

# BPLW

Architects & Engineers, Inc.

6200 Uptown Blvd. NE  
Suite 400  
Albuquerque, NM 87110  
(505) 881-2759

49 West First Street  
Suite 100  
Mesa, AZ 85201  
(480) 827-2759

Martin Building, Suite 501  
215 North Stanton Street  
El Paso, TX 79901  
(915) 545-1665

J-18/D21

Project \_\_\_\_\_

Subject \_\_\_\_\_

Project # J-18 Date Hastings site By \_\_\_\_\_

- Memorandum
- Telephone Record
- Note to the File
- Minutes of Meeting
- To be Typed
- \_\_\_\_\_

Krystal Metro  
COA Public Works  
600 2<sup>ND</sup> ST. NW  
Albuquerque, NM 87102

9/23/04

Re: Fair Plaza Shopping Center, 6001 Lomas Blvd NE

Dear Krystal,

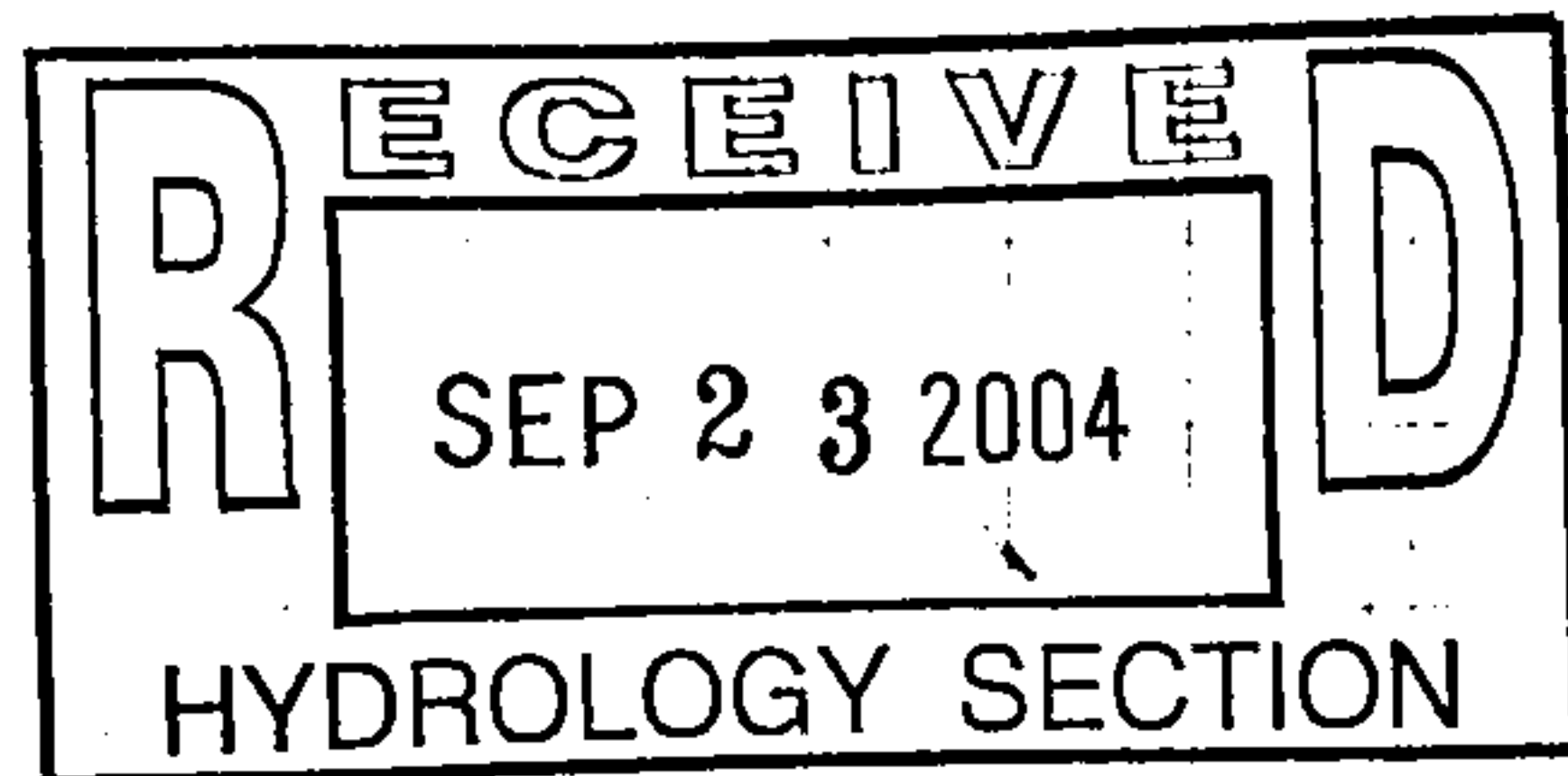
This letter is to clarify that the Hastings remodel located @ 6001 Lomas NE will not require a grading & drainage submittal since there will be no changes in the building area or pavement changes. As shown on the approved Administrative Amendment of the Site Plan as prepared by BPLW A&E, the modifications to the northeast parking lot will include the addition of parking bumpers & striping modifications.

Please call if you have any questions or comments

Sincerely,

*[Signature]*  
Senior Vice President

BPLW Architects & Engineers

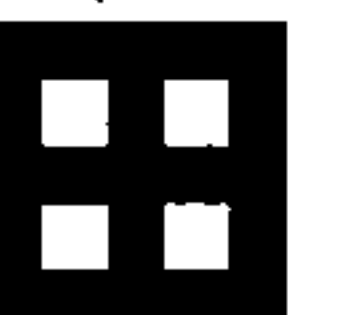


Copies to:

Dec. 1993

Page \_\_\_\_\_ of \_\_\_\_\_

*Designing to Shape the Future*

















# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 23, 1995

Mark Babbitt  
Great Basin Engineering  
3544 Lincoln Ave.  
Ogden, Utah 84401

RE: DRAINAGE PLAN FOR STORE REMODEL @ SMITH'S @ FAIR PLAZA  
(J18-D21) ENGINEER'S STAMP DATED 12/23/94.

Dear Mr. Babbitt:

Based on the information provided on your January 11, 1995  
submittal, the above referenced site is approved for Building  
Permit.

Please attach a copy of this approved plan to the construction  
sets prior to sign-off by Hydrology.

If I can be of further assistance, please feel free to contact me  
at 768-2667.

Sincerely,

*Bernie J. Montoya*  
Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: Andrew Garcia  
File



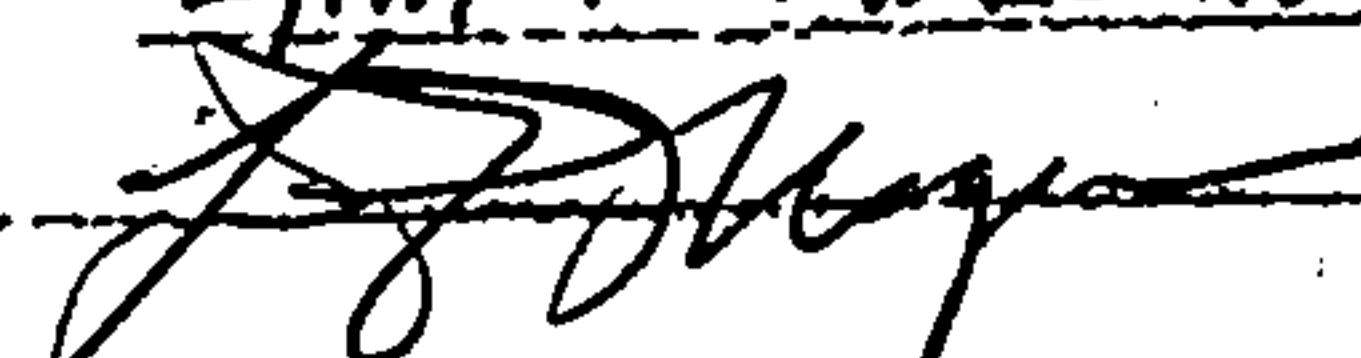
**DRAINAGE INFORMATION SHEET**

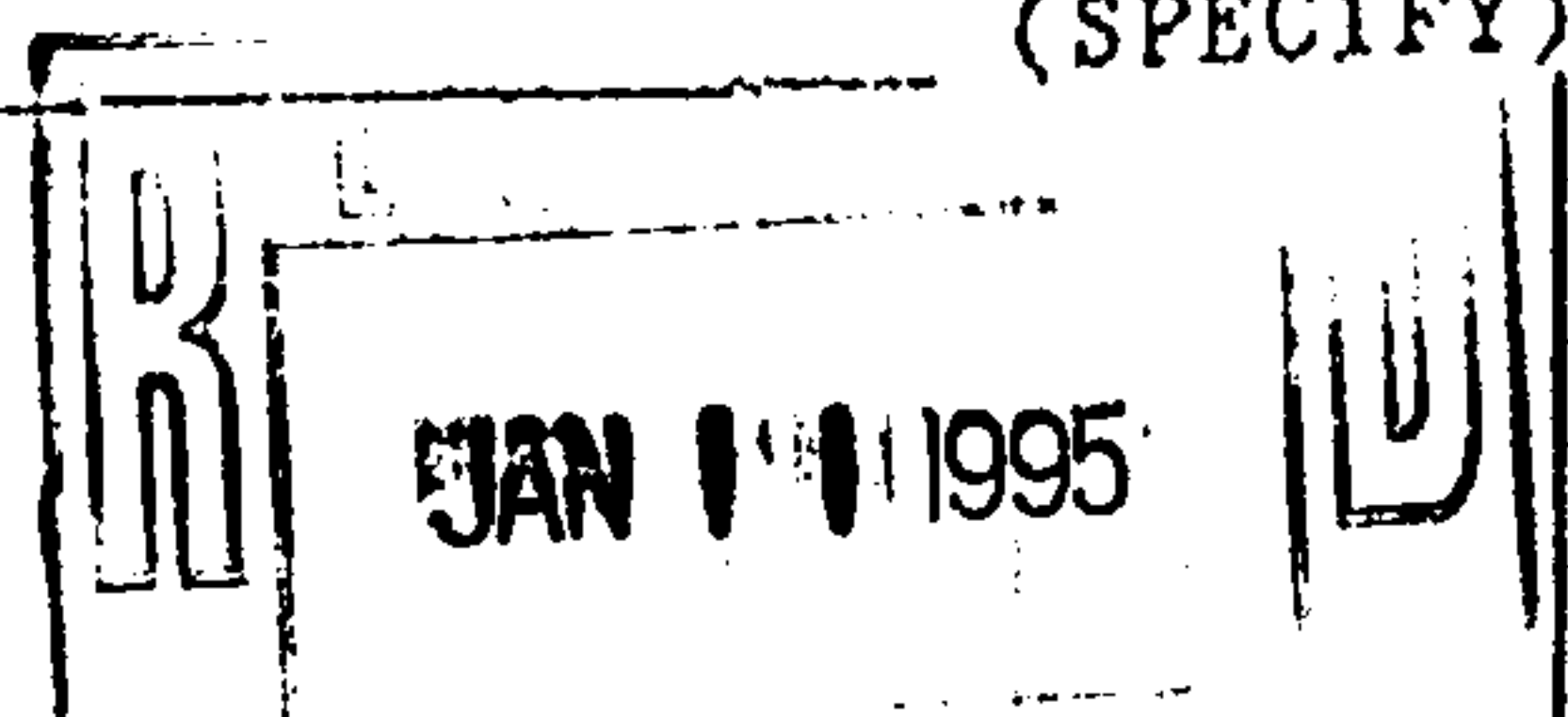
PROJECT TITLE: FAR PLAZA ZONE ATLAS/DRNG. FILE #: J18-D21  
 DRB #: \_\_\_\_\_ EPC #: \_\_\_\_\_ WORK ORDER #: \_\_\_\_\_  
 LEGAL DESCRIPTION: see attached survey  
 CITY ADDRESS: 6001 B Lomas BLVD  
 ENGINEERING FIRM: GREAT BASIN ENGINEERING CONTACT: MARK BABBITT  
 ADDRESS: 3544 LINCOLN AVE. OGDEN, UT. 84401 PHONE: (801) 394-4515  
 OWNER: ALVARADO REALTY COMPANY CONTACT: LOUIS ABRUZZO  
 ADDRESS: #10 TRAMWAY LOOP NE PHONE: 505 856 2724  
ALBUQUERQUE N.M.  
 ARCHITECT: LYNN F. MORGAN AIA P.C. CONTACT: LYNN MORGAN  
 ADDRESS: 143 WEST 1400 South PHONE: 801 467 4482  
Salt Lake City Utah 84115  
 SURVEYOR: SURV TEK INC CONTACT: GARY P. HUGER  
 ADDRESS: 5643 Paradise BLVD N.W. PHONE: 505 8973366  
Albuquerque N.M. 87114  
 CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_

TYPE OF SUBMITTAL:  
 DRAINAGE REPORT  
 DRAINAGE PLAN  
 CONCEPTUAL GRADING & DRAINAGE PLAN  
 GRADING PLAN  
 EROSION CONTROL PLAN  
 ENGINEER'S CERTIFICATION  
 OTHER DRAINAGE ANALYSIS

PRE-DESIGN MEETING:  
 YES  
 NO  
 COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:  
 SKETCH PLAT APPROVAL  
 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 APPROVAL  
 GRADING PERMIT APPROVAL  
 PAVING PERMIT APPROVAL  
 S.A.D. DRAINAGE REPORT  
 DRAINAGE REQUIREMENTS  
 OTHER \_\_\_\_\_ (SPECIFY)

DATE SUBMITTED: Dec 28 1994  
 BY: LYNN F. MORGAN ARCHITECT (Smith's Remodel)  




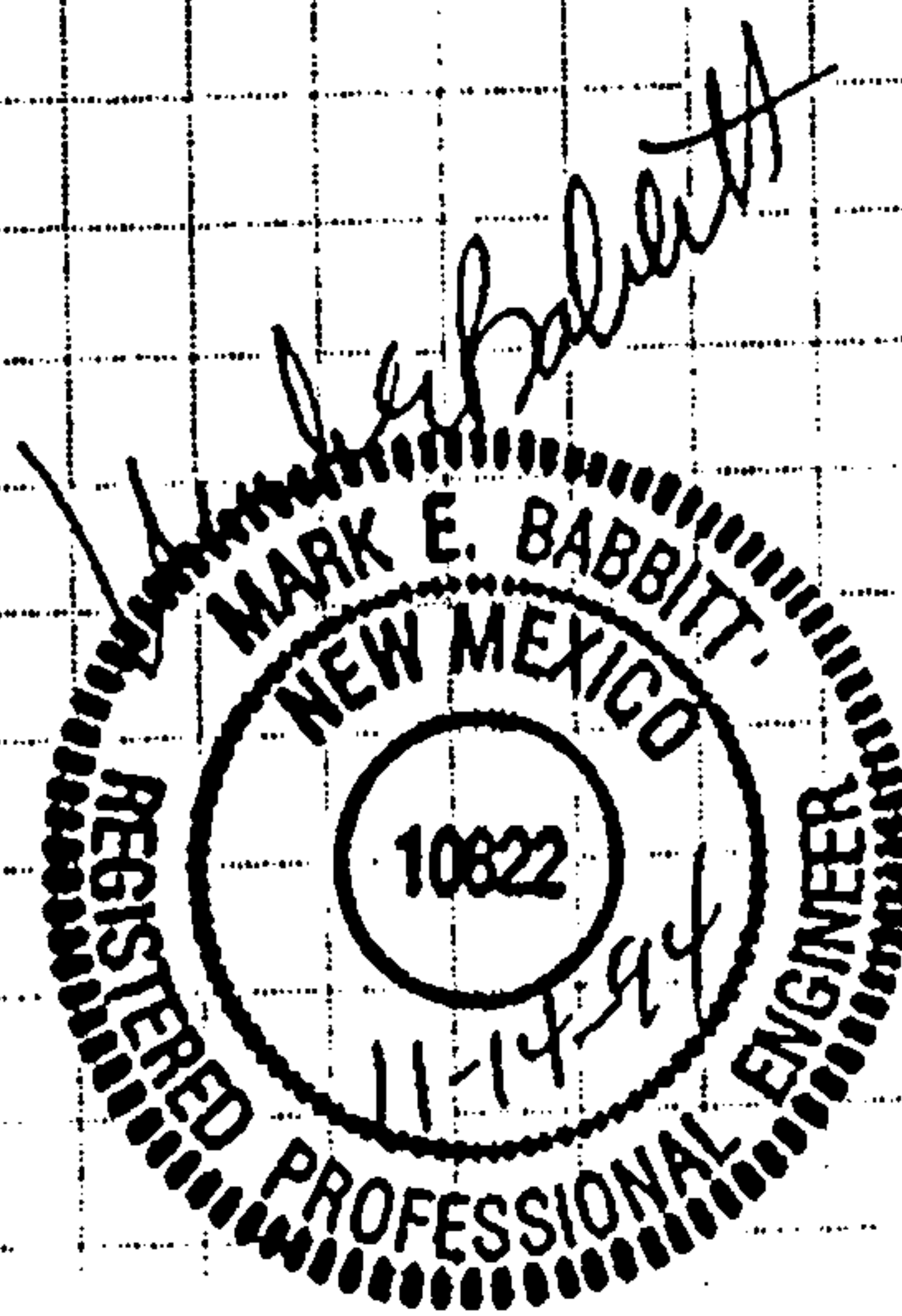
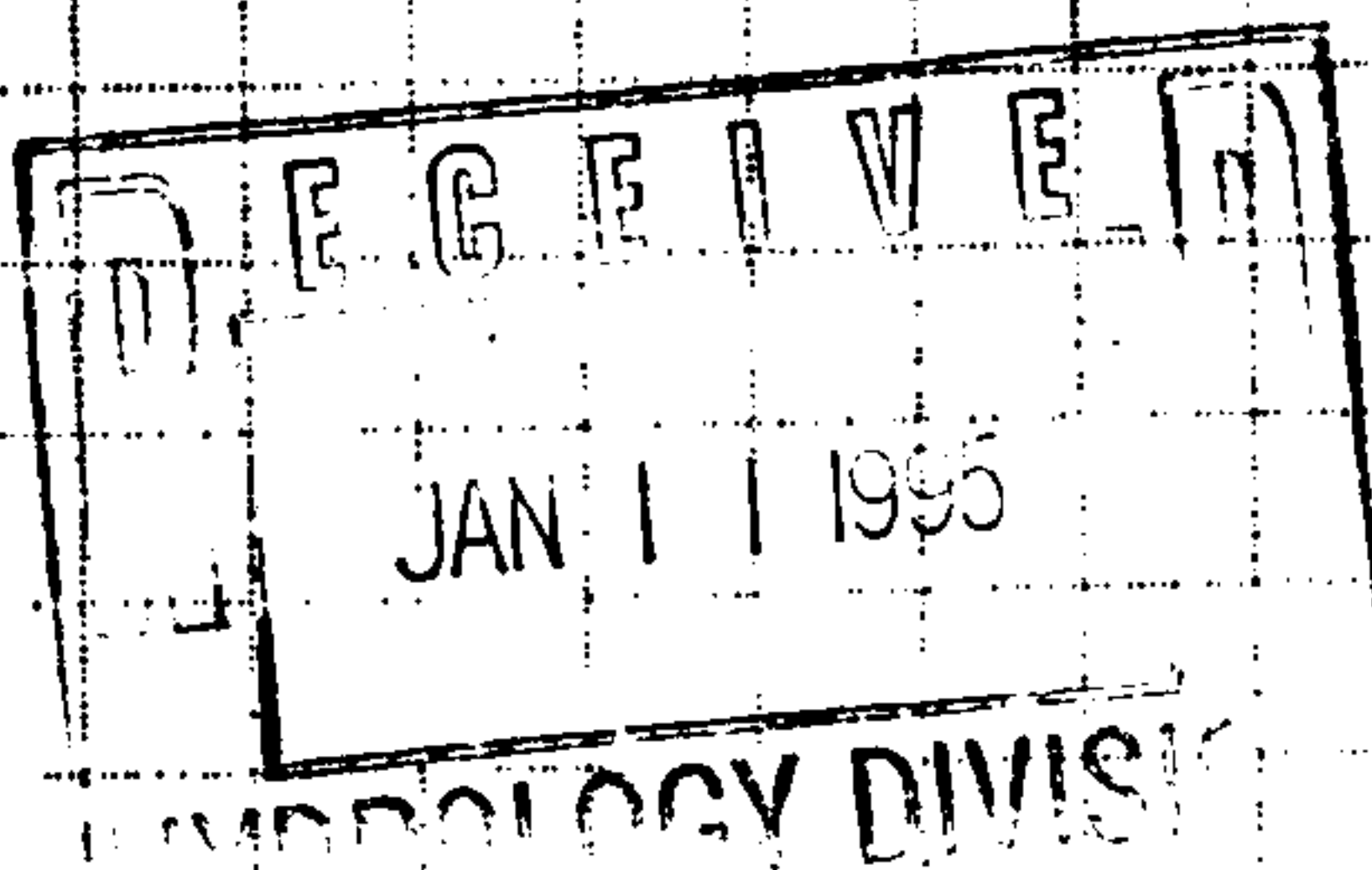
# STORMWATER ANALYSIS

SMITH'S STORE NO. 446 LOCATED AT THE NORTHWEST CORNER OF LOMAS BOULEVARD AND SAN PEDRO DRIVE IS PROPOSED TO BE REMODELED.

THE REMODELING CONSISTS OF ADDING 826 s.f. UNDER EXISTING CANOPIES AND ENCLOSING TWO DOCKS - (2133 s.f.) FOR A TOTAL ADDITION TO THE BUILDING OF 2959 s.f.

SOME LANDSCAPING AND ASPHALT PAVING HAS BEEN REMOVED TO INSURE ADEQUATE AND APPROPRIATE DRAINAGE. FLOW PATTERNS WERE MINIMALLY ALTERED, BUT CHANGES TO OVERALL DEVELOPMENT ARE INSIGNIFICANT.

ALL THE ABOVE CHANGES WILL PROVIDE A NET GAIN OF 264 s.f. OF LANDSCAPING. CHANGE IS INSIGNIFICANT, BUT DOES INDICATE A SLIGHT DECREASE IN RUNOFF COEFFICIENT, PEAK FLOWS, AND VOLUME OF RUNOFF.





