

CITY OF ALBUQUERQUE



**Planning Department
Transportation Development Services Section**

December 14, 2010

Jeff Chiavetta, Registered Architect
Daily Design, LLC
924 Second Street NW, Ste. C
Albuquerque, NM 87102

Re: Certification Submittal for a Permanent Building Certificate of Occupancy
(C.O.) for Desert Fish, [K-17 / D072A]
4214 Central Ave. SE
Engineer's Stamp Dated 12/01/10

Dear Mr. Chiavetta:

Based upon the information provided in your submittal received 12-13-10, Transportation Development has no objection to the issuance of a Permanent Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

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

Sincerely,

Nilo E. Salgado-Fernandez, P.E.
Senior Traffic Engineer
Development and Building Services
Planning Department

c: Engineer
Hydrology file
CO Clerk

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

December 13, 2010

Traffic Certification for Desert Fish Bar & Grill, 4214 Central Ave SE, Revised

I, Jeff Chiavetta, NMRA 003973, of the firm dailydesign, llc, hereby certify that this project is in substantial compliance with and in accordance with the design intent of the TCL approved plan dated 12-1-10.

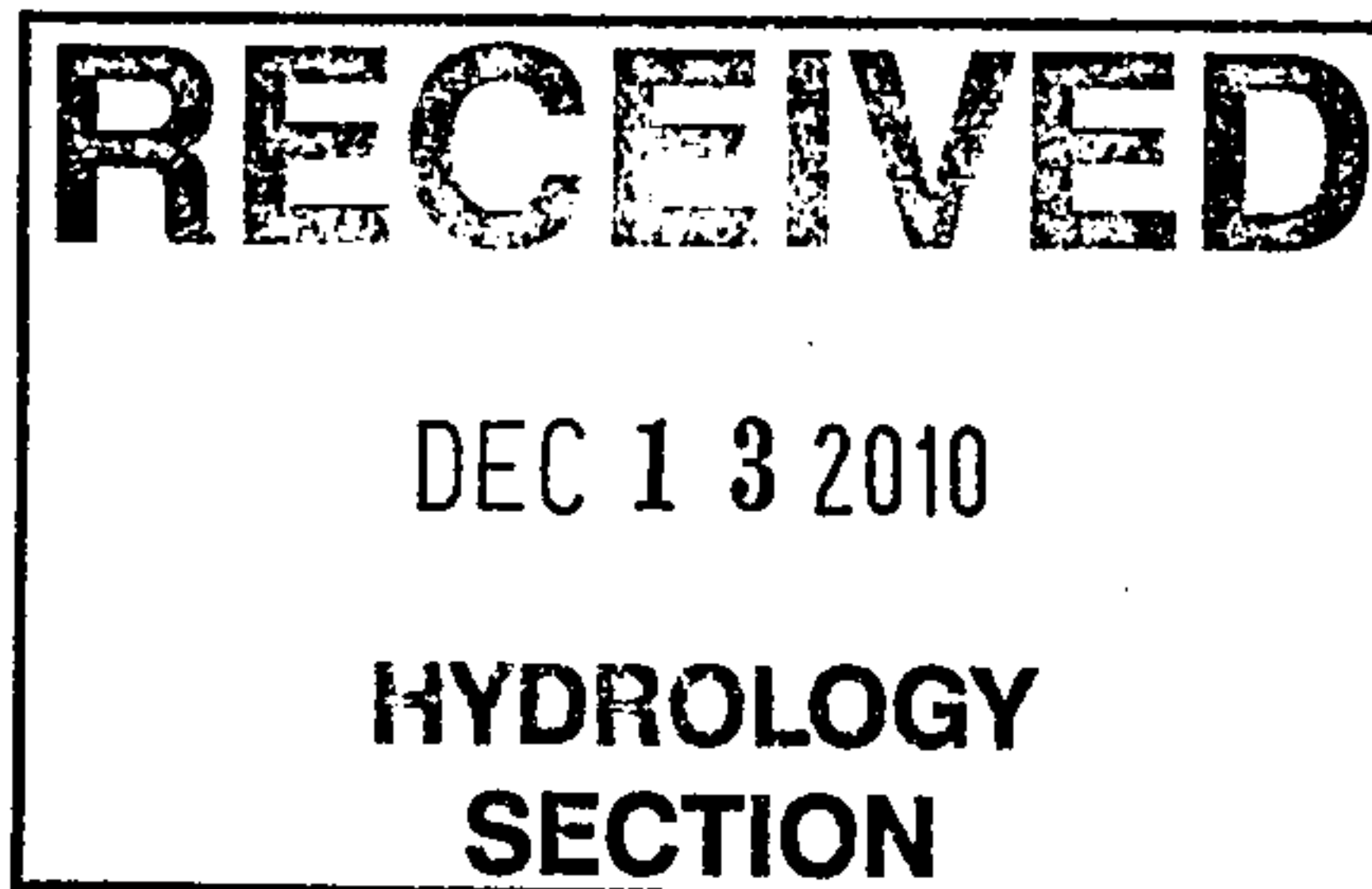
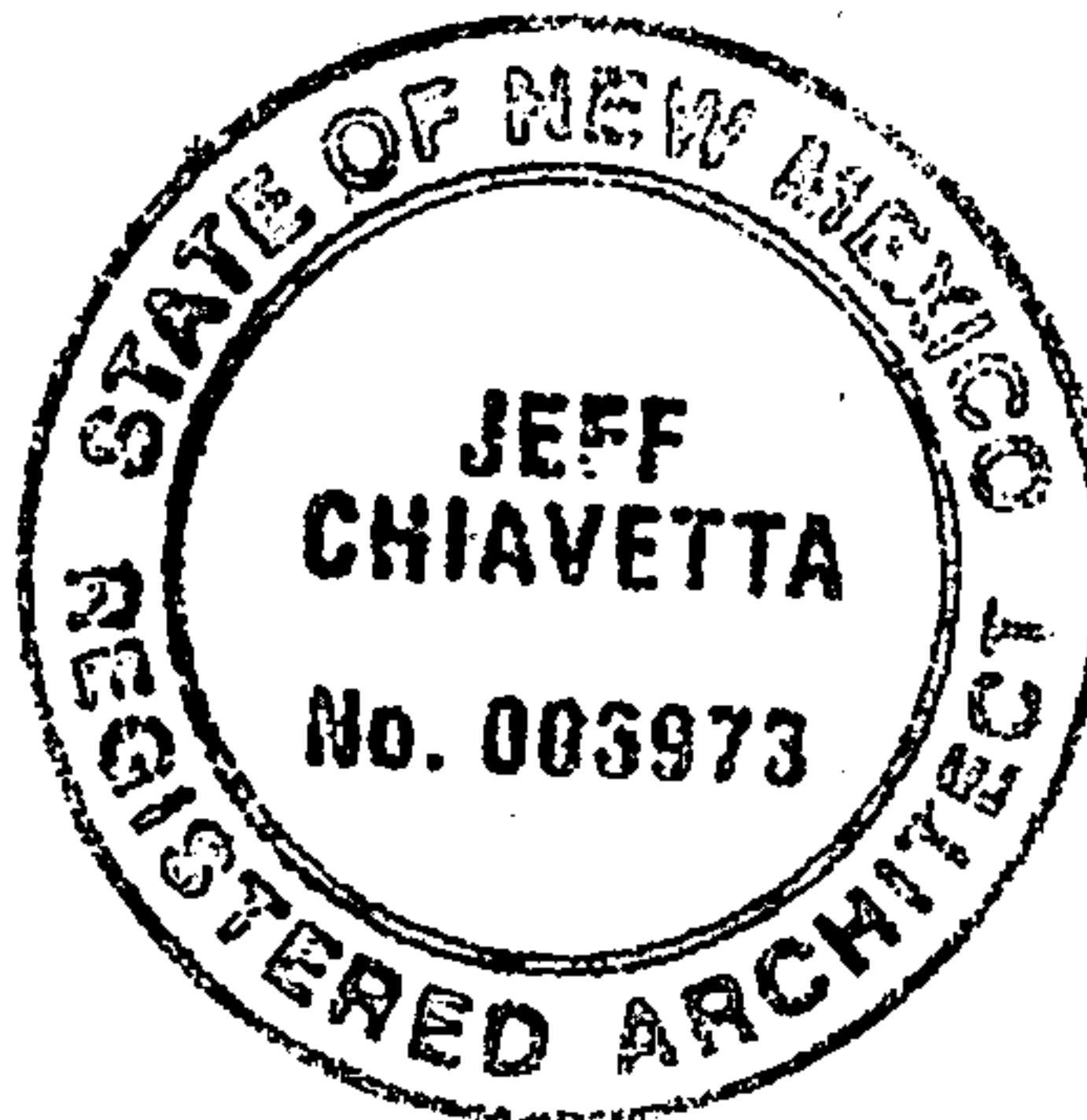
I further certify that I have personally visited the project site on 12-1-10 and again on 12-10-10 and have determined by visual inspection that the survey data provided is representative of actual site conditions and is true and correct to the best of my knowledge and belief. Specifically, the asphalt joint between parking lot asphalt and alleyway asphalt has been cleaned and improved. This certification is submitted in support of a request for 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.

