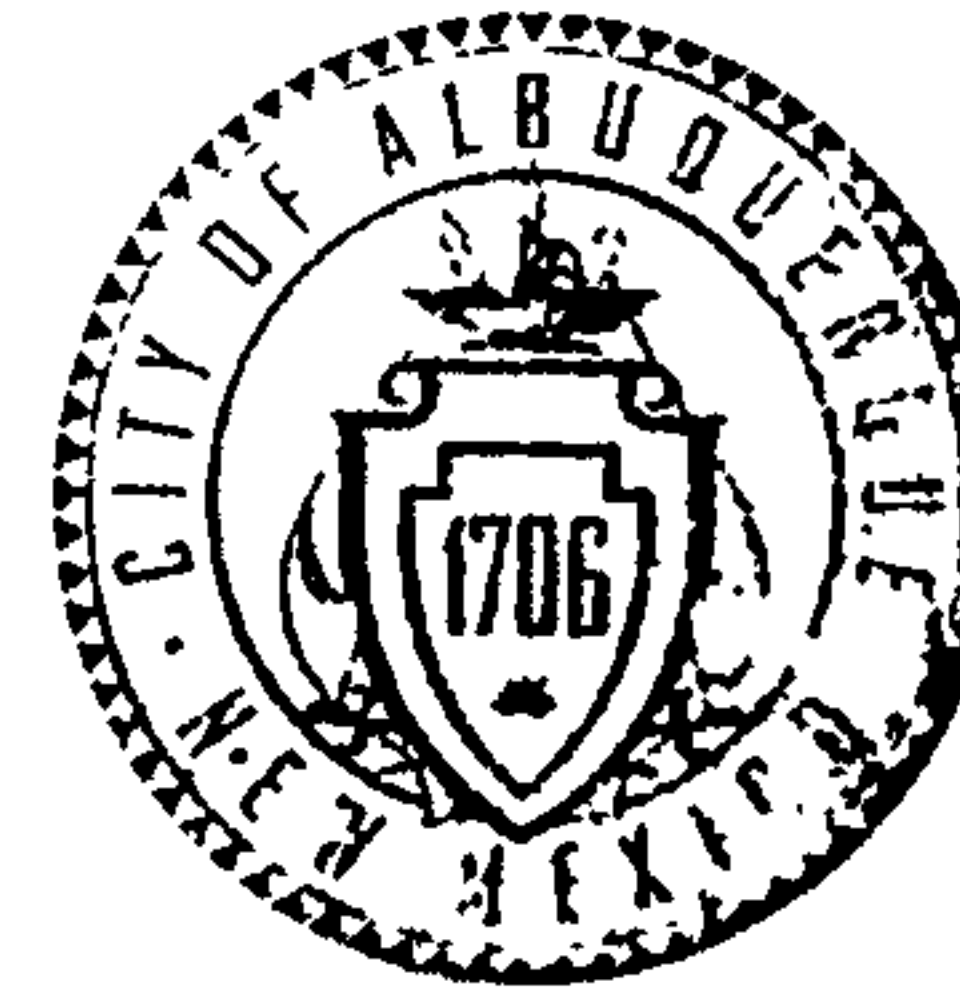


CITY OF ALBUQUERQUE



July 17, 2008

Richard L. Burton, P.E.
Burton Engineering
2900 Vista Grande Dr. NW
Albuquerque, NM 87120

**Re: Los Volcanes Senior Center, 6500 Los Volcanes Rd. NW,
Request of Temporary Certificate of Occupancy (C.O.)
Engineer's Stamp dated 04/12/07 (J-10/D002H)
Certification dated 6/17/08**

Mr. Burton,

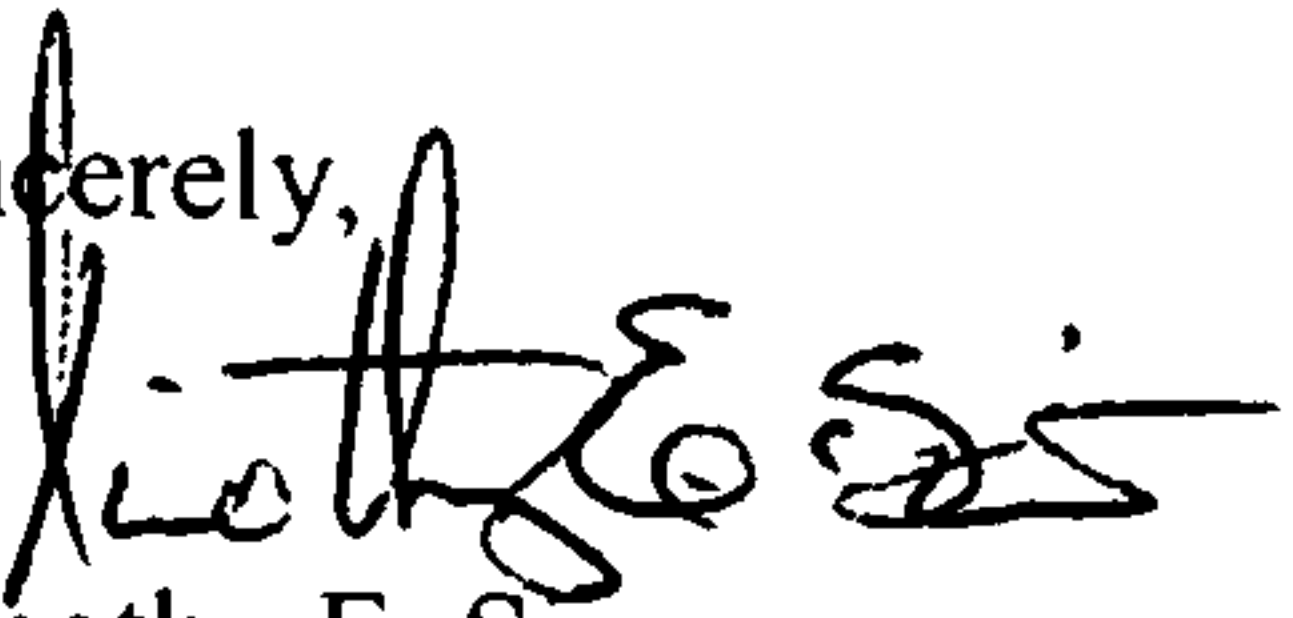
PO Box 1293 Based upon the information provided in your submittal received 7/16/08, the above referenced
certification is approved for release Permanent Certificate of Occupancy by Hydrology.

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

Albuquerque

Sincerely,

NM 87103


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

www.cabq.gov

C: CO Clerk—Katrina Sigala
File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

Project Title: Los Volcanes Senior Center Zone Map: J-10 / D002H
DRB# 7620-02 EPC# _____ Work Order# _____

Legal Description: 6500 Los Volcanes Rd., NW
City Address: Albuquerque, NM 87120

Engineering Firm: Burton Engineers, LLC. Contact: Richard Burton
Address: 2900 Vista Grande Dr., NW Phone: (505) 839-9365
City, State: Albuquerque, NM Zip Code: 87120

Owner: _____ Contact: _____
Address: _____ Phone: _____
City, State: _____ Zip Code: _____

Architect: Mahlman Studio Contact: David Mahlman
Address: 206 Broadway, SE Phone: (505) 243-0101
City, State: Albuquerque, NM Zip Code: 87102

Surveyor: _____ Contact: _____
Address: _____ Phone: _____
City, State: _____ Zip Code: _____

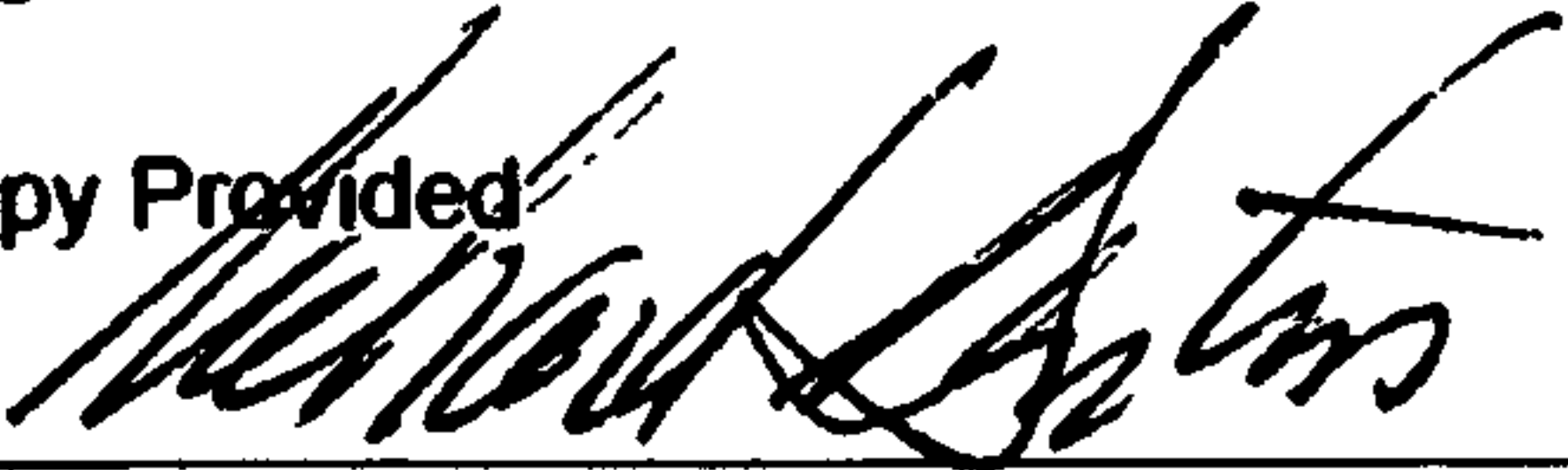
Contractor: _____ Contact: _____
Address: _____ Phone: _____
City, State: _____ Zip Code: _____

Type of Submittal:
☐ Drainage Report
☐ Drainage Plan 1st Submittal
☐ Drainage Plan Resubmittal
☐ Conceptual G & D Plan
☐ Grading Plan
☐ Erosion Control Plan
☒ Engineer's Certification (Hydrology)
☐ Clomr/Lomr
☐ Traffic Circulation Layout
☐ Engineer's Certification (TCL)
☐ Engineer's Certification (DRB Site Plan)
☐ Other (Specify) _____

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 (terop)
☐ Grading Permit Approval
☐ Paving Permit Approval
☐ Work Order Approval
☐ Other (Specify) _____

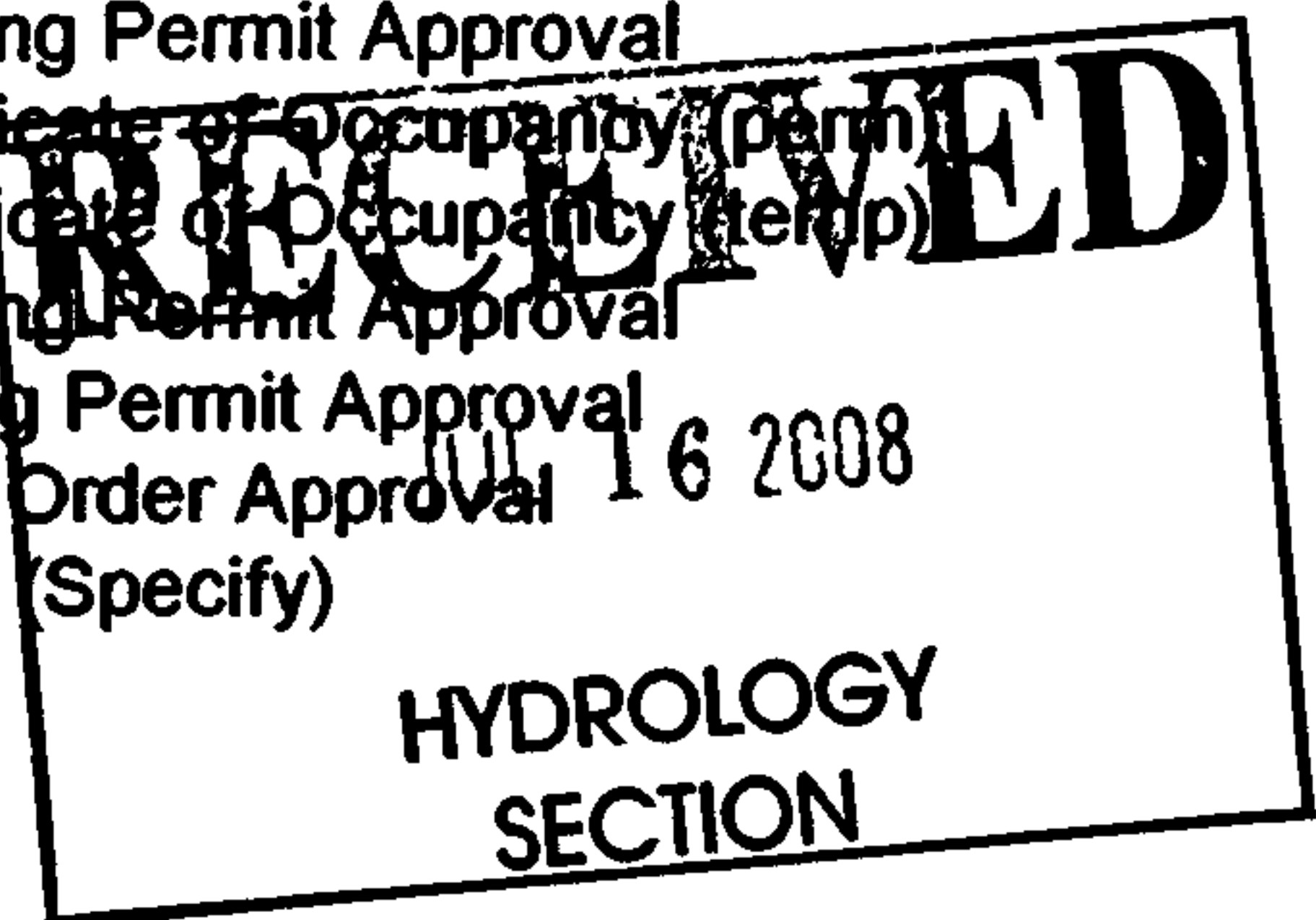
Was a Pre-Design Conference Attended:

☐ Yes
☐ No
☐ Copy Provided

By:  Date Submitted: 07/16/08

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 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 Dev. Plans greater than five (5) acres and Sector Plans.
- 2) Drainage Plan: 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.



July 16, 2008

Timothy E. Sims, Plan Checker, Hydrology
Development and Building
City of Albuquerque

**Re: Los Volcanes Senior Center, 6500 Los Volcanes Rd., NW, Request of Temporary
Certificate of Occupancy**

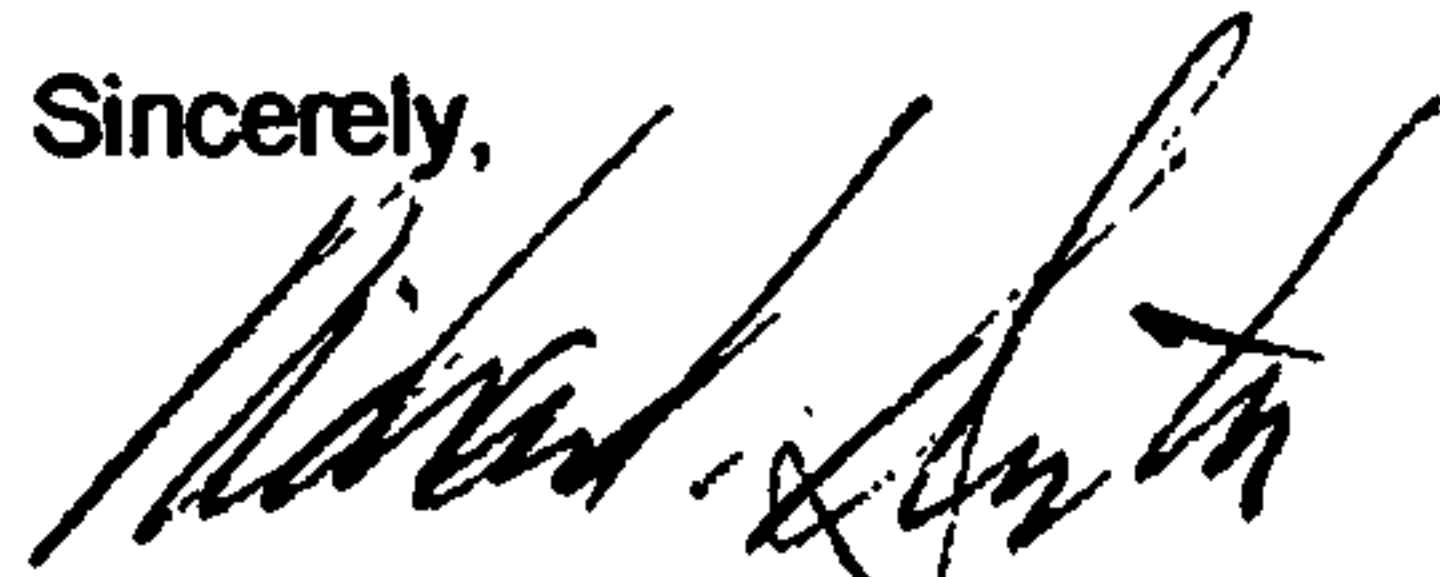
Dear Mr. Sims:

I have reviewed your letter and field checked all of the elevations. Elevations that varied from the original slope have been corrected to As-Builts.

The Engineer's Certificate has been changed to read "design intent of the approved Grading Plan".
The Traffic Certificate has been removed.

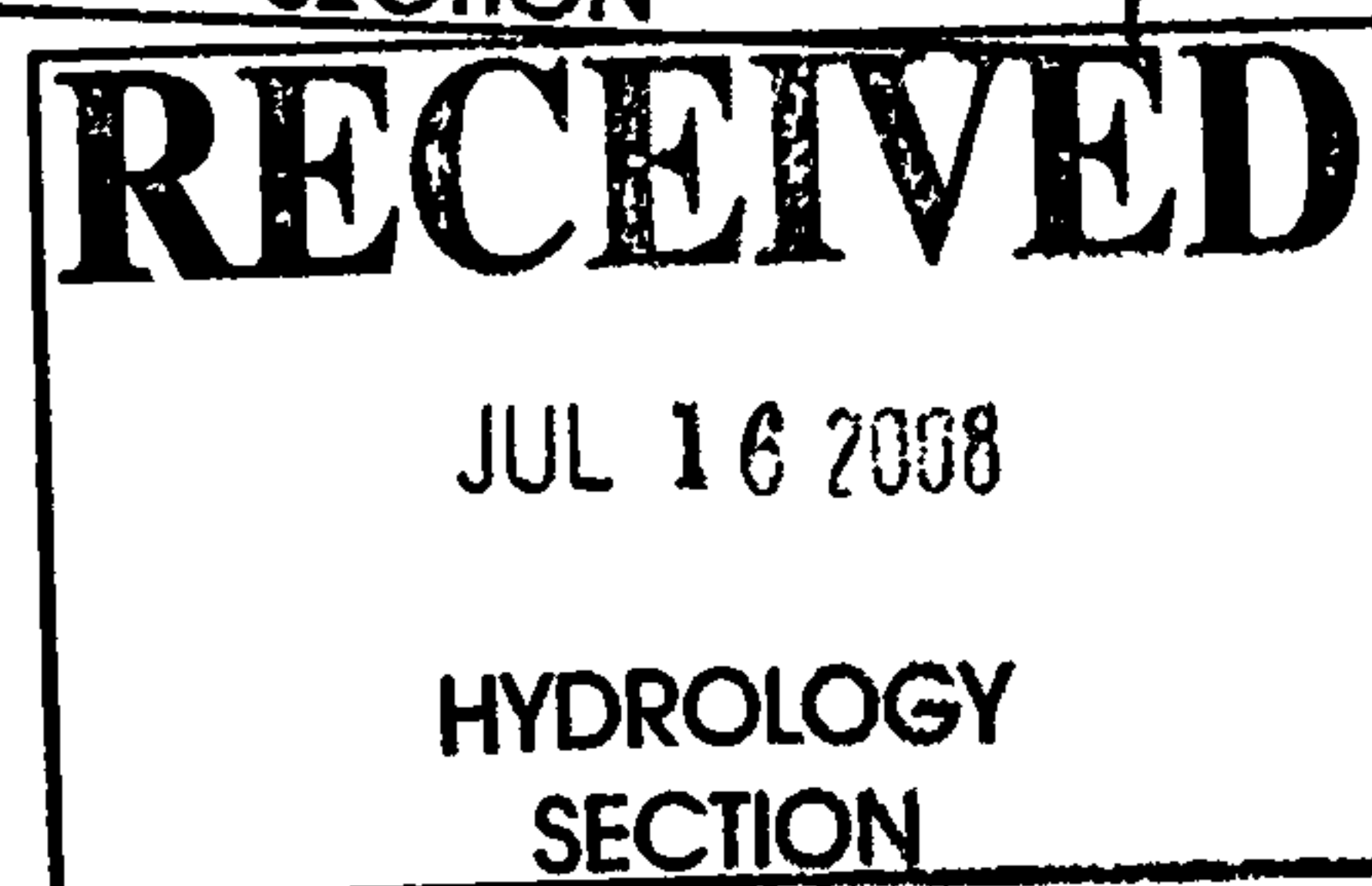
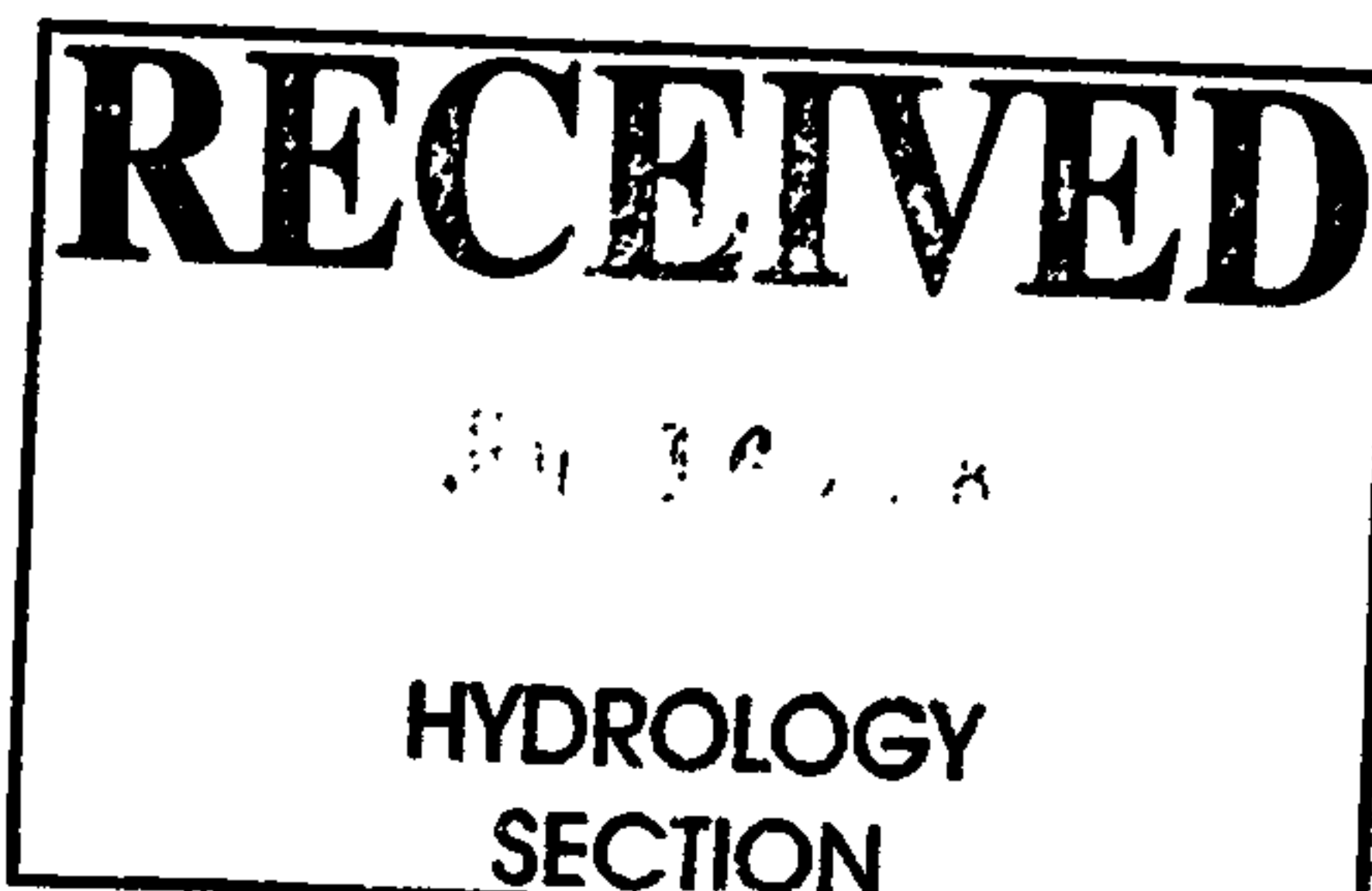
Please let me know if you have any questions.