**STORM WATER ANALYSIS**

**FOR**

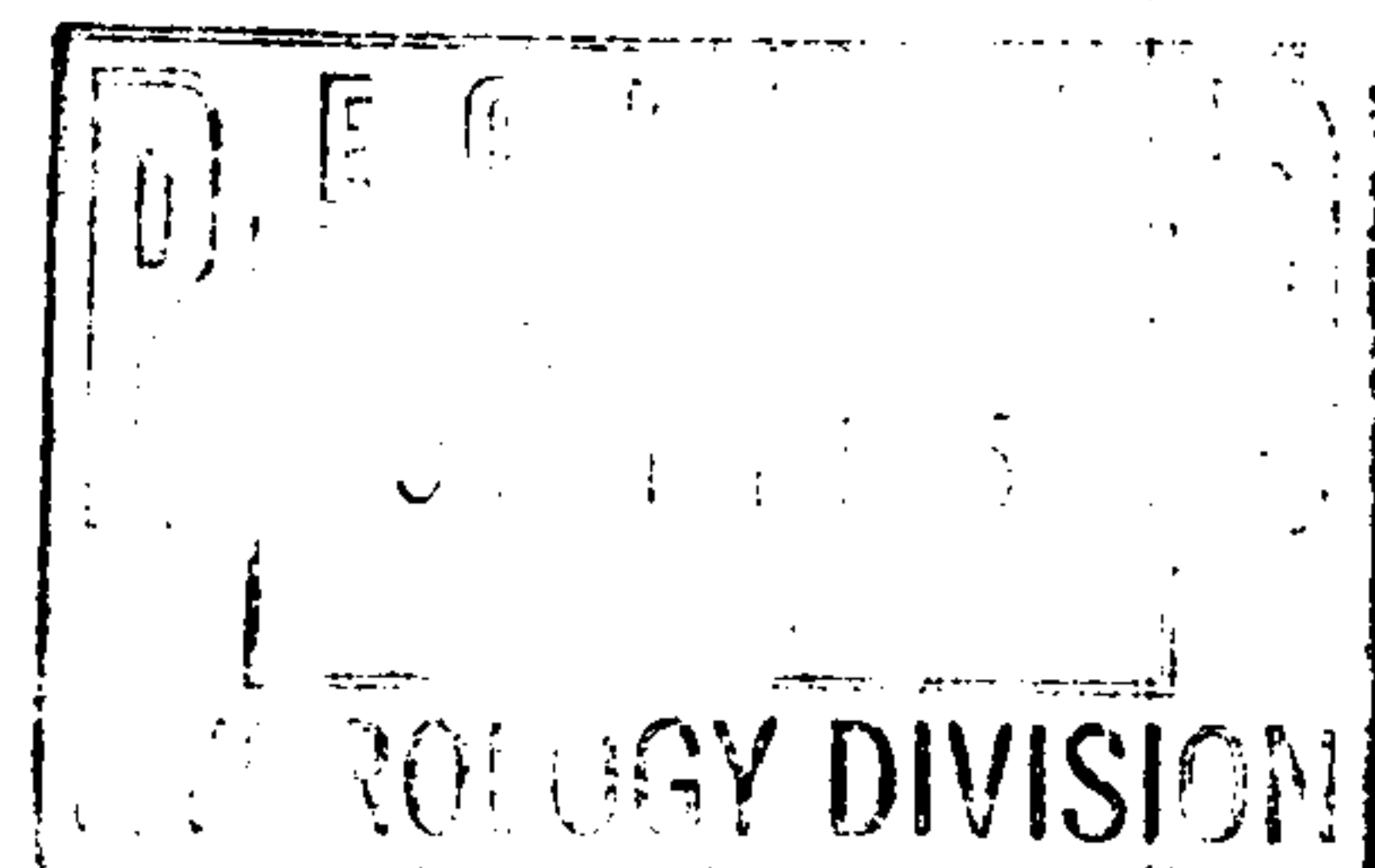
**SMITH'S FOOD AND DRUG CENTERS, INC.**

**STORE #446**

**FAIR PLAZA**

**LOMAS BOULEVARD AND SAN PEDRO DRIVE**

**ALBUQUERQUE, NEW MEXICO**



**GREAT BASIN ENGINEERING, INC**

3505 Grant Avenue  
P.O. Box 9307  
OGDEN, UT 84409  
(801) 394-4515

JOB SMITH'S #446 - Albuquerque  
SHEET NO. 1 OF \_\_\_\_\_  
CALCULATED BY WFB DATE 14 Nov. 1994  
CHECKED BY \_\_\_\_\_ DATE \_\_\_\_\_  
SCALE \_\_\_\_\_

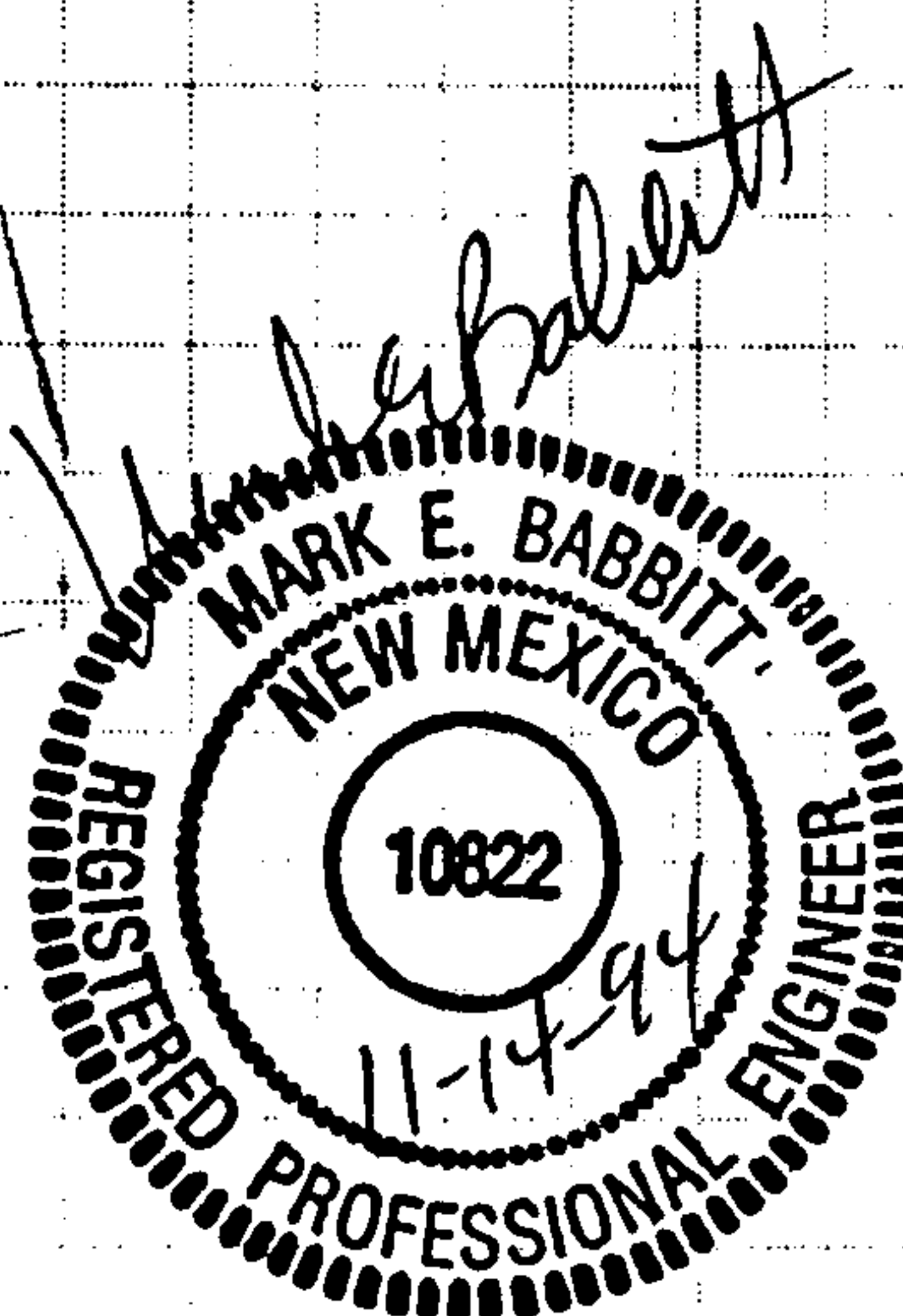
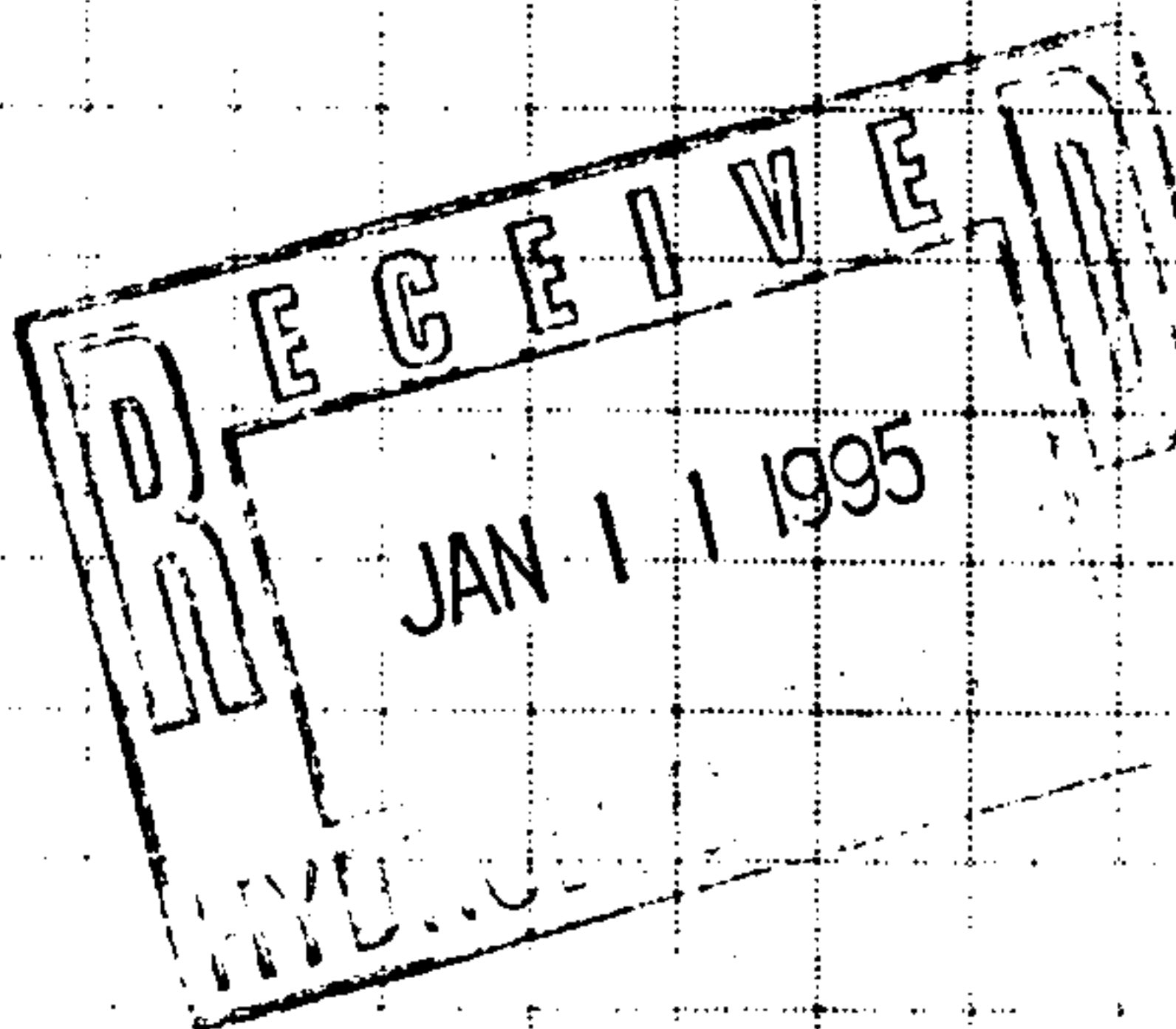
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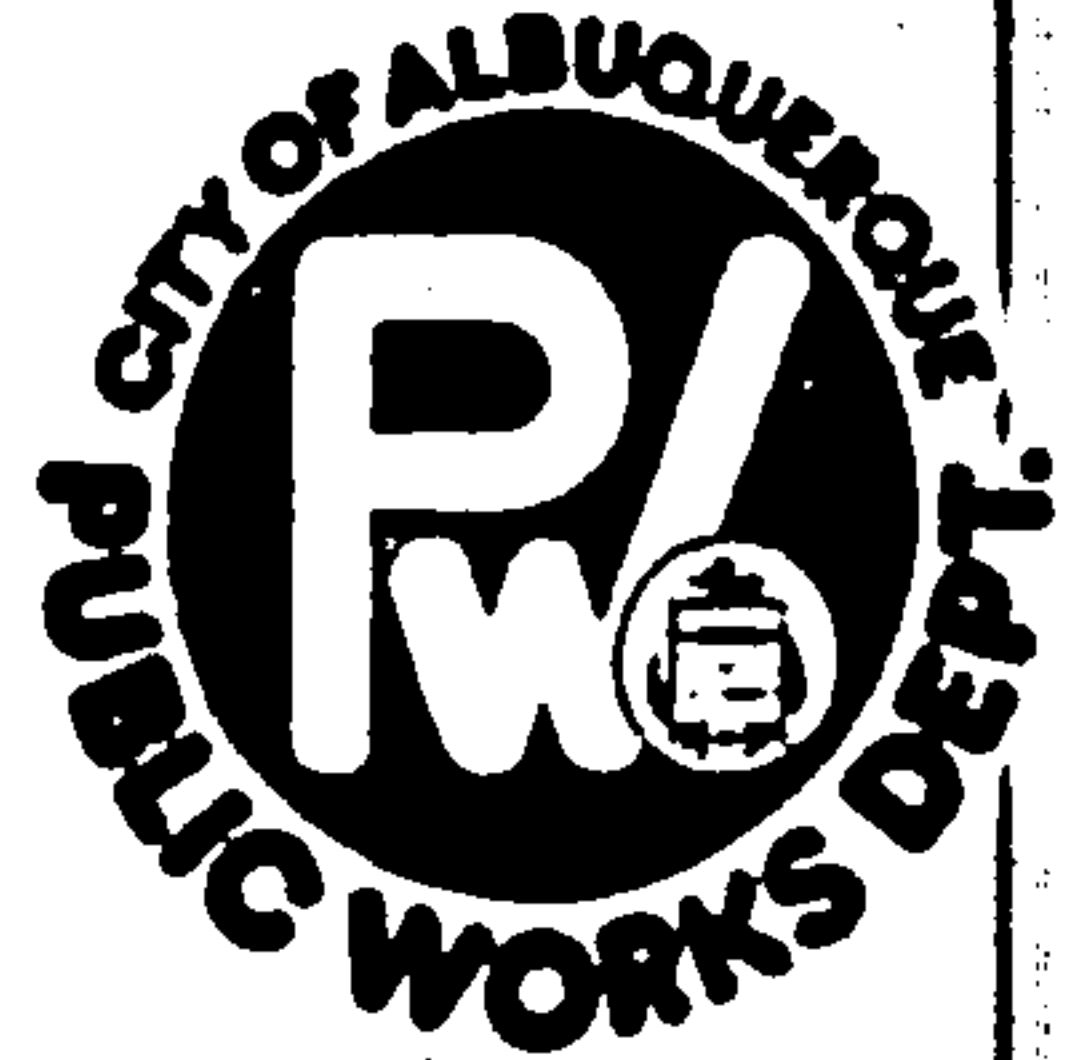
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FILE COPY

# MEMORANDUM:



February 15, 1989

ENGINEERING GROUP

TO: Jacob Baca, Transportation System Division

FROM: Fred J. Aguirre, Hydrologist; Engineering Group/PWD *FJA*

SUBJECT: PRIVATE DRAINAGE FACILITIES WITHIN PUBLIC RIGHTS-OF-WAY/EASEMENT  
6001 LOMAS BLVD., NE (J-18/D21)

---

Transmitted herewith, is a copy of the approved drainage plan for the referenced project incorporating the S.O. #19 design.

In accordance with the new process, this plan is being submitted to you for permitting and inspection. Please provide this section with a signed-off copy per the signature block upon construction and acceptance by your office.

As you are aware, the signed-off S.O. #19 is required by this office for Certificate of Occupancy release; hence your expeditious processing of this plan would be greatly appreciated and would avoid any unnecessary delay in the release of the Certificate of Occupancy.

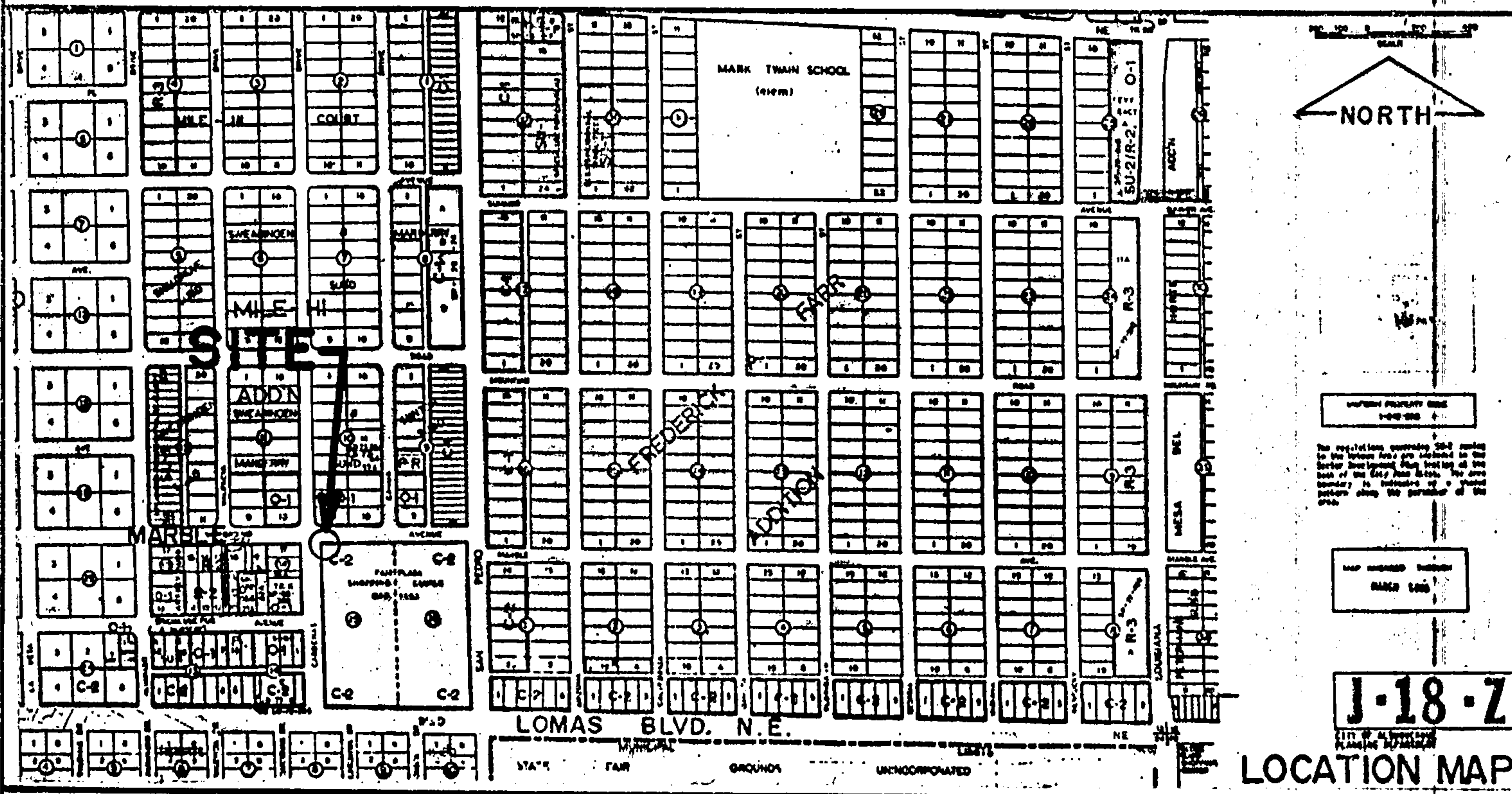
Thank you for your cooperation, and if you should have any questions and/or comments regarding the process, please feel free to call me at 768-2650.

FJA/bsj

Attachment

# CITY OF ALBUQUERQUE

## DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY



**LEGAL DESCRIPTION:**

BLOCKS 15 AND 16, MILE - HI ADDITION.

**BENCH MARK:**

STATION 12-J18 LOCATED AT THE INTERSECTION OF SAN PEDRO BOULEVARD AND LOMAS BOULEVARD. THE STATION IS LACATED IN THE LOMAS BOULEVARD MEDIAN WEST OF SAN PEDRO AND IS A STANDARD ACS BRASS TABLET STAMPED "12-J18, 1974", SET FLUSH WITH THE GROUND. ELEVATION 5373.49 FEET.

**NOTICE TO CONTRACTOR**

1. An excavation/construction permit will be required before beginning any work within City right-of-way. An approved copy of these plans must be submitted at the time of application for this permit.
2. All work detailed on these plans to be performed, except as otherwise stated or provided hereon, shall be constructed in accordance with Standard Specifications for Public Works Construction, 1986.
3. Two (2) working days prior to any excavation, contractor must contact line locating service, 765-1234, for location of existing utilities.
4. Prior to construction, the contractor shall excavate and verify the horizontal and vertical locations of all obstructions. Should a conflict exist, the contractor shall notify the engineer so that the conflict can be resolved with a minimum amount of delay.
5. Backfill compaction shall be according to RESIDENTIAL street use.
6. Maintenance of these facilities shall be the responsibility of the owner of said property served.
7. The address of the property served is 6001 LOMAS BOULEVARD, N.E.

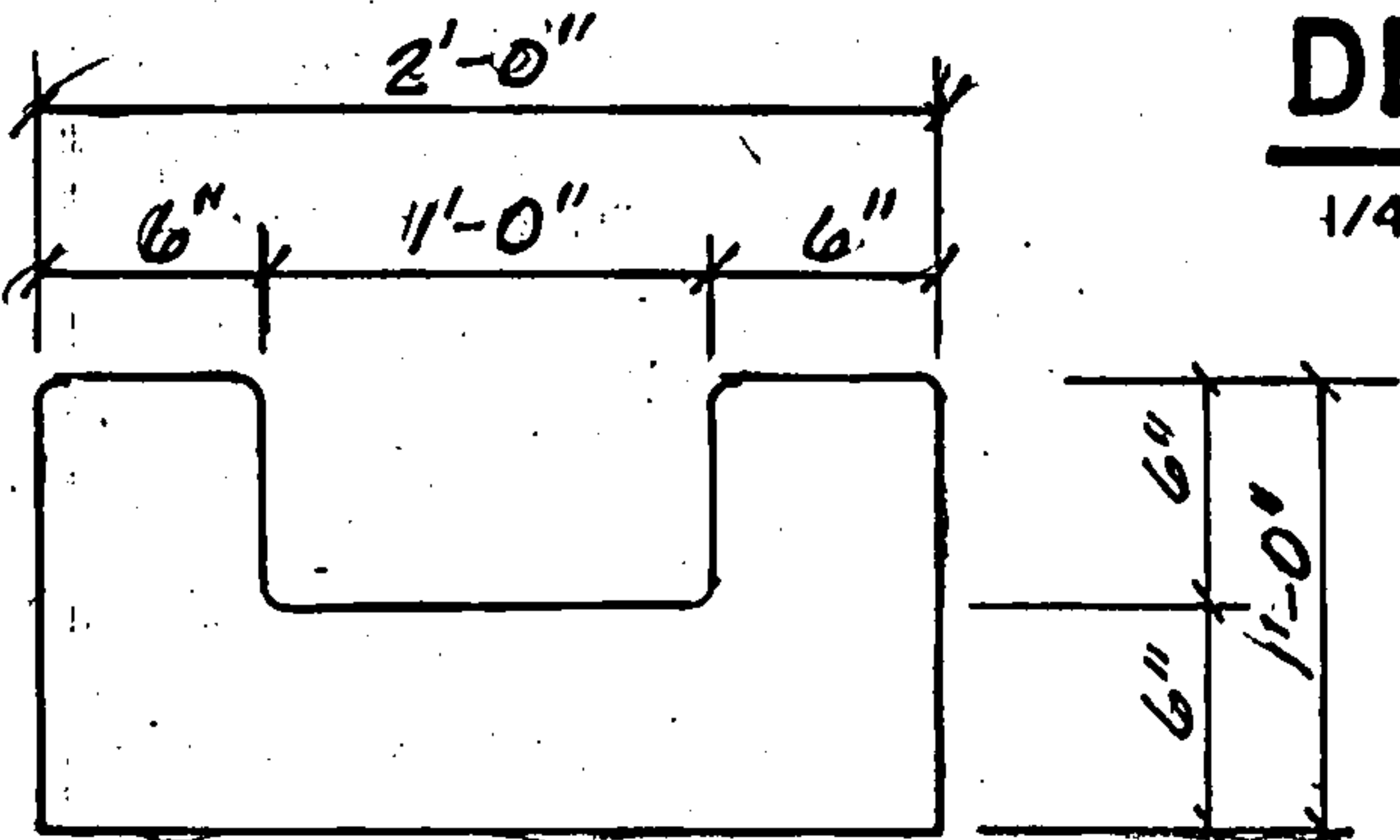
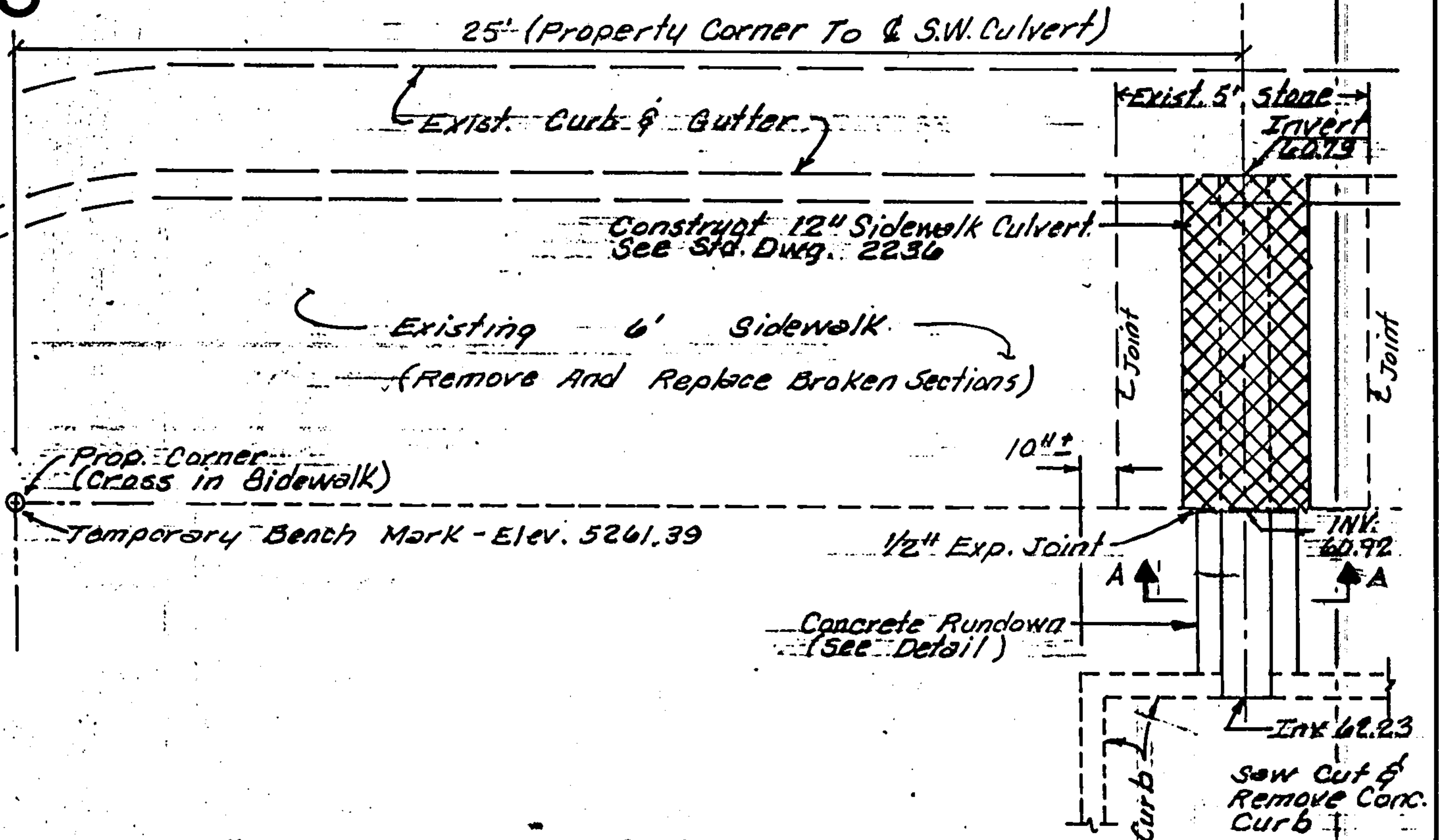
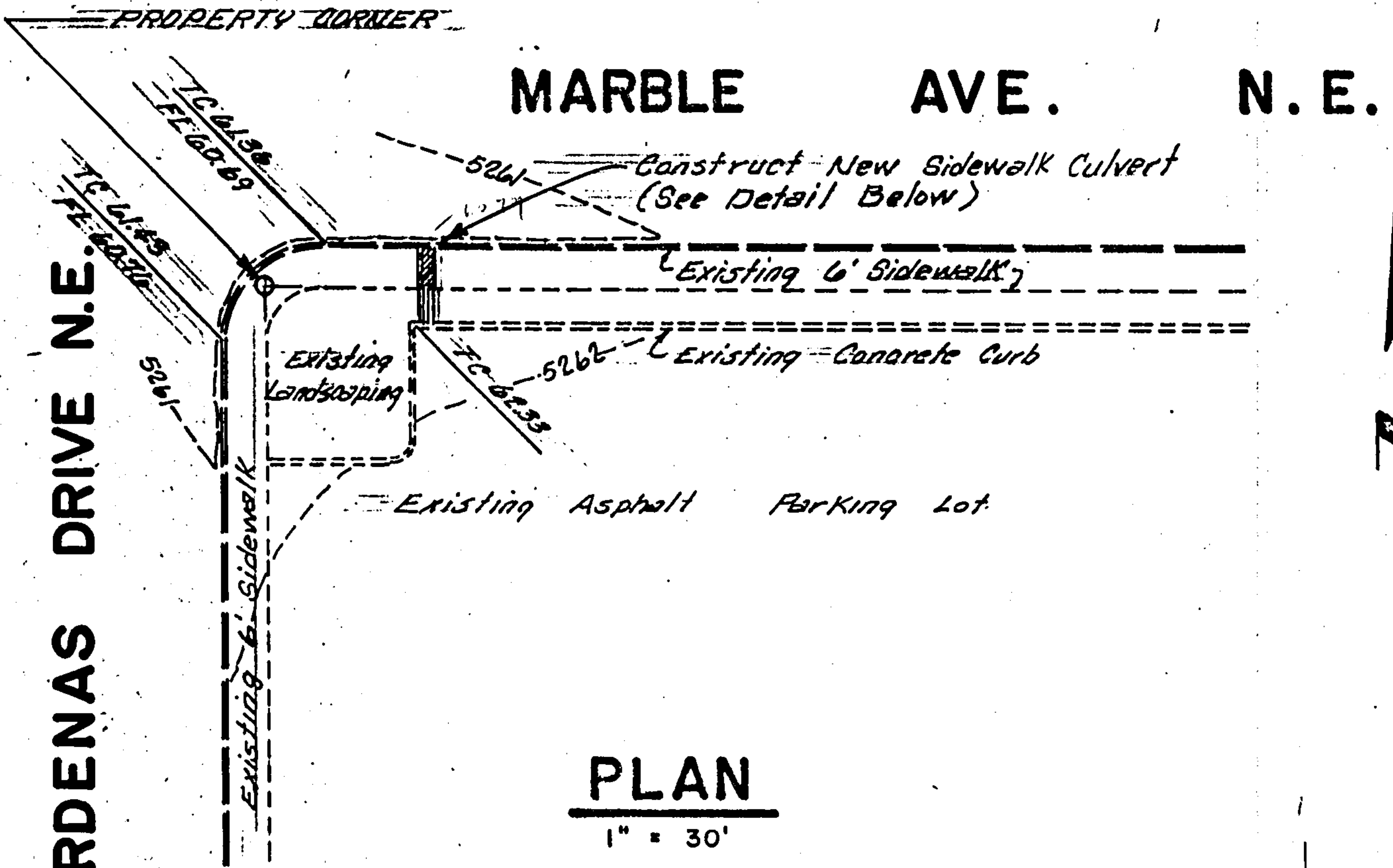
**RECEIVED**  
 FEB 15 1989  
**HYDROLOGY SECTION**

<b>APPROVALS</b>	<b>NAME</b>	<b>DATE</b>	<b>TITLE:</b>	
HYDROLOGY	<i>Benny Montoya</i>	2/24/89	NEW SIDEWALK CULVERT FOR FAIR PLAZA SHOPPING CENTER 6001 LOMAS BLVD., N.E.	
INSPECTOR				
CONSTRUCTION			PERMIT NO. SHEET 1 OF 2	MAP NO. J-18



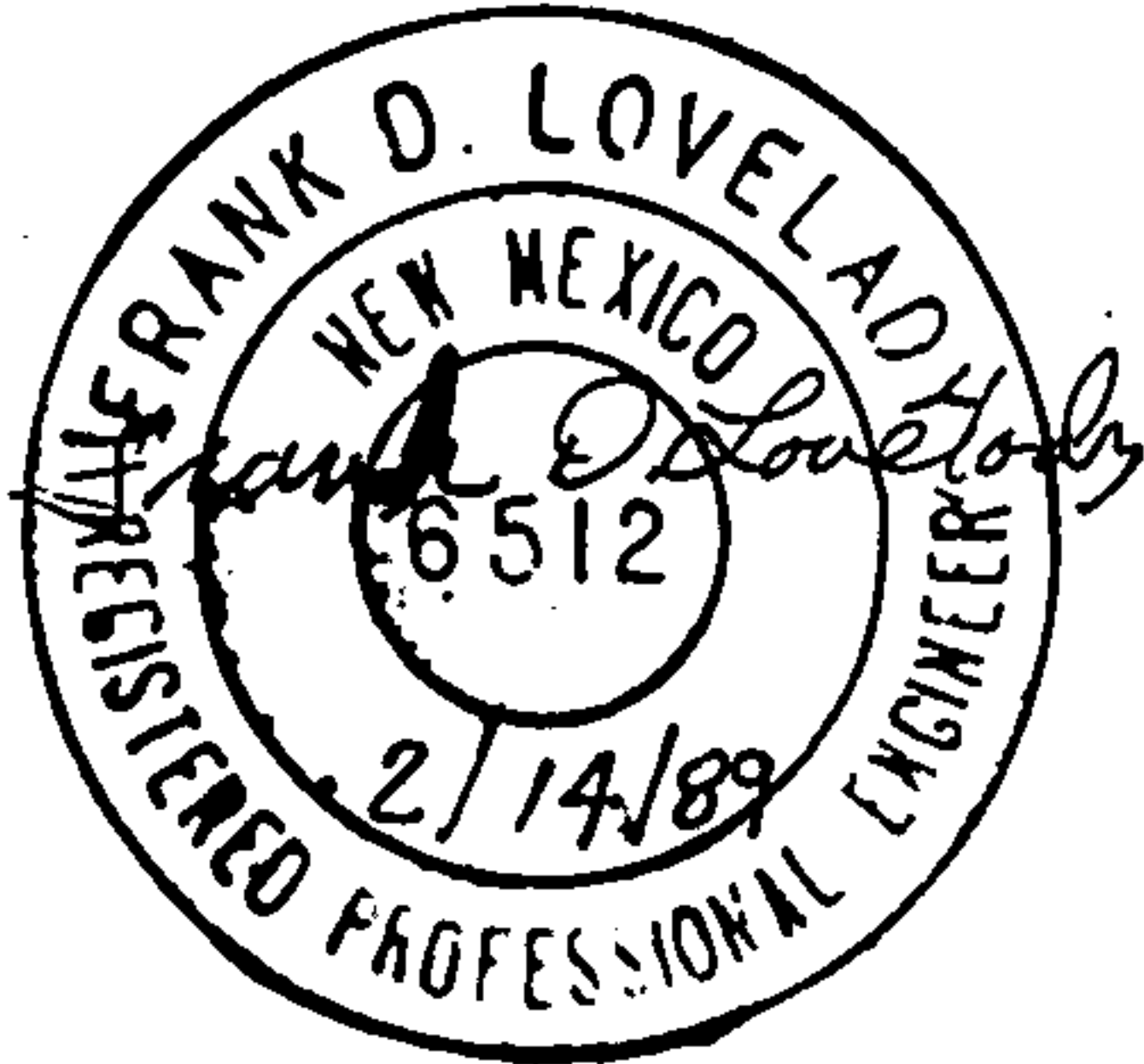
# CITY OF ALBUQUERQUE

## DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY



### DETAIL

1/4" = 1'-0"



APPROVALS	NAME	DATE	TITLE:				
HYDROLOGY	Bernie Montoya	2/24/89	NEW SIDEWALK CULVERT FOR FAIR PLAZA SHOPPING CENTER 6001 LOMAS BLVD., N.E.				
INSPECTOR							
CONSTRUCTION			<table style="width: 100%; border: none;"> <tr> <td style="border: none;">PERMIT NO.</td> <td style="border: none;">MAP</td> </tr> <tr> <td style="border: none;">SHEET 2 OF 2</td> <td style="border: none;">NO. J-18</td> </tr> </table>	PERMIT NO.	MAP	SHEET 2 OF 2	NO. J-18
PERMIT NO.	MAP						
SHEET 2 OF 2	NO. J-18						







# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 13, 1987

Alvarado Realty Company  
10 Tramway Loop, NE  
Albuquerque, New Mexico 87123

Our office has received a complaint in reference to drainage problems connected with the recent construction at Fair Plaza.

First, the contractor was advised of a problem with roof drains routing water over the sidewalk along the west side of the Smith's building. The contractor assured us the situation would be corrected by swaling the landscaped area such that the roof drainage would exit the site through a drivepad or the sidewalk culvert into Alvarado.

Second, the north parking lot was designed to drain into the street through several sidewalk culverts. Currently, water runs towards the sidewalk culverts but is diverted to the west where it exits the site through a cut in the 6" curb and runs over the sidewalk.

Please be advised that both conditions are in violation of the Uniform Building Code and are inconsistent with the approved drainage plan filed in our office September 26, 1986.

Please contact our office at your earliest convenience to discuss with us your proposals for correcting these drainage problems.

Bernie Montoya is the engineer with the Hydrology Section whom granted approval. He is located on the Fourth Floor of the Old City Hall Building, and can be called at 768-2650.

Your immediate attention to this matter will be greatly appreciated.

Cordially,

Richard L. Duran  
Drainage Inspector

cc: Charles Easterling  
Bernie Montoya

RLD/bsj



EASTERLING & ASSOCIAT INC.  
 5643 Paradise Blvd. NW  
 ALBUQUERQUE, NEW MEXICO 87114

LETTER OF TRANSMITTAL

(505) 898-8021

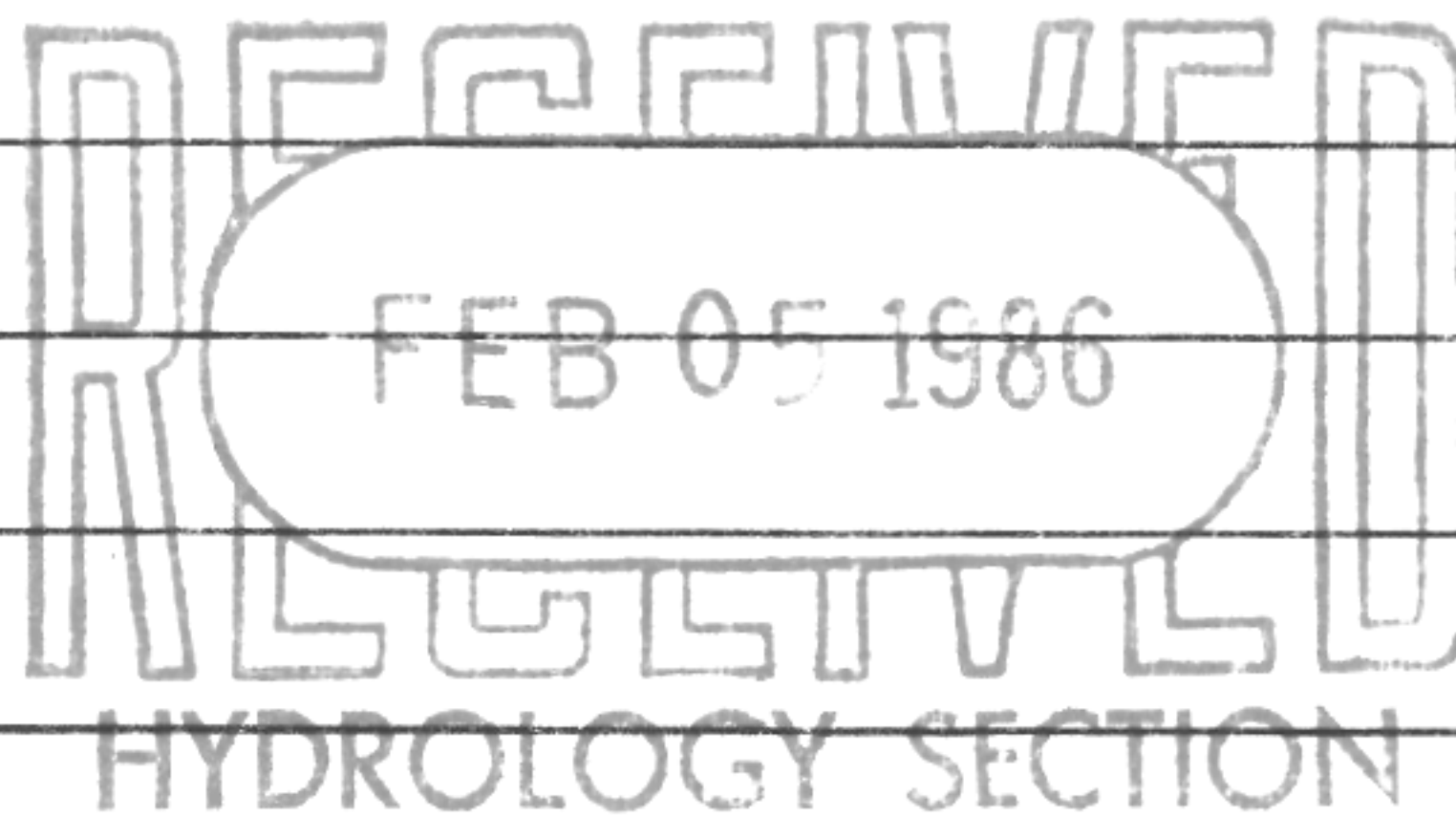
TO CITY ONE STOP  
 "HYDROLOGY"

DATE	2-5-86	JOB NO.	504103
ATTENTION			
RE:	SMITH'S AT FAIR PLAZA SHOPPING CENTER		

WE ARE SENDING YOU  Attached  Under separate cover via \_\_\_\_\_ the following items:

- Shop drawings     Prints     Plans     Samples     Specifications  
 Copy of letter     Change order     \_\_\_\_\_

COPIES	DATE	NO.	DESCRIPTION
1	2-5-86	1 OF 2	SMITH'S AT FAIR PLAZA SHOPPING CENTER
1	2-5-86	2 OF 2	GRADING & DRAINAGE PLAN



THESE ARE TRANSMITTED as checked below:

- For approval     Approved as submitted     Resubmit \_\_\_\_\_ copies for approval  
 For your use     Approved as noted     Submit \_\_\_\_\_ copies for distribution  
 As requested     Returned for corrections     Return \_\_\_\_\_ corrected prints  
 For review and comment     \_\_\_\_\_  
 FOR BIDS DUE \_\_\_\_\_ 19 \_\_\_\_\_     PRINTS RETURNED AFTER LOAN TO US

REMARKS \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

COPY TO R. Brown

SIGNED: David J. Smith



DRAINAGE INFORMATION SHEET

PROJECT TITLE: SMITH'S @ FAIR PLAZA ZONE ATLAS/DRNG. FILE #: J-18 / 021

LEGAL DESCRIPTION: FAIR PLAZA SHOPPING CENTER

CITY ADDRESS: 6001 LOMAS BLVD. N.E.

ENGINEERING FIRM: EASTERLING & ASSOC. CONTACT: C.M. EASTERLING

ADDRESS: 5643 PARADISE BLVD. N.W. PHONE: 898-8021

OWNER: SMITH'S CONTACT: TOM GILMORE

ADDRESS: 12000-A CANDELARIA RD. N.E. PHONE: 292-7171  
87112

ARCHITECT: REMO GIANNINI CONTACT: REMO GIANNINI

ADDRESS: 8360 CORONA LOOP, N.E. PHONE: 823-4404  
87109

SURVEYOR: HUGG SURVEYING CONTACT: GARRY HUGG

ADDRESS: 1701 GRANDE BLVD S.E. PHONE: 892-8800  
RIO RANCHO, N.M. 87124

CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_

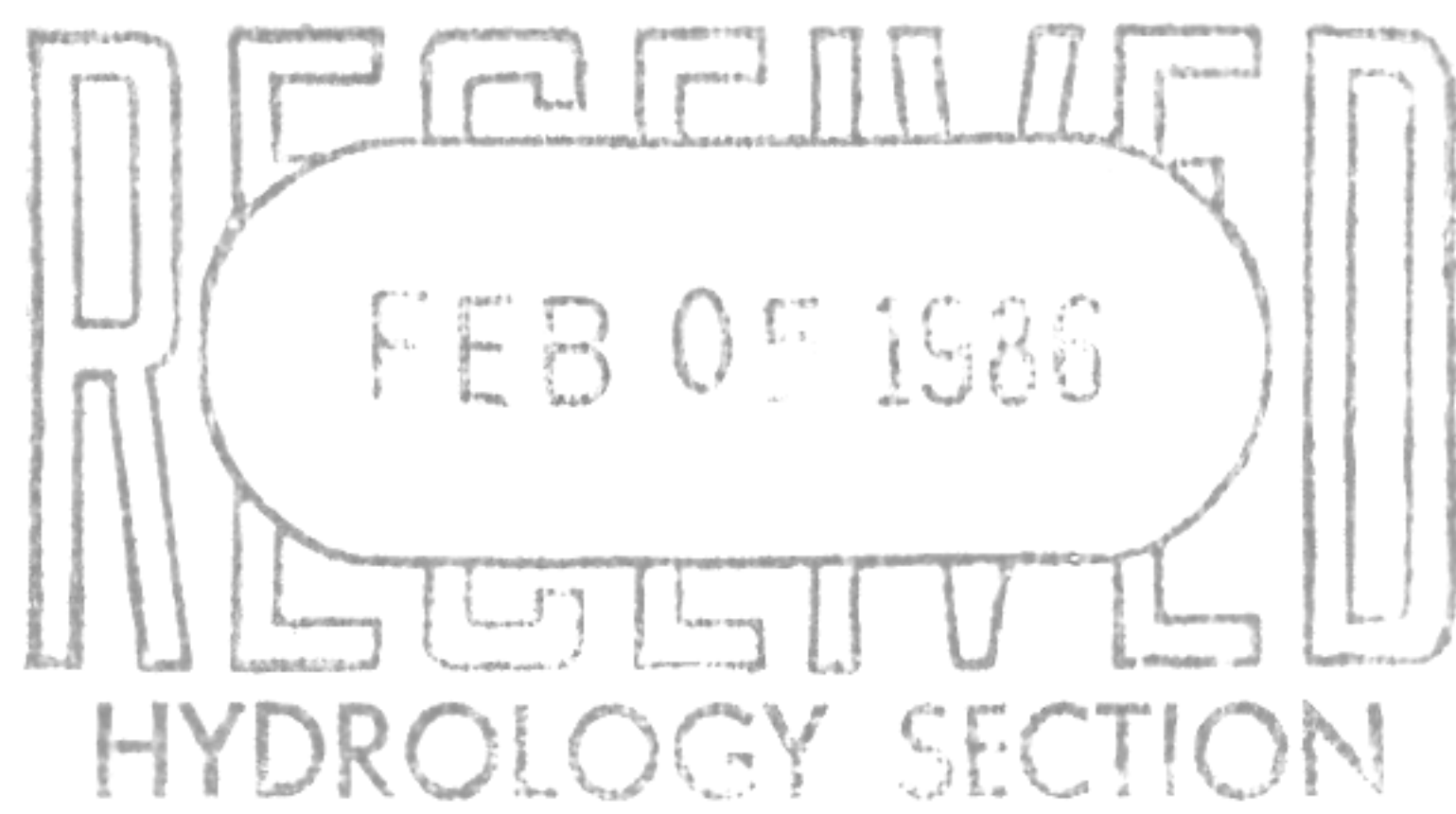
ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_

PRE-DESIGN MEETING:

YES

NO

COPY OF CONFERENCE RECAP SHEET PROVIDED



DRB NO. \_\_\_\_\_

EPC NO. \_\_\_\_\_

PROJ. NO. \_\_\_\_\_

TYPE OF SUBMITTAL:

DRAINAGE REPORT

DRAINAGE PLAN

CONCEPTUAL GRADING & DRAINAGE PLAN

GRADING PLAN

EROSION CONTROL PLAN

ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

SKETCH PLAT APPROVAL

PRELIMINARY PLAT APPROVAL

SITE DEVELOPMENT PLAN APPROVAL

FINAL PLAT APPROVAL

BUILDING PERMIT APPROVAL

FOUNDATION PERMIT APPROVAL

CERTIFICATE OF OCCUPANCY APPROVAL

ROUGH GRADING PERMIT APPROVAL

GRADING/PAVING PERMIT APPROVAL

OTHER \_\_\_\_\_ (SPECIFY)

DATE SUBMITTED: FEBRUARY 5TH, 1986.

BY: David L. Smith





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION  
123 Central NW, Albuquerque, NM 87102  
(505) 766-7644

February 6, 1986

Charles M. Easterling, P.E.  
Easterling & Associates, Inc.  
5643 Paradise Blvd., NW  
Albuquerque, New Mexico 87114

RE: DRAINAGE PLAN FOR SMITH'S @ FAIR PLAZA  
RECEIVED FEBRUARY 5, 1986 (J-18/D21)

Dear Chuck:

The referenced submittal dated February 5, 1986, is approved for Building Permit sign-off.

Please attach a copy of this approved drainage plan along with the appropriately approved copy of the "Drainage Facilities Within City Right-of-Way" document to the construction sets prior to sign-off by Hydrology.

If you have any questions regarding this project, call me at 766-7644.

Cordially,

Carlos A. Montoya, P.E.  
City/County Floodplain Administrator

BJM:CAM/bsj

MUNICIPAL DEVELOPMENT DEPARTMENT

C. Dwayne Sheppard, P.E., City Engineer

ENGINEERING DIVISION

Telephone (505) 766-7467

AN EQUAL OPPORTUNITY EMPLOYER





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DESIGN HYDROLOGY SECTION  
123 Central NW, Albuquerque, NM 87102  
(505) 766-7644

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City/County Floodplain Administrator

BJM:CAM/bsj

MUNICIPAL DEVELOPMENT DEPARTMENT

C. Dwayne Sheppard, P.E., City Engineer

ENGINEERING DIVISION

Telephone (505) 766-7467

AN EQUAL OPPORTUNITY EMPLOYER



REQUEST FOR SURVEY

JOB NUMBER

*Misc/Hydro*

REQUESTED BY:

CITY ENGINEER . . . . .  
ASST. CITY ENGINEER-DESIGN. . . . .  
ASSOC. DESIGN ENGINEER. . . . .

WATER RESOURCES . . . . .  
DEVELOPER . . . . .  
CITY INSPECTOR . . . . . ✓

PURPOSE OF SURVEY:

STREET DESIGN (CURB & GUTTER) . . . . .  
SANITARY SEWER EXTENSION. . . . .  
STORM SEWER EXTENSION . . . . .  
SANITARY SEWER REPLACEMENT. . . . .

WATER LINE EXTENSION. . . . .  
RIGHT-OF-WAY LOCATION . . . . .  
PUBLIC COMPLAINT. . . . .  
DRAINAGE INSPECTION . . . . . ✓

TYPE OF INFORMATION REQUIRED:

PROFILE . . . . .  
CROSS SECTION . . . . .  
TOPOGRAPHIC . . . . . ✓  
RIGHT-OF-WAY. . . . .  
PROPERTY SURVEY . . . . .  
PLANE TABLE . . . . .

MH RIM-INVERT ELEVATION . . . . .  
FLOOR ELEVATION . . . . .  
T.C. & FL ELEVATION . . . . .  
LINE AND GRADE. . . . .  
STORM INLET INFO. . . . .  
TOP FOOTING (BLOCK WALL). . . . .

