

CITY OF ALBUQUERQUE



September 22, 2011

Ronald Ray Bohannon, P.E.
Tierra West, LLC.
5571 Midway Park Place N.E.
Albuquerque, NM 87109

**Re: Alice King School, 1905 Mountain Rd. NW,
Request for Permanent C.O. - Approved
Engineer's Stamp dated: 06-28-10 (J-13/D045)
Certification dated: 09-19-11**

Dear Mr. Bohannon,

Based upon the information provided in the Certification received 09-20-11, the above referenced Certification is approved for a release of a Permanent Certificate of Occupancy by Hydrology.

PO Box 1293

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

Albuquerque

Sincerely,

NM 87103

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

www.cabq.gov

C: CO Clerk—Katrina Sigala
File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 01/28/2003rd)

PROJECT TITLE: Alice King School
DRB #: _____ EPC #: _____

ZONE MAP/DRG. FILE #: J-13-10045
WORK ORDER #: _____

LEGAL DESCRIPTION: Tract A, Lands of R.E.I.
CITY ADDRESS: 1905 Mountain Road NW

ENGINEERING FIRM: TIERRA WEST, LLC
ADDRESS: 5571 Midway Park Place NE
CITY, STATE: ALBUQUERQUE, NM

CONTACT: RONALD R. BOHANNAN, P.E.
PHONE: (505) 858-3100
ZIP CODE: 87109

OWNER: Alice King School
ADDRESS: 1905 Mountain Road NW
CITY, STATE: Albuquerque, NM

CONTACT: Connie Chene
PHONE: 505) 344-0746
ZIP CODE: 87104

ARCHITECT: Studio SW Architects
ADDRESS: 2101 Mountain Road NW
CITY, STATE: Albuquerque, NM

CONTACT: Kim Hooker
PHONE: 505-843-9639
ZIP CODE: 87104

SURVEYOR: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

CONTRACTOR: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

CHECK TYPE OF SUBMITTAL:

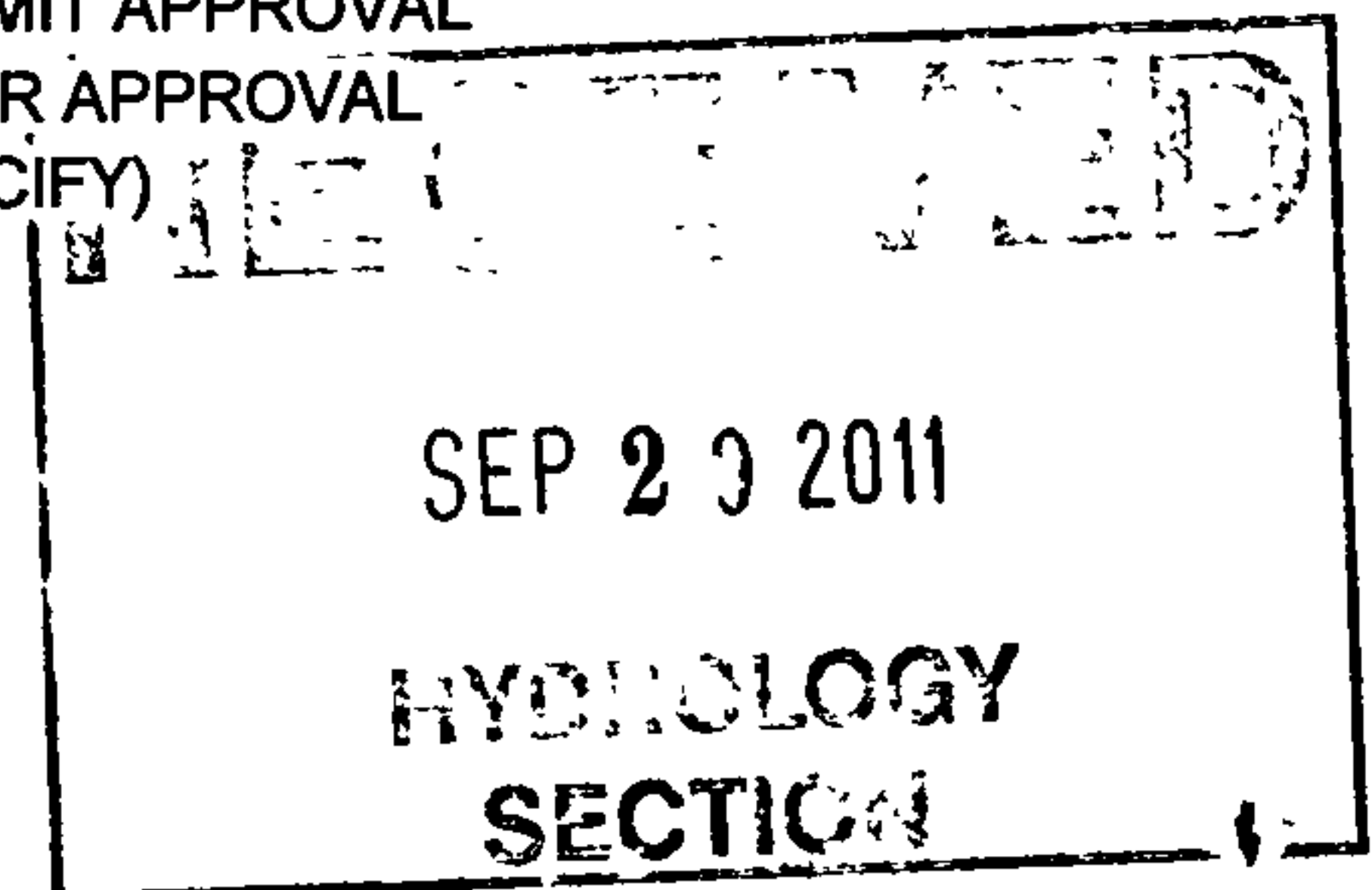
- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL, **REQUIRES TCL or equal**
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ ENGINEERS CERTIFICATION (TCL)
☐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