Sincerely,



Richard Burton, P.E.
Burton Engineers, LLC.

/jb
xc: Mahlman Studios



CITY OF ALBUQUERQUE



June 20, 2008

Richard L. Burton, P.E.
Burton Engineering
2900 Vista Grande Dr. NW
Albuquerque, NM 87120

**Re: Los Volcanes Senior Center, 6500 Los Volcanes Rd. NW,
Request of Temporary Certificate of Occupancy (C.O.)
Engineer's Stamp dated 04/12/07 (J-10/D002H)
Certification dated 1/17/08**

Mr. Burton,

P.O. Box 1293 Based upon the information provided in your submittal received 6/18/08, the above referenced
Albuquerque certification is approved for release of 90 Day Temporary Certificate of Occupancy by Hydrology.

Albuquerque Prior to Permanent Certificate of Occupancy:

1. Provide adequate as built elevations for the finished floor, top of grate, and other surrounding elevations to reflect the drainage pattern. Per the Engineer's Certification include the survey data.
2. The Engineer's Certification will need to be amended. The certification should state "...design intent of the approved **grading plan**..."
3. Remove the Traffic Certification Language from the Drainage Certification. My understanding is that Mahlman Studio is certifying the Traffic.

New Mexico 87103

www.cabq.gov

Prior to Permanent Certificate of Occupancy, an Engineer's Certification per the DPM is required.

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

Sincerely,

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

C: CO Clerk—Katrina Sigala
File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(REV 12/2005)

PROJECT TITLE: LOS VOLCANES SENIOR CENTER ZONE MAP: J-10/D00214
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: 6500 LOS VOLCANES RD. NW
CITY ADDRESS: _____

ENGINEERING FIRM: BURTON ENGINEERS CONTACT: RICHARD BURTON
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

OWNER: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: MAHLMAN STUDIO CONTACT: MAHLMAN, DAVID
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

SURVEYOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☒ EROSION CONTROL PLAN
- ☒ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) _____

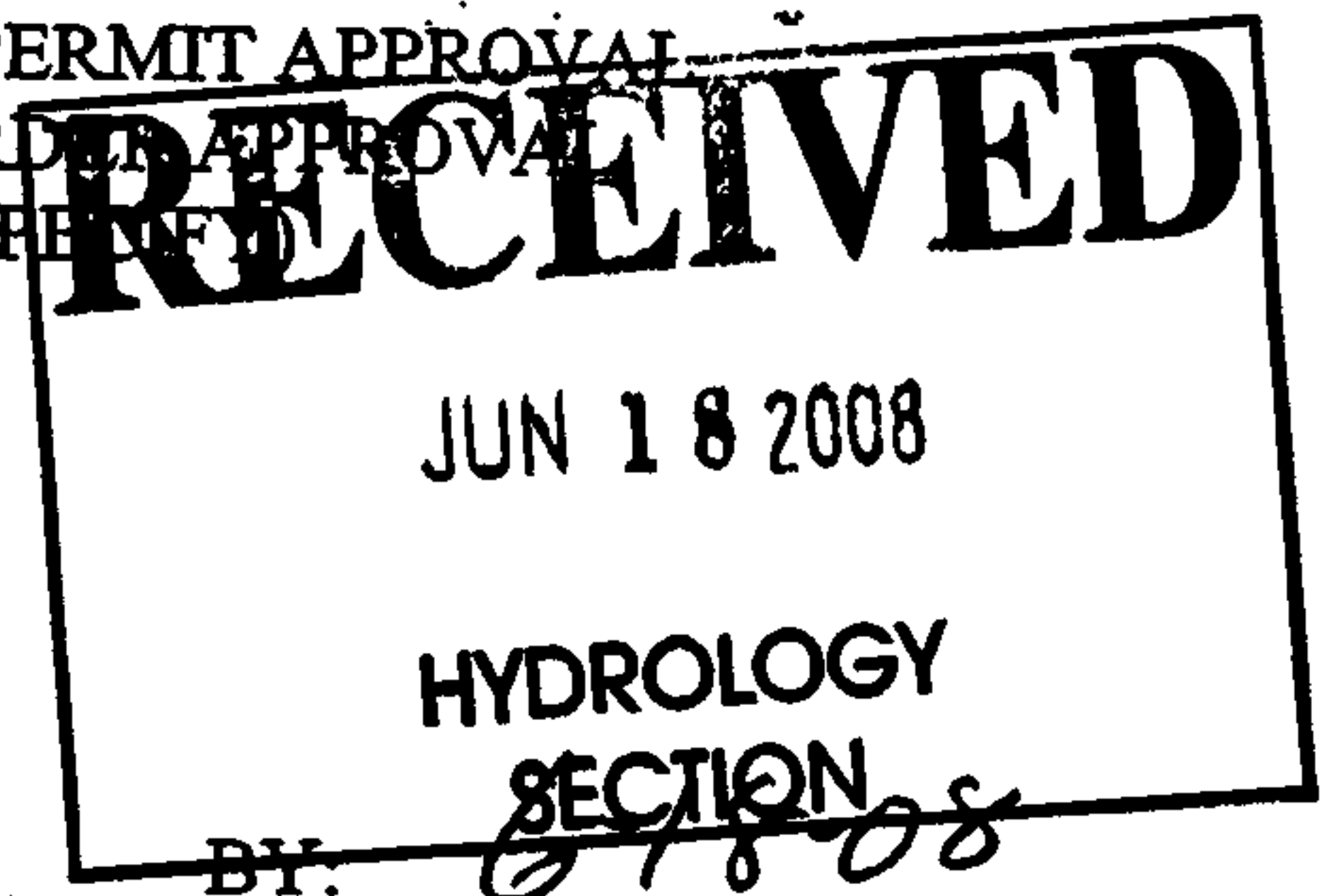
CHECK TYPE OF APPROVAL SOUGHT:

- ☐ 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

✓ DATE SUBMITTED: Sue Hal BY: 07808



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 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 subdivision containing more than ten (10) lots or constituting five (5) acres or more.



**Planning Department
Transportation Development Services Section**

June 20, 2008

David S. Mahlman, Registered Architect
206 Broadway Blvd SE
Albuquerque, NM 87102

Re: Certification Submittal for Final Building Certificate of Occupancy for
Los Volcanes Fitness Center Addition, [J-10 / D002H]
6500 Los Volcanes Rd NW
Architect's Stamp Dated 06/17/08

P.O. Box 1293

Dear Mr. Mahlman:

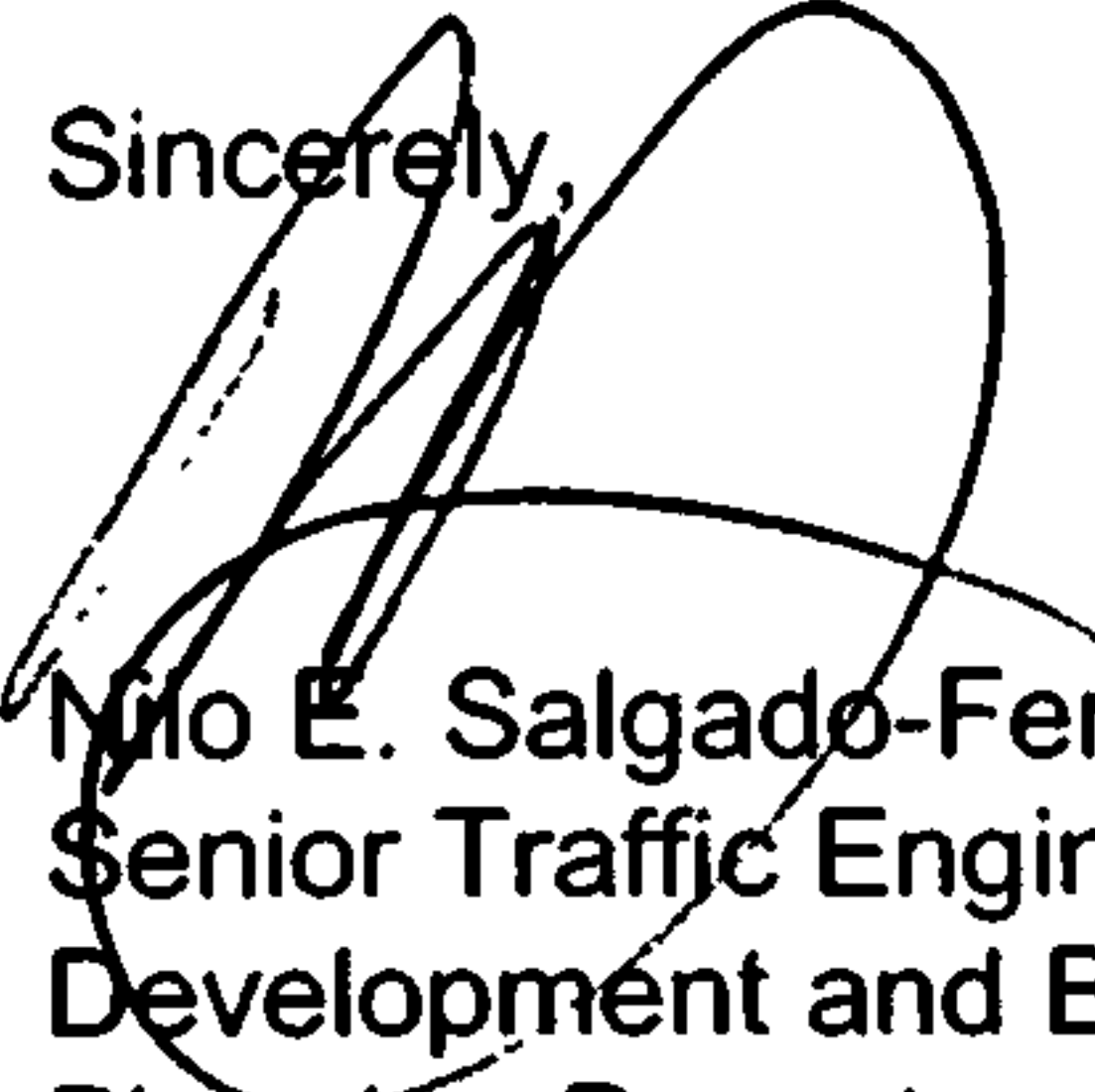
Albuquerque

The TCL / Letter of Certification submitted on June 18, 2008 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

New Mexico 87103

Sincerely,

www.cabq.gov


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: LOS VOLCANES SENIOR CENTER ZONE MAP: J-10/D00217
 DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: 6500 LOS VOLCANES RD. NW
 CITY ADDRESS: _____

ENGINEERING FIRM: BURTON ENGINEERS CONTACT: RICHARD BURTON
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

OWNER: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: MAHLMAN STUDIO CONTACT: MAHLMAN, DAVID
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☒ ENGINEER'S CERT (TCL)
- ☒ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ 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) _____

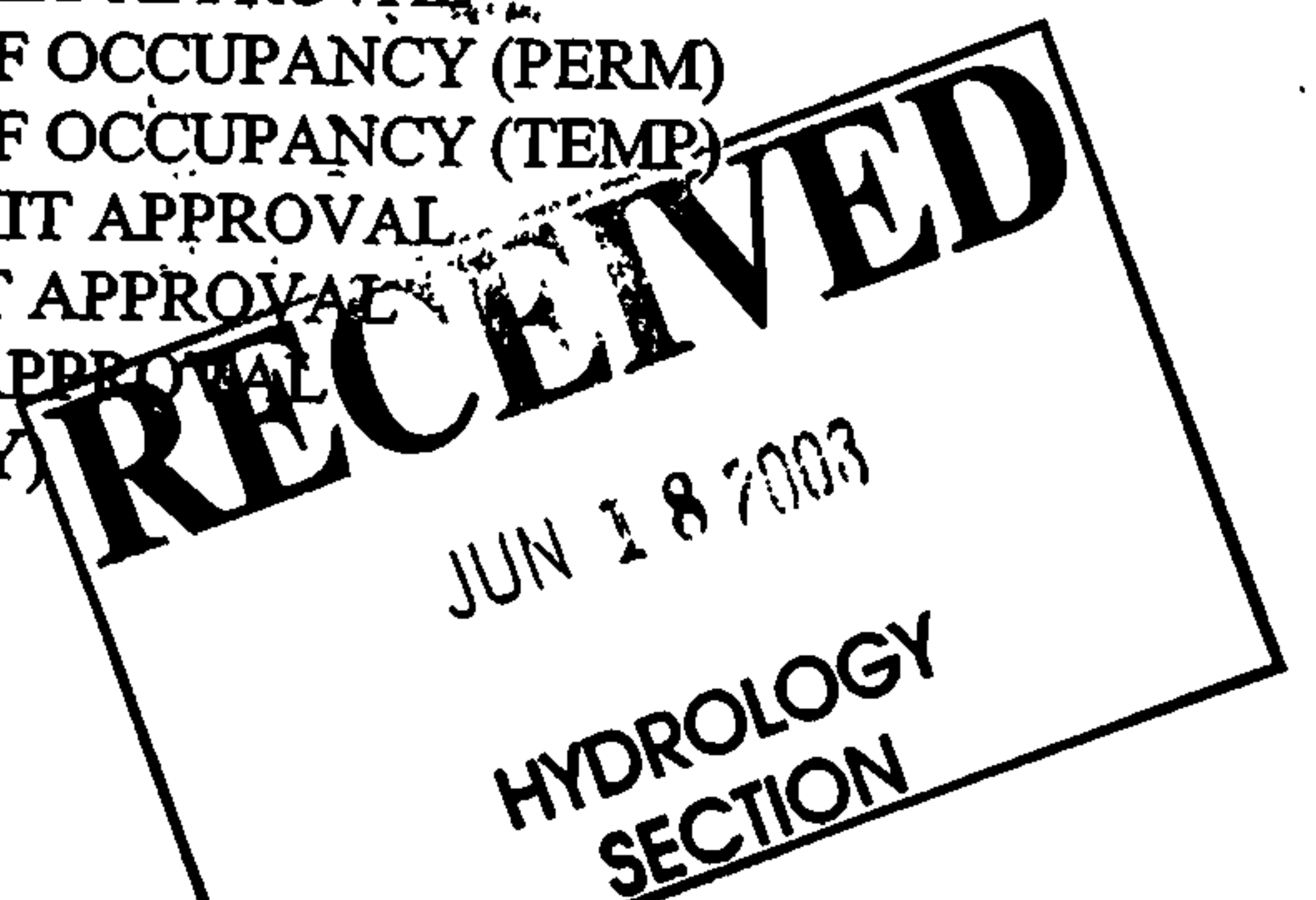
WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: Sue Hal BY: 6-18-08

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 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 subdivision containing more than ten (10) lots or constituting five (5) acres or more.



17 June 2008

Project: **LOS VOLCANES FITNESS CENTER ADDITION**

Project Number: 1005179

Application Number: 06 DRB-01417

(J-10-Z / SU-1 SC)

TRAFFIC CERTIFICATION

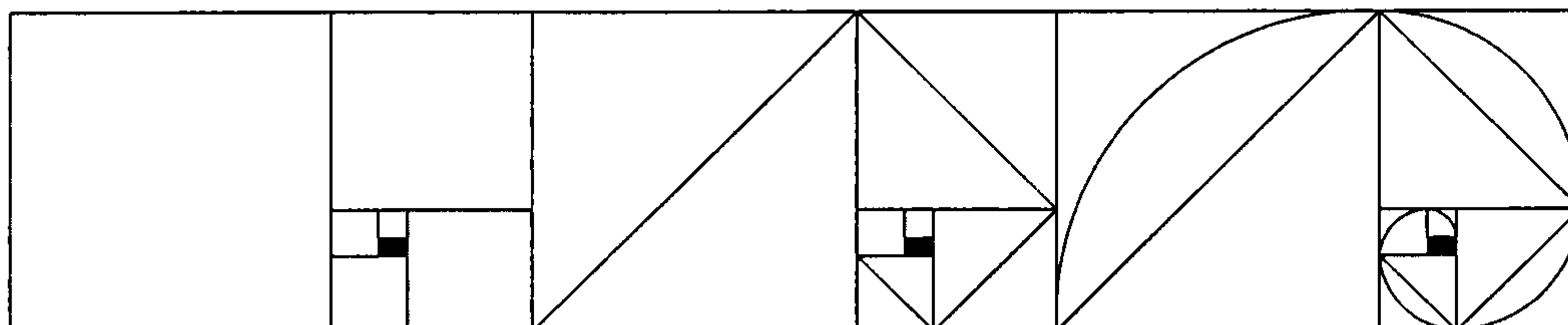
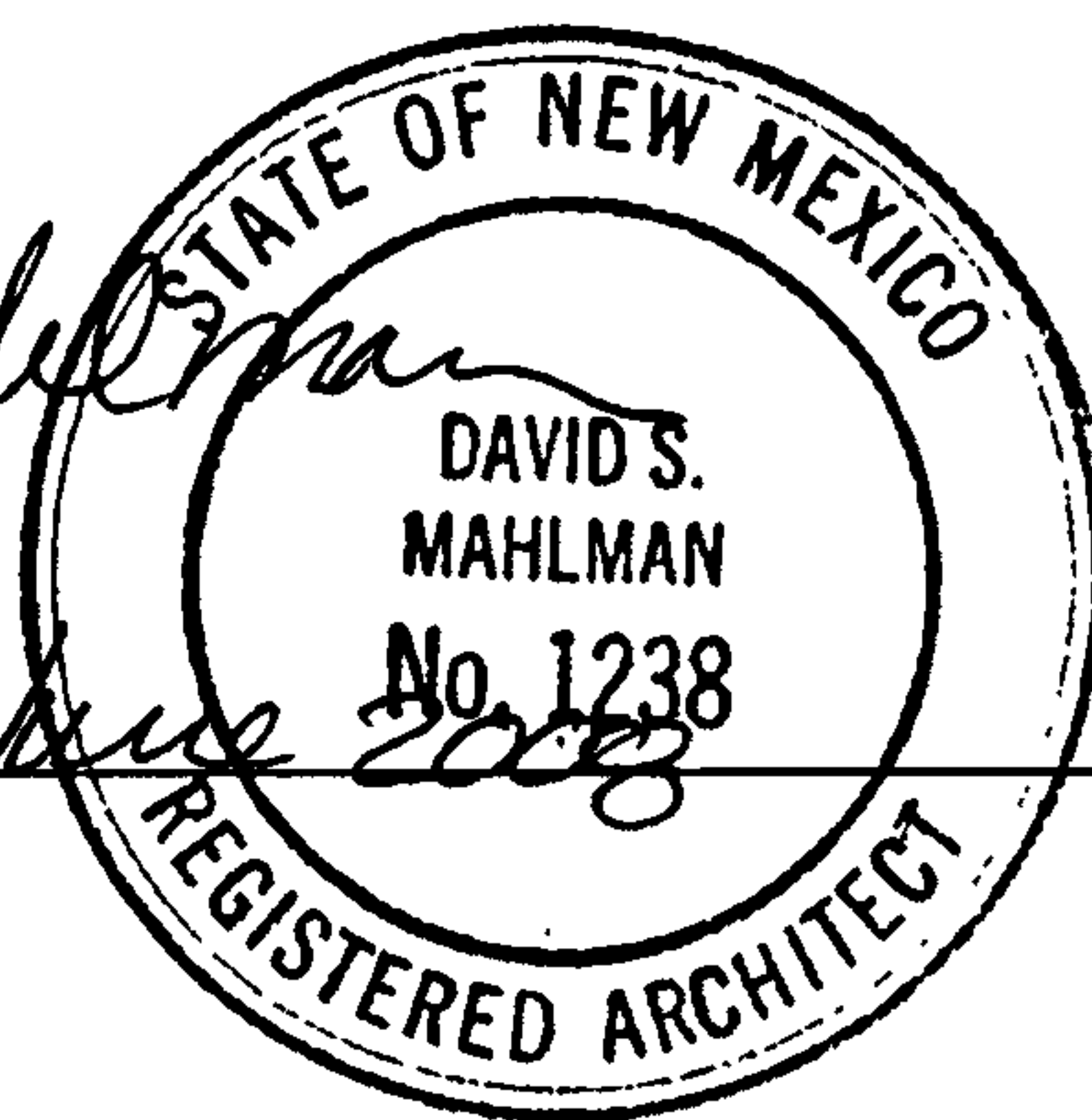
I, David Mahlman, New Mexico Registered Architect, of the firm Mahlman Studio Architecture, hereby certify that this project is in substantial compliance with and in accordance with the design intent of the approved Amended Site Development Plan dated, March 11, 2007. I further certify that I have personally visited the project site on 20 May 2008 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 Certificate of Occupancy.

