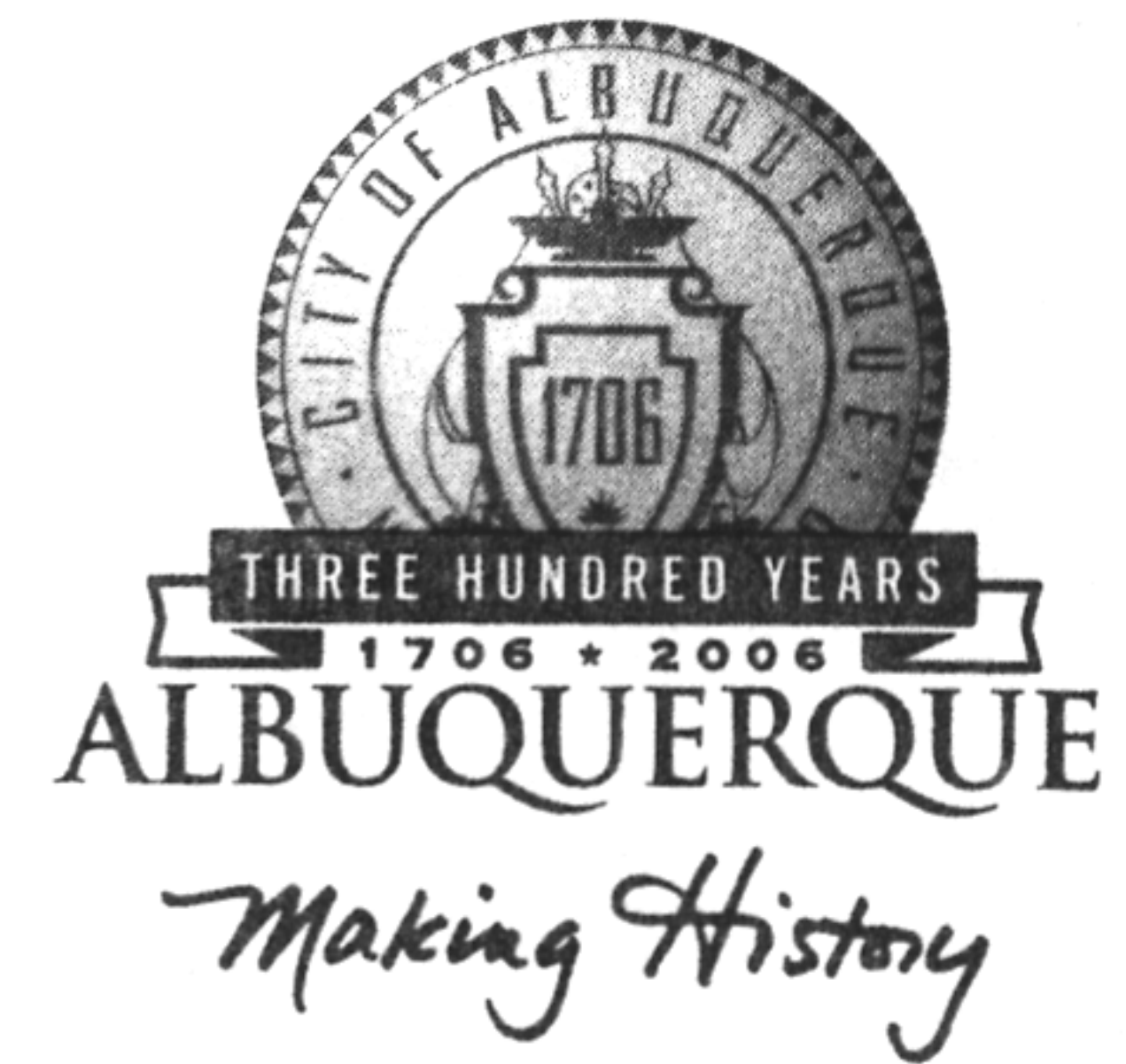


# CITY OF ALBUQUERQUE



April 7, 2005

Mr. Malek Elkhoury, P.E.  
**KHOURY ENGINEERING INC.**  
1435 E. 41<sup>st</sup> Street  
Tulsa, Oklahoma 74105

**Re: WALGREENS #09213 @ Indian School Rd. and Wyoming Blvd. NE**  
**1900 Wyoming Blvd. NE**  
**Approval of Permanent Certificate of Occupancy (C.O.)**  
**APPROVED Engineer's Stamp dated 06/25/2004 (H-20/D39)**  
**Certification dated 04/06/2005**

P.O. Box 1293

Dear Malek:

Albuquerque

Based upon the information provided in your submittal received 04/07/2005, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology.

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

New Mexico 87103

Sincerely,

Arlene V. Portillo  
Plan Checker, Planning Dept. - Hydrology  
Development and Building Services

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

C: Phyllis Villanueva  
File



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Walgreens #09213

DRB #: 04DR-00093

EPC#: \_\_\_\_\_

ZONE MAP/DRG. FILE #: H-20-439

WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 12 C-1, Block 141, Snow Heights Addition

CITY ADDRESS: 1900 Wyoming N.E.

ENGINEERING FIRM: Khoury Engineering Inc.

ADDRESS: 1435 E. 41<sup>st</sup> St.

CITY, STATE: Tulsa, OK

CONTACT: Malek Elkhoury

PHONE: 918.712.8768 ext 301

ZIP CODE: 74105

OWNER: BENCOR/indian school Limited Partnership

ADDRESS: 90 S. Cascade Blvd.

CITY, STATE: Colorado Springs, CO

CONTACT: Rich Horton

PHONE: 719.4479902

ZIP CODE: 80903

ARCHITECT: Timothy Gallup

ADDRESS: 9 E. 4<sup>th</sup> St.

CITY, STATE: Tulsa, OK

CONTACT: Timothy Gallup

PHONE: 918.584.8855

ZIP CODE: 74103

SURVEYOR: Survey Southwest

ADDRESS: 333 Lomas Blvd. SW

CITY, STATE: Albuquerque, NM

CONTACT: Dan Graney

PHONE: 505.998.0303

ZIP CODE: 87102

CONTRACTOR: TLC

ADDRESS: 511 Comanche NE

CITY, STATE: Albuquerque, NM

CONTACT: Brian Baughman

PHONE: (505) 944-9533

ZIP CODE: 87107

## CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1<sup>st</sup> 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: 3.25.05

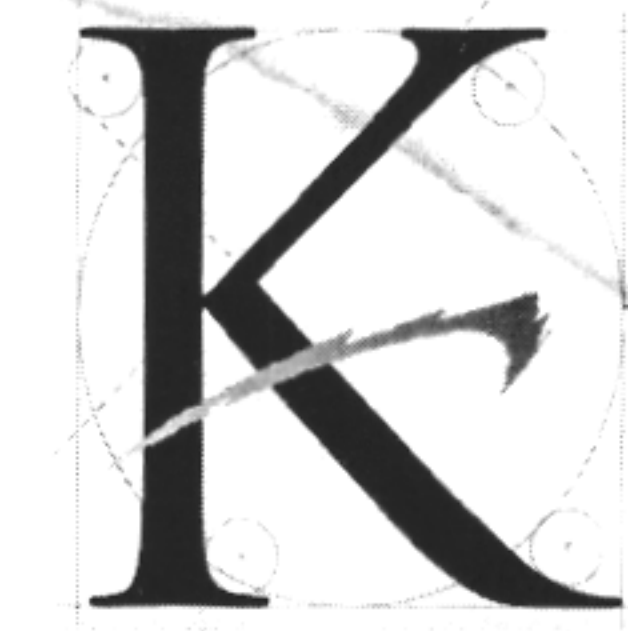
BY: Malek Elkhoury PE

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.





KHOURY ENGINEERING, INC.  
CIVIL ENGINEERING • LAND DEVELOPMENT

H-20/D39

## Letter of Transmittal via FedEx

To: Ms. Arlene Portillo, P.E.

Date: April 6, 2005

City of Albuquerque-Hydrology  
600 2nd Street NW  
Albuquerque, NM 87103  
(505) 924-3982

From: Malek Elkhoury, P.E.

Cc: file

Re: Walgreen's- 1900 Wyoming Blvd. N.E., Albuquerque, NM

---

Dear Arlene,

Attached for your use is the following:

1. One (1) copy of the certified "As-Built" Grading and Drainage plan.

Should you have any questions, please do not hesitate to call me.

Malek.



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Walgreens #09213

DRB #: 04DR-00093

EPC#: \_\_\_\_\_

ZONE MAP/DRG. FILE #: H-20-439

WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 12 C-1, Block 141, Snow Heights Addition

CITY ADDRESS: 1900 Wyoming N.E.

ENGINEERING FIRM: Khoury Engineering Inc.

ADDRESS: 1435 E. 41<sup>st</sup> St.

CITY, STATE: Tulsa, OK

CONTACT: Malek Elkhoury

PHONE: 918.712.8768 ext 301

ZIP CODE: 74105

OWNER: BENCOR/Indian School Limited Partnership

ADDRESS: 90 S. Cascade Blvd.

CITY, STATE: Colorado Springs, CO

CONTACT: Rich Horton

PHONE: 719.4479902

ZIP CODE: 80903

ARCHITECT: Timothy Gallup

ADDRESS: 9 E. 4<sup>th</sup> St.

CITY, STATE: Tulsa, OK

CONTACT: Timothy Gallup

PHONE: 918.584.8855

ZIP CODE: 74103

SURVEYOR: Survey Southwest

ADDRESS: 333 Lomas Blvd. SW

CITY, STATE: Albuquerque, NM

CONTACT: Dan Graney

PHONE: 505.998.0303

ZIP CODE: 87102

CONTRACTOR: TLC

ADDRESS: 511 Comanche NE

CITY, STATE: Albuquerque, NM

CONTACT: Brian Baughman

PHONE: (505) 944-9533

ZIP CODE: 87107

## CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1<sup>st</sup> 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:

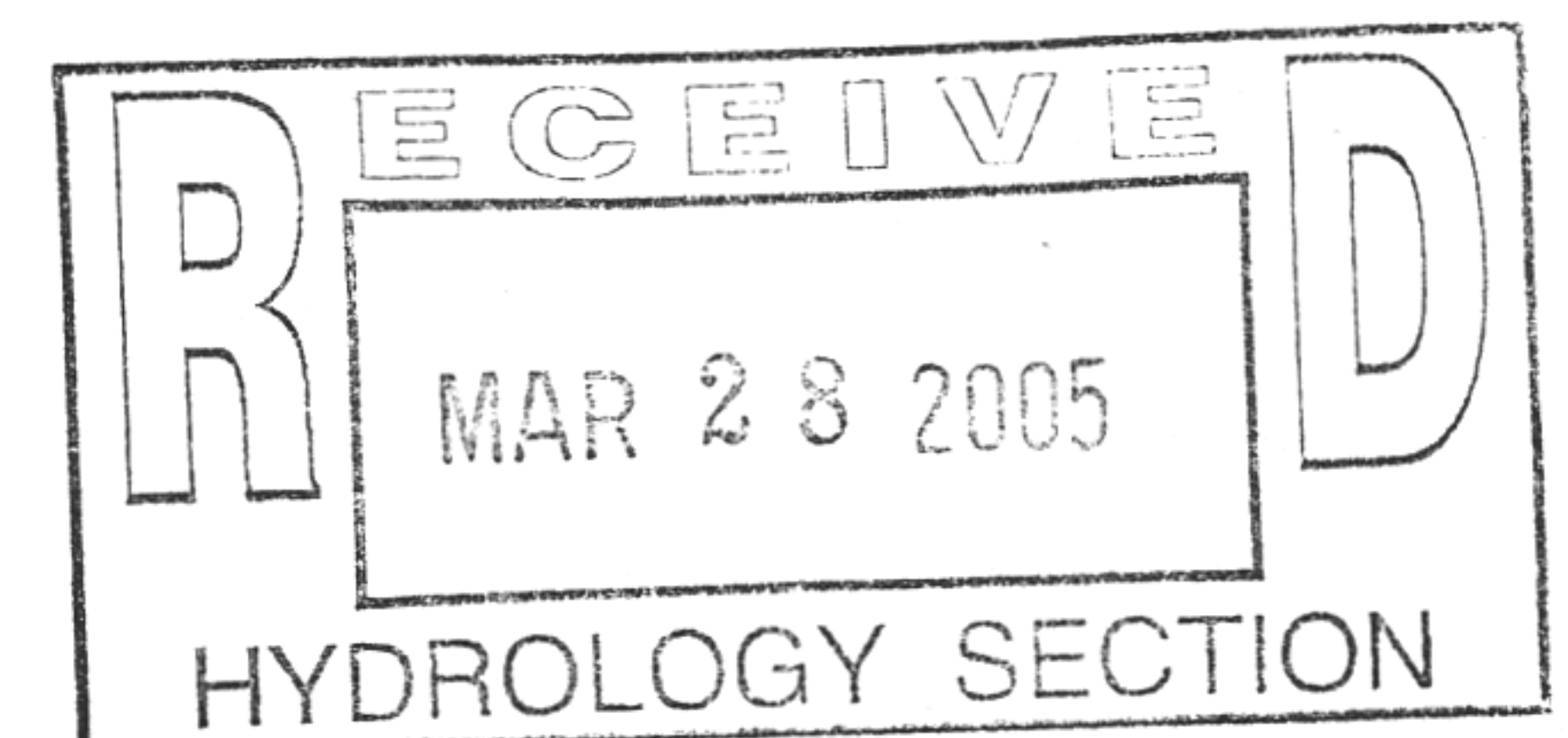
- ☐ SIA / FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☒ CERTIFICATE OF OCCUPANCY (PERM.)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP.)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
- ☐ NO
- ☐ COPY PROVIDED