CHECK TYPE OF APPROVAL SOUGHT:

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

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
☒ NO
☐ COPY PROVIDED



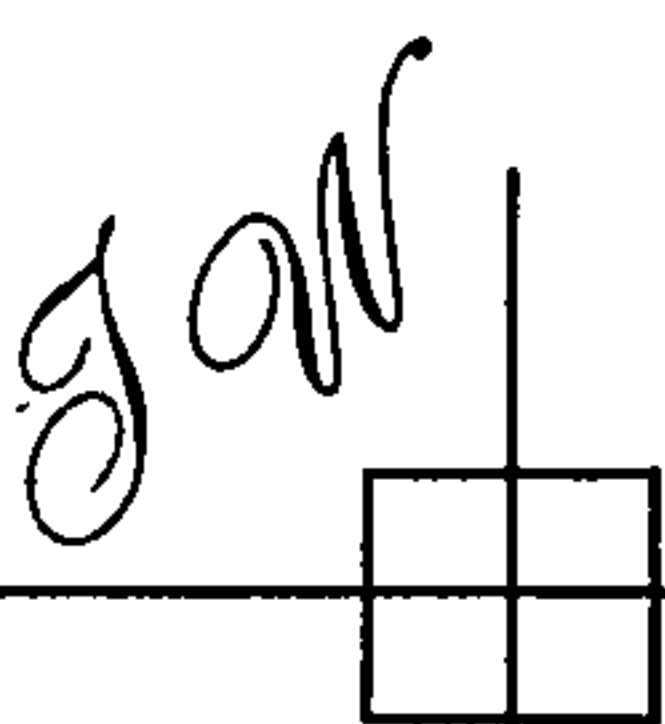
DATE SUBMITTED: 9/20/2011 BY: Jonathan D. Niski, PE

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 Plans:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.



