDRESS:	_ PHONE:		
CITY, STATE:	ZIP CODE:		
SURVEYOR: A.M. Surveying Company	CONTACT: Mike Shook		
ADDRESS: 612 Cerro de Ortega SE	PHONE: 896-1716		
CITY, STATE: Rio Rancho, NM	ZIP CODE: 87124		
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ADDRESS:	_ PHONE:		
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EROSION CONTROL PLAN	FINAL PLAT APPROVAL		
ENGINEER'S CERTIFICATION (HYDROLOGY)	FOUNDATION PERMIT APPROVAL		
CLOMR/LOMR	XX BUILDING PERMIT APRROVAL		
TRAFFIC CIRCULATION LAYOUT (TCL)	CERTIFICATE OF OCCUPANCY PERM.)		
ENGINEER'S CERTIFICATION(TCL)			
ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)	CERTIFICATE OF OCCUPANCY (TEMP.) GRADING PERMIT APPROVAL (1) (5)		
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YES	IIII OPMENT SECTION		
XX NO	LAND DEVELOPMENT SECTION		
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DATE SUBMITTED: July 22, 2016 BY:	David B. Thompson		

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or

Ortiz, Monica

From:

Ortiz, Monica

Sent:

Thursday, July 21, 2016 1:12 PM

To:

David Thompson (tecnm@yahoo.com) (tecnm@yahoo.com)

Cc:

Biazar, Shahab; Michel, Racquel M.

Subject:

4339 Cutler Ave NE -Midtown Storage TCL

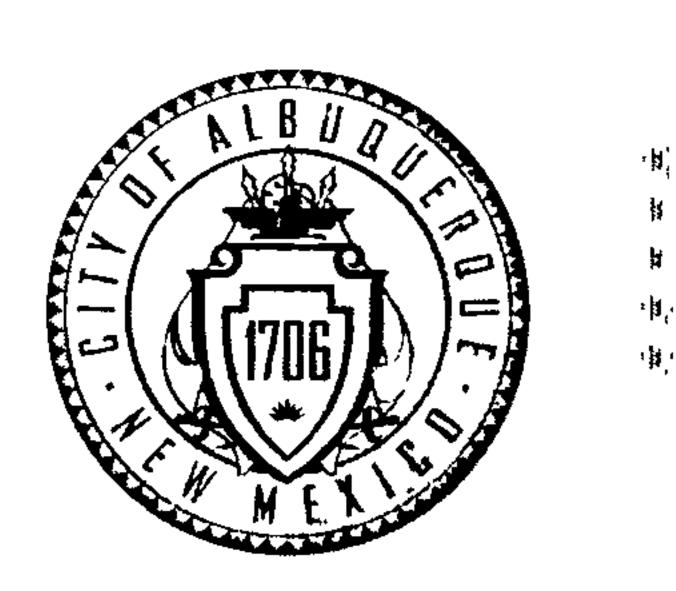
Good Afternoon Mr. Thompson,

We do apologize for the confusion on the previous letter you received from the Transportation department for the TCL resubmittal at 4339 Cutler Ave NE. Please see the comment below that will need to be addressed prior to approval of the TCL. If you have any questions please feel free to give me or Racquel Michel a call. Thanks

- 1. Please identify and dimension all existing doors. Is the entrance to the existing office ADA compliant?
- 2. Label the compact parking spaces by placing the words "COMPACT" on the pavement of each space.
- 3. Per DPM, a 6 ft. wide ADA accessible pedestrian pathway is required from the public sidewalk to the building entrances. Please clearly show this pathway and provide details. Please provide and call out detail of striping of pedestrian pathway. ADA accessible pedestrian pathway cannot be located behind vehicular traffic or parking spaces. The proposed location of the 6' ADA accessible pedestrian pathway will need to be connected to the ADA parking space pathway.
- 4. Please provide a sight distance exhibit (see the *Development Process Manual*, *Chapter 23, Section* 3). Please provide this detail for entrance/exit on Cutler Ave.
- 5. Please add the following note to the clear sight triangle: "Landscaping and signage will not interfere with clear sight requirements. Therefore, signs, walls, trees, and shrubbery between 3 and 8 feet tall (as measured from the gutter pan) will not be acceptable in this area."
- 6. Please add a note on the plan stating "All improvements located in the Right of Way must be included on the work order."
- 7. Please include two copies of the traffic circulation layout at the next submittal.

Monica Ortiz

Planning Department – Transportation & Hydrology Development & Building Services Division 600 2nd St. NW, Suite 201 Albuquerque, NM 87102 t 505-924-3981 f 505-924-3864



July 20, 2016

David Thompson
Thompson Engineering Consultants, Inc.
PO Box 65760
Albuquerque, NM

Re: Midtown Storage Units
4335 Cutler NE
Traffic Circulation Layout
Engineer's/Architect's Stamp 7-15-16 (H17-D105)

Dear Mr. Thompson,

Based upon the information provided in your submittal received 7-19-16, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Please identify and dimension all existing doors, sidewalks, curbs, drive pads, wall and anything that influences the parking and circulation on the site.

PO Box 1293

2. Please identify and dimension all existing parking spaces.

Identify the right of way width, medians, curb cuts, and street widths on Cutler Ave.

Albuquerque

4. Label the compact parking spaces by placing the words "COMPACT" on the pavement of each space.

5.7 Maximum aisle lengths of 400 ft. without internal circulation between aisles.

New Mexico 87103

6. Per DPM, a 6 ft. wide ADA accessible pedestrian pathway is required from the public sidewalk to the building entrances. Please clearly show this pathway and provide details. Please provide and call out detail of striping of pedestrian pathway.

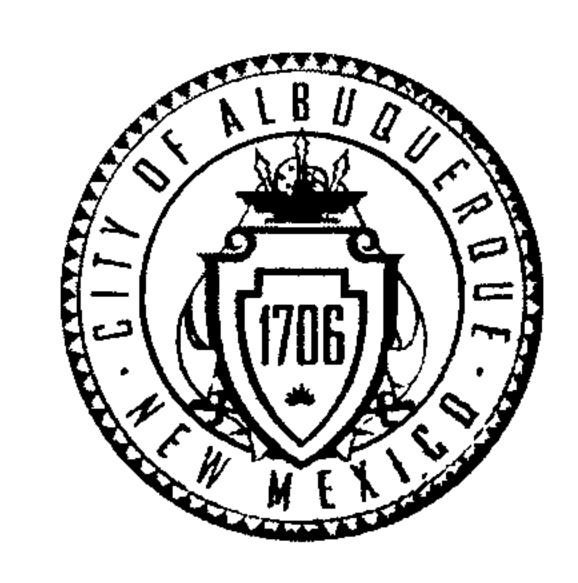
www.cabq.gov

Per DPM, a 6 ft. wide ADA accessible pedestrian pathway is required from the HC parking stall access aisles to the building entrances. Please clearly show this pathway and provide details. ADA accessible pedestrian pathway cannot be located behind vehicular traffic.

Required bicycle parking for residences, nonresidential, schools, and other facilities (Zoning Code, 14-16-3-1, B)

9. Provide a min 6" or max 8" high concrete barrier curb or other acceptable barrier between landscaping and parking areas and/or drive aisles. Please call out detail and location of barrier curb. Please call out this detail or detail the current barrier curb.

(10). Service vehicle and/or refuse vehicle maneuvering must be contained on-site; provide a copy of refuse approval.



- 11. Please provide a sight distance exhibit (see the *Development Process Manual*, *Chapter 23, Section 3*). Please provide this detail for entrance/exit on Cutler Ave.
- 12. Please add the following note to the clear sight triangle: "Landscaping and signage will not interfere with clear sight requirements. Therefore, signs, walls, trees, and shrubbery between 3 and 8 feet tall (as measured from the gutter pan) will not be acceptable in this area."
- 13. Please add a note on the plan stating "All improvements located in the Right of Way must be included on the work order."
- Unused curb cuts must be replaced with sidewalk and curb & gutter. A build note must be provided referring to the appropriate City Standard drawing.
- All broken or cracked sidewalk must be replaced with sidewalk and curb & gutter. A build note must be provided referring to the appropriate City Standard drawing.
- 16. Please include two copies of the traffic circulation layout at the next submittal.

Resubmit acceptable package along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. If you have any questions, please contact Gary Sandoval (505) 924-3675 or me at 924-39\$1.

PO Box 1293

Sincerely,

Albuquerque

Racquel M. Michel, P.E.

New Mexico 87103

Traffic Engineer, Planning Dept.

Development Review Services

www.cabq.gov

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via: email

C:

CO Clerk, File



(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN STORAGE UNITS DRB #: EPC #:	ZONE MAP/DRG. FILE #: H17 D105
DRD #EPC #:	_WORK ORDER#:
LEGAL DESCRIPTION: <u>A PORTION OF TRACT K, TIMETEO CH</u> CITY ADDRESS:	
ENGINEERING FIRM: Thompson Engineering Consultants, Inc. ADDRESS: P.O. Box 65760 CITY, STATE: Albuquerque, NM	CONTACT: <u>David Thompson</u> PHONE: <u>271-2199</u> ZIP CODE: 87193
OWNER: Midtown Self Storage ADDRESS: 4339 Cutler NE CITY, STATE: Albuquerque, NM	CONTACT: Richard Hix PHONE: 250-1655 ZIP CODE: 87110
ARCHITECT: ADDRESS: CITY, STATE:	CONTACT:PHONE:ZIP CODE:
SURVEYOR: A.M. Surveying Company ADDRESS: 612 Cerro de Ortega SE CITY, STATE: Rio Rancho, NM	CONTACT: Mike Shook PHONE: 896-1716 ZIP CODE: 87124
CONTRACTOR: ADDRESS: CITY, STATE:	CONTACT:PHONE:ZIP CODE:
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WAS A PRE-DESIGN CONFERENCE ATTENDED: YES XX NO COPY PROVIDED	LAND DEVELOPMENT SECTION
DATE SUBMITTED: July 15, 2016 BY:BY:	David B. Thompson
Requests for approvals of Site Development Plans and/or Subdivision I	DODE DO

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or



07/11/2016

Thompson Engineering Consultants, Inc. David Thompson P.O. Box 65760 Albuquerque, NM 87193

Re: Midtown Self Storage
4339 Cutler Ave NE
Traffic Circulation Layout
Engineer's 07-06-16 (H17D105)

Dear Mr. Thompson,

Based upon the information provided in your submittal received 07-06-16, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- Please review and revise plan to provide all information listed on the attached Traffic Circulation Layout Check List.
- 2. Please refer to the attached Accessible Parking Checklist and revise the plan accordingly.
- 3. Please list the width and length for all existing and proposed parking spaces.
- 4. The handicap accessible spaces must be a minimum of 8.5 ft. in width.
- 5. The handicap accessible spaces must include an 8 ft. wide van access aisle; all other aisles should be 5 ft. in width.
- 6. The ADA accessible parking sign must have the required language per 66-7-352.4C NMSA 1978 "Violators Are Subject to a Fine and/or Towing." Please call out detail and location of HC signs.
 - 7. The ADA access aisles shall have the words "NO PARKING" in capital letters, each of which shall be at least one foot high and at least two inches wide, placed at the rear of the parking space so as to be close to where an adjacent vehicle's rear tire would be placed. (66-1-4.1.B NMSA 1978)
 - 8. Maximum aisle lengths of 400 ft. without internal circulation between aisles.
 - 9. Per DPM, a 6 ft. wide ADA accessible pedestrian pathway is required from the public sidewalk to the building entrances. Please clearly show this pathway and provide details.
 - 10. Per DPM, a 6 ft. wide ADA accessible pedestrian pathway is required from the HC parking stall access aisles to the building entrances. Please clearly show this pathway and provide details. ADA accessible pedestrian pathway cannot be located behind vehicular traffic.

- PO Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov



- 11. Provide minimum motorcycle parking per off-street parking spaces (Zoning Code, 14-16-3-1,C)
- 12. Required bicycle parking for residences, nonresidential, schools, and other facilities (Zoning Code, 14-16-3-1, B)
- 13. Service vehicle and/or refuse vehicle maneuvering must be contained on-site; provide a copy of refuse approval.
- 14. It is not apparent what type of pavement surface is being proposed. A hard driving surface will be required as part of this proposed project for parking area and drive aisles.
- 15. Please add the following note to the clear sight triangle: "Landscaping and signage will not interfere with clear sight requirements. Therefore, signs, walls, trees, and shrubbery between 3 and 8 feet tall (as measured from the gutter pan) will not be acceptable in this area."
- 16. Please add a note on the plan stating "All improvements located in the Right of Way must be constructed through the COA DRC work order process."
- 17. All broken or cracked sidewalk must be replaced with sidewalk and curb & gutter. A build note must be provided referring to the appropriate City Standard drawing.

18. Please include four copies of the traffic circulation layout at the next submittal.

Albuquerque

PO Box 1293

Resubmit a revised plan along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. PDF copies of the plans and submittal package must be emailed to PLNDRS@cabq.gov at time of resubmittal. If you have any questions, please contact Monica Ortiz at (505) 924-3981 or me at (505) 924-9999.

New Mexico 87103

www.cabq.gov

Shahab Biazar, P.E.

City Engineer, Planning Dept.

Development Review Services

mao via: email

C: File

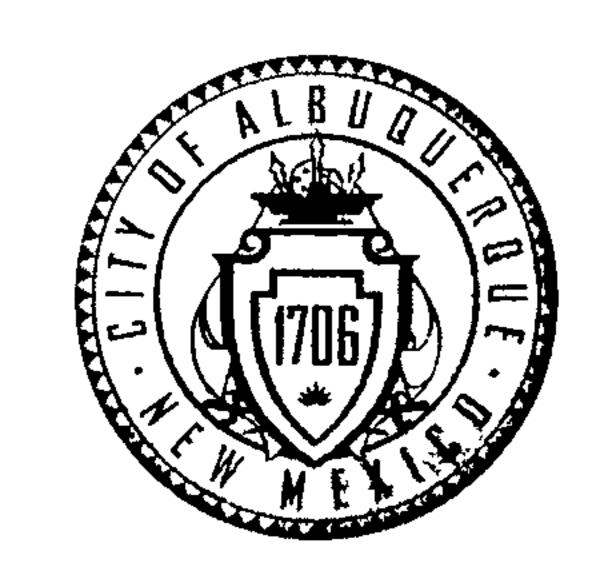
Sincerely,

(REV. 1/28/2003rd)

	ZONE MAP/DRG. FILE #: <u>H17 D D 5</u>
DRB #:EPC #:	_WORK ORDER#:
LEGAL DESCRIPTION: <u>A PORTION OF TRACT K, TIMETEO CH</u>	AVEZ ADDITION
CITY ADDRESS: 4339 Cutter Ave NE	
ENGINEERING FIRM: Thompson Engineering Consultants, Inc.	CONTACT: David Thompson
ADDRESS: P.O. Box 65760	_ PHONE: <u>271-2199</u>
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87193</u>
OWNER: Midtown Self Storage	CONTACT: Richard Hix
ADDRESS:4339 Cutler NE	PHONE: 250-1655
CITY, STATE: Albuquerque, NM	ZIP CODE: 87110
ARCHITECT:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	_ ZIP CODE:
SLIRVEVOR: A.M. Surveying Company	CONTACT: Mike Shook
SURVEYOR: A.M. Surveying Company ADDRESS: 612 Cerro de Ortega SE	PHONE: 896-1716
CITY, STATE: Rio Rancho, NM	
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CONTRACTOR:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
CHECK TYPE OF SUBMITTAL: DRAINAGE REPORT DRAINAGE PLAN 1st SUBMITTAL, REQUIRES TCL or equival 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 CERTIFICATION (DRB APPR. SITE PLAN) XX OTHER (TCL)	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 XX BUILDING PERMIT APPROVAL CERTIFICATE OF OCCUPANCY (PERM.) CERTIFICATE OF OCCUPANCY (TEMP.) GRADING PERMIT APPROVAL XX PAVING PERMIT APPROVAL WORK ORDER APPROVAL OTHER (SPECIFY)
WAS A PRE-DESIGN CONFERENCE ATTENDED: YES _XX_ NO COPY PROVIDED	LAND DEVELOPMENT SECTION
DATE SUBMITTED: July 6, 2016 BY:	MSHS
Requests for approvals of Site Development Plans and/or Subdivision I	Plats shall be accompanied by a drainage submittal. The particular

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or

November 17, 2016



David Thompson, P.E. Thompson Engineering Consultants, Inc. PO Box 65760 Albuquerque, New Mexico 87193

Re: Midtown Storage Units-Phase 2

4339 Cutler Ave NE

Request for Permanent C.O. - Accepted Engineer's Stamp dated: 6-6-16 (H17D105)

Certification dated: 11-15-16

Dear Mr. Thompson,

Based on the Certification received 11/17/2016 the above referenced, is acceptable for permanent release of Certificate of Occupancy by Hydrology.

If you have any questions, you can contact me at 924-3986 or Totten Elliott at 924-3982.

PO Box 1293

Albuquerque

New Mexico 87103 Abiel Carrillo, P.E.

Principal Engineer, Planning Department

Development and Review Services

www.cabq.gov

TE/AC

Sincerely,

Cordova, Camille; Miranda, Rachel; Sandoval, Darlene M.; Blocker, Lois C: email,

(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN STORAGE UNITS-PHASE 2	
DRB #:EPC #:	_WORK ORDER#:
LEGAL DESCRIPTION: <u>A PORTION OF TRACT K, TIMETEO CH</u> CITY ADDRESS:	AVEZ ADDITION
ENGINEERING FIRM: Thompson Engineering Consultants, Inc. ADDRESS: P.O. Box 65760 CITY, STATE: Albuquerque, NM OWNER: Midtown Self Storage ADDRESS: 4339 Cutler NE CITY, STATE: Albuquerque, NM	PHONE: <u>271-2199</u> ZIP CODE: <u>87193</u> CONTACT: <u>Richard Hix</u> PHONE: <u>250-1655</u>
ARCHITECT: ADDRESS: CITY, STATE: SURVEYOR: A.M. Surveying Company ADDRESS: 612 Cerro de Ortega SE CITY, STATE: Rio Rancho, NM	CONTACT: PHONE: ZIP CODE: CONTACT: Mike Shook PHONE: 896-1716 ZIP CODE: 87124
CONTRACTOR: ADDRESS: CITY, STATE:	CONTACT:PHONE:ZIP CODE:
	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 XX CERTIFICATE OF OCCUPANCY (PERM.) CERTIFICATE OF OCCUPANCY (TEMP.)
WAS A PRE-DESIGN CONFERENCE ATTENDED: YESXX_ NO COPY PROVIDED	
DATE SUBMITTED: November 17, 2016 BY:	464g

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or

September 22, 2016

David Thompson, P.E. Thompson Engineering Consultants, Inc. PO Box 65760 Albuquerque, New Mexico 87193

Midtown Storage Units-Phase 1 Re:

4339 Cutler Ave NE

Request for Permanent C.O. - Accepted Engineer's Stamp dated: 4-19-16 (H17D105)

Certification dated: 9-21-16

Dear Mr. Thompson,

Based on the Certification received 9/21/2016 and photos received, is acceptable for permanent Certificate of Occupancy by Hydrology.

If you have any questions, you can contact me at 924-3986 or Totten Elliott at 924-3982.

PO Box 1293

Albuquerque

New Mexico 87103 Abiel Carrillo, P.E.

Sincerety

Principal Engineer, Planning Department

Development and Review Services

www.cabq.gov

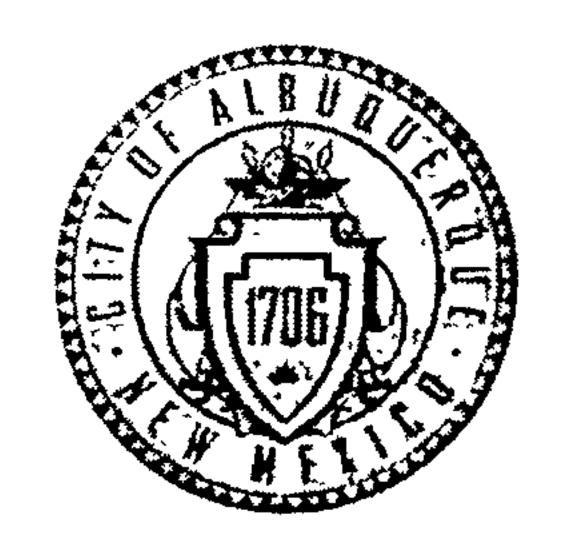
TE/AC

C: email, Cordova, Camille; Miranda, Rachel; Sandoval, Darlene M.; Blocker, Lois

(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN STORAGE UNITS -PHASE	· · · · · · · · · · · · · · · · · · ·
DRB #:EPC #:	WURK ORDER#:
LEGAL DESCRIPTION: <u>A PORTION OF TRACT K, TIMETEO C</u> CITY ADDRESS:	CHAVEZ ADDITION
ENGINEERING FIRM: Thompson Engineering Consultants, Inc.	CONTACT: David Thompson
ADDRESS: P.O. Box 65760	PHONE: 271-2199
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87193</u>
OWNIED. M. de agree Cal C. Carrera	
OWNER: Midtown Self Storage	CONTACT: Richard Hix
ADDRESS: 4339 Cutler NE	PHONE: <u>250-1655</u>
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87110</u>
ARCHITECT:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
SURVEYOR: A.M. Surveying Company	CONTACT: Mike Shook
ADDRESS: 612 Cerro de Ortega SE	PHONE: 896-1716
CITY, STATE: Rio Rancho, NM	ZIP CODE: <u>87124</u>
CONTRACTOR:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
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CONCEPTUAL GRADING & DRAINAGEPLAN	S. DEV PLAN FOR BLDG. PERMIT APPROVAL
GRADING PLAN	SECTOR PLAN APPROVAL
EROSION CONTROL PLAN	\\\\\\ FINAL PLAT APPROVAL
XX ENGINEER'S CERTIFICATION (HYDROLOGY) 1315	FOUNDATION PERMIT APPROVAL
CLOMR/LOMR \\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	BUILDING PERMIT APPROVAL
TRAFFIC CIRCULATION LAYOUT (TCL)	CERTIFICATE OF OCCUPANCY (PERM.)
ENGINEER'S CERTIFICATION (TOL)	CERTIFICATE OF OCCUPANCY (TEMP.)
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	WORK ORDER APPROVAL
1 mm	OTHER (SPECIFY)
WAS A PRE-DESIGN CONFERENCE ATTENDED:	
YES	
XX NO	
COPY PROVIDED	
	Mark Man
DATE SUBMITTED: September 21, 2016 BY:	

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or



May 25, 2016

Richard J. Berry, Mayor

David B. Thompson, P.E. Thompson Engineering Consultants, Inc. P.O. Box 65760 Albuquerque, NM, 87193

RE: Midtown Self Storage Expansion

Grading and Drainage Plan

Engineer's Stamp Date 4-19-2016 (File:H17D112)

AC 7/12/16

Dear Mr. Thompson:

Based upon the information received on 4-21-2016, the above-referenced Grading and Drainage Plan is approved for Grading Permit, Paving Permit and Building Permit with the following condition:

PO Box 1293

1. First flush pending will be managed in the rip rap swale along the western edge of

-the property, provide dimensions and approximate volume of the pond with the

Condition met w/submittel dated 6/6/16.

7/12/16

Albuquerque

Please attach a copy of this approved plan in the construction sets when submitting for the building permit. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

New Mexico 87103

If you have any questions, you can contact me at 924-3986.

www.cabq.gov

Abiel Carrillo, P.E.

Sincerely,

Principal Engineer, Planning Dept.

Development Review Services

Orig:

Drainage file

(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN STORAGE UNITS	ZONE MAP/DRG. FILE #: H17 D 105
DRB #:EPC #:	WORK ORDER#:
LEGAL DESCRIPTION: <u>A PORTION OF TRACT K, TIMETEO CH</u> CITY ADDRESS:	
ENGINEERING FIRM: Thompson Engineering Consultants, Inc.	CONTACT: David Thompson
ADDRESS: P.O. Box 65760	PHONE: 271-2199
CITY, STATE: Albuquerque, NM	
OWNER: Midtown Self Storage	CONTACT: Richard Hix
ADDRESS:4339 Cutler NE	PHONE: 250-1655
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87110</u>
ARCHITECT:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
SURVEYOR: A.M. Surveying Company	CONTACT: Mike Shook
ADDRESS: 612 Cerro de Ortega SE	PHONE: 896-1716
CITY, STATE: Rio Rancho, NM	ZIP CODE: <u>87124</u>
CONTRACTOR:	_ CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
CHECK TYPE OF SUBMITTAL:	CHECK TYPE OF APPROVAL SOUGHT:
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DRAINAGE PLAN 1 st SUBMITTAL, REQUIRES TCL or equ	
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CONCEPTUAL GRADING & DRAINAGE PLAN	S. DEV PLAN FOR BLDG. PERMIT APPROVAI
GRADING PLAN	SECTOR PLAN APPROVAL
EROSION CONTROL PLAN	FINAL PLAT APPROVAL
ENGINEER'S CERTIFICATION (HYDROLOGY)	FOUNDATION PERMIT APPROVAL
CLOMR/LOMR	XX BUILDING PERMIT APPROVAL
TRAFFIC CIRCULATION LAYOUT (TCL)	CERTIFICATE OF OCCUPANCY (PERM.)
ENGINEER'S CERTIFICATION (TCL)	CERTIFICATE OF OCCUPANCY (TEMP.)
ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)	XX GRADING PERMIT APPROVAL
OTHER	XX PAVING PERMIT APPROVAL
	WORK ORDER APPROVAL
	OTHER (SPECIFY)
WAS A PRE-DESIGN CONFERENCE ATTENDED:	厅厅厅厅门沙追川
YES	
XX NO	110/1 114 2015 11111
COPY PROVIDED	
//	LAND DEVELOPMENT SECTION
DATE SUBMITTED: June 8, 2016 BY:	Lething -
	-

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or



May 25, 2016

Richard J. Berry, Mayor

David B. Thompson, P.E. Thompson Engineering Consultants, Inc. P.O. Box 65760 Albuquerque, NM, 87193

RE: Midtown Self Storage Expansion

Grading and Drainage Plan

AC 4/12/16

Engineer's Stamp Date 4-19-2016 (File:H17D142)

Dear Mr. Thompson:

Based upon the information received on 4-21-2016, the above-referenced Grading and Drainage Plan is approved for Grading Permit, Paving Permit and Building Permit with the following condition:

PO Box 1293

First flush ponding will be managed in the rip rap swale along the western edge of - the property, provide dimensions and approximate volume of the pond with the

Condition met w/submittel dated 6/6/16

Albuquerque

Please attach a copy of this approved plan in the construction sets when submitting for the building permit. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

New Mexico 87103

If you have any questions, you can contact me at 924-3986.

www.cabq.gov

Abiel Carrillo, P.E.

Sincerely

Principal Engineer, Planning Dept. Development Review Services

Orig: Drainage file

(REV. 1/28/2003rd)

$\bigcap 1 1 1 1 1 1 1 1$		
PROJECT TITLE: <u>BLUEWATER POINTE SUBDIVISION</u>	ZONE MAP/DRG. FILE #: H17	
DRB #:EPC #:	WORK ORDER#:	
LEGAL DESCRIPTION: <u>A PORTION OF TRACT K, TIMETEO CHA</u>	VEZ ADDITION	
CITY ADDRESS:	<u>VEZ ADDITION</u>	
ENGINEERING FIRM: Thompson Engineering Consultants, Inc. ADDRESS: P.O. Box 65760	CONTACT: David Thompson	
CITY, STATE: Albuquerque, NM	PHONE: <u>271-2199</u> ZIP CODE: 87193	
orriging. <u>Hibaquotquo, Tvivi</u>	ZII CODE. <u>67175</u>	
OWNER: Midtown Self Storage	CONTACT: Richard Hix	
ADDRESS:4339 Cutler NE	PHONE: <u>250-1655</u>	
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87110</u>	
ARCHITECT:	CONTACT:	
ADDRESS:	PHONE:	
· CITY, STATE:	ZIP CODE:	
SURVEYOR: A.M. Surveying Company	CONTACT: Mike Shook	
: ADDRESS: 612 Cerro de Ortega SE	PHONE: 896-1716	
CITY, STATE: Rio Rancho, NM	ZIP CODE: <u>87124</u>	
CONTRACTOR:	CONTACT:	
ADDRESS:	PHONE:	
CITY, STATE:	ZIP CODE:	
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CONCEPTUAL GRADING & DRAINAGE PLAN	S. DEV PLAN FOR BLDG. PERMIT APPROVAL	
GRADING PLAN	SECTOR PLAN APPROVAL	
EROSION CONTROL PLAN	FINAL PLAT APPROVAL	
ENGINEER'S CERTIFICATION (HYDROLOGY)	FOUNDATION PERMIT APPROVAL	
CLOMR/LOMR	XX BUILDING PERMIT APPROVAL	
TRAFFIC CIRCULATION LAYOUT (TCL)	CERTIFICATE OF OCCUPANCY (PERM.)	
ENGINEER'S CERTIFICATION(TCL)ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)	CERTIFICATE OF OCCUPANCY (FEMP.)	
OTHER	XX GRADING PERMIT APPROVAL XX PAVING PERMIT APPROVAL	
	WORK ORDER APPROVAL	
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WAS A PRE-DESIGN CONFERENCE ATTENDED:	1101 1 2016 11111	
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XX NO	IIII SECTION	
COPY PROVIDED	LAND DEVELOPMENT SECTION	
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	1 /K/// Y	
DATE SUBMITTED: April 21, 2016 BY:	100 Juni	

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or



January 21, 2005

Mr. David Thompson, P.E.

THOMPSON ENGINEERING CONSULTANTS, INC.
4800 Juan Tabo Blvd. NE, Suite C
Albuquerque, NM 87111

Re: MIDTOWN SELF STORAGE

4339 Cutler Ave. NE

Approval of Permanent Certificate of Occupancy (C.O.)

Engineer's Stamp dated 06/30/2004 (H-17/D105

Certification dated 01/19/2005

P.O. Box 1293

Dear Dave,

Albuquerque

Based upon the information provided in your submittal received 01/21/2005, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology.

Sincerely,

New Mexico 87103

If you have any questions, you can contact me at 924-3982.

www.cabq.gov

Arlene V. Portillo

Plan Checker, Planning Dept. - Hydrology

Irlen V. Portilles

Development and Building Services

C:

Phyllis Villanueva

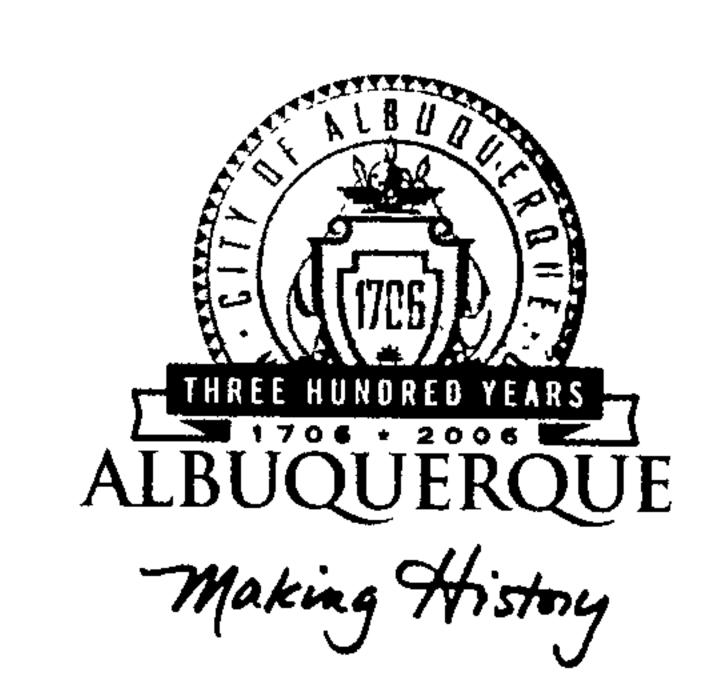
File

(REV. 1/28/2003rd)

	ZONE MAP/DRG. FILE #: H17/D105 WORK ORDER#:
LEGAL DESCRIPTION: TRACTS K AND R OF THE TIMOTEO CHACITY ADDRESS:	AVEZ ADDITION
ENGINEERING FIRM: Thompson Engineering Consultants, Inc. ADDRESS: 4800 Juan Tabo NE, Suite C CITY, STATE: Albuquerque, NM OWNER: Hix Appraisal Services, Inc. ADDRESS: 905 Bosque Road NE CITY, STATE: Albuquerque, NM ARCHITECT: ADDRESS: CITY, STATE:	CONTACT: David Thompson PHONE: 271-2199 ZIP CODE: 87111 CONTACT: Richard Hix PHONE: 821-1655 ZIP CODE: 87113 CONTACT: PHONE: PHONE:
SURVEYOR: A.M. Surveying Company ADDRESS: 612 Cerro de Ortega SE CITY, STATE: Rio Rancho, NM	CONTACT: Mike Shook PHONE: 896-1716 ZIP CODE: 87124
CONTRACTOR: ADDRESS: CITY, STATE:	CONTACT:PHONE:ZIP CODE:
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WAS A PRE-DESIGN CONFERENCE ATTENDED: YES XX NO COPY PROVIDED	(D) 国 (D) 国 (D)
DATE SUBMITTED: January 20, 2005 BY:	CALSTION SECTION
Requests for approvals of Site Development Plans and/or Subdivision Plans	ats 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 acres
- 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 ten (10) lots or constituting five (5) acres or



Planning Department Transportation Development Services Section

August 3, 2005

David B. Thompson, P.E., Registered Architect PO Box 65760
Albuquerque, NM 87103

Re: Certification Submittal for Final Building Certificate of Occupancy for

Midtown Storage Units, [H-17 / D105]

4339 Cutler Ave. NE

Engineer's Stamp Dated 08/03/05

Dear Mr. Thompson:

P.O. Box 1293

The TCL / Letter of Certification submitted on August 3, 2005 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

Albuquerque

Sincerely,

New Mexico 87103

www.cabq.gov

Nilo E. Salgado-Fernandez, P.E.

Senior Traffic Engineer

Development and Building Services

Planning Department

C:

Engineer
Hydrology file
CO Clerk

(REV. 1/28/2003rd)

PROJECT TO E: MIDTOWN SELF STORAGE DRB #:EPC #:	_ZONE MAP/DRG. FILE #: H17 / WORK ORDER#:
	17
LEGAL DESCRIPTION: TRACTS K AND R OF THE TIMOTEO CI	HAVEZ ADDITION
CITY ADDRESS: 437 Catter Ave NE	<u></u>
ENGINEERING FIRM: Thompson Engineering Consultants, Inc. ADDRESS: 4800 Juan Tabo NE, Suite C	CONTACT: David Thompson PHONE: 271-2199
CITY, STATE: Albuquerque, NM	ZIP CODE: 87111
CITT, OTTELL. Intouquoi quo, i vivi	
OWNER: Hix Appraisal Services, Inc.	CONTACT: Richard Hix
ADDRESS: 905 Bosque Road NE	PHONE: <u>821-1655</u>
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87113</u>
ARCHITECT:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
SURVEYOR: A.M. Surveying Company	CONTACT: Mike Shook
ADDRESS: 612 Cerro de Ortega SE	PHONE: <u>896-1716</u>
CITY, STATE: Rio Rancho, NM	ZIP CODE: <u>87124</u>
CONTRACTOR:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
CHECK TYPE OF SUBMITTAL: DRAINAGE REPORT DRAINAGE PLAN 1 ^{SI} SUBMITTAL, REQUIRES TCL or eq DRAINAGE PLAN RESUBMITTAL CONCEPTUAL GRADING & DRAINAGE PLAN GRADING PLAN EROSION CONTROL PLAN XX ENGINEER'S CERTIFICATION (HYDROLOGY) CLOMR/LOMR TRAFFIC CIRCULATION LAYOUT (TCL) ENGINEER'S CERTIFICATION(TCL) ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN) OTHER WAS A PRE-DESIGN CONFERENCE ATTENDED: YES	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 XX CERTIFICATE OF OCCUPANCY (PERM.) CERTIFICATE OF OCCUPANCY (TEMP.)
NO COPY PROVIDED DATE SUBMITTED: August 3, 2005 BY:	HYDROLOGY SECTION

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or

THOMPSON Engineering Consultants, Inc.

August 3, 2005

Mr. Nilo Salgado-Fernandez Transportation Department City of Albuquerque P.O. Box 1293 Albuquerque, NM 87103

Re: SUBMITTAL OF ENGINEER'S CERTIFICATION FOR TCL FOR MIDTOWN STORAGE UNITS

Dear Mr.Salgado-Fernandez:

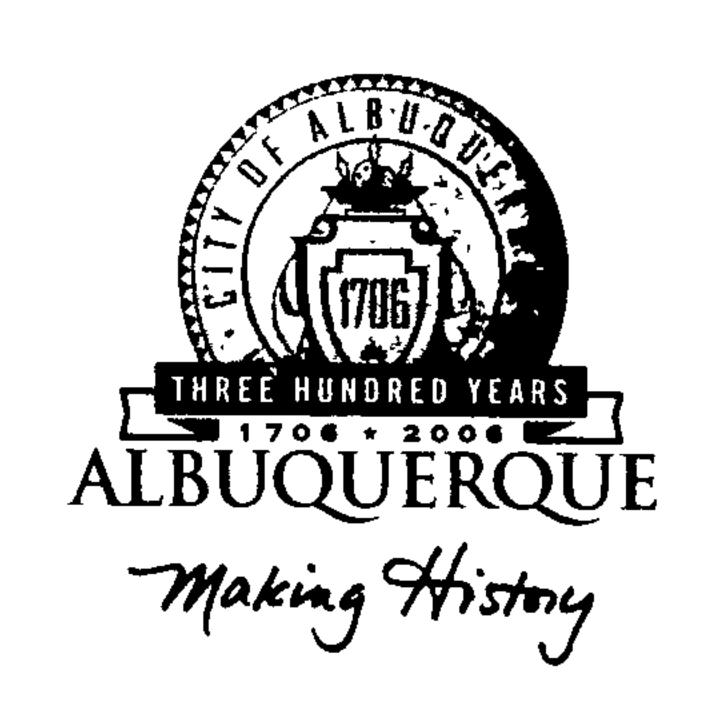
All site improvements have been constructed for the above referenced site and are in substantial compliance with the design. We are requesting a Permanent Certificate of Occupancy for the site. The approved offsite street improvements have not been constructed, but there are no safety issues using the existing street section for access to the site. A temporary connection to the site from the existing street has been constructed. The temporary connection will not impact ingress to the site or egress from the site. There are no safety issues on-site or off-site that would impact vehicles using the facility.

If you should have any questions about this certification, please call.

Sincerely,

David B. Thompson, P.E.

9677) BESSIGNAL PROFESSIONAL



1/

July 16, 2004

David Thompson, P.E.
Thompson Engineering Consultants, Inc.
4800 Juan Tabo NE, Suite C
Albuquerque, NM 87111

Re: Midtown Self Storage, Preliminary Plat Engineer's Stamp dated 6-30-04 (H17-D105)

Dear Mr. Thompson,

Based upon the information provided in your submittal received 6-30-04, the above referenced plan is approved for Grading Permit, Foundation Permit, and Preliminary Plat action by the DRB. Once the DRB has approved the plan, please submit a mylar copy to me in order to obtain rough grading approval.

P.O. Box 1293

This project requires a National Pollutant Discharge Elimination System (NPDES) permit. If you have any questions regarding this permit please feel free to call the DMD Storm Drainage Design section at 768-3654 (Charles Caruso).

Albuquerque

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

New Mexico 87103

www.cabq.gov

Sincerely,

Kristal D. Metro

Engineering Associate, Planning Dept. Development and Building Services

C: Charles Caruso, DMD Storm Drainage Design Bradley Bingham, DRB file

(REV. 1/28/2003rd)

H-17/0105

PROJECT TITLE: MIDTOWN SELF STORAGE	ZONE MAP/DRG. FILE #: H17		
DRB #:EPC #:	ORK ORDER#:		
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LEGAL DESCRIPTION: <u>TRACTS K AND R OF THE TIMOTEO CH</u> CITY ADDRESS:	IAVEZ ADDITION		
CITTADDICESS.	<u> </u>		
ENGINEERING FIRM: Thompson Engineering Consultants, Inc.	CONTACT: David Thompson		
ADDRESS: 4800 Juan Tabo NE, Suite C	PHONE: 271-2199		
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87111</u>		
OMATON III'- A '1 O ' I			
OWNER: Hix Appraisal Services, Inc.	CONTACT: Richard Hix		
ADDRESS: 905 Bosque Road NE	PHONE: 821-1655		
CITY, STATE: Albuquerque, NM	ZIP CODE: <u>87113</u>		
ARCHITECT:	CONTACT:		
ADDRESS:	PHONE:		
CITY, STATE:	ZIP CODE:		
SURVEYOR: A.M. Surveying Company ADDRESS: 612 Company SE	CONTACT: Mike Shook		
ADDRESS: 612 Cerro de Ortega SE CITY, STATE: Rio Rancho, NM	PHONE: 896-1716		
CITT, STATE. KIO Kancho, INIVI	· ZIP CODE: <u>87124</u>		
CONTRACTOR:	CONTACT:		
ADDRESS:	PHONE:		
CITY, STATE:	ZIP CODE:		
CHECK TYPE OF SUBMITTAL:	CHECK TYPE OF APPROVAL SOUGHT:		
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DRAINAGE PLAN 1 st SUBMITTAL, REQUIRES TCL or equ XX DRAINAGE PLAN RESUBMITTAL7			
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GRADING PLAN	SECTOR PLAN APPROVAL		
EROSION CONTROL PLAN	FINAL PLAT APPROVAL		
ENGINEER'S CERTIFICATION (HYDROLOGY)	XX FOUNDATION PERMIT APPROVAL		
CLOMR/LOMR	BUILDING PERMIT APPROVAL		
TRAFFIC CIRCULATION LAYOUT (TCL)	CERTIFICATE OF OCCUPANCY (PERM.)		
ENGINEER'S CERTIFICATION(TCL)	CERTIFICATE OF OCCUPANCY (TEMP.)		
ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)	XX GRADING PERMIT APPROVAL		
OTHER	PAVING PERMIT APPROVAL		
	WORK ORDER APPROVAL		
	OTHER (SPECIFY)		
WAS A PRE-DESIGN CONFERENCE ATTENDED:			
YES NO			
XX NO CODY DEOVIDED			
COPY PROVIDED			
	JUN 3 0 2004 J V		
DATE SUBMITTED: June 30, 2004 BY:	HYDROLOGY SECTION :		
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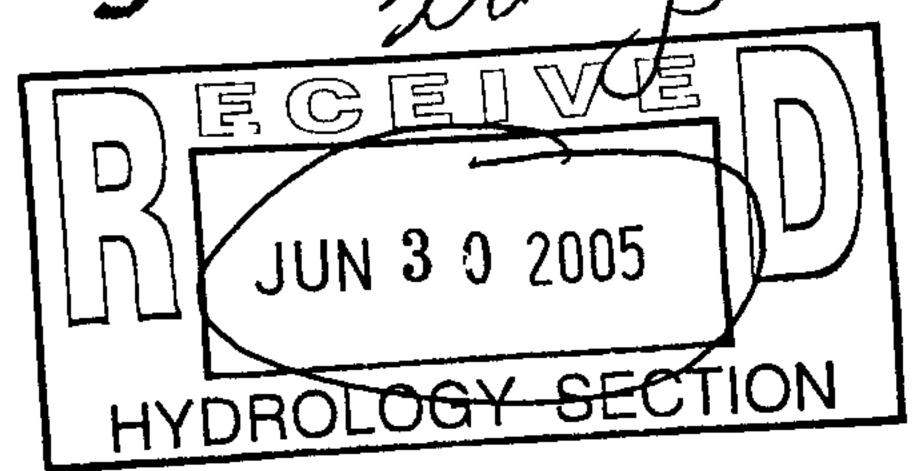
- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 2. Drainage Plans: Required for building permits, grading permits, paving permits, and site plans less than five (5)
- 3. Drainage Report: Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or

Jave Verbool

Certificate of Occupancy

30 Day Temp

City of Albuquerque
Planning Department
Building Safety Division



This Certificate, issued pursuant to the requirements of Section 308 of the Albuquerque Uniform Administrative Code, certifies that at the time of issuance this structure was in compliance with the above code and other technical codes and city ordinances regulating building construction or use.

Building Address _	4339 Cutler Ave I	NE		Zip
Portion of Building	Self Storeage Un	its	······································	
Use Classification	Commercial Proje	ct	-	Bldg. Permit No. 0412891
Occupancy Group	S1	Type of Construction	IIB	Land Use Zone C3
Owner of Building	Midtown Self Stor	eage	Address	905 Bosque Rd NE ABQ NM 87113
T 30.	Con a con		By: 14 Date: May	Helis Villangaar
Chi	ef Building Official			

POST IN A CONSPICUOUS PLACE



October 4, 2004

Dave Thompson, PE Thompson Engineering Consultants, Inc. 4800-C Juan Tabo NE Albuquerque, NM 87111

Re: Midtown Self Storage Grading and Drainage Plan Engineer's Stamp dated 6-30-04, (H17/D105)

Dear Mr. Thompson,

Based on information contained in your submittal dated 3-12-03, the above referenced plan is approved for Building Permit. Please include a copy of this plan in the construction sets prior to signoff by Hydrology.

Also, prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3986.

Sincerely, Bruelle S. Brunn Bradley L. Bingham, PE

Principal Engineer, Planning Dept.

Development and Building Services

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN SELF STURAGE DRB #: EPC#:	ZONE MAP/DRG. FILE #: H-17/D/05	
LEGAL DESCRIPTION: A PONDION OF TEMOTES CITY ADDRESS: 4335 CUTCER NE	NORK ORDER#:	
ENGINEERING FIRM: THOMPSON ENGINEERING ADDRESS: 4800 JUAN TABO NE, SUITE CITY, STATE: ALBO NM 80111	PHONE: 271-2199 ZIP CODE: 8514	
OWNER: MIDTOWN SECF STORAGE, CCC ADDRESS: 905 605 602 KA N E	CONTACT: RICHARD HIX PHONE: 821-6185	
CITY, STATE: AZBQ WM 80113 ARCHITECT:	_ ZIP CODE:	
ADDRESS:CITY, STATE:	_ PHONE: ZIP CODE:	
SURVEYOR: ADDRESSCITY, STATE:	CONTACT: PHONE: ZIP CODE:	
CONTRACTOR: NORLIS CON STRUCTION	CONTACT: PAUL WORKES	
CITY, STATE: AZZAG NIM	_ PHONE:	
CHECK TYPE OF SUBMITTAL:	ECK TYPE OF APPROVAL SOUGHT:	
DRAINAGE REPORT DRAINAGE PLAN 1 st SUBMITTAL, REQUIRES TCL or equal DRAINAGE PLAN RESUBMITTAL CONCEPTUAL GRADING & DRAINAGE PLAN	SIA / FINANCIAL GUARANTEE RELEASE PRELIMINARY PLAT APPROVAL S. DEV. PLAN FOR SUB'D. APPROVAL S. DEV. PLAN FOR BLDG. PERMIT APPROVAL	
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CLOMR/LOMR TRAFFIC CIRCULATION LAYOUT (TCL)	BUILDING PERMIT APPROVAL CERTIFICATE OF OCCUPANCY (PERM.)	
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Need BP Lee	WORK OF DER APPROVALE [] [V] [E] OTHER (SPECIFY)	
WAS A PRE-DESIGN CONFERENCE ATTENDED: YES	SEP 3 0 2004	
NO COPY PROVIDED	HYDROLOGY SECTION	
DATE SUBMITTED: Y/33/0/BY: BY:	was of aus	
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 1. Conceptual Grading and Drainage Plan: Required for appr (5) acres and Sector Plans.	roval of Site Development Plans greater than five	
2. Drainage Plans : Required for building permits, grading perm (5)	its, paving permits and site plans less than five	
acres.		

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

Edward P. Norris

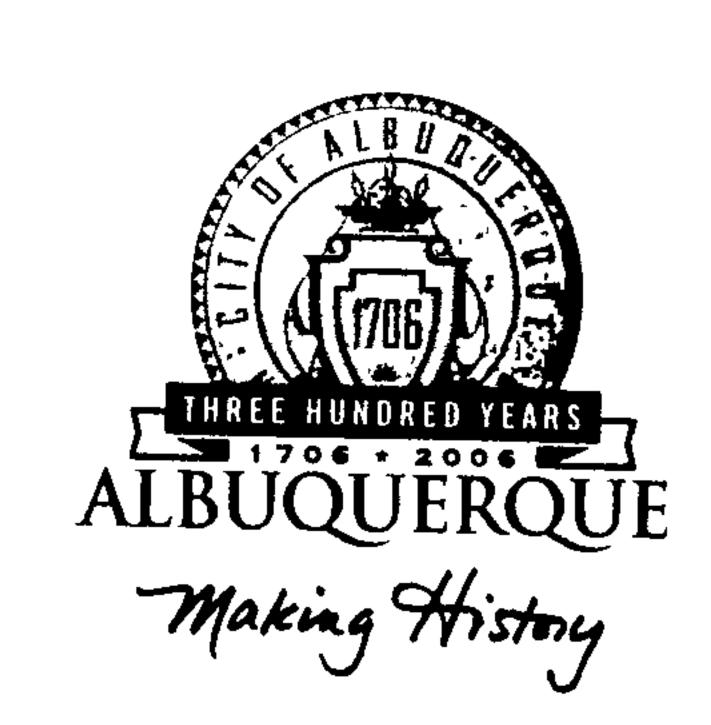
Norris Construction, Inc.

Specializing in Post Office Development

10001 Cochiti SE Albuquerque, NM 87123 norconst@earthlink.net

Phone 505-293-8080 Fax 505-293-8158 Mobile 505-220-0641

CITY OF ALBUQUERQUE H-17 D105



September 30, 2004

David Thompson, P.E. Thompson Engineering Consultants, Inc. 4800 Juan Tabo NE, Suite C Albuquerque, NM 87111

Re:

Midtown Self Storage, 4339 Cutler Ave NE, Traffic Circulation Layout

Engineer's Stamp dated 9-27-04 (H17-D105)

Dear Mr. Thompson,

The TCL submittal received 9-30-04 is approved for Building Permit. The plan is stamped and signed as approved. A copy of this plan will be needed for each of the building permit plans. Please keep the original to be used for certification of the site for final C.O. for Transportation.

If a temporary CO is needed, a copy of the original TCL that was stamped as approved by the City will be needed. This plan must include a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance," as well as the signed and dated stamp of a NM registered architect or engineer. Submit this TCL with a completed Drainage and Transportation Information Sheet to Hydrology at the Development Services Center of Plaza Del Sol Building.

Albuquerque

P.O. Box 1293

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 must stamp, sign, 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 New Mexico 87103 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.

www.cabq.gov

Sincerely,

Kristal D. Metro

Engineering Associate, Planning Dept. Development and Building Services

7/2

CC:

file

Chris/Wilford Drawing & Dute plan

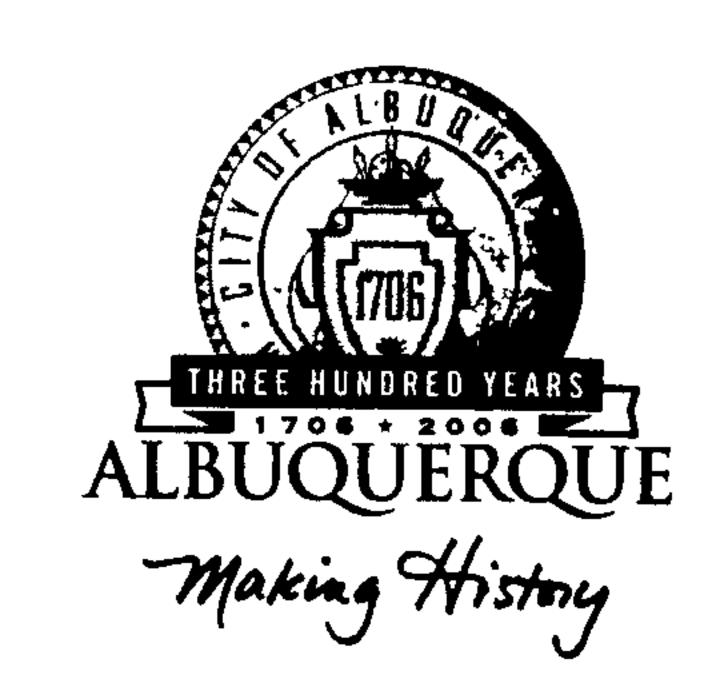
DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: MISTOWN SELF STORAGE	ZONE MAP/DRG. FILE #:
DRB #:EPC#:	WORK ORDER#:/
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LEGAL DESCRIPTION: A Portugio of Innation CITY ADDRESS: 4339 Cultion Hove no	Grave, aall
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ENGINEERING FIRM: Thompson Engineering	CONTACT: DAUG Thosepsin
ADDRESS: 4800 mm Thhole Suit	PHONE: 2-7/-2/9
CITY, STATE: Ciller Levere 11 m 87/1	ZIP CODE:
OWNER: Mellow Self Frank 16	CONTACT: Riek
ADDRESS: GOS/BAOGERALY	1 E PHONE: 821 61 51
CITY, STATE: Character 17 19 8-	2//3 ZIP CODE: 57//3
ARCHITECT: ADDRESS:	CONTACT:
CITY, STATE:	PHONE:
OITT, OTATE	ZIP CODE:
SURVEYOR: Machael Shook	CONTACT: Muchael
ADDRESS	PHONE: 249-423/
CITY, STATE:	ZIP CODE:
CONTRACTOR: MORRIS CONSTRUCTION	$O \sim 1$
ADDRESS: JOBO / COCHITISE CITY, STATE: A LBUDUERUUE, IVAR	PHONE: 293 80'80
CITY, STATE: A LBUGUERUUE IVAN	ZIP CODE: <u>87/23</u>
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DRAINAGE REPORT	SIA / FINANCIAL GUARANTEE RELEASE
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ENGINEERS CERTIFICATION (TCL)	CERTIFICATE OF OCCUPANCY (TEMP.)
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WAS A PRE-DESIGN CONFERENCE ATTENDED:	
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Requests for approvals of Site Development Plans and/or Substitute. The particular patture depoties and approvals and/or Substitute.	division Plats shall be accompanied by a drainage
submittal. The particular nature, location and scope of the proposition or more of the following lovels of submitted may be required by	ed development defines the degree of drainage detail.
One or more of the following levels of submittal may be required by	isea on the following:
1. Conceptual Grading and Drainage Plan: Required for	approval of Site Development Plans greater than five
(5) acres and Sector Plans.	
 Drainage Plans: Required for building permits, grading p 	permits, paving permits and site plans less than five
(U)	

acres.