LOCATION DATA:

SE. CORNER CARDENAS & MARBLE (BEHIND FAIR PRAZA)

SURVEYOR INSTRUCTION:

SITE NOT DRAINING AS DESIGNED. NEED SPOT ELEVATIONS AS REQUIRED TO DETERMINE DIRECTION OF SLOPE

CONTRACTOR:

INSPECTOR: RICK DURAN UNIT 93  
SEE ATTACHED PLAN. ONLY NEED AREA HIGHLIGHTED.

WORK DATA ATTACHED

FIELD BOOK A-3  
SUBDIVISION (PLATS) \_\_\_\_\_  
BENCH MARKS (ACS) \_\_\_\_\_

PROJECT PLANS \_\_\_\_\_  
RIGHT-OF-WAY MAPS \_\_\_\_\_  
WORK SKETCHES DRAINAGE PLAN

*Richard J. Duran*  
REQUESTOR SIGNATURE      5-4-87  
DATE

*[Signature]*  
APPROVED: CHIEF SURVEYOR      050587  
DATE

SURVEY WORK DATA:

PRE-DESIGN SURVEYS			CONSTRUCTION SURVEYS			AS-BUILT SURVEYS		
PROFILE	L.F.	HRS.	C & G	L.F.	HRS.	C & G	L.F.	HRS.
X-SECT	SQ.FT.	HRS.	SEWER	L.F.	HRS.	SEWER	L.F.	HRS.
TOPO	SQ.FT.	HRS.	WATER	L.F.	HRS.	WATER	L.F.	HRS.
MISC.		HRS.	MISC.		HRS.	MISC. <u>Hydro</u>		<u>3</u> HRS.

SURVEYOR'S COMMENTS: STORM WATER NEEDS TO BE ENCOURAGED TO FLOW NORTH TO SIDEWALK CULVERTS  
EXISTING PARKING LOT GRADE CAUSES STORM WATER TO FLOW N.W. THEN WEST IN DRIVING LANE  
OF PARKING LOT.

*[Signature]*  
SURVEYOR      05-06-87  
DATE





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 13, 1987

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Please contact our office at your earliest convenience to discuss with us your proposals for correcting these drainage problems.

Bernie Montoya is the engineer with the Hydrology Section whom granted approval. He is located on the Fourth Floor of the Old City Hall Building, and can be called at 768-2650.

Your immediate attention to this matter will be greatly appreciated.

Cordially,

Richard L. Duran  
Drainage Inspector

cc: Charles Easterling  
Bernie Montoya

RLD/bsj



FILE COPY



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 23, 1989

KEN SCHULTZ  
MAYOR

Alvarado Realty Company  
10 Tramway Loop, NE  
Albuquerque, New Mexico 87176

RE: DRAINAGE PROBLEM - FAIR PLAZA SHOPPING CENTER (NW CORNER)  
6001 LOMAS BOULEVARD, NE (J-18/D21)

Dear Sirs:

On January 13, 1987, and again on May 13, 1987, you were sent a letter advising you of a drainage problem at the northwest corner of the above referenced shopping center.

A field inspection was conducted of January 23, 1989 to determine if the problem had been resolved. A letter submitted to our office by Remo Giannini assuring us that the problem would be corrected was received on May 22, 1987 (attached). The field inspection indicates that the problem still exists and has worsened.

A copy of this letter will be routed to the City Legal Department in the event that you do not contact our office within 15 days from the above date.

Developed runoff is not allowed to go across a public sidewalk. Therefore, I recommend that a sidewalk culvert be installed to correct the problem.

If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

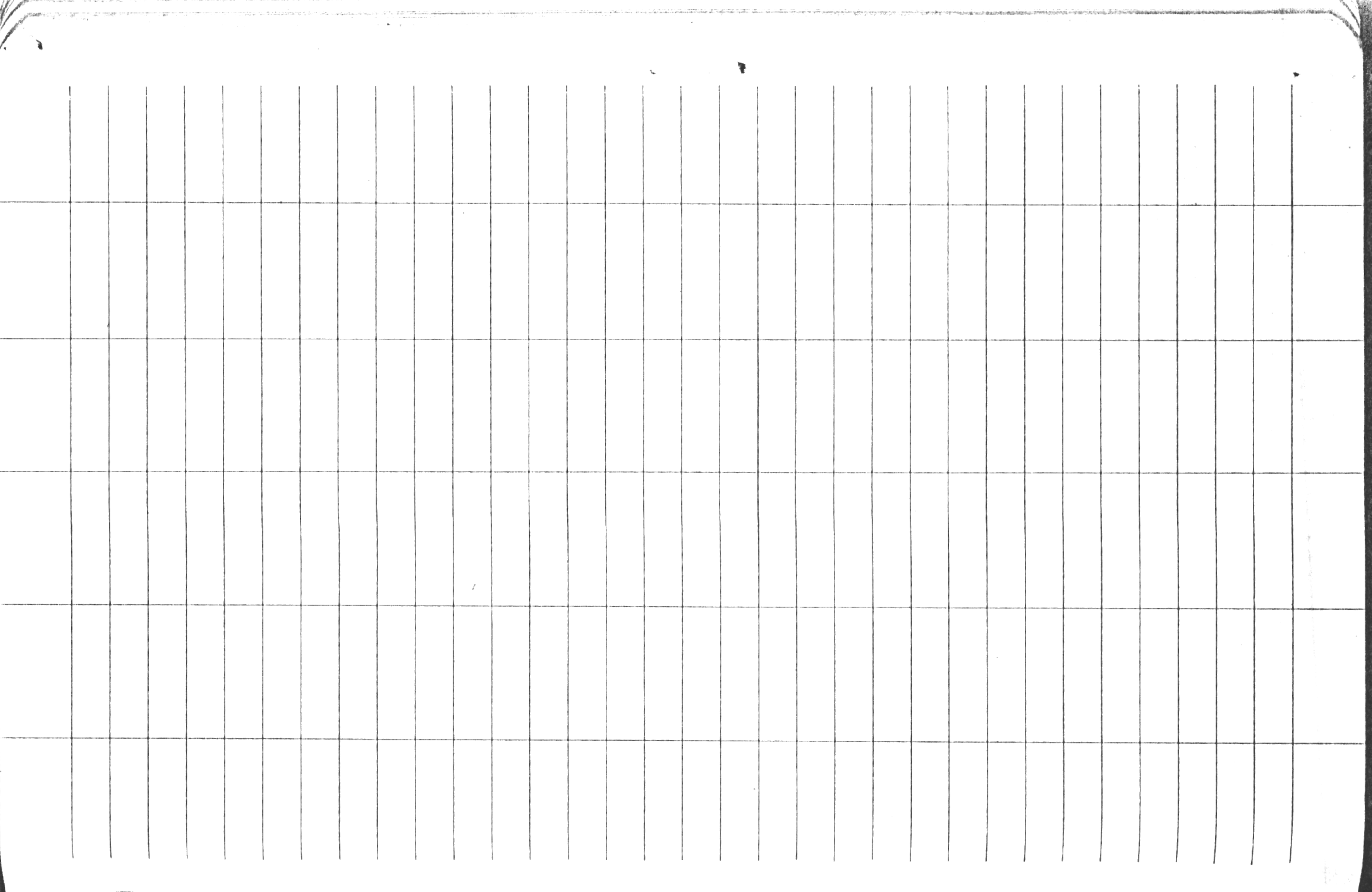
*Bernie J. Montoya*  
Bernie J. Montoya, C.E.  
Engineering Assistant

xc: Remo Giannini  
Baker Construction  
Greg Olson

CERTIFIED MAIL RECEIPT NO. P 261 028 324

BJM/bsj  
(WP+493)





A-3

53

M.Sc. Hydro

APPENDIX of MARRIAGE

05-06-87



STA	+	H.I.	I.N.T	-	ELEV
BM	1.50	75.19			5273.69
10.518					
#1			9.40		65.79
#2			8.80		66.39
TP 1				8.24	66.95
	5.02	71.97			
#3			7.90		64.09
#4			9.44		62.53
#5			10.09		61.88
#6			10.20		61.77
#7			10.30		61.67
#8			10.35		61.62
#9			8.55		63.42
#10			9.00		62.97
#11			8.40		63.57
#12			8.90		63.07
#13			9.10		62.87

(54)

REMARKS

11 CUT N.W. QUAD SAN PEDRO & HOMER

D.I. N.E. CORNER FAIR PLAZA PARKING LOT

TOP PUT. N.E. OF D.I. GRADE

R - 2 - 12' PVC PIPES - OUTLET

13A PUT 11" FROM BK 2 & 4 (R) SIDE WALK CURB

INLET R EAST SIDEWALK CURB

INLET R WEST " "

OUTLET R EAST SIDEWALK CURB

OUTLET R WEST SIDEWALK CURB

PUT (a) PLOT ISLAND SOUTH

PUT (b) PLOT ISLAND NORTH

2 - 2 - 12" PVC EXTENDED

4 - " " " " " "

2 PVC & IR W/OUT



STA	+	H.I.	INT	-	ELEV
		71.97			
#14			9.30		62.67
#15			9.60		62.37
#16			9.80		62.17
#17			10.20		61.77
#18			8.55		63.42
TOP				1.70	64.24
	-9.50	76.77			
B.M.	(TIE)			3.04	73.93
	10.518				

D BR. AVENUE & E ISZANN  
 D DE AVENUE  
 D DE AVENUE  
 T.M. N.E. CORNER P.K. 87  
 END RAMP  
 73.67 (ELEV + 0.01)



J-18/D21

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Fair Plaza Shopping Center ZONE ATLAS/DRNG. FILE #: J-18/D21

LEGAL DESCRIPTION: Fair Plaza Shopping Center

CITY ADDRESS: 6001 Lomas Blvd. N.E.

ENGINEERING FIRM: Easterling & Assoc. CONTACT: C.M. Easterling

ADDRESS: 5643 Paradise Blvd NW PHONE: 898-8021

OWNER: Alvarado Realty Co. CONTACT: \_\_\_\_\_

ADDRESS: 10 Tramway Loop NE PHONE: 296-0736

ARCHITECT: Remo Giannini CONTACT: Ron James

ADDRESS: 8360 Corona Loop PHONE: 823-4404

SURVEYOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_

ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_

CONTRACTOR: Roach Constr. CONTACT: Bob Byson

ADDRESS: P.O. Box 37261 PHONE: 265-7897

Alb. NM 87176

PRE-DESIGN MEETING:

YES

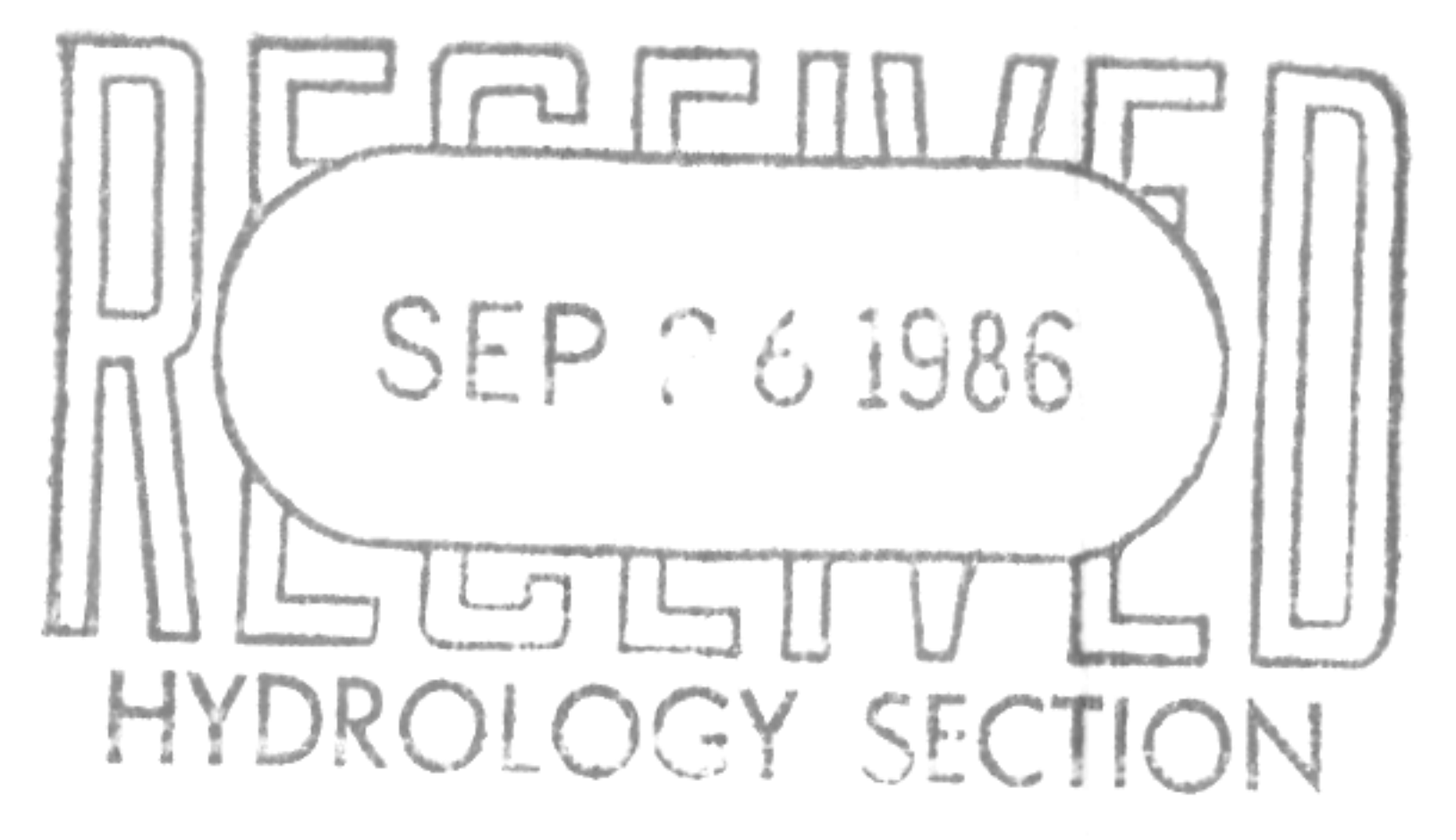
NO

COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. \_\_\_\_\_

EPC NO. \_\_\_\_\_

PROJ. NO. \_\_\_\_\_



TYPE OF SUBMITTAL:

- DRAINAGE REPORT
- DRAINAGE PLAN
- CONCEPTUAL GRADING & DRAINAGE PLAN
- GRADING PLAN
- EROSION CONTROL PLAN
- ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

- SKETCH PLAT APPROVAL
- PRELIMINARY PLAT APPROVAL
- SITE DEVELOPMENT PLAN APPROVAL
- FINAL PLAT APPROVAL
- BUILDING PERMIT APPROVAL - S.O.#19
- FOUNDATION PERMIT APPROVAL
- CERTIFICATE OF OCCUPANCY APPROVAL
- ROUGH GRADING PERMIT APPROVAL
- GRADING/PAVING PERMIT APPROVAL
- OTHER \_\_\_\_\_ (SPECIFY)

DATE SUBMITTED: SEPT. 26, 1986

BY: Doug Schaefer



Barbara,

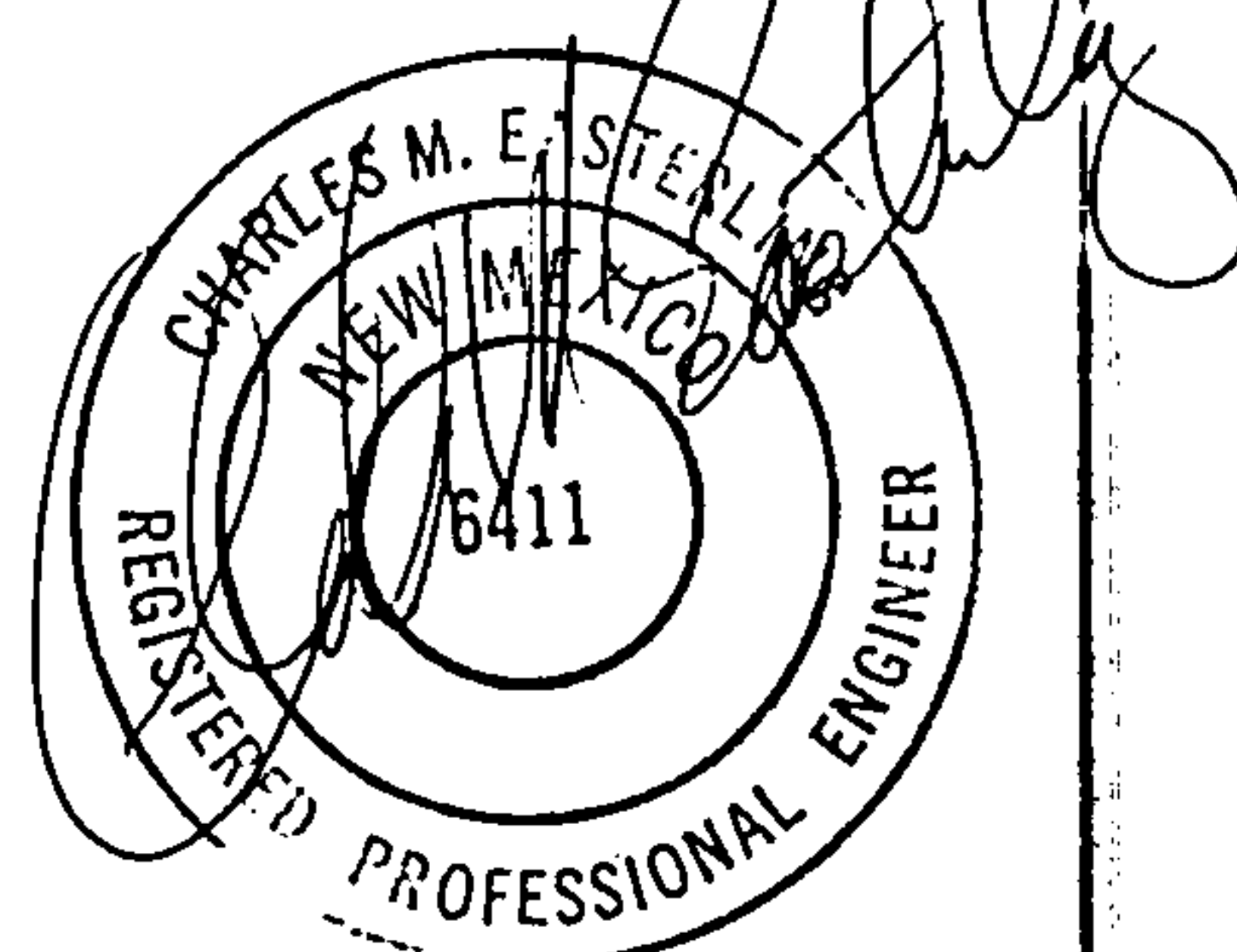
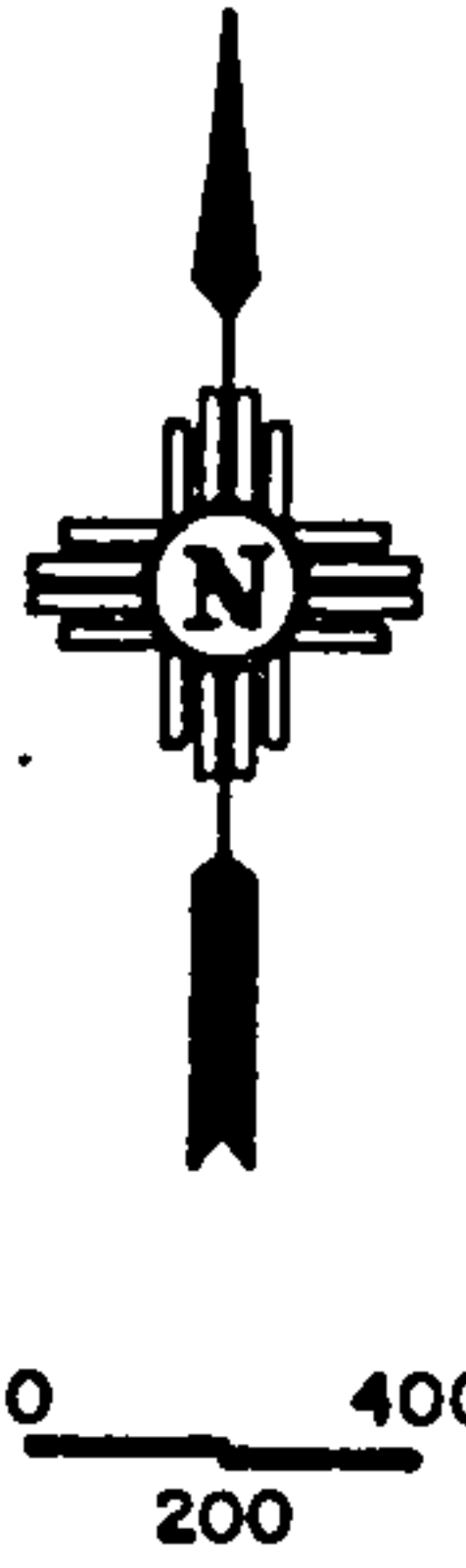
Log in and  
Log out as  
approved on  
9/26/86 for  
S.O. #19. Roger.



# CITY OF ALBUQUERQUE

## DRAINAGE FACILITIES WITHIN CITY R.O.W

PLANS PREPARED UNDER  
DIRECTION OF:



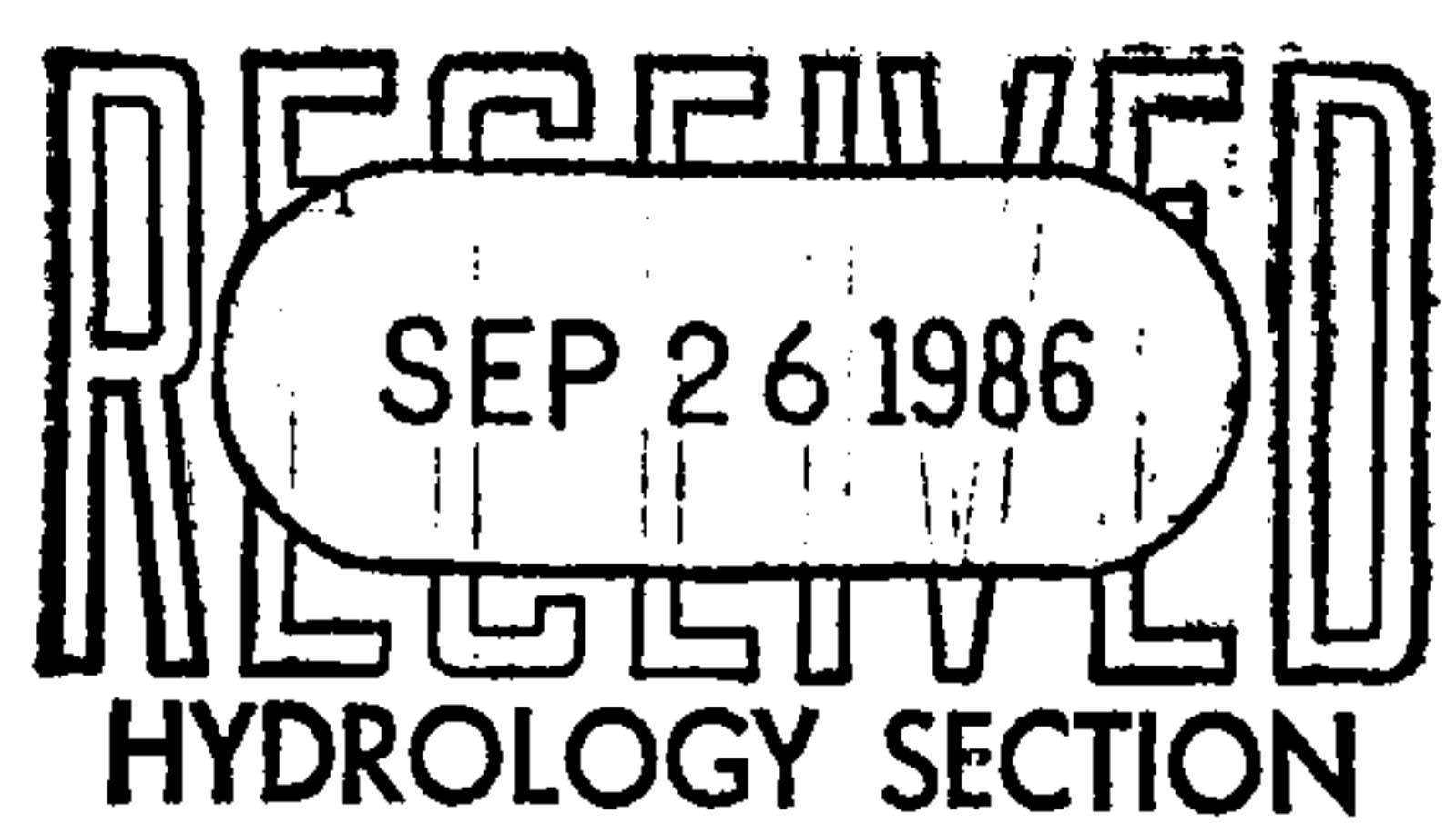
DATE 9-26-86

**BENCH MARK INFORMATION:**  
"ACS 10-J18" LOCATED AT THE INTERSECTION OF LOMAS BLVD. & SAN PEDRO DR. N.E. IN THE NW. QUADRANT OF THE INTERSECTION. A SQUARE, CHISELED ON TOP OF CONCRETE CURB AT THE W.N.W. CURB RETURN. ELEV. 5,273.687'