3/29/05

Artene Portillo



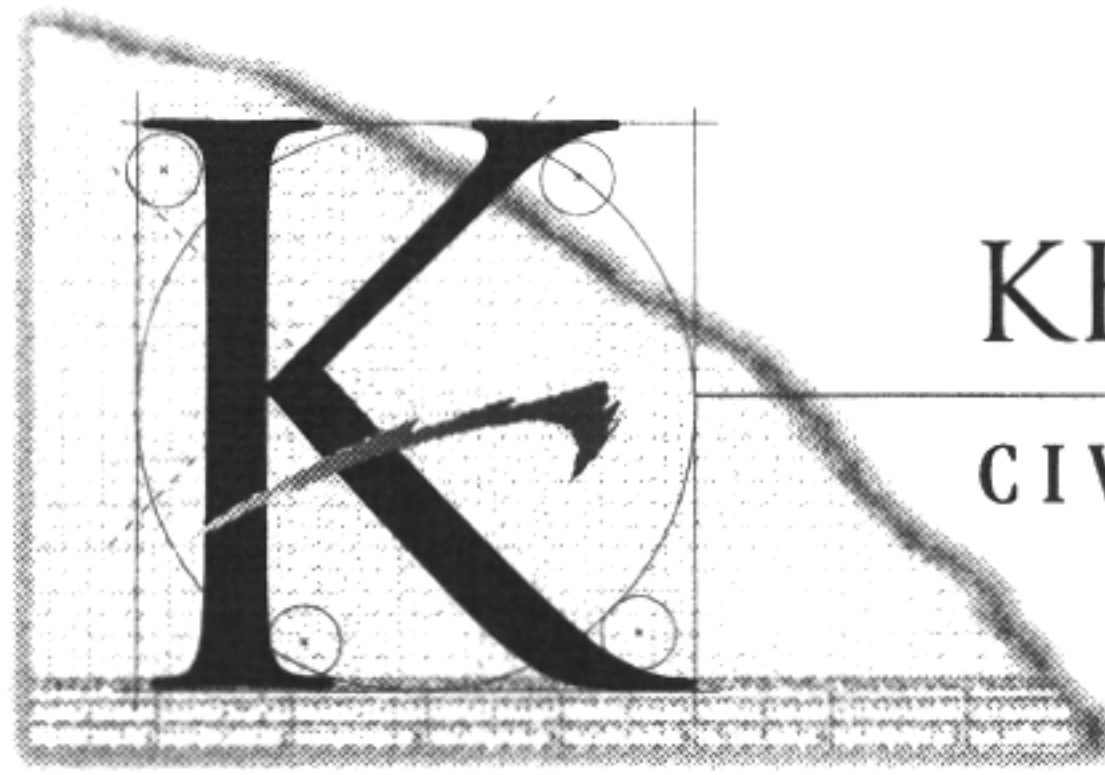
DATE SUBMITTED: 3.25.05

BY: Malek Elkhoury PE

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.





KHOURY ENGINEERING, INC.  
CIVIL ENGINEERING • LAND DEVELOPMENT

**Project Name:**

**Walgreens #09213  
1900 Wyoming N.E.  
Albuquerque, NM**

**DRAINAGE CERTIFICATION**

I, MALEK ELKHOURY, NMPE 14357, OF THE FIRM KHOURY ENGINEERING, INC, HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 6-25-2004. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY ME OR UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR A FINAL CERTIFICATE OF OCCUPANCY.



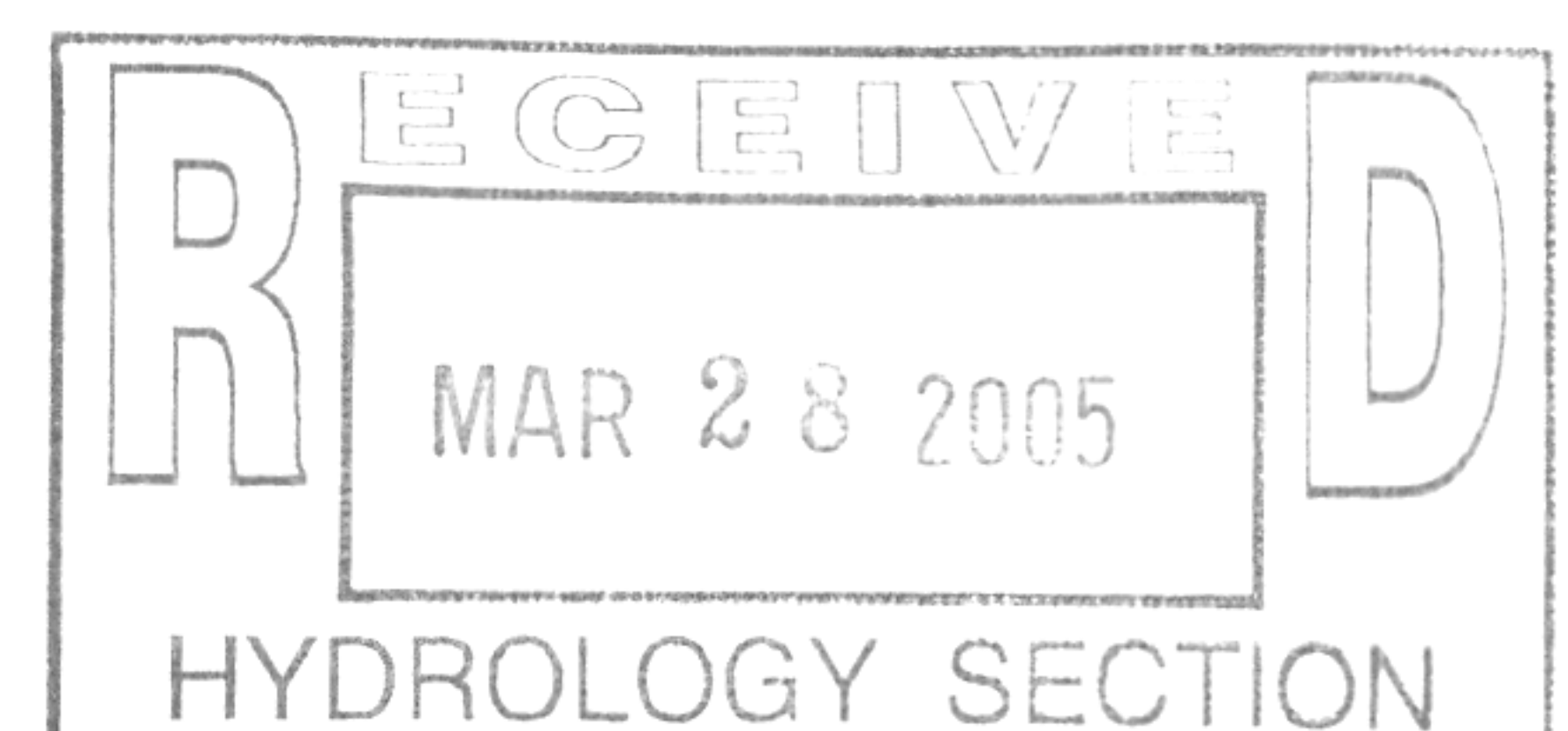
MALEK ELKHOURY, NMPE 14357

(SEAL)



3/25/05

DATE







# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

July 1, 2004

Malek Elkhoury, PE  
1435 E. 41<sup>st</sup> St.  
Tulsa, OK 74105

**RE: Walgreens at Wyoming Blvd. and Indian School Rd.  
Grading and Drainage Plan**

**Engineer's Stamp dated 6-25-04, (H20/D39)**

Dear Mr. Elkhoury:

Based on the information provided in your submittal received 6-28-04, the above referenced plan is approved for Building Permit. Please attach a copy of the 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.

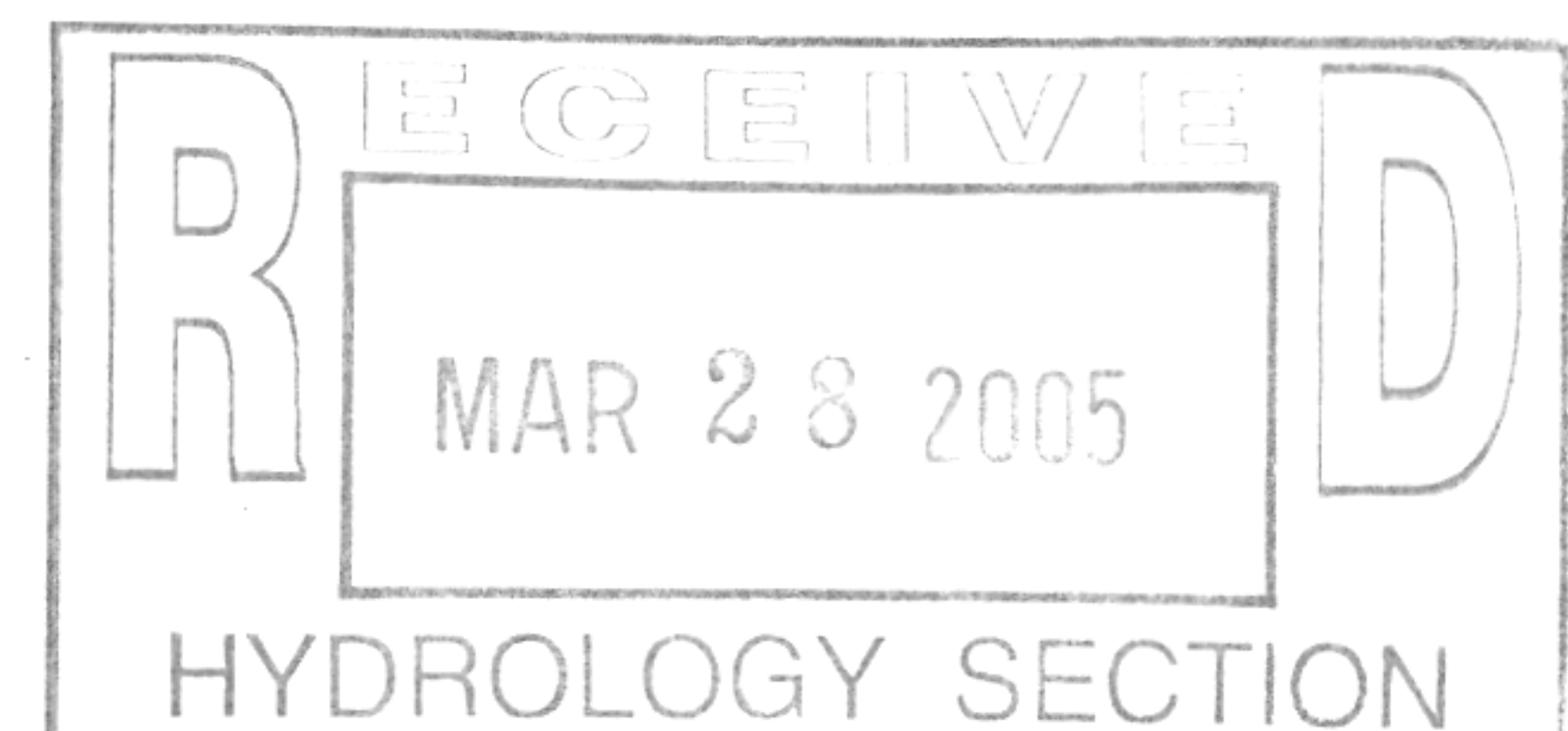
This project requires a National Pollutant Discharge Elimination System (NPDES) permit. If you have any questions regarding this permit please feel free to call the DMD Storm Drainage Design section at 768-3654 (Charles Caruso) or 768-3645 (Bryan Wolfe).

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





# Fax

*Avf*

**To:** Malek Elkhoury, PE

**From:** Arlene V. Portillo 505-924-3982

Fax # 505-924-3864

**Fax:** 1-918-712-1069

**Pages Sent:** (including this page) 2

**Phone:**

**Date:** March 28, 2005

**Time:** 11:00 a.m.

☐ **Urgent**

☐ **For Review**

☐ **Please Comment**

☐ **Please Reply**

☐ **Please Recycle**

## Comments:

Hi Malek. I called your office earlier and left a message regarding your Certification for Walgreen's at Indian School Rd. and Wyoming. I am looking at your submittal for Permanent C.O. from Hydrology. There are a couple of problems. First, the Certification must be stamped directly on the approved Grading & Drainage (G/D) Plan. The G/D will need to include As-Built elevations, either certified by you or by a certified Surveyor. I've included the 2 formats for your information. One is "Drainage Cert W/Verification by Engineer of Record" and the other is "Drainage Cert W/Survey Work by Others". Call me, if you have further questions.



\*\*\*\*\*  
\*\*\* TX REPORT \*\*\*  
\*\*\*\*\*

TRANSMISSION OK

TX/RX NO	3174	
CONNECTION TEL		919187121069
SUBADDRESS		
CONNECTION ID		
ST. TIME	03/29 10:47	
USAGE T	01'06	
PGS.	3	
RESULT	OK	

# Fax

To: Malek Elkhoury, PE

From: Arlene V. Portillo 505-924-3982

Fax # 505-924-3864

Fax: 1-918-712-1069

Pages Sent: (including this page) 2

Phone:

Date: March 28, 2005

Time: 11:00 a.m.

☐ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle

**Comments:**

Hi Malek. I called your office earlier and left a message regarding your Certification for Walgreen's at Indian School Rd. and Wyoming. I am looking at your submittal for Permanent C.O. from Hydrology. There are a couple of problems. First, the Certification must be stamped directly on the approved Grading & Drainage (G/D) Plan. The G/D will need to include As-Built elevations, either certified by you or by a certified Surveyor. I've included the 2 formats for your information. One is "Drainage Cert W/Verification by Engineer of Record" and the other is "Drainage Cert W/Survey Work by Others". Call me, if you have further questions.





KHOURY ENGINEERING, INC.  
CIVIL ENGINEERING • LAND DEVELOPMENT

---

## Letter of Transmittal via FedEx

To: Mr. Wilfred Gallegos, P.E.

Date: <sup>3-25-05</sup>  
~~August 23, 2004~~

City of Albuquerque  
Planning Department  
600 2nd Street NW  
Albuquerque, NM 87103  
(505) 924-3975

From: Malek Elkhoury, P.E.

