

CITY OF ALBUQUERQUE



July 7, 2017

Stephen Dunbar, R.A.
Modulus Architects
100 Sun Ave. NE
Albuquerque, NM 87109

**Re: Section-8 Shops/ Winrock Town Center, 2100 Louisianan Blvd.
Request for Certificate of Occupancy- Transportation Development**
Architect's Stamp dated 7-12-16 (J19D058E)
Certification dated 6-28-17

Dear Mr. Dunbar,

Based upon the information provided in your submittal received 6-29-17, Transportation Development cannot issue Certificate of Occupancy for the above referenced project.

Prior to the issuance of a permanent Certificate of Occupancy, the following items must be addressed:

- The proposed ADA accessible pedestrian pathway improvements on the southwest side of the site have not been constructed per plan.
- The proposed ADA accessible pedestrian pathway improvements on the north side of the site in the pork chop next to Indian School have not been constructed per plan.
- The steps located on the west side of the building disrupt the proposed ADA accessible pathway to the building entrance from the accessible parking spots.
- The HC parking stall access aisle to the building entrance on the northwest side of the proposed building must be flush.
- Administrative Amendment approval process must be completed for any and all changes to approval site development.

Once corrections are complete resubmit acceptable package along with a completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. For digital submittal please submit to PLNDRS@cabq.gov. If you have any questions, please contact me at (505) 924-3630+

Sincerely,

Logan Patz PE
Senior Engineer, Planning Dept.
Development Review Services



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: _____ **Building Permit #:** _____ **City Drainage #:** _____

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: _____

City Address: _____

Engineering Firm: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Owner: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Architect: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Other Contact: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Check all that Apply:

DEPARTMENT:

- ☐ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

- ☐ ENGINEER/ ARCHITECT CERTIFICATION
- ☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☐ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY
- ☐ PRELIMINARY PLAT APPROVAL
☐ SITE PLAN FOR SUB'D APPROVAL
☐ SITE PLAN FOR BLDG. PERMIT APPROVAL
☐ FINAL PLAT APPROVAL
☐ SIA/ RELEASE OF FINANCIAL GUARANTEE
☐ FOUNDATION PERMIT APPROVAL
☐ GRADING PERMIT APPROVAL
☐ SO-19 APPROVAL
☐ PAVING PERMIT APPROVAL
☐ GRADING/ PAD CERTIFICATION
☐ WORK ORDER APPROVAL
☐ CLOMR/LOMR
- ☐ PRE-DESIGN MEETING
☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☐ No

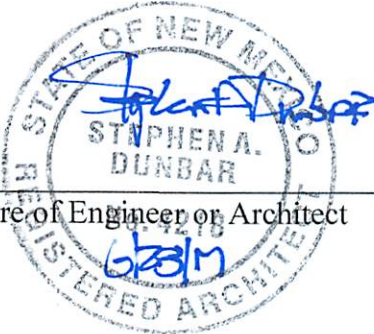
DATE SUBMITTED: _____ **By:** _____

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

TRAFFIC CERTIFICATION

I, Stephen Dunbar , NMRA 4218 , of the FIRM MODULUS ARCHITECTS INC.
Hereby certify that this project is in substantial design compliance with and in accordance
with the design intent of the APPROVED PLAN DATED 7/12/16(DRB). The record
information edited onto the original design document has been obtained by Stephen
Dunbar of the firm MODULUS ARCHITECTS INC. I further certify that I have
personally visited the site on 6/27/17 and have determined by visual inspection that the
survey data provided is 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 FINAL CERTIFICATE OF OCCUPANCY.

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY
COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE
OF THE TRAFFIC ASPECTS OF THIS PROJECT. THOSE RELYING ON THE
RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT
VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER
PURPOSE.

 ARCHITECT'S STAMP

Signature of Engineer or Architect

Date

