

Planning Department Transportation Development Services Section

March 5, 2008

J. Graeme Means, P.E. 6010-B Midway Park Blvd NE Albuquerque, NM 87109

Re: Certification Submittal for Final Building Certificate of Occupancy for

PMG Constitution Area B, [J-19 / D4E]

8300 Constitution NE

Engineer's Stamp Dated 03/03/08

Dear Mr. Means:

Sincérely,

P.O. Box 1293

The TCL / Letter of Certification submitted on March 5, 2008 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

Albuquerque

New Mexico 87103

www.cabq.gov

Nilo/E. Salgado Eernandez, P.E.

\$enior Traffic Engineer

Development and Building Services

Planning Department

c: Engineer

Hydrology file CO Clerk

DRAINAGL

) TRANSPORTATION INFORM

(REV 1/28/2003rd)

2004.)20.7

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CJECT TITLE 5#	EPC#	WORK ORDER #	
GAL DESCRIPTION	TRACT 1, EAST END ADDITION	<u> </u>	
TY ADDRESS	というし いっくいじょううく とん		
	INIC	CONTACT	JEFF MORTENSEN
IGINEEPING FIRM	JEFF MORTENSEN & ASSOC. INC	ENCHS	(505) 345-4250
ADDRESS	5010-E MIDWAY PARK BLVD NE	ZIP CODE	E7109
CITY STATE	ALBUCUERQUE NM		
	ERIAN MEDICAL GROUP	CONTACT	ERIC CORNISH (PRES)
	F.O BOX 26666	PHONE:	563-6635
ADDRESS	ALEUQUERQUE. NM	IIP CODE	3710 ⁹
CITY, STATE.			V= 01000000
	IN GEORGES & ASSOCIATES	CONTACT	KEVIN GEORGES
FOHITEOT KEY ADDRESS		PHONE.	255-4975
CITY, STATE.		ZIP CODE.	87108-1216
_ ,		00 NT 10T	CHUCK CALA
SUPVEYOR: JEF	F MORTENSEN & ASSOC . INC	CONTACT	(505) 345-4250
ADDRESS		PHONE	87109
CITY, STATE:	TO LICE SILE NIKE	Z!P CODE	01100
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CONTRACTOR:	アニライルの いらいらいりつい		
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- 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)
- 3 Drainage Report Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

2004.120.7

March 3, 2008

Nilo Salgado-Fernandez, P.E.
Transportation Development Section
Development Services Division
City of Albuquerque Planning Department
600 Second Street N.W.
Plaza Del Sol – (Second Floor West)
Albuquerque, NM 87102

Re: Certification of TCL for Permanent C.O. – 8300 Constitution NE

Dear Nilo,

RECLADIONE MAR (5 2008

HYDROLOGY
SECTION

I, J. Graeme Means, NMPE 13676, of the firm High Mesa Consulting Group hereby certify that this project has been constructed in substantial compliance with and in accordance with the design intent of the approved plan dated 03/10/2006. The measured record information edited onto the original design document was obtained 9/20/2007 on under the direct supervision of Charles G. Cala, Jr., NMPS 11184, also of the firm High Mesa Consulting Group. I further certify that I have personally visited the project site and determined by visual inspection that the data provided appears to be representative of actual site conditions and is true and correct to the best of my knowledge and belief. This certification is submitted in support of a request for permanent certificate of occupancy.

As shown by the record plan, there were two specific construction changes that are acceptable for certification purposes: 1) The word "ONLY" and a left turn arrow were applied at a location in the parking lot east of the building where they are more appropriate to the site traffic flow than the straight arrow designed, and 2) The "Non-Accessible Route" sign (Keyed note 87) was deleted at the easternmost building access point on the north side of the building. The Architect indicated that this sign is not required by code.

The record information presented herein is not necessarily complete and intended only to verify substantial compliance of the traffic circulation aspects of this project. The work constructed within the public right-of-way was inspected and approved by the City by separate process. This submittal does not certify compliance with ADA guidelines within the private portions of the site. Those relying on this record document are advised to obtain independent verification of its accuracy before using it for any other purpose.

Principals: Jeffrey G. Mortensen, P.E. + Charles G. Cala, Jr., P.S. + Juan M. Cala Joseph M. Solomon, Jr., P.S. + J. Graeme Means, P.E. + Richard C. White + Grady E. Barrens

March 3, 2008 Page 2

Do not hesitate to contact me if you have any questions or comments.

