

Planning Department Transportation Development Services Section

November 28, 2012

Kent S. Freier, P.E. Molzen-Corbin 2701 Miles Road SE Albuquerque, NM 87106

Re:

Certification for Permanent Certificate of Occupancy (C.O.)

Fire Station No. 7 [K-11/D079]

5701 Central NW

Architect's Stamp Dated 11/27/12

Dear Mr. Freier:

Sincerely

C:

Based upon the information provided in your submittal received 11-27-12, Transportation Development has no objection to the issuance of a <u>Permanent Certificate</u> of <u>Occupancy</u>. This letter serves as a "green tag" from Transportation Development for a <u>Permanent Certificate</u> of <u>Occupancy</u> to be issued by the Building and Safety Division.

PO Box 1293

If you have any questions, please contact me at (505)924-3630.

Albuquerque

NM 87103

Nile E. Salgado-Fernandez, P.E. Senior Traffic Engineer

Development and Building Services

Planning Department

www.cabq.gov

Engineer Hydrology file CO Clerk

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (Rev. 1-28-03) PROJECT TITLE: ___Fire Station No_7 ____ZONE MAP/DRG. FILE #: ___ DRB#: <u>11DRB-70170, 7</u>0171 EPC#: LEGAL DESCRIPTION: Tracts C-8, 1 and 4, Town of Atrisco Grant Airport Unit (C-8) and Lavaland Addition (1 and 4) CITY ADDRESS: ___5701 Central Ave NW CONTACT: Mike Provine ENGINEERING FIRM: Molzen-Corbin ADDRESS: 2701 Miles Road SE PHONE: 242-5700 CITY, STATE: <u>Albuquerque</u>, NM ZIP CODE. 87106 OWNER: COA DMD-CIP CONTACT: Stephen James, RA ADDRESS: <u>P.O. Box 1293</u> PHONE: 768-3857 CITY, STATE: <u>Albuquerque</u>, NM ZIP CODE: 87103 CONTACT: Chris Gunning ARCHITECT: Dekker/Perich/Sabatini 7601 Jefferson NE ADDRESS: PHONE: 761-9700 CITY STATE: Albuquerque, NM ZIP CODE: 87109 SURVEYOR: Bear Company & Assoc CONTACT: Michael E. Beyer, LS 19 Spring Ct ADDRESS: PHONE: 281 4519 ZIP CODE: <u>87105</u> CITY, STATE: Edgewood, NM CONTRACTOR. Lockwood Construction Co. CONTACT: Mike Sanchez ADDRESS: <u>P.O. Box 4037</u> PHONE: <u>982-1861</u> CITY, STATE: Santa Fe, NM ZIP CODE: 87105 CHECK TYPE OF APPROVAL SOUGHT: CHECK TYPE OF SUBMITTAL: SIA/FINANCIAL GUARANTEE RELEASE DRAINAGE REPORT PRELIMINARY PLAT APPROVAL DRAINAGE PLAN 1st SUBMITTAL, S. DEV. PLAN FOR SUB'D APPROVAL REQUIRES TCL or equal S. DEV. PLAN FOR BLDG. PERMITAPPROVAL DRAINAGE PLAN RESUBMITTAL CONCEPTUAL GRADING AND DRAINAGE PLAN SECTOR PLAN APPROVAL FINAL PLAT APPROVAL GRADING PLAN FOUNDATION PERMIT APPROVAL EROSION CONTROL PLAN BUILDING PERMIT APPROVAL ENGINEER'S CERTIFICATION (HYDROLOGY) __X__ CERTIFICATE OF OCCUPANCY (PERM.) CLOMR/LOMR CERTIFICATE OF OCCUPANCY (TEMP) TRAFFIC CIRCULATION LAYOUT (TCL) GRADING PERMIT APPROVAL ENGINEERS CERTIFICATION (TCL) PAVING PERMIT APPROVAL ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN) WORK ORDER APPROVAL OTHER OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED:
YES

NC

NO

COPY PROVIDED

DATE SUBMITTED: 11-26-12 BY: Mike Provine, PE

Aike Provine, PE

NOV 27 2012
LAND DEVELOPMENT SECTION

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope to the proposed development defines 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 subdivision containing more than ten (10) lots or constituting five (5) acres or more.

