

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Planning Department Transportation Development Services Section

June 30, 2004

Eufracio Sabay, P.E., Registered Architect 8624 Casa Verde Ave, NW Albuquerque, NM 87120

Re: Certification Submittal for Final Building Certificate of Occupancy for

Pathway Inc. Parking Lot, [J17 / D27]

622 Truman NE

Engineer's Stamp Dated 06/21/04

Dear Mr. Sabay:

The TCL / Letter of Certification submitted on June 23, 2004 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

Sincerely,

Nilo E. Sargado-Fernandez, P.E.

Senior Traffic Engineer

Development and Building Services

Planning Department

c: Engineer
Hydrology file
CO clerk

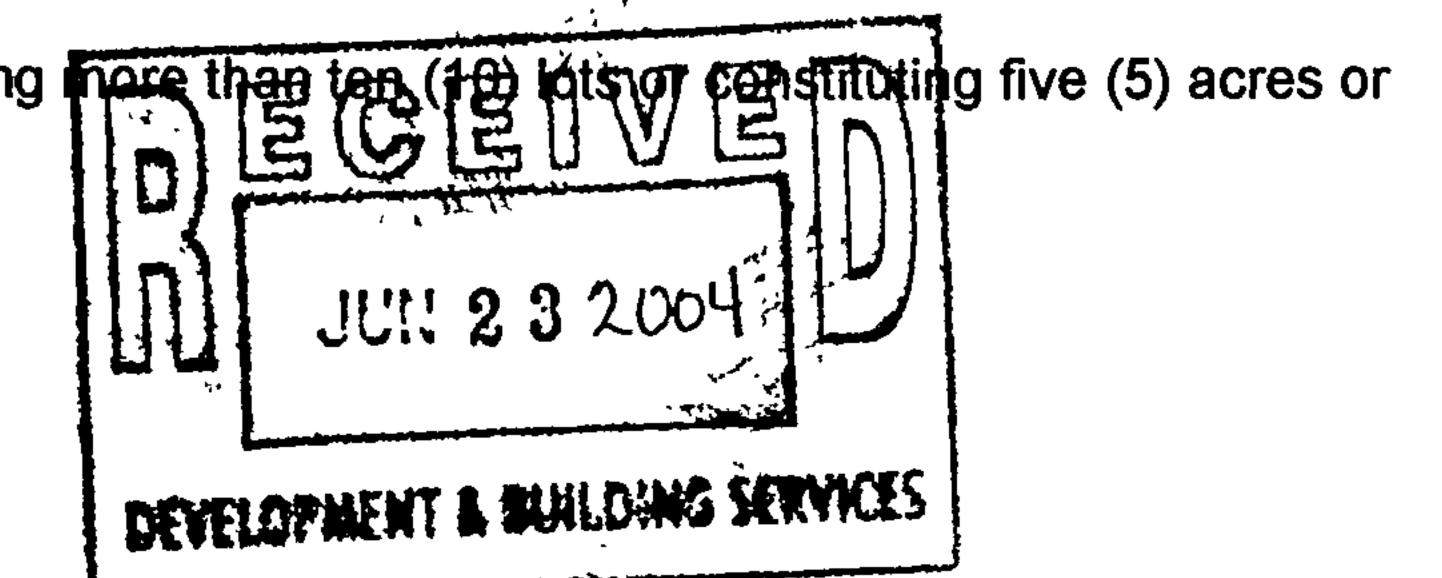
ZONE MAP/DRG. FILE #J17-D27

DRB #:	PC#: N/A	WORK ORDER#:
LEGAL DESCRIPTION: NORTI CITY ADDRESS: 622 TRUMAN	HERLY PORTION OF LOTIC CRO STREET N.E	DUCH'S SUBDIVISION
ENGINEERING FIRM: BJM DEV ADDRESS: 8624 CASA CITY, STATE: Albu		CONTACT: BERNIE J. MONTOYA PHONE: 250-7719 ZIP CODE: 87120
OWNER: ADDRESS: CITY, STATE: Albu	querque, New Mexico	CONTACT: PHONE: ZIP CODE:
ARCHITECT: ADDRESS: CITY, STATE:		CONTACT: PHONE: ZIP CODE:
SURVEYOR: N/A ADDRESS: CITY, STATE:		CONTACT: PHONE: ZIP CODE:
CONTRACTOR: N/A ADDRESS: CITY, STATE:		CONTACT: PHONE: ZIP CODE:
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DATE SUBMITTED:-11/25/2003	523/2004	BY: Deine Matyr
The particular nature, location		Subdivision Plats shall be accompanied by a drainage submittate evelopment define the degree of drainage detail. One or more that 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 subdivisions containing more than to

PROJECT TITLE:PATHWAY INC. PARKING LOT





P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 19, 2004

Eufracio Sabay, P.E. BJM Development Consultant 8624 Casa Verde Ave. NW Albuquerque, NM 87120

Re:

Pathway Inc. Parking Lot, 622 Truman St NE, Traffic Circulation Layout

Engineer's Stamp dated 4-15-04 (J17/D27)

Dear Mr. Sabay,

The TCL submittal received 4-16-04 is approved for Building Permit. The plan is stamped and signed as approved. A copy of this 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.

