



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 10, 2001

Mark Goodwin, P.E.
Amy Driscoll, E.I.
Mark Goodwin & Assoc.
P.O. Box 90606
Albuquerque, NM 87199

RE: **Grading and Drainage Certification**
Church's Chicken (Zuni & Louisiana SE)
(L-19/D064)
Engineer's Stamp dated 5/25/2000
Engineering Certification dated 1/10/2001

Dear Mr. Goodwin:

Based upon the information provided in your Engineers Certification submittal dated 1/10/2001, the above referenced site is approved for Certificate of Occupancy.

If I can be of further assistance, you can contact me at 924-3986.

Sincerely,

Bradley L. Bingham, PE
Senior Civil Engineer, PWD

C: Vickie Chavez, COA
Teresa Martin, COA
file

DRAINAGE INFORMATION SHEET

PROJECT TITLE:

Church's Chicken @ Louisiana & Zuni

ZONE ATLAS#:

C19/D64
~~1-18~~

DRB#:

EPC#

WORKORDER#:

LEGAL DESCRIPTION:

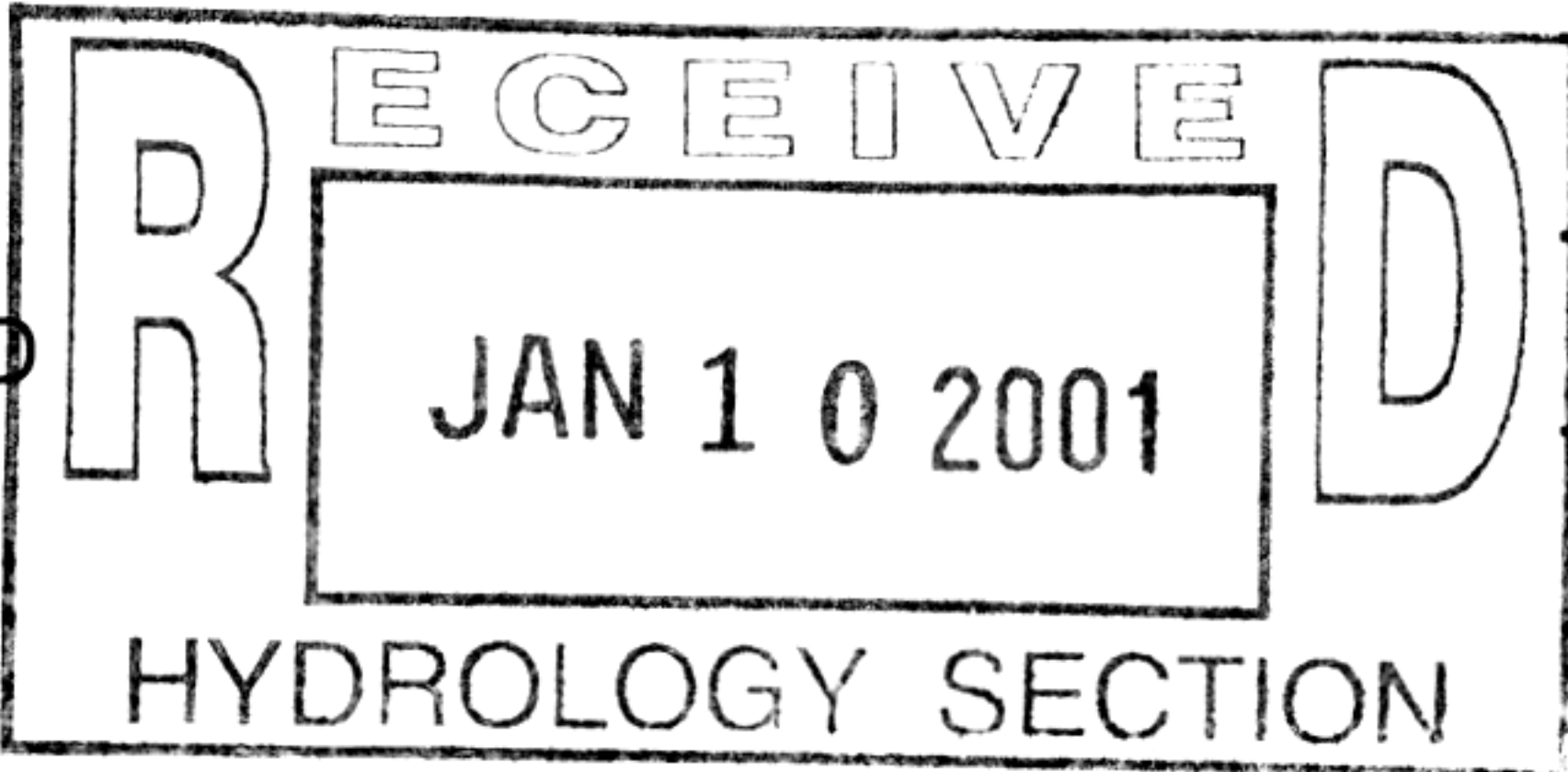
Lots 20, 21, 23 and 24 and Lots 3 & 4, Block 8 of Ora M. Clark's Subdivision of Block 8, Mesa Park Addition, Albuquerque, New Mexico