Cc: file

Re: Projects # 735981  
1900 Wyoming Blvd NE –Walgreens #09213

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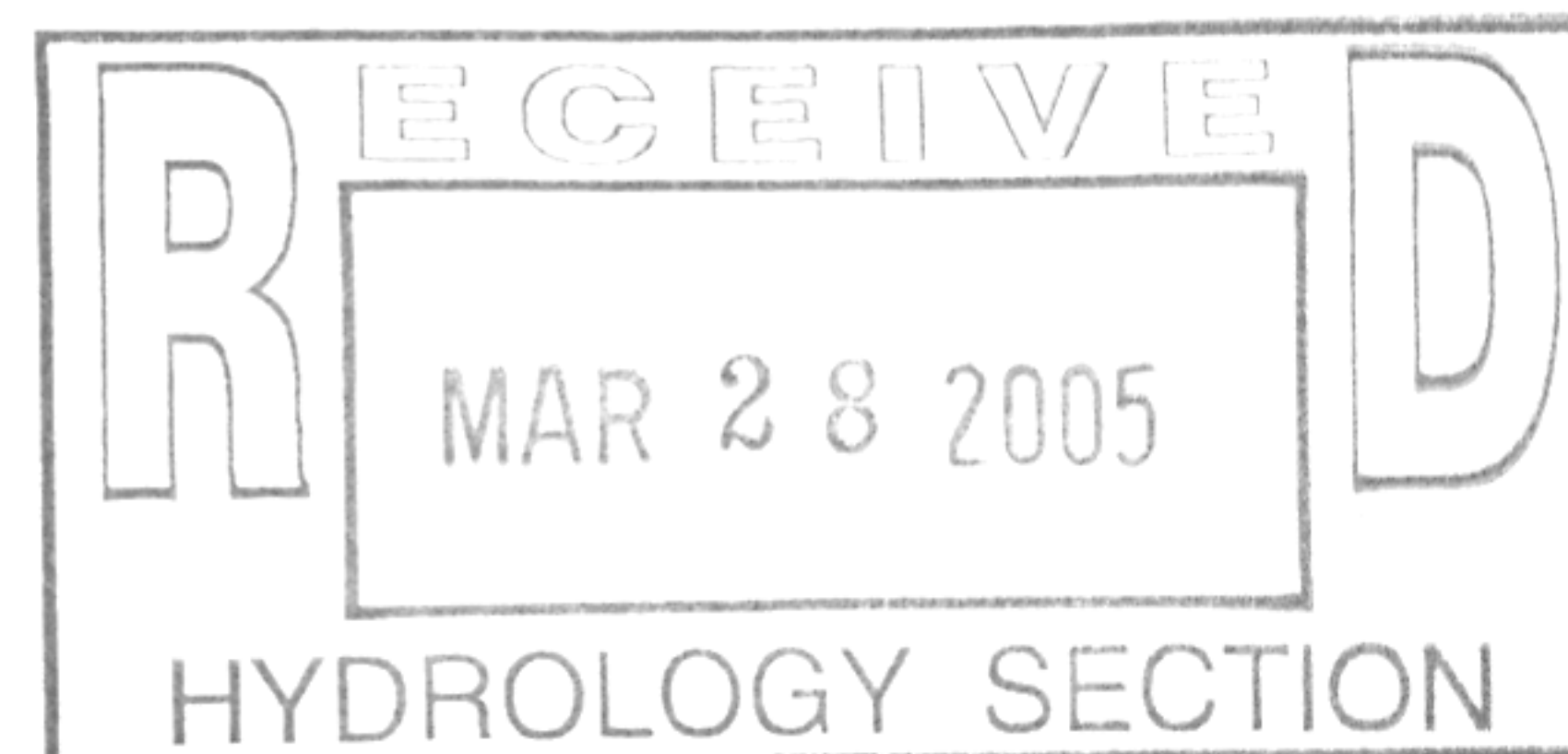
Dear Wilfred,

Attached please find the following:

1. A Drainage & Transportation Information Sheet
2. One (1) copies of the site plan & TCL Certification
3. One (1) copies of the Site Grading plan & Drainage Certification

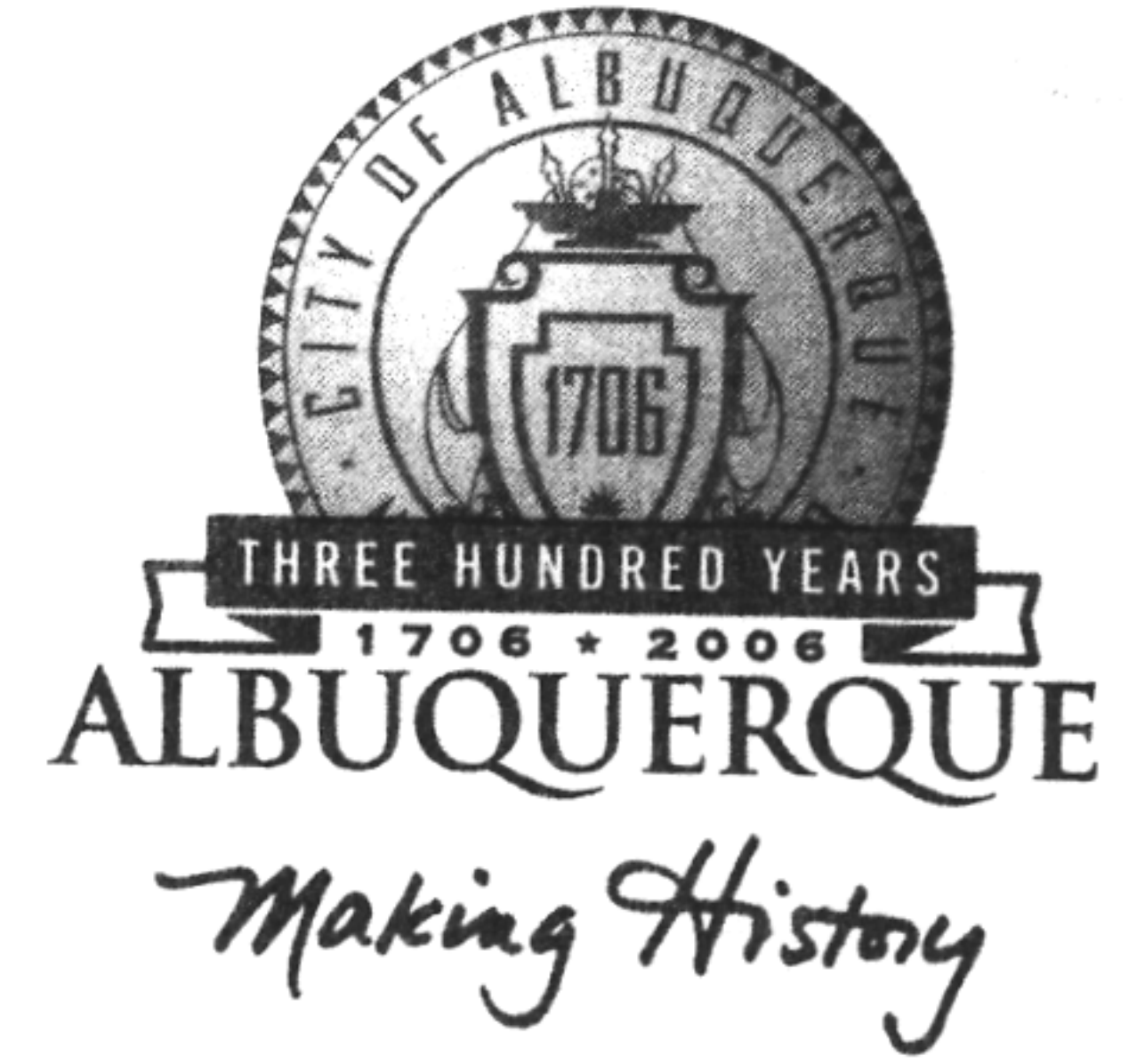
Should you have any questions, please do not hesitate to call me.

Thanks, Malek.





# CITY OF ALBUQUERQUE



**Planning Department  
Transportation Development Services Section**

March 29, 2005

Malek Elkhoury, P.E.  
1435 East 41st Street  
Tulsa, OK 74105

Re: Certification Submittal for Final Building Certificate of Occupancy for  
Walgreens #09213, [H-20 / D39]  
1900 Wyoming Blvd  
Engineer's Stamp Dated 03/25/05

Dear Mr. Elkhoury:

P.O. Box 1293

The TCL / Letter of Certification submitted on March 28, 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

  
Nilo E. Salgado-Fernandez, P.E.  
Senior Traffic Engineer  
Development and Building Services  
Planning Department

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

c: Engineer  
Hydrology file  
CO Clerk



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Walgreens #09213

DRB #: 04DR-00093

EPC#: \_\_\_\_\_

ZONE MAP/DRG. FILE #: H-20-7 **A39**  
WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 12 C-1, Block 141, Snow Heights Addition

CITY ADDRESS: 1900 Wyoming N.E.

ENGINEERING FIRM: Khoury Engineering Inc.

ADDRESS: 1435 E. 41<sup>st</sup> St.

CITY, STATE: Tulsa, OK

CONTACT: Malek Elkhoury

PHONE: 918.712.8768 ext 301

ZIP CODE: 74105

OWNER: BENCOR/indian school Limited Partnership

ADDRESS: 90 S. Cascade Blvd.

CITY, STATE: Colorado Springs, CO

CONTACT: Rich Horton

PHONE: 719.4479902

ZIP CODE: 80903

ARCHITECT: Timothy Gallup

ADDRESS: 9 E. 4<sup>th</sup> St.

CITY, STATE: Tulsa, OK

CONTACT: Timothy Gallup

PHONE: 918.584.8855

ZIP CODE: 74103

SURVEYOR: Survey Southwest

ADDRESS: 333 Lomas Blvd. SW

CITY, STATE: Albuquerque, NM

CONTACT: Dan Graney

PHONE: 505.998.0303

ZIP CODE: 87102

CONTRACTOR: TLC

ADDRESS: 511 Comanche NE

CITY, STATE: Albuquerque, NM

CONTACT: Brian Baughman

PHONE: (505) 944-9533

ZIP CODE: 87107

## CHECK TYPE OF SUBMITTAL:

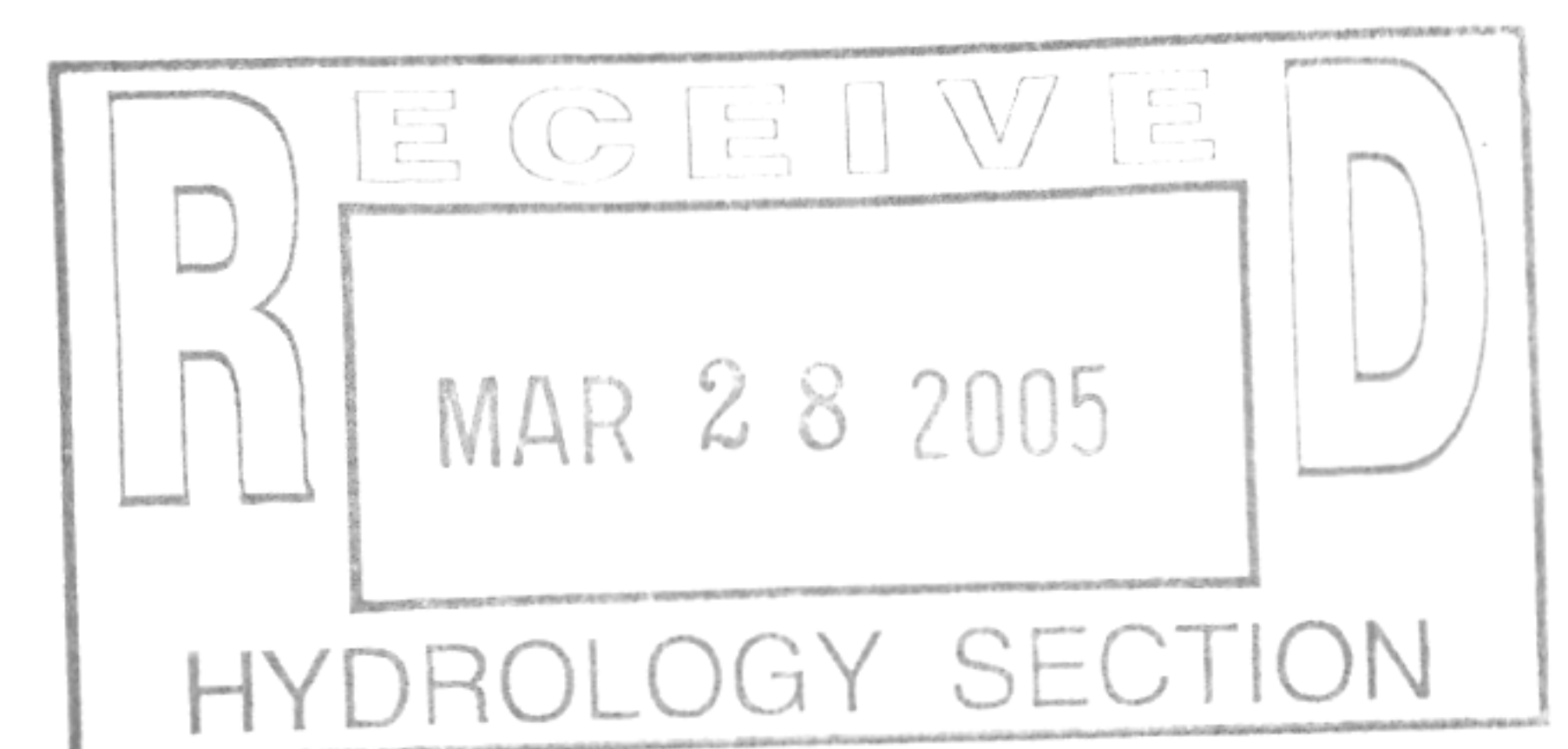
- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL, **REQUIRES TCL or equal**
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☒ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☒ ENGINEERS 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: 3.25.05

BY: Malek Elkhoury PE

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.