The record information presented hereon is not necessarily complete and 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.

David Mahlman

17 June 2008

David Mahlman, Architect



CITY OF ALBUQUERQUE



April 17, 2007

Richard L Burton, P.E.
Burton Engineers Inc.
2900 Vista Grande Dr NW
Albuquerque, NM 87120

Re: Los Volcanes Fitness Center Addition Drainage Plan
Engineer's Stamp dated 4-12-07 (J10/D002H)

Dear Mr. Burton,

P.O. Box 1293

Based upon the information provided in your submittal dated 4-16-07, 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.

Albuquerque

Also, 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 924-3695.

www.cabq.gov

Sincerely,

Curtis A. Cherne, E.I.
Engineering Associate, Planning Dept.
Development and Building Services

C: file

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(Rev. 12/05)

PROJECT TITLE: Los Volcanes Fitness Center Addition ZONE MAP/DRG. FILE # J-10-Z / D0024
 DRB#: 06 DRB 01417 EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Lot No. 1-A-2, Subdivision: Atrisco Business Park, Unit 2, UPC: 101005832317640614
 CITY ADDRESS: 6500 Los Volcanes NW 87121

ENGINEERING FIRM: Burton Engineers Inc.
 ADDRESS: 2900 Vista Grande Dr. NW
 CITY, STATE: Albuquerque, NM

CONTACT: Dick Burton
 PHONE: (505) 839-9365
 ZIP CODE: 87120

OWNER: City of Albuquerque, Department of Senior Affairs
 ADDRESS: Municipal Development
 CITY, STATE: Albuquerque, NM

CONTACT: George Gee
 PHONE: (505) 768-3814
 ZIP CODE: 87102

ARCHITECT: Mahlman Studio Architecture
 ADDRESS: 206 Broadway SE
 CITY, STATE: Albuquerque, NM

CONTACT: David Mahlman
 PHONE: (505) 243-0101
 ZIP CODE: 87102

SURVEYOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

CONTRACTOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

TYPE OF SUBMITTAL:

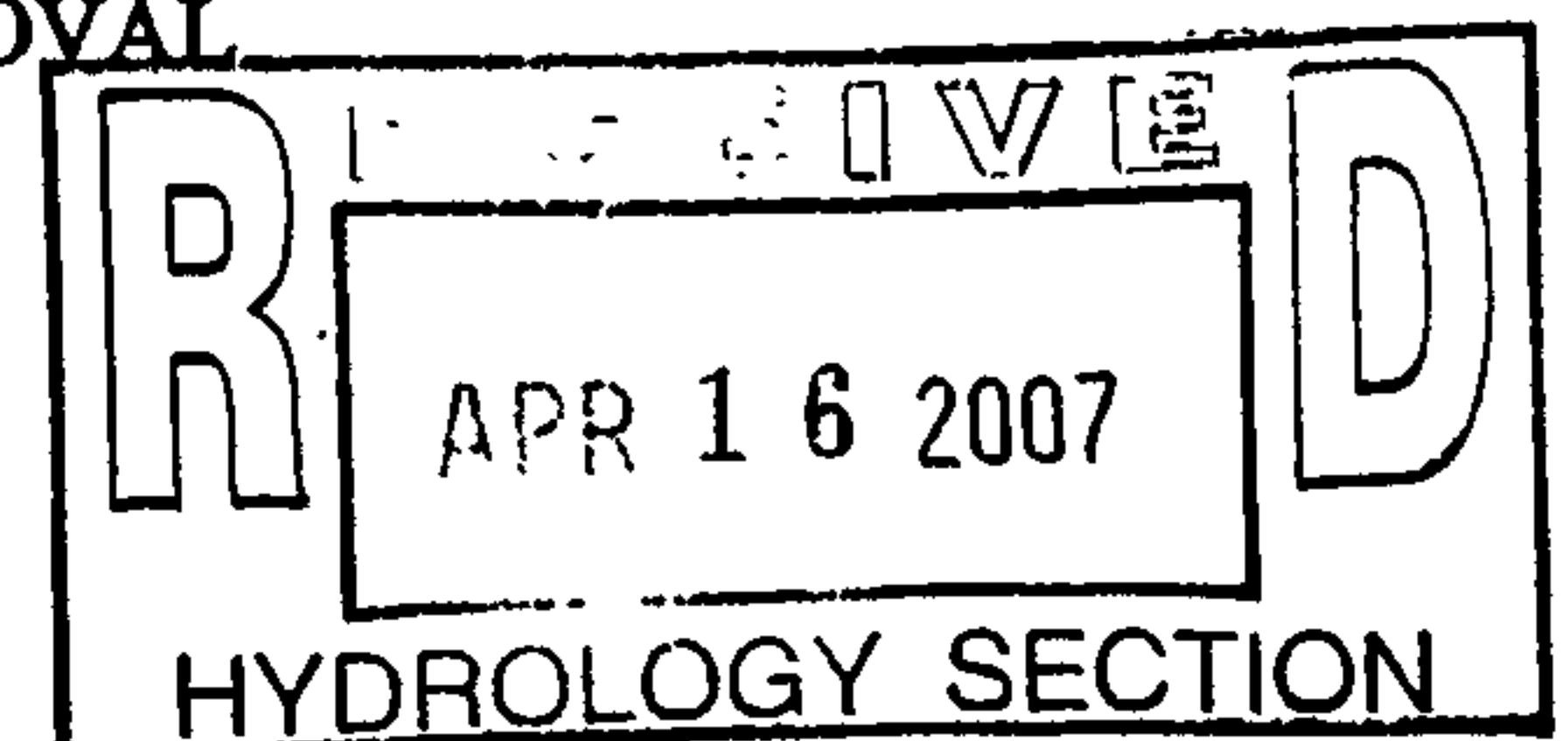
- ☒ DRAINAGE REPORT
☒ DRAINAGE PLAN 1st SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT
☐ ENGINEER/ARCHITECT CERT (TCL)
☐ ENGINEER/ARCHITECT CERT (DRB S.P.)
☐ ENGINEER/ARCHITECT 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:

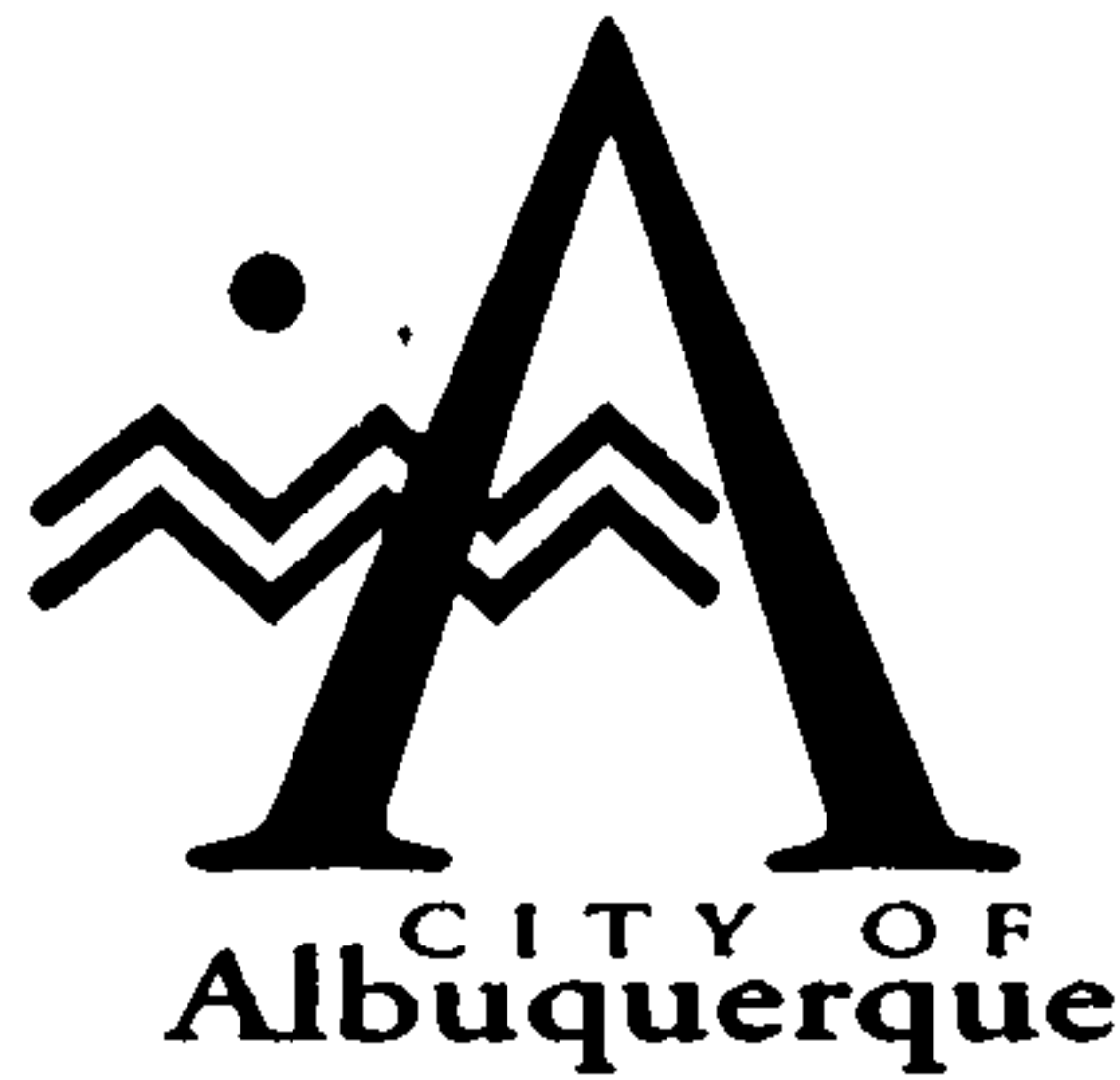
- ☐ YES
☐ NO
☐ COPY PROVIDED



SUBMITTED BY: _____ DATE: _____

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.



Martin J. Chávez, Mayor

July 31, 1997

Richard Burton
Burton Engineering
2900 Vista Grande Dr. NW
Albuquerque, New Mexico 87120

RE: ENGINEER CERTIFICATION FOR LOS VOLCANES SENIOR CENTER (J10-D2H)
CERTIFICATION STATEMENT DATED 7/31/97

Dear Mr. Burton:

Based on the information provided on your July 21, 1997 resubmittal, the above referenced site is acceptable for Engineer Certification.

Please keep in mind that once the system within the public R/W is available, it will be the responsibility of your client to make the connection.

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

C: Andrew Garcia

File

Sincerely

Bernie J. Montoya CE
Associate Engineer

Good for You, Albuquerque!

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



DRAINAGE INFORMATION SHEET

PROJECT TITLE: Los Volcanes Senior Center ZONE ATLAS/DRNG. FILE #: J-10 / D2H
 DRB #: _____ EPC #: _____ WORK ORDER #: _____
 LEGAL DESCRIPTION: Attached
 CITY ADDRESS: 6500 Los Volcanes Rd., NW

ENGINEERING FIRM: Burton Engineers CONTACT: Richard Burton
 ADDRESS: 2900 Vista Grande Dr., NW PHONE: 839-9365

OWNER: City of Albuquerque CONTACT: _____
 ADDRESS: Office of Senior Affairs PHONE: _____

ARCHITECT: Mahlman and Miles Architects CONTACT: David Ritchy
 ADDRESS: 414½ Central Avenue, SE PHONE: 243-0101

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____

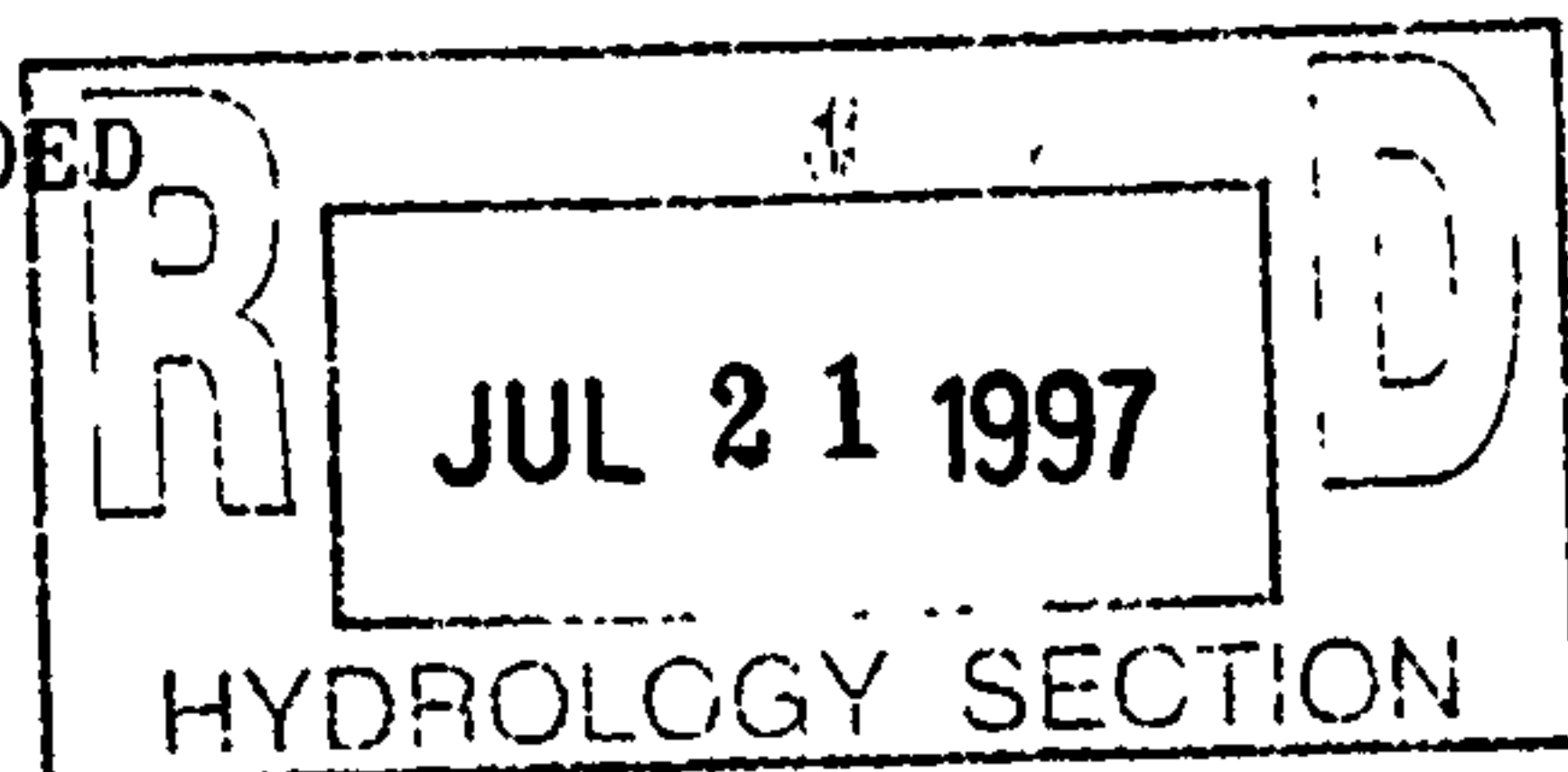
CONTRACTOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

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

PRE-DESIGN MEETING:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED



CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☒ CERTIFICATE OF OCCUPANCY APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ S.A.D. DRAINAGE REPORT
- ☐ DRAINAGE REQUIREMENTS
- ☐ SUBDIVISION CERTIFICATION
- ☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: July 21, 1997
 BY: *Richard Burton*

Legal Description

That certain parcel of land situated within projected Section 15, T10N, R2E, NMPM, Town of Atrisco Grant, City of Albuquerque, Bernalillo County, New Mexico comprised of a portion of Lot 1 of Tract N and Tract O, as shown and designated on the plat entitled "Land Division Tracts A, D, M, N, S-1 and S-2 of the Plat of Unit No. 2, Atrisco Business Park" as filed in the office of the Bernalillo County Clerk on September 12, 1873 in Book D5, Folio 181 and being more particularly described as follows:

Beginning at the northeast corner of the parcel herein described said point being common to the northwest corner of Lot 1B as shown on the "Summary Plat of Lot 1 of Tract N and Tract O, Unit 2, Atrisco Business Park" as filed in the office of the Bernalillo County Clerk on August 18, 1982 in Book C20, Folio 17; thence,

S 14° 59' 00" E, a distance of 363.52 feet along the westerly boundary of Lot 1B to the southeast corner; thence,

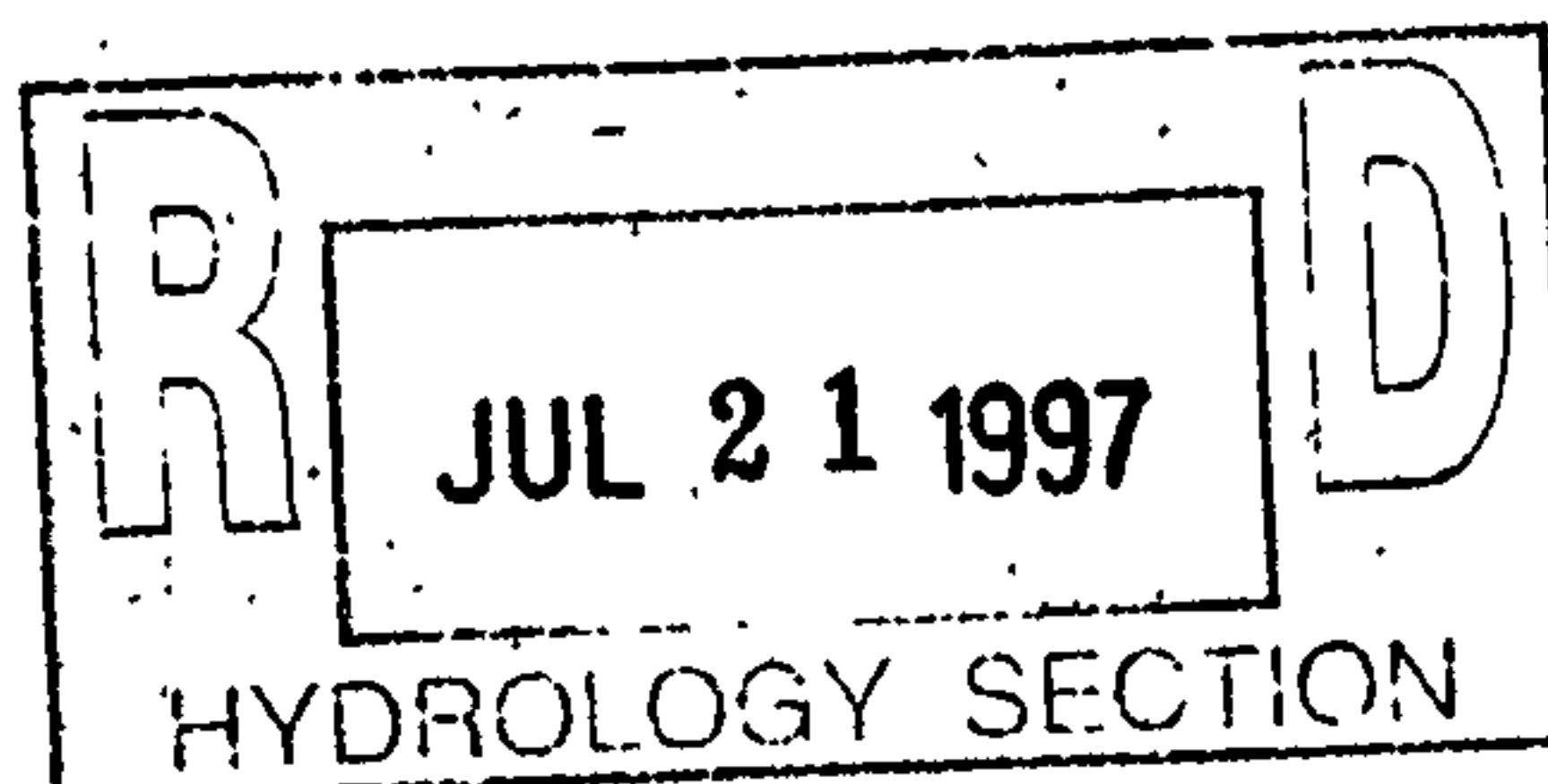
S 75° 01' 00" W, a distance of 349.95 feet to the southwest corner; thence,