dailydesign, llc



Jeff Chiavetta
Principal / Architect



DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

K17/D027A
72A

PROJECT TITLE: Desert Fish ZONE MAP: K-17
 DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Lots 7, 8, 9, 10, Block 6, Mesa Grande Addition
 CITY ADDRESS: 4214 Central Ave SE

ENGINEERING FIRM: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

OWNER: Peter Martin & Terre Zemon CONTACT: Peter Martin
 ADDRESS: 4214 Central SE PHONE: 880 697-0972
 CITY, STATE: ABQ NM ZIP CODE: 87109

ARCHITECT: daily design, llc. CONTACT: Jeff Chiavetta
 ADDRESS: 1819 Rita NE PHONE: 980-0389
 CITY, STATE: ABQ NM ZIP CODE: 87106

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: Insight Construction CONTACT: Damian Chipmunk
 ADDRESS: P.O. Box 6658 PHONE: 506-9144
 CITY, STATE: ABQ NM ZIP CODE: 87197

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☒ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) _____

HYDROLOGY

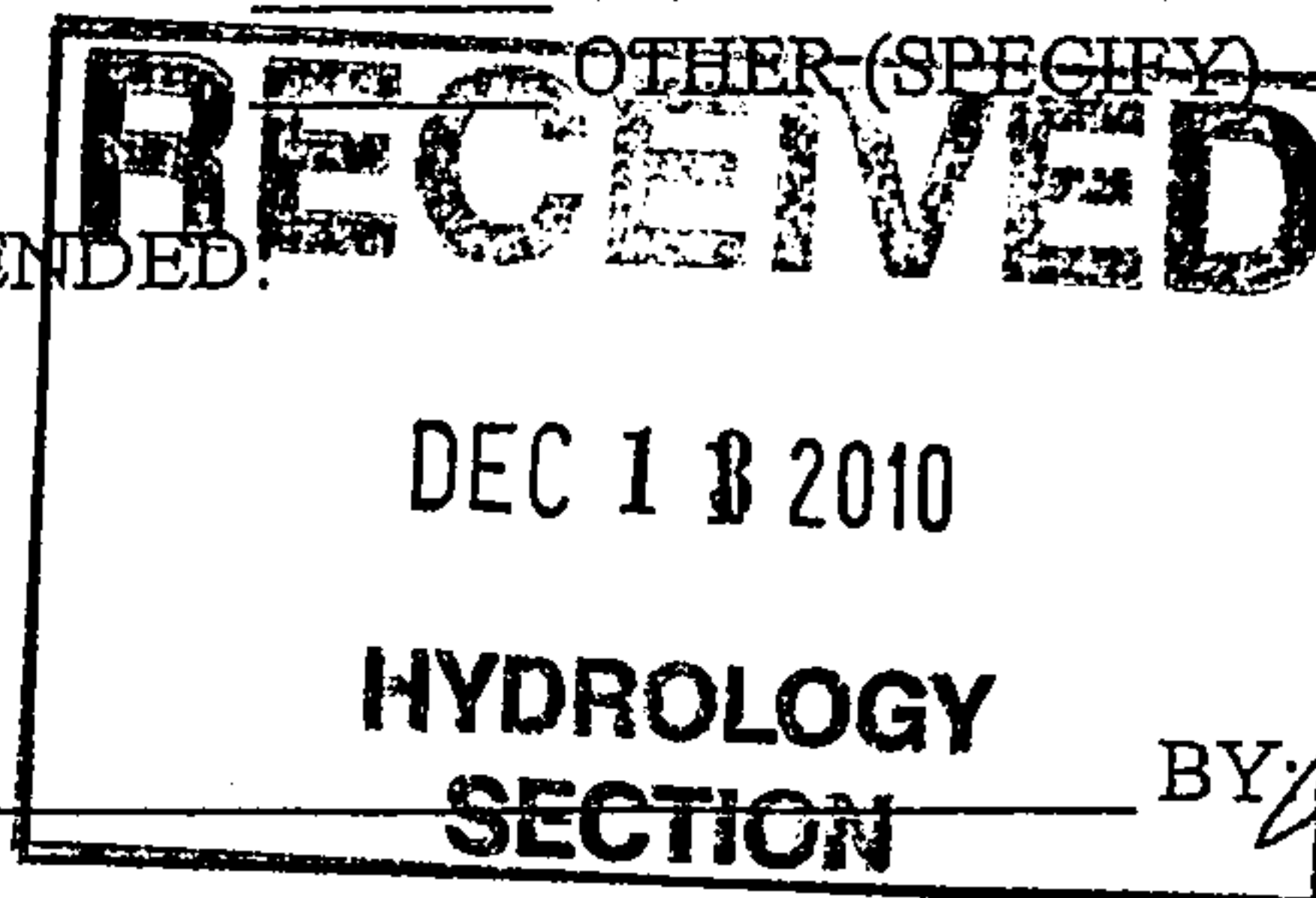
CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SITE/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☒ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED?