Nito - Give folder  
back to me when  
your done w/your  
CO. Thanks.  
Artene



# CITY OF ALBUQUERQUE



August 24, 2004

Malek Elkhoury, P.E.  
Khoury Engineering Inc.  
1435 E. 41st St.  
Tulsa, OK 74105

Re: Walgreens at Wyoming Blvd and Indian School Rd, Traffic Circulation Layout  
Engineer's Stamp dated 8-23-04 (H20-D39)

Dear Mr. Elkhoury,

The TCL submittal received 8-24-04 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.

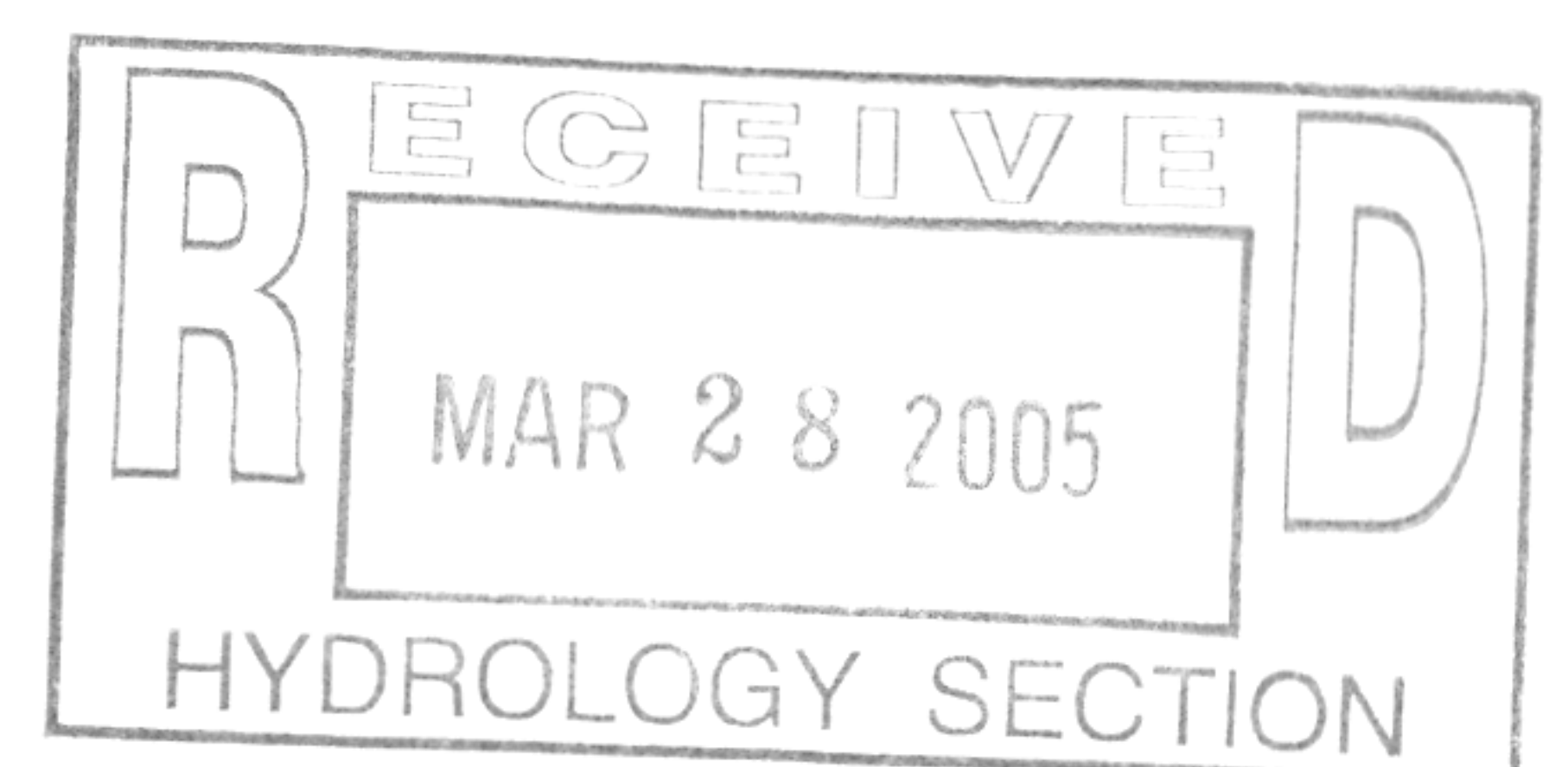
When the site is completed and a final C.O. is requested, use the original City stamped approved TCL for certification. A NM registered architect or engineer must stamp, sign, and date the certification TCL along with indicating that the development was built in "substantial compliance" with the TCL. Submit this certification TCL with a completed Drainage and Transportation Information Sheet to Hydrology at the Development Services Center of Plaza 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.

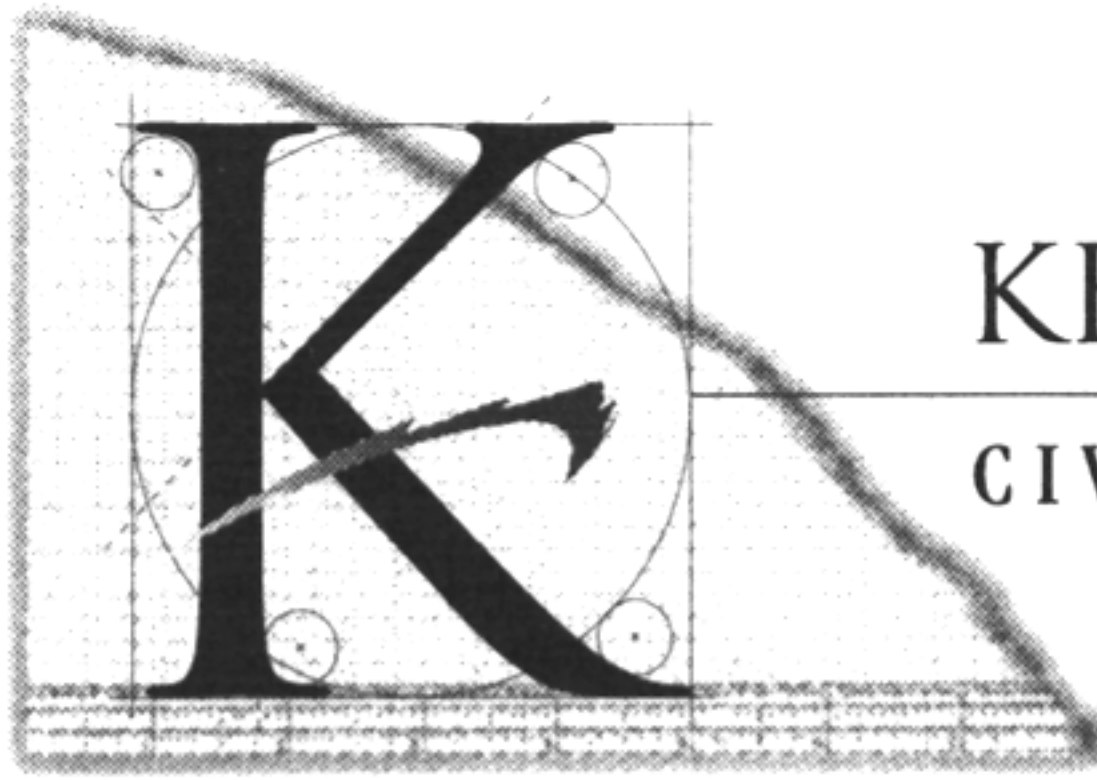
Sincerely,

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

cc: file







KHOURY ENGINEERING, INC.  
CIVIL ENGINEERING • LAND DEVELOPMENT

**Project Name:**

**Walgreens #09213  
1900 Wyoming N.E.  
Albuquerque, NM**

**TRAFFIC CIRCULATION LAYOUT (TCL) CERTIFICATION**

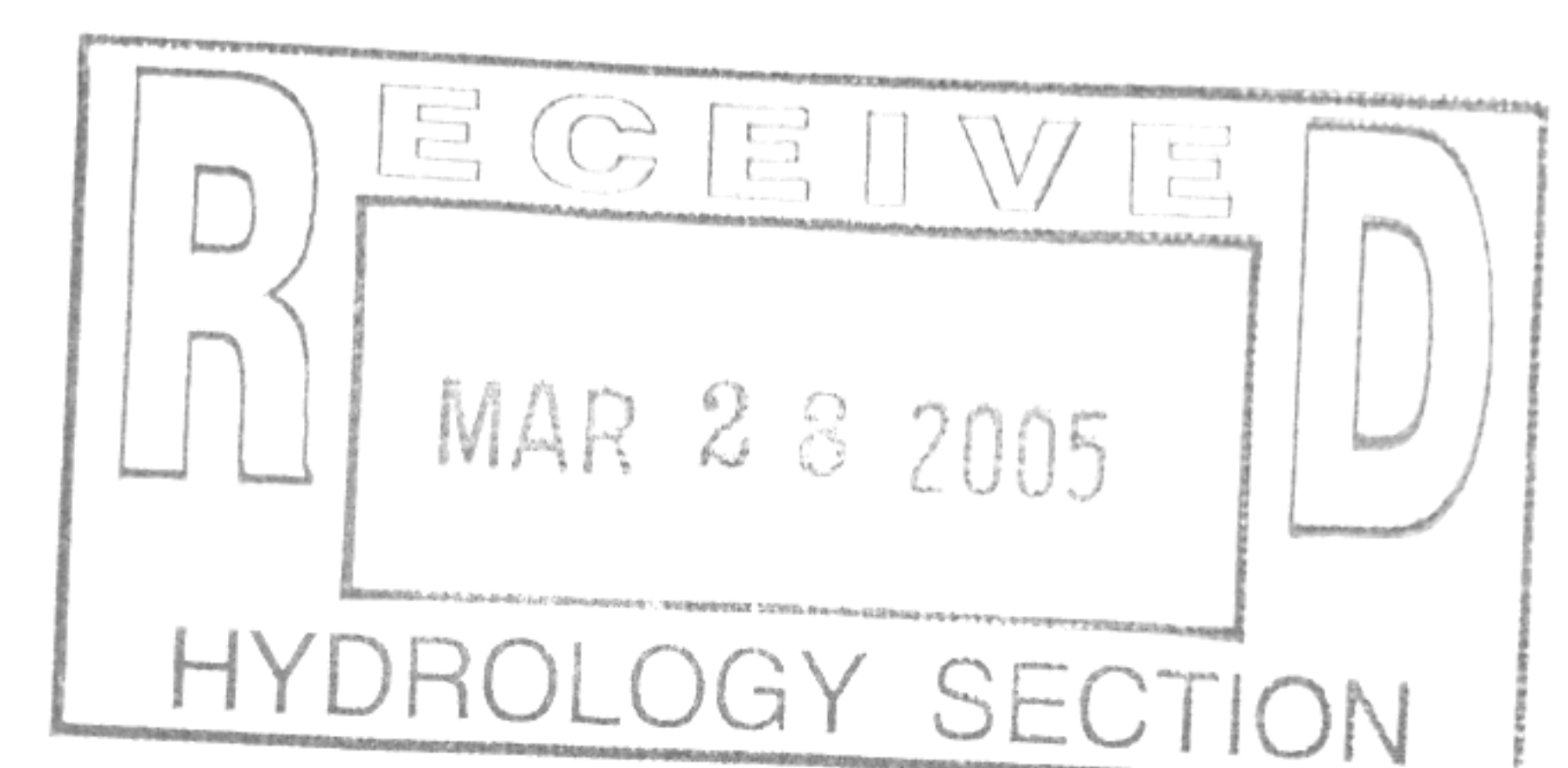
I, MALEK ELKHOURY, NMPE 14357, OF THE FIRM KHOURY ENGINEERING, INC, HEREBY CERTIFY THAT THIS PROJECT HAS BEEN BUILT IN "SUBSTANTIAL COMPLIANCE" WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 8-24-2004. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY ME OR UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR A FINAL CERTIFICATE OF OCCUPANCY.

  
MALEK ELKHOURY, NMPE 14357

(SEAL)



3/25/05  
DATE







# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

July 1, 2004

Malek Elkhoury, PE  
1435 E. 41<sup>st</sup> St.  
Tulsa, OK 74105

**RE: Walgreens at Wyoming Blvd. and Indian School Rd.  
Grading and Drainage Plan**

**Engineer's Stamp dated 6-25-04, (H20/D39)**

Dear Mr. Elkhoury:

Based on the information provided in your submittal received 6-28-04, the above referenced plan is approved for Building Permit. Please attach a copy of the 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.