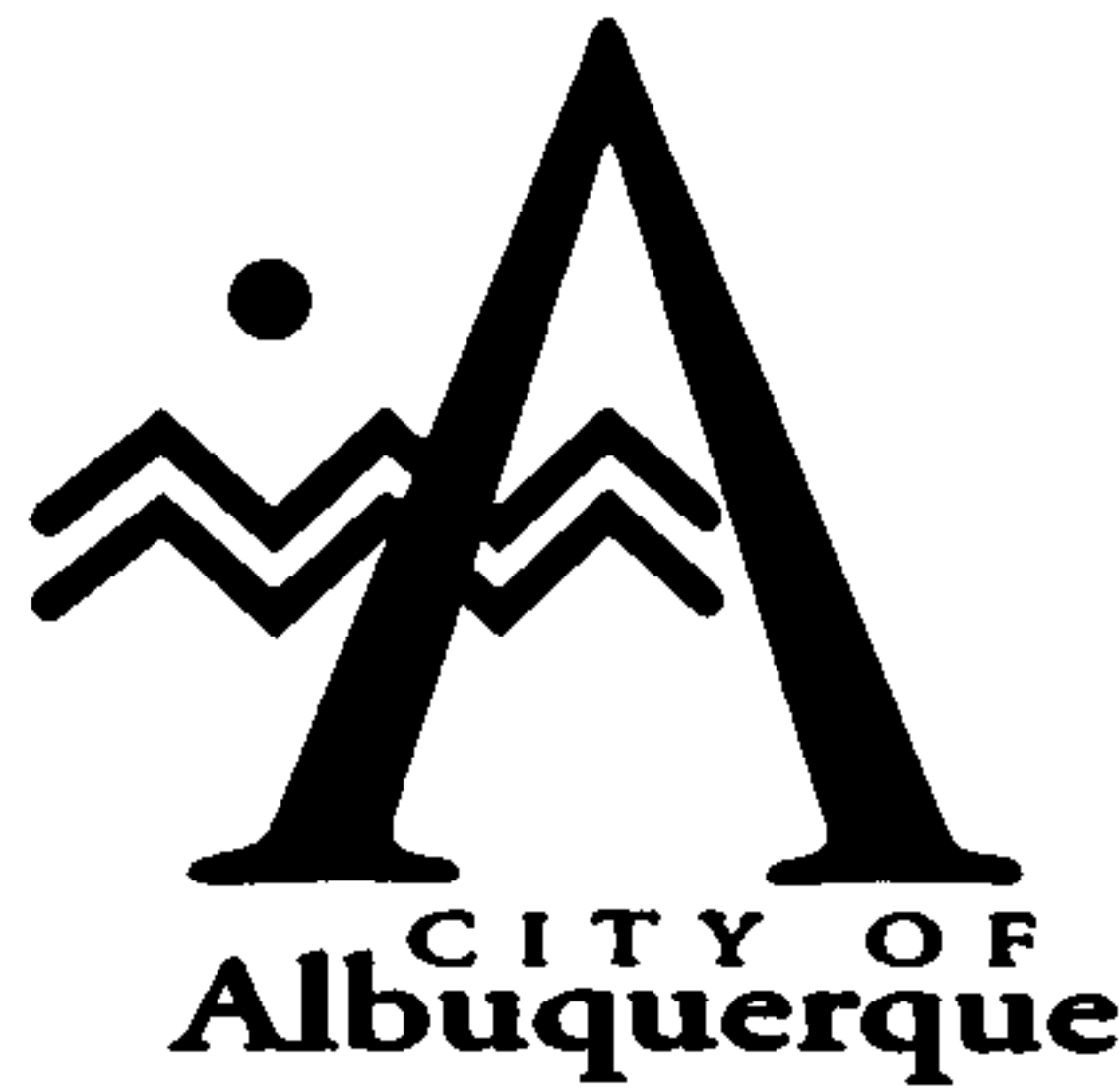
N 14° 59' 00" W, a distance of 375.00 feet to the northwest corner; thence,

N 75° 01' 00" E, a distance of 204.80 feet along the southerly right-of-way line of Los Volcanes Road to a point of tangency; thence,

Easterly, a distance of 145.76 feet along the arc of a curve to the right (said arc having a radius of 922.93 feet, and a central angle of 9° 02' 56") to the northeast corner and point of beginning of the parcel of land herein described.

The above described parcel of land contains 3.000 acres, more or less.





P.O. Box 1293 Albuquerque, NM 87103

Martin J. Chávez, Mayor

July 1, 1997

Richard Burton, PE
Burton Engineers
2900 Vista Grande NW
Albuquerque, NM 87120

RE: ENGINEER'S CERTIFICATION FOR LOS VOLCANES SENIOR CENTER
RECEIVED MAY 22, 1997 FOR CERTIFICATE OF OCCUPANCY
LETTER DATED June 30, 1997 (J-10/D2H)

Dear Mr. Burton:

Attached is a copy of the DPM checklist for Engineer's Certifications. We have found that the best way to verify substantial compliance is to indicate the as-built elevation adjacent to the proposed elevations.

Please contact Bernie Montoya at 924-3986, if you have any questions about this project. Currently I am not reviewing private development submittals and I can not assist you.

Sincerely,

John P. Curtin, P.E.
Civil Engineer, Hydrology

c: Andrew Garcia
~~Bernie Montoya~~

Good for You, Albuquerque!





CITY OF
Albuquerque

P.O. Box 1293 Albuquerque, NM 87103

Martin J. Chávez, Mayor

July 1, 1997

Richard Burton, PE
Burton Engineers
2900 Vista Grande NW
Albuquerque, NM 87120

RE: ENGINEER'S CERTIFICATION FOR LOS VOLCANES SENIOR CENTER
RECEIVED MAY 22, 1997 FOR CERTIFICATE OF OCCUPANCY
LETTER DATED June 30, 1997 (J10/D2H)

Dear Mr. Burton:

Attached is a copy of the DPM checklist for Engineer's Certifications. We have found that the best way to verify substantial compliance is to indicate the as-built elevation adjacent to the proposed elevations.

Please contact Bernie Montoya at 924-3986, if you have any questions about this project. Currently I am not reviewing private development submittals and I can not assist you.

Sincerely,

John P. Curtin, P.E.
Civil Engineer, Hydrology

c: Andrew Garcia
Bernie Montoya

Good for You, Albuquerque!

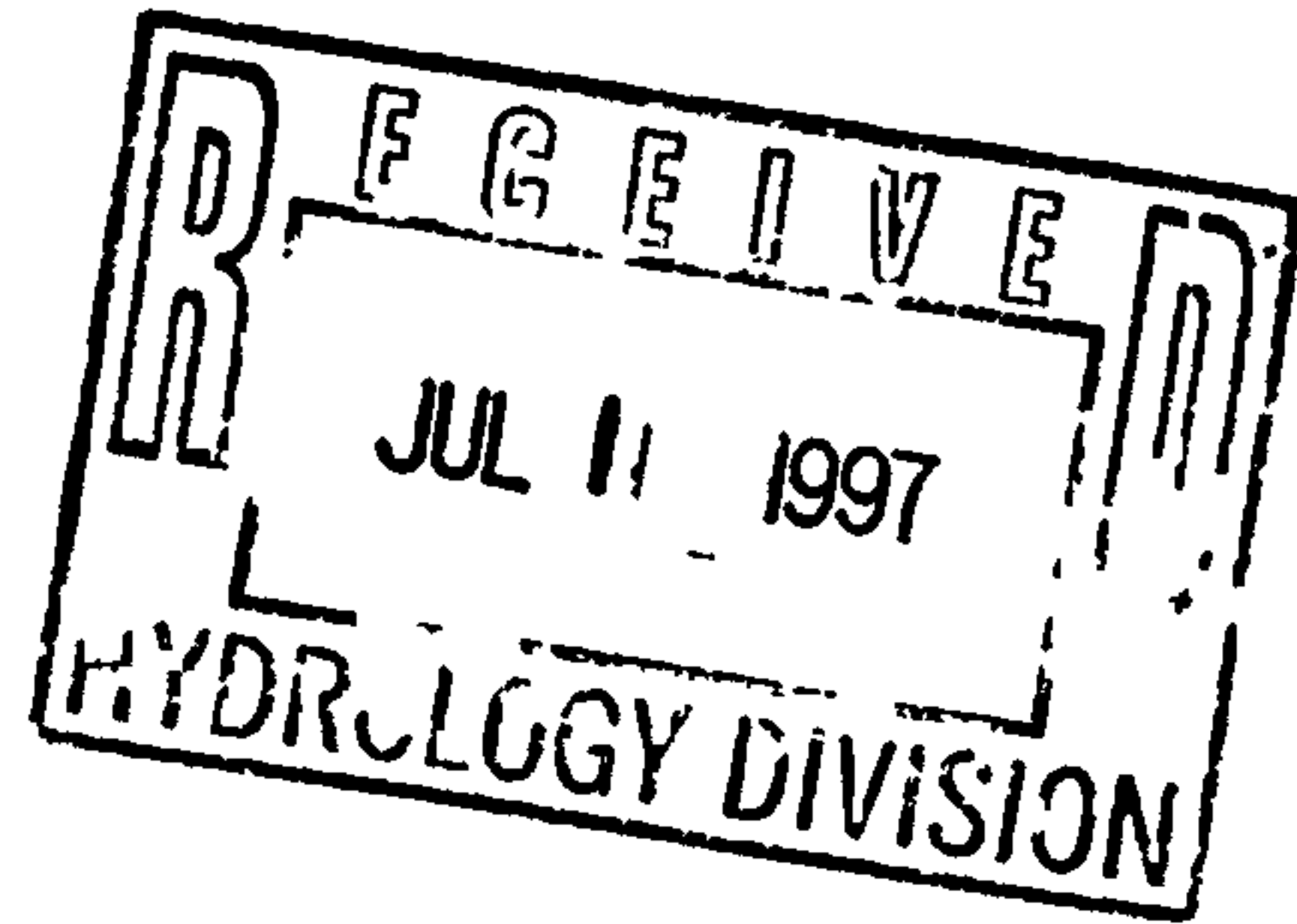


Burton Engineers, LLC

Burton Engineers, LLC
2900 Vista Grande Dr., NW
Albuquerque, NM 87120
(505) 839-9365 FAX 839-0610

Monday, June 30, 1997

John P. Curtin, P.E.
Civil Engineer, Hydrology
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103



Re: Your letter dated June 12, 1997

Dear Mr. Curtin:

The elevations shown on the "As Builts" drawings are "As-Built". If an elevation shown as new is wrong, it should simply be removed or changed. What purpose is served by having unused elevations shown on the record drawings. To clutter the drawing with marked out elevations and checked elevations is silly and confusing. We ask you to reconsider this requirement, to do this in my opinion is counter productive.

Sincerely,

Richard L. Burton, P.E.
Burton Engineers

cc: David Ritchey - Mahlman and Miles Architects



CITY OF
Albuquerque

P.O. Box 1293 Albuquerque, NM 87103

Martin J. Chávez, Mayor

June 12, 1997

Richard Burton, PE
Burton Engineers
2900 Vista Grande NW
Albuquerque, NM 87120

1
PRINT OF
ALL
8 1/2 x 11

RE: ENGINEER'S CERTIFICATION FOR LOS VOLCANES SENIOR CENTER
RECEIVED MAY 22, 1997 FOR CERTIFICATE OF OCCUPANCY
ENGINEER'S STAMP DATED 5/21/97 (J-10/D2H)

Dear Mr. Burton:

Based on the information included in the submittal referenced above, City Hydrology has the following comments that must be addressed before Certificate of Occupancy will be released:

As-built elevations have not been indicated on the Plan. Typically, a line is drawn through the proposed elevations and the as-built elevation is written adjacent. If the as-built elevation matches the proposed elevation exactly, then a checkmark may be placed by the proposed elevation. Indicate on the Legend how the as-built elevations will be shown.

If I can be of further assistance, You may contact me at 768-2727.

Sincerely,

John P. Curtin, P.E.
Civil Engineer, Hydrology

c: Andrew Garcia

Good for You, Albuquerque!



DRAINAGE INFORMATION SHEET

PROJECT TITLE: Los Volcanos Senior Center ZONE ATLAS/DRNG. FILE #: J-10-D2H

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Portion of Lot 1, Tracts N40, Hilsco Business Park

CITY ADDRESS: 6500 Los Volcanos Road NW Albuquerque, NM 87120

ENGINEERING FIRM: Burton Engineers CONTACT: Richard Burton

ADDRESS: 2900 Vista Grande Dr. NW PHONE: (505) 839-9365

OWNER: City of Albuquerque CONTACT: _____

ADDRESS: PO Box 1293 Albuquerque, NM 87103 PHONE: _____

ARCHITECT: Mahlman & Miles Architects CONTACT: David Ritchey

ADDRESS: 414 1/2 Central Ave SE. PHONE: (505) 243-0101

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT

☐ DRAINAGE PLAN

☐ CONCEPTUAL GRADING & DRAINAGE PLAN

☐ GRADING PLAN

☐ EROSION CONTROL PLAN

☒ ENGINEER'S CERTIFICATION

☐ OTHER _____

PRE-DESIGN MEETING:

☐ YES

☐ NO

☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL

☐ PRELIMINARY PLAT APPROVAL

☐ S. DEV. PLAN FOR SUB'D. APPROVAL

☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL

☐ SECTOR PLAN APPROVAL

☐ FINAL PLAT APPROVAL

☐ FOUNDATION PERMIT APPROVAL

☐ BUILDING PERMIT APPROVAL

☒ CERTIFICATE OF OCCUPANCY APPROVAL

☐ GRADING PERMIT APPROVAL

☐ PAVING PERMIT APPROVAL

☐ S.A.D. DRAINAGE REPORT

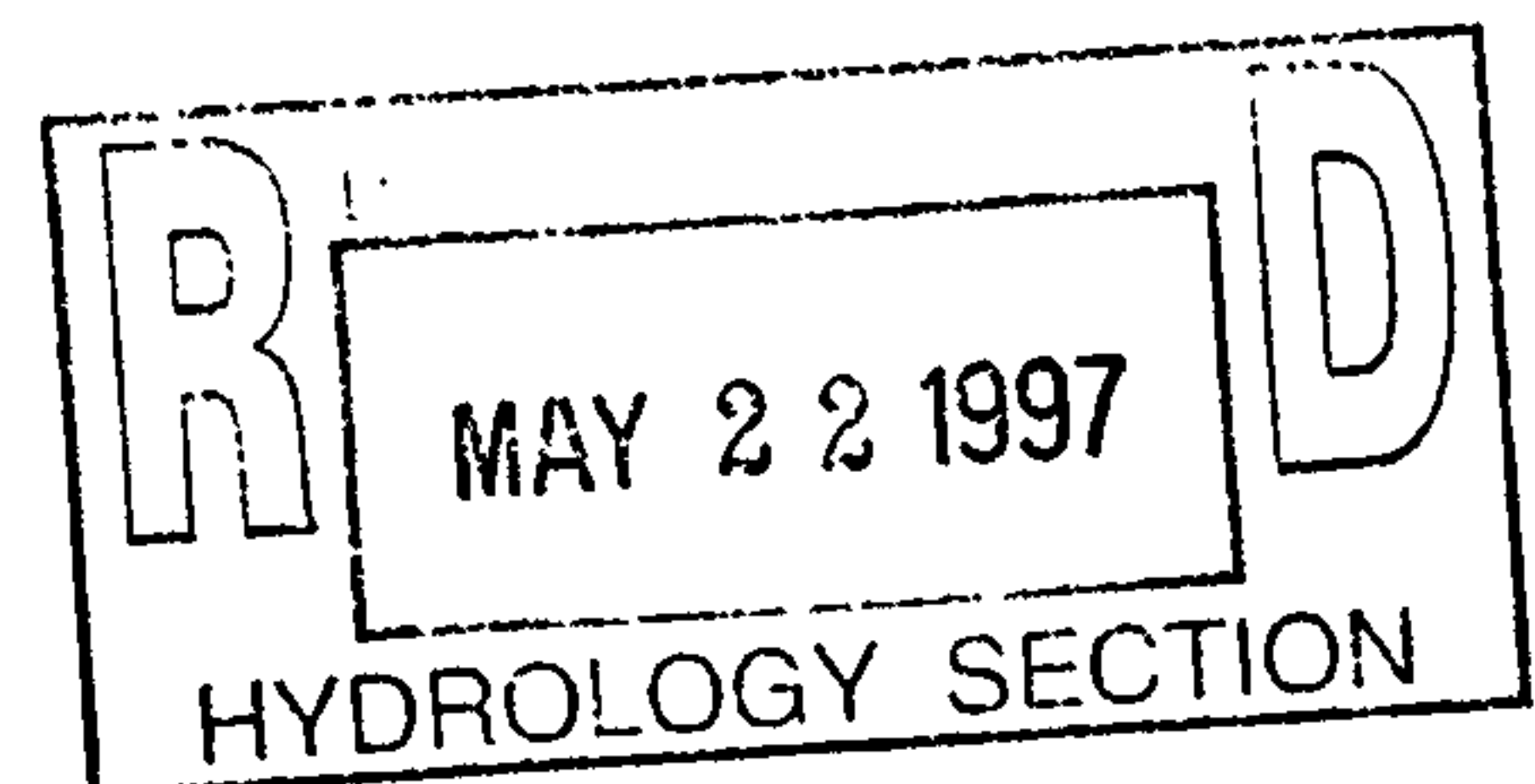
☐ DRAINAGE REQUIREMENTS

☐ SUBDIVISION CERTIFICATION

☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: May 20, 1997

BY: Richard Burton





City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 31, 1996

Richard L. Burton
Burton Engineers
2900 Vista Grande Dr. NW
Albuquerque, NM 87120

RE: REVISED DRAINAGE PLAN FOR LOS VOLCANES SENIOR CENTER
(J10-D2H) REVISION DATED 1/16/96.

Dear Mr. Burton:

Based on the information provided on your January 17, 1996 resubmittal, the above referenced site is approved for Building Permit.

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

Also, once the outfall becomes available connection must be implemented. A submittal must be submitted for review for the connection.

Prior to Certificate of Occupancy release, Engineer Certification per the D.P.M. guidelines must be submitted.