CITY ADDRESS:

401 Louisiana Blvd. SE

ENGINEERING FIRM:	Mark Goodwin & Associates, PA	CONTACT:	Amy Driscoll
ADDRESS:	P.O. Box 90606, Albuquerque, NM 87199	PHONE:	828-2200
OWNER:	ASC Enterprises, Inc.	CONTACT:	Scott Cervenak
ADDRESS:	6 Concourse Pkwy, Suite 1700, Atlanta, GA 30328	PHONE:	(615) 826-6760
ARCHITECT:	Stephen C. Day Architect	CONTACT:	Steve Day
ADDRESS:	P.O. Box 2226, Corrales, NM 87048	PHONE:	898-3774
SURVEYOR:	Hall Surveying	CONTACT:	
ADDRESS:	12805 Menaul Blvd., Albuquerque, NM 87112	PHONE:	292-6727
CONTRACTOR:		CONTACT:	
ADDRESS:		PHONE:	

TYPE OF SUBMITTAL:	CHECK TYPE OF APPROVAL SOUGHT:
<input type="checkbox"/> DRAINAGE REPORT	<input type="checkbox"/> SKETCH PLAT APPROVAL
<input type="checkbox"/> DRAINAGE PLAN	<input type="checkbox"/> PRELIMINARY PLAT APPROVAL
<input type="checkbox"/> CONCEPTUAL GRADING & DRAINAGE PLAN	<input type="checkbox"/> S. DEV. PLAN FOR SUB'D APPROVAL
<input type="checkbox"/> GRADING PLAN	<input type="checkbox"/> S. DEV. PLAN FOR BLDG PERMIT APPROVAL
<input type="checkbox"/> EROSION CONTROL	<input type="checkbox"/> SECTOR PLAN APPROVAL
<input checked="" type="checkbox"/> ENGINEER'S CERTIFICATION	<input type="checkbox"/> FINAL PLAT APPROVAL
<input type="checkbox"/> OTHER	<input type="checkbox"/> FOUNDATION PERMIT APPROVAL
<input type="checkbox"/> EASEMENT VACATION	<input type="checkbox"/> BUILDING PERMIT APPROVAL
	<input checked="" type="checkbox"/> CERTIFICATION OF OCCUPANCY APPROVAL
PRE-DESIGN MEETING:	<input type="checkbox"/> GRADING PERMIT APPROVAL
<input type="checkbox"/> YES	<input type="checkbox"/> PAVING PERMIT APPROVAL
<input checked="" type="checkbox"/> NO	<input type="checkbox"/> S.A.D. DRAINAGE REPORT
<input type="checkbox"/> COPY PROVIDED	<input type="checkbox"/> DRAINAGE REQUIREMENTS
	<input type="checkbox"/> OTHER - SO 19 Permit
	<input type="checkbox"/> RELEASE OF FINANCIAL GUARANTY
	<input type="checkbox"/> TRAFFIC CIRCULATION LAYOUT



DATE SUBMITTED:

BY:

Amy L. Driscoll

D. Mark Goodwin and Associates, P.A.
Consulting Engineers

P.O. Box 90606 ♦ Albuquerque, NM 87199
(505) 828-2200 ♦ (505) 797-9539 fax
e-mail: dm@swcp.com

LETTER OF TRANSMITTAL

TO: STUART REEDER
CA
HYDROLOGY

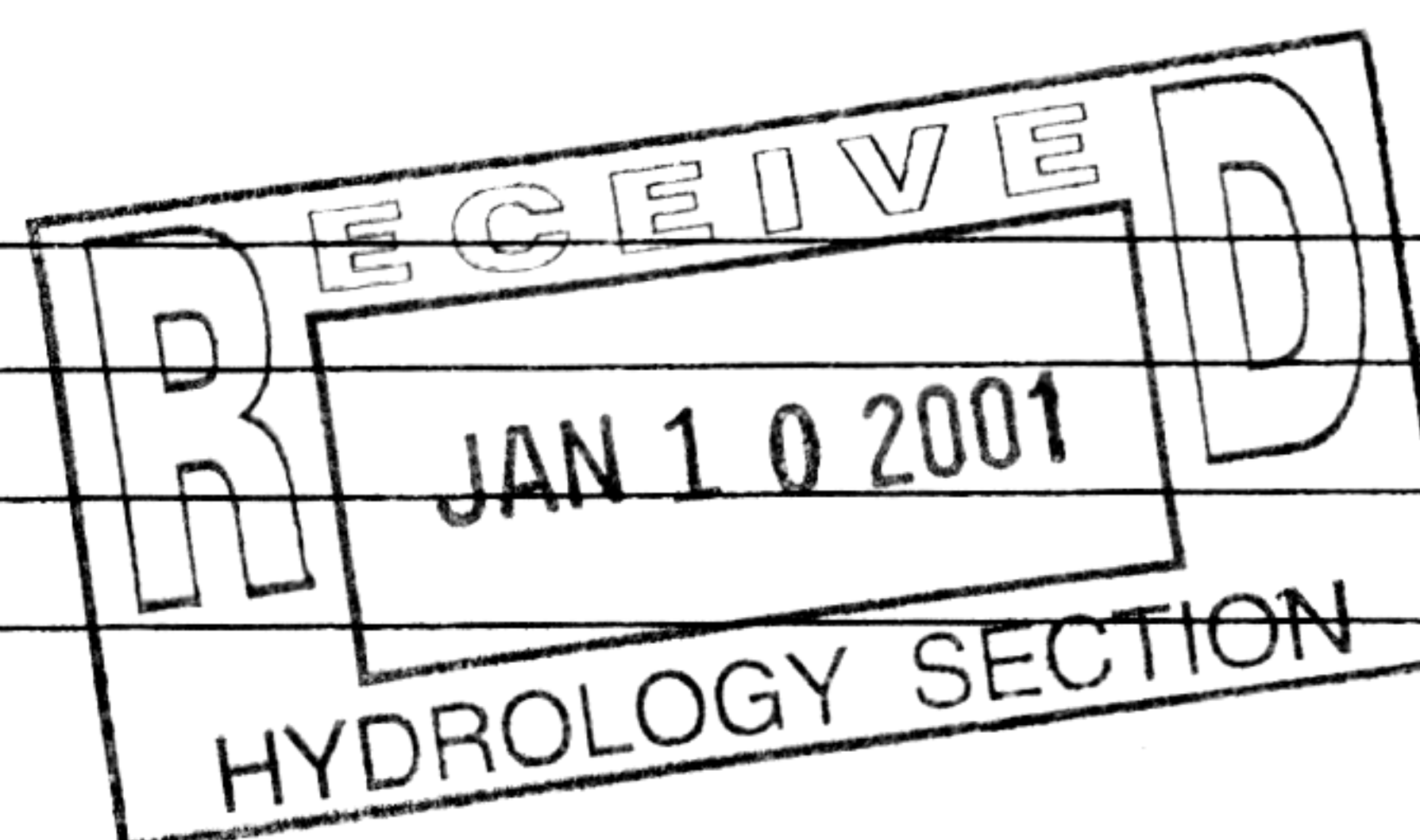
DATE: 1/10/01
RE: CHURCH'S CHICKEN
CO (L-19/DO64)

We are sending:

2 COPIES CERTIFIED STD PLAN 1
DATED 1/10/01

☒ For your approval ☐ For your information
☐ As you requested ☐ For your comments
☐ Pre-Design Meeting

NOTES: _____



Project Engineer _____

SIGNED: _____

A large, stylized handwritten signature in black ink, appearing to read "D. Mark Goodwin".



