

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

October 11, 2022

Stephen Dunbar, RA
Modulus Architect
100 Sun Ave. NE, Suite 600
Albuquerque, NM 87109

Re: Champion Xpress/ 5101 Lomas Blvd. NE
Request for Certificate of Occupancy
Transportation Development Final Inspection
Architect's Stamp dated 5-11-2022 (J17-D010)
Certification dated 9-08-22

Dear Mr. Dunbar,

Based upon the information provided in your submittal received 9-08-22, Transportation Development has no objection to the issuance of a Permanent Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

If you have any questions, please contact Ernest Armijo at (505) 924-3991 or at earmijo@cabq.gov

Sincerely,

Ernest Armijo, P.E.
Principal Engineer, Planning Dept.
Development Review Services

\xxx via: email
C: CO Clerk, File



Planning Department – Transportation & Hydrology

City of Albuquerque
600 2nd Street NW, Suite 201
Albuquerque, NM 87102
925.965.4475

September 8, 2022

RE: Traffic Certification for Champion Xpress 5101 Lomas Blvd NE (BP-2022-18984)

To whom it may concern,

I, Stephen Dunbar, NMRA #4218, of the firm Modulus Architects, hereby certify that the above referenced project is in substantial compliance and in accordance with the design intent of the Architectural Site Plan (TCL), dated 5-11-21. I further certify that Daniel Duran, Architect Intern at Modulus Architects, personally visited the site on 9-8-22 and has determined by visual inspection that the improvements installed to date are representative of actual site conditions with minor modification and is true and correct to the best of his knowledge and belief. This certification is submitted in support of a request for a permanent 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.

Sincerely,

Stephen Dunbar, AIA
Principal in Charge
Modulus Architects, Inc.
110 Sun Avenue NE, Suite 305
Albuquerque, NM 87109
(O) 505.338.1499, Ext. 1004