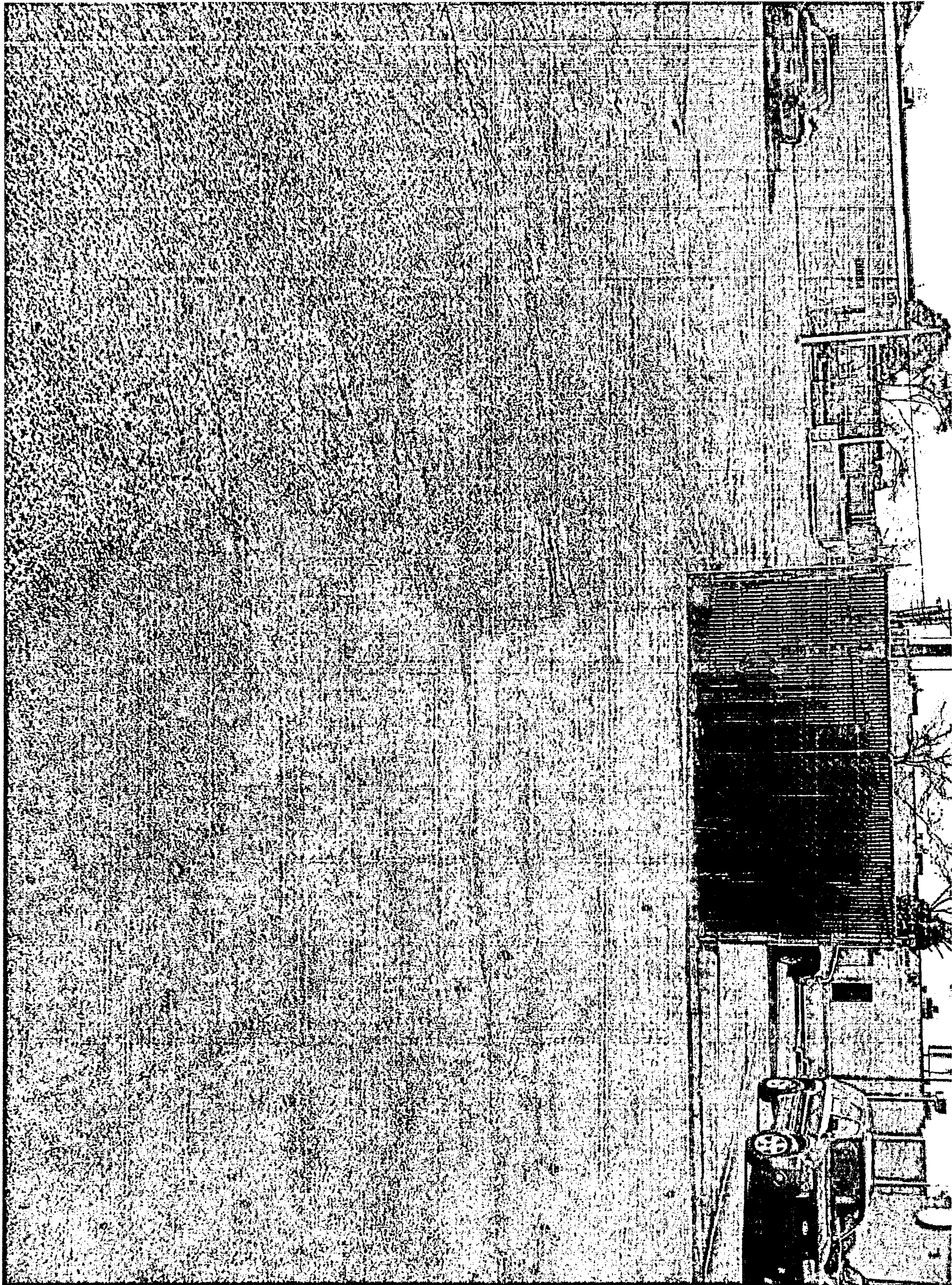
- ☐ YES
☒ NO
☐ COPY PROVIDED

DATE SUBMITTED: 12/1/10

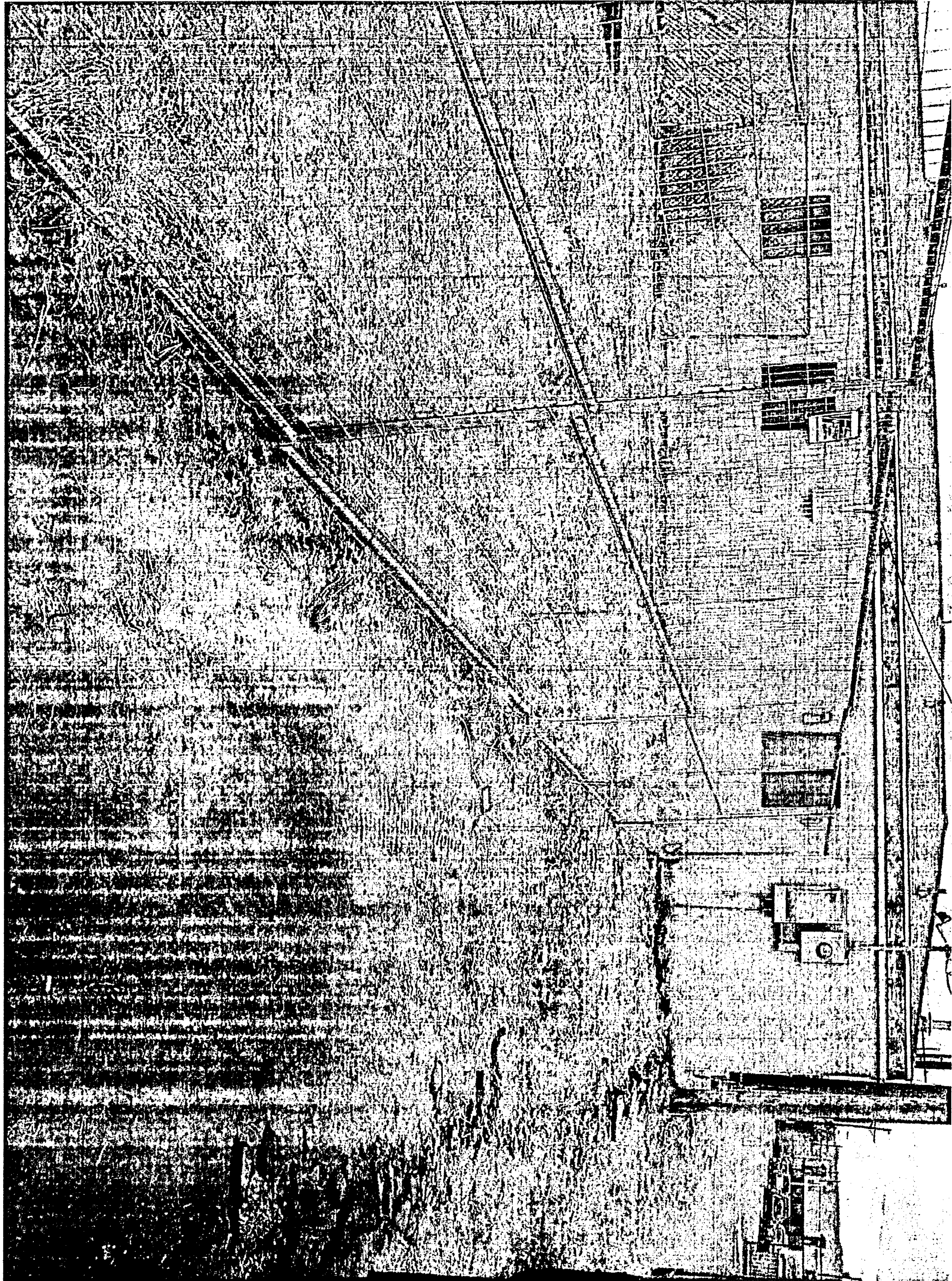


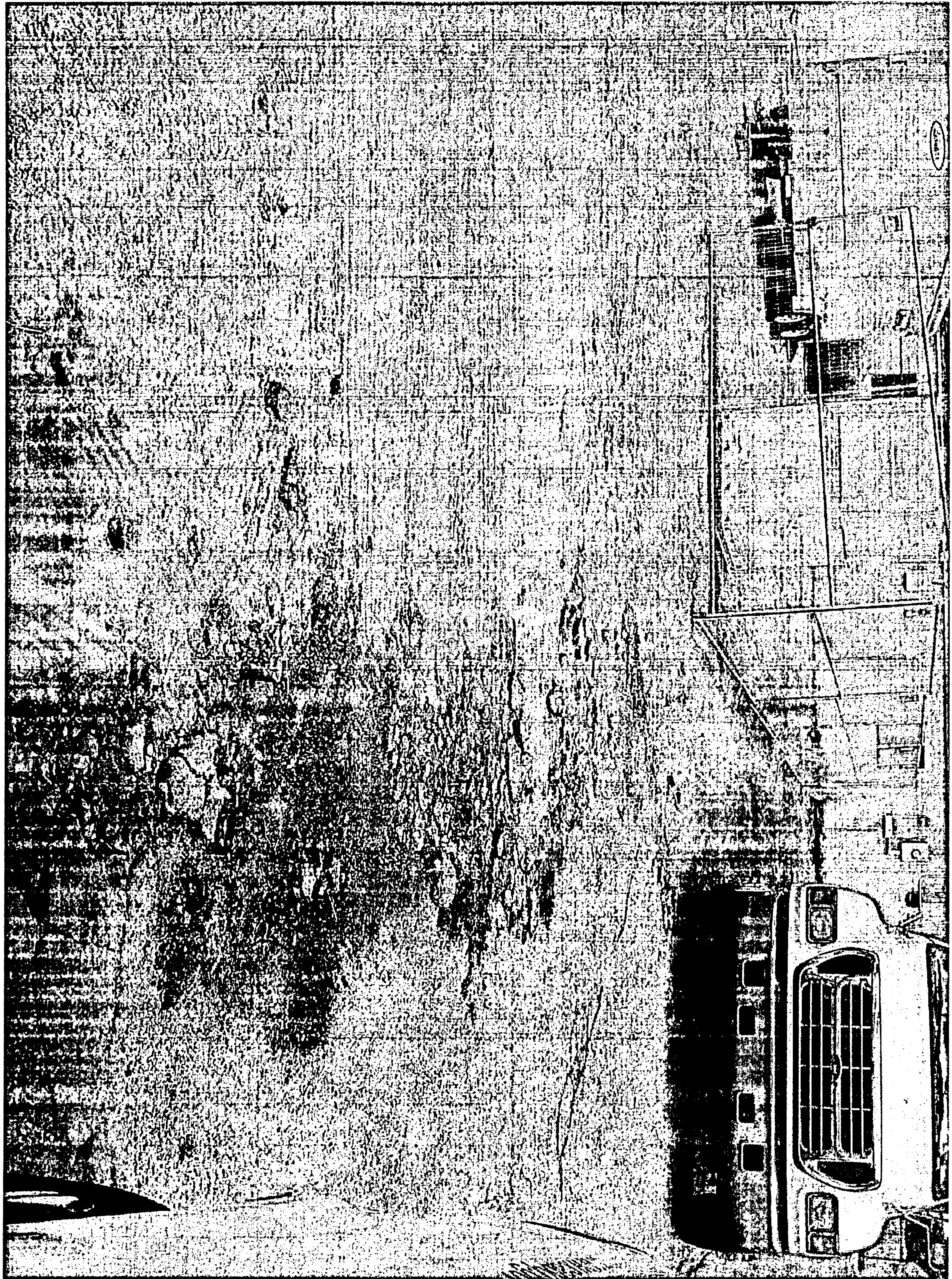
Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based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









DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(REV 12/2005)

K17/0027A
72A

PROJECT TITLE: Desert Fish ZONE MAP: K-17
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: Lots 7, 8, 9, 10, Block 6, Mesa Grande Addition
CITY ADDRESS: 4214 Central Ave SE

ENGINEERING FIRM: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

OWNER: Peter Martin & Terre Zemon CONTACT: Peter Martin
ADDRESS: 4214 Central SE PHONE: 880-697-0972
CITY, STATE: ABQ NM ZIP CODE: 87109

ARCHITECT: daily design, LLC CONTACT: Jeff Chiavetta
ADDRESS: 1819 Rita NE PHONE: 980-0389
CITY, STATE: ABQ NM ZIP CODE: 87106

SURVEYOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: Insight Construction CONTACT: Damian Chikouch
ADDRESS: P.O. Box 6653 PHONE: 506-9144
CITY, STATE: ABQ NM ZIP CODE: 87197

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- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☒ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) _____

