



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 11, 2002

Harold Bennett, PE
Bennett Engineers
309A Washington Av. SE
Albuquerque, NM 87108

RE: Anderson Warehouse Grading and Drainage Plan (J14-D142)
Engineer's Stamp Dated May 16, 2002

Dear Mr. Bennett:

I have reviewed the referenced grading and drainage plan received May 17, 2002 and forward the following comments:

- Please address if there are any off-site flows. If there are none, please state so in your commentary.
- First Street is located within a 100-year floodplain (AO-1'). The finish floor needs to be elevated one-foot above the floodplain elevation.
- With the one-foot water block, how is the runoff from the site going to discharge to the street? As long as the building is elevated the water block can be removed.

If you have any questions please call me at 924-3982

Sincerely,

Carlos A. Montoya
City Floodplain Administrator

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/11/2002)

J-14/D142

PROJECT TITLE: ANDERSON WAREHOUSE ZONE MAP/DRG. FILE #: J-14
 DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Lot 3, Blk. 2 BRIGHTWOOD Addition
 CITY ADDRESS: 135 N.W.

ENGINEERING FIRM: BERNET ENGINEERS CONTACT: HAROLD BERNET
 ADDRESS: 309 "A" WASHINGTON S.E. PHONE: 266-3038
 CITY, STATE: ALB. ZIP CODE: 87108

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

ARCHITECT: KDC / HAROLD BERNET CONTACT: John Klee
 ADDRESS: 309 "A" WASHINGTON S.E. PHONE: 830-3637
 CITY, STATE: ALB. ZIP CODE: 87108

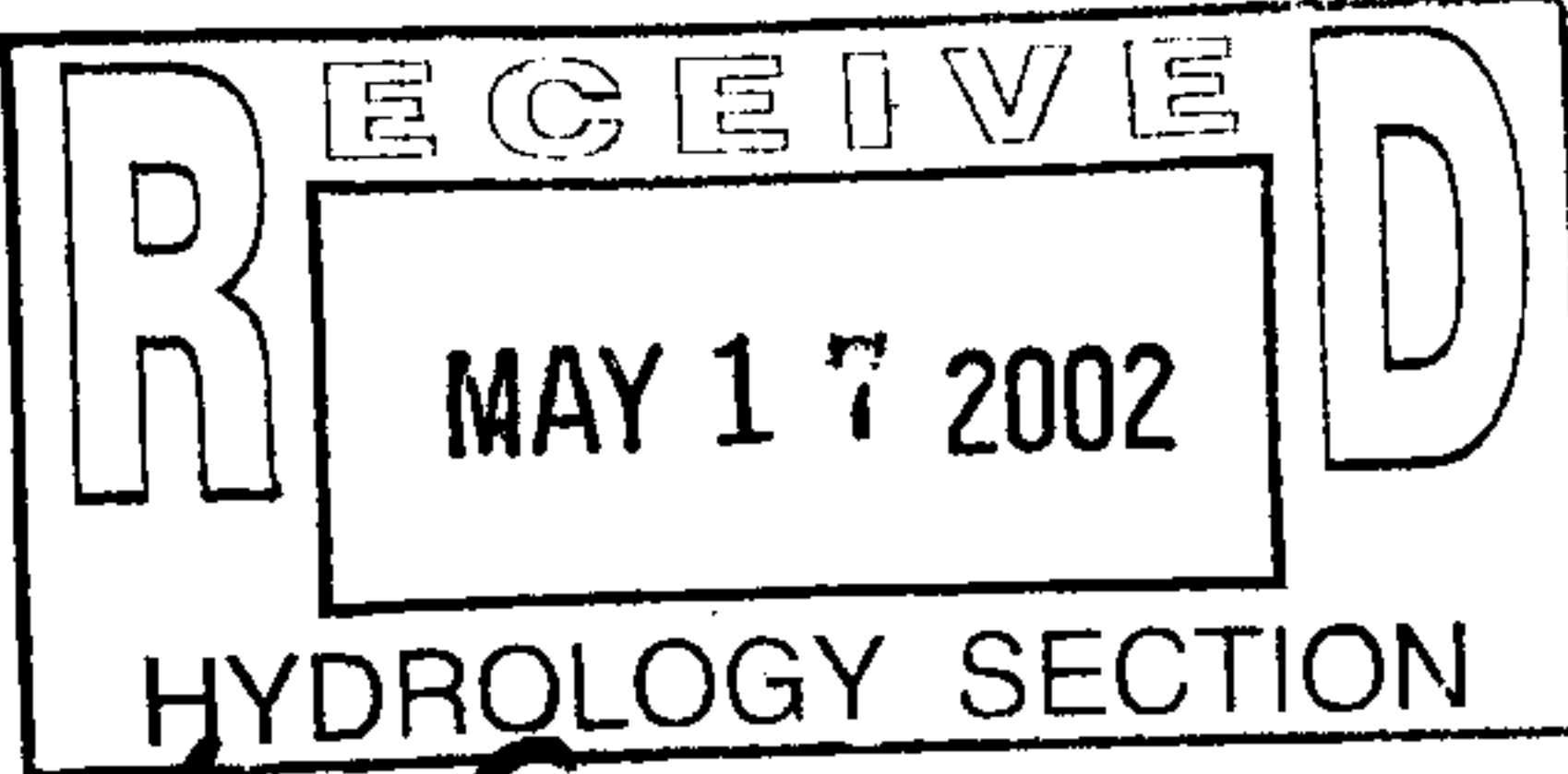
SURVEYOR: SURVEYS SOLUTIONS CONTACT: DAVE GONZALES
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

