

CITY OF ALBUQUERQUE

Planning Department

Alan Varela, Director



Mayor Timothy M. Keller

May 13, 2024

Ryan Morrissey, PE
Burkhardt Engineering
28 North Cherry Street
Germantown, OH 45324

**Re: Champion Express Car Wash
211 Unser Blvd SW
Request for Certificate of Occupancy- 30 Day Temp
Transportation Development Final Inspection
Plan Approval Date 2-23-23 (K10D064)
Certification dated 5-8-24**

Dear Mr. Morrissey;

Based upon the information provided in your submittal received 5-8-24, Transportation Development has no objection to a 30-Day Temporary Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a 30-Day Temporary Certificate of Occupancy to be issued by the Building and Safety Division.

Prior to issuance of a Permanent Certificate of Occupancy, the following item is to be addressed:

1. There was equipment, in addition to the gate foundation, installed in the sidewalk adjacent to the entry drive that makes the sidewalk impassable. If this is acceptable, please revise the as-built drawing.

If you have any questions, please contact me at ccherne@cabq.gov or (505) 924-3986.

Sincerely,

Curtis A Cherne

Curtis Cherne, P.E.
Senior Engineer, Planning Dept.
Development Review Services

C: Laurie Elliot, Yvette Lucero, Wendi Alcala, James Broomfield, blake@7bdev.com



City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

Project Title: Champion Xpress Car Wash **Building Permit #:** BP-2022-10392 **Hydrology File #:** K10D064

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

Legal Description: Tract 10 Unser Crossings

City Address: 211 Unser Blvd SW

Applicant: Burkhardt Engineering **Contact:** Ryan Martini

Address: 28 North Cherry Street Germantown, OH 45327

Phone#: 937-895-4488 **Fax#:** _____ **E-mail:** rmartini@burkhardtinc.com

Other Contact: Modulus Architects **Contact:** Regina Okoye

Address: 100 Sun Ave. NE, suite 600, Albuquerque, NM 87109

Phone#: 505-267-7686 **Fax#:** _____ **E-mail:** rokoye@modulusarchitects.com

TYPE OF DEVELOPMENT: _____ PLAT (# of lots) _____ RESIDENCE _____ DRB SITE X ADMIN SITE

IS THIS A RESUBMITTAL? _____ Yes X No

DEPARTMENT X TRANSPORTATION _____ HYDROLOGY/DRAINAGE

Check all that Apply:

TYPE OF SUBMITTAL:

- X ENGINEER/ARCHITECT CERTIFICATION
- _____ PAD CERTIFICATION
- _____ CONCEPTUAL G & D PLAN
- _____ GRADING PLAN
- _____ DRAINAGE REPORT
- _____ DRAINAGE MASTER PLAN
- _____ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
- _____ ELEVATION CERTIFICATE
- _____ CLOMR/LOMR
- _____ TRAFFIC CIRCULATION LAYOUT (TCL)
- _____ TRAFFIC IMPACT STUDY (TIS)
- _____ STREET LIGHT LAYOUT
- _____ OTHER (SPECIFY) _____
- _____ PRE-DESIGN MEETING?

TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- _____ BUILDING PERMIT APPROVAL
- X 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
- _____ FLOODPLAIN DEVELOPMENT PERMIT
- _____ OTHER (SPECIFY) _____

DATE SUBMITTED: May 8, 2024 **By:** Ryan Martini

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____



May 8, 2024

Planning Department – Transportation & Hydrology
City of Albuquerque
600 2nd Street NW, Suite 201
Albuquerque, NM 87102
925.965.4475

RE: Traffic Certification for Champion Xpress 211 Unser Blvd SW (BP-2023-01085)

To whom it may concern,

I, Ryan Joseph Morrissey, NMPE 25323, of the firm Burkhardt Engineering Company, hereby certify that this project is in substantial compliance and in accordance with the design intent of the Traffic Circulation Layout Plan (TCL), dated 2/23/2023.

I further certify that I have personally reviewed photography and have determined by visual inspection that the survey data (obtained by Steven John Sandoval, NMPS 12351, of the Firm Construction Surveying Services) 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 a permanent certificate of occupancy.

The record information presented hereon is not necessarily complete and intended only to verify substantial compliance of the traffic aspects of this project. Those relying on the record document are advised to obtain independent verification of its accuracy before using it for any other purpose.

Sincerely,

A handwritten signature in blue ink, appearing to read "Ryan J. Morrissey".

Ryan J. Morrissey, P.E.
Project Team Leader

