

# CITY OF ALBUQUERQUE



April 8, 2010

Fred C. Arfman, P.E.  
Isaacson & Arfman, P.A.  
128 Monroe St NE  
Albuquerque, NM 87108

**Re: 6301-6401 Uptown Blvd Building Addition, Grading and Drainage Plan  
Engineer's Stamp dated 4-5-10 (H18/D012)**

Dear Mr. Arfman,

Based upon the information provided in your submittal received 4-5-10, the above referenced plan is approved for Building Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

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 924-3695.

Sincerely,

Curtis A. Cherne, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

PO Box 1293

Albuquerque

NM 87103

[www.cabq.gov](http://www.cabq.gov)

C: file

**DRAINAGE AND TRANSPORTATION INFORMATION SHEET**  
(Rev. 12/05)

PROJECT TITLE: 6301 Uptown Blvd. Bldg. Addition ZONE MAP/DRG. FILE H-18<sup>12</sup>  
 DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: A PORTION OF TRACT A-2-B-1 OF DALE J BELLAMAH'S UNIT 5, ALBUQUERQUE, NM  
 CITY ADDRESS: 6301 Uptown Blvd

ENGINEERING FIRM: ISSACSON & ARFMAN, PA CONTACT: Fred C. Arfman  
 ADDRESS: 128 MONROE NE PHONE: 268-8828  
 CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87108

OWNER: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

ARCHITECT: Modulus Architects CONTACT: Stephen Dunbar  
 ADDRESS: 2325 San Pedro NE PHONE: 338-1499  
 CITY, STATE: Albuquerque, NM ZIP CODE: 87110

SURVEYING FIRM: \_\_\_\_\_ LICENSED SURVEYOR: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

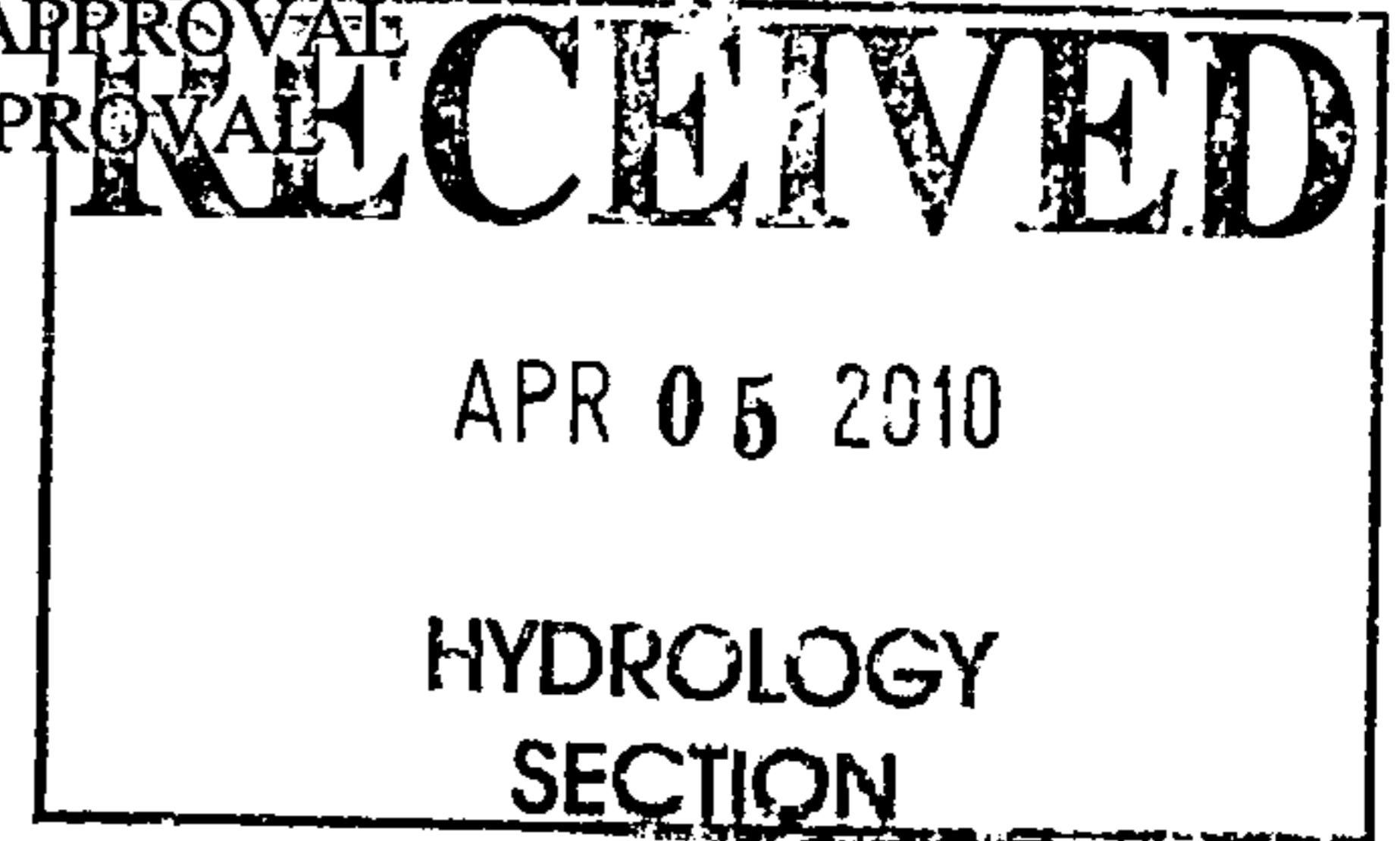
CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

- TYPE OF SUBMITTAL:**
- DRAINAGE REPORT
  - DRAINAGE PLAN 1<sup>ST</sup> SUBMITTAL
  - DRAINAGE PLAN RESUBMITTAL
  - CONCEPTUAL G & D PLAN
  - GRADING PLAN
  - EROSION CONTROL PLAN
  - ENGINEER'S CERT (HYDROLOGY)
  - CLOMR/LOMR
  - TRAFFIC CIRCULATION LAYOUT
  - ENGINEER/ARCHITECT CERT (TCL)
  - ENGINEER/ARCHITECT CERT (DRB S.P.)
  - ENGINEER/ARCHITECT CERT (AA)
  - OTHER (SPECIFY)

- CHECK TYPE OF APPROVAL SOUGHT:**
- SIA/FINANCIAL GUARANTEE RELEASE
  - PRELIMINARY PLAT APPROVAL
  - S. DEV. PLAN FOR SUB'D APPROVAL
  - S. DEV. 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

*\$ 50.00*

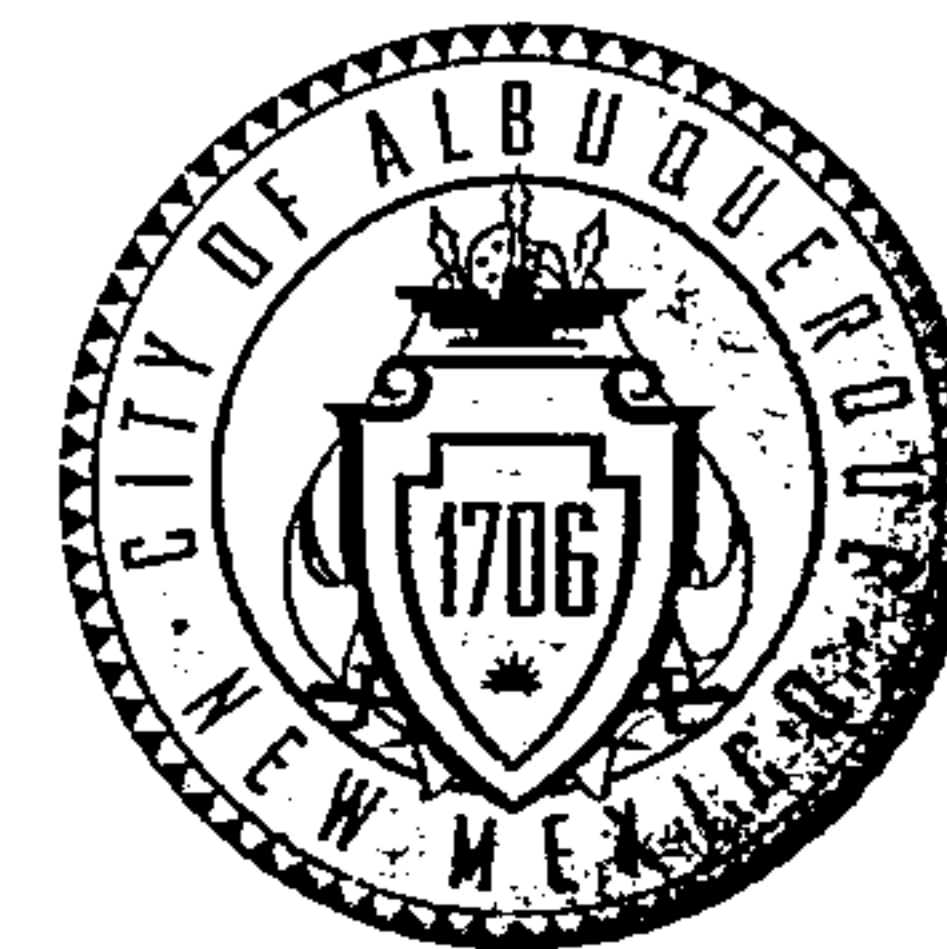


SUBMITTED BY: ISAACSON & ARFMAN: Fred Arfman DATE: April 5, 2010

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope to the proposed development define 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 subdivision containing more than ten (10) lots or constituting five (5) acres or more.