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

- CHECK TYPE OF SUBMITTAL:
- ☐ DRAINAGE REPORT
 - ☒ DRAINAGE PLAN
 - ☐ 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: RE- 5/17/02 BY: [Signature]

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

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



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 26, 2002

Harold Bennett, PE
Bennett Engineers
309A Washington SE
Albuquerque, NM 87108

Re: Anderson Warehouse Grading and Drainage Plan
Engineer's Stamp Dated 1-15-02, (J14-D142)

Dear Mr. Bennett,

Based on the information contained in your submittal dated 2-22-02, the above referenced plan is not approved for Building Permit until the following comments are addressed:

- Please address if there are any off-site flows. If there are none, please state so in your commentary.
- Please provide the peak discharge for the proposed conditions.
- Please identify the inlets on 1st street in which you make reference to on your plan.
- Please identify a 1-foot water block at the east entrance.
- The zone map should also have a north arrow designation.
- Please identify the property boundaries.
- In the down stream condition excerpt, you mention, "Free discharge has been allowed into a common pond provided by"; please mention what free discharge it was provided by. What is the capacity of the pond? Is this pond existing or proposed?

As a reminder, when a project is inclusive to a Master Plan, such as this, it should include the City drainage number of the Master Plan or include the basin map at least. As you know, a drainage plan should be able to stand-alone. Please submit this information with your next submittal. If you have any questions about my comments, you can contact me at 924-3984.

Sincerely,

Leslie Romero
Engineering Associate, PWD
Development and Building Services

c: Terri Martin, Hydrology
~~File (2)~~



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

***Public Works Department
Transportation Development Services Section***

May 30, 2002

Harold Bennett, P.E.
Bennett Engineer's
309 "A" Washington Ave. S.E.
Albuquerque, NM 87108

Re: Certification Submittal for Final Building Certificate of Occupancy for
Anderson Warehouse, [J14 / D142]
1619 First St. N.W.
Engineer's Stamp Dated 05/16/02

Dear Mr. Bennett :

The TCL submitted for second review, dated May 20, 2002 is not yet sufficient for acceptance by this office. It requires completion of the items not yet addressed on the checklist or the original mark up and items called out on the TCL revised by the designer. The Drainage/Transportation Information Sheet must be filled out completely ("surveyor" or "contractor" are not as critical) so other parties that need to be contacted are listed.

Please submit the corrected TCL again to Hydrology along with all original documentation (checklist) and all mark-up copies.

Sincerely,

Mike Zamora, Commercial Plan Checker
Development and Building Services
Planning Department

c: Architect
Hydrology file
Mike Zamora

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/11/2002)

PROJECT TITLE: Anderson Warehouse ZONE MAP/DRG. FILE #: J-14 / Det (-142?)
 DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Lots 1 & 2 BRIGHTWOOD Addition, section 17
 CITY ADDRESS: FIRST ST. N.W.

ENGINEERING FIRM: BENNET ENGINEERS
 ADDRESS: 309 "A" WASHINGTON AVE. S.E.
 CITY, STATE: _____

CONTACT: Harold Bennett
 PHONE: 266-3038
 ZIP CODE: 87108

OWNER: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

ARCHITECT: KDC / Harold Bennett
 ADDRESS: 309 "A" WASHINGTON S.E.
 CITY, STATE: _____

CONTACT: John Klee
 PHONE: 830-3637
 ZIP CODE: 87108

SURVEYOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

CONTRACTOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

- CHECK TYPE OF SUBMITTAL:
- _____ DRAINAGE REPORT
 - _____ DRAINAGE PLAN
 - _____ 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: 5/20/02 BY: [Signature]

RECEIVED

MAY 20 2002

HYDROLOGY SECTION

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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5/30/02 - TCL Rejd, C'd Eng - letter done; - - - - - logged in.

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/11/2002)

J-14/D142

PROJECT TITLE: ANDERSON WAREHOUSE ZONE MAP/DRG. FILE #: J-14-2
 DRB #: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: lots 1 & 2 Block 2 BRIGHTWOOD ADDITION
 CITY ADDRESS: 1619 1st NW.

