

CITY OF ALBUQUERQUE



February 9, 2016

Richard J. Berry, Mayor

Mike Walla, P.E.
Walla Engineering, Ltd
6501 Americas Parkway NE, Suite 301
Albuquerque, NM, 87110

**RE: 1600 First Street Northwest, Loading Dock Remodel
Revised Grading and Drainage Plan
Engineer's Stamp Date 2-5-16 (File: J14D178)**

Dear Mr. Walla:

Based upon the information provided in your submittal received 2-5-16, the above-referenced revised plan is approved for Building Permit (SO-19 is no longer needed in this revised plan).

PO Box 1293

Please attach a copy of this approved plan in the construction sets when submitting for the building permit. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required. Please ensure that the existing piping under the sidewalk is completely cleaned.

Albuquerque

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

New Mexico 87103

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Planning Dept.
Development Review Services

www.cabq.gov

Orig: Drainage file



FASTRAX

City of Albuquerque

Planning Department
Development & Building Services Division
DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(REV 02/2013)

Project Title: LOADING DOCK REMODEL Building Permit #: _____ City Drainage #: J14D178
DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: _____
City Address: 1600 1st ST. NW ALBUQUERQUE, NEW MEXICO 87102

Engineering Firm: WALLA ENGINEERING Contact: MIKE WALLA
Address: 6501 AMERICAS PWKY NE, ALBUQ., NM 87110 SUITE 301
Phone#: 505-881-3008 Fax#: 505-881-4025 E-mail: mikew@wallaengineering.com

Owner: TANAGER COMPANY Contact: DALLAS BROAD
Address: P.O. BOX 7817, ALBUQUERQUE, NM 87194
Phone#: 505-244-0048 Fax#: _____ E-mail: dbroad@tanagerproperty.co

Architect: SLAGEL HERR ARCHTECTS Contact: DAN HERR
Address: 413 SECOND ST SW, ALBUQUERQUE, NM 87102
Phone#: 505-246-0870 Fax#: _____ E-mail: dan@slagleherr.com

Surveyor: WAYJOHN SURVEYING INC. Contact: THOMAS JOHNSTON
Address: 330 LOUISIANA BLVD. NE, ALBUQUERQUE, NM 87108
Phone#: 505-255-2052 Fax#: 505-255-2887 E-mail: _____

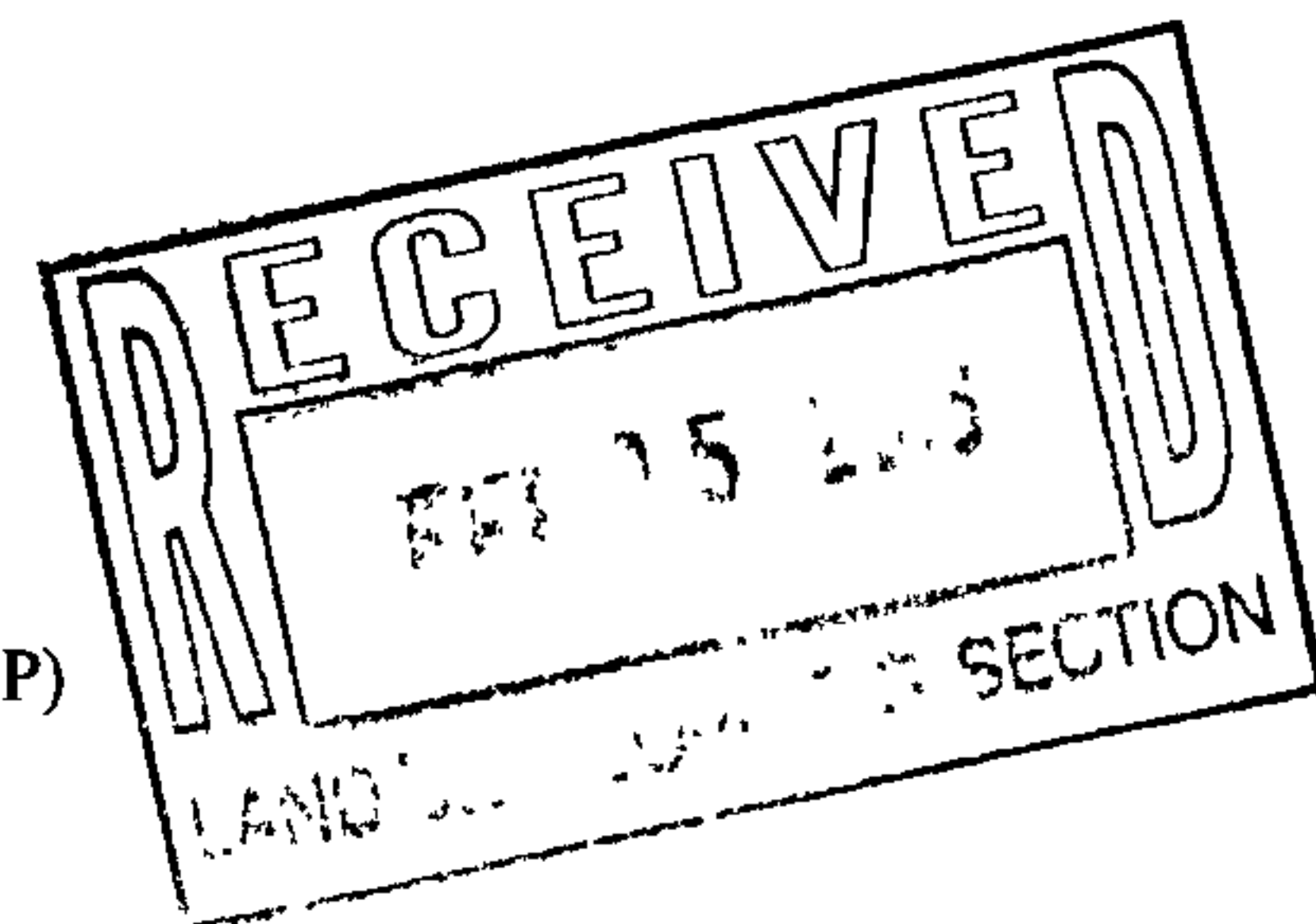
Contractor: _____ Contact: _____
Address: _____
Phone#: _____ Fax#: _____ E-mail: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL
☒ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☒ GRADING PLAN
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ ENGINEER'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ ENGINEER'S CERT (ESC)
☐ SO-19
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE 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
☐ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TCL TEMP)
☐ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ GRADING CERTIFICATION
☐ SO-19 APPROVAL
☐ ESC PERMIT APPROVAL
☐ ESC CERT. ACCEPTANCE
☐ OTHER (SPECIFY) _____



WAS A PRE-DESIGN CONFERENCE ATTENDED: _____ Yes ☒ No _____ Copy Provided _____
DATE SUBMITTED: 2-5-16 By: MIKE WALLA

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
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development

CITY OF ALBUQUERQUE



December 28, 2015

Richard J. Berry, Mayor

Mike Walla, P.E.
Walla Engineering, Ltd
6501 Americas Parkway NE, Suite 301
Albuquerque, NM, 87110

**RE: 1600 First Street Northwest, Loading Dock Remodel
Grading and Drainage Plan
Engineer's Stamp Date 12-22-15 (File: J14D178)**

Dear Mr. Walla:

Based upon the information provided in your submittal received 12-22-2015, the above-referenced plan is approved for Building Permit and SO-19.

PO Box 1293

Please attach a copy of this approved plan in the construction sets when submitting for the building permit. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

Albuquerque

A copy of this approval letter must be on hand when applying for the excavation/barricading permit. The work in the City ROW must be inspected and accepted. Contractor must contact Jason Rodriguez at 235-8016 and Construction Coordination at 924-3416 to schedule an inspection.

New Mexico 87103

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

Sincerely,

www.cabq.gov

Abiel Carrillo, P.E.
Principal Engineer, Planning Dept.
Development Review Services

Orig: Drainage file

FASTRAX



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

Project Title: LOADING DOCK REMODEL Building Permit #: _____ City Drainage #: J14D178

DRB#: _____ EPC#: _____ Work Order#: _____

Legal Description: _____

City Address: 1600 1st ST. NW ALBUQUERQUE, NEW MEXICO 87102

Engineering Firm: WALLA ENGINEERING Contact: MIKE WALLA

Address: 6501 AMERICAS PWKY NE, ALBUQ., NM 87110 SUITE 301

Phone#: 505-881-3008 Fax#: 505-881-4025 E-mail: mikew@wallaengineering.com

Owner: TANAGER COMPANY Contact: DALLAS BROAD

Address: P.O. BOX 7817, ALBUQUERQUE, NM 87194

Phone#: 505-244-0048 Fax#: _____ E-mail: dbroad@tanagerproperty.co

Architect: SLAGEL HERR ARCHTECTS Contact: DAN HERR

Address: 413 SECOND ST SW, ALBUQUERQUE, NM 87102

Phone#: 505-246-0870 Fax#: _____ E-mail: dan@slagleherr.com

Surveyor: WAYJOHN SURVEYING INC. Contact: THOMAS JOHNSTON

Address: 330 LOUISIANA BLVD. NE, ALBUQUERQUE, NM 87108

Phone#: 505-255-2052 Fax#: 505-255-2887 E-mail: _____

Contractor: _____ Contact: _____

Address: _____

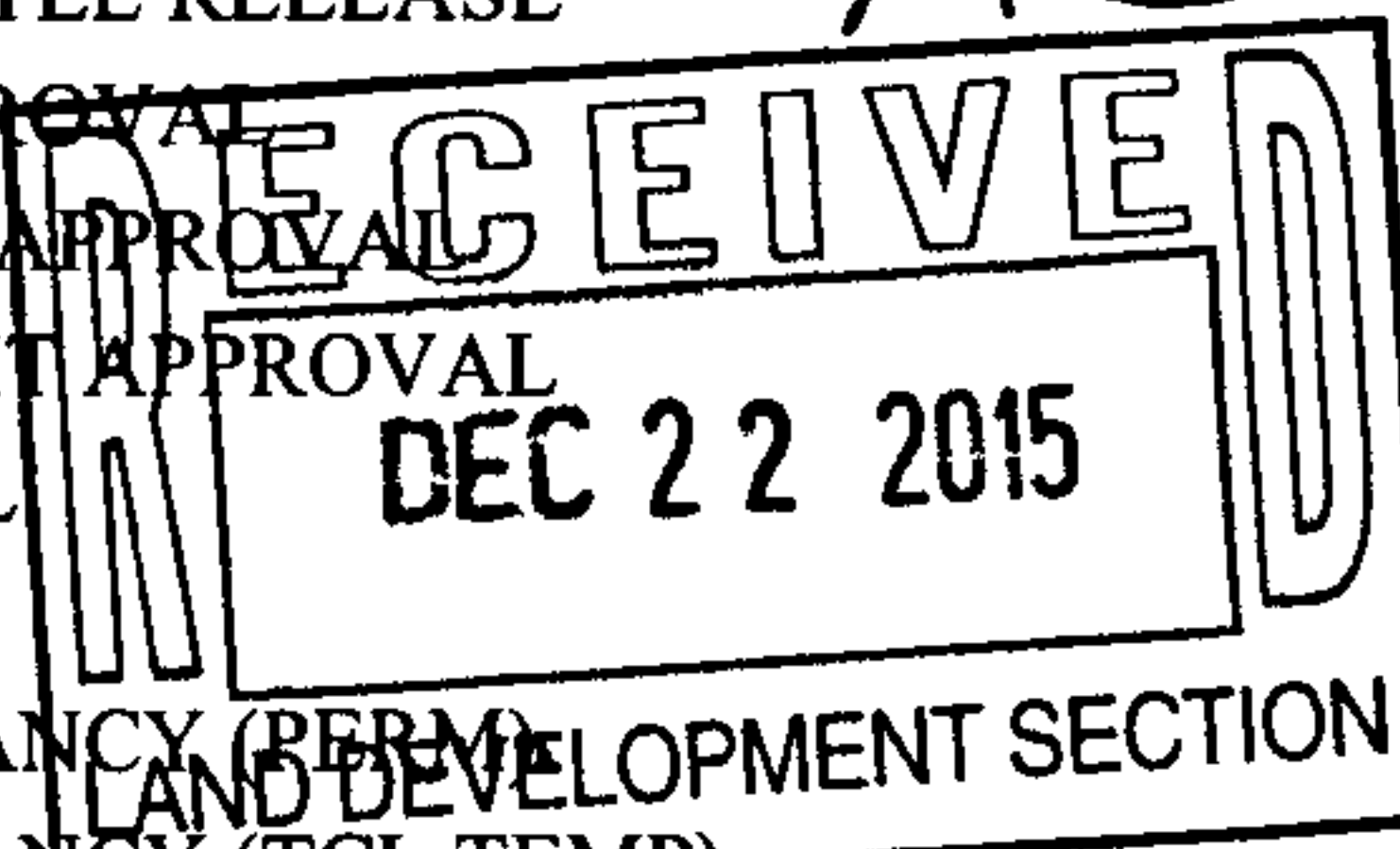
Phone#: _____ Fax#: _____ E-mail: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL
- ☒ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☒ GRADING PLAN
- ☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ ENGINEER'S CERT (ESC)
- ☐ SO-19
- ☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE 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
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TCL TEMP)
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ GRADING CERTIFICATION
- ☐ SO-19 APPROVAL
- ☐ ESC PERMIT APPROVAL
- ☐ ESC CERT. ACCEPTANCE
- ☐ OTHER (SPECIFY) _____



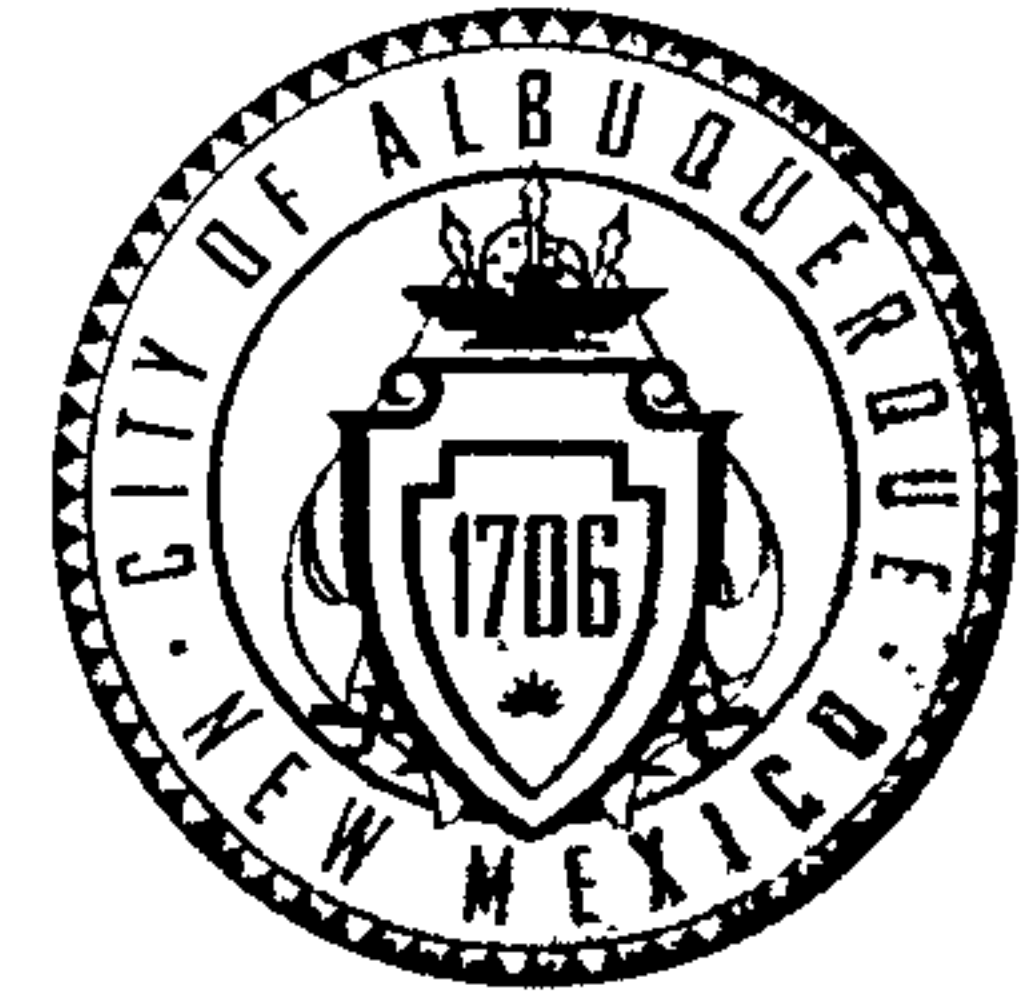
WAS A PRE-DESIGN CONFERENCE ATTENDED: _____ Yes ☒ No _____ Copy Provided

DATE SUBMITTED: 12-22-15 By: MIKE WALLA

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
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development

CITY OF ALBUQUERQUE



December 18, 2015

Richard J. Berry, Mayor

Mike Walla, P.E.
Walla Engineering, Ltd
6501 Americas Parkway NE, Suite 301
Albuquerque, NM, 87110

**RE: 1600 First Street Northwest, Loading Dock Remodel
Grading and Drainage Plan
Engineer's Stamp Date 12-15-15 (File: J14D178)**

Dear Mr. Walla:

Based upon the information provided in your submittal received 10-24-15, the above-referenced plan cannot be approved for Building Permit until the following items are addressed:

1. The on-site management of the first flush is required for all reconstruction projects, <https://www.cabq.gov/planning/documents/SignificantDrainageOrdinanceChanges0414.pdf>. At a minimum, for this site, an oil/water separation feature should be included prior to discharging to the city's storm drain system (or to the pumping station).

PO Box 1293

The work within First Street Right of Way will require a Special Order-19 ("SO-19"); the following items will need to be addressed for that approval:

Albuquerque

2. The pipe segment within the right of way will need to be a minimum 12" diameter RCP or HPPP (High Performance Polypropylene Pipe).

New Mexico 87103

3. Typically, bends are not allowed along the storm drain within City Right of Way, and a manhole would need to be installed. However, given the proximity of the proposed connection, it seems unfeasible to construct a new manhole between the back of curb and the building. Instead, please flatten the angle of the bend under the sidewalk as much as possible by adjusting the property line crossing point of the line.

www.cabq.gov

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

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Planning Dept.
Development Review Services

Orig: Drainage file



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

FASTRAX

Project Title: LOADING DOCK REMODEL Building Permit #: _____ City Drainage #: J14D178

DRB#: _____ EPC#: _____ Work Order#: _____

Legal Description: _____

City Address: 1600 1st ST. NW ALBUQUERQUE, NEW MEXICO 87102

Engineering Firm: WALLA ENGINEERING Contact: MIKE WALLA

Address: 6501 AMERICAS PWKY NE, ALBUQ., NM 87110 SUITE 301

Phone#: 505-881-3008 Fax#: 505-881-4025 E-mail: mikew@wallaengineering.com

Owner: TANAGER COMPANY Contact: DALLAS BROAD

Address: P.O. BOX 7817, ALBUQUERQUE, NM 87194

Phone#: 505-244-0048 Fax#: _____ E-mail: dbroad@tanagerproperty.co

Architect: SLAGEL HERR ARCHTECTS Contact: DAN HERR

Address: 413 SECOND ST SW, ALBUQUERQUE, NM 87102

Phone#: 505-246-0870 Fax#: _____ E-mail: dan@slagleherr.com

Surveyor: WAYJOHN SURVEYING INC. Contact: THOMAS JOHNSTON

Address: 330 LOUISIANA BLVD. NE, ALBUQUERQUE, NM 87108

Phone#: 505-255-2052 Fax#: 505-255-2887 E-mail: _____

Contractor: _____ Contact: _____

Address: _____

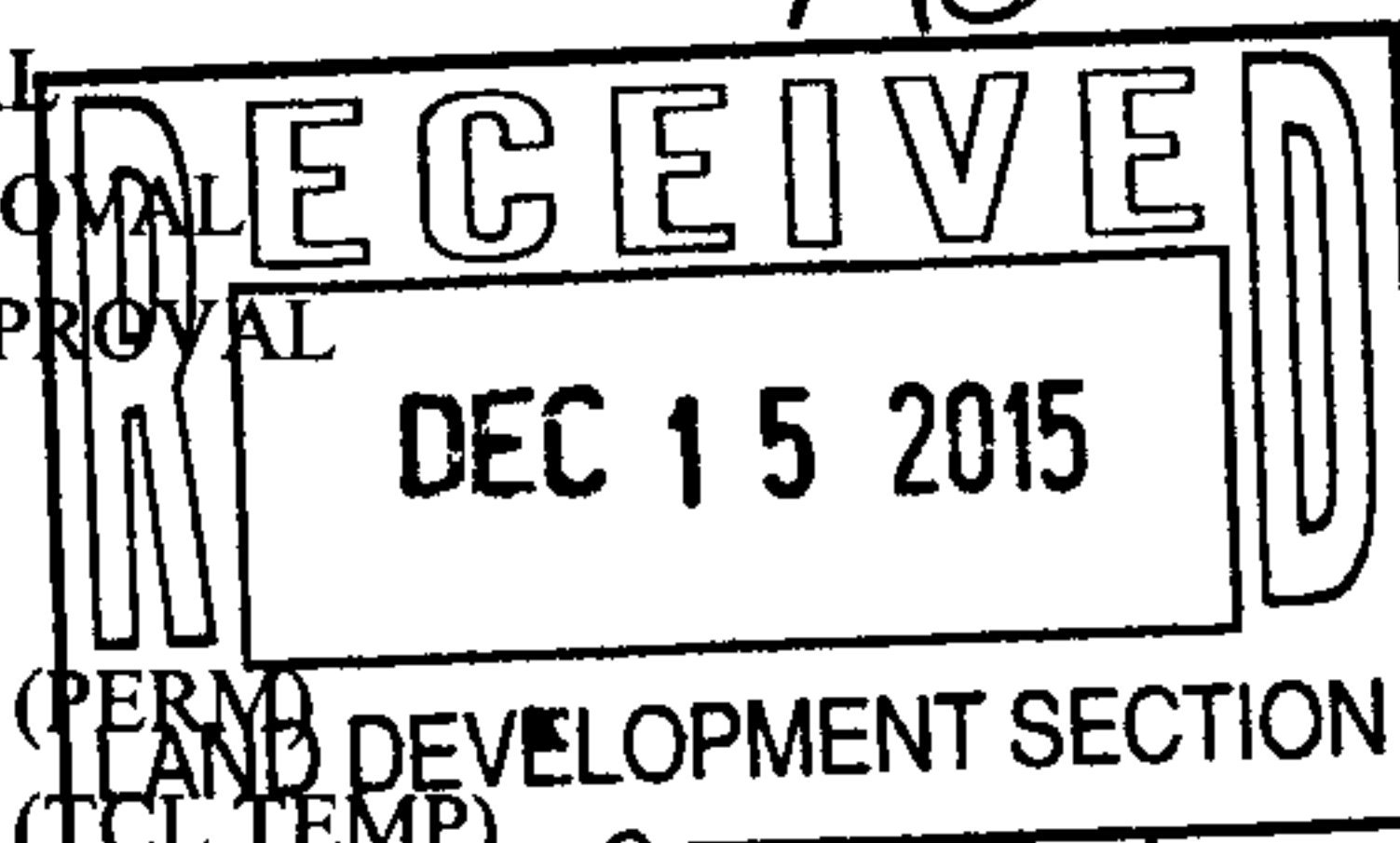
Phone#: _____ Fax#: _____ E-mail: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☒ DRAINAGE PLAN 1st SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☒ GRADING PLAN
- ☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ ENGINEER'S CERT (ESC)
- ☐ SO-19
- ☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE 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
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TCL TEMP)
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ GRADING CERTIFICATION
- ☒ SO-19 APPROVAL
- ☐ ESC PERMIT APPROVAL
- ☐ ESC CERT. ACCEPTANCE
- ☐ OTHER (SPECIFY) _____



paid \$50.00

WAS A PRE-DESIGN CONFERENCE ATTENDED: _____ Yes ☒ No _____ Copy Provided

DATE SUBMITTED: 12-15-15 By: MIKE WALLA

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
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development