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE
Engineering Associate

BJM/dl

c: Andrew Garcia
File 

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Los Volcanes Senior Center ZONE ATLAS/DRNG. FILE #: J-10-D2H

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: Portion of Lot 1, Tracts N & O, Atrisco Business Park

CITY ADDRESS: 6500 Los Volcanes Road, NW Albuquerque, NM 87120

ENGINEERING FIRM: Burton Engineers CONTACT: Richard Burton

ADDRESS: 2900 Vista Grande Dr., NW PHONE: (505) 839-9365

OWNER: City of Albuquerque CONTACT: _____

ADDRESS: P.O. Box 1293 Albuq., NM 87103 PHONE: _____

ARCHITECT: Mahlman & Miles Architects CONTACT: David Richie

ADDRESS: 414 1/2 Central Avenue, SE PHONE: (505) 243-0101

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

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

PRE-DESIGN MEETING:

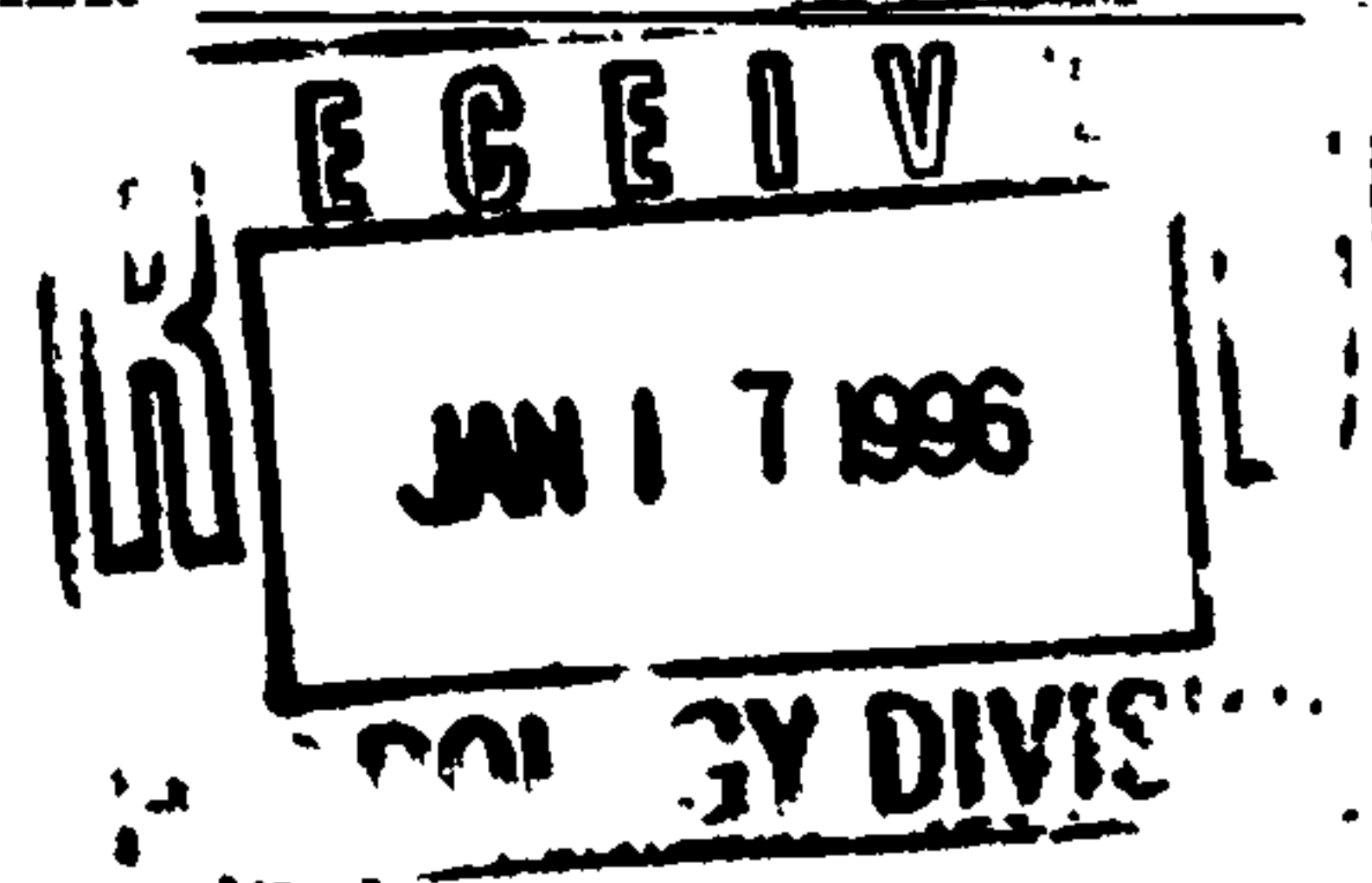
- ☐ YES
☐ NO
☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D. APPROVAL
☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY APPROVAL
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ S.A.D. DRAINAGE REPORT
☐ DRAINAGE REQUIREMENTS
☐ SUBDIVISION CERTIFICATION
☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: January 16, 1996

BY: *Richard Burton*





City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

December 19, 1995

Richard L. Burton
Burton Engineers
2900 Vista Grande Dr. NW
Albuquerque, NM 87120

RE: DRAINAGE PLAN FOR WEST MESA SENIOR CENTER ADDITION
(J10-D2H) ENGINEER'S STAMP DATED 11/25/95 ADDITIONAL
REQUIREMENT.

Dear Mr. Burton:

Based on the information provided on your November 29, 1995 submittal, listed are some concerns that will need to be addressed prior to final approval:

1. Location and direction of roof drains. Run-off must exit out into the asphalt area and not pond within any landscape areas.
2. Finish floor elevation to full mean seal level designation.
3. T.B.M. on site permanently marked.
4. Ponding area must hold twice the 6 hour 100-year storm or the 10 day storm volume.

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE
Engineering Associate

BJM/dl

c: Andrew Garcia

File



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

December 8, 1995

Richard L. Burton
Burton Engineers
2900 Vista Grande Dr. NW
Albuquerque, NM 87120

RE: DRAINAGE PLAN FOR WEST MESA SENIOR CENTER ADDITION
(J10-D2H) ENGINEER'S STAMP DATED 11/25/95.

Dear Mr. Burton:

Based on the information provided on your November 29, 1995 submittal, listed are some concerns that will need to be addressed prior to final approval:

1. Location and direction of roof drains. Run-off must exit out into the asphalt area and not pond within any landscape areas.
2. Finish floor elevation to full mean sea level designation.
3. T.B.M. on site permanently marked.

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE
Engineering Associate

BJM/dl

c: Andrew Garcia
File

4. Ponding area must hold twice the 6 hour 100 ypa storm or
the 10 day storm volume.

DRAINAGE INFORMATION SHEET

PROJECT TITLE: West Mesa Senior Center ZONE ATLAS/DRNG. FILE #: J-10-Z/02H
 DRB #: _____ EPC #: _____ WORK ORDER #: _____
 LEGAL DESCRIPTION: Portion of Lot 1, Tract N & O, Atrisco Business Park
 CITY ADDRESS: 6500 Los Volcanes Rd., NW Albuquerque, NM 87120

ENGINEERING FIRM: Burton Engineers CONTACT: Richard L. Burton
 ADDRESS: 2900 Vista Grande Drive, NW PHONE: (505) 839-9365

OWNER: City of Albuquerque CONTACT: _____
 ADDRESS: _____ PHONE: _____

ARCHITECT: Mahlman & Miles Architects CONTACT: David Richie
 ADDRESS: 414-1/2 Central Avenue, SE PHONE: (505) 243-0101

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____

TYPE OF SUBMITTAL:

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

PRE-DESIGN MEETING:

- ☒ YES
- ☐ NO
- ☒ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ S.A.D. DRAINAGE REPORT
- ☐ DRAINAGE REQUIREMENTS
- ☐ SUBDIVISION CERTIFICATION
- ☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: November 27, 1995
 BY: *Richard L. Burton*

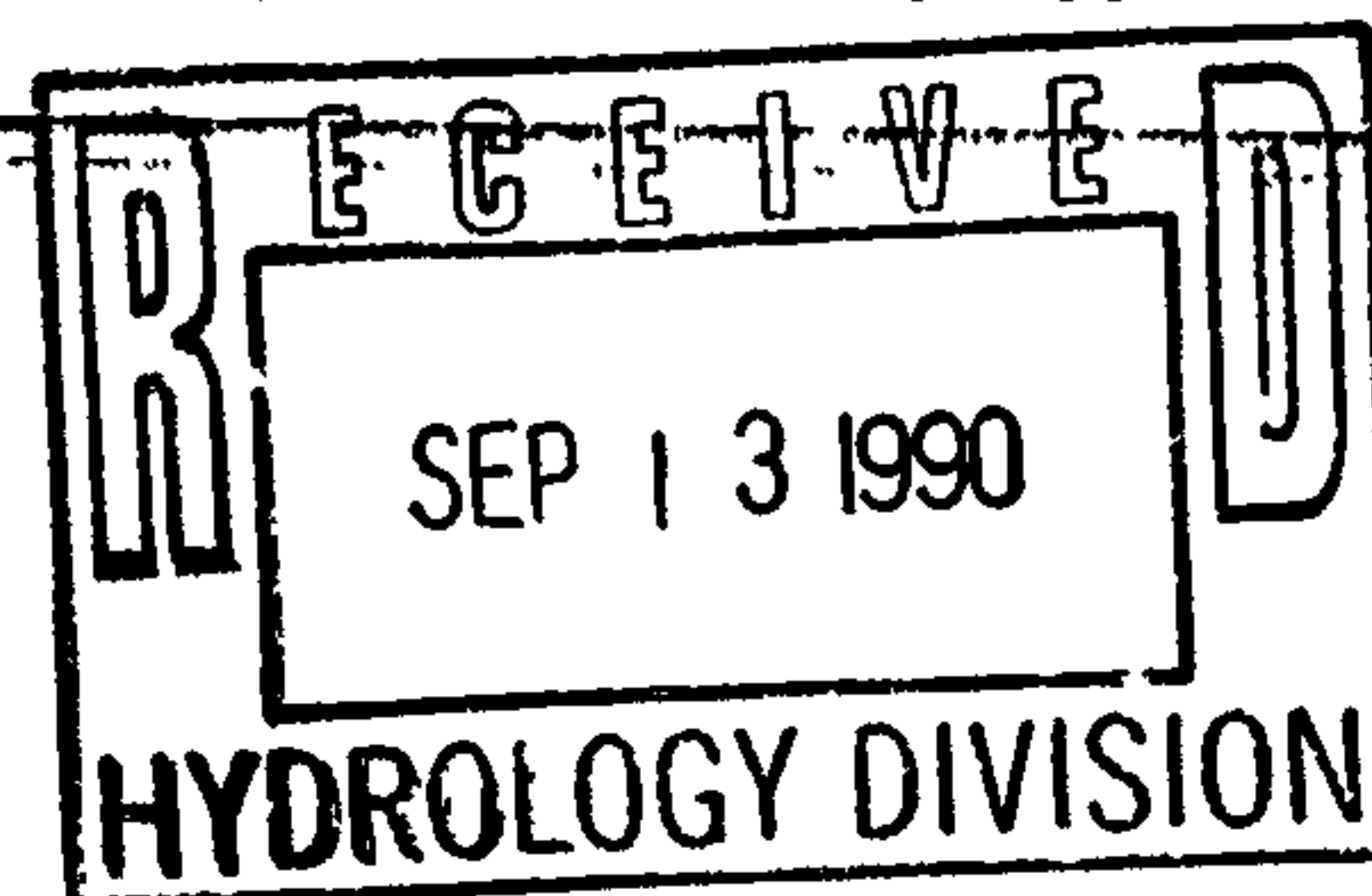
PL. 29



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

September 12, 1990



PROJECT ACCEPTANCE LETTER

Maranatha Construction, Inc.
P.O. Box 95050
Albuquerque, NM 87199

RE: LOS VOLCANES SENIOR CENTER, PROJECT NO. 3429

Dear Sir:

The above referenced project has been completed according to the plans and specifications. The project consisted of the construction of a new building approximately 13,800 square feet. The major materials included concrete foundations and slab-on-grade, wood frame and heavy timber structure, single-ply membrane roofing, cement stucco finish system, and site development of approximately three acres including grading, asphalt paving, concrete curbs, gutters and walks, irrigation, planting and landscaping.

The City of Albuquerque accepts the referenced project as a whole and the contractual correction period began April 16, 1990.

Sincerely,

Brian L. Speicher, P.E.
Chief Construction Engineer
Design/Construction Division
Engineering Group
Public Works Department

BLS:tp



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 3, 1990

Richard Burton
Burton Engineering, Inc.
Post Office Box 75310 Station 14
Albuquerque, New Mexico

RE: ENGINEER'S CERTIFICATION FOR WEST MESA SENIOR CITIZENS CENTER
(J-10/D2H) CERTIFICATION STATEMENT DATE MARCH 26, 1990

Dear Mr. Burton:

Based on the information provided on your submittal of March 27, 1990,
Engineer's Certification for the referenced project is acceptable.

If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

Fred J. Aguirre
Fred J. Aguirre, P.E.
Hydrologist

BJM:FJA/bsj
(WP+970)

PUBLIC WORKS DEPARTMENT

Walter H. Nickerson, Jr., P.E.
Assistant Director Public Works

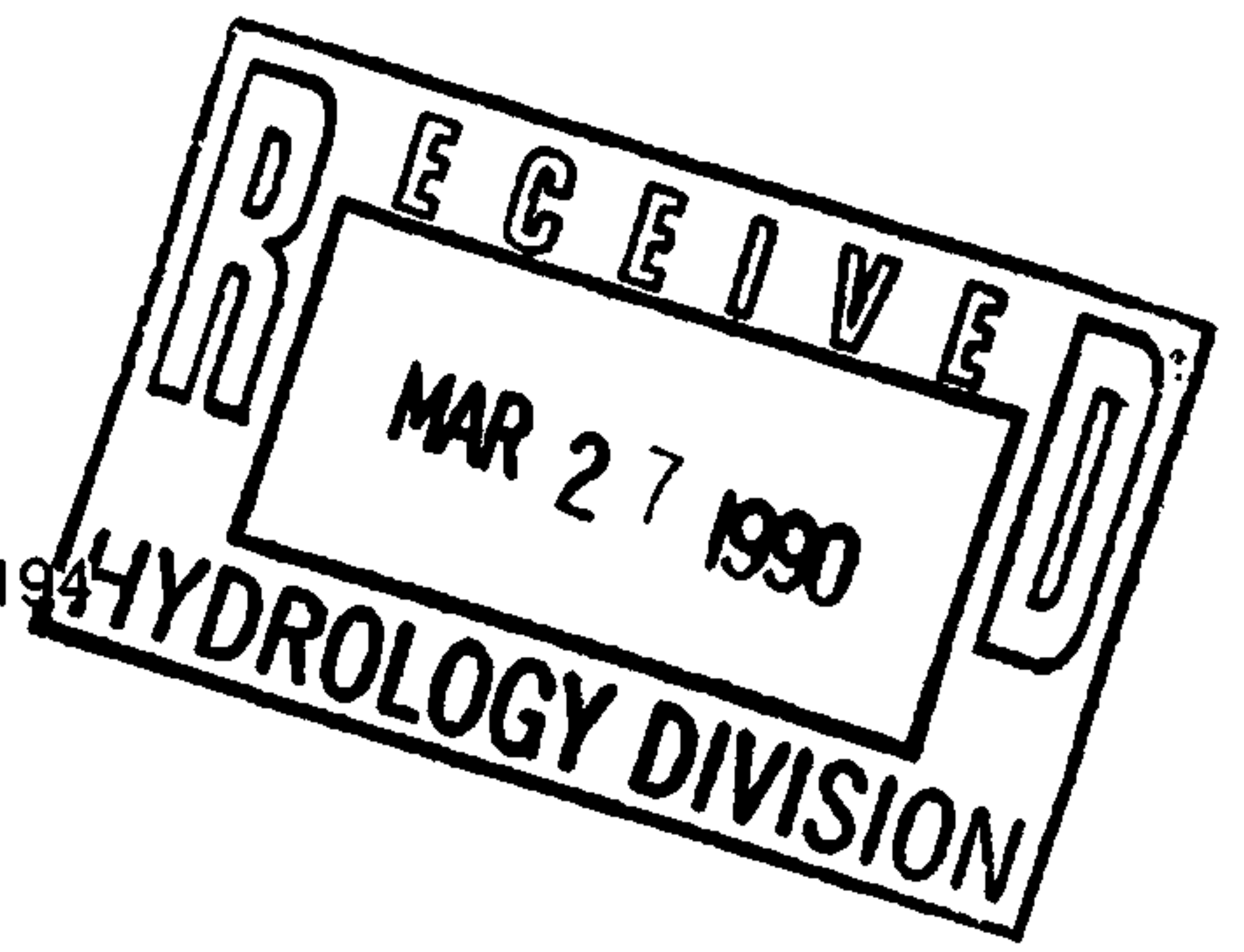
ENGINEERING GROUP

Telephone (505) 768-2500

AN EQUAL OPPORTUNITY EMPLOYER

BURTON ENGINEERS

P.O. BOX 75310 ALBUQUERQUE, NEW MEXICO 87194
(505) 839-9365



March 26, 1990

Bernie Montoya
Hydrology Section
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: West Mesa Senior Citizens Center

Dear Bernie:

Attached are the As-Built Drawings for the referenced project. The pond side slope is not built exactly as shown on the drawings resulting in a loss of ponding area. We checked the earthwork and total ponding requirements and the project meets the criteria set for a 100 year flood, i.e., all excess water due to development is ponded on site and there is an excess cut verses fill below the 5101 contour, such that there will be a net increase in the volume for the 100 year flood below this 5101 contour.

Please let us know of you have any questions.

Sincerely,

A handwritten signature in cursive script, appearing to read "Richard L. Burton".

Richard L. Burton, P.E.
Burton Engineers

/jb

DRAINAGE INFORMATION SHEET

PROJECT TITLE: LOS VOLCANES SENIOR CENTER ZONE ATLAS/DRNG. FILE #: J-10-1202H

DRB #: 88-665 EPC #: Z-88-2 WORK ORDER #: _____

LEGAL DESCRIPTION: LOT 1-A-2, UNIT 2 ATRISCO BUSINESS PARK (SP-86-420

CITY ADDRESS: 6500 LOG VOLCANES NW

ENGINEERING FIRM: BURTON ENGINEERING CONTACT: DICK BURTON

ADDRESS: _____ PHONE: 839.9365

OWNER: OFFICE OF SENIOR AFFAIRS CONTACT: KIM PERDUE

ADDRESS: _____ PHONE: 764-6450

ARCHITECT: MAHLMAN & MILES, ARCHITECTS CONTACT: DAVID MAHLMAN

ADDRESS: 414 1/2 CENTRAL SE - #4. PHONE: 243-0101
87102

SURVEYOR: _____ **CONTACT:** _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: MARANANTHA CONSTRUCTION CONTACT: KEITH POITRAS

ADDRESS: _____ PHONE: 821-6333

TYPE OF SUBMITTAL:

DRAINAGE REPORT

DRAINAGE PLAN

CONCEPTUAL GRADING & DRAINAGE PLAN

GRADING PLAN

EROSION CONTROL PLAN

X ENGINEER'S CERTIFICATION

OTHER

CHECK TYPE OF APPROVAL SOUGHT:

SKETCH PLAT APPROVAL

 PRELIMINARY PLAT APPROVAL

____ S. DEV. PLAN FOR SUB'D. APPROVAL

 S. DEV. PLAN FOR BLDG. PERMIT APPROVAL

SECTOR PLAN APPROVAL

 FINAL PLAT APPROVAL

FOUNDATION PERMIT APPROVAL

BUILDING PERMIT APPROVAL

CERTIFICATE OF OCCUPANCY APPROVAL

GRADING PERMIT APPROVAL

PAVING PERMIT APPROVAL

S.A.D. DRAINAGE REPORT

DRAINAGE REQUIREMENTS

OTHER _____ (SPECIFY) _____

PRE-DESIGN MEETING:

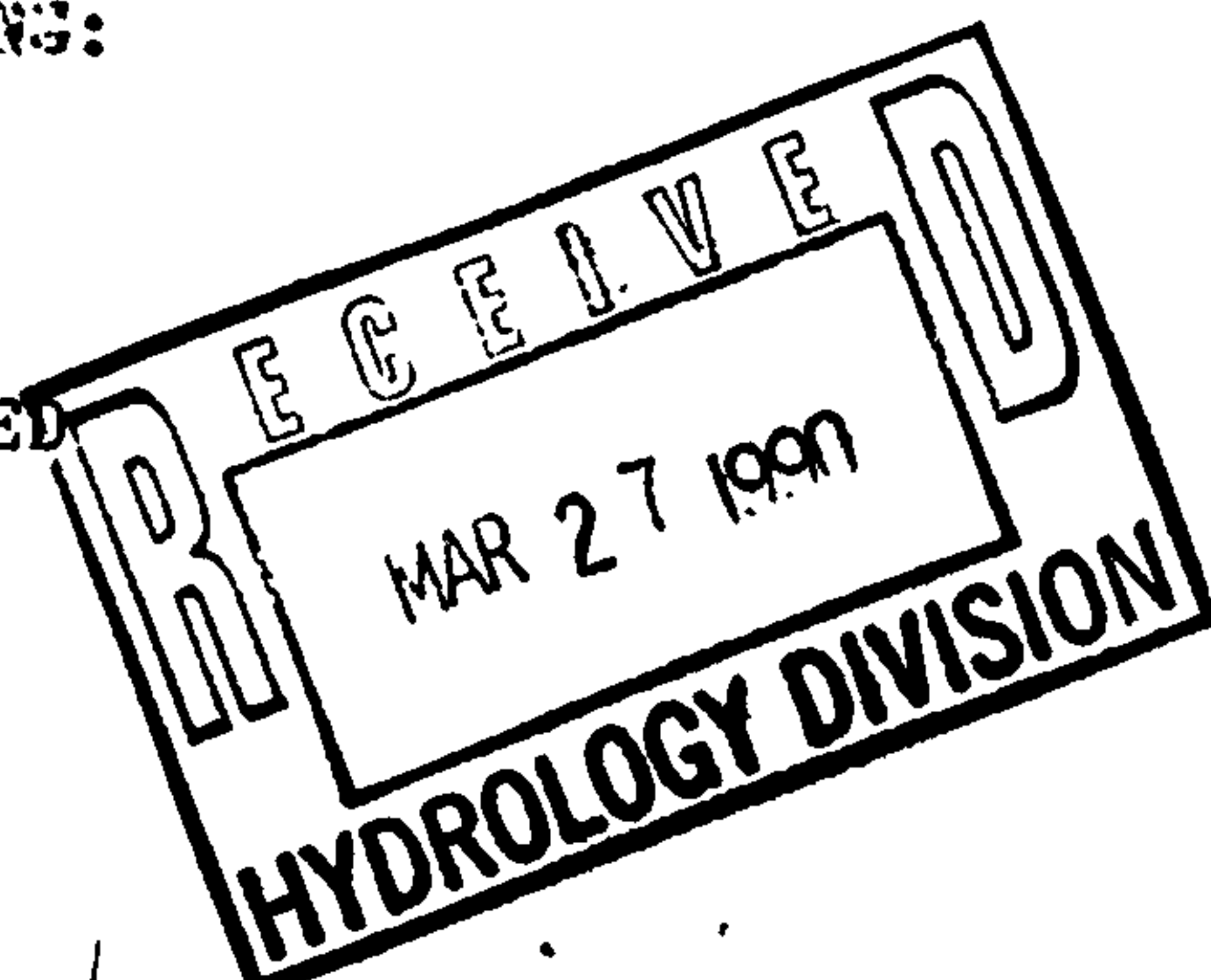
YES

 NO

COPY PROVIDED

DATE SUBMITTED:

BY:



9/2/90

- 5000 S. 1000 E. 1000 N.
 R. Burton IN
 D. Nicholson sp
 March 13, 1940
 cold - windy
 3M 2.110 corner
 of Chaud. road &
 camp 5/20. 442
 75111 M/H Bin West
 of property 00.440

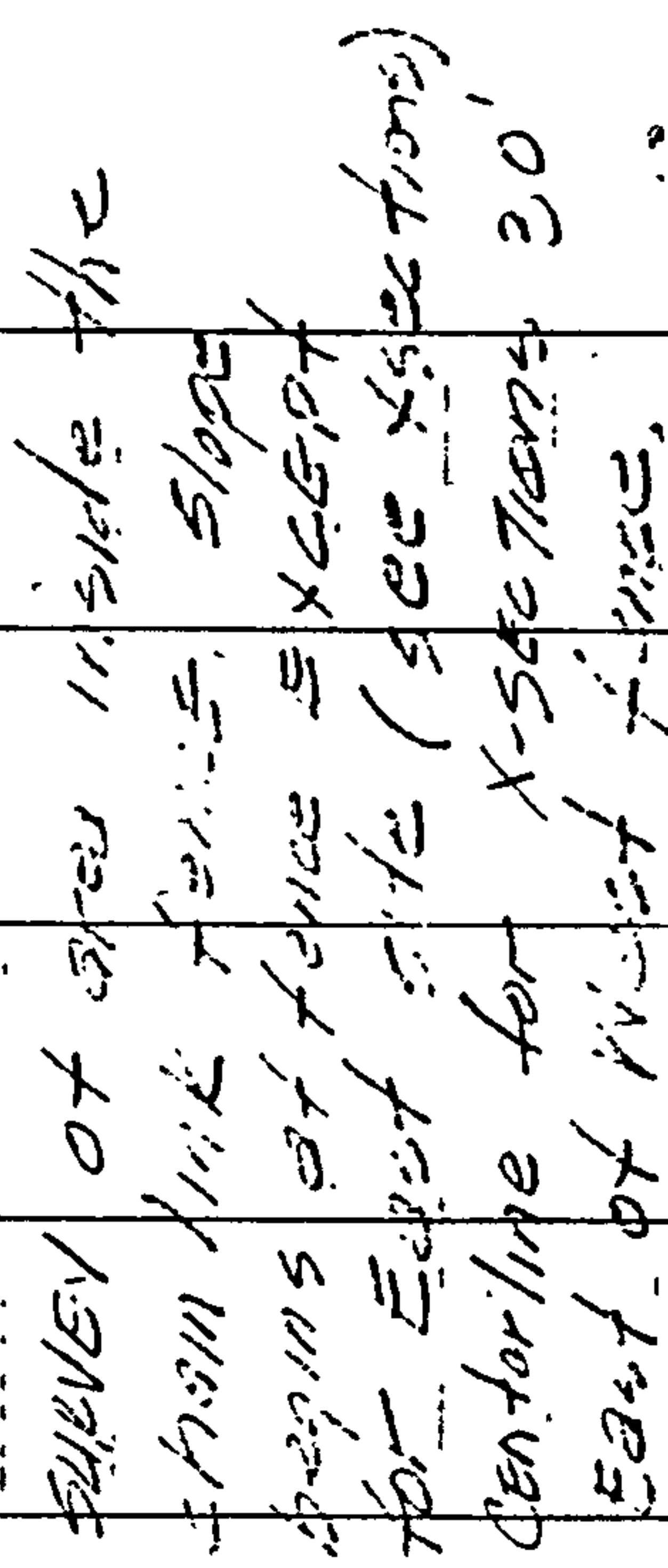
MH	+	HI			BNI
	5.65	06.11		00.46	
7			4.59	01.52	
8			3.71	02.40	
1			4.85	01.23	
2			4.10	02.01	
3 TP			7.43	98.62	
	5.54	04.16	6.69	97.47	
			9.67	94.49	
			12.06	92.10	
			11.64	00.47	BNI

Chimney Creek - Elev. 97.0

6.2' - 11.2' - 3.2' - 0

Random 9.4' - added 3/14/90

RECEIVED
MAR 27 1960
HYDROLOGY DIVISION



10.46

RECEIVED
MAR 27 1968
HYDROLOGY DIVISION

9B.

Pond Volume =	Below 97.5
0 to 0 - 0 + 18 -	$(263.7)(68) \div 2 = 23733$
0 + 18 - 0 + 33 -	$(266.2)(15) = 3993.0$
0 + 33 - 0 + 51.9 -	$(263.4)(13.9) = 4978.3$
0 + 51.9 - 0 + 65.9 -	$(263.4)(14) \div 2 = 1843.8$
	<hr/> 12188.4
and volume 97.5	13.0 - 111 Pond - 2171
	in Pond - 1234
	Total - 16643
13.0 - 93.25 - 111 Pond.	Tid raised 18.25
in Pond - 630	18378

FILE COPY



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

March 8, 1990

Richard Burton
Burton Engineering, Inc.
Post Office Box 75310 Station 14
Albuquerque, New Mexico

RE: ENGINEER'S CERTIFICATION FOR LOS VOLCANES SENIOR CENTER
(J-10/D2H) RECEIVED MARCH 2, 1990

Dear Mr. Burton:

Based on the information provided on your submittal of March 2, 1990, Certification is not acceptable. Attached is a copy of the D.P.M. Engineer's Certification Checklist with the items checked that should be included in your resubmittal.

Please include your as-built pond volume. It is important that the volume required exists because of the 100% retention.

If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

Fred J. Aguirre
to Fred J. Aguirre, P.E.
Hydrologist

Enclosure

FJA/bsj
(WP+970)

DRAINAGE INFORMATION SHEET

PROJECT TITLE: LOS VOLCANES SENIOR CENTER ZONE ATLAS/DRNG. FILE #: J-10-7 D2H

DRB #: 88-665 EPC #: Z-88-2 WORK ORDER #: _____

LEGAL DESCRIPTION: LOT 1-A-2, UNIT 2 ATRISCO BUSINESS PARK (SP-86-420)

CITY ADDRESS: 6500 LOS VOLCANES RD NW

ENGINEERING FIRM: BURTON ENGINEERING CONTACT: DICK BURTON

ADDRESS: _____ PHONE: 839-9365

OWNER: CITY OF ALBUQUERQUE CONTACT: KIM PERDUE

ADDRESS: 714 7th ST SW PHONE: 764-6450

ARCHITECT: MAHLMAN & MILES, ARCH CONTACT: DAVID MAHLMAN

ADDRESS: 414 1/2 CENTRAL SE - #4 PHONE: 243-0101

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: MARANATHA CONSTRUCTION CONTACT: KEITH FOITRAS

ADDRESS: P.O. BOX 95050 PHONE: 821-6333
ALBU NM 87199

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN **HYDROLOGY SECTION**
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION
- ☐ OTHER _____

PRE-DESIGN MEETING:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SKETCH PLAT APPROVAL
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☒ CERTIFICATE OF OCCUPANCY APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ S.A.D. DRAINAGE REPORT
- ☐ DRAINAGE REQUIREMENTS
- ☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: 2 March 90

BY: David Mahlman

FILE COPY

C I T Y O F A L B U Q U E R Q U E

ALBUQUERQUE, NEW MEXICO

INTER-OFFICE CORRESPONDENCE

REF. NO.: WPHYD970

February 19, 1990

TO: Phillip Fischer, P.E., Engineering Group/PWD

FROM: Bernie J. Montoya, Engineering Assistant, Hydrology Section/PWD *BM*

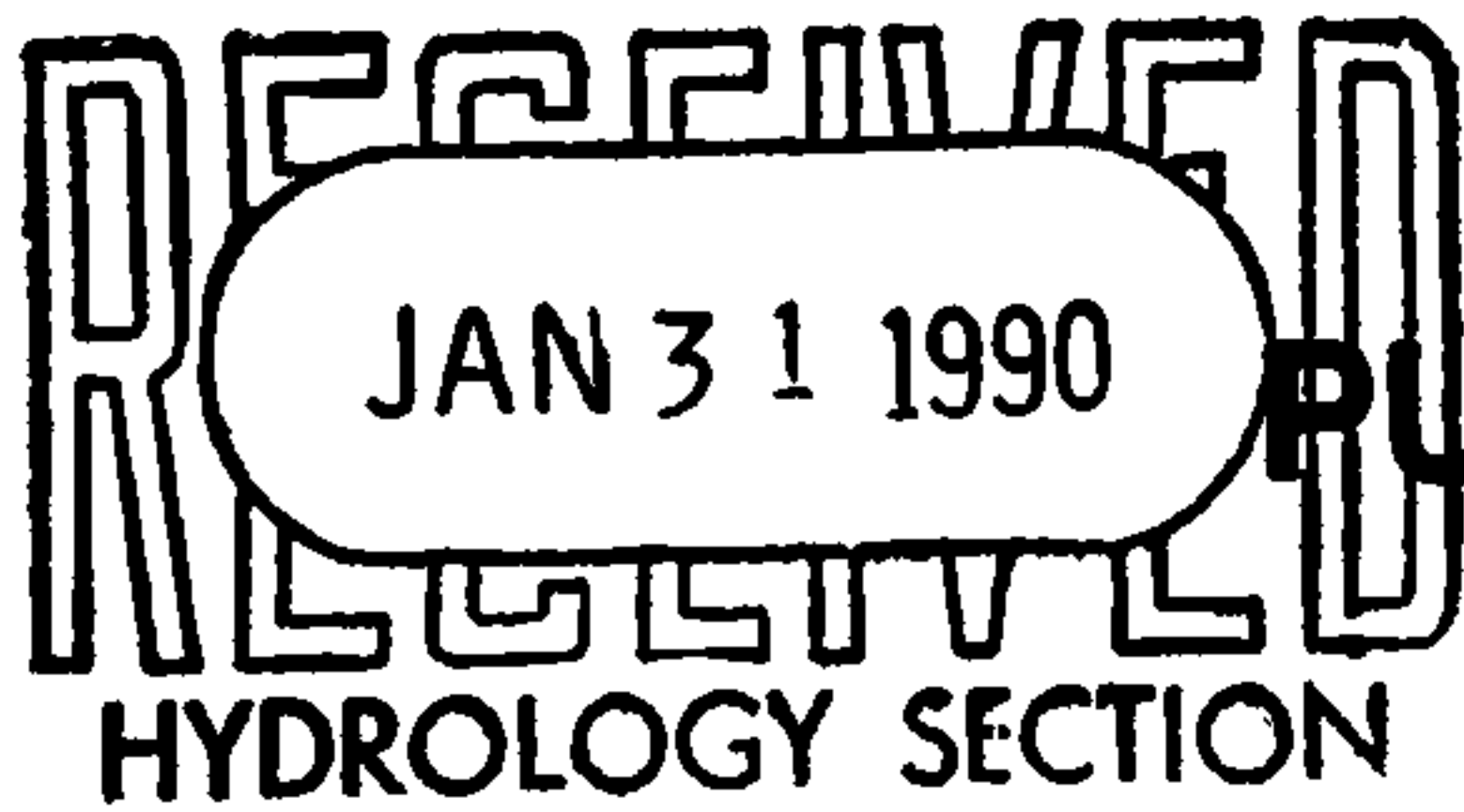
SUBJECT: LOS VOLCANES SENIOR CENTER, CITY PROJECT NO. 3429 (J-10/D2H)

I am in receipt of your memo dated January 30, 1990. In order to issue the permanent Certificate of Occupancy, we will need as-builts of the site, most important are the pond volumes.

Attached is a copy of the approval letter of this site, which identifies that Engineer's Certification is required. Should you have any questions, please call me at 768-2650.

Attachment: Ltr. dated 2/22/89

BJM/bsj



CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT



INTER-OFFICE CORRESPONDENCE

January 30, 1990

ENGINEERING GROUP

TO: (Bernie J. Montoya, Hydrology, Engineering Group, PWD

FROM: Philip Fischer, P.E., Civil Engineer, Engineering Group, PWD P. 7

SUBJECT: LOS VOLCANES SENIOR CENTER, CITY PROJECT NO. 3429

The site work on the subject project has been completed in substantial compliance with the approved drainage plan.

PF:jah

xc: Brian Speicher, P.E., Chief Construction Engineer, Engineering Group, PWD
f/Project Correspondence #3429
f/Reader's

INP138466

FILE COPY



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

KEN SCHULTZ
MAYOR

CLARENCE V. LITHGOW
CHIEF
ADMINISTRATIVE OFFICER

DAN WEAKS
DEPUTY CAO
PUBLIC SERVICES

FRED E. MONDRAGON
DEPUTY CAO
DEVELOPMENT & ENTERPRISE SERVICES

February 22, 1989

Richard Burton, P.E.
Burton Engineering, Inc.
Post Office Box 75310, Station 14
Albuquerque, New Mexico 87194

RE: REVISED DRAINAGE PLAN FOR WEST MESA SENIOR CENTER
(J-10/D2H) REVISION DATED FEBRUARY 17, 1989

Dear Mr. Burton:

Based on the information provided on your resubmittal of February 16, 1989, the above referenced plan is approved for Building Permit.

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

Prior to release of the Certificate of Occupancy, Engineer's Certification will be required per the Engineer's Certification Checklist in the Development Process Manual.

If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

Bernie J. Montoya
Bernie J. Montoya, C.E.
Engineering Assistant

xc: David Mahlman
Ginger Grostette

BJM/bsj
(WP+970)

DRAINAGE INFORMATION SHEET

LOS VOLCANES

PROJECT TITLE: SENIOR CENTER ZONE ATLAS/DRNG. FILE #: J-10/D2HLEGAL DESCRIPTION: LOT 1-A-2 ATRISCO BUSINESS PARK

CITY ADDRESS: _____

ENGINEERING FIRM: BURTON ENGINEERING CONTACT: DICK BURTON

ADDRESS: _____

PHONE: _____

OWNER: OFFICE OF SENIOR AFFAIRS
CITY OF ALBUQUERQUECONTACT: GINGER GROSTETTE

ADDRESS: _____

PHONE: _____

ARCHITECT: MAHLMAN & MILESCONTACT: DAVID MAHLMANADDRESS: 414 1/2 CENTRAL SE - #4PHONE: 243-0101

SURVEYOR: _____

CONTACT: _____

ADDRESS: _____

PHONE: _____

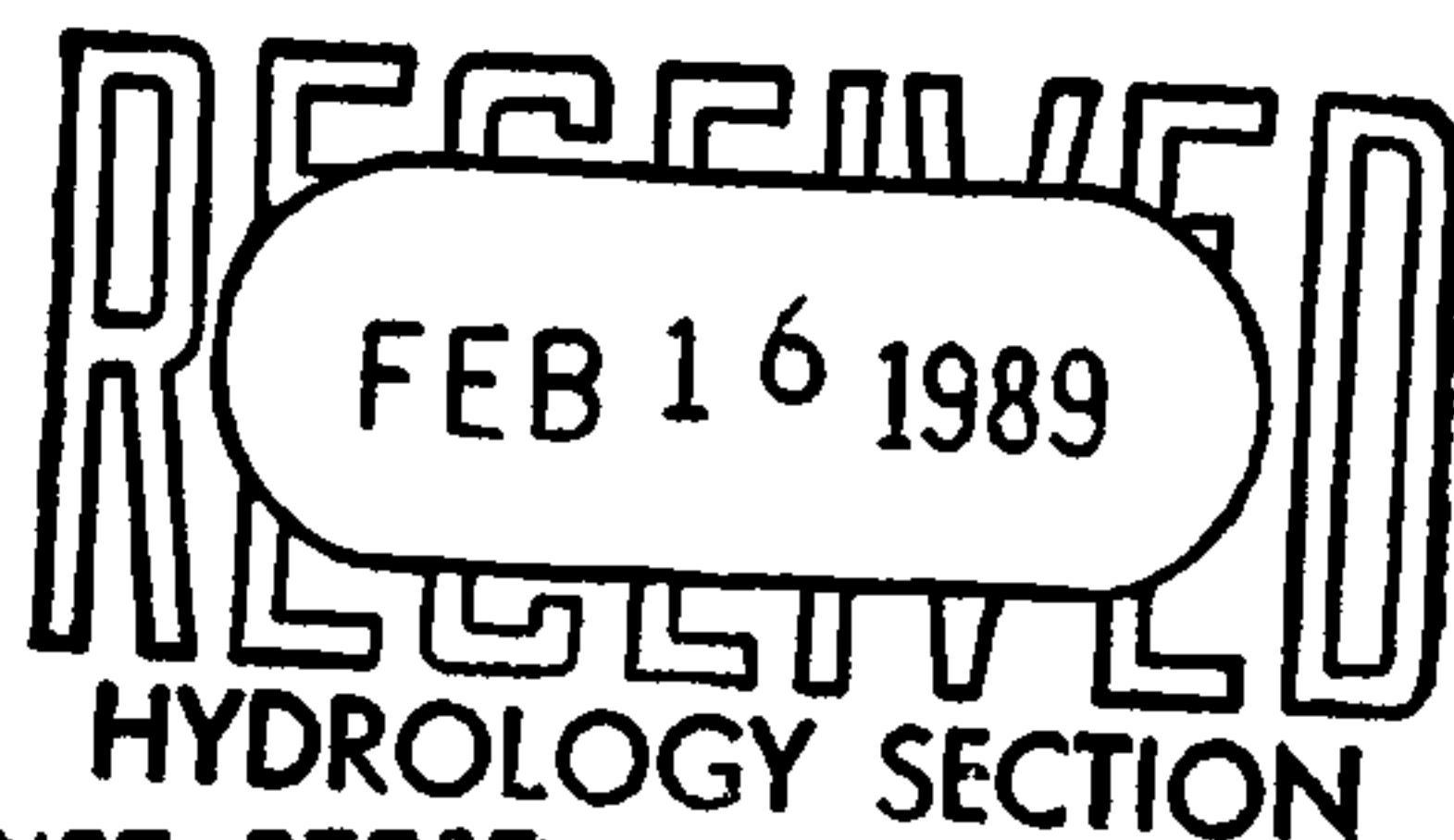
CONTRACTOR: _____

CONTACT: _____

ADDRESS: _____

PHONE: _____

PRE-DESIGN MEETING:

☐ YES☐ NO☐ COPY OF CONFERENCE RECAP
SHEET PROVIDED

DRB NO. _____

EPC NO. _____

PROJ. NO. _____

TYPE OF SUBMITTAL:

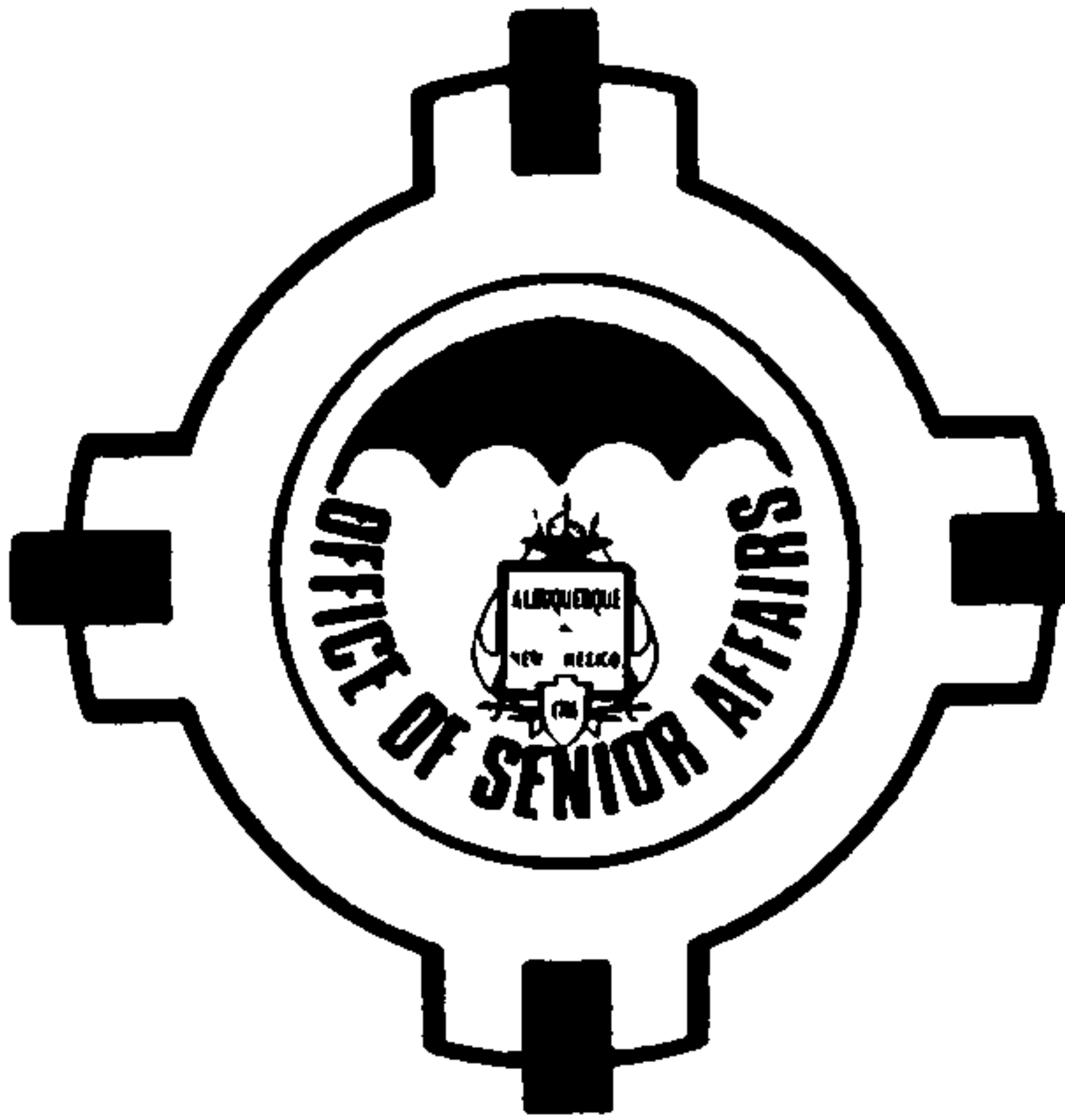
☐ DRAINAGE REPORT☒ DRAINAGE PLAN☐ CONCEPTUAL GRADING & DRAINAGE PLAN☐ GRADING PLAN☐ EROSION CONTROL PLAN☐ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL☐ PRELIMINARY PLAT APPROVAL☐ SITE DEVELOPMENT PLAN APPROVAL☐ FINAL PLAT APPROVAL☒ BUILDING PERMIT APPROVAL☐ FOUNDATION PERMIT APPROVAL☐ CERTIFICATE OF OCCUPANCY APPROVAL☐ ROUGH GRADING PERMIT APPROVAL☐ GRADING/PAVING PERMIT APPROVAL☐ OTHER _____ (SPECIFY)

DATE SUBMITTED:

David Mahlum
BY: 16 Feb 89



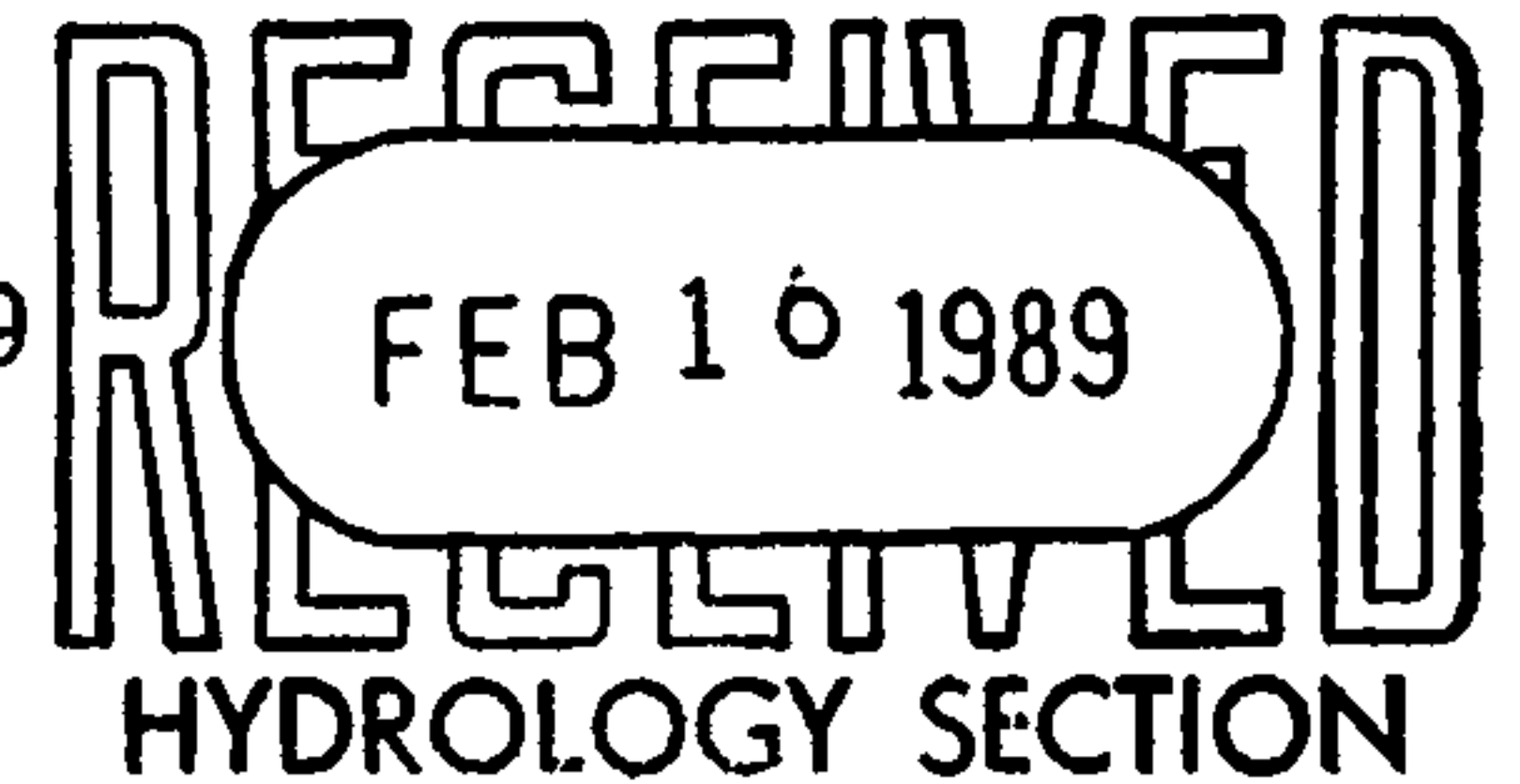
City of Albuquerque

Office of Senior Affairs

714 7th S.W. Albuquerque, N. M. 87102 242-2266

ALBUQUERQUE, BERNALILLO COUNTY

February 14, 1989



Mr. Bernie J. Montoya, C.E., Engineering Assistant
Engineering Division - Hydrology Development
Public Works Department
City of Albuquerque
Albuquerque, NM 87102

RE: LOS VOLCANES SENIOR CENTER
PROJECT NUMBER 3429

Dear Mr. Montoya:

Mahlman and Miles, Architects have informed us of discussions which they have had with you regarding your requirement for future storm system connections for the above referenced project.

We understand that the drainage pond as indicated on the Drainage Plan Submittal is to be considered a temporary measure within the site drainage system. We also understand that it will be our future responsibility as Owner to construct an on-site storm drainage system which will connect into the proposed 84" storm sewer planned for Los Volcanes Road. We agree to provide all engineering and make all required submittals for this storm drainage system connection at that time.

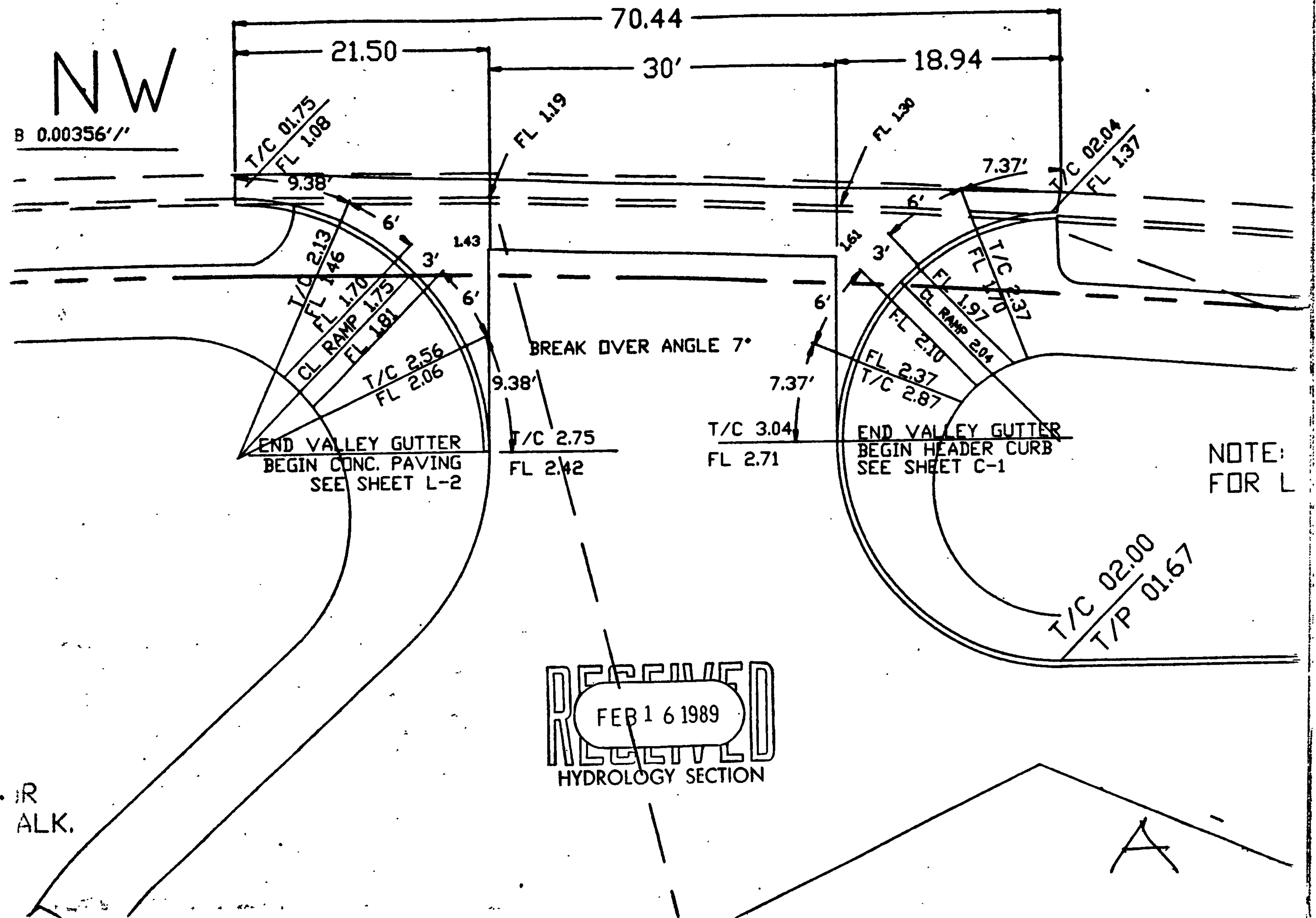
Sincerely,

Ronald T. Montoya, Director
Office of Senior Affairs

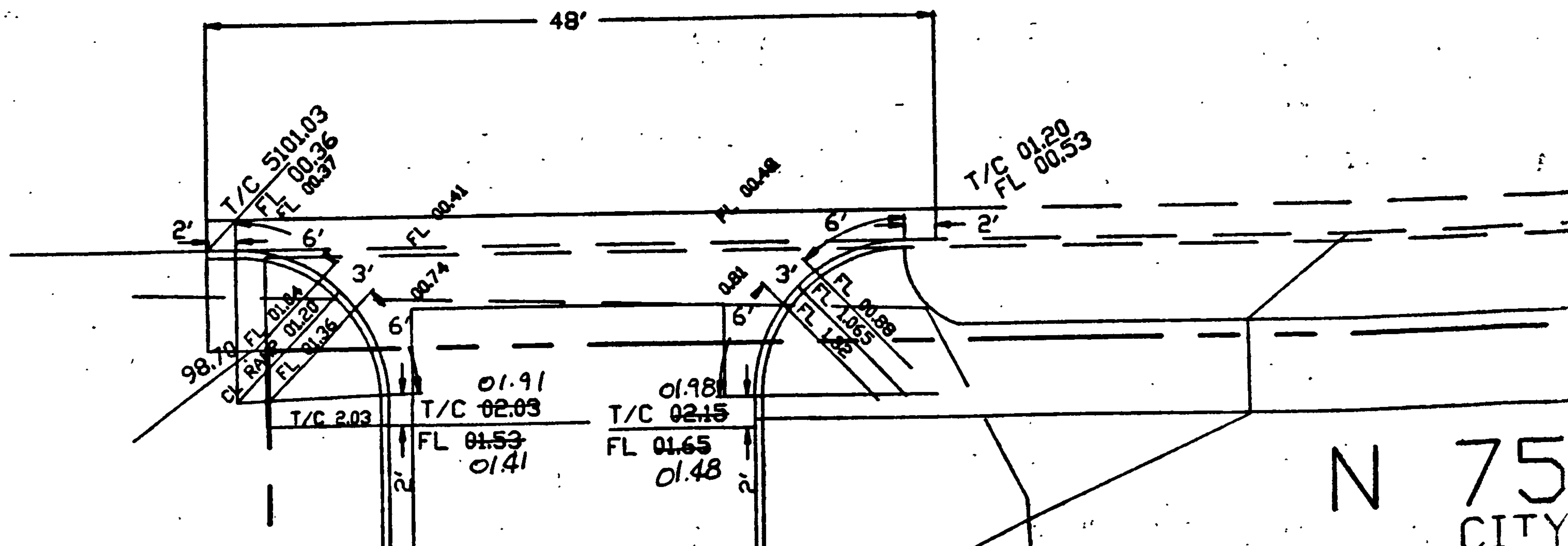
RM/rmg

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B 0.00356'/'



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N 75
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SEE

RECEIVED
FEB 16 1989
HYDROLOGY SECTION

B

BURTON ENGINEERS

P.O. BOX 75310 ALBUQUERQUE, NEW MEXICO 87194
(505) 836-6540

*show the proposed
ponding volume
calculations
SCS*

February 6, 1989

Bernie Montoya
Hydrology Section
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: Your letter dated February 2, 1989
West Mesa Senior Citizens Center - J-10/D2H

Dear Mr. Montoya:

We have revised the calculations on the Drainage Plan for the referenced project in accordance with your letter. We have the following answers to your numbered comments.

- 1) We have revised the calculations in accordance with the emergency rule.
- 2) We have included the Flood Zone Map on the Plan Sheet.
- 3) In our discussion with Roger Greene of your office, we discussed the design of future facilities for the drainage to the City's proposed 84" line. We agreed to install the 12" pipe at the dimension and grade required by the Hydrology Department. Our understanding from that discussion was that since there are several possible locations for inlets and variation in future grading depending on the use of the area, it is only necessary to install the 12" pipe and not design the future construction. The pipe has been installed at the minimum grade, at maximum depth at the street end based on figures supplied by Roger Greene. This maximizing of the design grades was the design criteria rather than location of future collection facilities. This size pipe would carry 1.5 cfs and allow the parking area to drain in 1.85 hrs. This was Roger's recommendation because it would allow some ponding and effect some relief in the downstream facilities.
- 4) The connection to the 84" line would be constructed in accordance with whatever City regulations are in existence at that time.

*Project
Location*

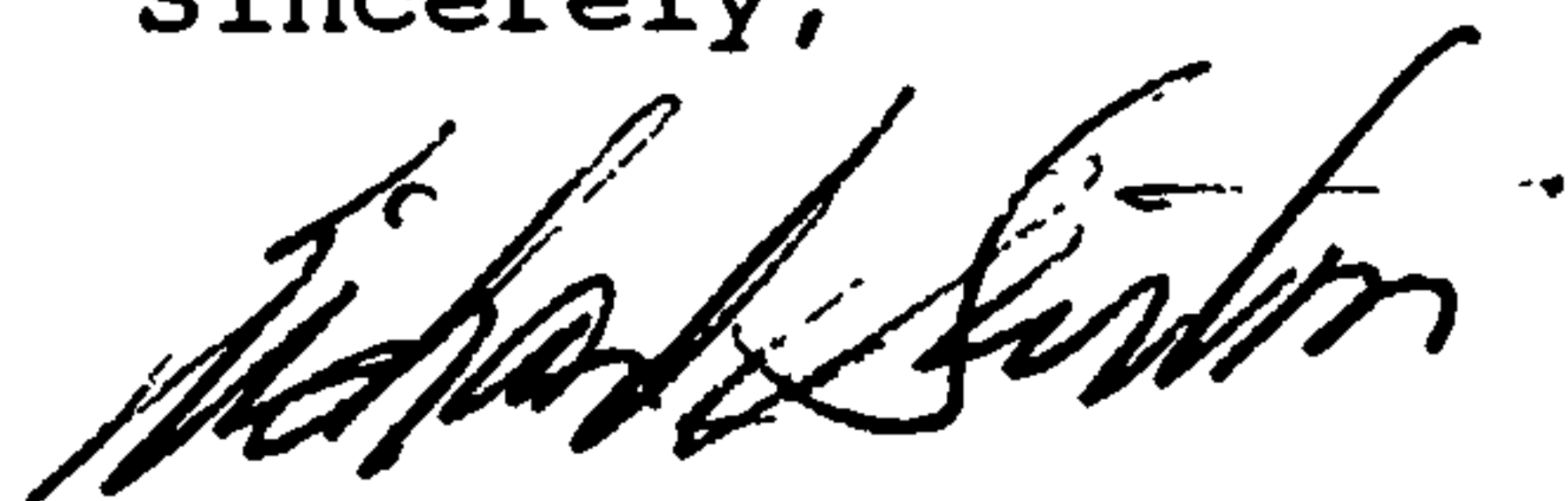
*Calcs.
100 Flood Level*

Shows future
inlets etc.
5-7)

We have furnished additional sheets that show how the patio inlets are drained, grading next to the building, drainage of landscape areas, and the location and direction of all roof drains.

- 8) We will check and certify finish floor elevations as required.

Sincerely,



Richard L. Burton, P.E.
Burton Engineers

/jb



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

KEN SCHULTZ
MAYOR

CLARENCE V. LITHGOW
CHIEF
ADMINISTRATIVE OFFICER

DAN WEAKS
DEPUTY CAO
PUBLIC SERVICES

FRED E. MONDRAGON
DEPUTY CAO
DEVELOPMENT & ENTERPRISE SERVICES

February 2, 1989

Richard Burton, P.E.
Burton Engineering, Inc.
Post Office Box 75310, Station 14
Albuquerque, New Mexico 87194

RE: REVISED DRAINAGE PLAN FOR WEST MESA SENIOR CENTER
(J-10/D2H) ENGINEER'S STAMP DATED JANUARY 9, 1989
RECEIVED JANUARY 11, 1989

Dear Mr. Burton:

Based on the information provided on your resubmittal of January 11, 1989, listed are some items of concern that must be addressed prior to approval.

1. D.P.M. Plate 22.2 C-1 no longer exists, attached is a copy of the Notice of Emergency Rule you will need to follow to recalculate your Existing and Proposed flow rates and volumes.
2. You still have not included the flood zone map.
3. You have decided to leave the proposed pond within the limits of your first submittal, therefore, it must be designed and constructed at this time we will need in addition.
 - a. The hydraulics for the proposed 12" line.
 - b. Also, include the future structures within the plan drawing (inlets, etc.).
4. Note within the plan drawing that the tie into the proposed future 84" line will need to be processed through work order procedures.

Richard Burton, P.E.
February 2, 1989
Page 2

5. How will the inlets within the patio area be drained?
6. The grading next to the building and landscape areas must be shown on the grading plan.
7. Location and direction of all roof drains must be shown on the grading plan. Also, indicate how you propose to route the roof runoff towards the asphalt areas.
8. Certification of the finish floor elevation must be submitted prior to Certificate of Occupancy release.

If I can be of further assistance, please call me at 768-2650.

Cordially,



Bernie J. Montoya, C.E.
Engineering Assistant

Enclosure
(BJM/bsj
(WP+970)

DRAINAGE INFORMATION SHEET

PROJECT TITLE: LOS VOLCANES SENIOR CTZ. ZONE ATLAS/DRNG. FILE #: J-10-2 ^{D2H}

LEGAL DESCRIPTION: LOT 1-A-2 UNIT 2 ATRISCO BUSINESS PARK (SP-86-420)

CITY ADDRESS: _____

ENGINEERING FIRM: BURTON ENGINEERING, INC. CONTACT: DICK BURTON

ADDRESS: P.O. BOX 75310, STATION 14, 87194 PHONE: 836-6540
OFFICE OF SENIOR AFFAIRS

OWNER: CITY OF ALBUQUERQUE ~~154-8-112~~ CONTACT: GINGER GROSTETTE

ADDRESS: 714 7th St. SW 87102 PHONE: 242-2266

ARCHITECT: MAHLMAN & MILES, ARCHITECTS CONTACT: DAVID MAHLMAN

ADDRESS: 414 1/2 CENTRAL SE - #4 ALBQ. PHONE: 243-0101
87102

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____

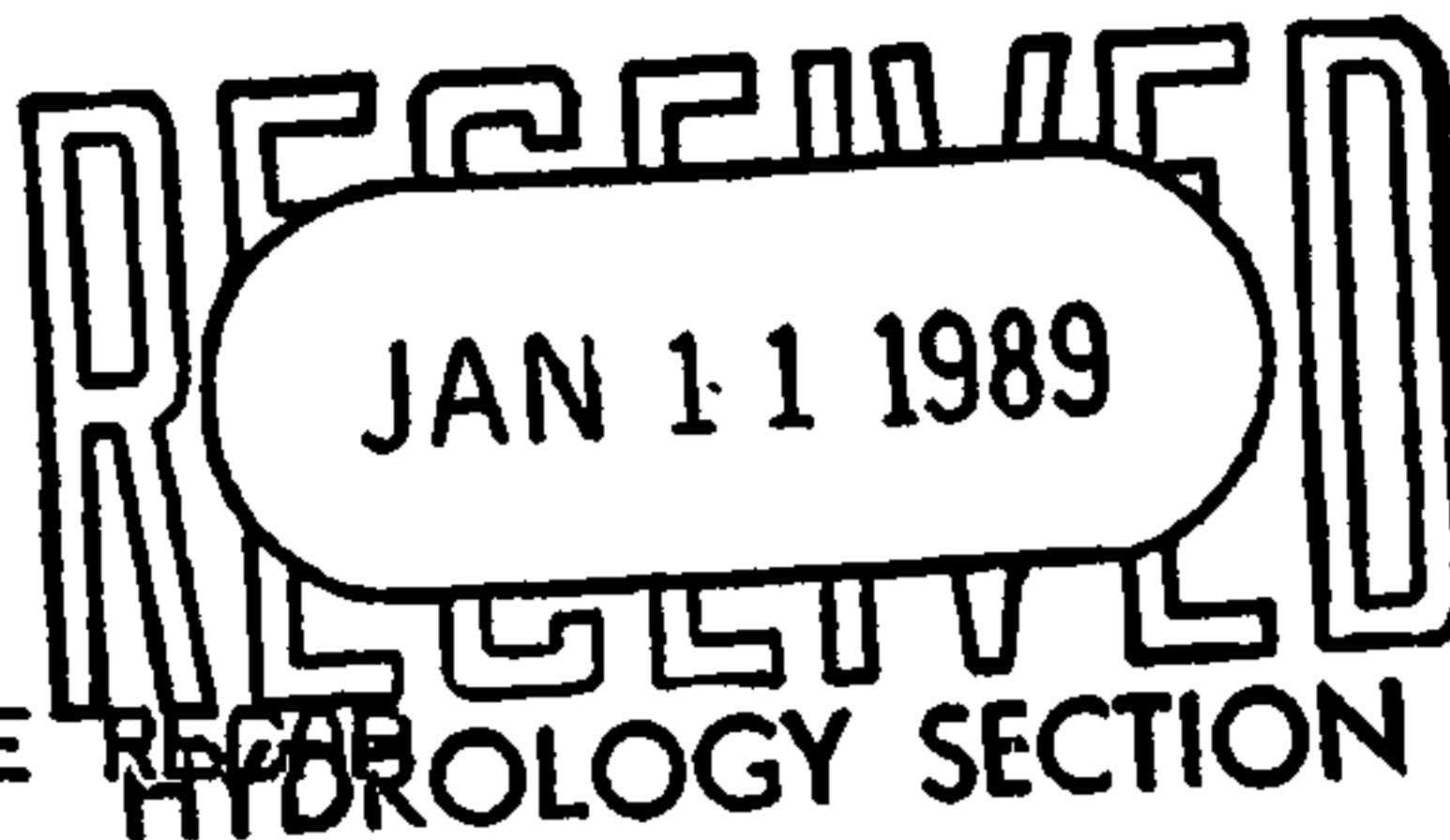
ADDRESS: _____ PHONE: _____

PRE-DESIGN MEETING:

☐ YES

☐ NO

☐ COPY OF CONFERENCE RECORD SHEET PROVIDED



DRB NO. 88-665

EPC NO. Z-88-2

PROJ. NO. 3429

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT

☒ DRAINAGE PLAN

☐ CONCEPTUAL GRADING & DRAINAGE PLAN

☒ GRADING PLAN

☐ EROSION CONTROL PLAN

☐ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL

☐ PRELIMINARY PLAT APPROVAL

☐ SITE DEVELOPMENT PLAN APPROVAL

☐ FINAL PLAT APPROVAL

☒ BUILDING PERMIT APPROVAL

☐ FOUNDATION PERMIT APPROVAL

☐ CERTIFICATE OF OCCUPANCY APPROVAL

☐ ROUGH GRADING PERMIT APPROVAL

☐ GRADING/PAVING PERMIT APPROVAL

☒ OTHER Work Order (SPECIFY)

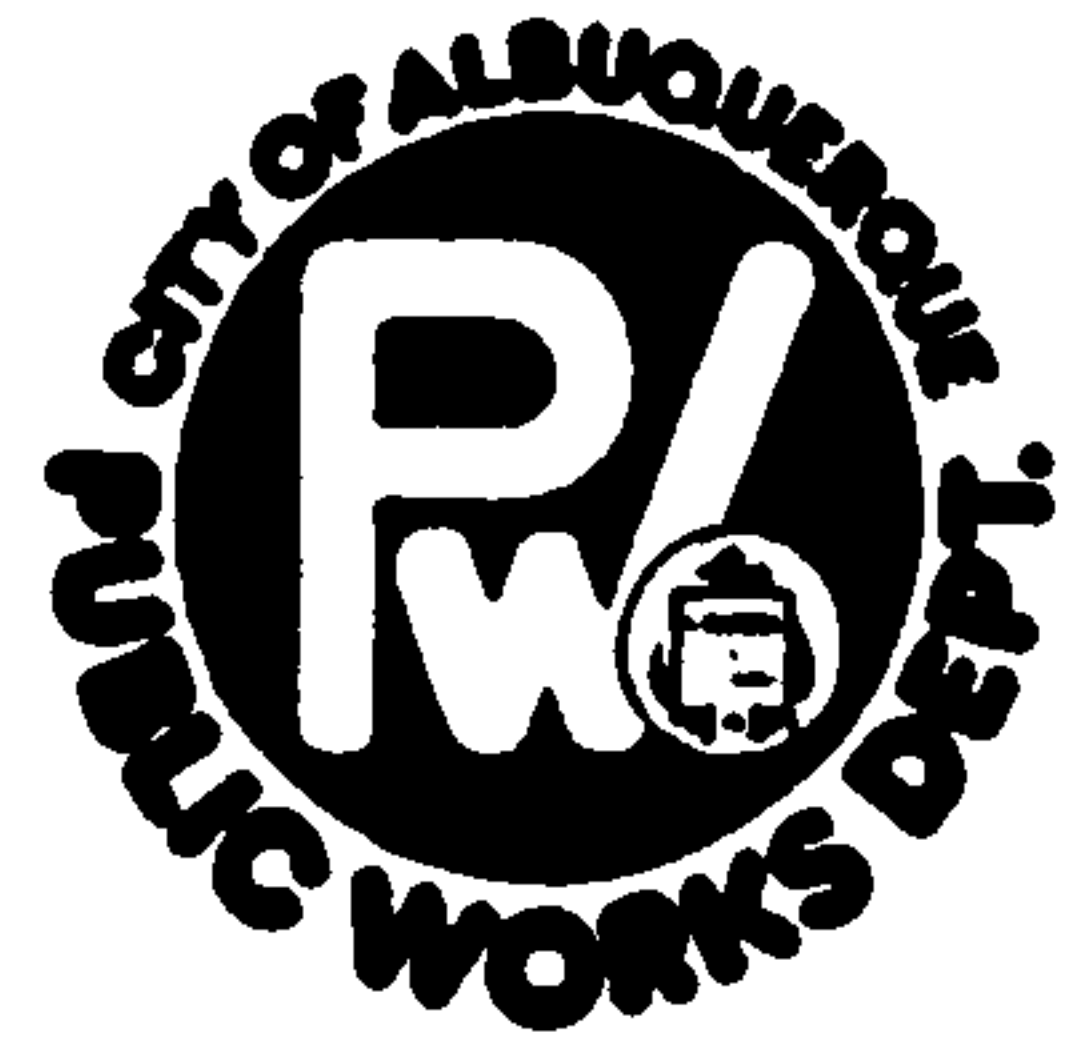
DATE SUBMITTED: 11 Jan 89

BY: David Mahlman

FILE COPY

MEMORANDUM:

December 23, 1988



ENGINEERING GROUP

TO: Dwayne Sheppard, Hydrology/ Special Planning
FROM: Roger Green, Hydrology Section, Development
SUBJECT: West Bluff Drainage Plan

Roger

Recent review of development plans on Los Volcanes Road, west of Coors, has surfaced a problem with the proposed storm drain System No. 512 as shown in appendix D of the West Bluff Drainage Plan. An 84" RCP at 0.006'/' slope is proposed. Starting at the known invert of elev. 5078.5 at the I-40 box culvert crossing and following the proposed grades upstream the 84" RCP soffit would be above the street grade by 1.0 feet. An alternative solution that will work is to use a 68"x109" oval pipe at a 0.0045 '/' slope. This will still provide capacity for the 461 cfs and provide 2.0 feet of cover for the pipe at the sag in Los Volcanes Road, elev. 5098.5

The West Mesa Senior Center is being built on Los Volcanes Road and will include a retention pond with a storm drain to the street R.O.W. to be capped until the public storm drain is constructed in Los Volcanes. At that time the retention pond will be replaced by a catch basin and the private drain connected.

xc. Dan Hogan, Hydrology Design

RAG/(WP+979)

FILE COPY



KEN SCHULTZ
MAYOR

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

*Consider for
ment building
with one
area
to show on
the grading plan*

December 19, 1988

*Draw plans
within the
P.D. area
how will the
drain*

*Location drawing
just drawing
how will the
to drainage
provide for
water*

Richard Burton, P.E.
Burton Engineers, Inc.
P.O. Box 75310, Station 14
Albuquerque, NM 87194

RE: DRAINAGE PLAN SUBMITTAL OF WEST MESA SENIOR CENTER, RECEIVED
DECEMBER 9, 1988, FOR SITE DEVELOPMENT PLAN APPROVAL. (J10/D2H)
(Project No. 3429)

Dear Mr. Burton:

I have reviewed the above referenced Plan dated 12-8-88 and have the following items to be addressed prior to approval:

1. The calculations reference DPM Plate 22.2 C-1. This Plate was removed from the DPM on 1/14/86 and should not be used. *ratio of Attached is the
Used to do your computation*
2. The following items are not included on the Plan as required by the DPM check list and are required to improve the clarity of the Plan:
 - a. Legend ✓
 - b. North arrow ✓
 - c. Flood zone map *flood zone map not shown on plan*
3. The retention pond location is not desirable since it does not lend itself to being easily tied into the programmed outfall system. The preferred alternative would be to locate the pond adjacent to Los Volcanes Road or to free discharge into the street and provide a retention pond within a Public Drainage Easement in the existing flood zone. Preliminary Plans have been approved for Westland Development Company to build a retention pond at the sag point of Los Volcanes Road located 300 feet west of this project's property line.
4. If the retention pond remains at it's present proposed location, the on-site storm drain must be designed and constructed at this time to the road R.O.W. *Hydraulics for the
proposed 12" pipe
include the des future
structures which will be used to
route the run off into towards the
proposed 84" line*

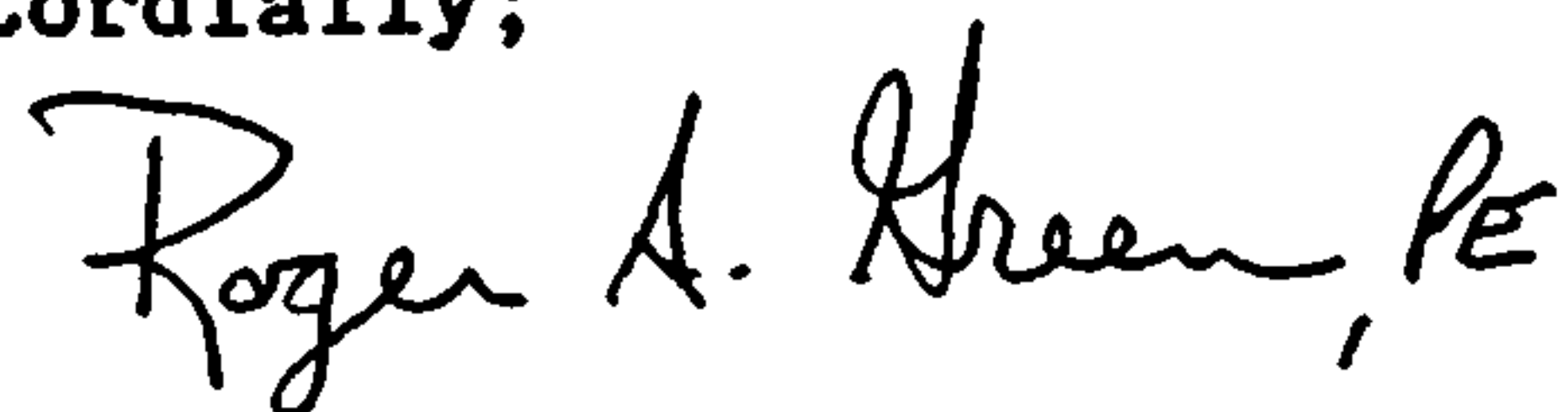
Richard Burton
December 19, 1988
page 2

5. If the project site elevations are lower than the road the a 1.0' high water block must be provided by the drive pads.
6. The retention pond must be fenced and have a gate installed at the rundown for maintenance access.

The Drainage Plan submitted is not of sufficient detail for approval of the Building Permit, reference the DPM checklist for required details. The Site Development Plan can be approved after the above mentioned items are satisfactory addressed.

If you have any questions call me at 768-2650.

Cordially;



Roger A. Green, P.E.
C.E./ Hydrology Section

xc: David Mahlman, Architect
Kim Perdue, COA Senior Affairs
Gary Tibljas, COA Design Review
Joe DellaLonga, COA Architect

RAG/(WP+970)

DRAINAGE INFORMATION SHEET

KIM
PURDUE
OFFICE OF
SENIOR AFFAIRS

PROJECT TITLE: West Mesa Senior Center ATLAS/DRNG. FILE #: J-10/D2H

LEGAL DESCRIPTION: Lot 1A2 UNIT 1 ATRISCO BUSINESS PARK

CITY ADDRESS: Los Volcanes Ave

ENGINEERING FIRM: Burton Engineers CONTACT: Richard Burton

ADDRESS: PO Box 75310 Albuquerque 87124 PHONE: _____

OWNER: COA - SENIOR AFFAIRS CONTACT: Kim Purdue

ADDRESS: _____ PHONE: _____

ARCHITECT: Mahlman & Miles CONTACT: DAVID MAHLMAN

ADDRESS: 414 1/2 Central SE Albuquerque 87102 PHONE: 243-0101

SURVEYOR: _____ CONTACT: _____

ADDRESS: _____ PHONE: _____

CONTRACTOR: _____ CONTACT: _____

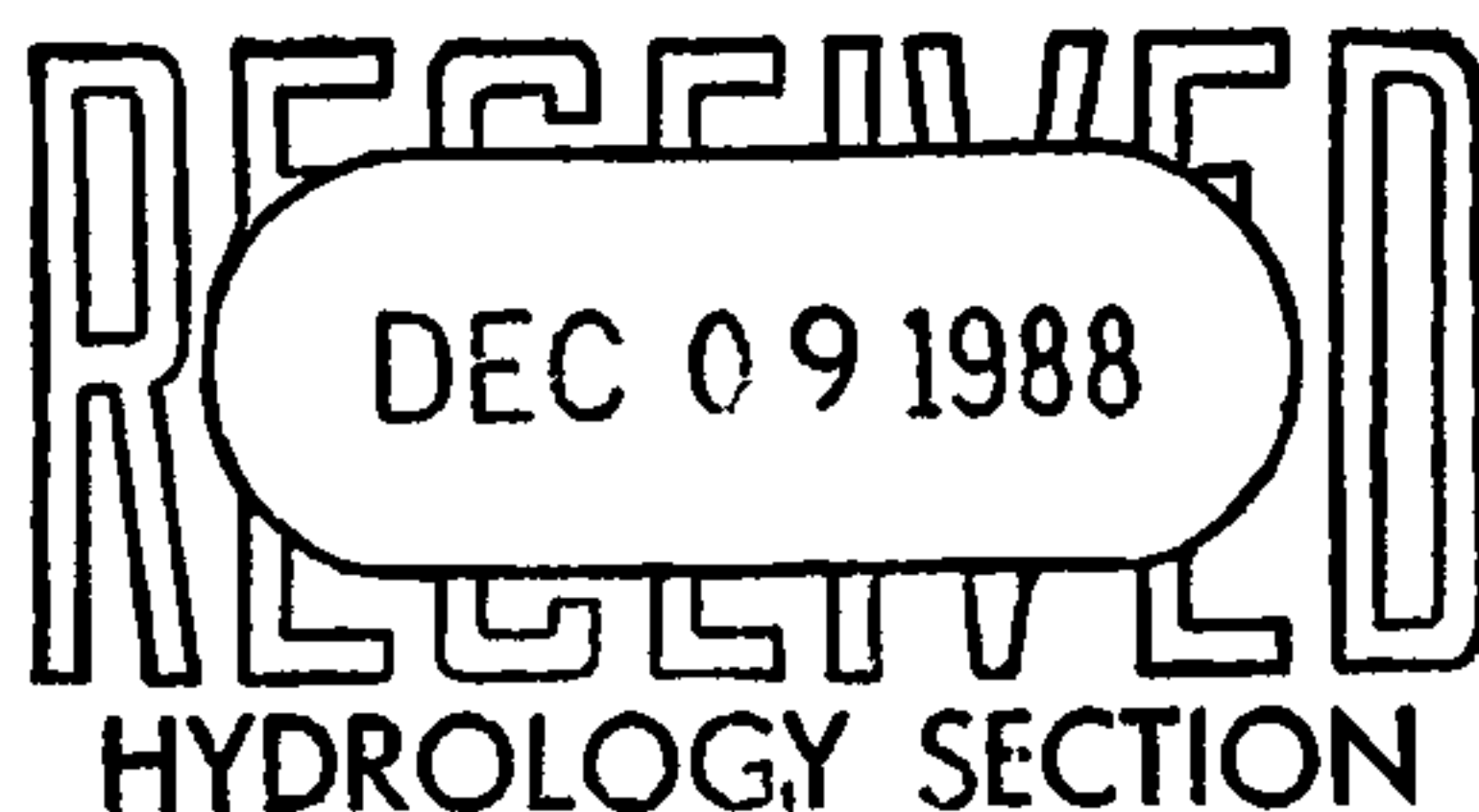
ADDRESS: _____ PHONE: T

PRE-DESIGN MEETING:

☒ YES

☐ NO

☒ COPY OF CONFERENCE RECAP ON FILE
SHEET PROVIDED



DRB NO. _____

EPC NO. _____

PROJ. NO. _____

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT

☒ DRAINAGE PLAN

☐ CONCEPTUAL GRADING & DRAINAGE PLAN

☐ GRADING PLAN

☐ EROSION CONTROL PLAN

☐ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL

☐ PRELIMINARY PLAT APPROVAL

☒ SITE DEVELOPMENT PLAN APPROVAL

☐ FINAL PLAT APPROVAL

☐ BUILDING PERMIT APPROVAL

☐ FOUNDATION PERMIT APPROVAL

☐ CERTIFICATE OF OCCUPANCY APPROVAL

☐ ROUGH GRADING PERMIT APPROVAL

☐ GRADING/PAVING PERMIT APPROVAL

☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: 12/8/88

BY: [Signature]

Wp + 970

CITY OF ALBUQUERQUE
MUNICIPAL DEVELOPMENT DEPARTMENT
ENGINEERING DIVISION/DESIGN HYDROLOGY SECTION

CONFERENCE RECAP

DRAINAGE FILE/ZONE ATLAS PAGE NO.: 510 DATE: 11/12/97 3 10 00
PLANNING DIVISION NOS: EPC: _____ DRB: _____
SUBJECT: _____
STREET ADDRESS (IF KNOWN): _____
SUBDIVISION NAME: Lot 1A Unit 1 Atrium

APPROVAL REQUESTED:

_____ PRELIMINARY PLAT	_____ FINAL PLAT
_____ SITE DEVELOPMENT PLAN	<u>X</u> BUILDING PERMIT
_____ OTHER	_____ ROUGH GRADING

WHO	REPRESENTING
ATTENDANCE: <u>D. K. Porter</u>	<u>Ernest Franching</u>
<u>Carlos</u>	<u>Harvey S. S. S.</u>

FINDINGS:

- ① Dimension along per DPAI
- ② Need to elevate finish floors to an elevation of 5102 or above.
- ③ Retention pond is appropriate because of no outfall system
- ④ West K. bluff study indicates improvement in Los Volcanos & east of police substation
- ⑤ Need to pond the displaced volume and developed must exist, as runoff from site
- ⑥ Flood plain is at elevation 5101 per FIRM.
- ⑦ Need to accept off-site flows
- ⑧ There is creek & gutter in Los Volcanos

The undersigned agrees that the above findings are summarized accurately and are only subject to change if further investigation reveals that they are not reasonable or that they are based on inaccurate information.

SIGNED: Carl H. M. S.

TITLE: _____

DATE: 11-11-97

SIGNED: [Signature]

TITLE: _____

DATE: 11/12/97

NOTE PLEASE PROVIDE A COPY OF THIS RECAP WITH THE DRAINAGE SUBMITTAL