TIERRA WEST, LLC

September 20, 2011

Mr. Curtis Cherne, P.E.
Development and Building Services
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

**RE: GRADING AND DRAINAGE CERTIFICATION FOR
PERMANENT CERTIFICATE OF OCCUPANCY
ALICE KING SCHOOL, 1905 MOUNTAIN ROAD**

Dear Mr. Cherne:

I, Ronald R. Bohannon, NMPE # 7868, of the firm Tierra West LLC, hereby certify that this project is in substantial compliance as inspected on September 19, 2011 with and in accordance with the design intent of the Approved Grading and Drainage Plan dated June 28, 2011. The inspection determined by visual inspection that the 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 Permanent Certificate of Occupancy.

The record information presented hereon is not necessarily complete and intended only to verify substantial compliance of the drainage 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.

Enclosed, please find the information sheet and the as-built approved Grading and Drainage Plan. We request approval of the as-built Grading and Drainage Plan for a Permanent Certificate of Occupancy

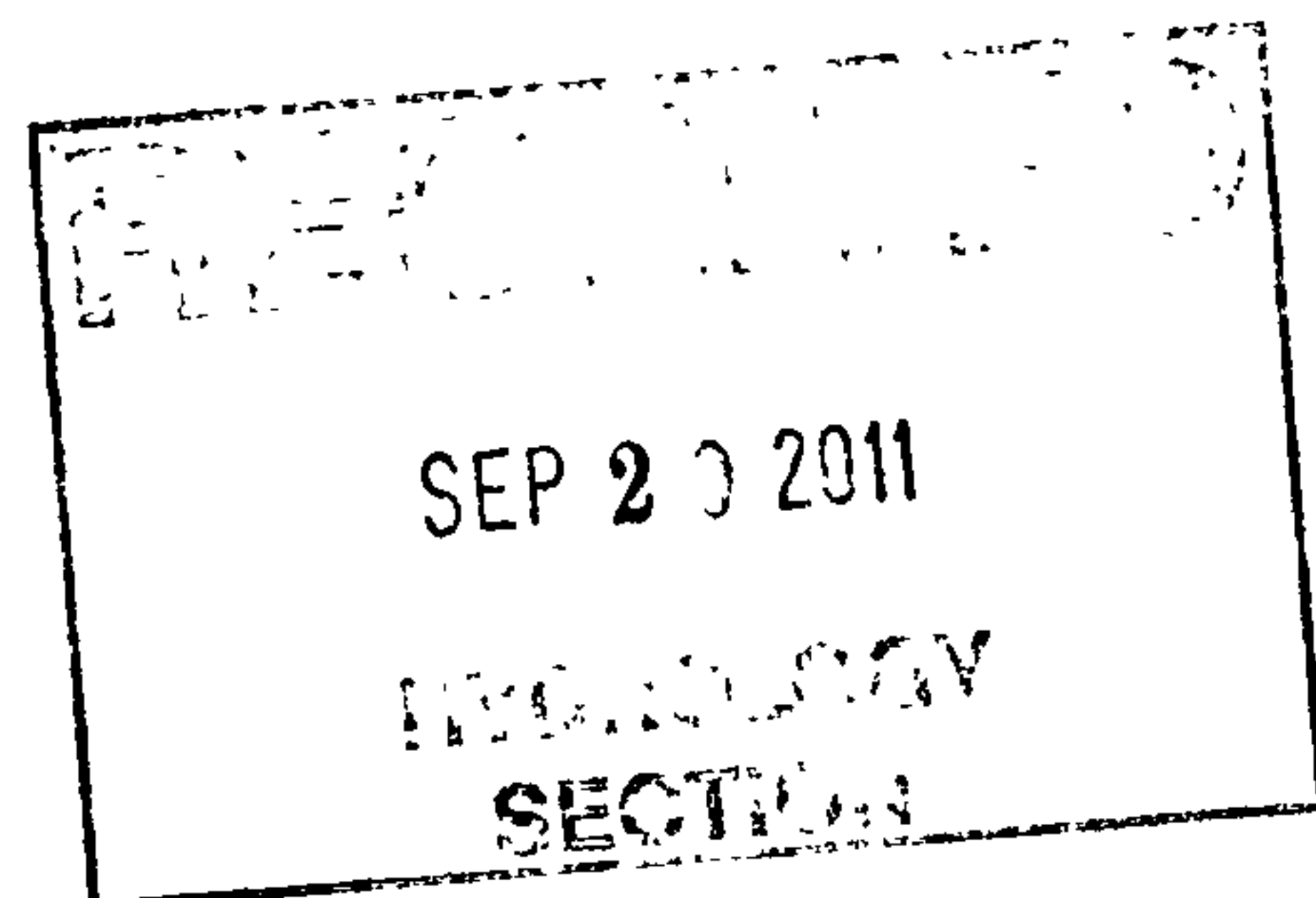
If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,

Ronald R. Bohannon, P.E.