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 14, 2000

Mark Goodwin, P.E.
Amy Driscoll, E.I.
Mark Goodwin & Associates, PA
P. O. Box 90606
Albuquerque, NM 87199

RE: GRADING & DRAINAGE PLAN FOR CHURCH'S CHICKEN @ LOUISIANA &
ZUNI (L-19/D064) ENGINEERS STAMP DATED 05/25/00 SUBMITTED FOR
BUILDING PERMIT APPROVAL

Dear Mr. Goodwin,

Based upon the information provided in your May 25, 2000, submittal, the project referred to above is approved for Building Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology.

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

If you have any questions, please call me at 924-3988.

Sincerely,

Stuart Reeder, P.E.
Hydrology Division

xc: Whitney Reiersen
✓ File

DRAINAGE INFORMATION SHEET

PROJECT TITLE:

Church's Chicken @ Louisiana & Zuni

ZONE ATLAS#:

L-10 L-19 / D064

DRB#:

EPC#

WORKORDER#:

LEGAL DESCRIPTION:

Lots 20, 21, 23 and 24 and Lots 3 & 4, Block 8 of Ora M. Clark's Subdivision of Block 8, Mesa Park Addition, Albuquerque, New Mexico

CITY ADDRESS:

401 Louisiana Blvd. SE

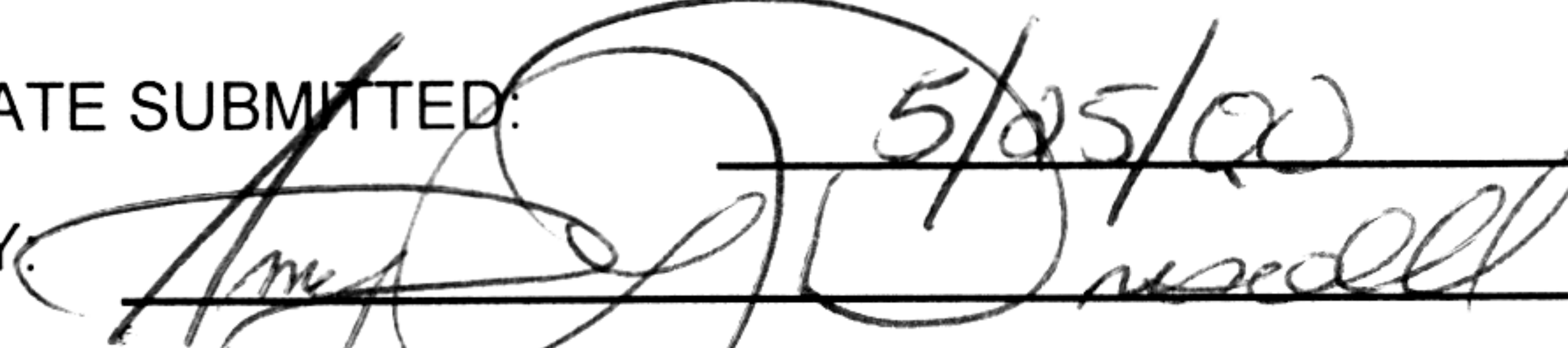
ENGINEERING FIRM:	Mark Goodwin & Associates, PA	CONTACT:	Amy Driscoll
ADDRESS:	P.O. Box 90606, Albuquerque, NM 87199	PHONE:	828-2200
OWNER:	ASC Enterprises, Inc.	CONTACT:	Scott Cervenak
ADDRESS:	6 Concourse Pkwy, Suite 1700, Atlanta, GA 30328	PHONE:	(615) 826-6760
ARCHITECT:	Stephen C. Day Architect	CONTACT:	Steve Day
ADDRESS:	P.O. Box 2226, Corrales, NM 87048	PHONE:	898-3774
SURVEYOR:	Hall Surveying	CONTACT:	
ADDRESS:	12805 Menaul Blvd., Albuquerque, NM 87112	PHONE:	292-6727
CONTRACTOR:		CONTACT:	
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	<input type="checkbox"/> RELEASE OF FINANCIAL GUARANTY
	<input checked="" type="checkbox"/> TRAFFIC CIRCULATION LAYOUT