**LOCATION:**  
FAIR PLAZA SHOPPING CENTER

### VICINITY MAP

ZONE ATLAS MAP. NO. J-18 / D 21  
LEGAL DESCRIPTION: FAIR PLAZA SHOPPING CENTER



**ENGINEER:**  
EASTERLING & ASSOCIATES INC.  
5643 PARADISE BLVD. N.W.  
ABQ. N.M. 87114 898-8021

**OWNER:**  
ALVARADO REALTY CO.  
10 TRAMWAY LOOP N.E.  
ABQ. N.M. 87122 296-0736

### NOTICE TO CONTRACTORS

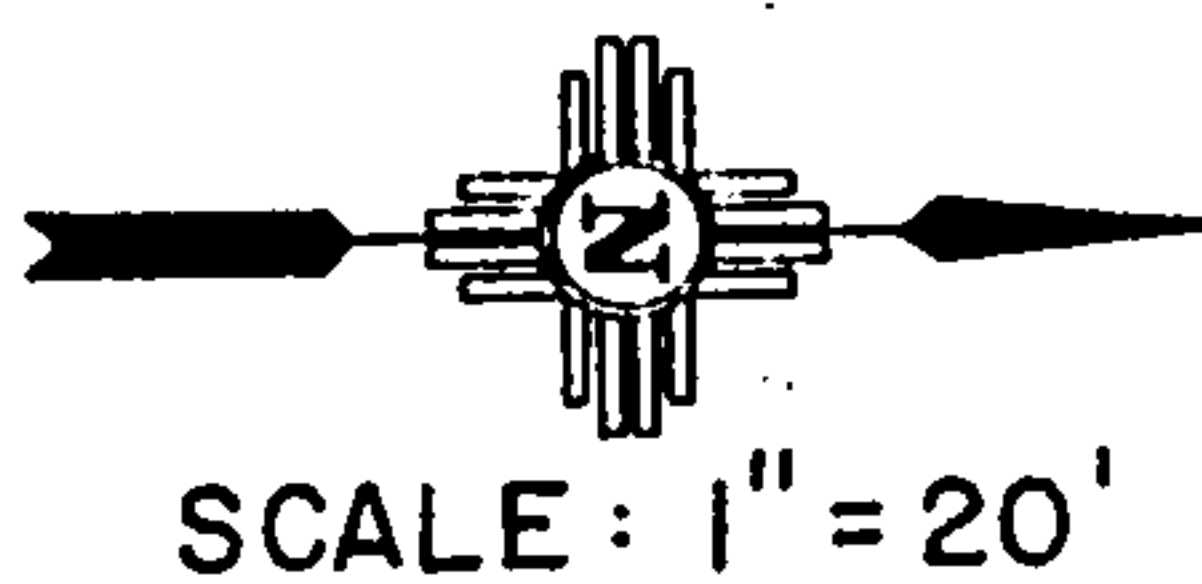
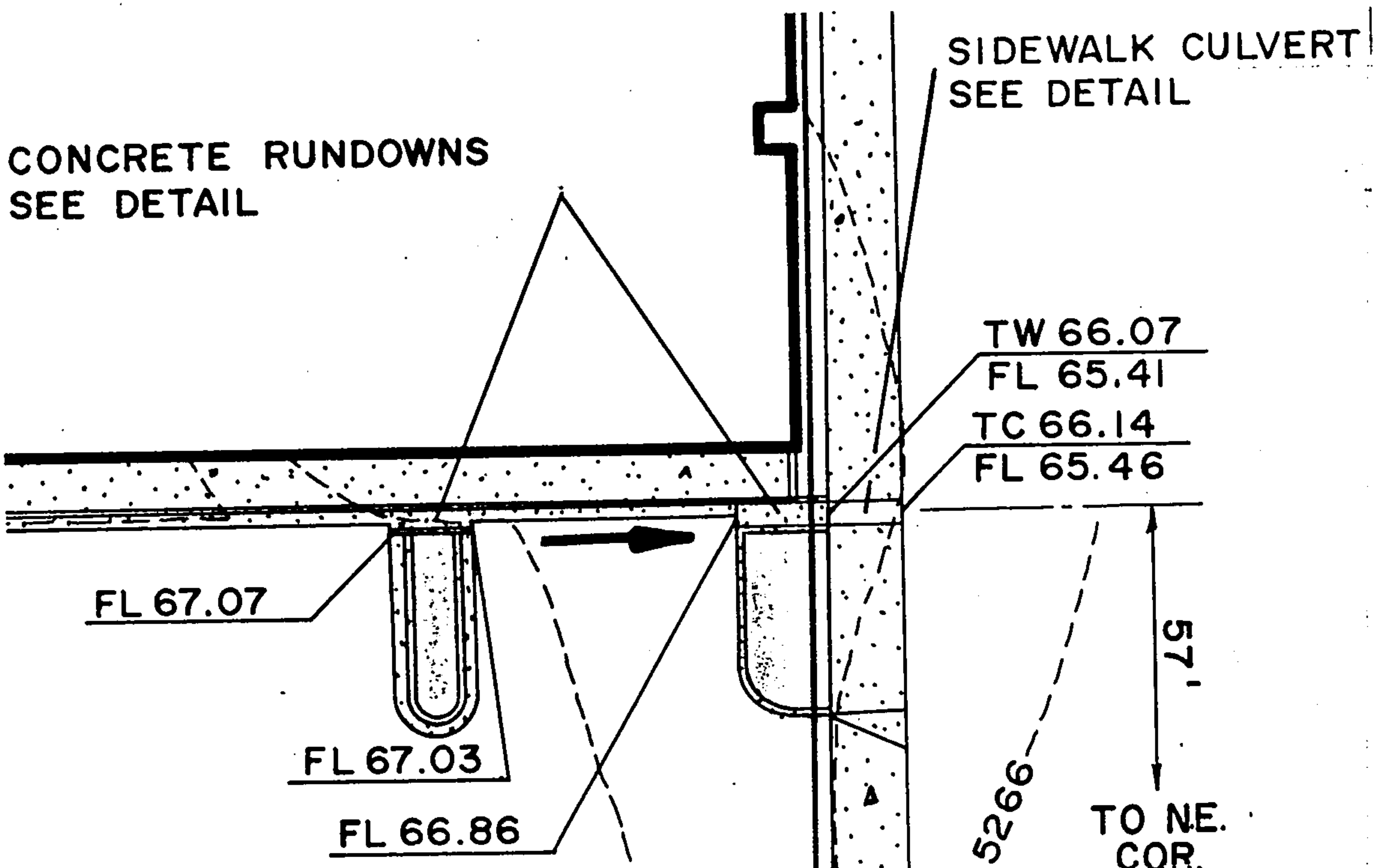
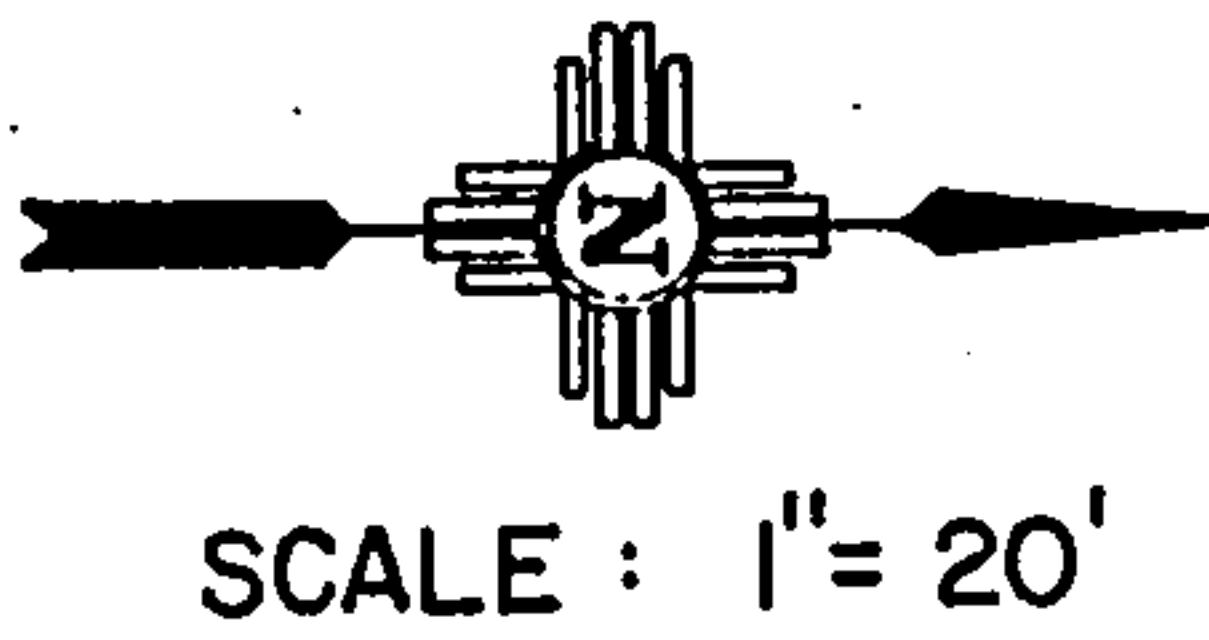
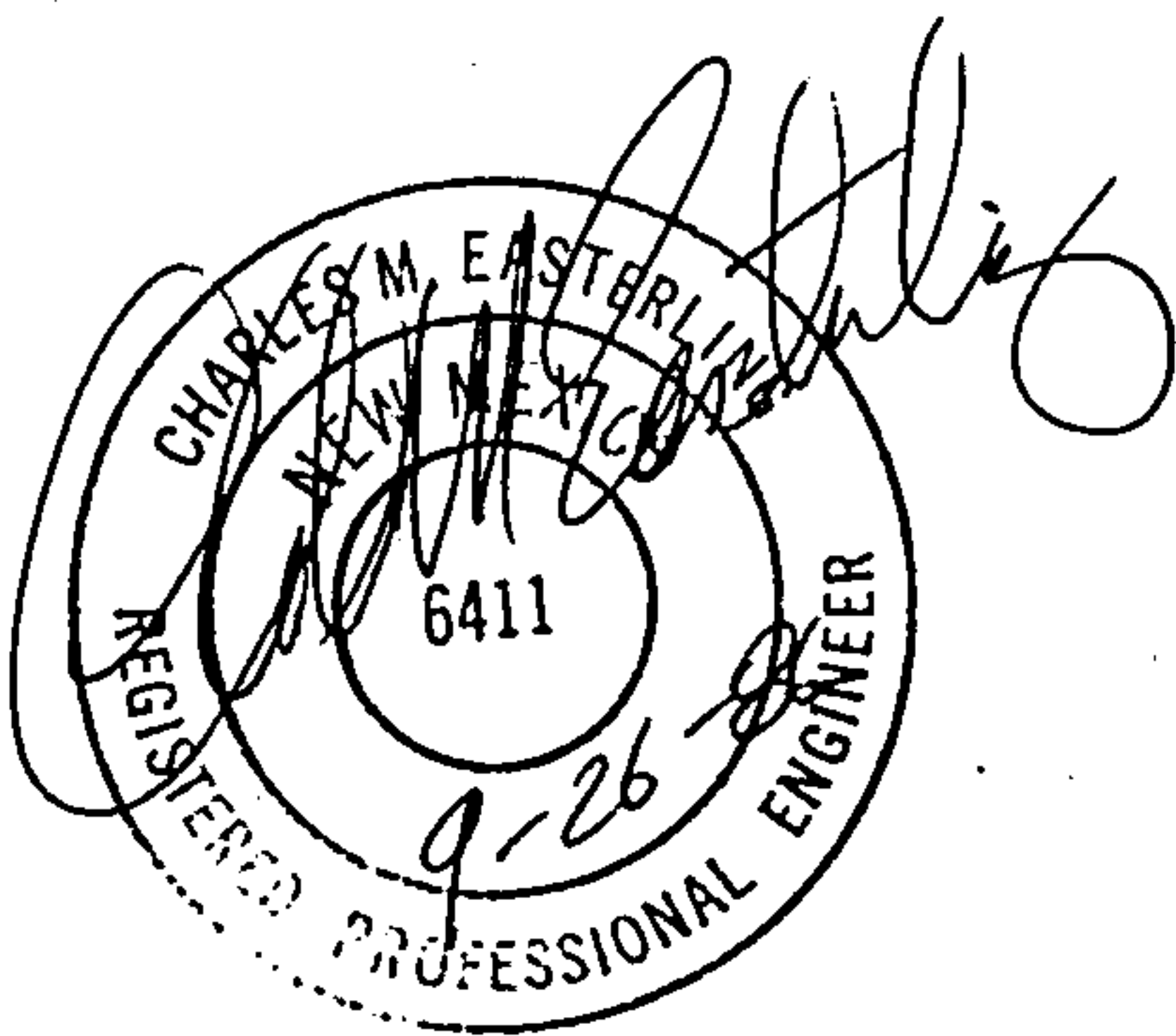
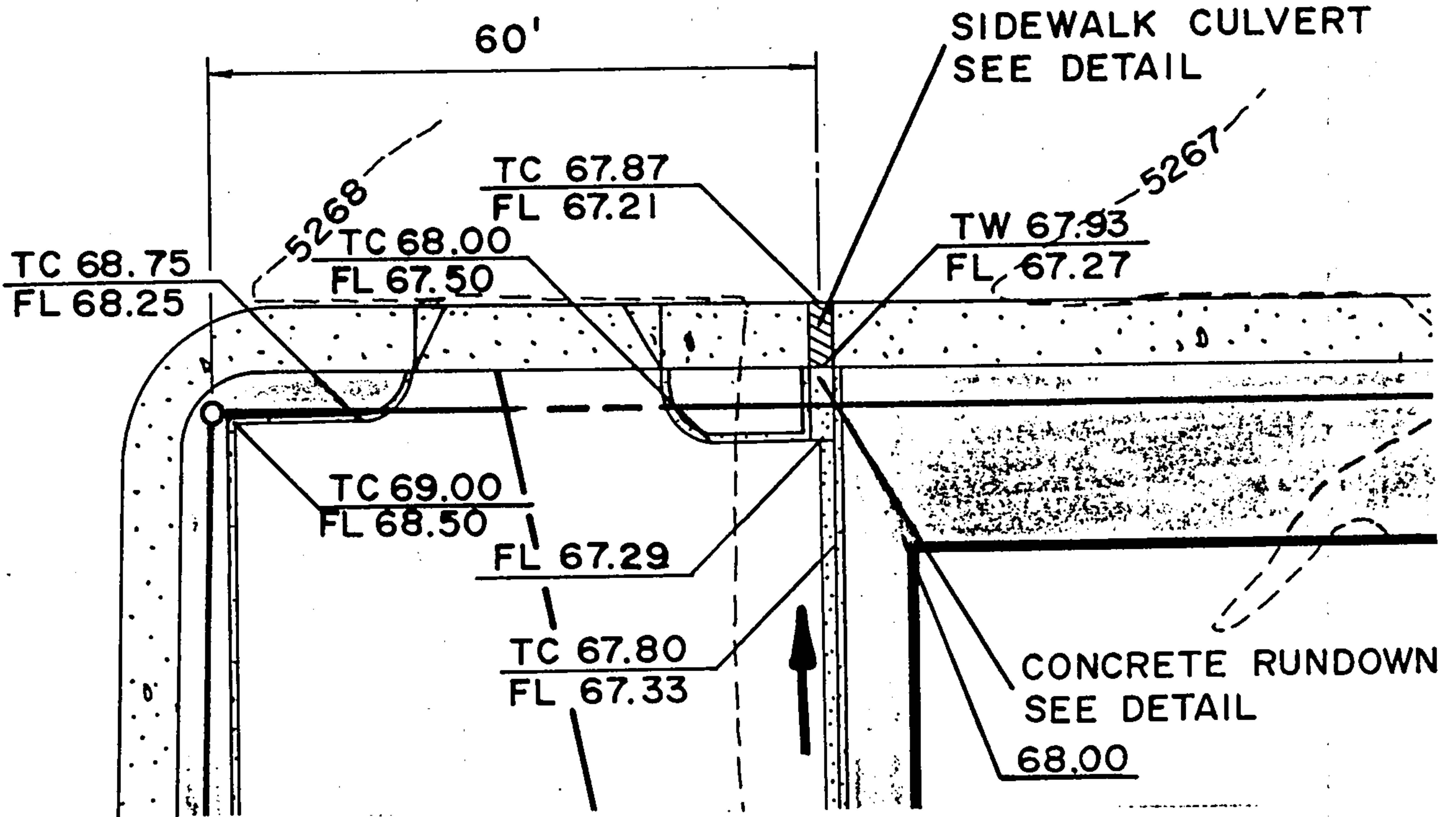
1. An excavation/construction permit will be required before beginning any work within city right-of-way. An approved copy of these plans must be submitted at the time of application for this permit.
2. All work detailed on these plans to be performed, except as otherwise stated or provided hereon, shall be constructed in accordance with the "City of Albuquerque Interim Standard Specifications for Public Works Construction - 1985 Edition", except for general conditions.
3. Two working days prior to any excavation, contractor must contact Line Locating Service, 765-1234, for location of existing utilities.
4. Prior to construction, the contractor shall excavate and verify the horizontal and vertical locations of all constructions. Should a conflict exist, the contractor shall notify the engineer so that the conflict can be resolved with a minimum amount of delay.
5. Backfill compaction shall be according to arterial street use.
6. Maintenance of the facilities shall be the responsibility of the Owner of the property served.

*MONTROYA CONST. Okay Dan*

APPROVALS	NAME	DATE	FAIR PLAZA SHOPPING CENTER		
A.C.E. / DESIGN	<i>Roger A. Green</i>	<i>9/26/86</i>	6001 LOMAS BLVD. N.E.		
INSPECTOR	<i>Richard K. Hedge</i>	<i>9/30/86</i>	SIDEWALK CULVERT		
A.C.E. / FIELD	<i>Kenneth D. Hill</i>	<i>10-1-86</i>	SHEET 1 OF 3	PERMIT NO. 31510	ZONE MAP # J-18



**CITY OF ALBUQUERQUE**  
**DRAINAGE FACILITIES WITHIN CITY R.O.W**

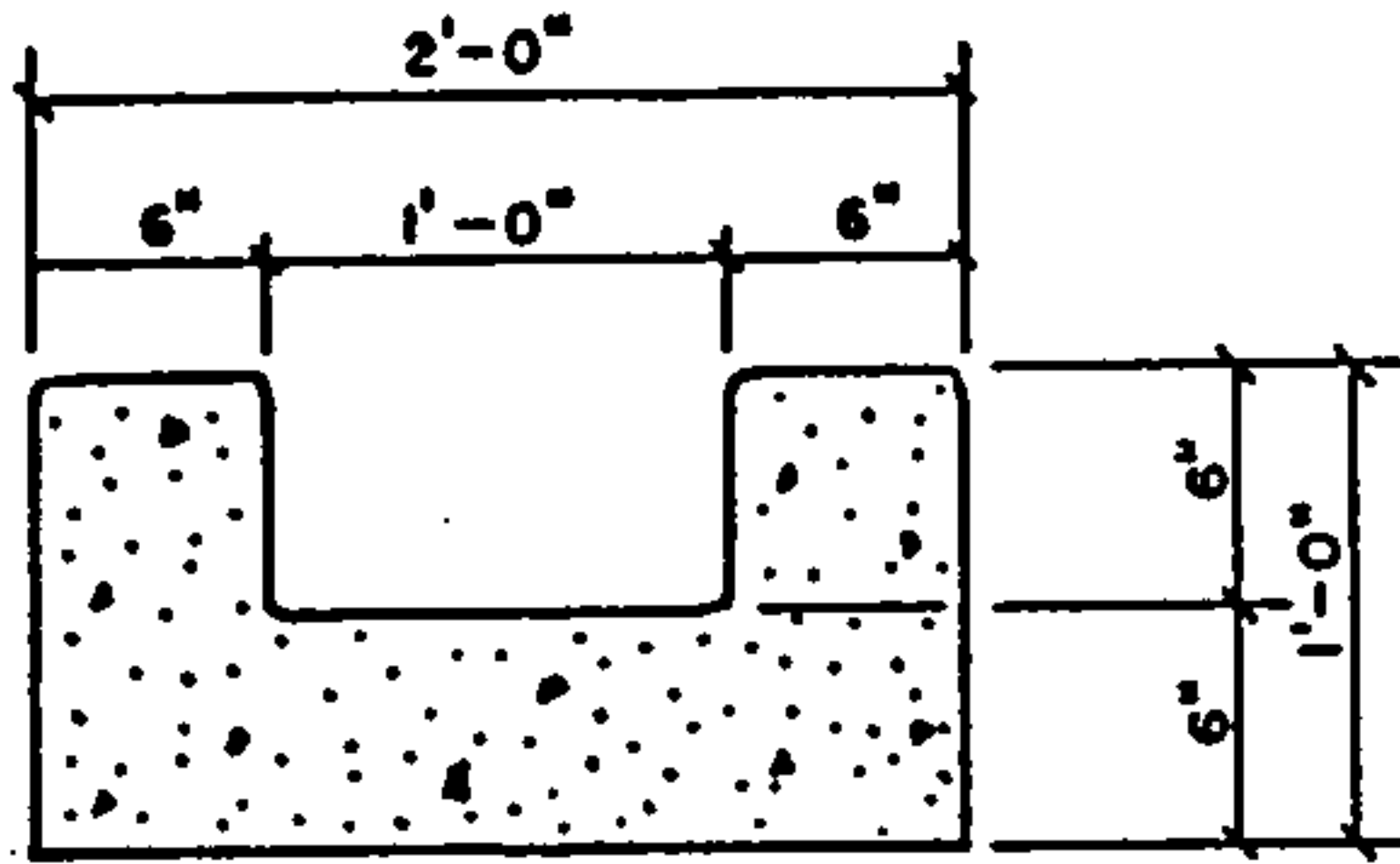
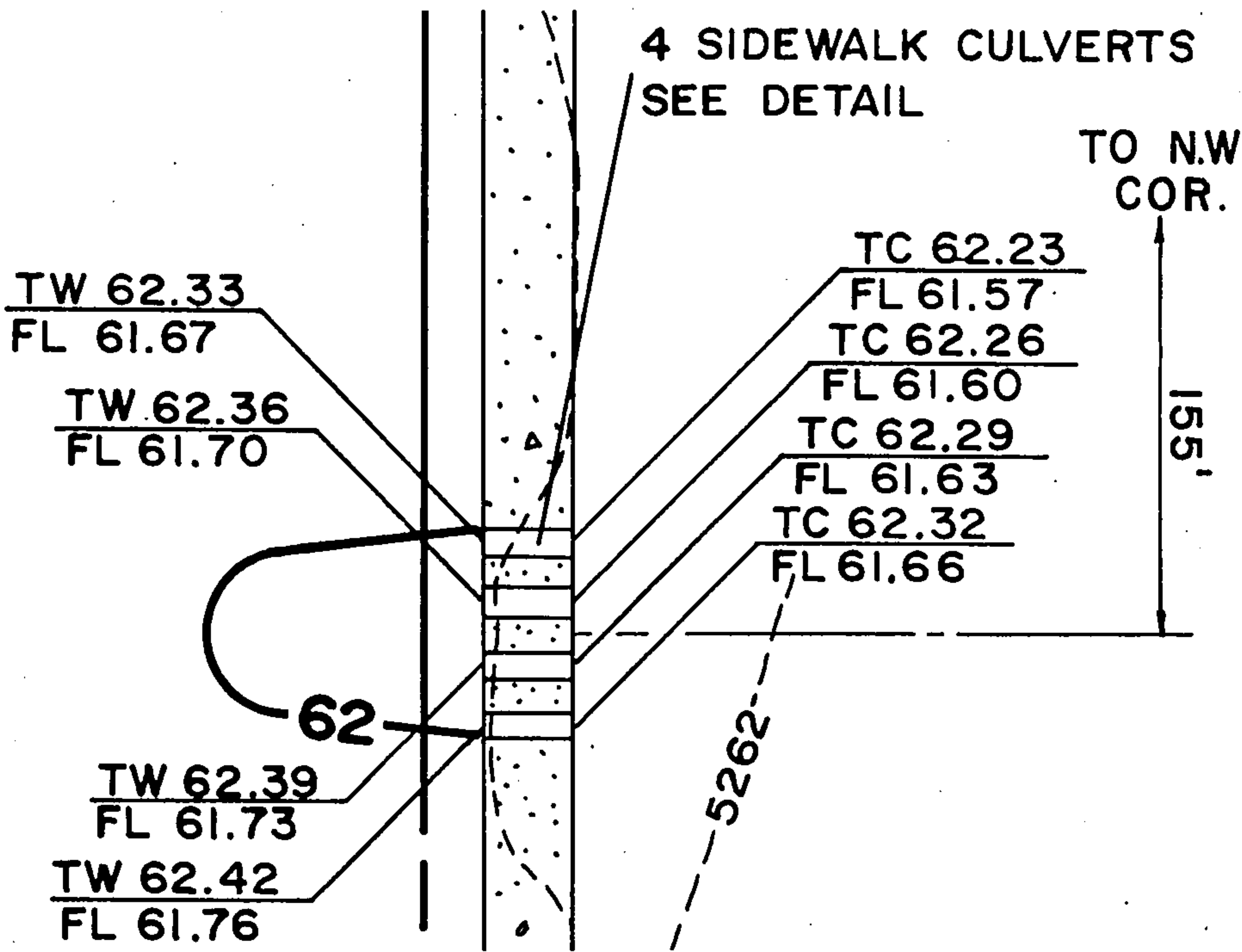