Enclosure/s

JN: 211028
RRB/jdn



5571 Midway Park Place NE Albuquerque, NM 87109
(505) 858-3100 Fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

CITY OF ALBUQUERQUE



August 2, 2011

Ronald Ray Bohannon, P.E.
Tierra West, LLC
5571 Midway Park PL NE
Albuquerque, NM 87109

**Re: Alice King School, Grading and Drainage Plan and Report
Engineer's Stamp dated 6-28-11 (J13/D045)**

Dear Mr. Bohannon,

Based upon the information provided in your submittal received 6-29-11, the above referenced plan is approved for Building Permit. However, a Floodplain Development Permit, accompanying this letter, is required prior to Hydrology signing the Building Permit set. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

PO Box 1293

In addition, water must be able to flow underneath the building.

Albuquerque

Prior to Certificate of Occupancy release

NM 87103

- Engineer Certification per the DPM checklist will be required.
- A completed Elevation Certificate is required.

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

www.cabq.gov

Sincerely,

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

C: File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 01/28/2003rd)

PROJECT TITLE: Alice King School
DRB #: _____ EPC #: _____

ZONE MAP/DRG. FILE #: J-13-12045
WORK ORDER #: _____

LEGAL DESCRIPTION: Tract A, Lands of R.E.I.
CITY ADDRESS: 1905 Mountain Road NW

ENGINEERING FIRM: TIERRA WEST, LLC
ADDRESS: 5571 Midway Park Place NE
CITY, STATE: ALBUQUERQUE, NM

CONTACT: RONALD R. BOHANNAN, P.E.
PHONE: (505) 858-3100
ZIP CODE: 87109

OWNER: Alice King School
ADDRESS: 1905 Mountain Road NW
CITY, STATE: Albuquerque, NM

CONTACT: Connie Chene
PHONE: 505) 344-0746
ZIP CODE: 87104

ARCHITECT: Studio SW Architects
ADDRESS: 2101 Mountain Road NW
CITY, STATE: Albuquerque, NM

CONTACT: Kim Hooker
PHONE: 505-843-9639
ZIP CODE: 87104

SURVEYOR: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

CONTRACTOR: _____
ADDRESS: _____
CITY, STATE: _____

CONTACT: _____
PHONE: _____
ZIP CODE: _____

CHECK TYPE OF SUBMITTAL:

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

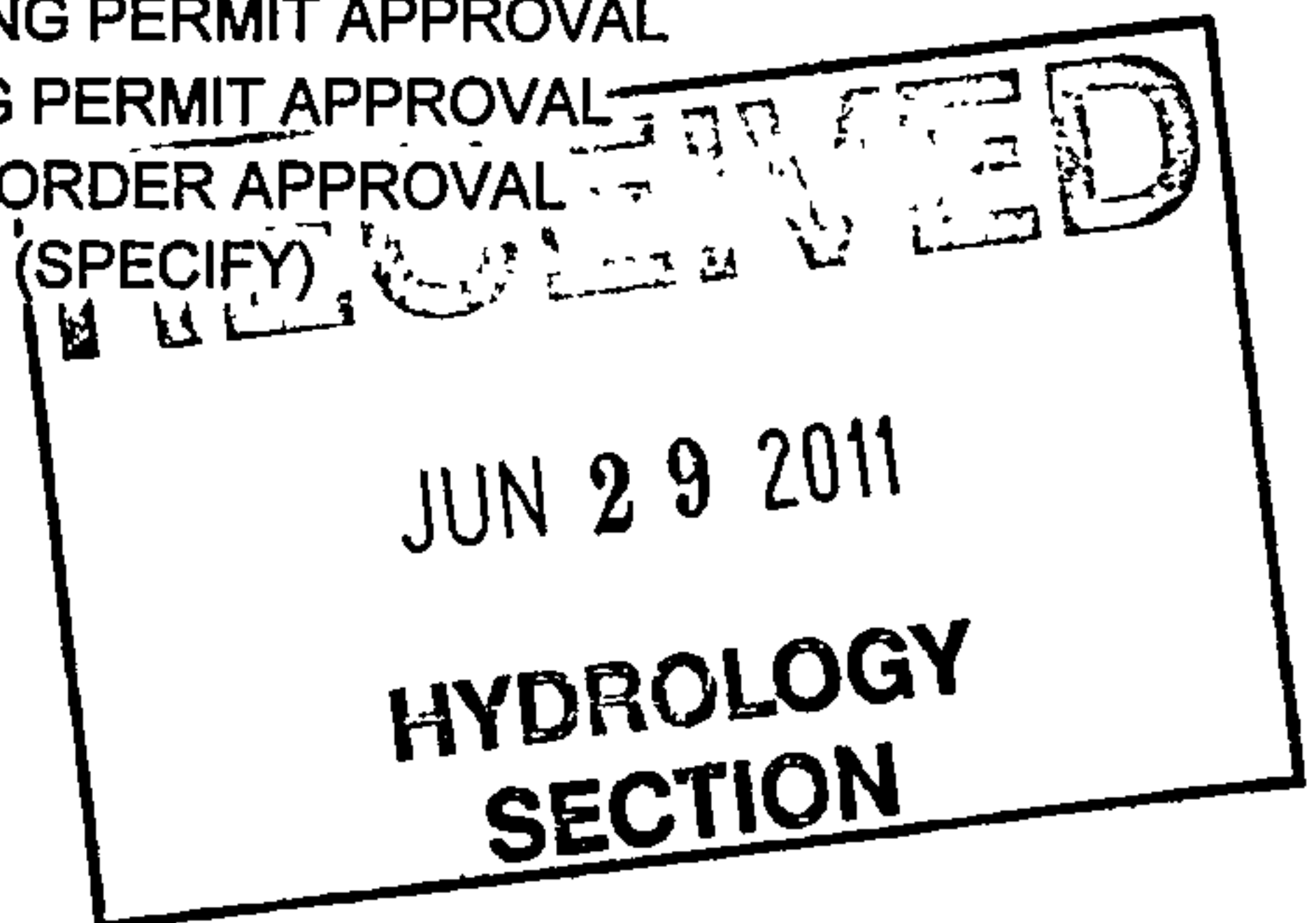
CHECK TYPE OF APPROVAL SOUGHT:

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

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
☒ NO
☐ COPY PROVIDED

\$ 5000



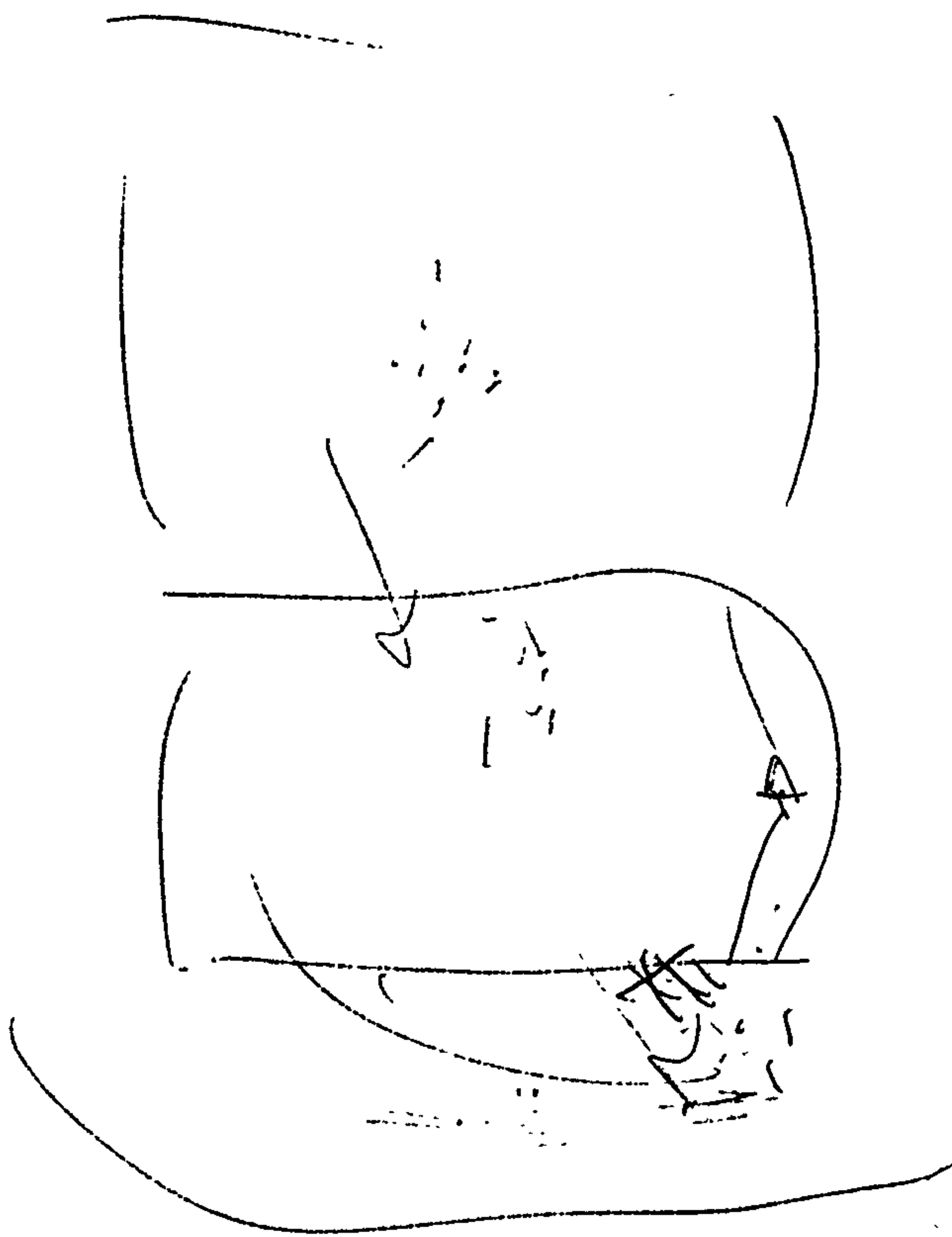
DATE SUBMITTED: 6/29/2011 BY: Jonathan D. Niski, PE

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 Plans:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT SERVICE / HYDROLOGY SECTION

DATE: 3-28-11
CONFERENCE RECAP

ZONE ATLAS PAGE NO: _____

DRAINAGE FILE: 513/ D045

ZONING: _____

DRB: _____

SUBJECT: add Portable to STA

STREET ADDRESS (IF KNOWN): _____

SUBDIVISION NAME: _____

APPROVAL REQUESTED: old REE site

ATTENDANCE: Jeff Mortensen, Justin, Schare, Curtis Cherne

FINDINGS:

Since this project is in the valley and in a SFHA, the proposed flow and volume must be less than the existing flow and volume (~5%).

THE UNDERSIGNED AGREES THAT THE ABOVE FINDINGS ARE SUMMARIZED ACCURATELY AND ARE SUBJECT TO CHANGE IF FURTHER INVESTIGATION REVEALS THAT THEY ARE NOT REASONABLE OR THAT THEY ARE BASED ON INACCURATE INFORMATION.

SIGNED: Curtis A. Cherne
NAME (PRINT): Curtis A. Cherne

SIGNED: [Signature]
NAME (PRINT): JEFF-MORTENSEN
HMC

****NOTE**** PLEASE PROVIDE A COPY OF THIS RECAP WITH YOUR DRAINAGE SUBMITTAL.