ENGINEERING FIRM: BENNETT ENGINEERS
 ADDRESS: 309 "A" WASHINGTON S.E.
 CITY, STATE: ALB., 87108

CONTACT: HAROLD BENNETT
 PHONE: 266-3038
 ZIP CODE: _____

OWNER: VERNON ANDERSON
 ADDRESS: 1617 FIRST NW
 CITY, STATE: ALB., 87113

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

ARCHITECT: KDC
 ADDRESS: 309 "A" WASHINGTON S.E.
 CITY, STATE: ALB., 87108

CONTACT: John Klee
 PHONE: 830-3637
 ZIP CODE: _____

SURVEYOR: SOUTHWEST SURVEYS
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: Dan
 PHONE: _____
 ZIP CODE: _____

CONTRACTOR: _____
 ADDRESS: _____
 CITY, STATE: _____

CONTACT: _____
 PHONE: _____
 ZIP CODE: _____

CHECK TYPE OF SUBMITTAL:

- ☒ DRAINAGE REPORT
- ☒ DRAINAGE PLAN
- ☐ 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

2/24/02
JR

CHECK TYPE OF APPROVAL SOUGHT:

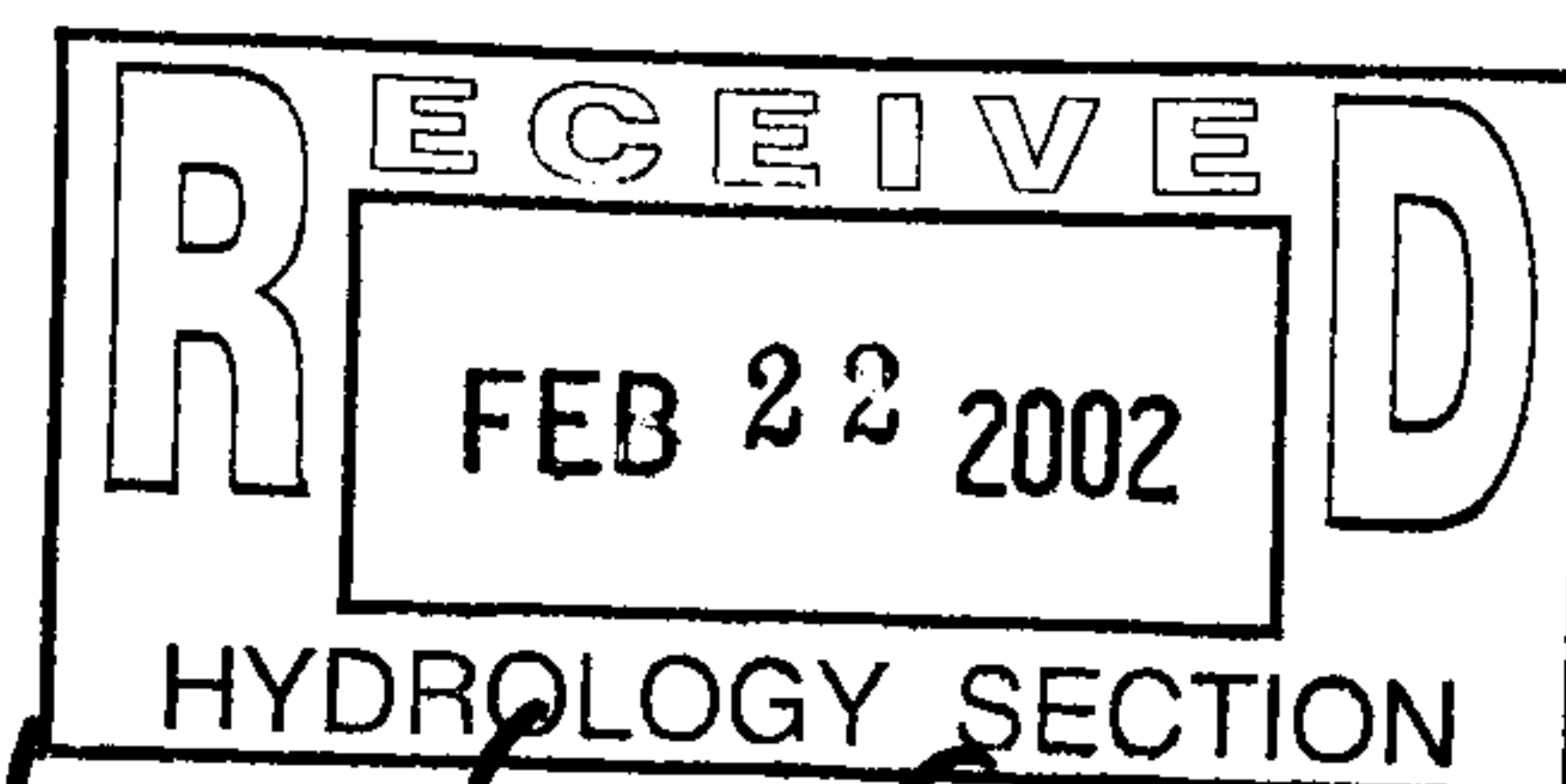
- ☐ SIA / FINANCIAL GUARANTEE RELEASE
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- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 2-19-02

Kurt A. Carter



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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