APPROVALS	NAME	DATE	FAIR PLAZA SHOPPING CENTER		
A.C.E. / DESIGN			6001 LOMAS BLVD. N.E.		
INSPECTOR	<i>Ronald Fulleger</i>	9/30/86	SIDEWALK CULVERT		
A.C.E. / FIELD	<i>Kenneth J. ...</i>	10-1-86	SHEET 2 OF 3	PERMIT NO. 31510	ZONE MAP # J-18



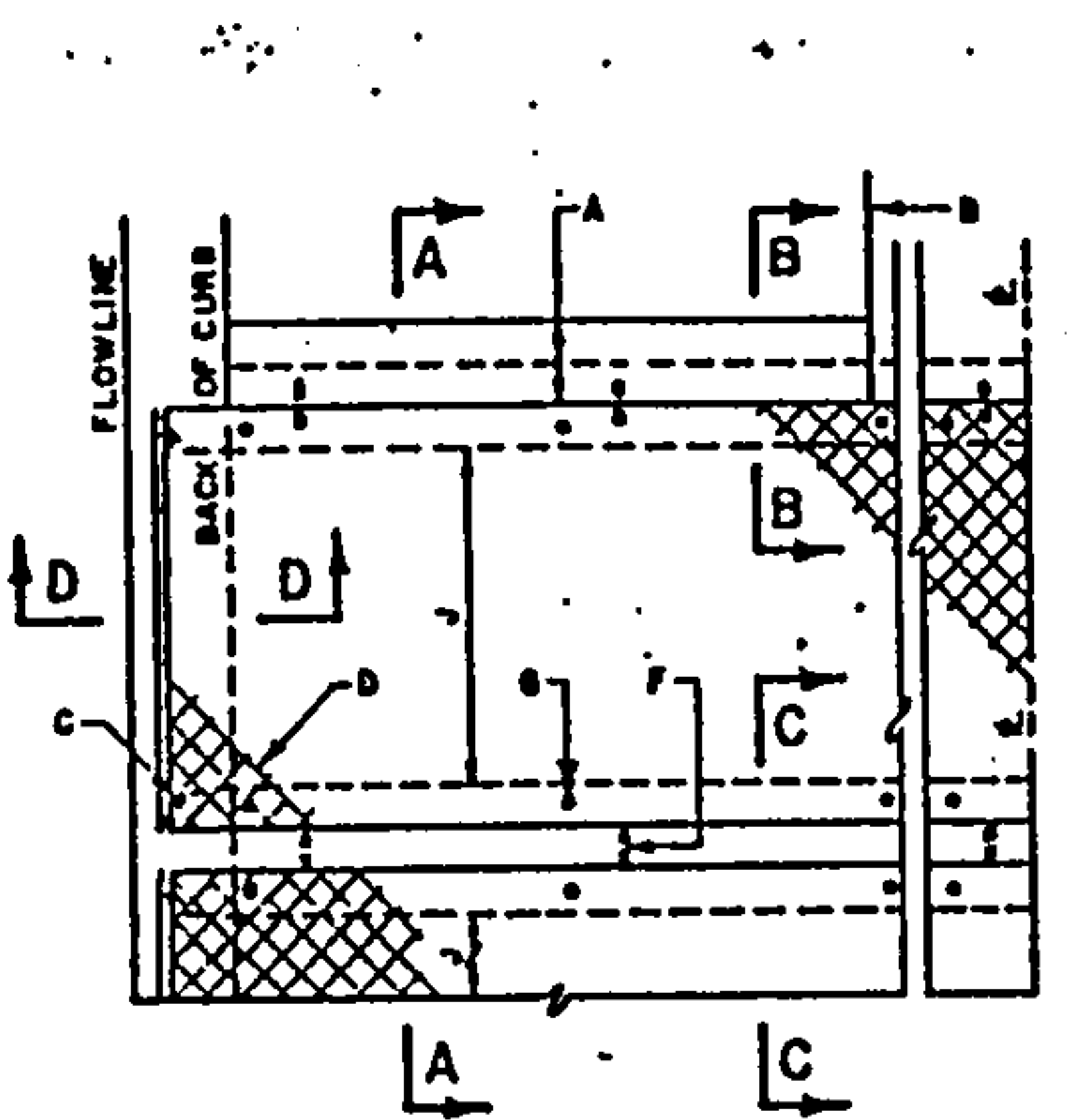
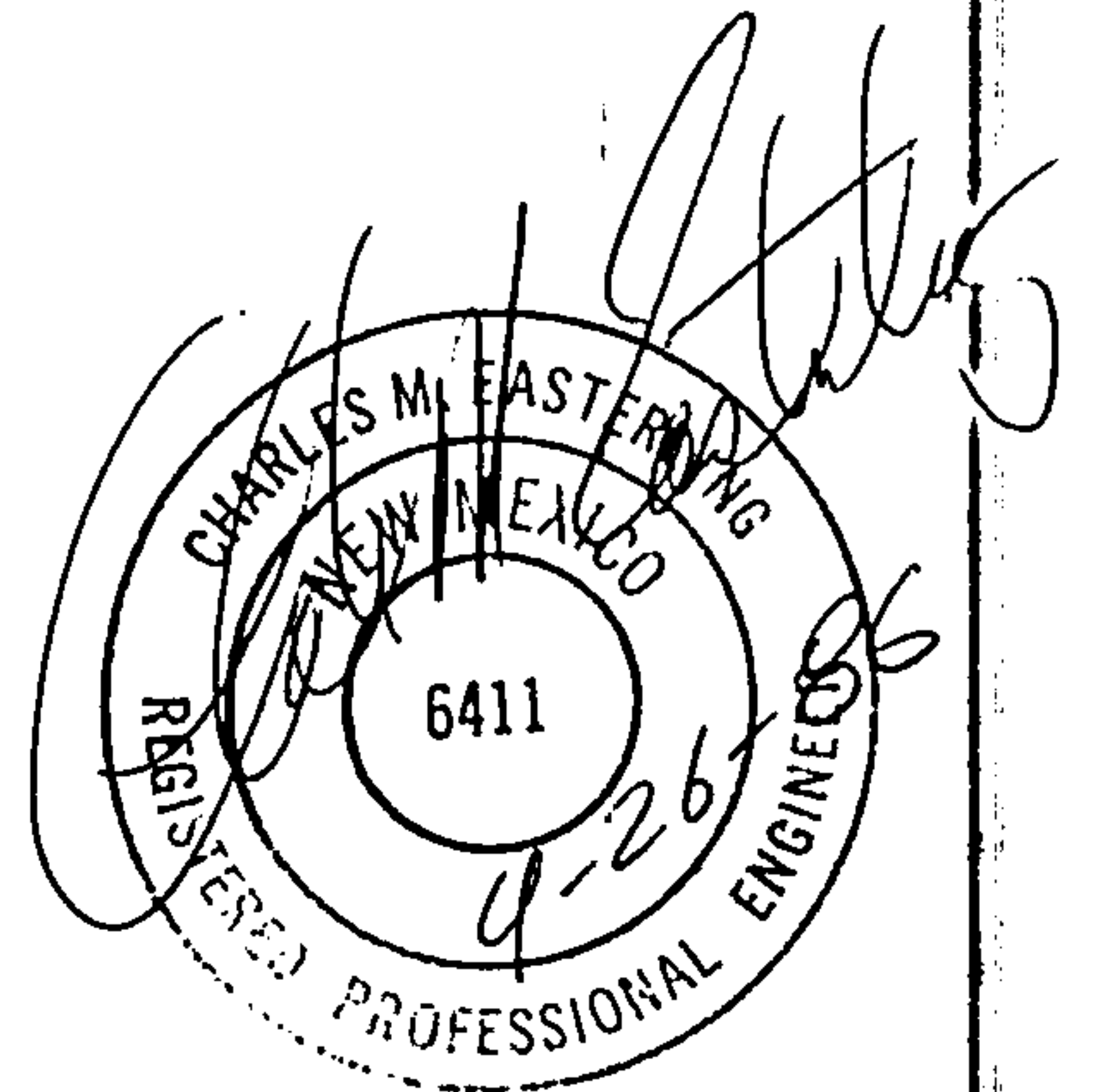
# CITY OF ALBUQUERQUE

## DRAINAGE FACILITIES WITHIN CITY R.O.W

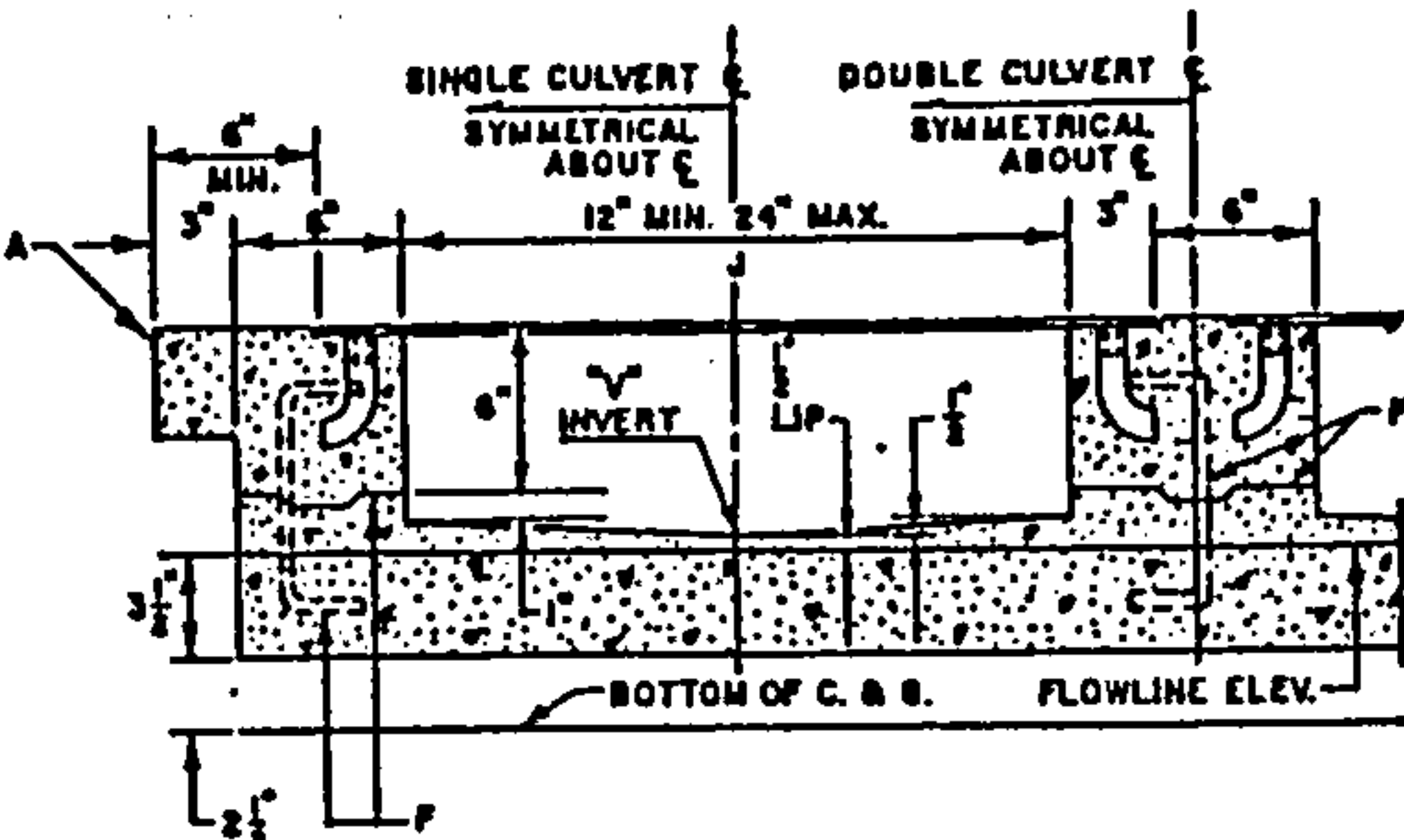


SECTION

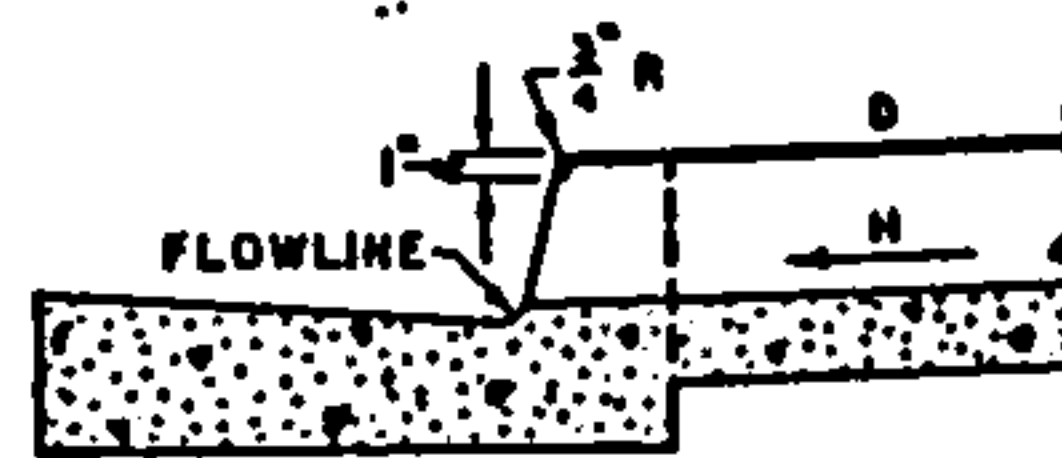
CONCRETE RUNDOWN  
N.T.S.



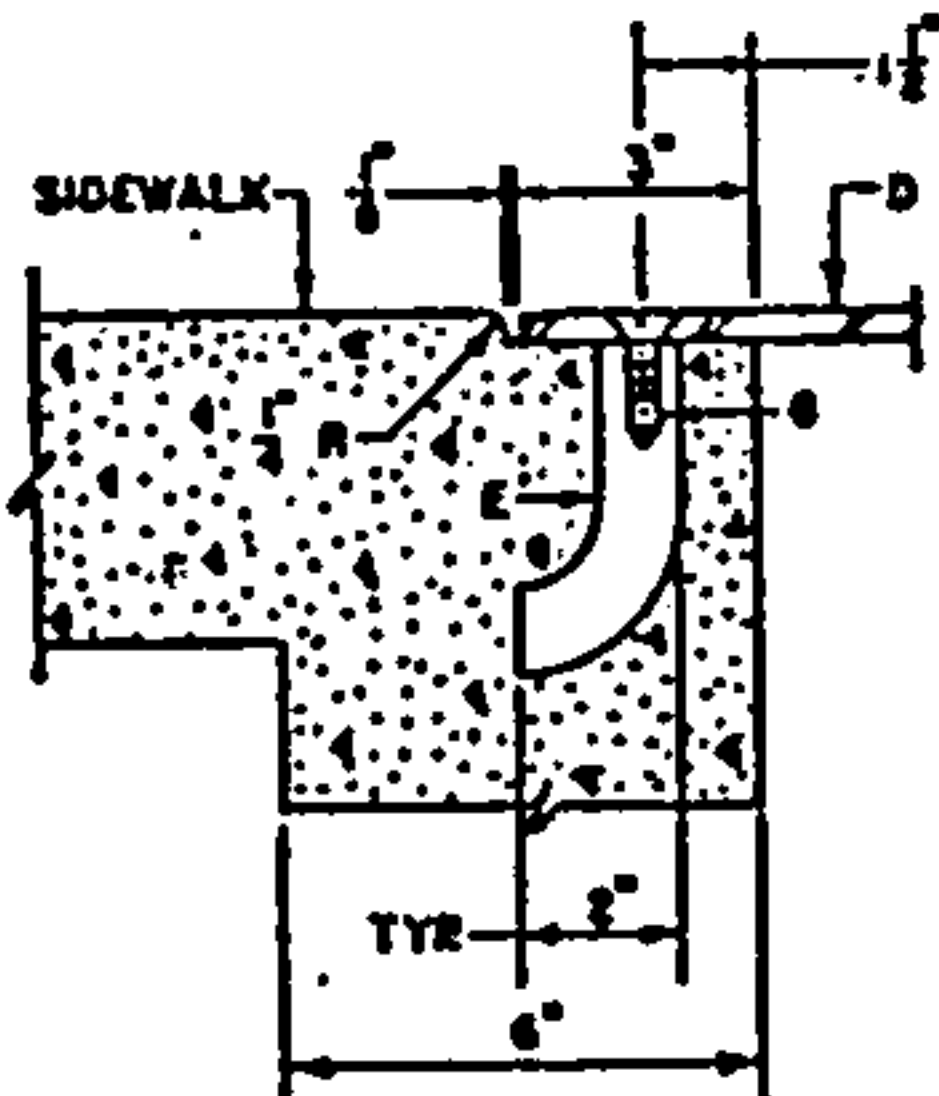
PLAN  
SINGLE AND OR MULTIPLE CULVERT



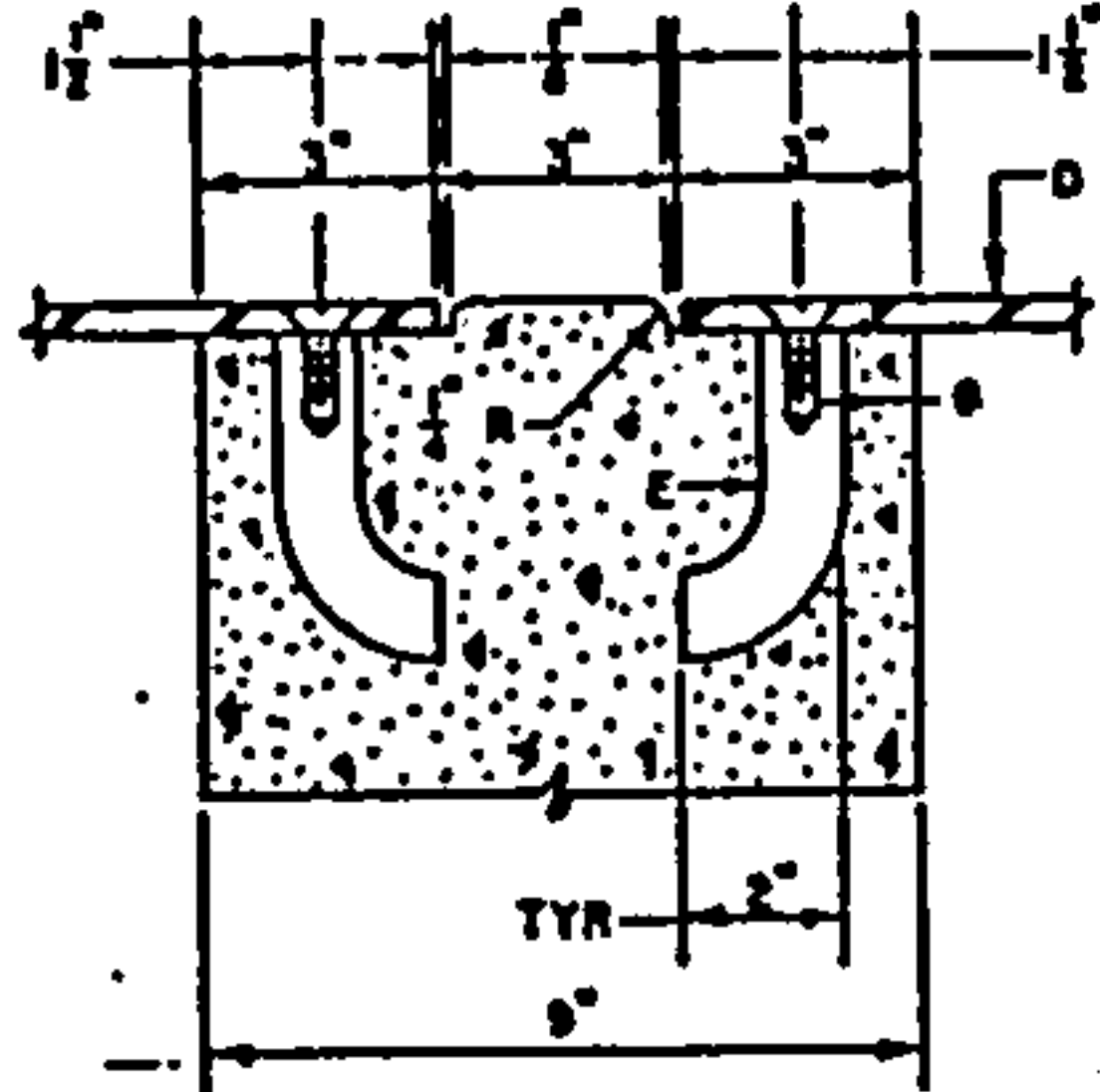
SECTION A-A



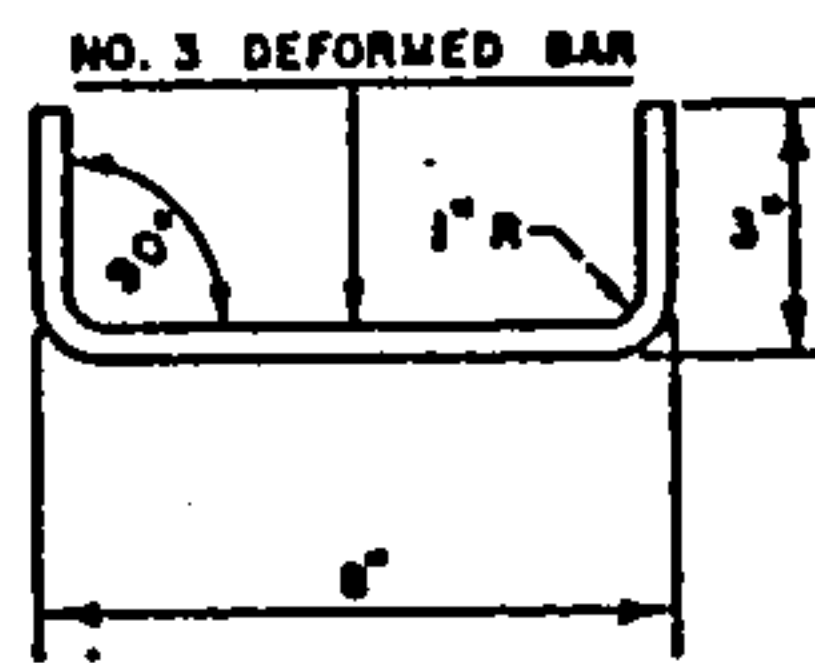
SECTION D-D



SECTION B-B



SECTION C-C



DOWEL DETAIL

**GENERAL NOTES:**

1. PLACING OF DRAIN THRU EXIST SIDEWALK, C. & S. REQUIRE THAT ENTIRE SIDEWALK, C. & S. STONES BE REMOVED & REPLACED AS DETAILED HEREIN.
2. BOTTOM SLAB OF CULVERT SHALL BE POURED MONOLITHICALLY WITH NEW BUTTER.
3. THE INVERT SHALL BE TROWELED & RETROWELED TO PRODUCE A HARD POLISHED SURFACE OF MAX. DENSITY & SMOOTHNESS. "V" INVERT SHALL BE V-SHAPED TO WITHIN 3" OF OUTLET, WARPED FROM THIS POINT TO OUTLET, AT OUTLET IT SHALL PARALLEL FLOWLINE UNLESS OTHERWISE SHOWN.
4. ALL EXPOSED CONC. SURFACE SHALL MATCH GRADE, COLOR, FINISH & SCORING OF ADJACENT CURB & SIDEWALK.
5. SIDEWALK REPLACED DURING CONSTRUCTION TO BE POURED MONOLITHICALLY WITH CULVERT WALLS.
6. DRILL & TAP ROD ANCHORS FOR F.H. MACH. SCREW, SPACE AT 24" O.C. MAX., A MIN. OF 2 P/SIDE PLATE, PLACE ONE WITHIN 6" OF EA. END, ANCHORS SHALL BE ATTACHED TO PLATE & PLATE SECURED IN PLACE PRIOR TO POURING OF WALLS.
7. LENGTH OF EA. PLATE SHALL BE SUCH THAT THE WEIGHT WILL NOT EXCEED 300 LBS. & SHALL BE STRESS RELIEVED AFTER FABRICATION. AFTER CLEANING SURFACE OF RUST, SCALE ETC. PLATE & FRAMING MEMBERS WILL BE PAINTED ONE SHOP COAT RED OXIDE & TWO FINISH COATS ALUMINUM PAINT (AASHTO M 69).
8. THE CITY WILL NOT ASSUME RESPONSIBILITY FOR MAINTENANCE OF ANY SIDEWALK CULVERT INSTALLED BY OR FOR PRIVATE PROPERTY OWNERS.

**CONSTRUCTION NOTES:**

- A. JOIN TO NEAREST SCORE LINE OR WEAKENED PLANE JOINT, INSTALL EXPANSION JOINT.
- B. SIDEWALK OR SETBACK (VARIABLE).
- C. 3" RADIUS (TYPICAL).
- D. 3/4" CHECKERED STEEL PLATE.
- E. ROD ANCHOR 1" X 5" STAINLESS STEEL.
- F. CONSTR. JT. & DOWEL (OPT.), IF DOWELS ARE USED SPACE AT 24" O.C. MAX., 1 1/2" MIN. FROM FACE OF CONC., DOWELS MAY BE INCLINED IF NECESSARY.
- G. 3/8" X 1" F.H. C/SUNK STAINLESS STEEL MACH. SCREW.
- H. SLOPE 1/4" PER FT. MIN.
- J. DRAIN WIDTH, 12" MIN. 24" MAX.

DRAINAGE  
SIDEWALK CULVERT  
WITH STEEL PLATE TOP  
DWG. K-16 OCT. 1984  
N.T.S.

APPROVALS	NAME	DATE	FAIR PLAZA SHOPPING CENTER		
A.C.E. / DESIGN			6001 LOMAS BLVD. N.E.		
INSPECTOR	Ronald Rutledge	9/30/86	SIDEWALK CULVERT		
A.C.E. / FIELD	Kimberly Jones	10-1-86	SHEET 3 OF 3	PERMIT NO. 31510	ZONE MAP # J-18







LOMAS BOULEVARD N.E.

MARBLE AVENUE N.E.

SAN PEDRO DRIVE N.E.

EXISTING BUILDING  
F.F.E. 5268.44

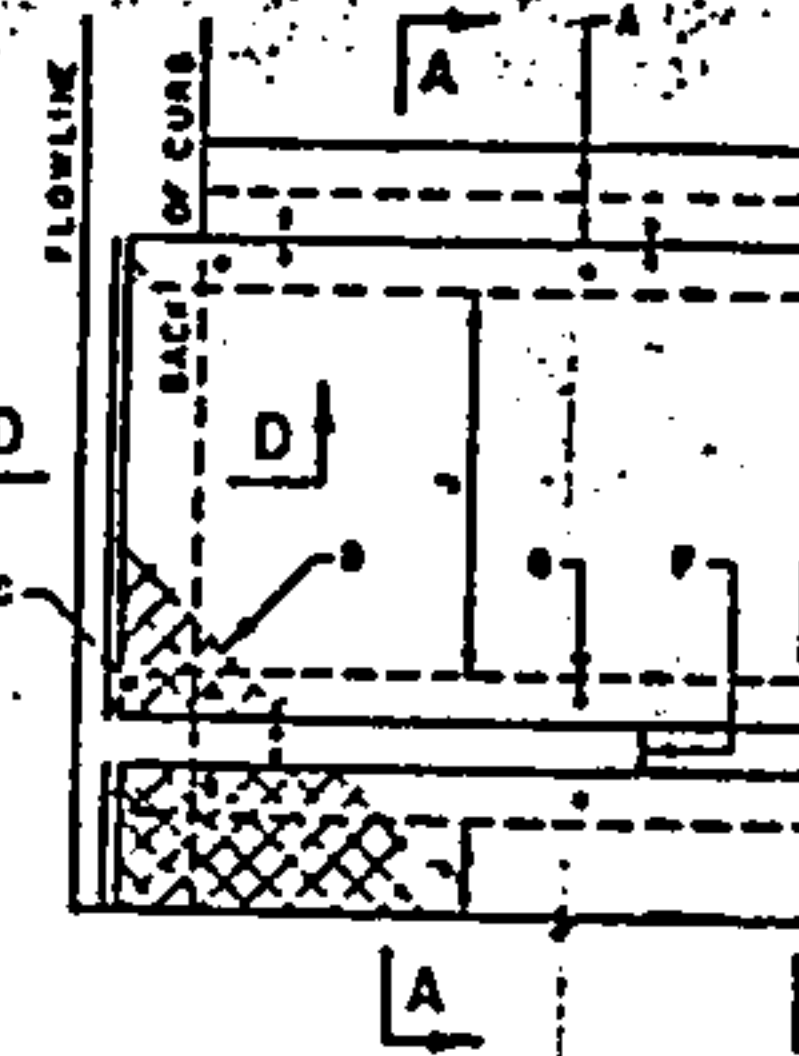
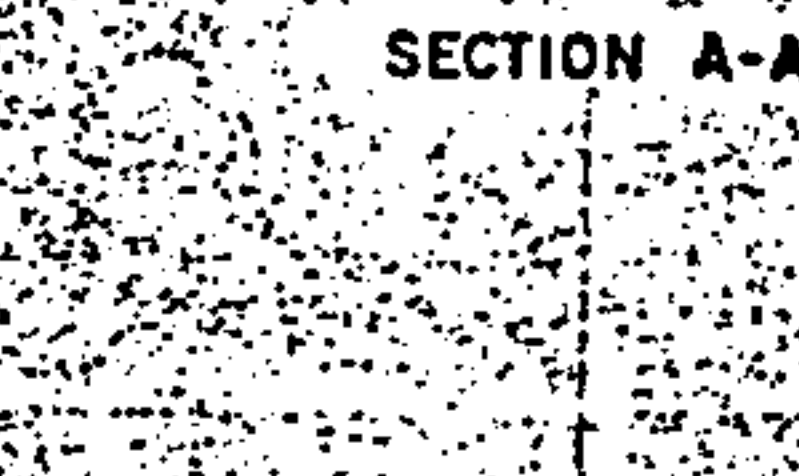
NOTE: ALL NEW CONSTRUCTION  
TOP OF CURB 6" ABOVE  
EXISTING ASPHALT  
(TYP)

NOTE: ALL NEW CONSTRUCTION  
TOP OF CURB 6" ABOVE  
EXISTING ASPHALT  
(TYP)

CONCRETE RUNDOWNS  
SEE DETAIL THIS SHEET

SIDEWALK CULVERT  
SEE DETAIL THIS SHEET

ACS BENCHMARK "10-J-18"  
ELEV. 5273.69'



LEGEND

- EXISTING CONTOURS --- S
- PROPOSED CONTOURS --- E
- PROPOSED ELEVATION --- TC & FL &
- DRAINAGE DIVIDE --- - - -
- DIRECTION OF FLOW --- - - -
- LANDSCAPING --- [hatched pattern]



SCALE: 1" = 30'



CARDENAS DRIVE N.E.

FUTURE BUILDING  
F.F.E. 5268.44

EXISTING BUILDING  
F.F.E. 5268.44

EXISTING BUI  
F.F.E. 5268.44

NOTE: ALL NEW CONSTRUCTION  
TOP OF CURB & GUTTER  
EXISTING ASPHALT  
(TYP)

NOTE: ALL NEW CONSTRUCTION  
TOP OF CURB & GUTTER  
EXISTING ASPHALT  
(TYP)

SIDEWALK CULVERT  
SEE DETAIL THIS SHEET

CONCRETE RUNDOWN  
SEE DETAIL THIS SHEET

EXISTING BUILDING

PROPOSED BUILDING

2 EXISTING 12" DRAIN PIPES (C.I.)

6" CURB & GUTTER

6" HEADER CURB

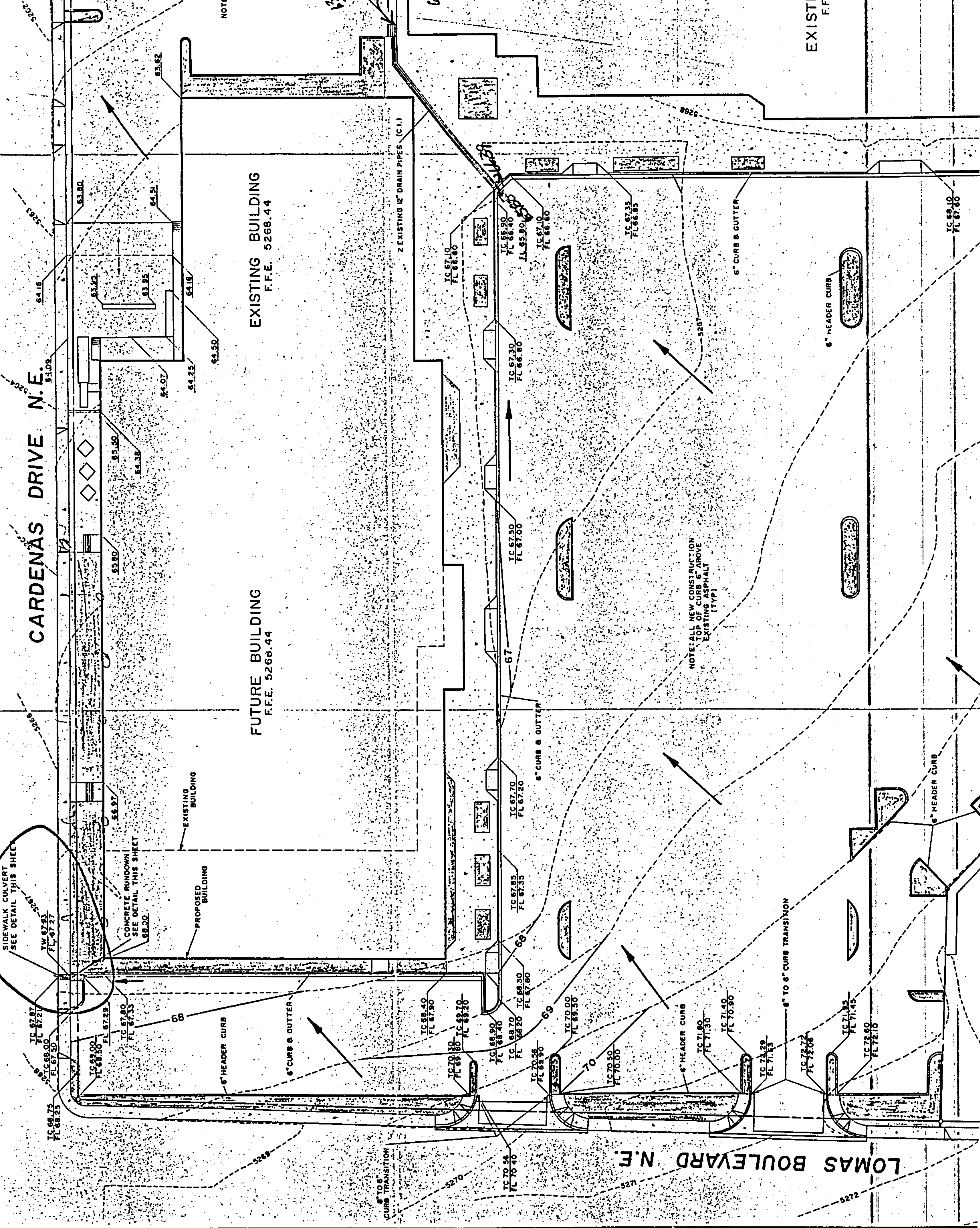
6" CURB & GUTTER

6" HEADER CURB

8" TO 6" CURB TRANSITION

6" TO 6" CURB TRANSITION

LOMAS BOULEVARD N.E.







# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

**June 21, 1995**

**Roger Martinez  
Mark Goodwin & Assoc  
P.O. Box 90606  
Albuquerque, NM 87199**

**RE: GRADING & DRAINAGE PLAN FOR THE KNOLLS @ P.H. (B12-D5)  
RECEIVED JUNE 14, 1995 FOR BUILDING PERMIT & WORK ORDER  
ENGINEER'S STAMP DATED 6-13-95**

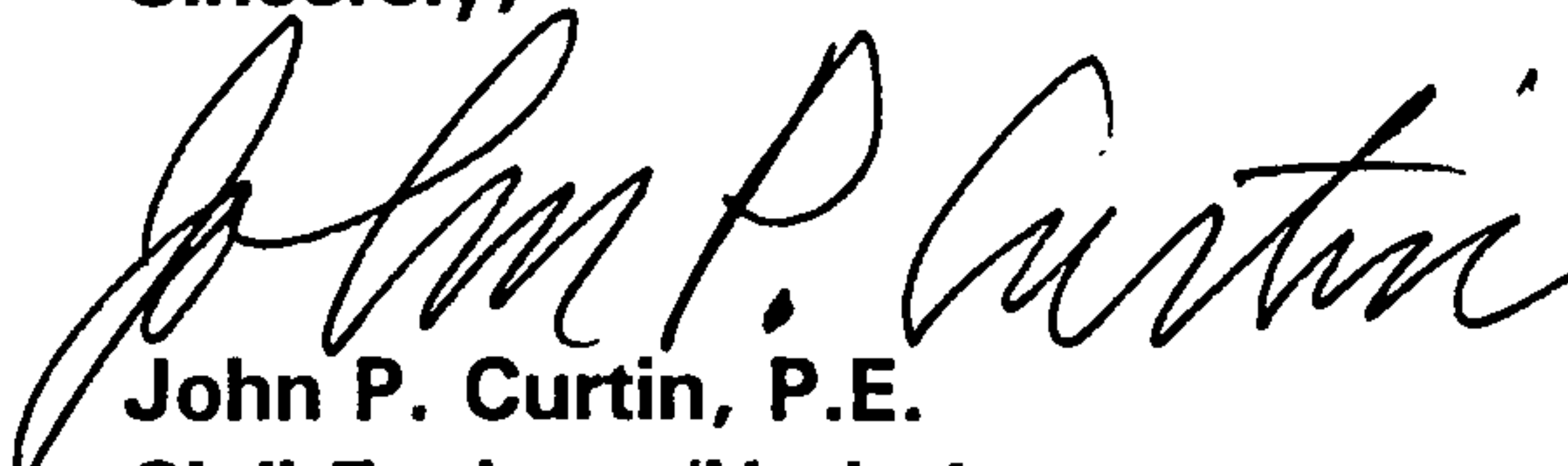
**Dear Mr. Martinez:**

**Based on the information included in the submittal referenced above, City Hydrology accepts the Grading & Drainage Plan for Work Order.**

**No Building Permits will be released until the Engineer's Certification of grading & drainage per DPM checklist is accepted by City Hydrology.**

**If you have any questions about this project, You may contact me at 768-2727.**

**Sincerely,**

  
**John P. Curtin, P.E.  
Civil Engineer/Hydrology**

**c: Andrew Garcia  
Charles Muenze, 3809 Eubank NE Suite A-6, 87111**





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 21, 1995

David J. Larrow  
Holmes & Narver Inc.  
6501 Americas Parkway Suite 700  
Albuquerque, NM 87110

RE: DRAINAGE PLAN FOR ALBUQUERQUE ASU PROJECT @ TRI-GAS  
(C17-D5A) ENGINEER'S STAMP DATED 5/23/95.

Dear Mr. Larrow:

Based on the information provided on your May 24, 1995 submittal, listed are some concerns that will need to be addressed prior to final approval:

1. Flow rates & volumes will need to be provided using the new A-Hymo criteria.
2. All developed flows on the north portion of the proposed project must be routed out the drive pad. Your grades indicate that the flows will be routed across the public curb & gutter and sidewalk.

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: cAndrew Garcia  
File





# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

**June 21, 1995**

**Stephen Crawford, PE  
Community Sciences Corp  
P.O. Box 1328  
Corrales, NM 87048**

**RE: DRAINAGE PLAN FOR ALB COORS CELL SITE (H-11/D50)  
RECEIVED MAY 31, 1995 FOR SITE DEVELOPMENT PLAN  
ENGINEER'S STAMP DATED 5-30-95**

**Dear Mr. Crawford:**

**Based on the information included in the submittal referenced above, City Hydrology accepts the Drainage Plan for Site Development Plan.**

**If I can be of further assistance, You may contact me at 768-2727.**

**Sincerely,**

**John P. Curtin, P.E.  
Civil Engineer/Hydrology**

**c: ~~Andrew Garcia~~  
Fred Aguirre, EPC Z-95-27  
Mr. Van Stilson, US WEST NEW VECTOR GROUP, 4821 Eubank NE 87111**





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 21, 1995

Frank Lovelady  
Lovelady & Associates  
300 Alamosa NW  
Albuquerque, NM 87107

RE: DRAINAGE PLAN FOR ABUNDANT LIFE CHURCH TEMPORARY CLASSROOM  
BUILDING (M10-D6) REVISION DATED 6/13/95.

Dear Mr. Lovelady:

Based on the information provided on your June 14, 1995  
submittal, the above referenced site is approved for building  
permit.

Please attach a copy of this approved plan to the construction  
sets prior to sign-off by Hydrology.

If I can be of further assistance, please feel free to contact me  
at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: ~~Andrew-Garcia~~  
File





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 20, 1995

Dennis Lorenz  
Brasher & Lorenz Inc.  
4425 Juan Tabo NE Suite 202  
Albuquerque, NM 87111

RE: DRAINAGE PLAN FOR ALBUQUERQUE AMBULANCE SERVICE @ 4012  
FOURTH STREET NW (G14-D36) ENGINEER'S STAMP DATED 5/17/95.

Dear Mr. Lorenz:

Based on the information provided on your May 18, 1995 submittal, listed are some concerns that will need to be addressed prior to final approval:

1. Is the existing sidewalk culvert adequate to pass the revised flow rate?
2. On your proposed swales, are you proposing asphalt?

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: ~~Andrew Garcia~~  
File





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 20, 1995

Christopher L. Weiss  
C.L. Weiss Engineering Inc.  
P.O. Box 97  
Sandia Park, NM 87047

RE: DRAINAGE PLAN FOR AN ADDITION & GRADING/PAVING @ A.P.S.  
CLEVELAND MIDDLE SCHOOL (G18-D36) ENGINEER'S STAMP  
DATED 6/13/95.

Dear Mr. Weiss:

Based on the information provided on your June 14, 1995  
submittal, the above referenced site is approved for Building  
Permit.

Please attach a copy of this approved plan to the construction  
sets prior to sign-off by Hydrology.

Also, prior to Certificate of Occupancy release, the following  
will be required:

1. Engineer Certification per the D.P. M. checklist will be  
required.
2. Concurrence for Work Order release.

If I can be of further assistance, please feel free to contact me  
at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: Andrew Garcia,  
File





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 21, 1995

Tom Mann  
Engineering & Surveying Assoc.  
5312 Noreen Dr. NE  
Albuquerque, NM 87111

RE: REVISED DRAINAGE PLAN FOR BRUNACINI OFFICE/WAREHOUSE  
(E17-D41AA) REVISION DATED 6/12/95.

Dear Mr. Mann:

Based on the information provided on your June 14, 1995 resubmittal, the above referenced site is approved for Building Permit.

Please attach a copy of this approval plan to the construction sets prior to sign-off by Hydrology.

Also, all the roof run-off on the north side of the building must be routed to the asphalt area and not across the curb onto Midway Place.

Prior to Certificate of Occupancy release, Engineer Certification per the D.P.M. checklist will be required.

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: Andrew-Garcia  
George Brunacini  
File





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 21, 1995

John M. MacKenzie  
D. Mark Goodwin & Associates  
P.O. Box 90606  
Albuquerque, NM 87199

RE: ENGINEER CERTIFICATION FOR BURGER KING @ ALAMEDA CENTER  
NORTH (C18-D22) ENGINEER'S STATEMENT DATED 6/13/95.

Dear Mr. MacKenzie:

Based on the information provided on your June 14, 1995  
submittal, Engineer Certification for the above referenced site  
is acceptable.

The Certificate of Occupancy will not be released until our  
office receives concurrence from the sidewalk inspector for  
approval of the connections to the back of the existing catch  
basins.

If I can be of further assistance, please feel free to contact me  
at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: {Andrew Garcia},  
File





# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 21, 1995

Richard Moore, P.E.  
ASL Consulting Engineers  
One Jenner St., Suite 200  
Irvine, California 92718

RE: DRAINAGE REPORT FOR WESTWOOD RANCH APTS. (B-13/D6B)  
RECEIVED MAY 26, 1995 FOR BUILDING PERMIT  
ENGINEER'S STAMP DATED 4/20/95

Dear Mr. Moore:

Based on the information included in the submittal referenced above, City Hydrology accepts the Conceptual Grading & Drainage Plan, dated 6/21/95, for Site Development Plan; the Drainage Report, dated 4/20/95, for Building Permit; and the Grading Plan, dated 4/20/95, for Rough Grading Permit.

Include a copy of the Grading Plan, dated 4/20/95, in each set of construction documents that will be submitted to Code Administration for the Building Permit.

Engineer's Certification of grading & drainage per DPM checklist must be accepted by City Hydrology before any Certificate of Occupancy. If the complex is completed in phases, then a separate Engineer's Certification will be required for each phase. Each Certification must detail any interim improvements required for drainage or erosion control.

If I can be of further assistance, You may contact me at 768-2727.

Sincerely,

John P. Curtin, P.E.  
Civil Engineer/Hydrology

c: ~~Andrew Garcia~~  
Fred Aguirre, DRB 94-342  
Kurt Browning, AMAFCA  
James Topmiller, BHI, 7500 Jefferson NE, 87109





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 22, 1995

Tom Bellon  
Community Sciences Corporation  
P.O. Box 1328  
Corrales, NM 87048

RE: PARADISE GREENS, PHASE 2 GRADING REVISION (B12-D3B)  
ENGINEER'S STAMP DATED 6/5/95 (SHEET 4 & 5 OF 19  
SHEET 5 REVISED ONLY).

Dear Mr. Bellon:

Based upon your 6/5/95 submittal of revised grading plan for the referenced project, Rough Grading Permit approval is granted.

This approval letter thereby supersedes the approval letter dated 10/24/94 and 3/13/95.

If I can be of further assistance, feel free to contact me at 768-2668.

Sincerely,

  
Fred J. Aguirre  
PWD/Hydrology

FJA/dl

c: ~~Andrew Garcia~~  
Larry Caudill  
File





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 22, 1995

R.G. Lee Jr.  
Lee Engineering  
2316 Calle de Rafael NE  
Albuquerque, NM 87109

RE: DRAINAGE PLAN FOR ADAMS OFFICE/WAREHOUSE COMPLEX (C17-D2A17)  
ENGINEER'S STAMP DATED 6/16/95.

Dear Mr. Lee:

Based on the information provided on your June 20, 1995  
submittal, the above referenced site is approved for Site  
Development and Building Permit.

Please attach a copy of this approved plan to the construction  
sets prior to sign-off by Hydrology.

Also, prior to Certificate of Occupancy release, Engineer  
Certification per the D.P.M. checklist will be required.

If I can be of further assistance, please feel free to contact me  
at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: Andrew Garcia  
File





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 22, 1995

Fred Arfman  
Isaacson & Arfman  
128 Monroe NE  
Albuquerque, NM 87108

RE: GRADING PERMIT FOR SUNRISE ESTATES UNIT I, BORROW PIT AREA  
(M10-D5A) ENGINEER'S STAMP DATED 6/7/95.

Dear Mr. Arfman:

Based on the information provided on your June 8, 1995 submittal, the above referenced site is approved for grading permit.

Please be advised that a top soil disturbance permit is required from the Environmental Health Department.

Also, Engineer Certification per the D.P.M. checklist will be required.

If I can be of further assistance, please feel free to contact me at 768-2667.

Sincerely,

Bernie J. Montoya, CE  
Engineering Associate

BJM/dl

c: Andrew Garcia  
Larry Caudill  
File



Need Vicinity map

Legal description

Approval sought checked off -

called 12/30/94.

1/11/95 - Accepted per Bernice's

instructions. At

(11/14/94 stamp)



DRAINAGE INFORMATION SHEET

44  
44  
44

S.O. 19 - New Sidewalk Culvert

PROJECT TITLE: For Fair Plaza ZONE ATLAS/DRNG. FILE #: J-18 1P 21

LEGAL DESCRIPTION: Blocks 15 & 16, Mile High Addition

CITY ADDRESS: 6601 Lomas Blvd. N.E.

ENGINEERING FIRM: Lovelady & Associates CONTACT: Frank Lovelady

ADDRESS: 7408 Morrow Ave. N.E. PHONE: 883-7973

OWNER: Fair Plaza, Inc. CONTACT: \_\_\_\_\_

ADDRESS: No. 10 Tramway Loop, N.E. PHONE: \_\_\_\_\_

ARCHITECT: N/A CONTACT: \_\_\_\_\_

ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_

SURVEYOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_

ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_

CONTRACTOR: Wright Construction CONTACT: Larry Wright

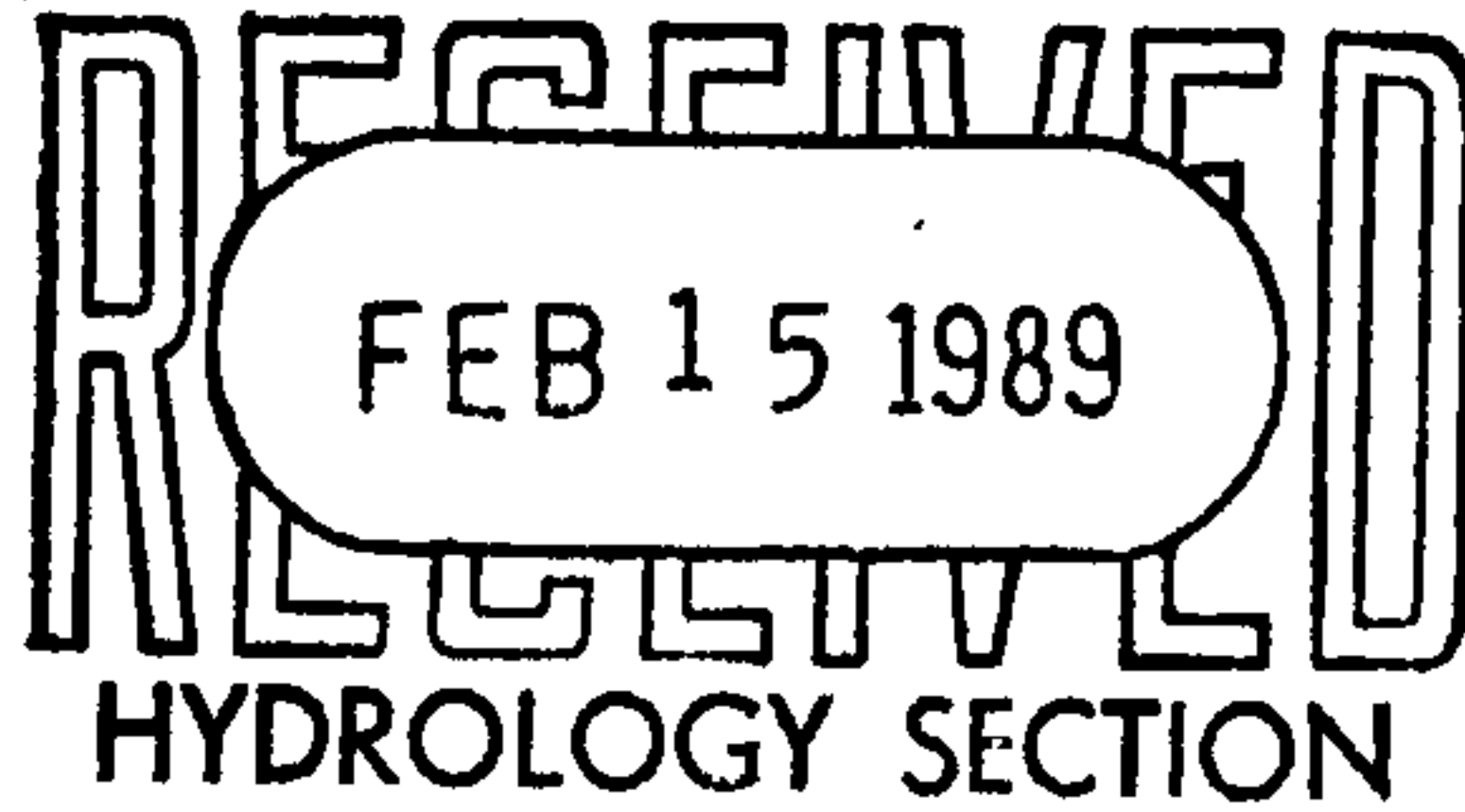
ADDRESS: 301 Industrial Ave. N.E. PHONE: 344-1551

PRE-DESIGN MEETING:

YES

NO

COPY OF CONFERENCE RECAP SHEET PROVIDED



DRB NO. \_\_\_\_\_

EPC NO. \_\_\_\_\_

PROJ. NO. \_\_\_\_\_

TYPE OF SUBMITTAL:

DRAINAGE REPORT

DRAINAGE PLAN

CONCEPTUAL GRADING & DRAINAGE PLAN

GRADING PLAN

EROSION CONTROL PLAN

ENGINEER'S CERTIFICATION

S.O. 19

CHECK TYPE OF APPROVAL SOUGHT:

SKETCH PLAT APPROVAL

PRELIMINARY PLAT APPROVAL

SITE DEVELOPMENT PLAN APPROVAL

FINAL PLAT APPROVAL

BUILDING PERMIT APPROVAL

FOUNDATION PERMIT APPROVAL

CERTIFICATE OF OCCUPANCY APPROVAL

ROUGH GRADING PERMIT APPROVAL

GRADING/PAVING PERMIT APPROVAL

OTHER S.W. Culvert Permit (SPECIFY)

DATE SUBMITTED: February 15, 1989

BY: Frank D. Lovelady  
Frank D. Lovelady, P.E.





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

Ken Schultz  
Mayor

UTILITY DEVELOPMENT DIVISION  
HYDROLOGY SECTION  
(505) 768-2650

May 13, 1987

Alvarado Realty Company  
10 Tramway Loop, NE  
Albuquerque, New Mexico 87123

Dear Sirs:

On January 13, 1987, you were sent a letter advising you of a problem with the drainage on 6001 Lomas Boulevard, NE. To date we have not been contacted by your office with your proposals for correcting the problem.

If we are not contacted within thirty (30) days from the date of this letter, we will have no alternative but to turn this matter over to our Legal Department for processing.

Cordially,

Richard L. Duran  
Drainage Inspector

RLD/bsj

PUBLIC WORKS DEPARTMENT

Walter Nickerson, P.E., City Engineer

ENGINEERING GROUP

Telephone (505) 768-2500

AN EQUAL OPPORTUNITY EMPLOYER





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

**KEN SCHULTZ**  
MAYOR

**CLARENCE V. LITHGOW**  
CHIEF  
ADMINISTRATIVE OFFICER

**DAN WEAKS**  
DEPUTY CAO  
PUBLIC SERVICES

**FRED E. MONDRAGON**  
DEPUTY CAO  
DEVELOPMENT & ENTERPRISE SERVICES

February 21, 1989

Frank Lovelady, P.E.  
Lovelady & Associates  
7408 Morrow, NE  
Albuquerque, New Mexico 87110

RE: CONSTRUCTION WITHIN CITY RIGHT-OF-WAY (S.O. #19)  
FAIR PLAZA (J-18/D21) ENGINEER'S STAMP DATED FEBRUARY 14, 1989

Dear Mr. Lovelady:

Based on the information provided on your resubmittal of February 15, 1989, the referenced S.O. #19 design is approved.

A copy of this letter must be on hand when applying for the excavation permit.

If I can be of further assistance, please feel free to call me at 768-2650.

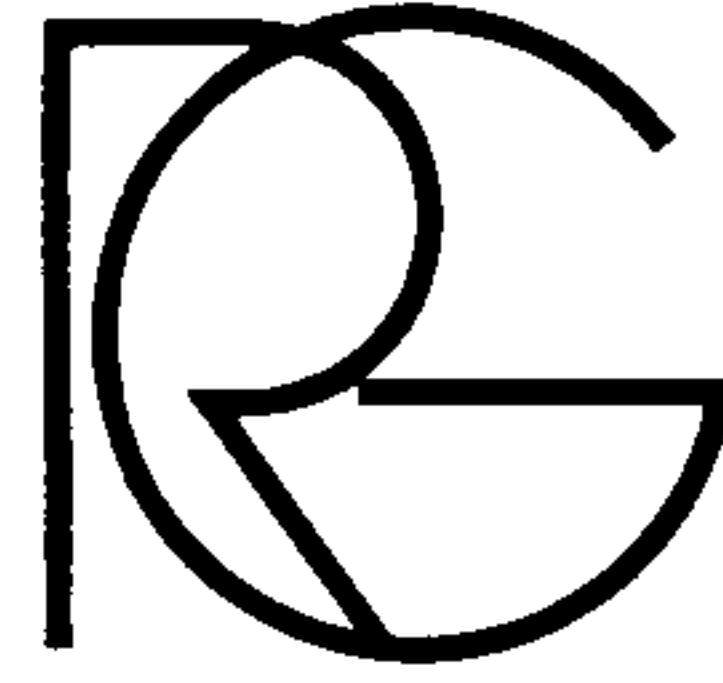
Cordially,

*Bernie J. Montoya*  
Bernie J. Montoya, C.E.  
Engineering Assistant

xc: Becky Sandoval

BJM/bsj  
(WP+493)





**REMO GIANNINI  
ARCHITECT**

8360 Corona Loop, NE  
Albuquerque, New Mexico 87113  
(505)823-4404

May 21, 1987

City of Albuquerque  
Utility Development Division  
Hydrology Section  
600 2nd Street, NW  
Albuquerque, New Mexico 87102

Attn: Mr. Richard L. Duran, Drainage Inspector

Subj: Drainage (Northwest Corner) - Fair Plaza Shopping Center  
6001 Lomas Blvd., NE, Albuquerque, New Mexico

Dear Mr. Duran:

In response to your letter to the Owner, Alvarado Realty Company, dated 5-13-87, advising the Owner of a drainage problem at the subject site.

We were aware of this problem since its inception, and we regret not having addressed it immediately, but at this writing, we have contacted the General Contractor, and they are now going to proceed with correcting this problem.

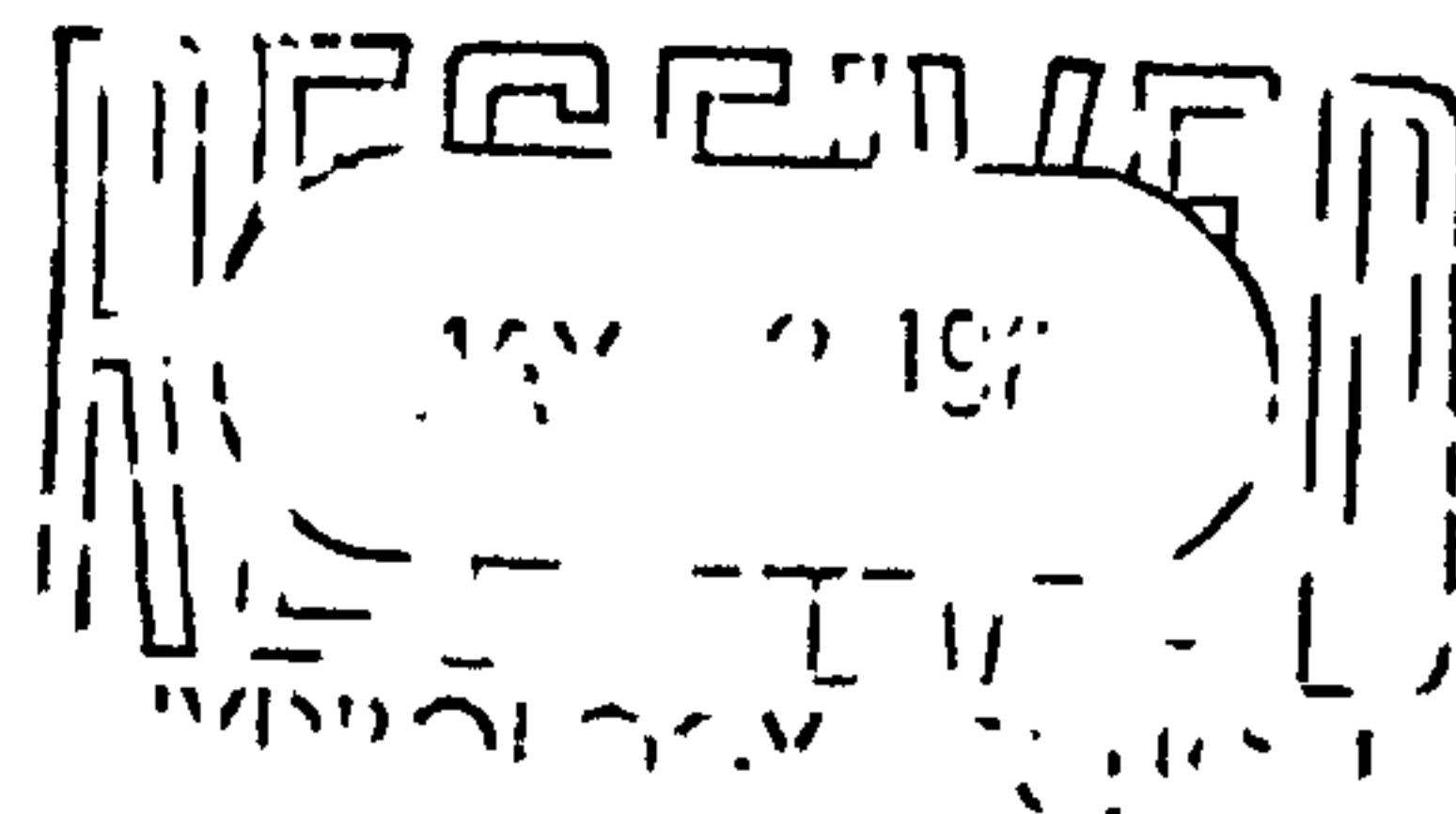
Thank you for your concern and relaying this noted deficiency to us, and be assured this problem will be corrected immediately.

Very truly yours,  
REMO GIANNINI, ARCHITECT

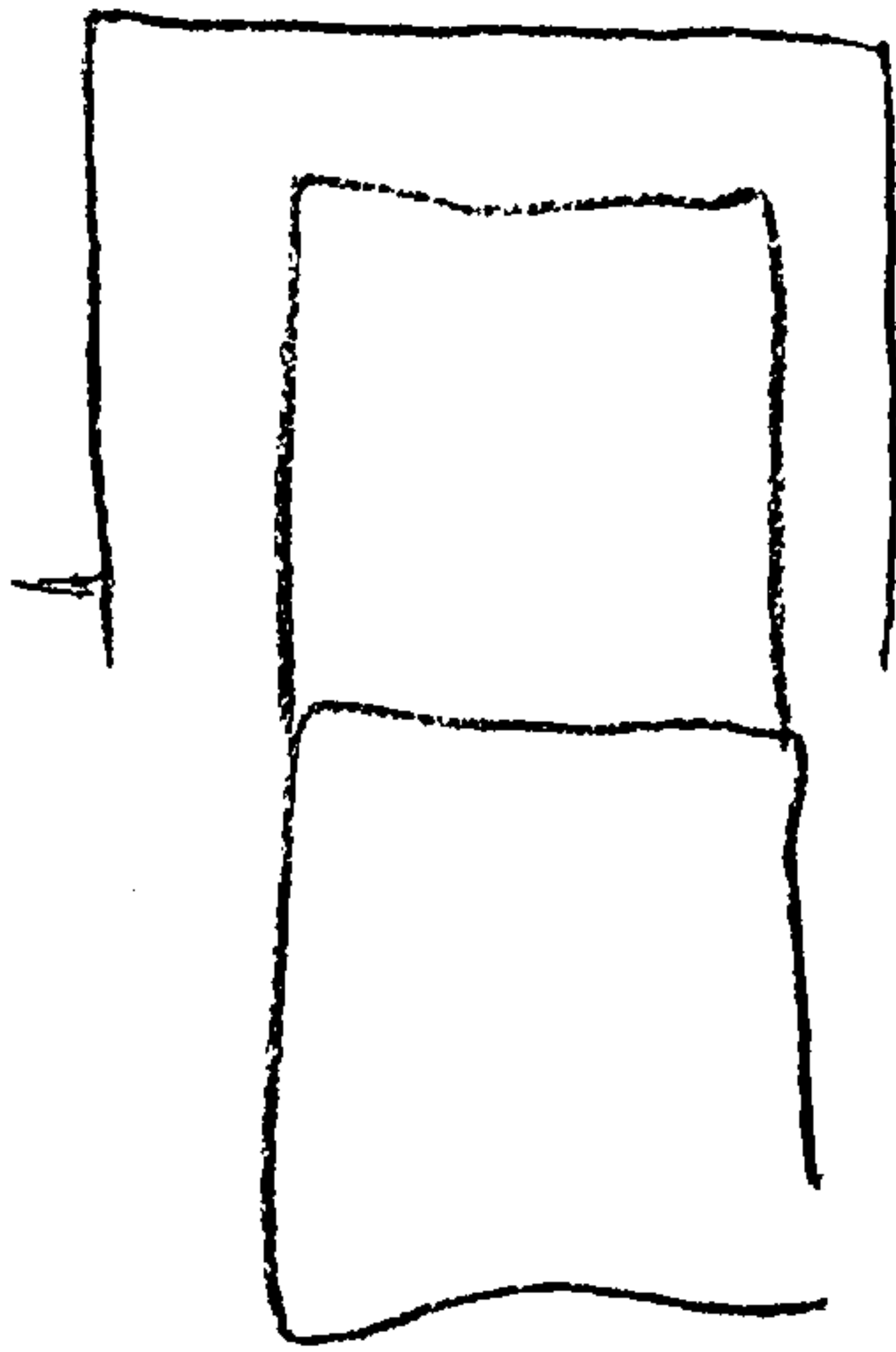
Remo Giannini, AIA

rg/nj

cc: Mr. Louis Abruzzo, Fair Plaza, Inc.  
Baker Construction Company  
Project File









FILE COPY



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

**KEN SCHULTZ**  
MAYOR

**CLARENCE V. LITHGOW**  
CHIEF  
ADMINISTRATIVE OFFICER

**DAN WEAKS**  
DEPUTY CAO  
PUBLIC SERVICES

**FRED E. MONDRAGON**  
DEPUTY CAO  
DEVELOPMENT & ENTERPRISE SERVICES

February 21, 1989

Frank Lovelady, P.E.  
Lovelady & Associates  
7408 Morrow, NE  
Albuquerque, New Mexico 87110

RE: CONSTRUCTION WITHIN CITY RIGHT-OF-WAY (S.O. #19)  
FAIR PLAZA (J-18/D21) ENGINEER'S STAMP DATED FEBRUARY 14, 1989

Dear Mr. Lovelady:

Based on the information provided on your resubmittal of February 15, 1989, the referenced S.O. #19 design is approved.

A copy of this letter must be on hand when applying for the excavation permit.

If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

*Bernie J. Montoya*  
Bernie J. Montoya, C.E.  
Engineering Assistant

xc: Becky Sandoval

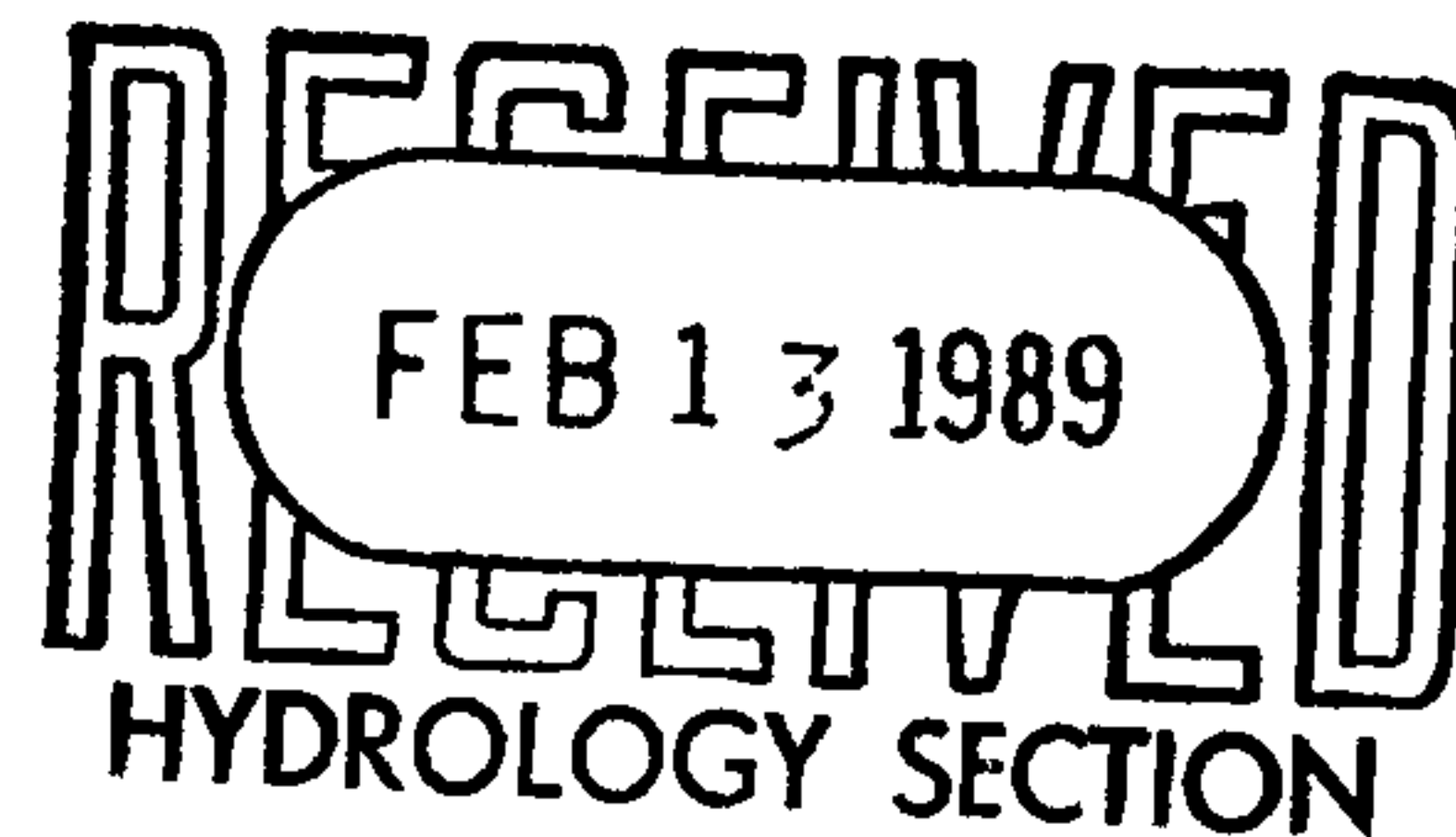
BJM/bsj  
(WP+493)



#10 TRAMWAY LOOP, N E / SANDIA HEIGHTS / ALBUQUERQUE, N M 87122

REAL ESTATE DEVELOPMENT / PROPERTY MANAGEMENT

(505) 296-0736



February 10, 1989

Bernie J. Montoya C. E.  
Engineering Assistant  
City of Albuquerque  
PO Box 1293  
Albuquerque, NM 87103

RE: Drainage Problem - Fair Plaza Shopping Center (NW Corner)  
6001 Lomas Blvd, N. E. (J-18/D21)

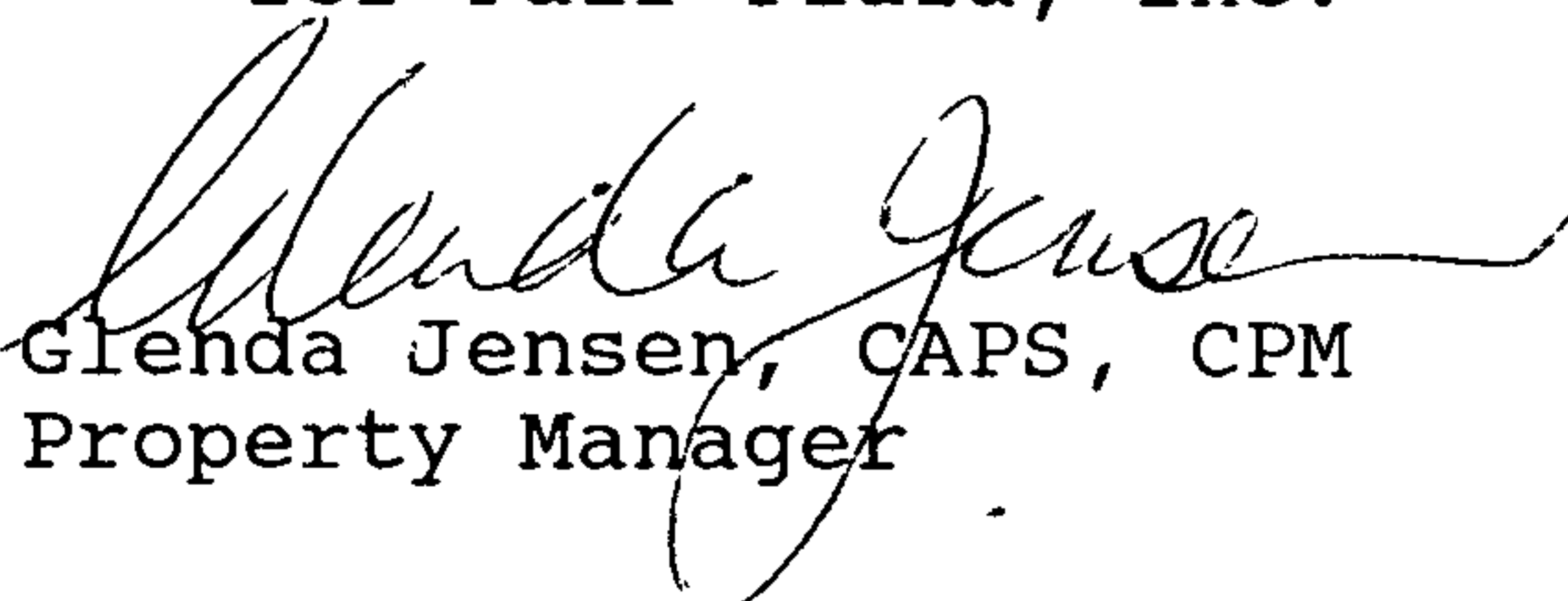
Dear Mr. Montoya,

This letter will confirm our conversation of today regarding  
the above problem.

We have contracted with Wright Construction to perform the  
sidewalk culvert work and he will contact you during next week  
to obtain the necessary permits.

Very truly yours,

ALVARADO REALTY COMPANY, Managing Agents  
for Fair Plaza, Inc.

  
Glenda Jensen, CAPS, CPM  
Property Manager



1h 20s  
20.5h 20s  
20.5h 20s  
20.5h 20s