Sincerely,

HIGH MESA CONSULTING GROUP

J. Graeme Means, P.E.

Principal

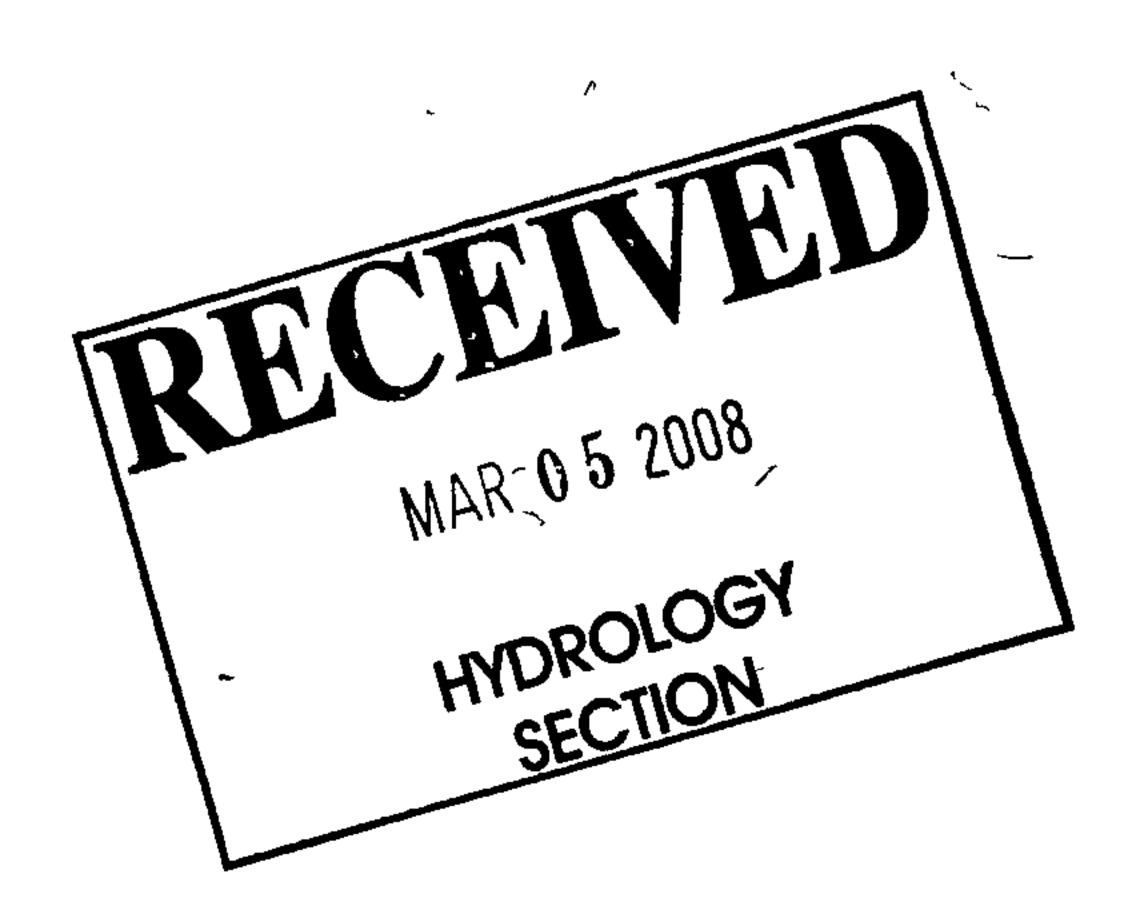


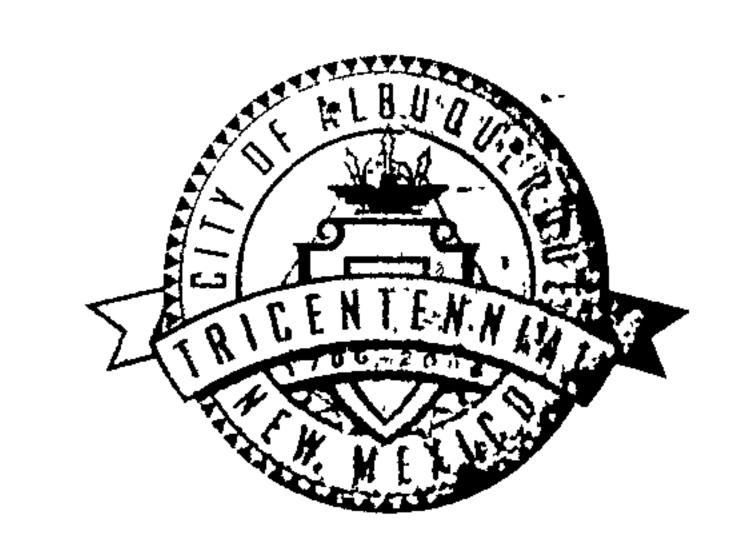
03-03-2008

GM:*

Enclosure

xc: Kevin Georges w/encl





February 21, 2008

Jeffery G. Mortensen, P.E. Jeff Mortensen & Associates, Inc. 6010-B Midway Park Blvd. NE Albuquerque, NM 87109

Re: PMG Constitution Area B, 8300 Constitution NE,
Approval of Permanent Certificate of Occupancy (C.O.),
Engineer's Stamp dated 2/09/06 (J-19/D004E)

Certification dated 2/21/08

Mr. Mortensen:

P.O. Box 1293

Based upon the information provided in your submittal received 2/21/08, the above referenced certification is approved for release of Permanent Certificate of Occupancy by Hydrology.

Albuquerque

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

New Mexico 87103

16

Sincerely,

www.cabq.gov

Timothy Sins
Plan Checker

Development and Building Services

C: CO Clerk – Katrina Sigala File

2004,120.

JECT TITLE	PMG CONSTITUTION AREA 5	ZONE ATLAS/DRNG F	11 E #
	EPC#	WORK ORDEP #	
SAL DESCRIPTION	TRACT 1, EAST END ADDITION	<u></u>	
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		CONTACT	JEFF MORTENSEN
GINEEPING FIPM	JEFF MOFTENSEN & ASSOC INC	PHONE.	(505: 545-4250
ADDRESS	5016-3 MIDWAY PARK BLVD. NE	ZIP CODE	87109
CITY STATE	ALBUQUERQUE NM		
		CONTACT	ERIC CORNISH (PRES)
	ERIAN MEDICAL GROUP	PHONE.	563-5635
ADDRESS:	P.O BOX 26666	ZIP CODE.	87109
CITY, STATE.	ALEUQUERQUE. NM		
	LA DECEMBER A COMPLETES	CONTACT	KEVIN GEORGES
	N GEORGES & ASSOCIATES	PHONE	255-4975
ADDRESS	214 TRUMAN NE	ZiP CODE:	87108-1216
CITY, STATE.	ALBUQUERQUE NM		
	MORTENSEN & ASSOC. INC	CONTACT	CHUCK CALA
<u></u>		PHONE.	(505) 345-4250
ADDRESS.	ALBUQUERQUE NM	Z!P CODE	87109
CITY, STATE.			
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ONTRACTOR:		PHONE:	
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Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accembanied by a drainage submittal. The particular nature location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based upon the following:

- 7. 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.
- Drainage Report: Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.