MOLZENCORBIN

November 26, 2012

City of Albuquerque
Planning Department
Development and Building Services
P.O. Box 1293
Albuquerque, New Mexico 87103

RE: City of Albuquerque

DPS111-12

Fire Station No. 7-5701 Central Avenue NW Traffic Circulation (TCL) Certification

To Whom It May Concern:

I, Kent S. Freier, NMPE 8182, of the firm Molzen Corbin, hereby certify that this project is in substantial compliance with and in accordance with the design intent of the TCL approved and building permit issued for the project (Building Permit No.201192809). The entrances, exits, and parking facilities have been constructed in accordance with the drawings included in the building permit set and as shown on the approved Traffic Circulation Layout.

I further certify that I have personally visited the project site on November 21, 2012 and have determined by visual inspection that the record drawing information provided by Lockwood Construction Co. 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 Certificate of Occupancy.

There are no known deficiencies or corrections that have not been addressed by the Contractor, Lockwood Construction Co., concerning the TCL.

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.

Submitted,

MOLZEN CORBIN

Kent S. Freier, P.E.

NOV 27 2012
LAND DEVELOPMENT SECTIO

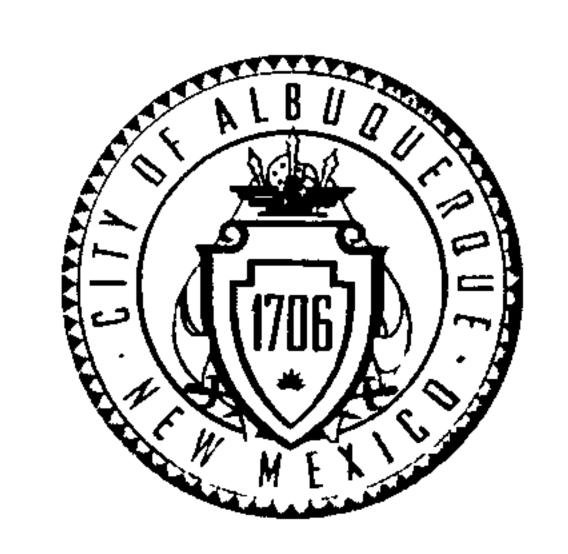
MolzenCorbin.com

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DRAINAGE AND TRANSPORTATION INFORMATION SHEET (Rev. 1-28-03) ZONE MAP/DRG. FILE #: PROJECT TITLE: Fire Station No. 7 DRB#: ____11DRB-70170, 70171 EPC# **WORK ORDER#:** LEGAL DESCRIPTION: Tracts C-8, 1 and 4, Town of Atrisco Grant Airport Unit (C-8) and Lavaland Addition (1 and 4) CITY ADDRESS: <u>5701 Central Ave NW</u> **ENGINEERING FIRM:** Mike Provine Molzen-Corbin CONTACT: 2701 Miles Road SE ADDRESS: PHONE 242-5700 CITY, STATE: Albuquerque, NM ZIP CODE: 87106 OWNER: COA DMD-CIP CONTACT: Stephen James, RA PHONE: <u>768-3857</u> ADDRESS: <u>P.O. Box 1293</u> ZIP CODE: <u>87103</u> CITY, STATE: Albuquerque, NM ARCHITECT: Dekker/Perich/Sabatini CONTACT: <u>Chris Gunning</u> ADDRESS. 7601 Jefferson NE 761-9700 PHONE: CITY STATE: Albuquerque, NM ZIP CODE. <u>87109</u> SURVEYOR Santiago Romero Jr. & Associates, Inc. CONTACT: Santiago Romero ADDRESS: 8708 Brandywine Rd NE PHONE: 884-5119 ZIP CODE: 87111 CITY, STATE: <u>Albuquerque</u>, NM CONTRACTOR. CONTACT: PHONE: ADDRESS: ZIP CODE: CITY, STATE: CHECK TYPE OF SUBMITTAL CHECK TYPE OF APPROVAL SOUGHT: DRAINAGE REPORT SIA/FINANCIAL GUARANTEE RELEASE PRELIMINARY PLAT APPROVAL DRAINAGE PLAN 1st SUBMITTAL, REQUIRES TCL or equal S. DEV. PLAN FOR SUB'D APPROVAL S. DEV. PLAN FOR BLDG. PERMITAPPROVAL DRAINAGE PLAN RESUBMITTAL CONCEPTUAL GRADING AND DRAINAGE PLAN SECTOR PLAN APPROVAL FINAL PLAT APPROVAL GRADING PLAN EROSION CONTROL PLAN FOUNDATION PERMIT APPROVAL BUILDING PERMIT APPROVAL ENGINEER'S CERTIFICATION (HYDROLOGY) CERTIFICATE OF OCCUPANCY (PERM.) CLOMR/LOMR CERTIFICATE OF OCCUPANCY (TEMP) TRAFFIC CIRCULATION LAYOUT (TCL) GRADING PERMIT APPROVAL ENGINEERS CERTIFICATION (TCL) PAVING PERMIT APPROVAL ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN) WORK ORDER APPROVAL OTHER OTHER (SPECIFY) WAS A PRE-DESIGN CONFERENCE ATTENDED. YES COPY PROVIDED BY: DATE SUBMITTED: 1-4-12 Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following. Conceptual Grading and Drainage Plan: Required for approval of Site Developer Flans greater than five (5) acres and Sector Plans.