# CITY OF ALBUQUERQUE



October 7, 2010

Fred C. Arfman, P.E.  
**Isaacson & Arfman, P.A.**  
128 Monroe Street N.E.  
Albuquerque, NM 87108

**Re: 6301 Uptown Blvd Bldg Addition, 6301 Uptown Blvd.,  
Request for Permanent C.O. - Approved  
Engineer's Stamp dated: 04-05-10 (H-18/D012)  
Certification dated: 10-06-10**

Dear Mr. Arfman,

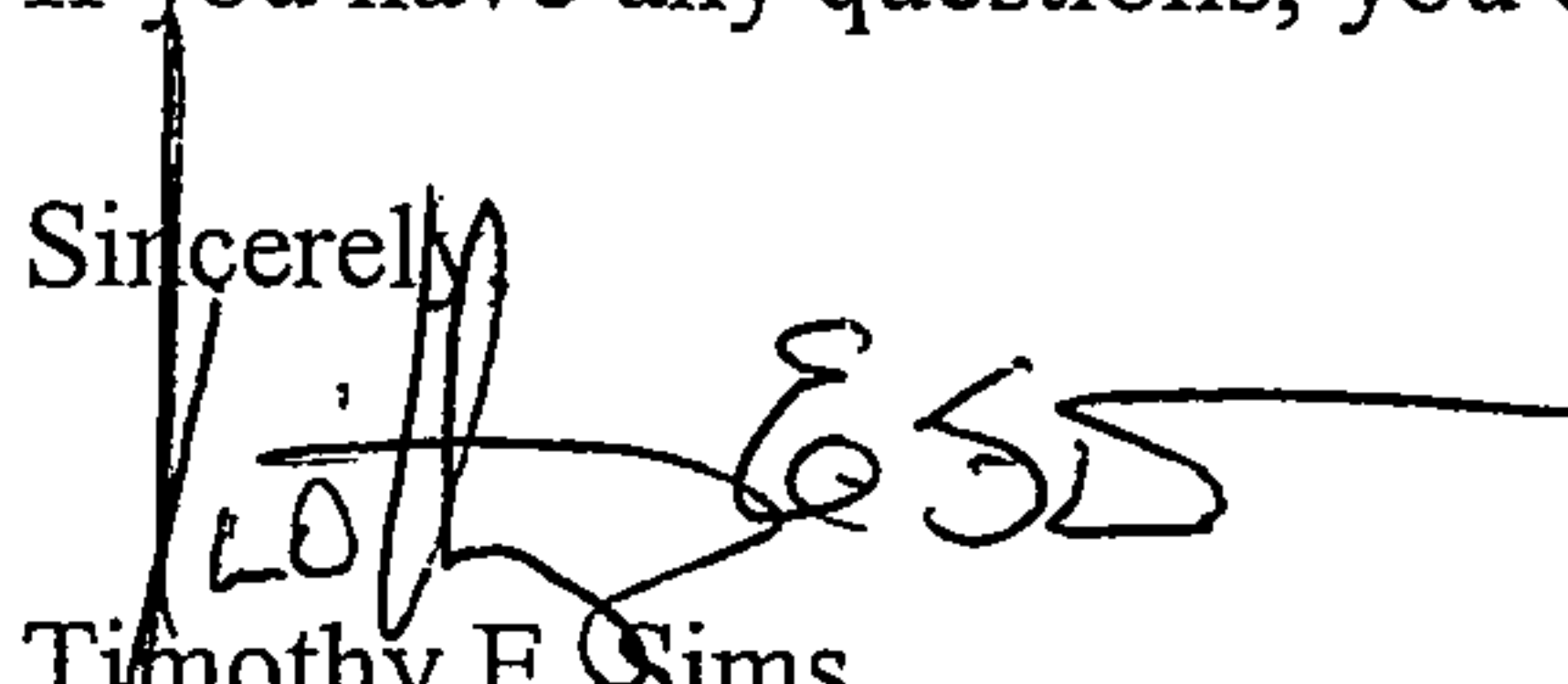
Based upon the information provided in the Certification received 10-06-10, the above referenced Certification is approved for a release of a Permanent Certificate of Occupancy by Hydrology.

PO Box 1293

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

Sincerely,

Albuquerque

  
Timothy E. Sims,  
Plan Checker—Hydrology Section  
Development and Building Services

NM 87103

[www.cabq.gov](http://www.cabq.gov)

C: CO Clerk—Katrina Sigala  
fb Bradley L. Bingham, P.E.  
File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

H-18/0012

PROJECT TITLE: 6301 Uptown Blvd Bldg Addition  
DRB #: \_\_\_\_\_ EPC #: \_\_\_\_\_

ZONE MAP / DRG. FILE #: M-9/D-19B  
WORK ORDER #: \_\_\_\_\_

LEGAL DESCRIPTION: A Portion of Tract A-2-B-1, Dale J Bellamah, Unit 5,  
CITY ADDRESS: 6301 Uptown Blvd NE, ABQ., NM 87110

ENGINEERING FIRM: Isaacson & Arfman, P.A.  
ADDRESS: 128 Monroe St. NE  
CITY, STATE: Albuquerque, NM

CONTACT: Fred C. Arfman  
PHONE: 268-8828  
ZIP CODE: 87108

OWNER: Dr Jerome Beetman, Jr.  
ADDRESS: 6301 Uptown Blvd  
CITY, STATE: ABQ., NM

CONTACT: Dr. Bettman  
PHONE: \_\_\_\_\_  
ZIP CODE: 87110

ARCHITECT: Modulus Architect  
ADDRESS: 2325 San Pedro Dr. NE  
CITY, STATE: Albuquerque, New Mexico

CONTACT: Stephan Dunbar  
PHONE: 338-1499  
ZIP CODE: 87110

SURVEYOR: Surv-Tek, Inc.  
ADDRESS: 9384 Valley View Dr. NW  
CITY, STATE: Albuquerque, New Mexico

CONTACT: Russ Hugg  
PHONE: 897-3366  
ZIP CODE: 87114

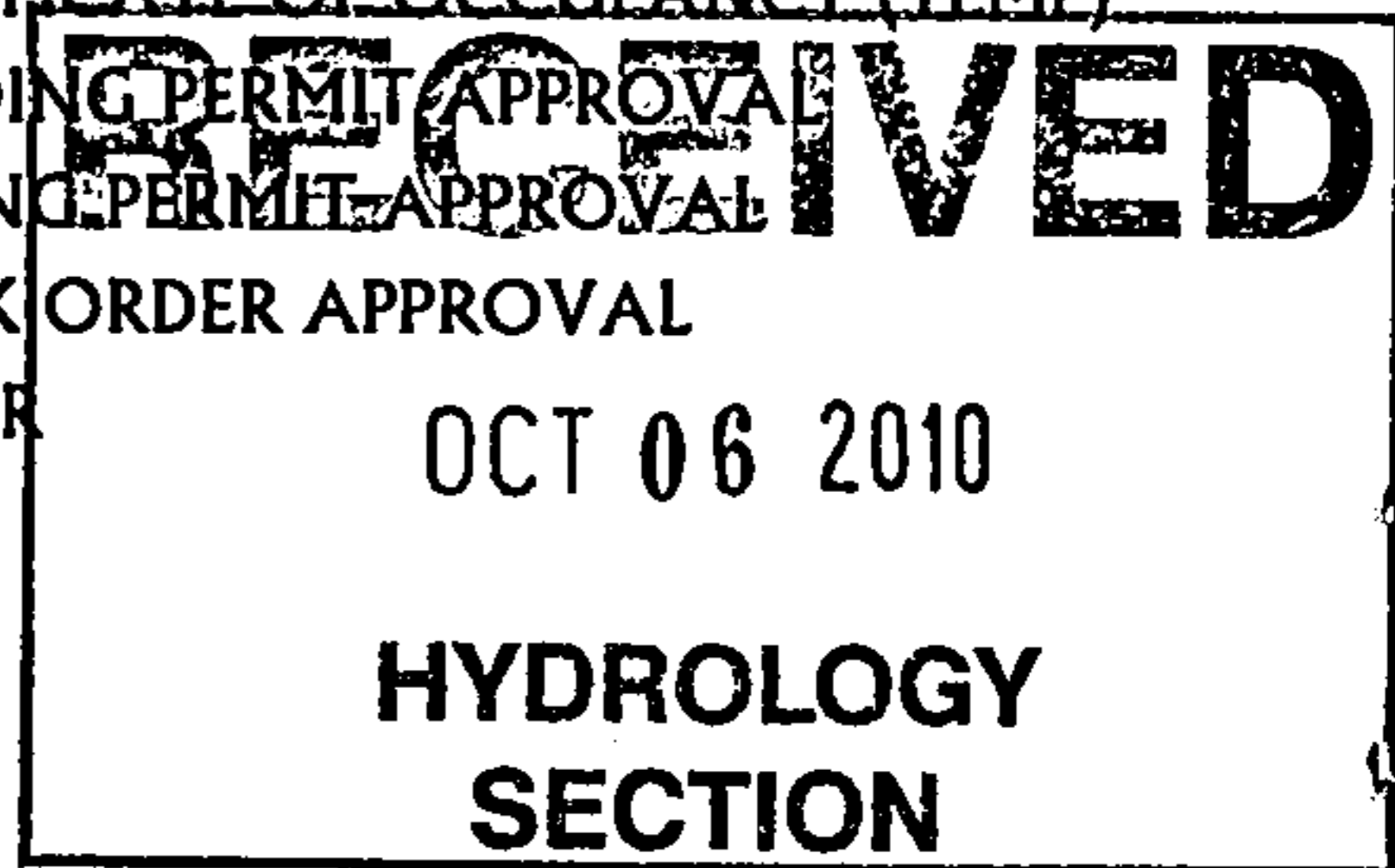
CONTRACTOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

- CHECK TYPE OF SUBMITTAL:
- DRAINAGE REPORT
  - DRAINAGE PLAN 1<sup>ST</sup> *REQUIRES TCL or equal*
  - DRAINAGE PLAN RESUBMITTAL
  - CONCEPTUAL GRADING & DRAINAGE PLAN
  - GRADING PLAN
  - EROSION CONTROL PLAN
  - ENGINEER'S CERTIFICATION (HYDROLOGY)
  - CLOMR / LOMR
  - TRAFFIC CIRCULATION LAYOUT (TCL)
  - ENGINEER'S CERTIFICATION (TCL)
  - ENGINEER'S 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 APPR.
  - 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