January 18, 2008

J. Graeme Means, P.E.
Jeff Mortensen & Associates, Inc.
6010-B Midway Park Blvd. NE
Albuquerque, NM 87109

Re: PMG Constitution Area B, 8300 Constitution NE,

Approval of 90 Day Temporary Certificate of Occupancy (C.O.),

Engineer's Stamp dated 2/09/06 (K-17/D095)

Certification dated 1/15/08

Mr. Means:

P.O. Box 1293

Based upon the information provided in your submittal received 1/16/08, the above referenced certification is approved for release of 90-day Temporary Certificate of Occupancy by Hydrology.

Albuquerque

Upon final Certificate of Occupancy the drainage certification stamp will need to be dated.

New Mexico 87103

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

www.cabq.gov

Timothy Sims

Plan Checker

Sincerely,

Development and Building Services

C: CO Clerk – Katrina Sigala

File

DRAINAGL

) TRANSPORTATION INFORM

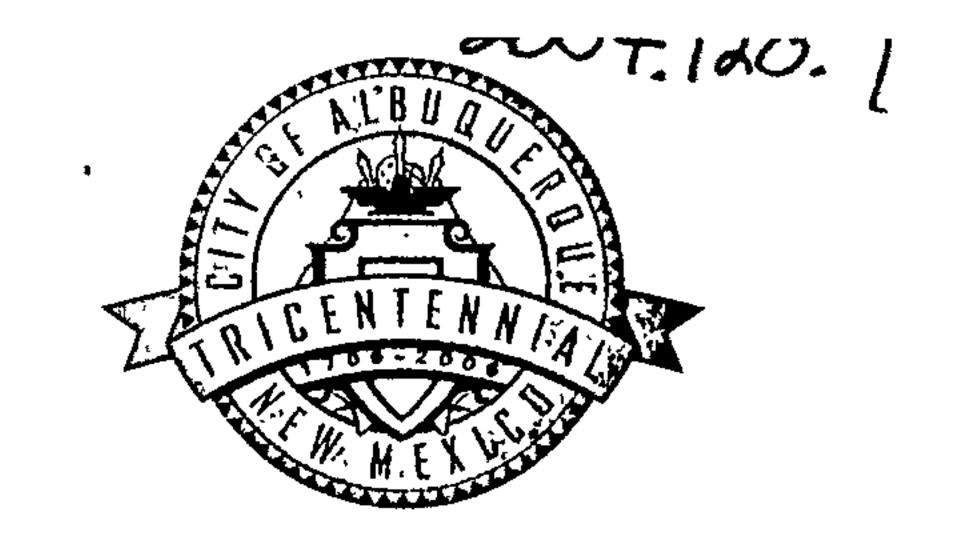
(REV. 1/28/2003rd)

2004,120.7

J-19/D004E J19/D45 ZONE ATLAS/DRNG FILE# PMG CONSTITUTION AREA B PROJECT TITLE WORK ORDER #. EPC# DRE# TRACT 1, EAST END ADDITION LEGAL DESCRIPTION SSOO CONSTITUTION NE Gracime Means CITY ADDRESS JEFF MORTENSEN CONTACT JEFF MORTENSEN & ASSOC. INC. (505) 345-4250 ENGINEERING FIRM PHONE 6010-B MIDWAY PARK BLVD. NE ADDRESS 87109 ZIP CODE. ALBUQUERQUE, NM CITY, STATE ERIC CORNISH (PRES) CONTACT-PRESBYTERIAN MEDICAL GROUP 563-6635 OWNER: PHONE: P.O BOX 26666 ADDRESS: 87109 ZIP CODE. ALBUQUERQUE, NM CITY STATE. KEVIN GEORGES CONTACT: KEVIN GEORGES & ASSOCIATES ARCHITECT 255-4975 PHONE: 214 TRUMAN NE ADDRESS' 87108-1216 ZIP CODE ALBUQUERQUE. NM CITY, STATE: CHUCK CALA CONTACT: JEFF MORTENSEN & ASSOC.. INC. (505) 345-4250SURVEYOR. PHONE: 6010-B MIDWAY PARK BLVD NE ADDRESS. 87109 ZIP CODE. ALBUQUERQUE, NM CITY, STATE: ARCHECI CONTACT. KLINCER CONSTRUCTION CONTRACTOR: PHONE: ADDRESS. ZIP CODE: CITY, STATE: CHECK TYPE OF APPROVAL SOUGHT SIA/FINANCIAL GUARANTEE RELEASE TYPE OF SUBMITTAL: DRAINAGE REPORT PRELIMINARY PLAT APPROVAL DRAINAGE PLAN 1st SUBMITTAL, REQUIRES TCL or equal S DEV PLANFOR SUB'D APPROVAL DRAINAGE PLAN RESUBMITTAL S DEV PLAN FOR BLDG. PERMIT APPROVAL CONCEPTUAL GRADING & DRAINAGE PLAN SECTOR PLAN APPROVAL GRADING PLAN FINAL PLAT APPROVAL EROSION CONTROL PLAN FOUNDATION PERMIT APPROVAL ENGINEER'S CERTIFICATION (HYDROLOGY) BUILDING PERMIT APPROVAL CERTIFICATE OF OCCUPANCY (PERM.) CLOMR/LOMR TRAFFIC CIRCULATION LAYOUT (TCL) (Resubmittal) CERTIFICATE OF OCCUPANCY (TEMP.) ENGINEER'S CERTIFICATION (TCL) GRADING PERMIT APPROVAL ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN) PAVING PERMIT APPROVAL WORK ORDER APPROVAL OTHER OTHER (SPECIFY) WAS A PPE-DESIGN CONFERENCE ATTENDED. JAN 16 2008 YES COPY PROVIDED HYDROLOGY SECTION Graeme Means 01 16 2008