If a temporary CO is needed, a copy of the original TCL that was stamped as approved by the City will be needed. This plan must include a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance," as well as the signed and dated stamp of a NM registered architect or engineer. Submit this TCL with a completed <u>Drainage and Transportation Information Sheet</u> to Hydrology at the Development Services Center of Plaza Del Sol Building.

When the site is completed and a final C.O. is requested, use the original City stamped approved TCL for certification. 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 TCL with a completed <u>Drainage and Transportation</u> Information Sheet to Hydrology at the Development Services Center of Plaza Del Sol Building.

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 924-3306.

Sincerely,

Kristal D. Metro

Engineering Associate, Planning Dept. Development and Building Services

cc: file



P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 23, 2004

Mr. Eufracio Sabay, P.E.

BJM DEVELOPMENT CONSULTANT
8624 Casa Verde Ave. NW
Albuquerque, NM 87120

Re: PATHWAY INC. PARKING LOT

622 Truman St. NE

Approval of Permanent Certificate of Occupancy (C.O.)

Engineer's Stamp dated 04/15/2004 (J-17/D027)

Certification dated 06/21/2004

Dear Sabay,

Based upon the information provided in your submittal received 06/23/2004, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology

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

Sincerely,

Arlene V. Portillo

Plan Checker, Planning Dept. - Hydrology Development and Building Services

BUS

C: Phyllis Villanueva

PROJECT TITLE:PAT DRB #:	HWAY INC. PARKING LOT PC#: N/A	ZONE MAP/DRG. FILE #J17-D27 WORK ORDER#:	
LEGAL DESCRIPTION: CITY ADDRESS: 622 TI	NORTHERLY PORTION OF LOT C CROUNTED IN STREET N.E.	JCH'S SUBDIVISION	
ADDRESS: 862	SJM DEVELOPMENT CONSULTANT 24 CASA VERDE AVE. N.W. Albuquerque, New Mexico	CONTACT: BERNIE J. MONTOYA PHONE: 250-7719 ZIP CODE: 87120	
OWNER: ADDRESS: CITY, STATE:	Albuquerque, New Mexico	CONTACT: PHONE: ZIP CODE:	
ARCHITECT: ADDRESS: CITY, STATE:		CONTACT: PHONE: ZIP CODE:	
SURVEYOR: ADDRESS: CITY, STATE:	N/A	CONTACT; PHONE: ZIP CODE:	
CONTRACTOR: ADDRESS: CITY, STATE:	N/A	CONTACT: PHONE: ZIP CODE:	
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+ +	ONFERENCE ATTENDED: VITH KRSITAL METRO	XCERTIFICATE OF OCCUPANCY APPROVAL GRADING PERMIT APPROVAL PAVING PERMIT APPROVAL WORK ORDER APPROVAL TCLOTHER (SPECIFY) CERTIFICATION	
DATE SUBMITTED:-144	25/2003 B23/2004	BY: Seine/Matya	

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 define 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 subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

DEVELOPMENT & >



City of Albuquerque P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 19, 2004

Eufracio Sabay, P.E.
BJM Development Consultant
8624 Casa Verde Ave. NW
Albuquerque, NM 87120

Re: Pathway Inc. Parking Lot, 622 Truman St NE, Grading and Drainage Plan Engineer's Stamp dated 4-15-04 (J17/D27)

Dear Mr. Sabay,

Based upon the information provided in your submittal received 4-16-04, the above referenced plan is approved for Paving Permit and Grading Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

Upon completion of the project, please provide an Engineer Certification for our files.

If you have any questions, you can contact me at 924-3981.

Sincerely,

Kristal D. Metro

Engineering Associate, Planning Dept. Development and Building Services

C: file



City of Albuquerque P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 19, 2004

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Sincerely,

Kristal D. Metro

Engineering Associate, Planning Dept.