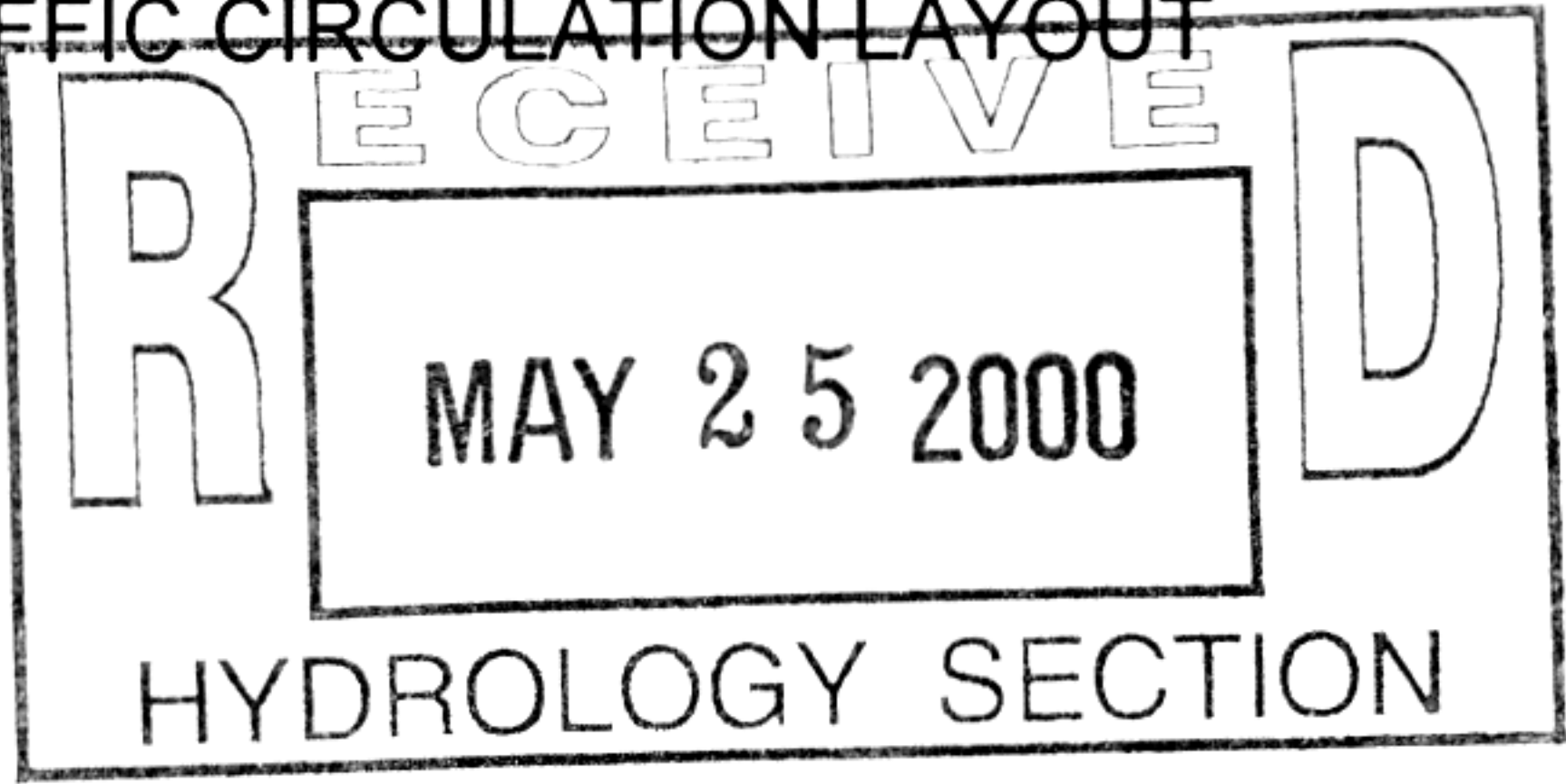
DATE SUBMITTED:

5/25/00

BY:



Amy Driscoll



LETTER OF TRANSMITTAL



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

L-19/D064

DATE	5/24/00	JOB NO.
ATTENTION		
RE:	CHURCH'S CHICKEN @	
	LOUISIANA + ZUNI	

TO CITY HYDROLOGY

WE ARE SENDING YOU ☒ Attached ☐ Under separate cover via _____ the following items:

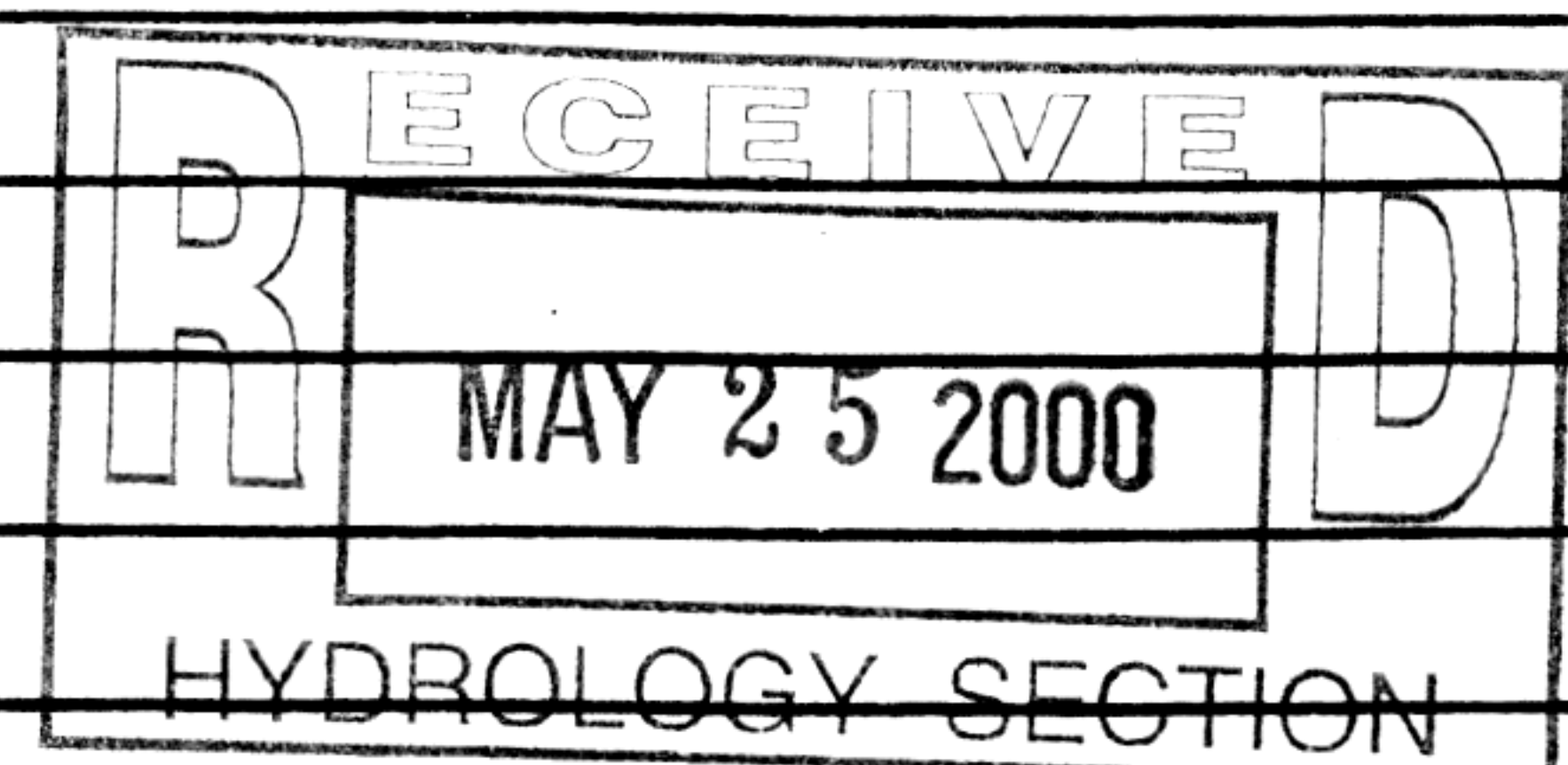
- | | | | | |
|---|---------------------------------------|--------------------------------|----------------------------------|---|
| <input type="checkbox"/> Shop drawings | <input type="checkbox"/> Prints | <input type="checkbox"/> Plans | <input type="checkbox"/> Samples | <input type="checkbox"/> Specifications |
| <input type="checkbox"/> Copy of letter | <input type="checkbox"/> Change order | <input type="checkbox"/> _____ | | |

COPIES	DATE	NO.	DESCRIPTION
1	5/24/00		STD PLAN
1	5/24/00		DRAINAGE INFO SHEET
1	4/18/00		MEMO FROM TRAFFIC ENGINEERING
1	5/24/00		TRAFFIC CIRCULATION LAYOUT

THESE ARE TRANSMITTED as checked below:

- | | | |
|--|---|---|
| <input type="checkbox"/> For approval | <input type="checkbox"/> Approved as submitted | <input type="checkbox"/> Resubmit _____ copies for approval |
| <input checked="" type="checkbox"/> For your use | <input type="checkbox"/> Approved as noted | <input type="checkbox"/> Submit _____ copies for distribution |
| <input type="checkbox"/> As requested | <input type="checkbox"/> Returned for corrections | <input type="checkbox"/> Return _____ corrected prints |
| <input type="checkbox"/> For review and comment | <input type="checkbox"/> _____ | |
| <input type="checkbox"/> FOR BIDS DUE _____ 19 _____ <input type="checkbox"/> PRINTS RETURNED AFTER LOAN TO US | | |

REMARKS _____



COPY TO _____

SIGNED: _____

If enclosures are not as noted, kindly notify us at once.



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

***Public Works Department
Transportation Development Services Section***

May 9, 2000

Stephen C. Day Registered. Architect,
P.O. Box 2226
Corrales, New Mexico 87048

Re: T.C.L. submittal for building permit approval for Churches Chicken, 401 Louisiana Boulevard S.E.,
Mesa Park Addition, Block 8, Lots 3 & 4 and 20, 21, 23 and 24, [L19/D064],
Architect's Stamp dated 5/24/2000.

Dear Mr. Day,

The location referenced above is not acceptable and requires modification to the Traffic Circulation Layout (TCL) prior to Building Permit release as stated on the attached written comments and red-lined TCL markup.

Please resubmit revised TCL after addressing typed and marked up comments.
Submit Plan along with typed comments and all red-lined, mark-up copies.