DATE SUBMITTED: 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 defines the degree of drainage detail. One or more of the following levels of submittal may be required based upon the following:

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- 2. Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5)
- Drainage Report Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.



October 2, 2007

J. Graeme Means, P.E. Jeff Mortensen & Associates, Inc. 6010-B Midway Park Blvd. NE Albuquerque, NM 87109

Re: PMG Constitution Area B, 8300 Constitution NE,

Request of Temporary Certificate of Occupancy (C.O.)

Engineer's Stamp dated XX/XXX/XXXXX (J-19/D004E)

Certification dated 10/02/07

Based upon the information provided in your submittal received 10/02/07, the above referenced certification cannot be approved until the following comments are addressed:

PO. Box 1293

Albuquerque

1. A SO#19 inspection must be completed and approved prior to any approval. Please contact Duane Schmitz for approval of SO#19 at 235-8016. POWE PER PHONE CALL THIS AM 1/15/08 -GM

2. The Engineer's Certification will need to reflect the correct stamp date in the language. This certification will need to be on the plan.

New Mexico 87103

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

www.cabq.gov

Timothy Sims

Sincerely

Plan Checker, Hydrology

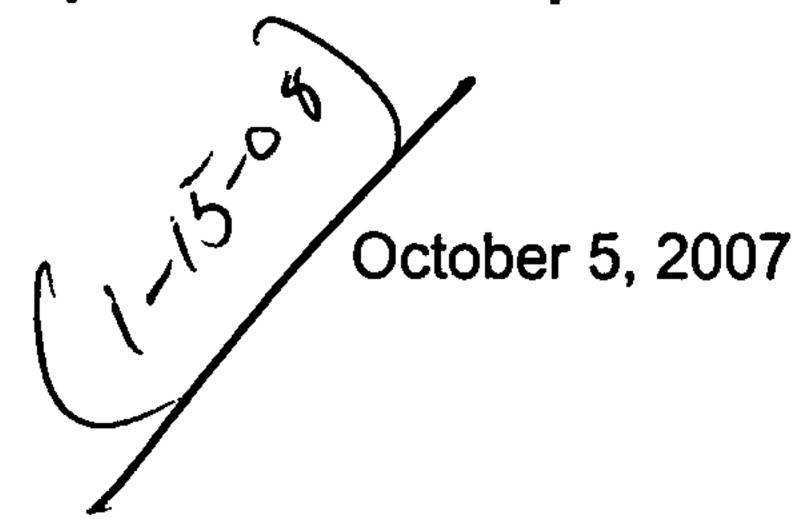
Development and Building Services

C: File K9-D023A

RAN 18 2008
HYDROLOGY
HYDROLOGY



Planning Department
Transportation Development Services Section



Graeme Means, P.E. 6010-B Midway Park Blvd NE Albuquerque, NM 87109

Re: Certification Submittal for an ExtensionTemporary Certificate of

Occupancy

PMG Constitution Area B, [J-19 / D4E]

8300 Constitution NE

Engineer's Stamp Dated 10/04/07

P.O. Box 1293

Dear Mr. Means:

Albuquerque

The TCL / Letter of Certification submitted on October 2, 2007 is sufficient for acceptance by this office for an extension of a 90 day Temporary Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

New Mexico 87103

Sincerely,

www.cabq.gov

Nilo E. Salgado-Fernandez, P.E.

Sénior Traffic/Engineer

Development and Building Services

Rlanning Department

C:

Engineer
Hydrology file
CO Clerk

DRAINAGE ... J TRANSPORTATION INFORM

(REV. 1/28/2003rd)

YSHEET 2004.120.7 J-19/D4E

PROJECT TITLE: DRB #:	PMG CONSTITUTION AREA B EPC #:	ZONE ATLAS/DRNG. WORK ORDER #:	FILE#: J19/D49
LEGAL DESCRIPTION: CITY ADDRESS:	TRACT 1, EAST END ADDITION		
ENGINEERING FIRM: ADDRESS: CITY, STATE:	JEFF MORTENSEN & ASSOC., INC. 6010-B MIDWAY PARK BLVD. NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	JEFF MORTENSEN (505) 345-4250 87109
OWNER: PRESBYT ADDRESS: CITY, STATE:	ERIAN MEDICAL GROUP P.O. BOX 26666 ALBUQUERQUE, NM	CONTACT: PHONE. ZIP CODE:	ERIC CORNISH (PRÉS) 563-5635 87109
ARCHITECT: KEVI ADDRESS: CITY, STATE:	N GEORGES & ASSOCIATES 214 TRUMAN NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	KEVIN GEORGES 255-4975 87108-1216
SURVEYOR: JEFF ADDRESS: CITY, STATE:	MORTENSEN & ASSOC INC. 6010-B MIDWAY PARK BLVD. NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	CHUCK CALA (505) 345-4250 87109
CONTRACTOR: ADDRESS: CITY, STATE:	him which the training	CONTACT: PHONE: ZIP CODE:	Secretary of the secret
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DATE SUBMITTED:	BY: Graems	Means	IVILIALOECHON

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- 3. Drainage Report Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

Salgado-Fernandez, Nilo E.

From: Graeme Means [GMeans@highmesacg.com]

Sent: Tuesday, January 15, 2008 3:55 PM

To: Salgado-Fernandez, Nilo E.

Subject: 8300 Constitution NE - Temp TCL Cert

Nilo,

Back in October, you approved a 90 day temp CO to allow for striping and signage installation. The 90 days have passed. We received a request today to re-inspect the site. We did inspect the site today, and everything looks good. I now need some time to compile the as-builts onto the approved TCL for submittal. In the meantime, the owner would like to be compliant and have his temp C.O. extended. Based on this info, can we get a 30-day extension? Attached herewith is an info sheet and a copy of your previous letter. Please let me know if this will be acceptable. Graeme



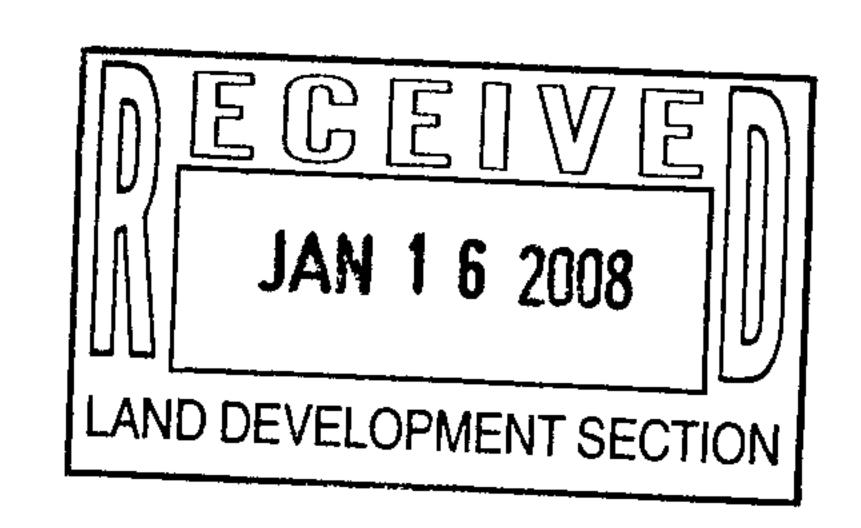
J. Graeme Means, P.E. Principal

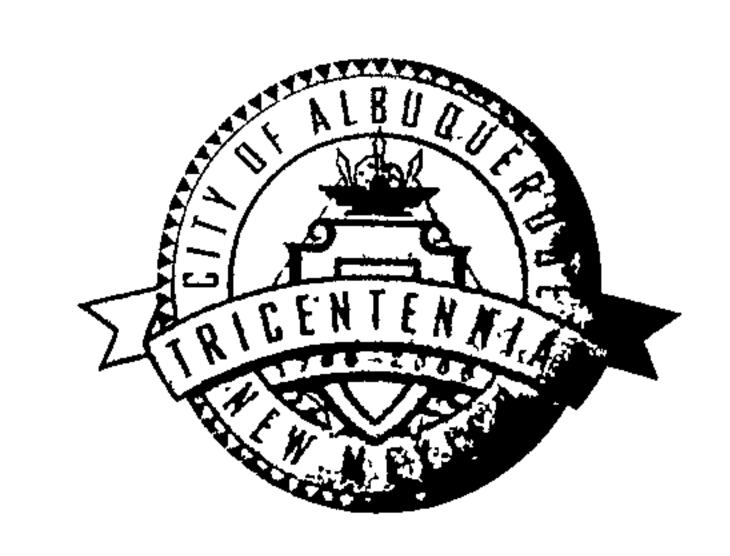
6010-B Midway Park Blvd. NE Albuqueroue, NM 87109

Albuquerque, NM 87109 www.highmesacg.com

Phone: 505.345.4250 Fax: 505.345.4254

gmeans@highmesacg.com





Planning Department Transportation Development Services Section

October 5, 2007

Graeme Means, P.E. 6010-B Midway Park Blvd NE Albuquerque, NM 87109

Re:

Certification Submittal for Temporary Building Certificate of Occupancy

PMG Constitution Area B, [J-19 / D4E]

8300 Constitution NE

Engineer's Stamp Dated 10/04/07

Dear Mr. Means:

Sincerely

P.O. Box 1293

The TCL / Letter of Certification submitted on October 2, 2007 is sufficient for acceptance by this office for a 90 day Temporary Certificate of Occupancy (C.O.) to address incomplete items: signing, striping and curbed island. Notification has been made to the Building and Safety Section.

Albuquerque

New Mexico 87103

www.cabq.gov

Nilo E. Salgado-Fernandez, P.E.