WAS A PRE-DESIGN CONFERENCE ATTENDED:  
 YES  
 NO  
 COPY PROVIDED



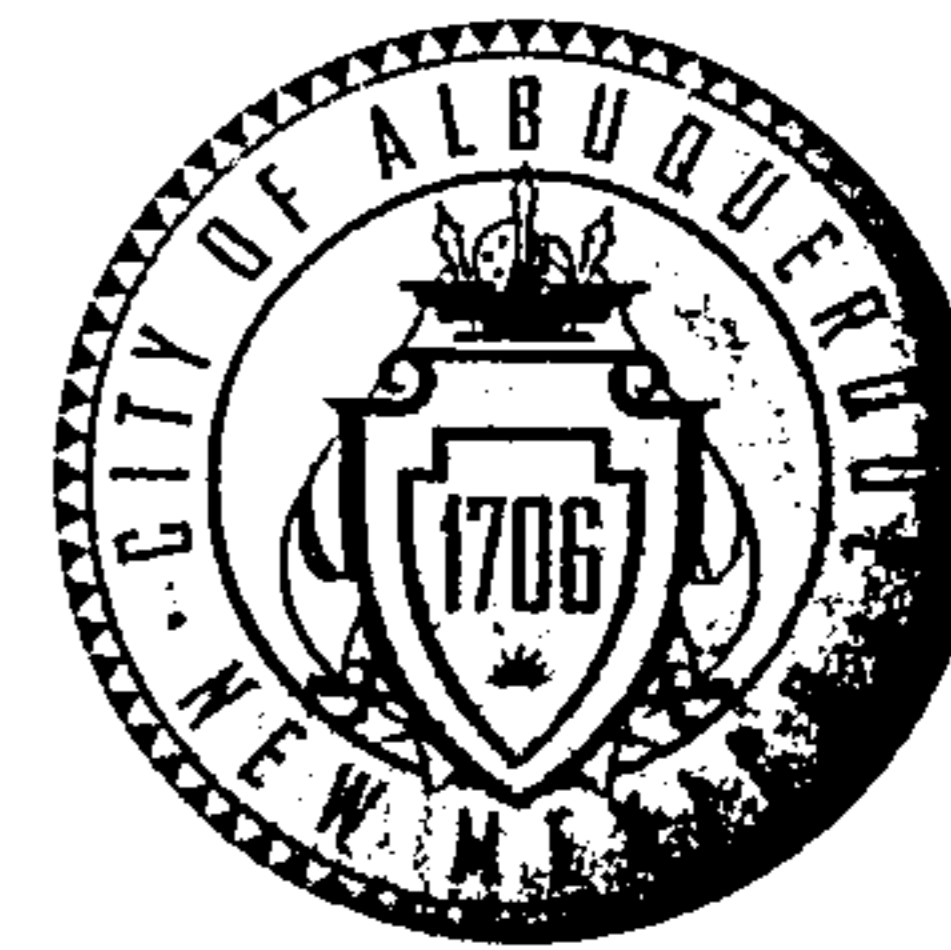
DATE SUBMITTED: Wednesday, October 06, 2010

BY: FRED C. ARFMAN  
Isaacson & Arfman, P.A.

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

# CITY OF ALBUQUERQUE



**Planning Department  
Transportation Development Services Section**

October 20, 2010

George Rainhart, Registered Architect  
George Rainhart, Architect & Associates P.C.  
2325 San Pedro, Ste. 2-B  
Albuquerque, NM 87110

Re: Certification Submittal for a Permanent Building Certificate of Occupancy  
(C.O.) for RBC Addition at 6301 Uptown Blvd, [H-18 / D012]  
6301 Uptown Blvd.  
Engineer's Stamp Dated 10/13/10

Dear Mr. Rainhart:

Based upon the information provided in your submittal received 10-18-10,  
Transportation Development has no objection to the issuance of a Permanent Certificate  
of Occupancy. This letter serves as a "green tag" from Transportation Development for a  
Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

PO Box 1293

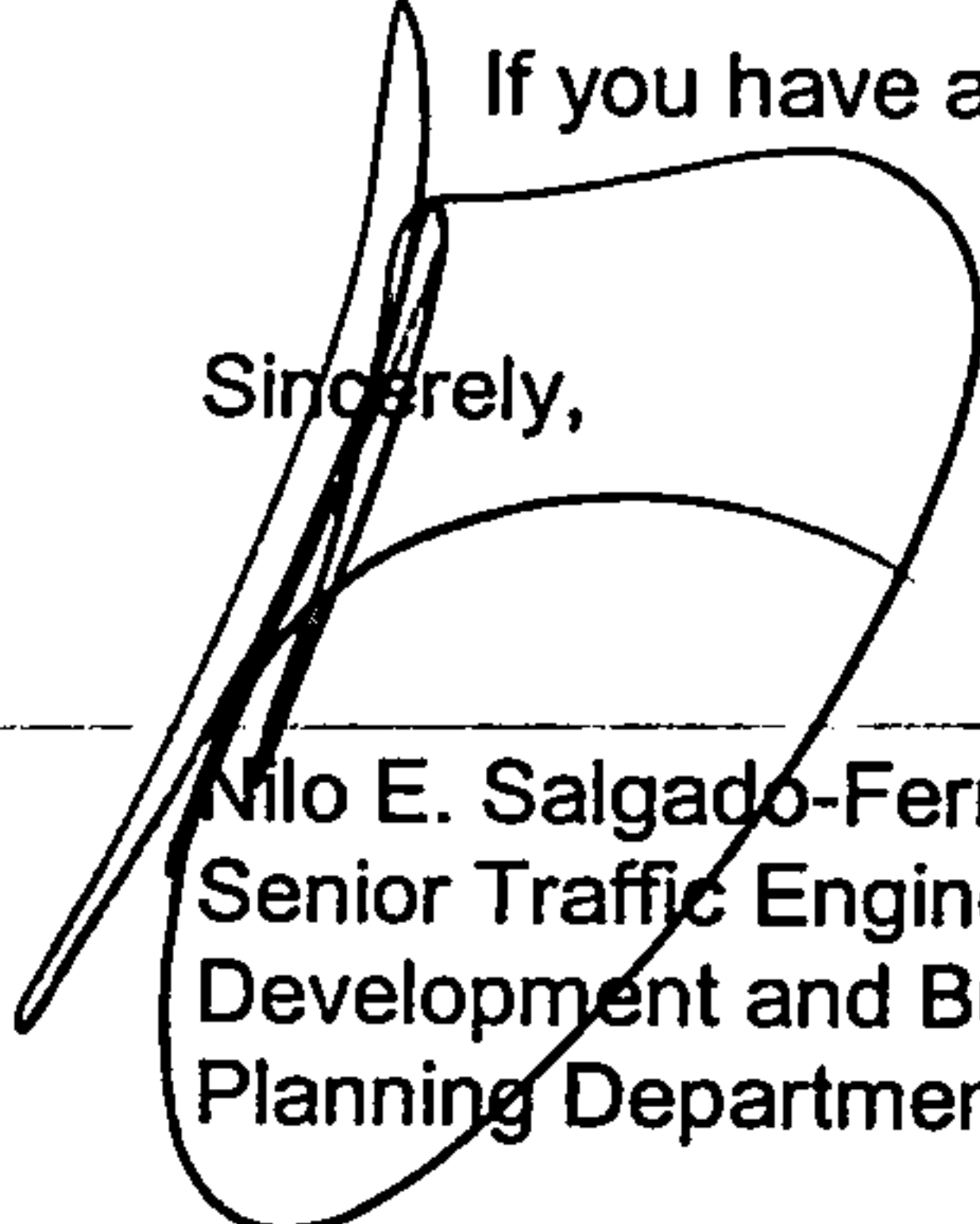
Albuquerque

NM 87103

www.cabq.gov

If you have any questions, please contact me at (505)924-3630.

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 12/2005)

PROJECT TITLE: REC ADDITION 6301 UPTOWN BLVD ZONE MAP: H-18/2012

DRB# 10180781 EPC# 1000631 WORK ORDER# 0242 & 0243

LEGAL DESCRIPTION: TRACTS A2R - B1 JEANNE DALE UNITS

CITY ADDRESS: 8301 UPTOWN BLVD

ENGINEERING FIRM: \_\_\_\_\_ CONTACT: \_\_\_\_\_

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

CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

OWNER: \_\_\_\_\_ CONTACT: \_\_\_\_\_

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

CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

ARCHITECT: GEORGE RANNEY CONTACT: CECILE RANNEY

ADDRESS: 2325 SAN BERNARDINO ST 28 PHONE: 8899116

CITY, STATE: ARBUQUERQUE, NM ZIP CODE: 87110

SURVEYOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_

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

CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

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

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

CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

TYPE OF SUBMITTAL: \_\_\_\_\_ CHECK TYPE OF APPROVAL SOUGHT: \_\_\_\_\_

DRAINAGE REPORT  SIA/FINANCIAL GUARANTER RELEASE

DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL  PRELIMINARY PLAT APPROVAL

DRAINAGE PLAN RESUBMITTAL  S. DEV. PLAN FOR SUB'D APPROVAL

CONCEPTUAL G & D PLAN  S. DEV. FOR BLDG. PERMIT APPROVAL

GRADING PLAN  SECTOR PLAN APPROVAL

EROSION CONTROL PLAN  FINAL PLAT APPROVAL

ENGINEER'S CERT (HYDROLOGY)  FOUNDATION PERMIT APPROVAL

CLOMR/LOMR  BUILDING PERMIT APPROVAL

TRAFFIC CIRCULATION LAYOUT  CERTIFICATE OF OCCUPANCY (PERM)

ENGINEER'S CERT (TCL)  CERTIFICATE OF OCCUPANCY (TEMP) (SMELL)

ENGINEER'S CERT (DRB SITE PLAN)  GRADING PERMIT APPROVAL

OTHER (SPECIFY) \_\_\_\_\_ PAVING PERMIT APPROVAL

WAS A PRE-DESIGN CONFERENCE ATTENDED:

YES

NO

COPY PROVIDED

DATE SUBMITTED: \_\_\_\_\_ BY: \_\_\_\_\_

OCT 18 2010

RECEIVED

TECHNOLOGY

Requests for approvals of Site Development Plans and/or Subdivision Plans shall be accompanied by a drainage submittal. The particular nature, location, and scope to 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 subdivision containing more than ten (10) lots or constituting five (5) acres or more.

TRAFFIC CERTIFICATION

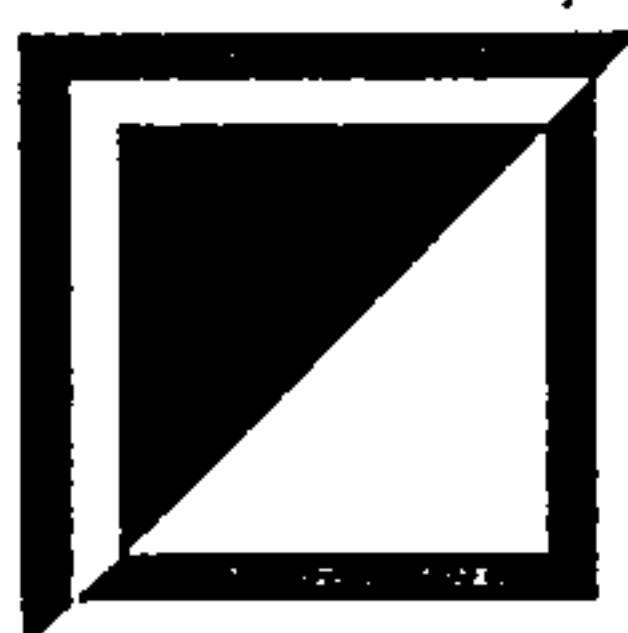
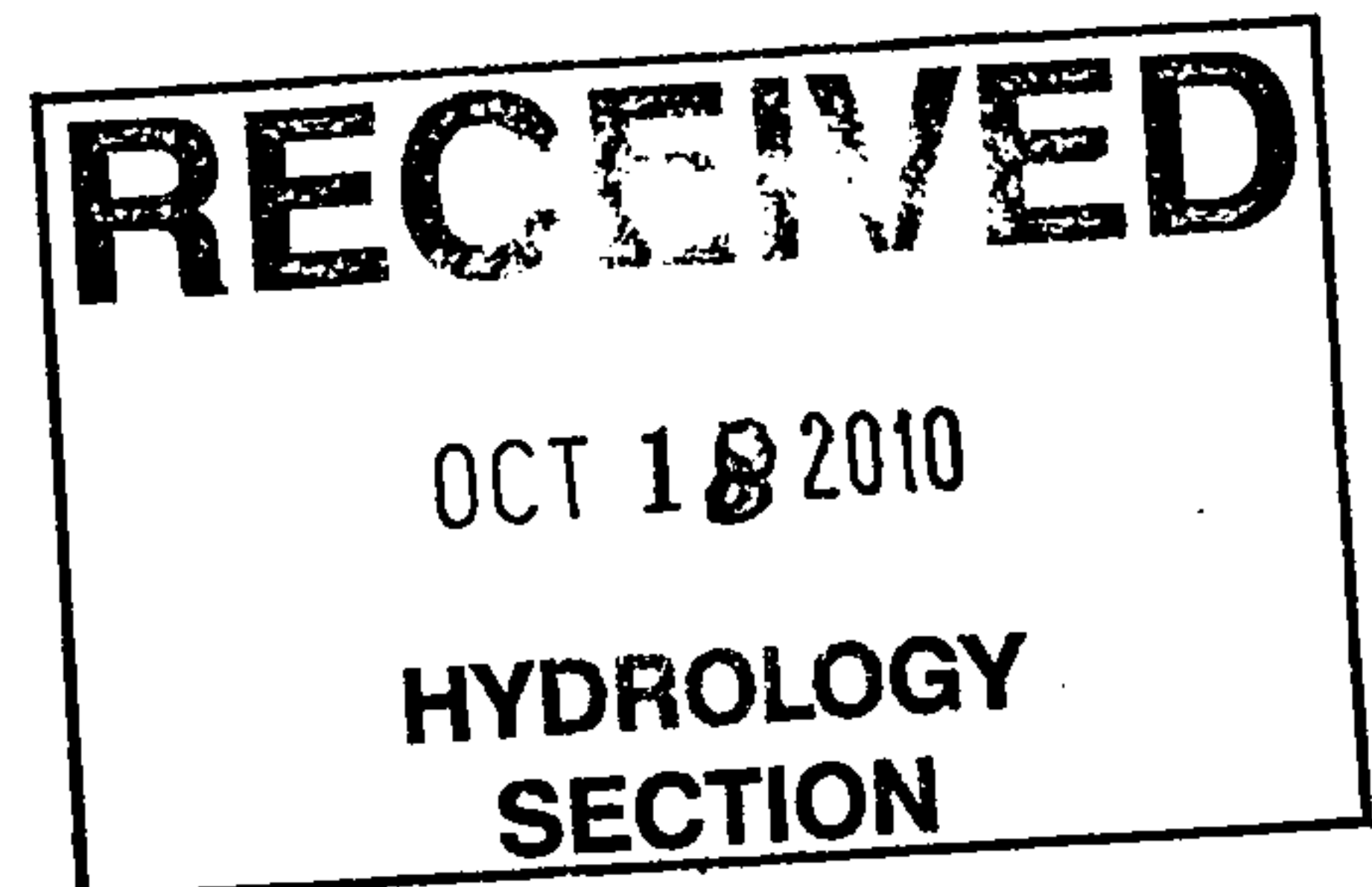
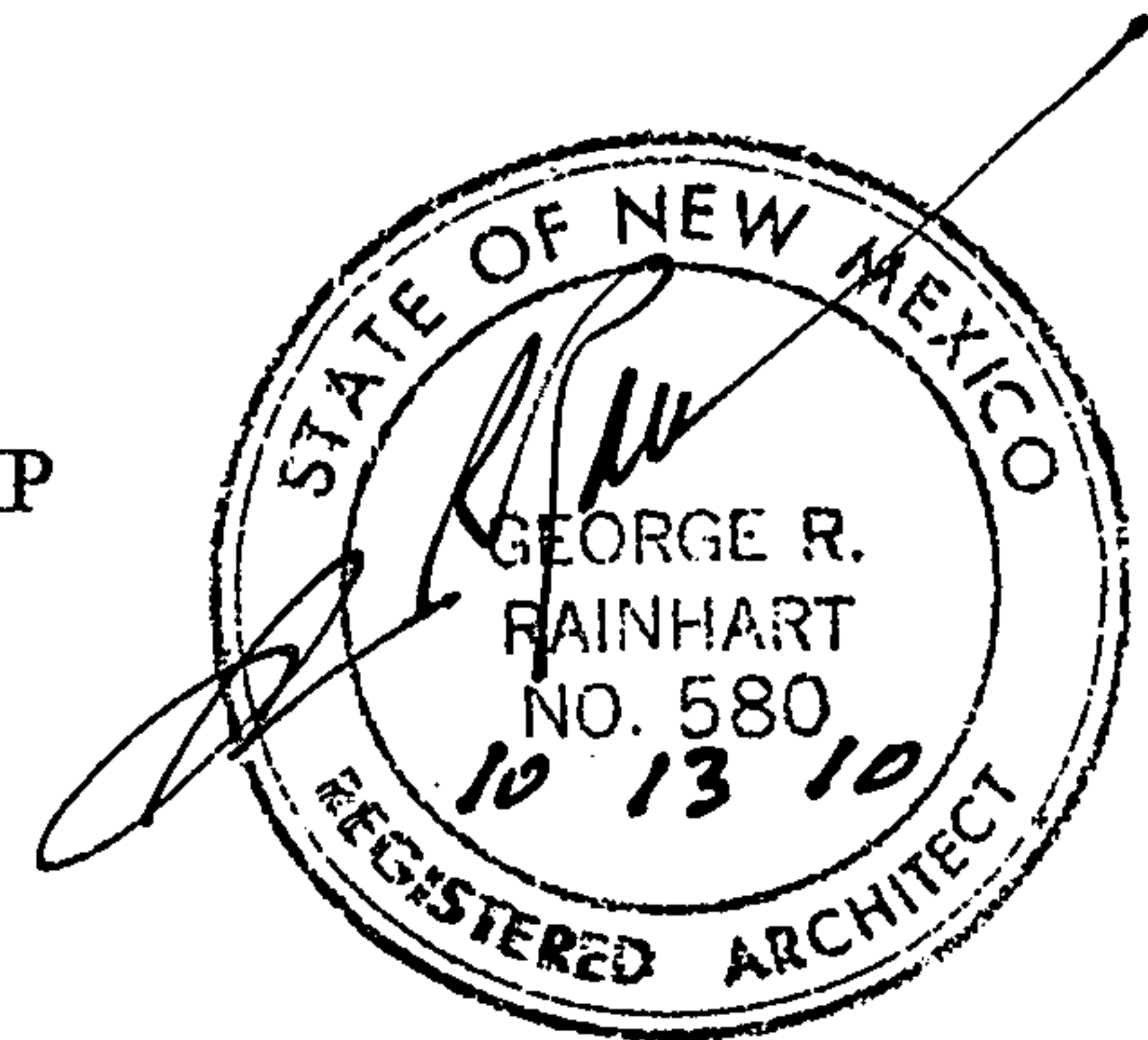
I, GEORGE RAINHART, NMRA 580, OF THE FIRM GEORGE RAINHART ARCHITECT & ASSOCIATES P.C., HEREBY CERTIFY THAT THIS PROJECT IS IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 3/1/10, SEALED 4/2/10. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY GEORGE RAINHART OF THE FIRM GEORGE RAINHART & ASSOCIATES P.C. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 10/13/10 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR A TEMPORARY CERTIFICATE OF OCCUPANCY.

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND IS INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE TRAFFIC ASPECTS OF THIS PROJECT. THOSE RELYING ON THE RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

  
\_\_\_\_\_  
Signature of Architect

ARCHITECT'S STAMP

Oct 13 2010  
Date

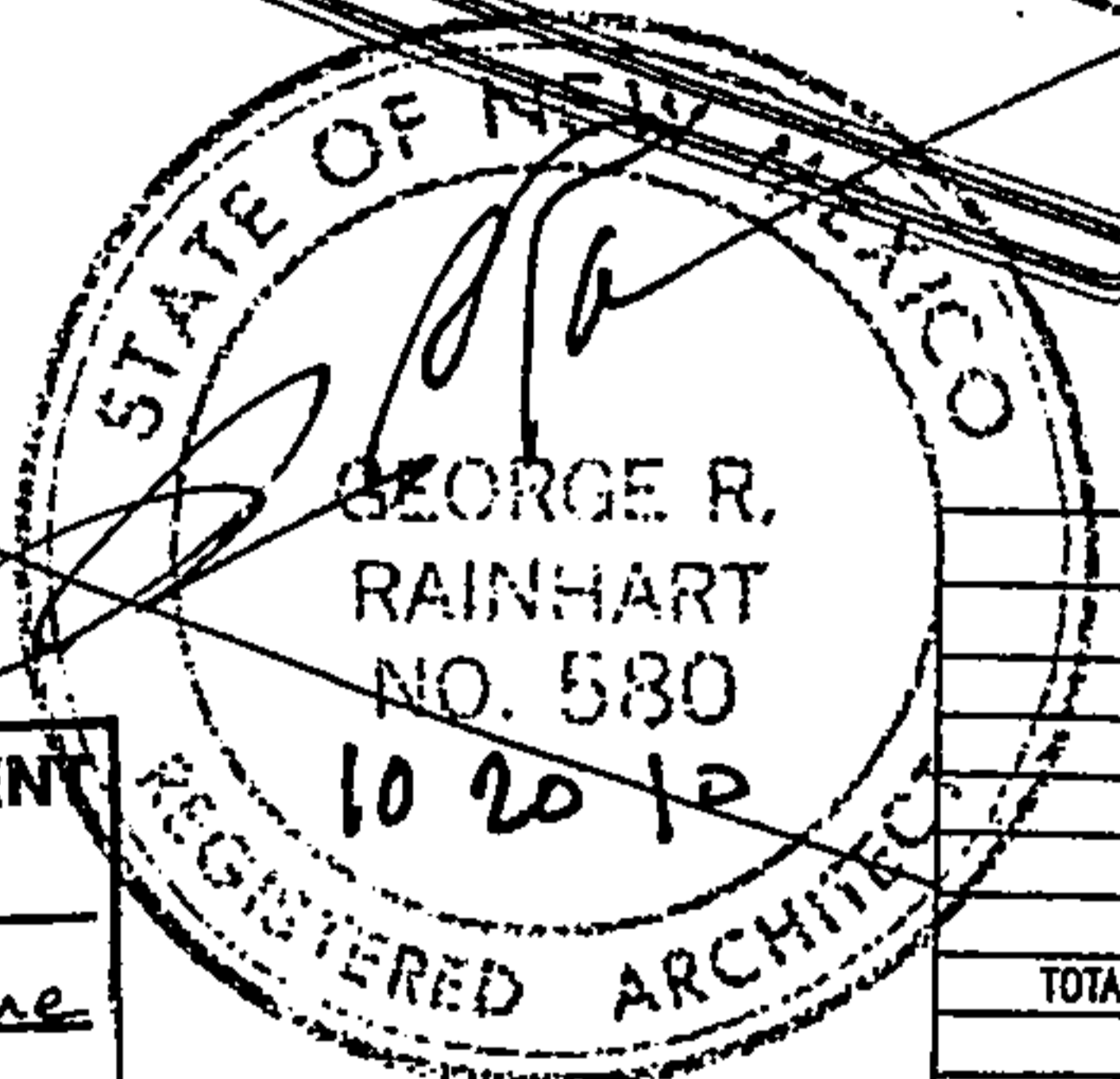
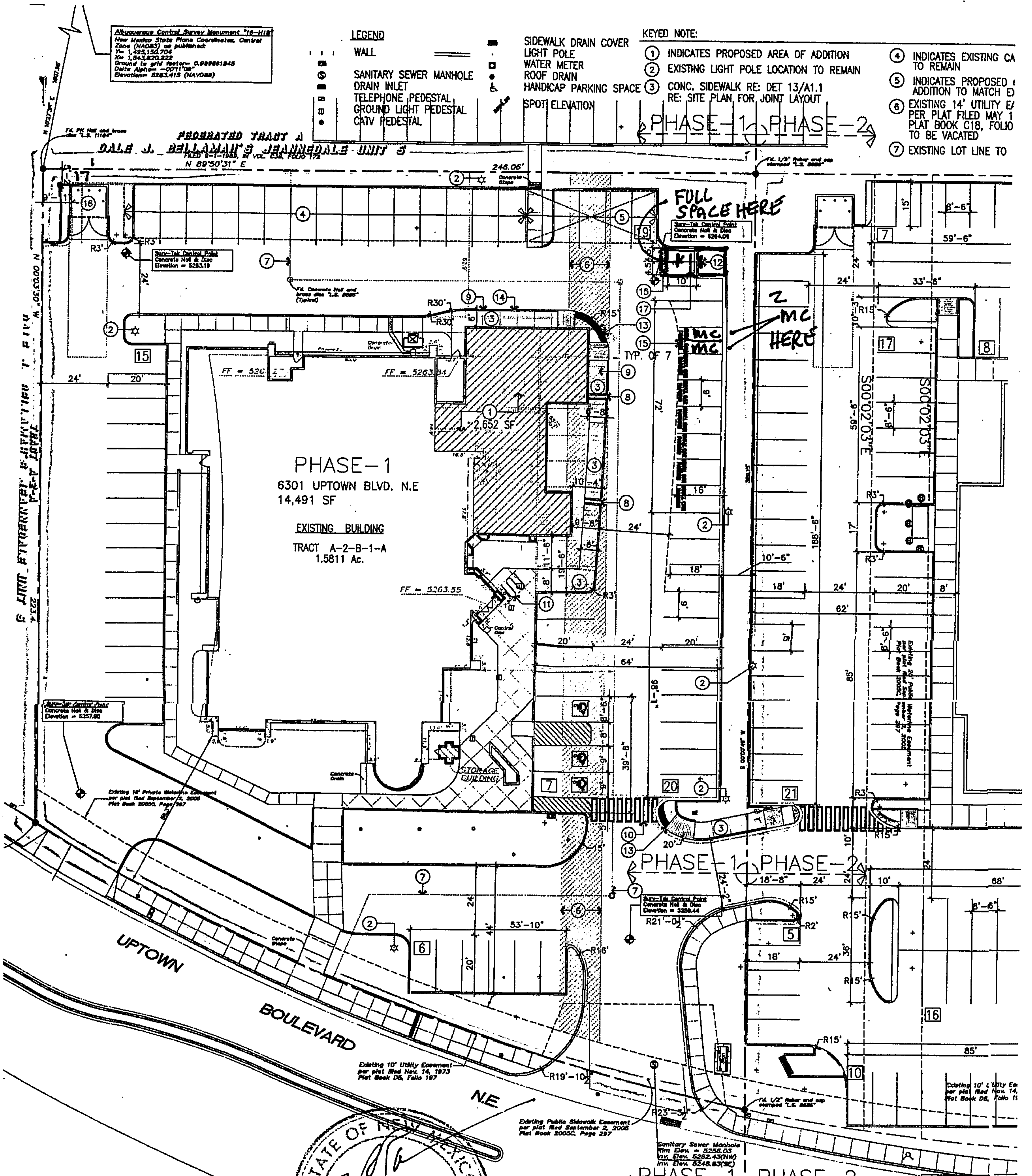


GEORGE RAINHART, ARCHITECT & ASSOCIATES P.C.  
2325 SAN PEDRO NE SUITE 2-B ■ ALBUQUERQUE, NEW MEXICO 87110  
PHONE: 505-884-9110 ■ FAX: 505-837-9877 ■ Email: graa@gra-arch.com

Albuquerque Central Survey Monument 78-118  
 New Mexico State Plane Coordinates, Central  
 Zone (NAD83) are published  
 in 1991, 1992, 2004  
 No. 1, 543,820,222  
 Drawn by grid Rectifier: 0.899661845  
 Date Alpha: -0011'00"  
 Elevation = 5263.415 (MVD08)

- LEGEND**
- WALL
  - SANITARY SEWER MANHOLE
  - DRAIN INLET
  - TELEPHONE PEDESTAL
  - GROUND LIGHT PEDESTAL
  - CATV PEDESTAL
  - SIDEWALK DRAIN COVER
  - LIGHT POLE
  - WATER METER
  - ROOF DRAIN
  - HANDICAP PARKING SPACE
  - SPOT ELEVATION

- KEYED NOTE:**
- ① INDICATES PROPOSED AREA OF ADDITION
  - ② EXISTING LIGHT POLE LOCATION TO REMAIN
  - ③ CONC. SIDEWALK RE: DET 13/A1.1 RE: SITE PLAN FOR JOINT LAYOUT
  - ④ INDICATES EXISTING CA TO REMAIN
  - ⑤ INDICATES PROPOSED ADDITION TO MATCH D
  - ⑥ EXISTING 14" UTILITY E/P PER PLAT FILED MAY 1 PLAT BOOK C18, FOLIO TO BE VACATED
  - ⑦ EXISTING LOT LINE TO