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3 Drainage Report: Required for subdivision containing more than ten (10) tots or constituting five (5) acres or more.



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January 17, 2012

John M. Provine, P.E. Molzen-Corbin 2701 Miles Rd SE Albuquerque, NM 87106

Re: Fire Station No. 7, Grading and Drainage Plan Engineer's Stamp dated 01-10-12 (K11/D079)

Dear Mr. Provine,

Based upon the information provided in your submittal received 01-10-12, the above referenced plan is approved for Building 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 for storm water discharge and a Topsoil Disturbance Permit since it is disturbing ¾ of an acre or more.

PO Box 1293

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

Albuquerque

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

NM 87103

www.cabq.gov

26119.2810

Sincerely,

Chem

Curtis Cherne, P.E.

Principal Engineer, Planning Dept.

Development and Building Services

Copy: e-mail

(Rev. 1-28-03) PROJECT TITLE: Fire Station No. 7 ZONE MAP/DRG. FILE #: 11DRB-70170, 70171 DRB#: **WORK ORDER#:** EPC#: LEGAL DESCRIPTION: Tracts C-8, 1 and 4, Town of Atrisco Grant Airport Unit (C-8) and Lavaland Addition (1 and 4) CITY ADDRESS: <u>5701 Central Ave NW</u> **ENGINEERING FIRM:** Molzen-Corbin Mike Provine CONTACT: mprovide pull on curben occh ADDRESS: 2701 Miles Road SE PHONE: 242-5700 CITY, STATE: Albuquerque, NM ZIP CODE: 87106 OWNER: COA DMD-CIP CONTACT: Stephen James, RA ADDRESS: <u>P.O. Box 1293</u> PHONE: 768-3857 CITY, STATE: Albuquerque, NM ZIP CODE: 87103 ARCHITECT: Dekker/Perich/Sabatini CONTACT: _Chris Gunning ADDRESS: 7601 Jefferson NE PHONE: <u>761-</u>9700 CITY STATE: Albuquerque, NM ZIP CODE: 87109 SURVEYOR: Santiago Romero Jr. & Associates, Inc. CONTACT: Santiago Romero ADDRESS: 8708 Brandywine Rd NE PHONE: <u>884-5119</u> CITY, STATE: Albuquerque, NM ZIP CODE: <u>87111</u> CONTRACTOR: CONTACT: ADDRESS: PHONE: CITY, STATE: ZIP CODE: CHECK TYPE OF APPROVAL SOUGHT: CHECK TYPE OF SUBMITTAL: DRAINAGE REPORT SIA/FINANCIAL GUARANTEE RELEASE DRAINAGE PLAN 1st SUBMITTAL, PRELIMINARY PLAT APPROVAL REQUIRES TCL or equal S. DEV. PLAN FOR SUB'D APPROVAL DRAINAGE PLAN RESUBMITTAL S. DEV. PLAN FOR BLDG. PERMITAPPROVAL CONCEPTUAL GRADING AND DRAINAGE PLAN SECTOR PLAN APPROVAL GRADING PLAN FINAL PLAT APPROVAL EROSION CONTROL PLAN FOUNDATION PERMIT APPROVAL ENGINEER'S CERTIFICATION (HYDROLOGY) BUILDING PERMIT APPROVAL CLOMR/LOMR CERTIFICATE OF OCCUPANCY (PERM.) TRAFFIC CIRCULATION LAYOUT (TCL) CERTIFICATE OF OCCUPANCY (TEMP.) **ENGINEERS CERTIFICATION (TCL)** GRADING PERMIT APPROVAL ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN) PAVING PERMIT APPROVAL WORK OFFER PROVAL OTHER OTHER (SPECIAL) JAN 1 0 2012 WAS A PRE-DESIGN CONFERENCE ATTENDED: YES NO HYDROLOGY COPY PROVIDED SECTION