Senior Traffic Engineer

Development and Building Services

Planning Department

C:

Engineer
Hydrology file
CO Clerk

DRAINAGL .ND TRANSPORTATION INFORM ... ION SHEET ADDE, LO. (

(REV. 1/28/2003rd)

PROJECT TITLE: DRB #:	PMG CONSTITUTION AREA B EPC #:	ZONE ATLAS/DRNG. WORK ORDER #:	FILE#: J19/D4E
LEGAL DESCRIPTION: CITY ADDRESS:	TRACT 1, EAST END ADDITION 完全 つっています。		
ENGINEERING FIRM: ADDRESS: CITY, STATE:	JEFF MORTENSEN & ASSOC., INC. 6010-B MIDWAY PARK BLVD. NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	JEFF MORTENSEN (505) 345-4250 87109
OWNER: PRESBYT ADDRESS: CITY, STATE:	ERIAN MEDICAL GROUP P.O. BOX 26666 ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	ERIC CORNISH (PRES) 563-6635 87109
ARCHITECT: KEV ADDRESS: CITY, STATE:	IN GEORGES & ASSOCIATES 214 TRUMAN NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	KEVIN GEORGES
SURVEYOR: JEF ADDRESS: CITY, STATE:	F MORTENSEN & ASSOC., INC. 6010-B MIDWAY PARK BLVD. NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	CHUCK CALA (505) 345-4250 87109
CONTRACTOR: ADDRESS: CITY, STATE		CONTACT: PHONE: ZIP CODE:	
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DATE SUBMITTED:	3/10/2006 BY: Graem	e Means H	ADROLOGY SECTION The

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 2. **Drainage Plans**: Required for building permits, grading permits, paving permits and site plans less than five (5)
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2004.120.7

October 4, 2007

Nilo Salgado-Fernandez, P.E.

Transportation Development Section
Development Services Division
City of Albuquerque Planning Department
600 Second Street N.W.
Plaza Del Sol – (Second Floor West)
Albuquerque, NM 87102

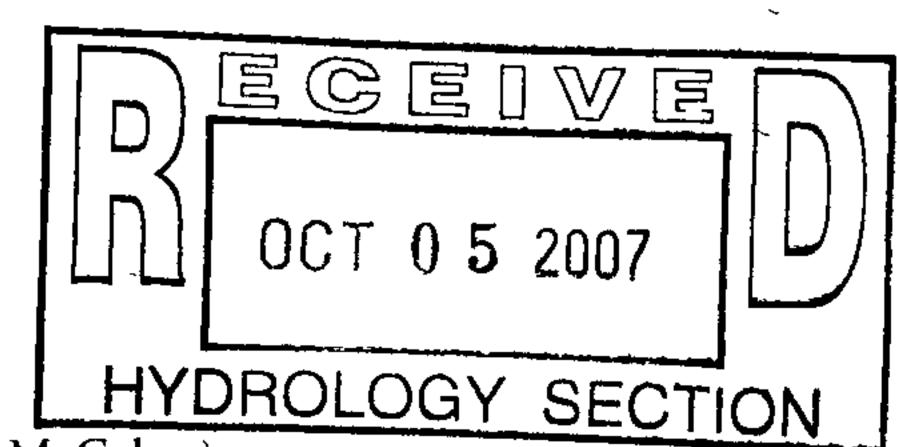
Re: Certification of TCL for Temporary C.O. – 8300 Constitution NE

Dear Nilo,

I, J. Graeme Means, NMPE 13676, of the firm High Mesa Consulting Group hereby certify that this project has been constructed in substantial compliance with and in accordance with the design intent of the approved plan dated 03/10/2006. The record information edited onto the original design document was obtained 9/20/2007 on under the direct supervision of Charles G. Cala, Jr., NMPS 11184, also of the firm High Mesa Consulting Group. I further certify that I have personally visited the project site and determined by visual inspection that the data provided appears to be representative of actual site conditions and is true and correct to the best of my knowledge and belief. This certification is submitted in support of a request for temporary certificate of occupancy.

There were a few deficiencies noted during my site visit and review of the field data that will be corrected by the Contractor prior to certification for permanent C.O. They include the permanent striping and signage for the project. There also is a curbed island in the parking lot that has yet to be constructed.

The record information presented herein is not necessarily complete and intended only to verify substantial compliance of the traffic circulation aspects of this project. The work constructed within the public right-of-way was inspected and approved by the City by separate process. This submittal does not certify compliance with ADA guidelines within the private portions of the site. Those relying on this record document are advised to obtain independent verification of its accuracy before using it for any other purpose.



Principals: Jeffrey G. Mortensen, P.E. + Charles G. Cala, Jr., P.S. + Juan M. Cala `Joseph M. Solomon, Jr., P.S. + J. Graeme Means, P.E. + Richard C. White + Grady E. Barrens

October 4, 2007 Page 2

Do not hesitate to contact me if you have any questions or comments.