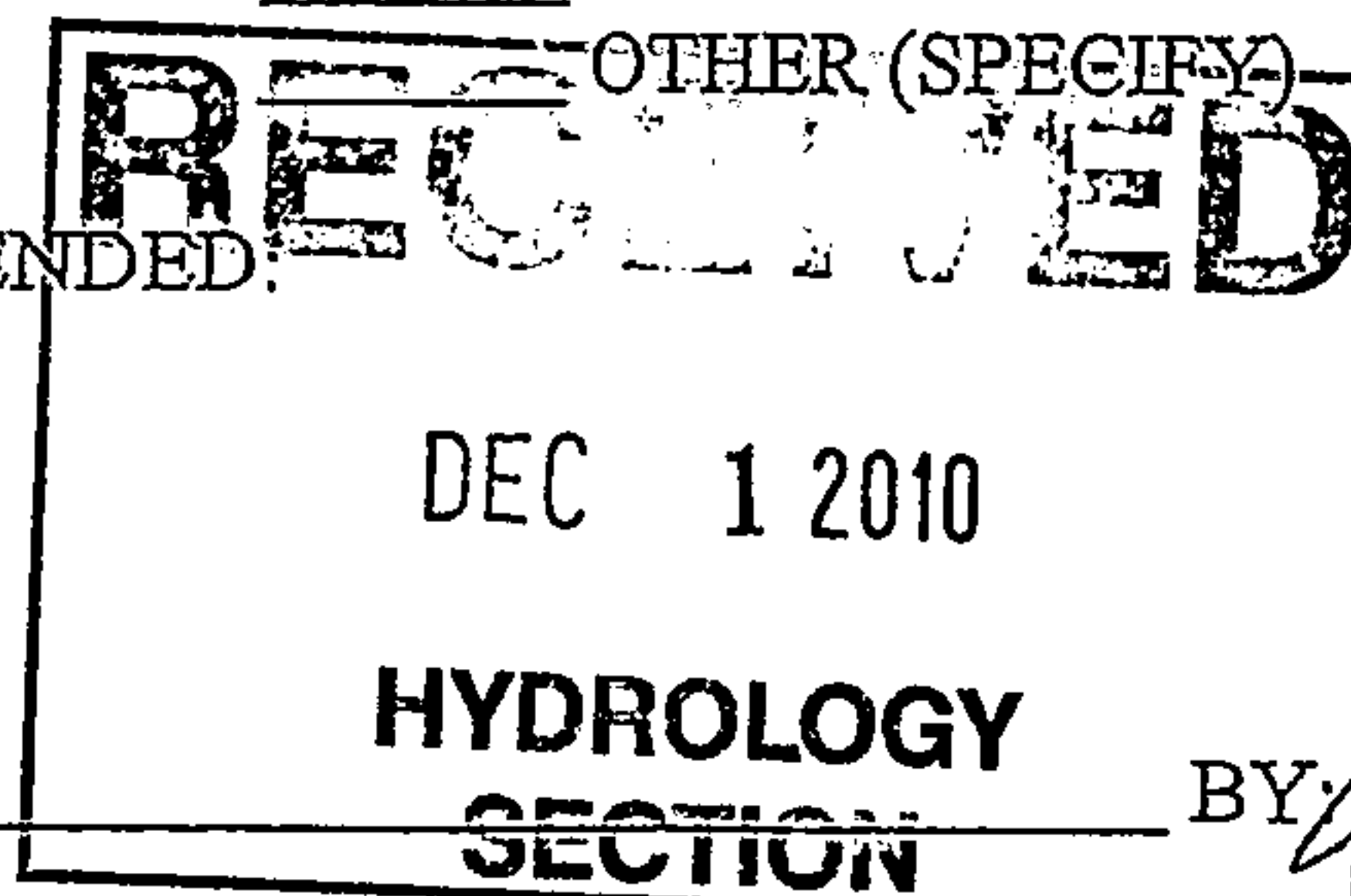
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- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES
☒ NO
☐ COPY PROVIDED

DATE SUBMITTED: 12/1/10



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CITY OF ALBUQUERQUE



*Planning Department
Transportation Development Services Section*

December 1, 2010

Jeff Chiavetta, Registered Architect
Daily Design, LLC
924 Second Street NW, Ste. C
Albuquerque, NM 87102

Re: Certification Submittal for a Permanent Building Certificate of Occupancy
(C.O.) for Desert Fish, [K-17 / D07A]
4214 Central Ave. SE
Engineer's Stamp Dated 12/01/10 **72A**

Dear Mr. Chiavetta:

Based upon the information provided in your submittal received 12-01-10,
**Transportation Development has down graded your request to a 120-day
Temporary Certificate of Occupancy (CO)** from a Permanent CO. This letter serves as
a "green tag" from Transportation Development for a 120-day Temporary Certificate of
Occupancy to be issued by the Building and Safety Division.

The following item still needs to be addressed prior to issuance of a Permanent
Certificate of Occupancy: Need to provide a clean joint between parking lot asphalt and
alleyway asphalt.

Once these issues have been addressed you'll need to re-submit the total
package for Permanent C.O.

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

Sincerely,

Nilo E. Salgado-Fernandez, P.E.
Senior Traffic Engineer
Development and Building Services
Planning Department

c: Engineer
Hydrology file
CO Clerk

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

architecture + interiors

dailydesign

924 second street nw suite c albuquerque new mexico 87102
tel 505.980.0389 fax 505.232.2521