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



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Walgreens  
DRB #: 04DR-00093

EPC#: \_\_\_\_\_

ZONE MAP/DRG. FILE #: H-20-Z/D039  
WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 12 C-1, Block 141, Snow Heights Addition  
CITY ADDRESS: \_\_\_\_\_

ENGINEERING FIRM: Khoury Engineering Inc.  
ADDRESS: 1435 E. 41<sup>st</sup> St.  
CITY, STATE: Tulsa, OK

CONTACT: Malek Elkhoury  
PHONE: 918.712.8768  
ZIP CODE: 74105 Fax 918-712-1069

OWNER: BENCOR LLC  
ADDRESS: 90 S. Cascade Blvd.  
CITY, STATE: Colorado Springs, CO

CONTACT: Rich Horton  
PHONE: 719.4479902  
ZIP CODE: 80903

ARCHITECT: Timothy Gallup  
ADDRESS: 9 E. 4<sup>th</sup> St.  
CITY, STATE: Tulsa, OK

CONTACT: Timothy Gallup  
PHONE: 918.584.8855  
ZIP CODE: 74103

SURVEYOR: Survey Southwest  
ADDRESS: 333 Lomas Blvd. SW  
CITY, STATE: Albuquerque, NM

CONTACT: Dan Graney  
PHONE: 505.998.0303  
ZIP CODE: 87102

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

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

## CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☒ DRAINAGE PLAN 1<sup>st</sup> 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
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- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
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- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY)

## WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
- ☐ NO
- ☐ COPY PROVIDED

Received  
6/28/04

DATE SUBMITTED: 6.25.04

BY: Malek Elkhoury PE

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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2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
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\*\*\*\*\*  
\*\*\* TX REPORT \*\*\*  
\*\*\*\*\*

TRANSMISSION OK

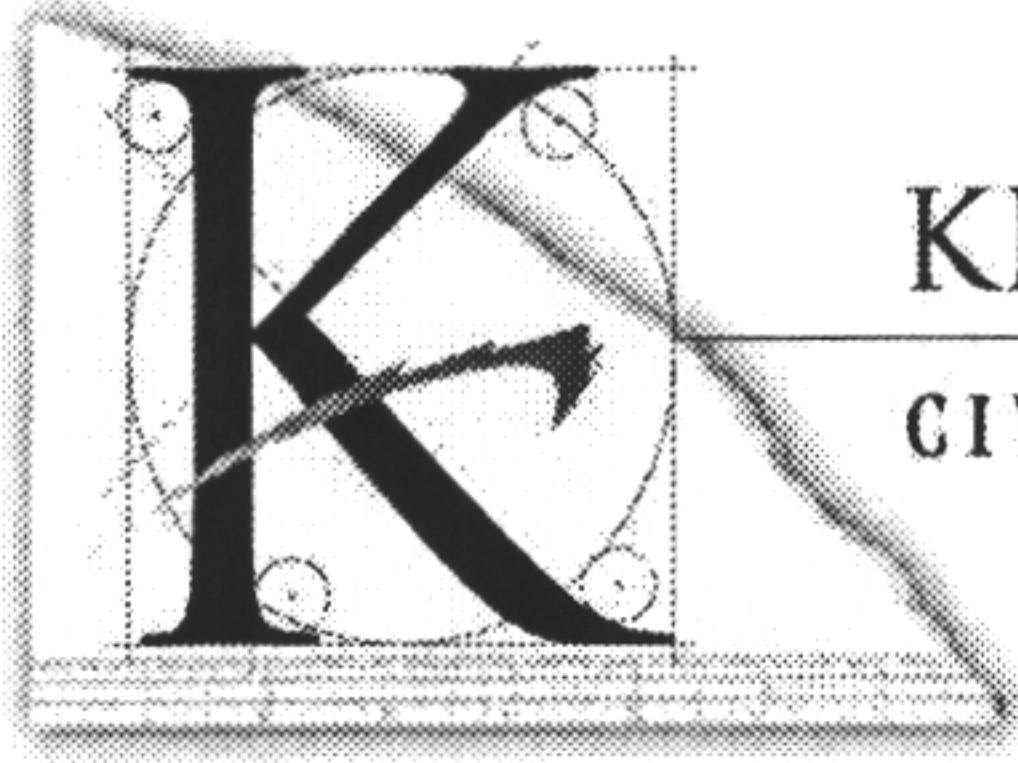
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SUBADDRESS		
CONNECTION ID		
ST. TIME	06/29 13:33	
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PGS.	2	
RESULT	OK	

COMMENTS:  
Attached in Page 11-20 of the  
Gene Otter book. Please "Cross-hatch"  
the location the Walegnoor's Project  
and try back to me. Thanks.

☐ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle

To: Mark H  
From: Juliana V. Portillo  
Copies to: SOS-924-3982  
Fax: 1-918-712-1069  
Pages Sent (including this page) 2  
Date: 6/29/04  
Time:





KHOURY ENGINEERING, INC.  
CIVIL ENGINEERING • LAND DEVELOPMENT

---

## Letter of Transmittal via FedEx

To: Ms. Arlene Portillo, P.E.

Date: June 25, 2004

City of Albuquerque-Hydrology  
600 2nd Street NW  
Albuquerque, NM 87103  
(505) 924-3982

From: Malek Elkhoury, P.E.

Cc: file

Re: Walgreen's- 1900 Wyoming Blvd. N.E., Albuquerque, NM

---

Dear Arlene,

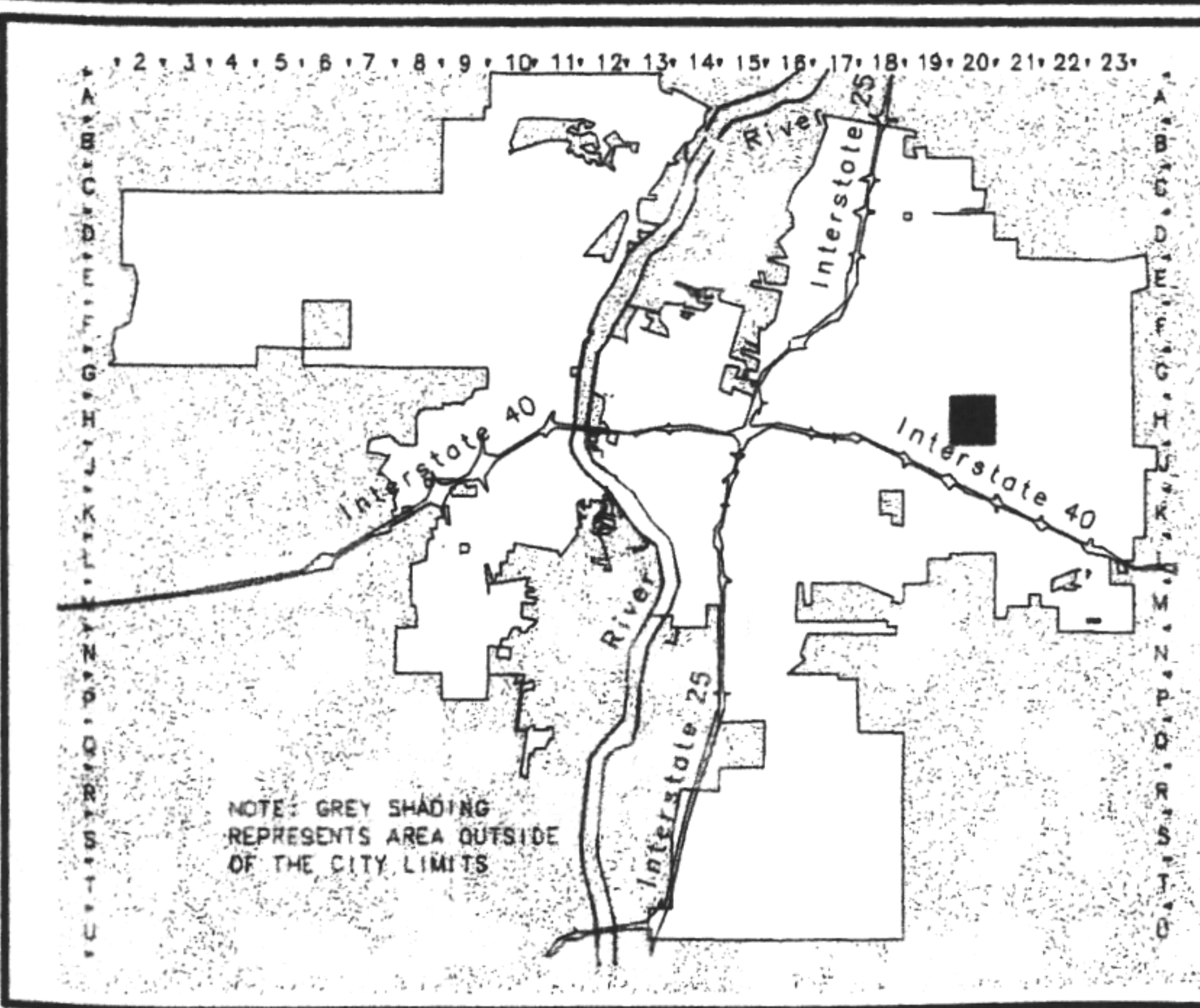
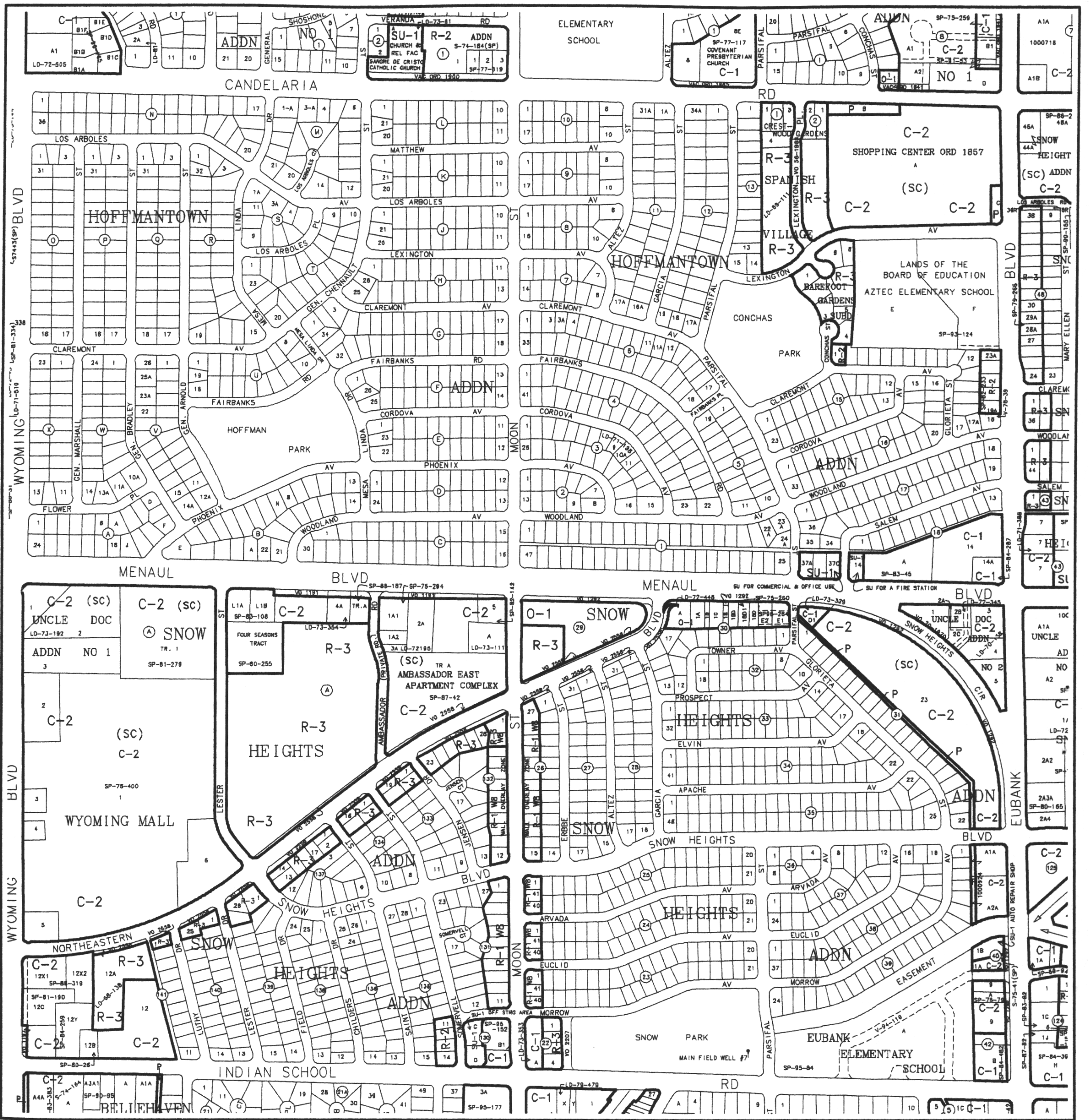
Attached for your review are the following:

1. One (1) copy of each the Site plan and the Grading and Drainage plan.

Should you have any questions, please do not hesitate to call me.

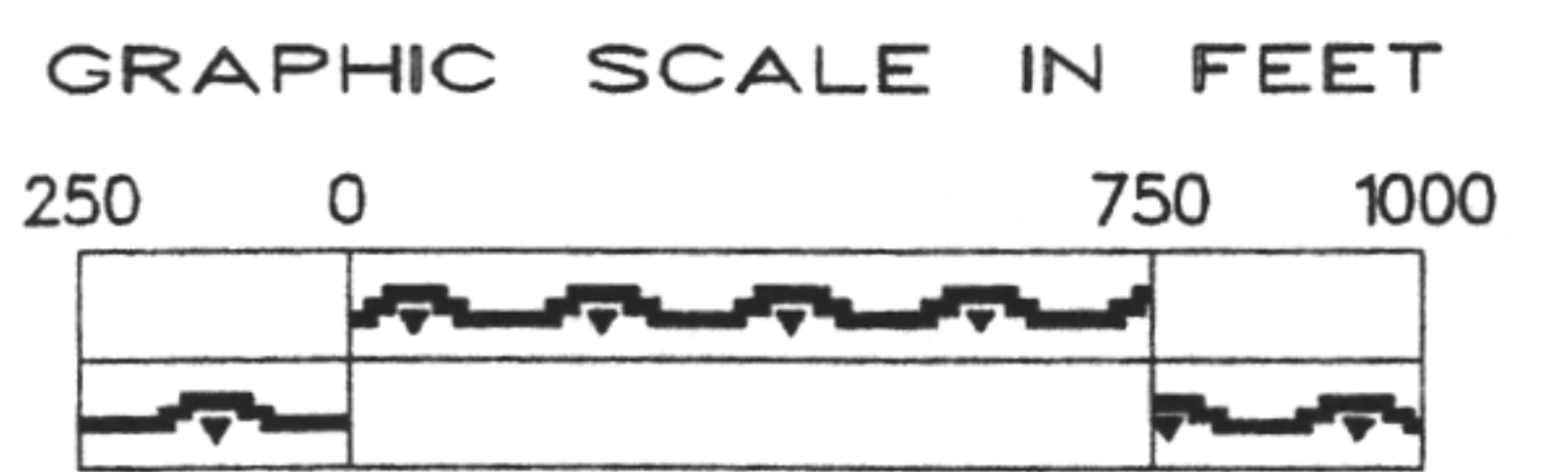
Malek.





**CITY OF Albuquerque**  
**A** lbuquerque **G** eographic **I** nformation **S** ystem  
**PLANNING DEPARTMENT**

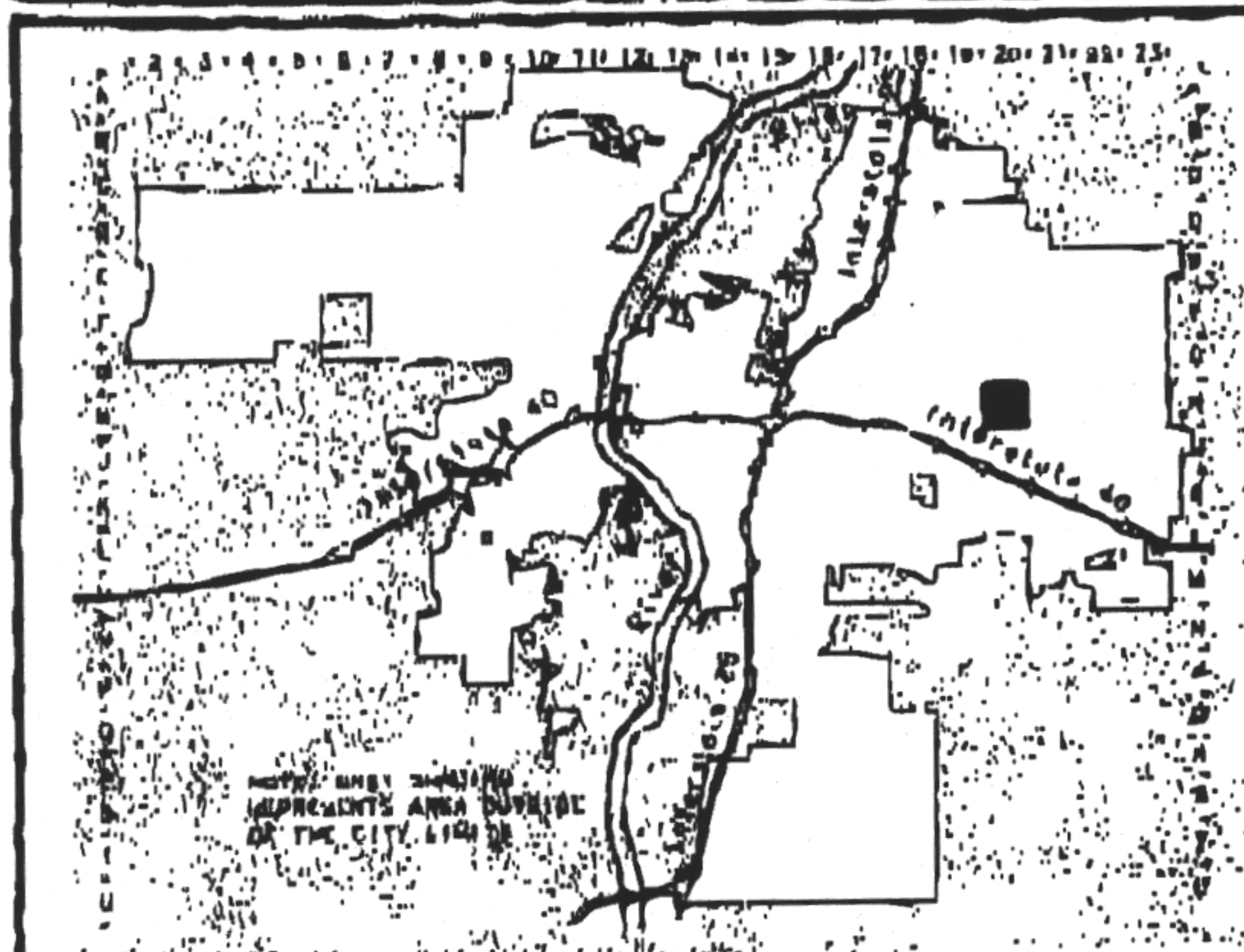
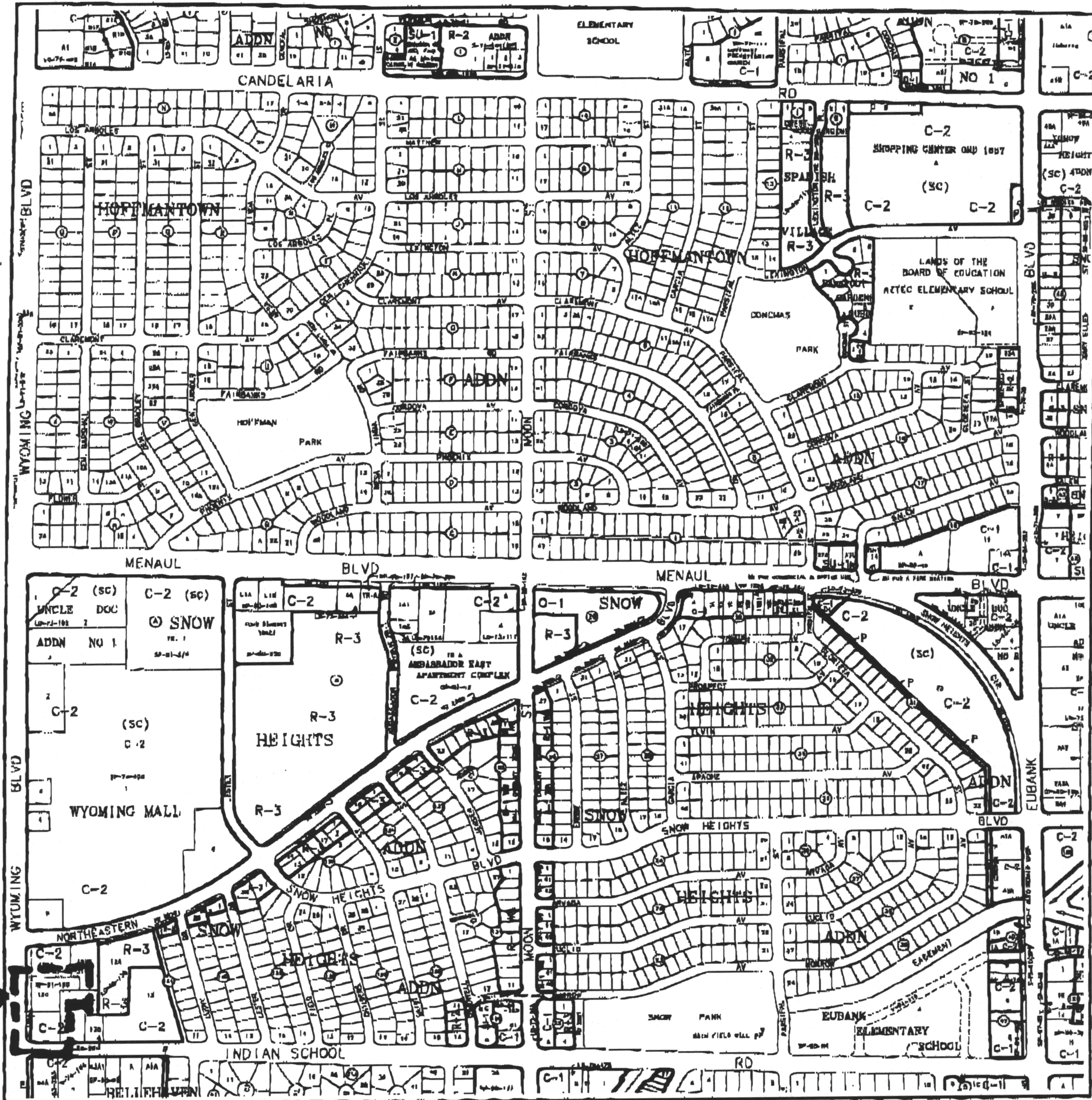
© Copyright 2003



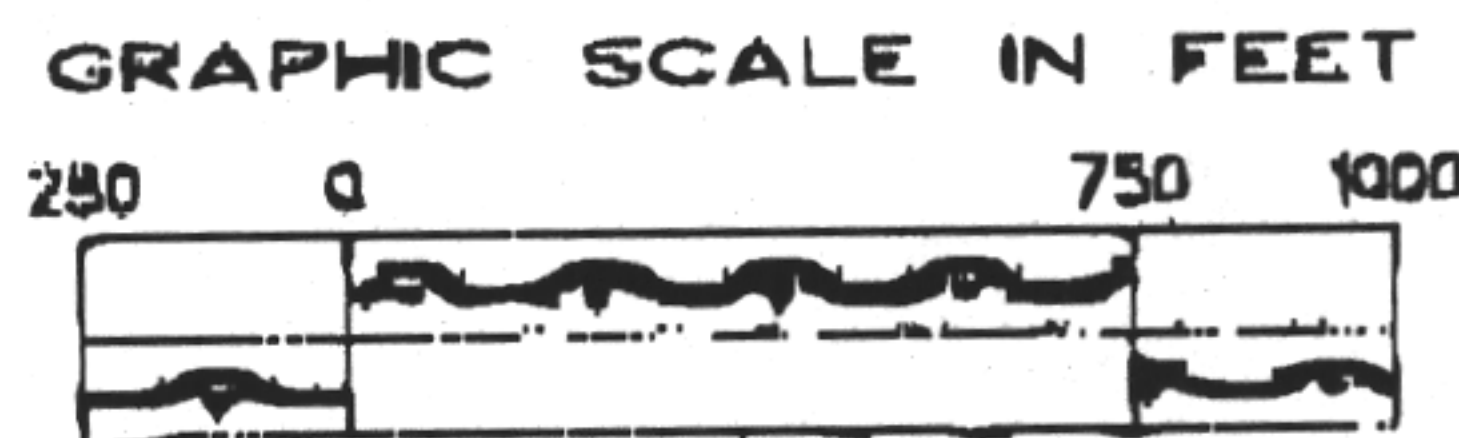
**Zone Atlas Page**  
**H-20-Z**  
 Map Amended through January 21, 2003



Site



CITY OF  
Albuquerque  
A. G. I. S.  
Copyright 2003



Zone Atlas Page  
**H-20-Z**  
Map Amended through January 21, 2003



City of Albuquerque  
Planning Department  
505-924-3900 (main number)  
505-924-3864 (fax number)  
Development and Building Services (One Stop Shop)  
Plaza Del Sol Building, 2<sup>nd</sup> Floor  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM 87102

City of Albuquerque  
Planning Dept.  
Dev. & Bldg. Svcs.

# Fax

Fax 505-924-3864

To: Malek H

From: Julene V. Portillo

Copies to:

505-924-3982

Fax: 1-918-712-1069

Pages Sent:

(including this page) 2

Phone:

Date:

6/29/04

Time:

☐ Urgent

☐ For Review

☐ Please Comment

☐ Please Reply

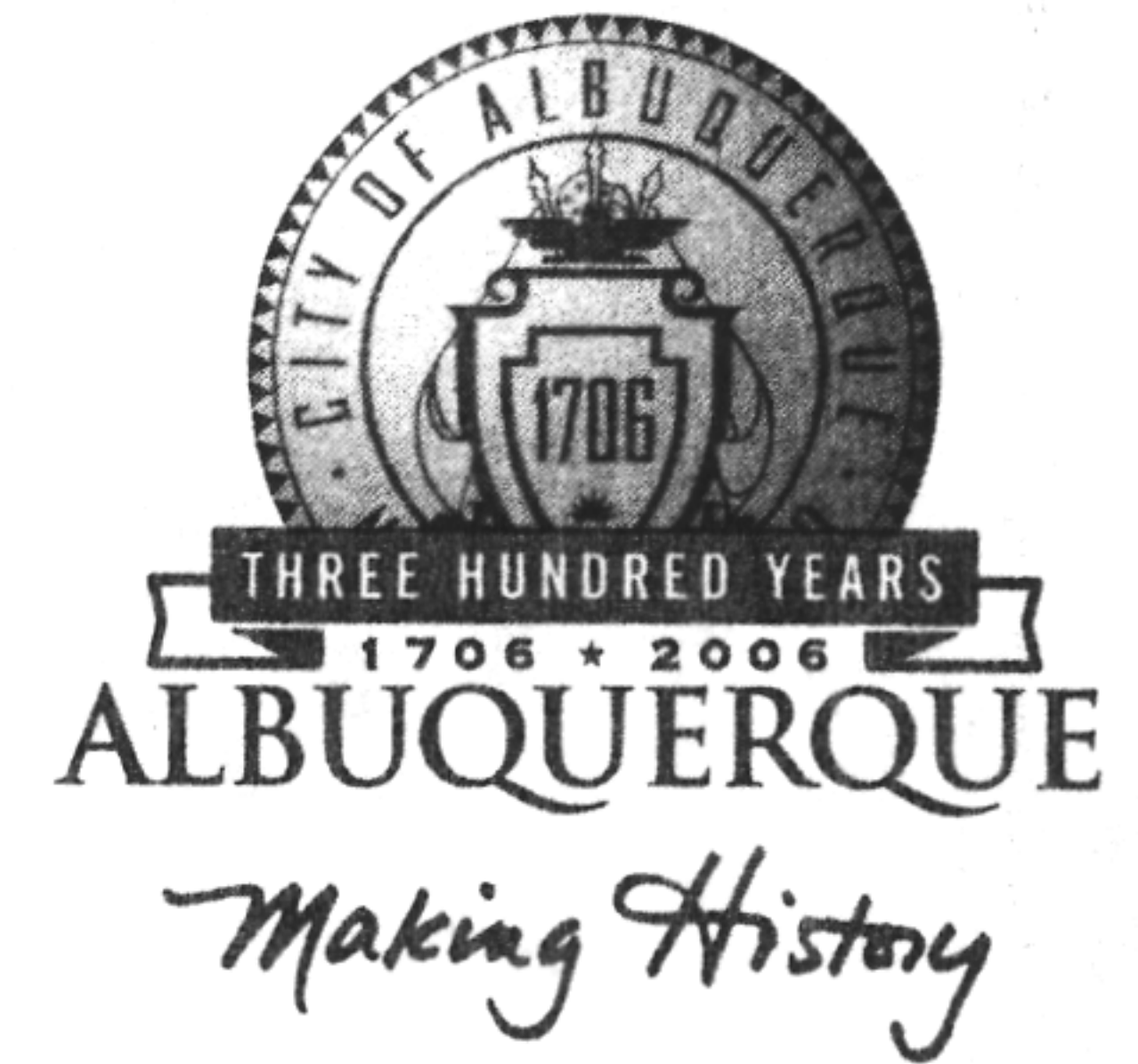
☐ Please Recycle

COMMENTS:

Attached is Page 14-20 of the  
Zone Atlas book. Please "Cross-hatch"  
the location the Walgreen's Project  
and Fax back to me. Thanks.



# CITY OF ALBUQUERQUE



August 24, 2004

Malek Elkhoury, P.E.  
Khoury Engineering Inc.  
1435 E. 41st St.  
Tulsa, OK 74105

Re: Walgreens at Wyoming Blvd and Indian School Rd, Traffic Circulation Layout  
Engineer's Stamp dated 8-23-04 (H20-D39)

Dear Mr. Elkhoury,

The TCL submittal received 8-24-04 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.

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 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.

Sincerely,

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

cc: file



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Walgreens

DRB #: 04DR-00093

EPC#: \_\_\_\_\_

ZONE MAP/DRG. FILE #: H-20-Z/D039  
WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 12 C-1, Block 141, Snow Heights Addition  
CITY ADDRESS: \_\_\_\_\_

ENGINEERING FIRM: Khoury Engineering Inc.  
ADDRESS: 1435 E. 41<sup>st</sup> St.  
CITY, STATE: Tulsa, OK

CONTACT: Malek Elkhoury  
PHONE: 918.712.8768  
ZIP CODE: 74105 Fax 918-712-106

OWNER: BENCOR LLC  
ADDRESS: 90 S. Cascade Blvd.  
CITY, STATE: Colorado Springs, CO

CONTACT: Rich Horton  
PHONE: 719.4479902  
ZIP CODE: 80903

ARCHITECT: Timothy Gallup  
ADDRESS: 9 E. 4<sup>th</sup> St.  
CITY, STATE: Tulsa, OK

CONTACT: Timothy Gallup  
PHONE: 918.584.8855  
ZIP CODE: 74103

SURVEYOR: Survey Southwest  
ADDRESS: 333 Lomas Blvd. SW  
CITY, STATE: Albuquerque, NM

CONTACT: Dan Graney  
PHONE: 505.998.0303  
ZIP CODE: 87102

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

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

## CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1<sup>st</sup> 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
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- ☐ FINAL PLAT 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

Rec Aug 24 2004

DATE SUBMITTED: 8/24/04

BY: Malek Elkhoury PE

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.



H-20/D39

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Walgreens #09213 ZONE MAP/DRG. FILE #: H-20-2  
DRB #: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: LOT 12-C1, BLOCK 141 SNOW HEIGHTS ADDITION  
CITY ADDRESS: 1900 WYOMING, NE

ENGINEERING FIRM: Khoury Engineering Inc  
ADDRESS: 1435 E. 41st Street  
CITY, STATE: TULSA OK 74105

CONTACT: Malek Elkhoury  
PHONE: 918 712 8768 ext 301  
ZIP CODE: 74105

OWNER: BENOR/INDIAN SCHOOL LP  
ADDRESS: 90 S. CASCADE #330  
CITY, STATE: Colorado Springs, CO 80903

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

ARCHITECT: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

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

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

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

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

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

### CHECK TYPE OF SUBMITTAL:

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- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT (TCL) *Resubmittal*
- ☐ ENGINEER'S CERTIFICATION (TCL)
- ☐ ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

### CHECK TYPE OF APPROVAL SOUGHT:

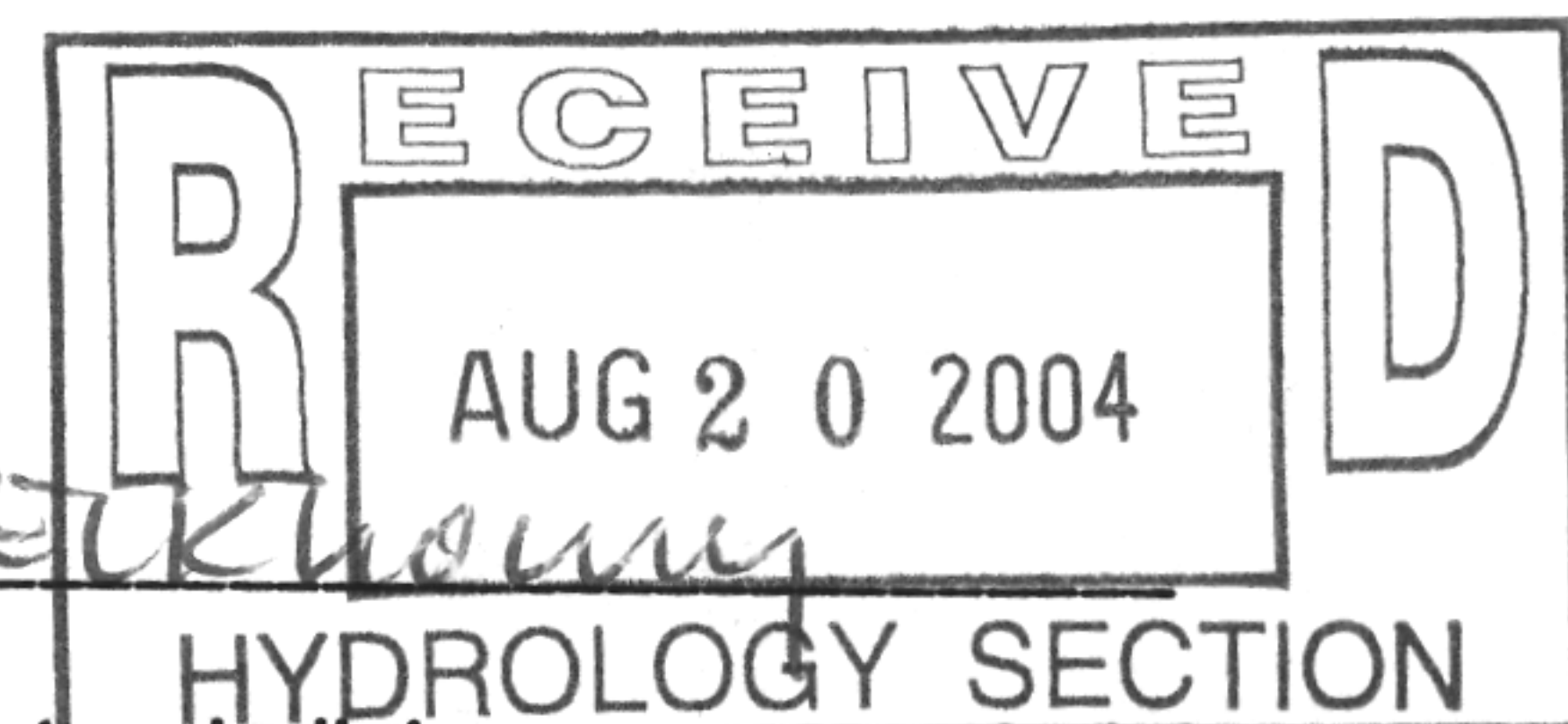
- ☐ SIA FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
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- ☐ CERTIFICATE OF OCCUPANCY (TEMP.)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY)

### WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☒ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 8/20/04

BY: Malek Elkhoury



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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

July 9, 2004

Malek Elkhoury, P.E.  
Khoury Engineering Inc.  
1435 E. 41st St.  
Tulsa, OK 74105

**Re: Walgreens, Wyoming Blvd and Indian School Rd, Traffic Circulation Layout  
Engineer's Stamp dated 6-25-04 (H20-D39)**

Dear Mr. Elkhoury,

Based upon the information provided in your submittal received 7-08-04, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Provide a definition and description for the proposed tote enclosure. Be sure to call out the aisle widths in this area.
2. For passenger vehicles, the minimum end island radius is 15 feet.
3. Please show a vicinity map.

If you have any questions, you can contact me at 924-3991.

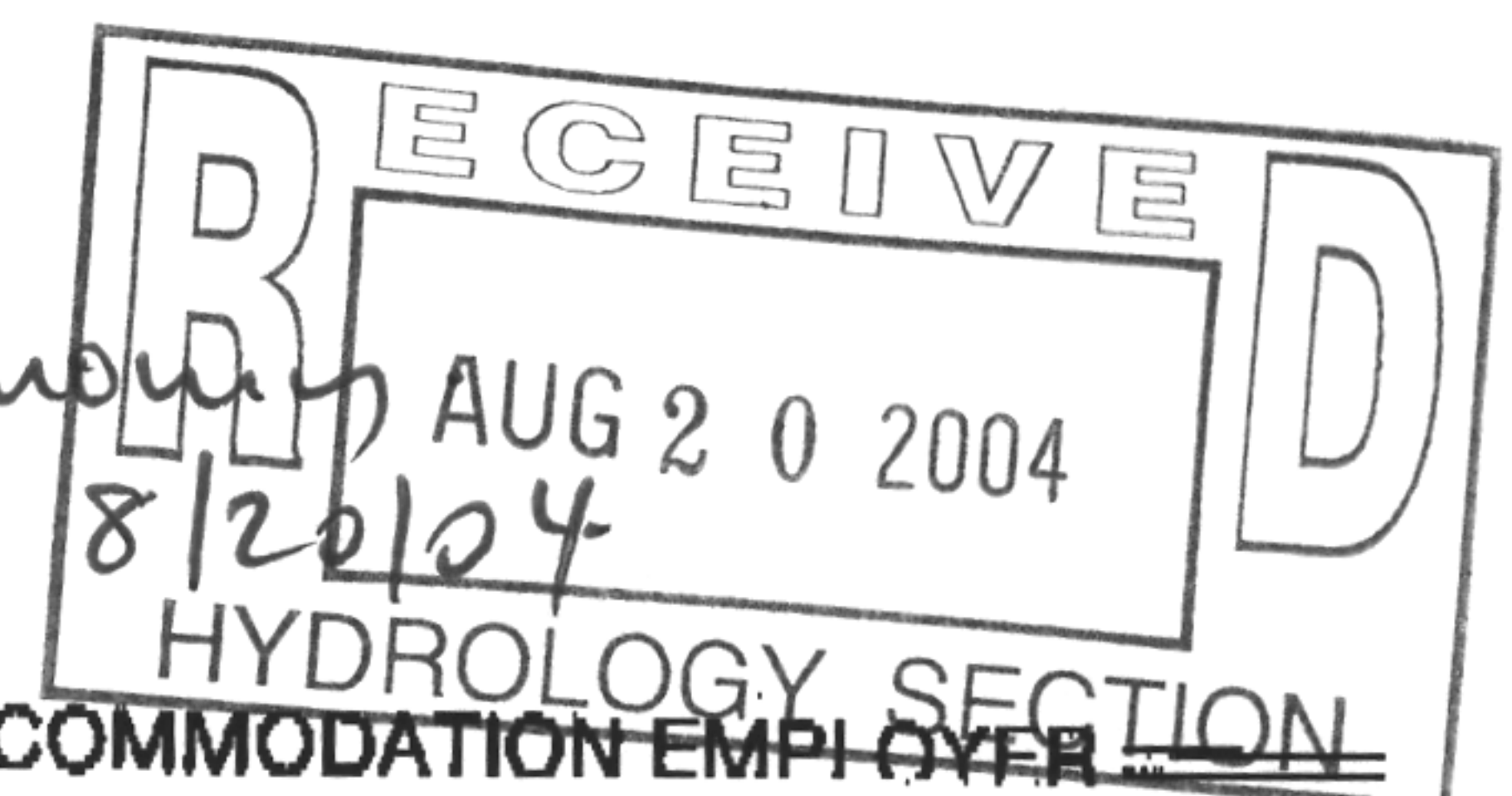
Sincerely,

Wilfred A. Gallegos, P.E.  
Traffic Engineer, Planning Dept.  
Development and Building Services

C: file

1. The Tote storage area is an enclosed area for storing empty tote containers (bins).
2. we have revised curb radius to 15'.
3. Attached is a vicinity map.

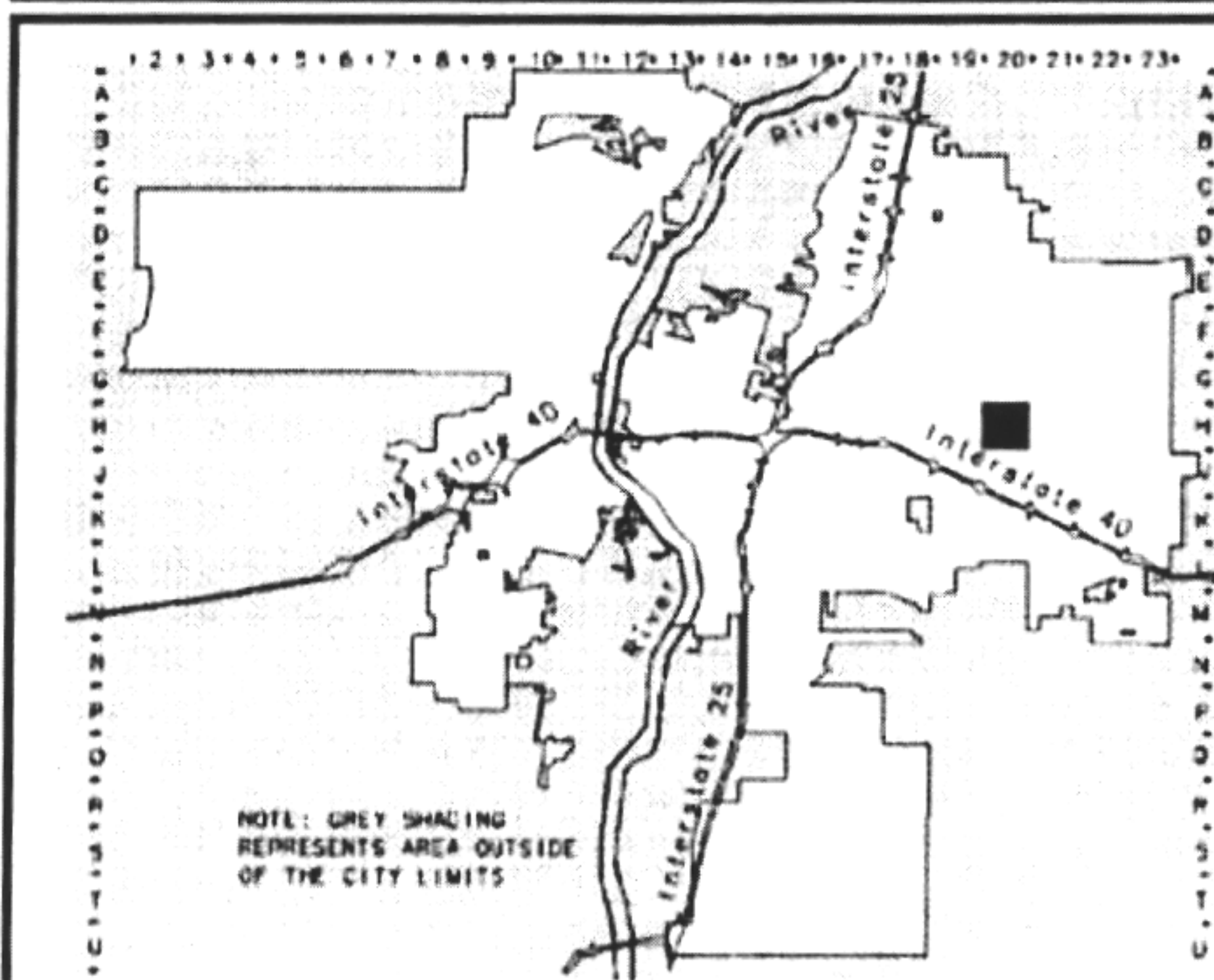
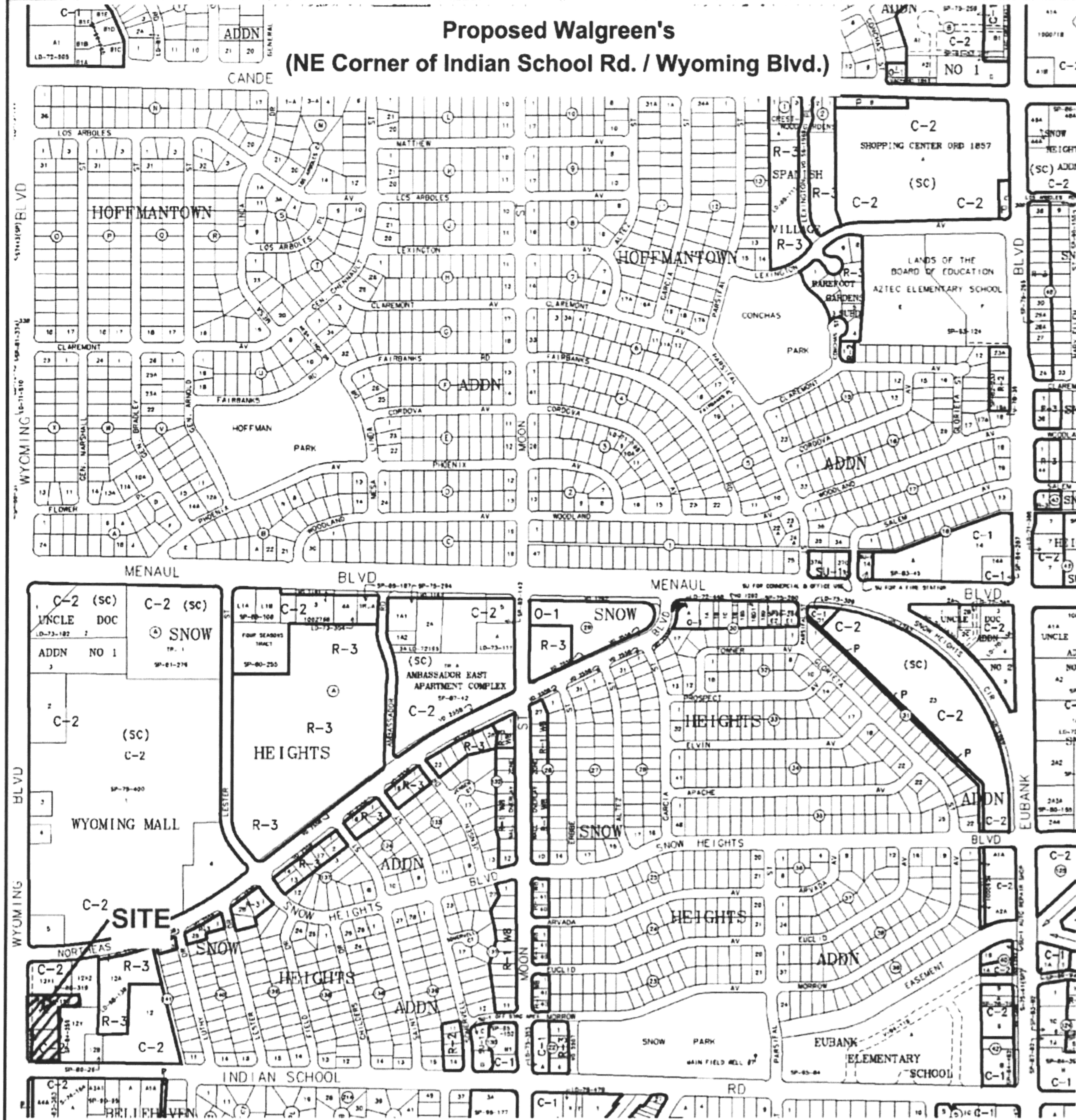
Malek Elkhoury



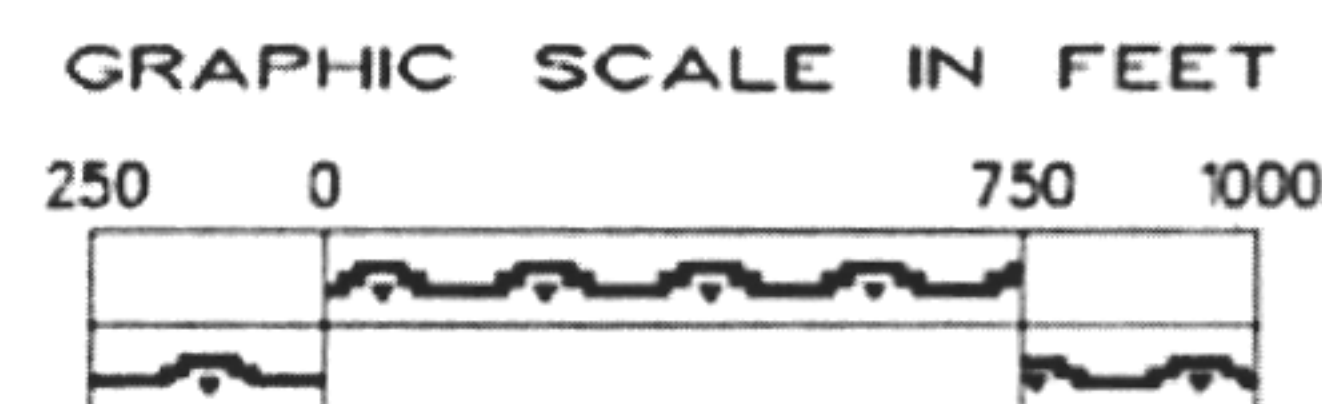
THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER



**Proposed Walgreen's**  
**(NE Corner of Indian School Rd. / Wyoming Blvd.)**

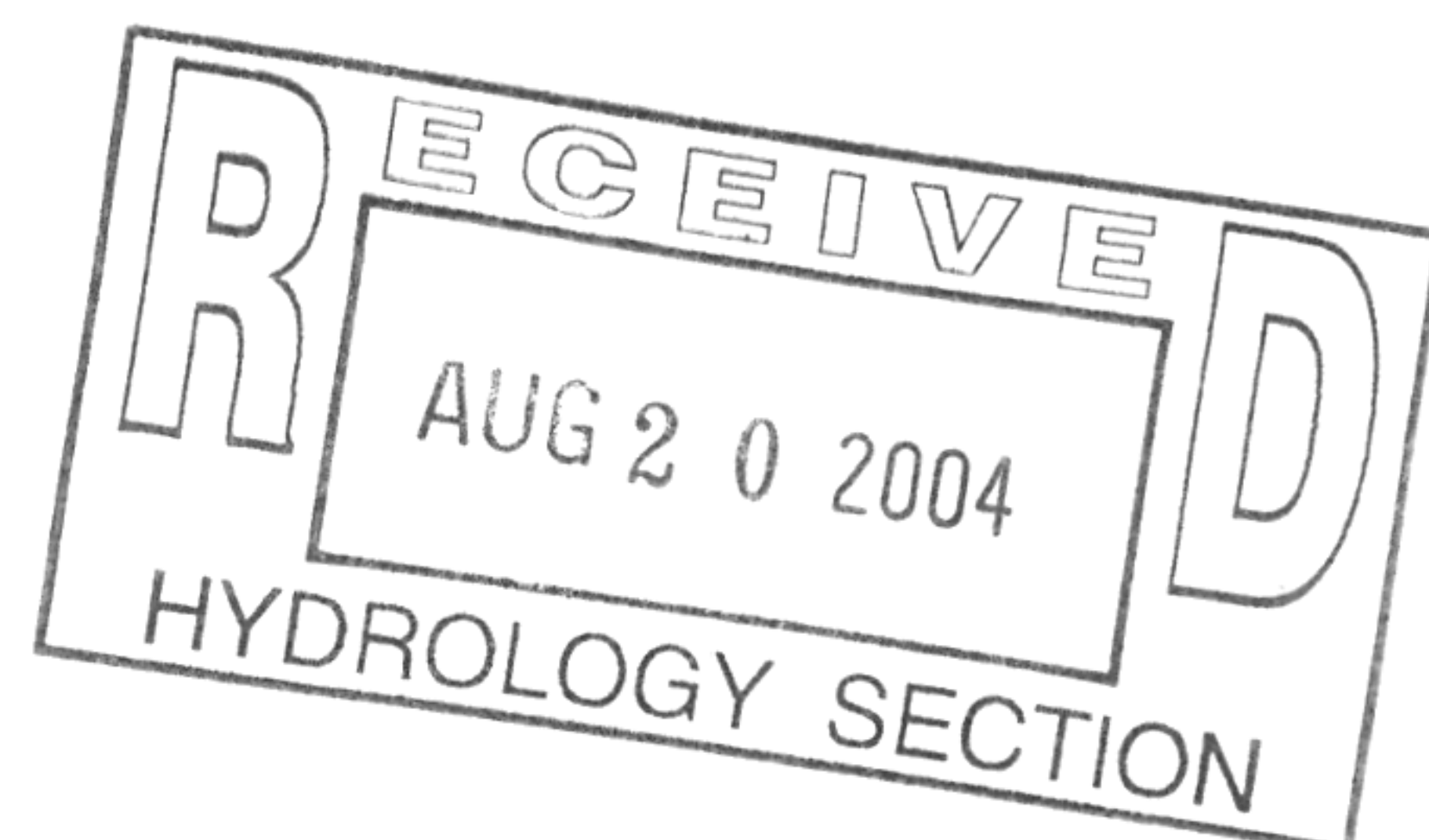


**Albuquerque Geographic Information System**  
**PLANNING DEPARTMENT**  
 © Copyright 2003



**Zone Atlas Page**  
**H-20-Z**

Map Amended through December 01, 2003







# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

July 9, 2004

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Khoury Engineering Inc.  
1435 E. 41st St.  
Tulsa, OK 74105

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Wilfred A. Gallegos, P.E.  
Traffic Engineer, Planning Dept.  
Development and Building Services

C: file



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: Walgreens

DRB #: 04DR-00093

EPC#: \_\_\_\_\_

ZONE MAP/DRG. FILE #: H-20-Z/D039  
WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 12 C-1, Block 141, Snow Heights Addition  
CITY ADDRESS: \_\_\_\_\_

ENGINEERING FIRM: Khoury Engineering Inc.  
ADDRESS: 1435 E. 41<sup>st</sup> St.  
CITY, STATE: Tulsa, OK

CONTACT: Malek Elkhoury  
PHONE: 918.712.8768  
ZIP CODE: 74105 Fax 918-712-1069

OWNER: BENCOR LLC  
ADDRESS: 90 S. Cascade Blvd.  
CITY, STATE: Colorado Springs, CO

CONTACT: Rich Horton  
PHONE: 719.4479902  
ZIP CODE: 80903

ARCHITECT: Timothy Gallup  
ADDRESS: 9 E. 4<sup>th</sup> St.  
CITY, STATE: Tulsa, OK

CONTACT: Timothy Gallup  
PHONE: 918.584.8855  
ZIP CODE: 74103

SURVEYOR: Survey Southwest  
ADDRESS: 333 Lomas Blvd. SW  
CITY, STATE: Albuquerque, NM

CONTACT: Dan Graney  
PHONE: 505.998.0303  
ZIP CODE: 87102

CONTRACTOR: TBD  
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CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
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## CHECK TYPE OF SUBMITTAL:

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- ☐ OTHER (SPECIFY)

## WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
- ☐ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 6.25.04

BY: Malek Elkhoury PE

Received  
7/08/04

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