Sincerely,

HIGH MESA CONSULTING GROUP

J. Graeme Means, P.E.

Principal

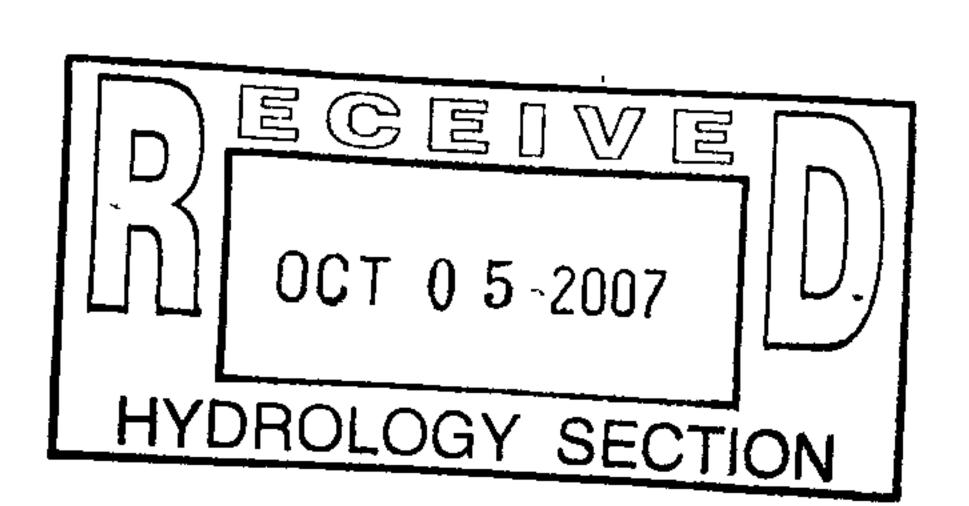
10/4/2007

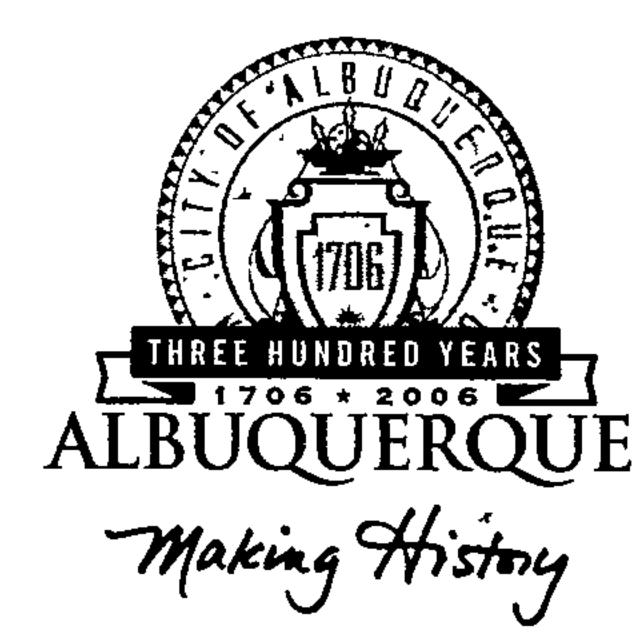
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GM:*

Enclosure

xc: Kevin Georges





Planning Department Transportation Development Services Section

March 15, 2006

J. Graeme Means
Jeff Mortensen & Associates
6010-B Midway Park Blvd. NE
Albuquerque NM 87109

Re: Traffic Circulation Layout (TCL) Submittal for Building Permit Approval for Offices and Warehouse for PMG Constitution Area B [J-19/D-4E] (8300 Constitution Ave. NE), Albuquerque, NM Engineer's/Architect's Stamp Dated 03-10-06

Dear Mr. Means,

The TCL submittal dated 03-13-2006 is approved for building permit. The plan is stamped and signed as approved. Two copies of the plan that is stamped as approved will be required: one for each of the building permit plans and the original to be kept by you to be used for certification of the site for final C.O. for Transportation. *Public infrastructure or work done within City Right-of-Way shown on these plans is for information only and is not part of approval. A separate DRC and/or other appropriate permits are required to construct these items.*

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

If a temporary CO is needed then a copy of the original TCL that was stamped as approved by the City which includes a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance". This statement requires a NM registered architect or engineer stamp to be dated. 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 needs stamp 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 Information Sheet</u> 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,

Wilfred A. Gallegos, PE

Development and Building Services

cc: Hydrology file

File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: DRB #:	PMG CONSTITUTION AREA B EPC #:	ZONE ATLAS/DRNG. WORK ORDER #:	FILE#: J19/D4E
LEGAL DESCRIPTION: CITY ADDRESS:	TRACT 1, EAST END ADDITION		
ENGINEERING FIRM: ADDRESS: CITY, STATE:	JEFF MORTENSEN & ASSOC., INC. 6010-B MIDWAY PARK BLVD. NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	JEFF MORTENSEN (505) 345-4250 87109
ADDRESS: CITY, STATE:	P.O. BOX 26666 ALBUQUERQUE, NM N GEORGES & ASSOCIATES 214 TRUMAN NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE: CONTACT: PHONE: ZIP CODE:	ERIC CORNISH (PRES) 563-6635 87109 KEVIN GEORGES 255-4975 87108-1216
SURVEYOR: JEFF ADDRESS: CITY, STATE:	MORTENSEN & ASSOC., INC. 6010-B MIDWAY PARK BLVD. NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	CHUCK CALA (505) 345-4250 87109
CONTRACTOR: ADDRESS: CITY, STATE:		CONTACT: PHONE: ZIP CODE:	
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WAS A PRE-DESIGN CO YES X NO COPY PROVIDED	ONFERENCE ATTENDED:	MAR 13 20.5 LAND DEVELOPMENT SECT	ION
DATE SUBMITTED:	3/10/2006 BY: Graeme		

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 defines the degree of drainage detail. One or more of the following levels of submittal may be required based upon 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.



March 7, 2006

J. Graeme Means, P.E.

Jeff Mortensen & Associates
6010-B Midway Park Blvd. NE
Albuquerque, NM 87109

Re: Tract 1 East End Addition, Traffic Circulation Layout Engineer's Stamp dated 02-09-06 (J19-D4E)

Dear Mr. Means,

Based upon the information provided in your submittal received 02-17-06, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- 1. Provide a vicinity map.
- 2. Please, refer to all appropriate City Standards; the drawing number should be included in this reference.
- 3. Provide parking calculations.
- 4. Dimension parking stalls.
- 5. Remove drainage and landscaping from plans with next submittal.
- 6. Include two sets of plans at next submittal.

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

New Mexico 87103

Sincerely,

www.cabq.gov

P.O. Box 1293

Albuquerque

Wilfred A. Gallegos, P.E.