Development and Building Services

C: file

DRAINAGE INFORMATION SHEET 5-17/027

国 C E I V E

HYDROLOGY SECTION

PROJECT TITLE:PATHWAY INC. PARKING LOT DRB #: PC#: N/A	ZONE MAP/DRG. FILE #J17-D27 WORK ORDER#:
LEGAL DESCRIPTION: NORTHERLY PORTION OF LOT C CROC	UCH'S SUBDIVISION
ENGINEERING FIRM: BJM DEVELOPMENT CONSULTANT ADDRESS: 8624 CASA VERDE AVE. N.W. CITY, STATE: Albuquerque, New Mexico	CONTACT: BERNIE J. MONTOYA PHONE: 250-7719 ZIP CODE: 87120
OWNER: ADDRESS: CITY, STATE: Albuquerque, New Mexico	CONTACT: PHONE: ZIP CODE:
ARCHITECT: ADDRESS: CITY, STATE:	CONTACT: PHONE: ZIP CODE:
SURVEYOR: N/A ADDRESS: CITY, STATE:	CONTACT: PHONE: ZIP CODE:
CONTRACTOR: N/A ADDRESS: CITY, STATE:	CONTACT: PHONE: ZIP CODE:
TYPE OF SUBMITTAL: DRAINAGE REPORT DRAINAGE PLAN CONCEPTUAL GRADING & DRAINAGE PLAN X GRADING PLAN EROSION CONTROL PLAN ENGINEER'S CERTIFICATION X PAVING PLAN X TCL X RESUBMITTAL	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
WAS A PRE-DESIGN CONFERENCE ATTENDED: _X YES VERBAL WITH KRSITAL METRO NO COPY PROVIDED	GRADING PERMIT APPROVAL X PAVING PERMIT APPROVAL WORK ORDER APPROVAL OTHER (SPECIFY) SO19
DATE SUBMITTED: +42000003 04/16/2004	BY: Serno Montoja

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P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 19, 2004

Eufracio Sabay, P.E. BJM Development Consultant 8624 Casa Verde Ave. NW Albuquerque, NM 87120

Re:

Pathway Inc. Parking Lot, 622 Truman St NE, Traffic Circulation Layout

Engineer's Stamp dated 4-15-04 (J17/D27)

Dear Mr. Sabay,

The TCL submittal received 4-16-04 is approved for Building Permit. The plan is stamped and signed as approved. A copy of this 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.

If a temporary CO is needed, a copy of the original TCL that was stamped as approved by the City will be needed. This plan must include a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance," as well as the signed and dated stamp of a NM registered architect or engineer. Submit this TCL with a completed <u>Drainage and Transportation Information Sheet</u> to Hydrology at the Development Services Center of Plaza Del Sol Building.

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Sincerely,

Kristal D. Metro

Engineering Associate, Planning Dept. Development and Building Services

CC:

file

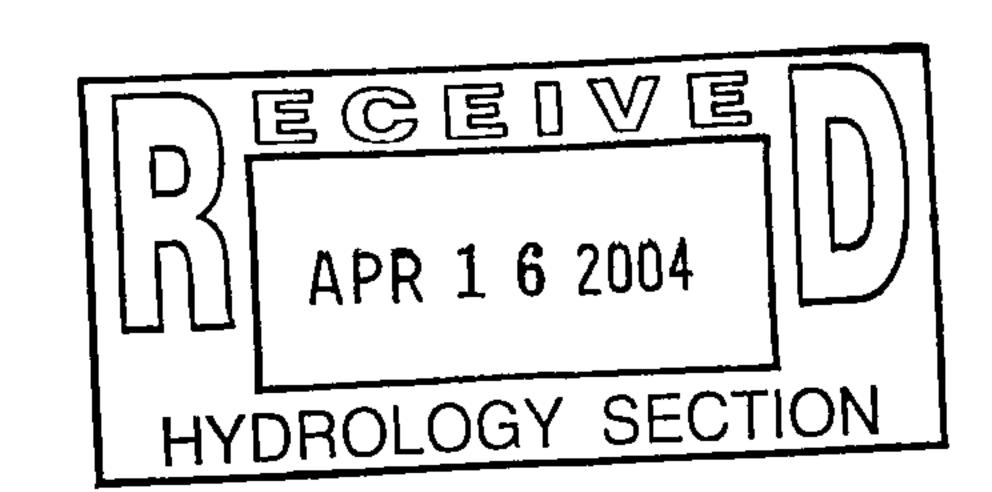
J-17/D27

ZONE MAP/DRG. FILE #J17-D27 PROJECT TITLE:PATHWAY INC. PARKING LOT **WORK ORDER#:** PC#: N/A DRB #: LEGAL DESCRIPTION: NORTHERLY PORTION OF LOT C CROUCH'S SUBDIVISION CITY ADDRESS: 622 TRUMAN STREET N.E. CONTACT: BERNIE J. MONTOYA ENGINEERING FIRM: BJM DEVELOPMENT CONSULTANT PHONE: 250-7719 ADDRESS: 8624 CASA VERDE AVE. N.W. ZIP CODE: 87120 Albuquerque, New Mexico CITY, STATE: CONTACT: OWNER PHONE: ADDRESS: Albuquerque, New Mexico ZIP CODE: CITY, STATE: CONTACT: ARCHITECT: PHONE: ADDRESS: ZIP CODE: CITY, STATE: CONTACT: SURVEYOR: N/A PHONE: ADDRESS: ZIP CODE: CITY, STATE: CONTACT: CONTRACTOR: N/A PHONE: ADDRESS: ZIP CODE: CITY, STATE: CHECK TYPE OF APPROVAL SOUGHT: TYPE OF SUBMITTAL: SIA / FINANCIAL GUARANTEE RELEASE DRAINAGE REPORT PRELIMINARY PLAT APPROVAL DRAINAGE PLAN S. DEV. PLAN FOR SUB'D. APPROVAL CONCEPTUAL GRADING & DRAINAGE PLAN S. DEV. PLAN FOR BLDG. PERMIT APPROVAL GRADING PLAN SECTOR PLAN APPROVAL EROSION CONTROL PLAN FINAL PLAT APPROVAL ENGINEER'S CERTIFICATION FOUNDATION PERMIT APPROVAL PAVING PLAN TCL BUILDING PERMIT APPROVAL -RESUBMITTAL CERTIFICATE OF OCCUPANCY APPROVAL WAS A PRE-DESIGN CONFERENCE ATTENDED: GRADING PERMIT APPROVAL YES VERBAL WITH KRSITAL METRO PAVING PERMIT APPROVAL NO WORK ORDER APPROVAL COPY PROVIDED OTHER (SPECIFY) SO19 Terno/1. 04/16/2004 DATE SUBMITTED: 1-112003

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Repub.





P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 1, 2004

Eufracio Sabay, P.E.

BJM Development Consultant
8624 Casa Verde Ave. NW
Albuquerque, NM 87120

Re: Pathway Inc. Parking Lot, 622 Truman St NE, Traffic Circulation Layout Engineer's Stamp dated 3-23-04 (J17/D27)

Dear Mr. Sabay,

Based upon the information provided in your submittal received 3-24-04, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- 1. List radii for all curves shown.
- 2. Please include 2 copies of the traffic circulation layout at the next submittal.
- 3. List the number of handicapped accessible parking spaces required, and show the location of these spaces.
- 4. Parking stalls at a 45-degree angle require a 34.3 foot vertical length for two lot width, and a 20.14 foot vertical length for one lot width. Please refer to the Development Process Manual for details.
- 5. Please show directional striping for one-way circulation.
- 6. Are there any exits to the alley?
- 7. The proposed parking spaces currently block the entrance.

If you have any questions, you can contact me at 924-3991.

Sincerely,

Wilfred A. Gallegos, P.E.

Traffic Engineer, Planning Dept.

Development and Building Services

C: file

J-17/D27

PROJECT TITLE:PAVE DRB #:	ED PARKING FOR PATHWAY INC. PC#: N/A	ZONE MAP/DRG. FILE # J17 WORK ORDER#:	
LEGAL DESCRIPTION; N	IORTHERLY PORTION OF LOT C CROUMAN STREET N.E.	UCHE'S SUBDIVISION	
8624	DEVELOPMENT CONSULTANT CASA VERDE AVE. N.W. Albuquerque, New Mexico	CONTACT BERNIË J. MONTOYA: PHONE:250-7719 ZIP CODE: 87120	
OWNER: PATHWAY INC. ADDRESS: CITY, STATE:	Albuquerque, New Mexico	CONTACT: JIM CLARK PHONE: ZIP CODE:	
ARCHITECT: ADDRESS: CITY, STATE:	N/A	CONTACT: PHONE: ZIP CODE:	
SURVEYOR: ADDRESS: CITY, STATE:	N/A	CONTACT: PHONE: ZIP CODE:	
CONTRACTOR: ADDRESS: CITY, STATE:	N/A Size of the second	CONTACT: PHONE: ZIP CODE:	
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DATE SUBMITTED:	B	Y:	

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