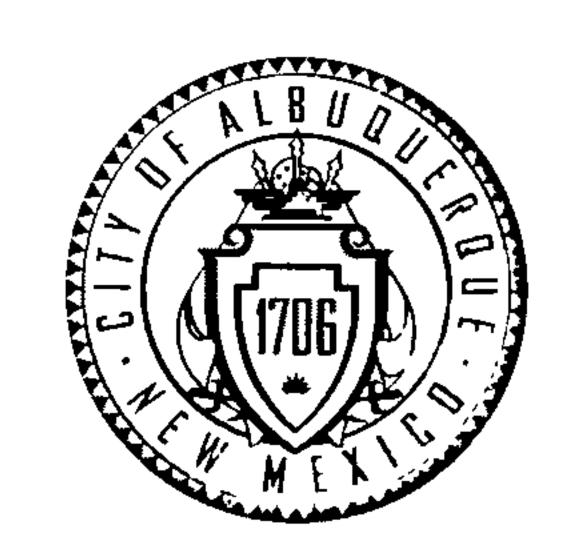
DRAINAGE AND TRANSPORTATION INFORMATION SHEET

DATE SUBMITTED: 1-10-12

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

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December 11, 2012

John M. Provine, P.E.

Molzen-Corbin

2701 Miles Rd SE

Albuquerque, NM 87106

Re: Fire Station No. 7, 5701 Central Ave NE

Request for Permanent C.O. –Accepted

Engineer's Stamp dated: 1-10-12, (K11D079)

Certification dated: 12-10-12

Dear Mr. Provine,

Based upon the information provided in the Certification received 11-30-12, the above referenced Certification is acceptable for a release of a Permanent Certificate of Occupancy by Hydrology.

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

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Sincerely,

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Curtis Cherne, P.E.

Principal Engineer, Hydrology

Development and Building Services

C: CO Clerk—Katrina Sigala E-mail

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December 15, 2011

John M. Provine, P.E. Molzen-Corbin 2701 Miles Rd SE Albuquerque, NM 87106

Re: Fire Station No. 7, Grading and Drainage Plan

Engineer's Stamp dated 12-5-11 (K11/D079)

Dear Mr. Provine,

Based upon the information provided in your submittal received 12-9-11, the above referenced plan is approved for Site Plan for Building Permit action by the DRB.

Prior to Building Permit approval:

- Additional details/grades will be required including: TW/BW, spot elevations in the parking and drive areas, direction of roof flows, etc.
- Verify you have cover over the 18" storm drain under the east drive.
- It is beneficial to see existing spot elevations around the perimeter.

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

Albuquerque

PO Box 1293

NM 87103

www.cabq.gov

Sincerely,

Cut a chun

Curtis Cherne, P.E.

Principal Engineer, Planning Dept.

Development and Building Services

Copy: e-mail

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (Rev. 1-28-03)

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WAS A PRE-DESIGN CONFERENCE ATTENDED: YES NO COPY PROVIDED DATE SUBMITTED: 12/6/11 PV: MINE Thou-NE
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January 3, 2012

John M. Provine, P.E. Molzen-Corbin 2701 Miles Rd SE Albuquerque, NM 87106

Re: Fire Station No. 7, Grading and Drainage Plan

Engineer's Stamp dated 12-19-11 (K11/D079)

Dear Mr. Provine,

Based upon the information provided in your submittal received 12-19-11, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- Provide a narrative, drainage calculations and Flood Zone information.
- The items to be built by Work Order (infrastructure List items), should have a note similar to "to be constructed by Work Order".
- Add TW/BW elevations for the retaining wall east of the building.
- Hydrology approved a 2' wide sidewalk culvert on 57th St, at DRB. The capacity of these culverts is approximately 1.8 cfs/linear foot, limited by the entrance condition. What is the proposed flow to the sidewalk culvert and is it the correct size?

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

NM 87103

PO Box 1293

Albuquerque

www.cabq.gov

Sincerely,

Curtis Cherne, P.E.

Principal Engineer, Planning Dept.

Development and Building Services

Copy: e-mail

(Rev. 1-28-03)	•		
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DRAINAGE AND TRANSPORTATION INFORMATION SHEET

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