Traffic Engineer, Planning Dept.

Development and Building Services

C: file WAG:tes

more copy

Happroved.

JMA _2004.120.6____

DRAINAGE AND TRANSPORTATION INFORM TION SHEET

JMA INC

(REV. 1/28/2003rd)

PROJECT TITLE:	PMG CONSTITUTION AREA B EPC #:	ZONE ATLAS/DRNG. WORK ORDER #:	FILE #:
LEGAL DESCRIPTION CITY ADDRESS:	TRACT 1, EAST END ADDITION		
ENGINEERING FIRM:	JEFF MORTENSEN & ASSOC., INC. 6010-B MIDWAY PARK BLVD. NE	<u></u>	JEFF MORTENSEN (505) 345-4250
ADDRESS CITY, STATE:		ZIP CODE:	87109
OWNER: PRESBY	TERIAN MEDICAL GROUP	CONTACT: PHONE:	ERIC CORNISH (PRES) 563-6635
ADDRESS CITY, STATE:		ZIP CODE:	87109
	VIN GEORGES & ASSOCIATES	CONTACT: PHONE:	KEVIN GEORGES 255-4975
ADDRESS CITY, STATE:	E 214 TRUMAN NE	ZIP CODE:	87108-1216
• 	EE MORTENSEN & ASSOC., INC.	CONTACT:	JEFF MORTENSEN (505) 345-4250
SURVEYOR: JEI ADDRESS CITY, STATE:	6010-B MIDWAY PARK BLVD. NE	PHONE: ZIP CODE:	87109
		CONTACT:	
CONTRACTOR: ADDRESS CITY, STATE		PHONE: ZIP CODE:	
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PARK. CALC.

STD. DRW. #L

EXISTING / Proposed DRIVE PAD.

Dimension PRKL STAILS

VABEL RADII

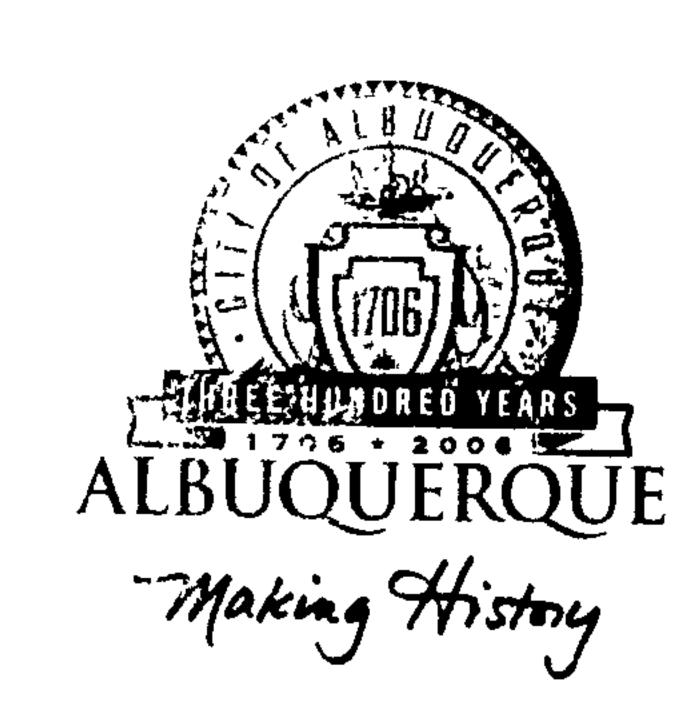
2 PLANS

REFUSE ??

TAKE DRANGE PLAN

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February 28, 2006

J. Graeme Means, PE Jeff Mortensen & Associates, Inc 6010-B Midway Park Blvd. NE Albuquerque, NM 87109

Re: PMG Constitution, Area B Grading and Drainage Plan Engineer's Stamp dated 2-9-06 (J19/D4E)

Dear Mr. Means,

P.O. Box 1293

Albuquerque

www.cabq.gov

New Mexico 87103

Based upon the information provided in your submittal dated 2-10-06, the above referenced plan is approved for Building Permit and SO19 Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

This project requires a National Pollutant Discharge Elimination System (NPDES) permit. If you have any questions about this permit, please feel free to call the Municipal Development Department, Hydrology section at 768-3654 (Charles Caruso).

Also, prior to Certificate of Occupancy release, Engineer Certification of the grading plan per the DPM checklist will be required.

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

Sincerely,

Bradley L. Bingham, PE

Principal Engineer, Planning Dept.

Development and Building Services

C: Elizabeth Sanchez, Excavation and Barricading Chuck Caruso, DMD file

Alluquerque - Making History 1706-2006

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

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OWNER: PRESBYTE ADDRESS: CITY, STATE:	P.O. BOX 26666 ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	ERIC CORNISH (PRE 563-6635 87109	<u>ES)</u>
ARCHITECT: KEVI ADDRESS: CITY, STATE:	N GEORGES & ASSOCIATES 214 TRUMAN NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	KEVIN GEORGES 255-4975 87108-1216	<u>. </u>
SURVEYOR: JEFF ADDRESS: CITY, STATE:	MORTENSEN & ASSOC., INC. 6010-B MIDWAY PARK BLVD. NE ALBUQUERQUE, NM	CONTACT: PHONE: ZIP CODE:	JEFF MORTENSEN (505) 345-4250 87109	
CONTRACTOR: ADDRESS: CITY, STATE:		CONTACT: PHONE: ZIP CODE:		
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DATE SUBMITTED:		D SCHARA	HYDRCLULSE	CLION
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