December 1, 2010

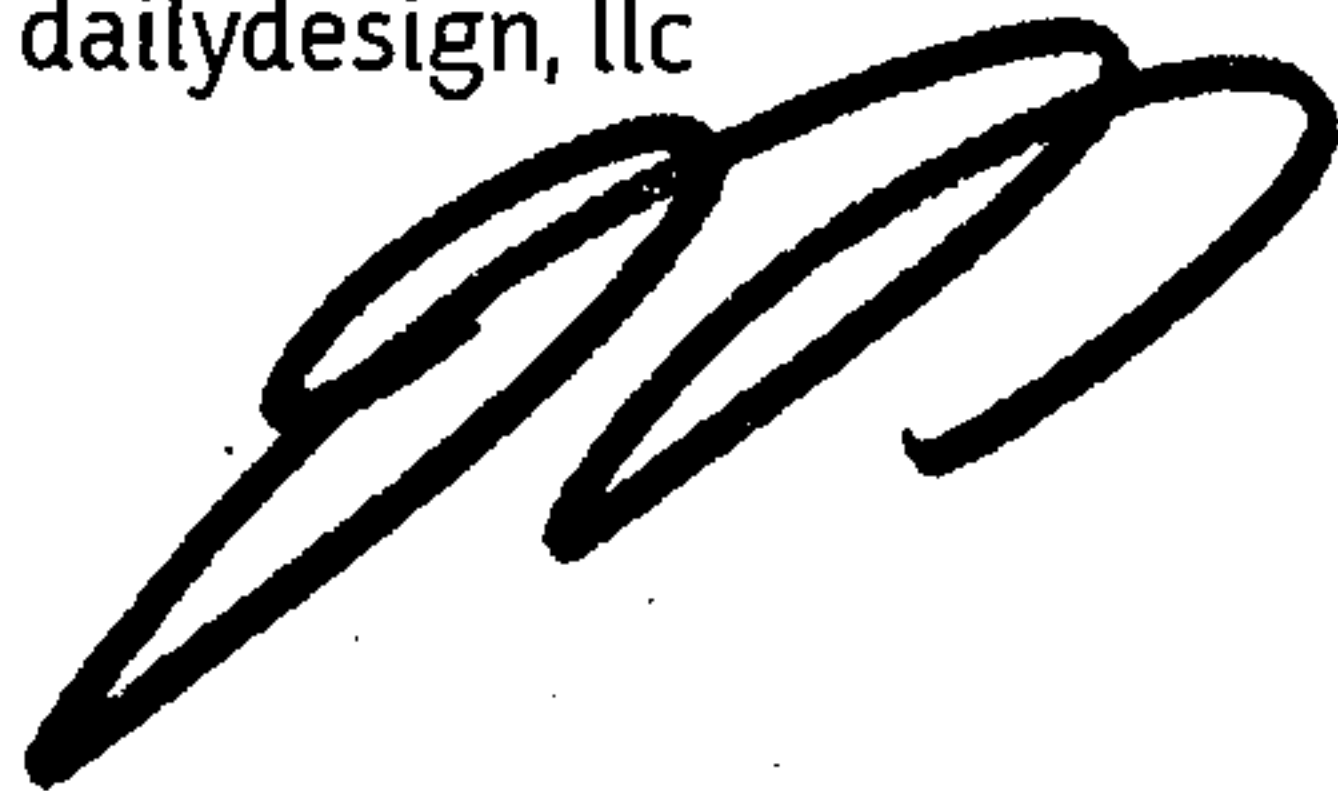
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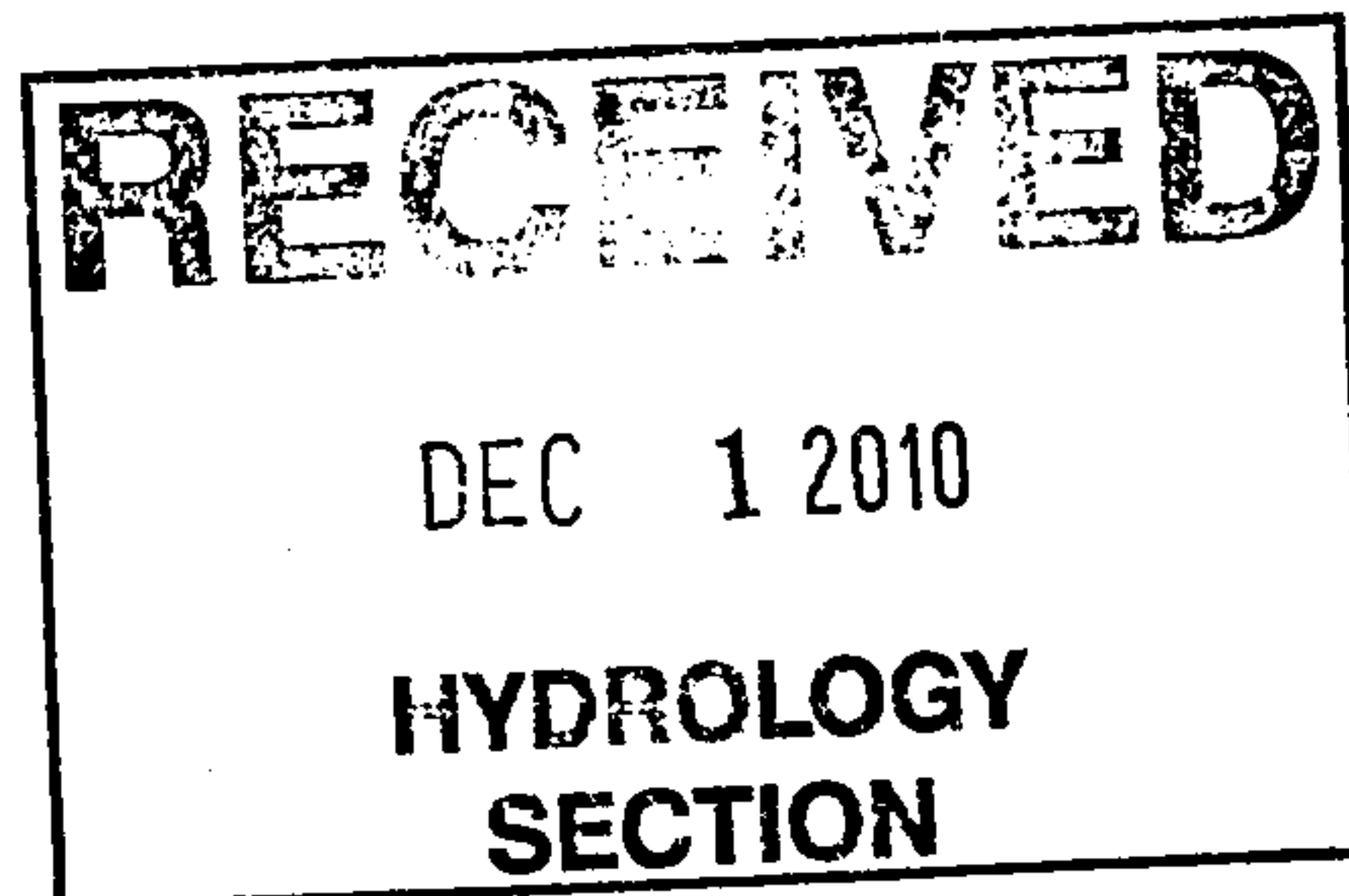
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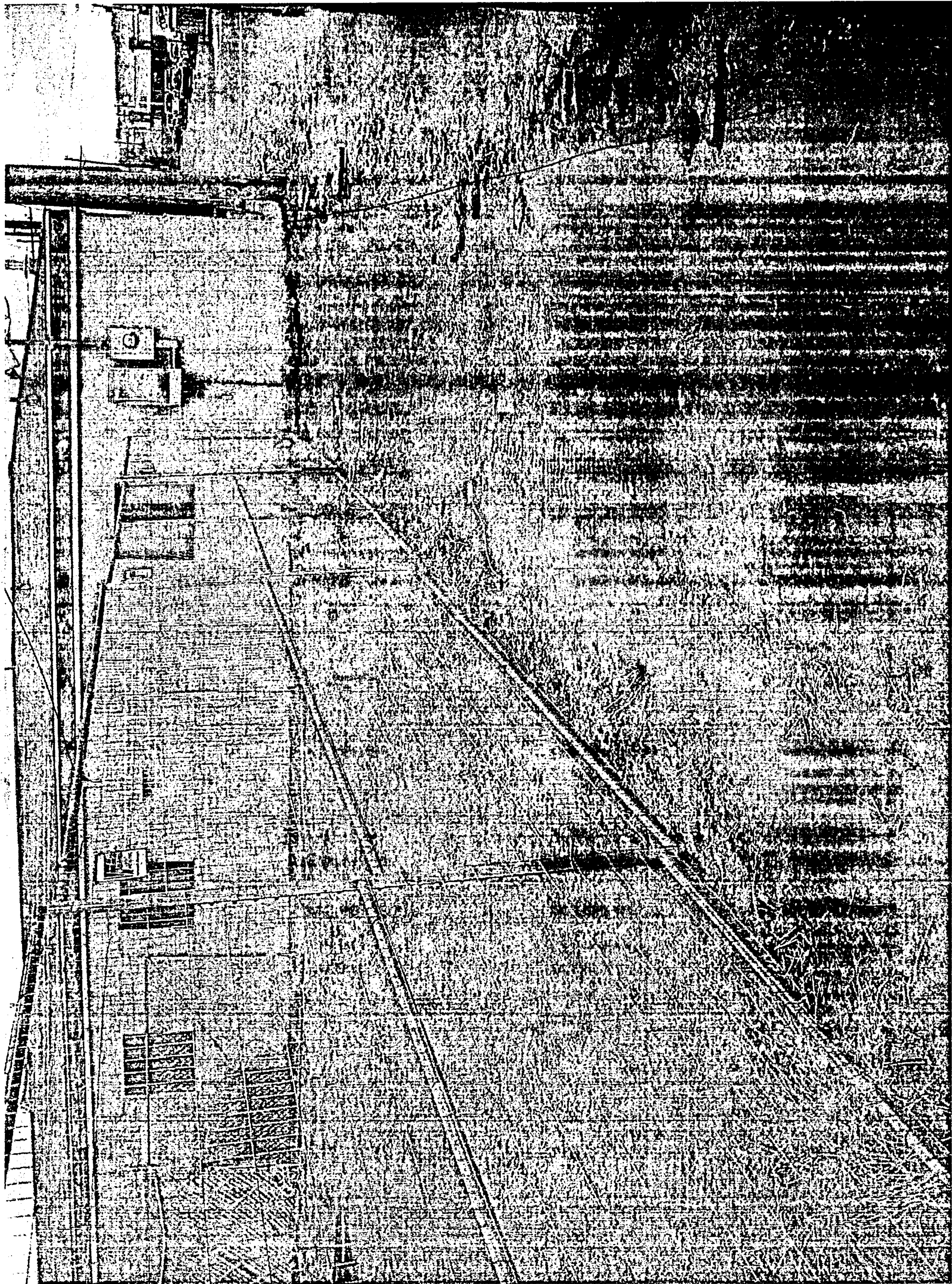
dailydesign, llc



Jeff Chiavetta
Principal / Architect







CITY OF ALBUQUERQUE



December 1, 2010

Jeff Chiavetta, R.A.
Daily Design Architecture and Interiors
1819 Rita Dr. NE
Albuquerque, NM 87106-1131

Re: Desert Fish, 4214 Central Ave SE, Traffic Circulation Layout
Architect's Stamp dated 12-01-10 (K17-D072A)

Dear Mr. Chiavetta,

The TCL submittal received 12-01-10 is approved for Building Permit. The plan is stamped and signed as approved. A copy of this plan will be needed for each of the building permit plans. Please keep the original 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.**

If a temporary CO is needed, a copy of the original TCL that was stamped as approved by the City will be needed. This plan must include a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance," as well as the signed and dated stamp of a NM registered architect or engineer. Submit this TCL with a completed Drainage and Transportation Information Sheet 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 must stamp, sign, 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 Drainage and Transportation Information Sheet 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,

Kristal D. Metro, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services

C: File

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov