

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

September 9, 2025

Charlie Otero, RA  
Charlie M. Otero Architect  
8000 Pennsylvania CR NE  
Albuquerque, NM 87110

[Charliecmo52@gmail.com](mailto:Charliecmo52@gmail.com)

**Re: Manuel's Food Market**  
**601 Edith NE**  
**Traffic Circulation Layout**  
Engineer's Stamp 7-7-25 (J14D212) TRANS-2025-00182

Dear Mr. Otero,

The TCL resubmittal received 9-9-25 is approved for Building Permit by Transportation. A copy of the stamped and signed plan will be needed for each of the building permit plans. Please keep the original to be used for certification of the site for final C.O. for Transportation.

When the site construction is completed and an inspection for Certificate of Occupancy (C.O.) is requested, use the original City stamped approved TCL for certification. Redline any minor changes and adjustments that were made in the field. A NM registered architect or engineer must stamp, sign, and date the certification TCL along with indicating that the development was built in "substantial compliance" with the TCL. Submit this certification, and the TCL to the [ABQ-PLAN](#) for log in and evaluation by Transportation.

Once verification of certification is completed and approved, notification will be made to Building Safety to issue Final C.O. To confirm that a final C.O. has been issued, call Building Safety at 924-3690.

Sincerely,

Sertil A. Kanbar

Sertil Kanbar, PhD, PE, CFM  
Sr. Engineer, Planning Dept.  
Development Review Services

C: CO Clerk, File