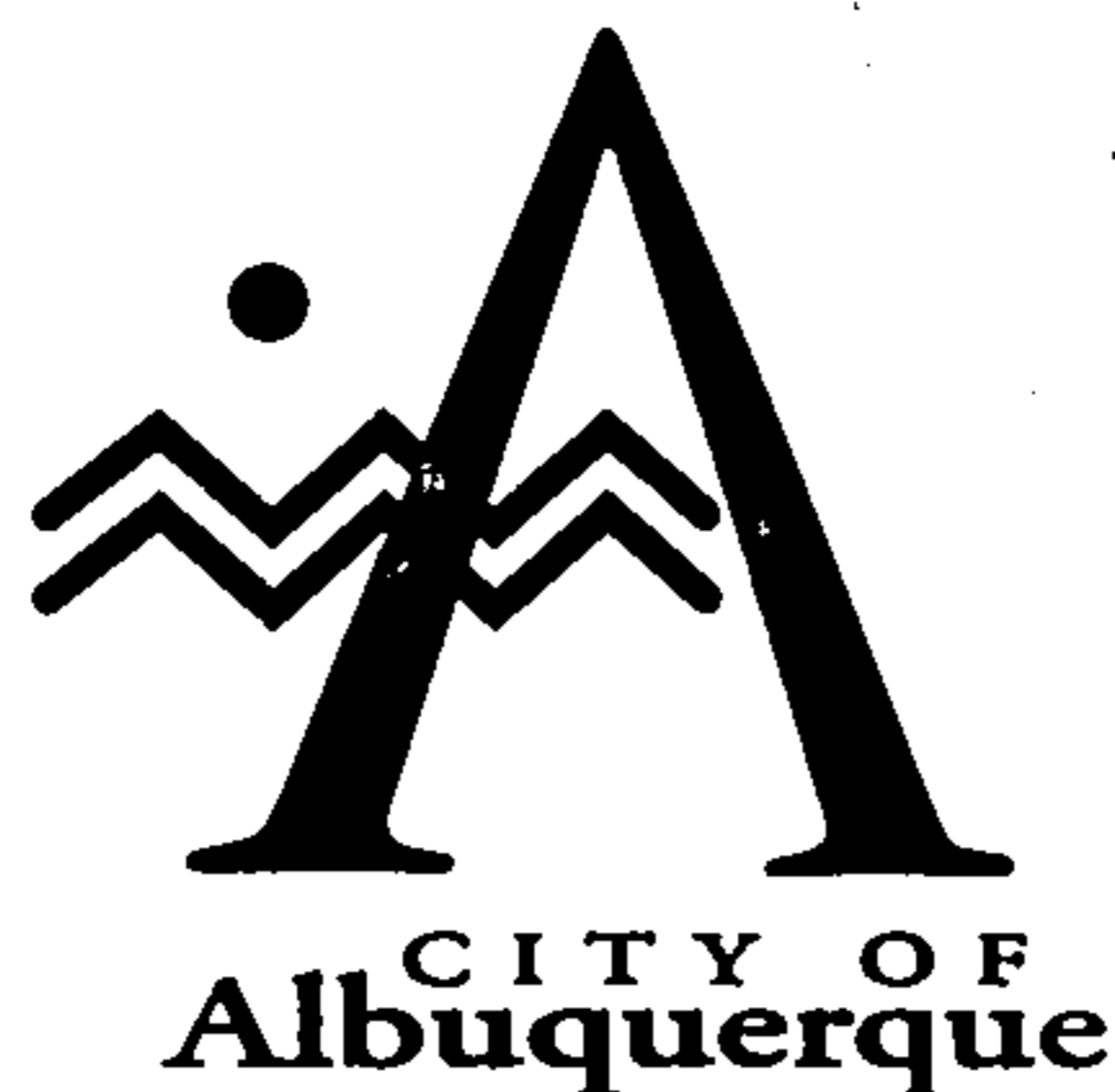
**ADMINISTRATIVE AMENDMENT**  
 File # 0911-101111 Project # 1000631  
 Vacation of easement, lot line  
 relocation, ±2600 sq. ft. bldg.  
 addition.

SITE DATA TABLE	PHASE-1	PHASE-2
LEGAL DESCRIPTION	TRACT A-2-B-1-A	TRACT B-1-A-1
TOTAL ACREAGE	1.5811 Acres	2.9031 Acres
EXISTING ZONING		
BUILDING SIZE	RE: SITE	RE: SITE
FAR	EXISTING FAR= 21%	EXISTING FAR= 45%
EXISTING USES	OFFICE	OFFICE/RETAIL
TOTAL PARKING PROVIDED	67 SPACES	177 SPACES
TOTAL PARKING REQ.	67 SPACES	177 SPACES
H.C. REQ.	3 H.C. (INCLUDING 2 VAN ACCESSIBLE)	8 H.C. (INCLUDING 4 VAN ACCESSIBLE)
H.C. PROVIDED	11 H.C. (INCLUDING 6 VAN ACCESSIBLE)	11 H.C. (INCLUDING 6 VAN ACCESSIBLE)
BKE SPACES PROVIDED	5 BKE SPACES	10 BKE SPACES

AS BUILT 10/20/10 PHASE 1

**RECEIVED**  
 OCT 18 2010  
 HYDROLOGY  
 SECTION





August 13, 1996

Martin J. Chávez, Mayor

Jeanne Wolfenbarger  
Chavez-Grieves  
5639 Jefferson NE  
Albuquerque, NM 87109

**RE: PARNEGG BUILDING ADDITION (H18-D12). GRADING PLAN SUBMITTAL  
FOR BUILDING PERMIT APPROVAL. ENGINEER'S STAMP DATED 7-18-96.**

Dear Ms. Wolfenbarger:

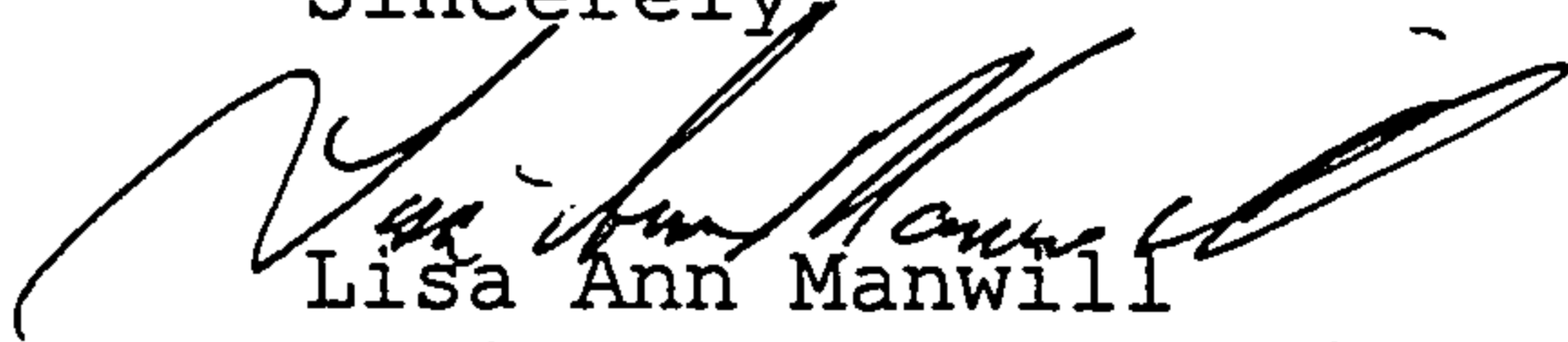
Based on the information provided on your July 22, 1996 submittal the above referenced project is approved for Building Permit.

Please be certain to request only what you need on the Drainage Information Sheet. Building Permit is the only appropriate type of approval for this project. Also, this submittal is not considered to be a Drainage Report. The type of submittal is defined in chapter 22 of the DPM.

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 768-3622.

Sincerely,

  
Lisa Ann Manwill  
Engineering Assoc./Hyd.

c: Andrew Garcia  
File



## LOCATION

The site is located northwest of the intersection of Uptown Boulevard and Jeanne Dale Drive.

## LEGAL DESCRIPTION

Tract A2B of Jeanne Dale

## FLOOD HAZARD ZONES

As shown in Flood Map 350002 0024C of the National Insurance Flood Rate Maps for the City of Albuquerque, dated October 14, the site is not located within a flood zone.

## EXISTING CONDITIONS AND DRAINAGE PATTERN

The existing Parnegg Realty building is on a 1.50-acre site. As shown on the grading and drainage plan for the site which was done in 1981, runoff is conveyed to an existing inlet just south of the site on Uptown Boulevard. This inlet directs flow to an existing 66" storm drain on Jeanne Dale Drive.

## PROPOSED SITE CONDITIONS AND DRAINAGE PATTERN

Proposed conditions include a 970 square foot building addition on the northwest corner of the building. A downspout will be placed on the northwest corner of the new addition and on the southwest corner of the building. As shown on the grading and drainage plan, flow from these downspouts will be directed to the surrounding parking lot through an existing sidewalk drain and a proposed sidewalk culvert. From the parking lot, runoff will flow to the existing inlet south of the site, following the existing drainage pattern. The building addition will add only a total of 0.05 cfs for the entire site. Refer to calculations on the following pages.



JUL 22 1996







CITY OF  
Albuquerque  
Public Works Department

June 18, 1997

Martin J. Chávez, Mayor

Robert E. Gurulé, Director

Joe Kelley, P.E.  
Chavez-Grieves  
5639 Jefferson NE  
Albuquerque, NM 87109

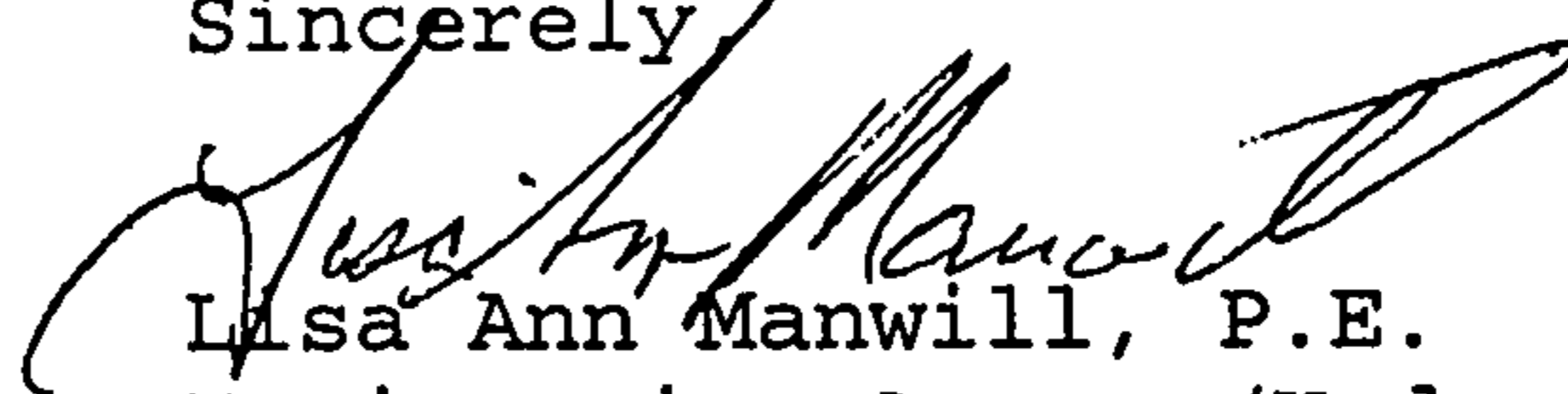
**RE: PARNEGG BUILDING ADDITION (H18-D12). ENGINEER CERTIFICATION  
FOR CERTIFICATE OF OCCUPANCY. ENGINEER'S CERTIFICATION DATED  
5-27-97**

Dear Mr. Kelley:

Based on the information provided on your July 6, 1997 submittal the above referenced project is approved for Certificate of Occupancy.

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

Sincerely,



Lisa Ann Manwill, P.E.  
Engineering Assoc./Hyd.

c: Andrew Garcia

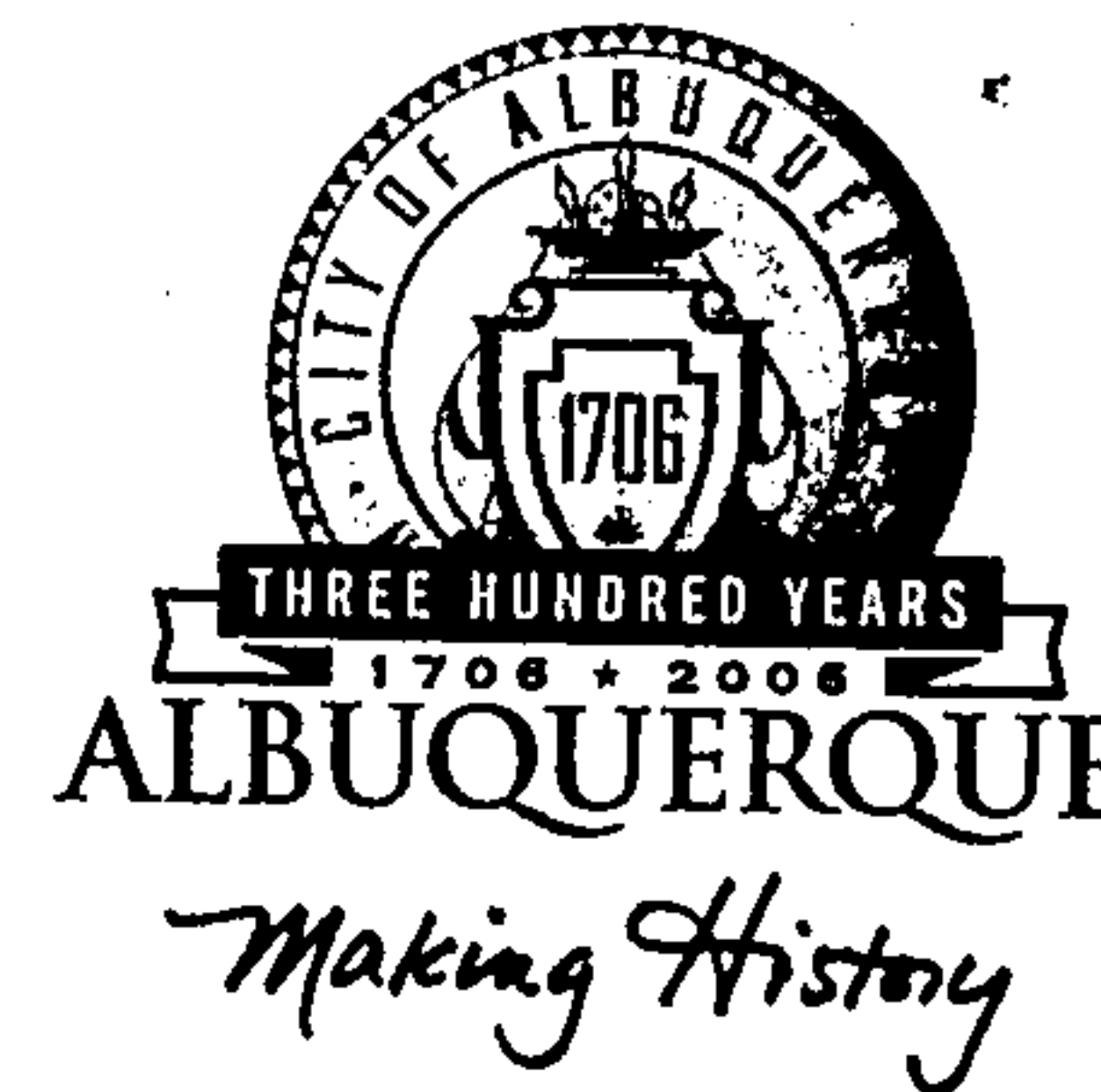
File

Good for You, Albuquerque!

P.O. Box 1293, Albuquerque, New Mexico 87103



# CITY OF ALBUQUERQUE



April 11, 2005

Ronald Bohannon, P.E.  
Tierra West, LLC  
8509 Jefferson NE  
Albuquerque, NM 87113

**Re: Uptown Offices, 6301 and 6401 Uptown Blvd; Site Development Plan  
Engineer's Stamp dated 3-04-05 (H18-D12)**

Dear Mr. Bohannon,

Based upon the information provided in your submittal received 3-04-05, the above referenced plan cannot be approved for Site Development Plan for Building Permit until the following comments are addressed:

P.O. Box 1293

According to the DPM, the following must be provided for a Site Development Plan:

Albuquerque

- Conceptual write up;
- Runoff quantities;
- Address offsite flow;
- Spot elevations;
- Show all proposed and existing infrastructure;
- Hydrology calculations;
- Benchmark; and
- Legal description.

New Mexico 87103

[www.cabq.gov](http://www.cabq.gov)

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

Sincerely,

Bradley L. Bingham, PE  
Principal Engineer, Planning Dept.  
Development and Building Services

C: file

**DRAINAGE AND TRANSPORTATION SHEET**

(REV. 1/28/2003rd)

PROJECT TITLE: Uptown Offices  
DRB #: \_\_\_\_\_ EPC #: 1000631

ZONE MAP/DRG. FILE #: H-18/D12  
WORK ORDER #: \_\_\_\_\_

LEGAL DESCRIPTION: Tract 1-B-1-A, Seville  
CITY ADDRESS: ~~Irving Boulevard~~ Uptown Bldg (6301 + 6401)

ENGINEERING FIRM: Tierra West, LLC  
ADDRESS: 8509 Jefferson NE  
CITY, STATE: Albuquerque, NM

CONTACT: Ronald R. Bohannon or Jon Niski  
PHONE: (505) 858-3100  
ZIP CODE: 87113

OWNER: Jerome Bettman  
ADDRESS: 5301 Eakes Road NW  
CITY, STATE: Albuquerque, NM

CONTACT: \_\_\_\_\_  
PHONE: (505) 345-0004  
ZIP CODE: 87107

ARCHITECT: George Rainhart Architect & Associates  
ADDRESS: 2325 San Pedro NE Suite 2-B  
CITY, STATE: Albuquerque, NM

CONTACT: Mike Safrany  
PHONE: (505) 884-9110  
ZIP CODE: 87110

SURVEYOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

CONTRACTOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

CHECK TYPE OF SUBMITTAL:

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

*See paid*

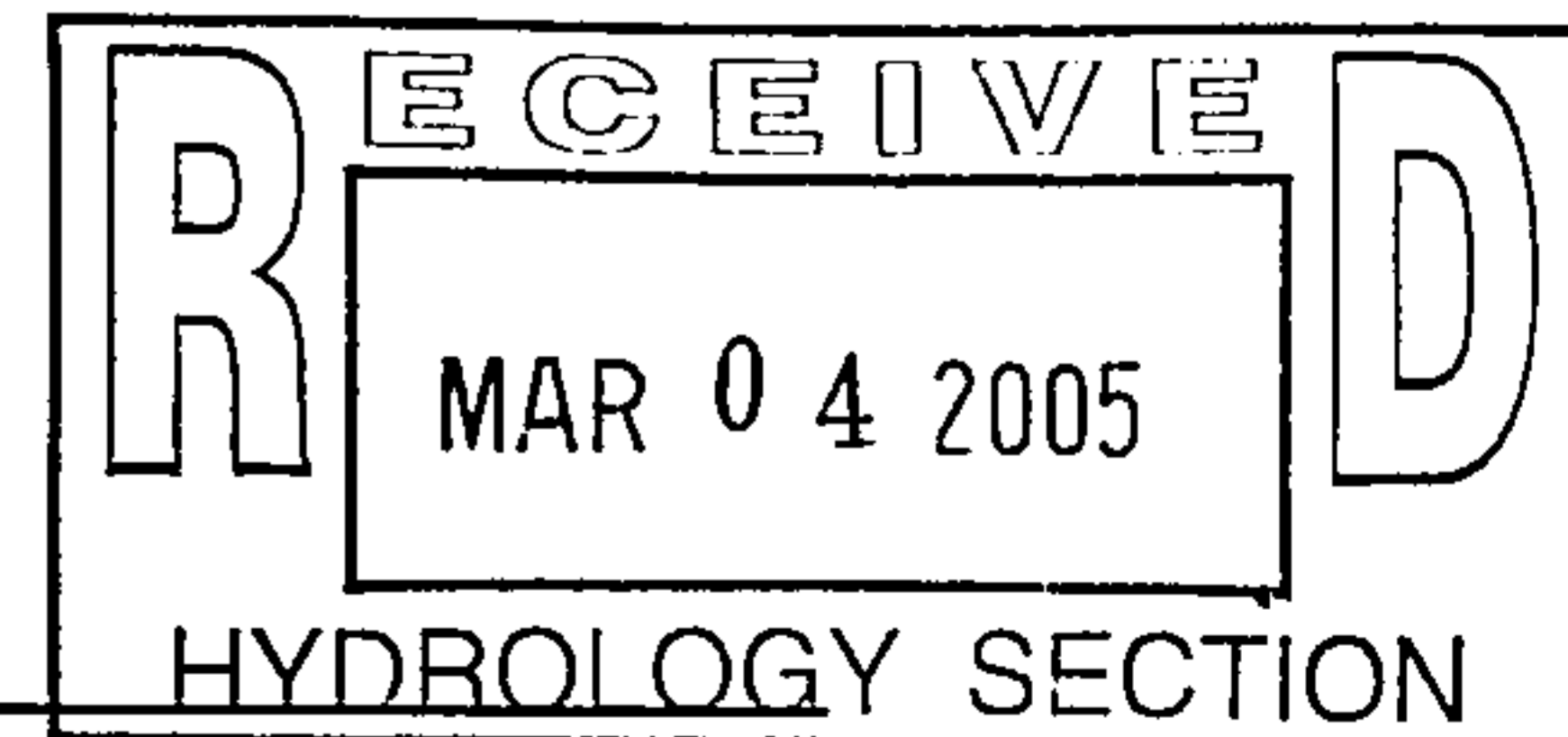
CHECK TYPE OF APPROVAL SOUGHT:

- SIA / FINANACIAL 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

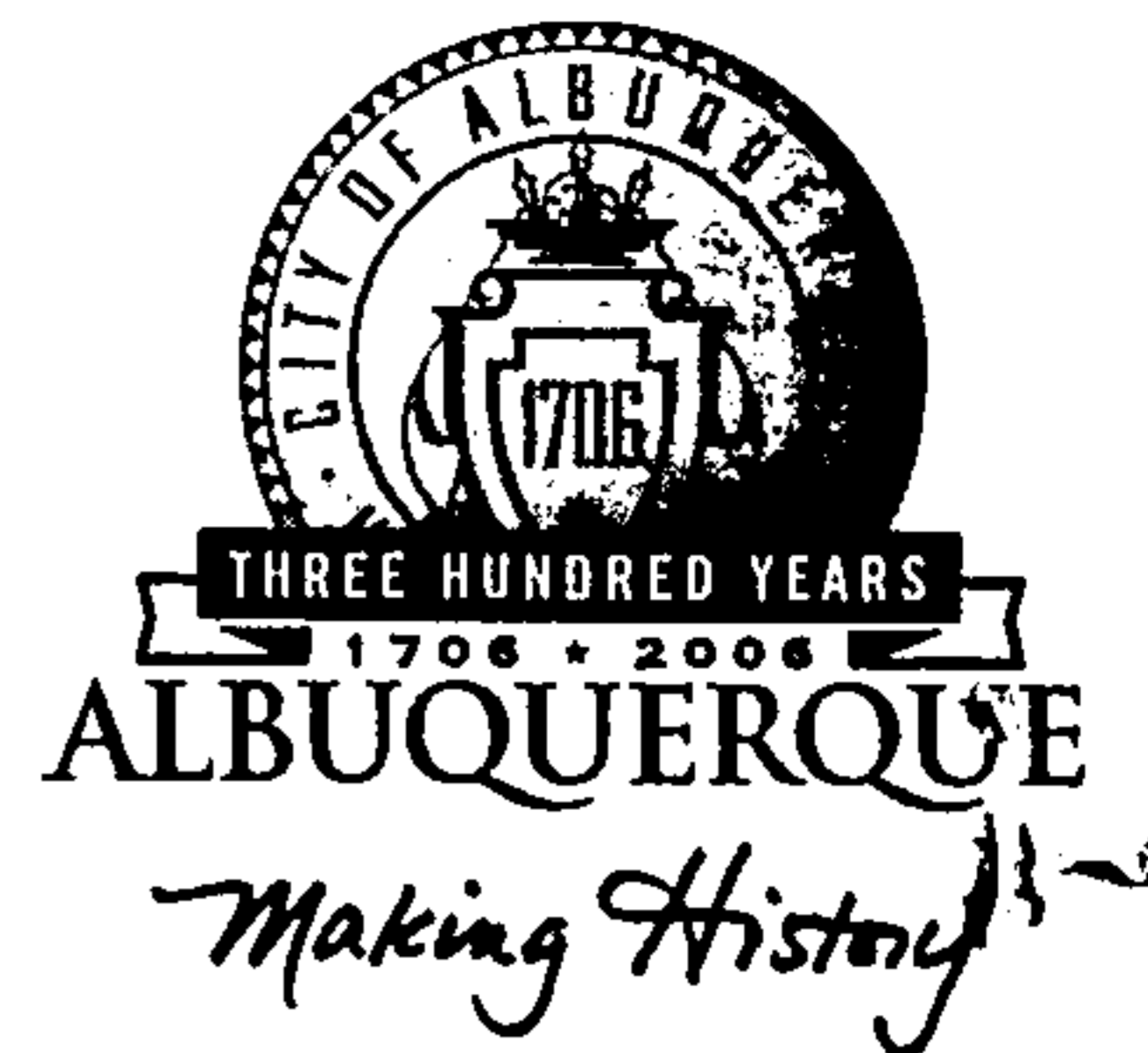
DATE SUBMITTED: 3/3/2005 BY: X208 Jon Niski



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 Plans:** 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



December 31, 2004

Mike Walla, P.E.  
Walla Engineering Ltd.  
6100 Indian School Rd. NE  
Albuquerque, NM 87110

**Re: Bettman Property, 6301 Uptown Blvd NE, Grading and Drainage Plan  
Engineer's Stamp dated 12-16-04 (H18-D12)**

Dear Mr. Walla,

Based upon the information provided in your submittal received 12-16-04, the above referenced plan is approved for Paving Permit and Grading Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Upon completion of the project, please provide an Engineer Certification for our files.

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

New Mexico 87103

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

[www.cabq.gov](http://www.cabq.gov)

Sincerely,

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

C: Charles Caruso, DMD Storm Drainage Design  
File



**DRAINAGE AND TRANSPORTATION INFORMATION SHEET**  
(REV. 1/28/2003rd)

*Bettman Property*

PROJECT TITLE: 6301 UPTOWN BLVD, NE ZONE MAP/DRG. FILE #: H-18/D12  
 DRB #: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: LOT A2B, JEANNEDALE UNIT 5, BERNALILLO COUNTY, NEW MEXICO  
 CITY ADDRESS: 6301 UPTOWN BLVD, NE

ENGINEERING FIRM: WALGA ENGINEERING, LTD CONTACT: MIKE J. WALGA, PE  
 ADDRESS: 6100 INDIAN SCHOOL RD NE STE 230 PHONE: 881-3008  
 CITY, STATE: ALBUQ, NM ZIP CODE: 87110

OWNER: BETTMAN 6301 UPTOWN LLC CONTACT: BETTMAN  
 ADDRESS: 5301 PAKES RD PHONE: \_\_\_\_\_  
 CITY, STATE: ALBUQ, NM ZIP CODE: 87107

ARCHITECT: GEORGE RANHART CONTACT: ALENE O'BYRNE  
 ADDRESS: \_\_\_\_\_ PHONE: 884-9110  
 CITY, STATE: ALBUQ, NM ZIP CODE: 87110

SURVEYOR: HARRIS SURVEYING CONTACT: ANTHONY HARRIS  
 ADDRESS: 242-D MONROE ST, NE PHONE: 881-8695  
 CITY, STATE: ALBUQ, NM ZIP CODE: 87110

CONTRACTOR: GERALD MARTIN CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: 828-1144  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

**CHECK TYPE OF SUBMITTAL:**

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- DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL, *REQUIRES TCL or equal*
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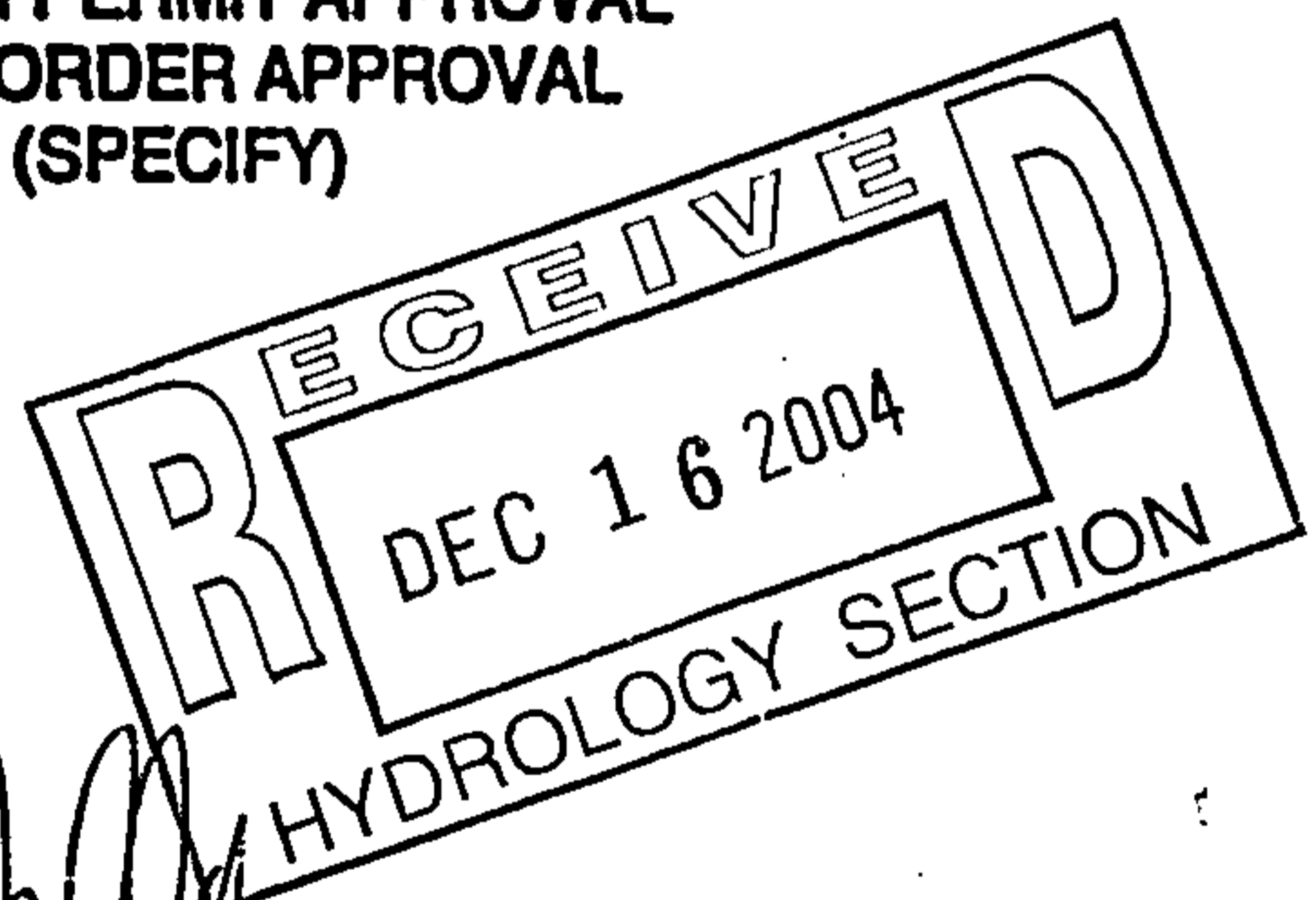
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- OTHER (SPECIFY)

**WAS A PRE-DESIGN CONFERENCE ATTENDED:**

- YES
- NO
- COPY PROVIDED

DATE SUBMITTED: 12/16/04 BY: [Signature]



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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