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



Planning Department Transportation Development Services Section

January 26, 2005

Mr. David Thompson, P.E.
Thompson Engineering Consultant,Inc
4800 Juan Tabo Blvd. NE, Suite C
Albuquerque, NM 87111

Re:

Approval of Temporary Certificate of Occupancy (C.O.) for

MIDTOWN SELF STORAGE, [H-17 / D105]

4339 Cutler Ave. NE

Engineer's Stamp Dated 01/26/05

Dear Mr. Thompson:

Based on the information provided on your submittal dated January 26, 2005, the above referenced project is approved for a 60-day Temporary C.O.

P.O. Box 1293

A Temporary C.O. has been issued allowing the outstanding driveway and offsite (impacting driveway) issues to be completed within this time period. When these remaining issues have been fully completed, are in substantial compliance, and a final Certification for Transportation has been resubmitted to the City's Hydrology office for approval, a Permanent C.O. will be issued.

Albuquerque

The Certification package for Final C.O. must include an <u>exact</u> copy of the approved TCL, or signed off D.R.B. Site Plan, which is in each of the two City Permit Plan Sets—the contractor's City field set and the City's plan set in the basement of the Plaza Del Sol building. Package also must include a letter of certification on designer's letterhead-stamped with his seal, signed, and dated. Submit package along with fully completed Drainage Information Sheet to front counter personnel for log in and evaluation by

www.cabq.gov

New Mexico 87103

If you have any questions, please call me at 924-3630.

Sincerely,

Transportation.

Nilo E. Salgado-Fernandez, R.E.

Senior Traffic Engineer

Development and Building Services

Planning Department

C:

Engineer

Hydrology-file
CO Clerk

(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN SELF STORAGE DRB #:EPC #:	_ZONE MAP/DRG. FILE #: <u>H17</u> _WORK ORDER#:
LEGAL DESCRIPTION: TRACTS K AND R OF THE TIMOTEO CI	HAVEZ ADDITION
ENGINEERING FIRM: Thompson Engineering Consultants, Inc. ADDRESS: 4800 Juan Tabo NE, Suite C	CONTACT: David Thompson PHONE: 271-2199
CITY, STATE: Albuquerque, NM	ZIP CODE: 87111
OWNER: Hix Appraisal Services, Inc.	CONTACT: Richard I-lix
ADDRESS:905 Bosque Road NE	PHONE: <u>821-1655</u>
CITY, STATE: Albuguerque, NM	ZIP CODE: <u>87113</u>
ARCHITECT:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP CODE:
SURVEYOR: A.M. Surveying Company	CONTACT: Mike Shook
ADDRESS: 612 Cerro de Ortega SE	PHONE: <u>896-1716</u>
CITY, STATE: Rio Rancho, NM	ZIP CODE: <u>87124</u>
CONTRACTOR:	CONTACT:
ADDRESS:	PHONE:
CITY, STATE:	ZIP'CODE:
CHECK TYPE OF SUBMITTAL:	CHECK TYPE OF APPROVAL SOUGHT:
DRAINAGE REPORT	SIA/FINANCIAL GUARANTEE RELEASE
DRAINAGE PLAN 1st SUBMITTAL, REQUIRES TCL or equ	
DRAINAGE PLAN RESUBMITTAL	S. DEV. PLAN FOR SUB'D. APPROVAL
CONCEPTUAL GRADING & DRAINAGE PLAN	S. DEV PLAN FOR BLDG. PERMIT APPROVAI
GRADING PLAN	SECTOR PLAN APPROVAL
EROSION CONTROL PLAN	FINAL PLAT APPROVAL
ENGINEER'S CERTIFICATION (HYDROLOGY)	FOUNDATION PERMIT APPROVAL
CLOMR/LOMR	BUILDING PERMIT APPROVAL
TRAFFIC CIRCULATION LAYOUT (TCL)	CERTIFICATE OF OCCUPANCY (PERM.)
XX ENGINEER'S CERTIFICATION(TCL)	XX CERTIFICATE OF OCCUPANCY (TEMP.)
ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)	GRADING PERMIT APPROVAL
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	WORK ORDER APPROVAL
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WAS A PRE-DESIGN CONFERENCE ATTENDED: YES	JAN 2 6 2005
XX NO	
COPY PROVIDED	HYDROLOGY SECTION
DATE SUBMITTED: January 26, 2005 BY:	1/2/15/Hz
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- Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or

THOMPSON Engineering Consultants, Inc.

January 26, 2005

Mr. Nilo Salgado-Fernandez Transportation Department City of Albuquerque P.O. Box 1293 Albuquerque, NM 87103

Re: SUBMITTAL OF ENGINEER'S CERTIFICATION FOR TCL FOR MIDTOWN STORAGE UNITS

Dear Mr. Salgado-Fernandez:

All site improvements have been constructed for the above referenced site. We are requesting Temporary Certificate of Occupancy because the offsite street improvements, which have been approved at DRC, have not been constructed. A temporary connection to the site from the street has been constructed. The temporary connection will not impact ingress to the site or egress from the site. There are no safety issues on site that would impact vehicles using the facility.

If you should have any questions about the plans or responses to comments, please call.

Sincerely,

David B. Thompson, P.E.

9677



City of Albuquerque

ALBUQUERQUE, NEW MEXICO 87103 P.O. BOX 1293

June 17, 2004

David Thompson, PE Thompson Engineering Consultants, Inc. 4800 Juan Tabo NE, Ste C Albuquerque, NM 87111

RE: Midtown Self Storage Grading and Drainage Plan **Engineer's Stamp dated 6-17-04 (H17/D105)**

Dear Mr. Thompson:

Based on the information provided in your submittal received 6-17-04, the above referenced plan is approved for Preliminary Plat action by the DRB, Foundation Permit, and Grading Permit. Please attach a copy of the approved plan to the construction sets prior to sign-off by Hydrology.

This project requires a National Pollutant Discharge Elimination System (NPDES) permit. If you have any questions regarding this permit please feel free to call the DMD Storm Drainage Design section at 768-3654 (Charles Caruso) or 768-3645 (Bryan Wolfe).

If you have any questions, please contact me at 924-3986.

Sincerely,

Bradley L. Bingham, PE

Principal Engineer, Planning Dept. Development and Building Services

C: Charles Caruso, DMD Storm Drainage Design

File

(REV. 1/28/2003rd)

PROJECT TITLE: MIDTOWN SELF STORAGE DRB #:EPC #:	ZONE MAP/DRG. FILE #: H17 / D 10 5 WORK ORDER#:
LEGAL DESCRIPTION: TRACTS K AND R OF THE TIMOTEO CECITY ADDRESS:	HAVEZ ADDITION
ENGINEERING FIRM: Thompson Engineering Consultants, Inc. ADDRESS: 4800 Juan Tabo NE, Suite C CITY, STATE: Albuquerque, NM OWNER: Hix Appraisal Services, Inc. ADDRESS: 905 Bosque Road NE CITY, STATE: Albuquerque, NM ARCHITECT: ADDRESS: CITY, STATE:	CONTACT: David Thompson PHONE: 271-2199 ZIP CODE: 87111 CONTACT: Richard Hix PHONE: 821-1655 ZIP CODE: 87113 CONTACT: PHONE: PHONE: ZIP CODE:
SURVEYOR: A.M. Surveying Company ADDRESS: 612 Cerro de Ortega SE CITY, STATE: Rio Rancho, NM	CONTACT: Mike Shook PHONE: 896-1716 ZIP CODE: 87124
CONTRACTOR: ADDRESS: CITY, STATE:	CONTACT:PHONE:ZIP CODE:
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WAS A PRE-DESIGN CONFERENCE ATTENDED: YES _XX_ NO COPY PROVIDED	DECEIVED JUN 1 2004 HYDROLOGY SECTION
DATE SUBMITTED: June 10, 2004 BY:	Le Alley

- 1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five acres
- 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 ten (10) lots or constituting five (5) acres or