Sincerely,



Mike Zamora,
Commercial Plan Checker

cc:
Engineer
Hydrology File
Office File

- For this TCL, and all others following, call out name of subdivision and lot number or tract number. Could be part of title block or Drainage Application sheet in Hydrology file.
- Place a note on the plan stating the following:
 "An as-built copy of the approved TCL (Traffic Circulation Layout) must be submitted by the designer-of-record, as required by Transportation Development, including a letter of certification that the site has been constructed in accordance with the TCL. Verification of TCL acceptability, (including random field checks) will be made before a Final Certificate of Occupancy is issued." Please call this office to obtain temporary C.O.
- The responsibility for errors on the site plan and subsequent unauthorized field changes must be specified on the Site Plan, in bold type, as follows:
 "The responsible Party must rectify all unapproved construction resulting from errors on the approved Site Plan." and
 "This Site Plan has been approved and accepted by all parties. Any field changes not accepted by Traffic Engineer, after approval for building permit, will result in:
 (1) Untimely delay of certification for final Certificate of Occupancy in order to correct unapproved work, and
 (2) increase in construction cost to responsible parties."
- A 36'- 40' foot curb cut is required if opposite an existing median opening or left turning traffic will use drivepad. Locate drive on Louisiana minim. 200 feet from street corner per D.P.M. Section 23.6B.5. This revision will affect design of entire layout and negate many of the following comments and will require second review.
- Show any medians and openings, if they exist (including any left turn lanes into this site). Without medians show traffic lanes up to and including middle turn lane.
- Per DPM Section 23.6B.4, drivepad on Zuni needs to be minim. 20' from west property line, approximately as shown, once property lines are figured out.
- Existing street sidewalk and C&G affecting safe vehicular or pedestrian travel will be removed and replaced. Note on plan if conditions are not field verified.
- City sidewalk ordinance requires minim. 6' street sidewalks along the frontage of all commercial sites being developed adjacent to major streets. Call out and dimension.
- 6" high concrete curb, per city standard, must be constructed per DPM, Section 23.7 B6. Must prevent overhanging a property line into adjacent property, pedestrian path and to separate landscape areas from parking. Label curb, and type (or show detail labelled "typical"), at each individual location or call out double-line style, which seems to be used to designate curbing, as "typical".
- Minim. 5' wide concrete sidewalk, raised 6" above parking surface, needed when located at the front of parking vehicles wherever pedestrian access is desired or required or adjacent to any building. H.C. ramp must be constructed at H.C. parking as part of sidewalk, as shown. Show ramp and slope of ramp using arrows.
- Because of the preliminary nature of the new review process, if Zoning has not seen this layout prior to this review, any requirements by Zoning at time of their review, altering the parking layout, will void approval of TCL and new review will be needed.
- Need to know what size vehicle will be largest to use site for deliveries and need to know route.
- Drivepads will need improvement per D.P.M. and City of Albuquerque. Stand. Detail Drwg. No. 2426.
- Label - "Construct drivepad per City of Albuquerque. Std. Detail Dwg. No. 2426." at all new drivepads.
- 15' radius curve needed on all end islands along the traffic circulation path, 25' along large vehicle route as shown. Minimum width of end islands - 10'.
- Label asphalt and thickness of parking surface per city std. or refer to a detail which illustrates the proposed method of paving and states its equivalency to standard asphalt surfacing.
- Property description on TCL does not match current City Zone Map. Copy of replat or acceptable current plat, stamped and signed by County Clerk's Office, will be needed prior to approval for building permit.
- Show and label property lines and right-of-way lines.
- Need to see that all existing obstacles in City right-of-way, in existing sidewalks, have been picked up.
- All Civil Sheets (Drainage Plan and TCL & details) must be together at front of plan set.

Written Comments: File # L-19/D064
5/08/2000

- New and existing elements noted on the TCL must be shown, labelled, and dimensioned correctly and accurately, this includes site sidewalks, all drive aisles, drivepads, all landscaping, all curbing, any neighboring drivepads, if close to property lines shared with the adjacent lots, etc.
- Linework on Drainage Plan and Landscape Plan must match TCL exactly. Confirm the acceptability of the changes in TCL that are required by this office with Hydrology. _Per DPM,23.6B.11a, drive apron grade max. is 6% for curb return drives. _If minor changes are acceptable to Hydrology, call out on TCL: INSPECTION OF CONSTRUCTION FOR C.O. FOR TRANSPORTATION WILL BE DONE FROM THIS SHEET.
- Show and label new or existing H.C.ramp at street corner, must be A.D.A.
- Entrances need striping and arrows, painted per DPM.



City of Albuquerque
Traffic Engineering Division
P.O. Box 1293 ALBUQUERQUE, NEW MEXICO 87103

April 18, 2000

MEMORANDUM:

TO: ROBERTO ALBERTORIO, ZONING HEARING EXAMINER
FROM: DAVID W. HARMON, P.E. MANAGER, TRAFFIC ENGINEERING OPERATIONS *DWH*
SUBJECT: CHURCH'S CHICKEN ON LOUISIANA AND ZUNI

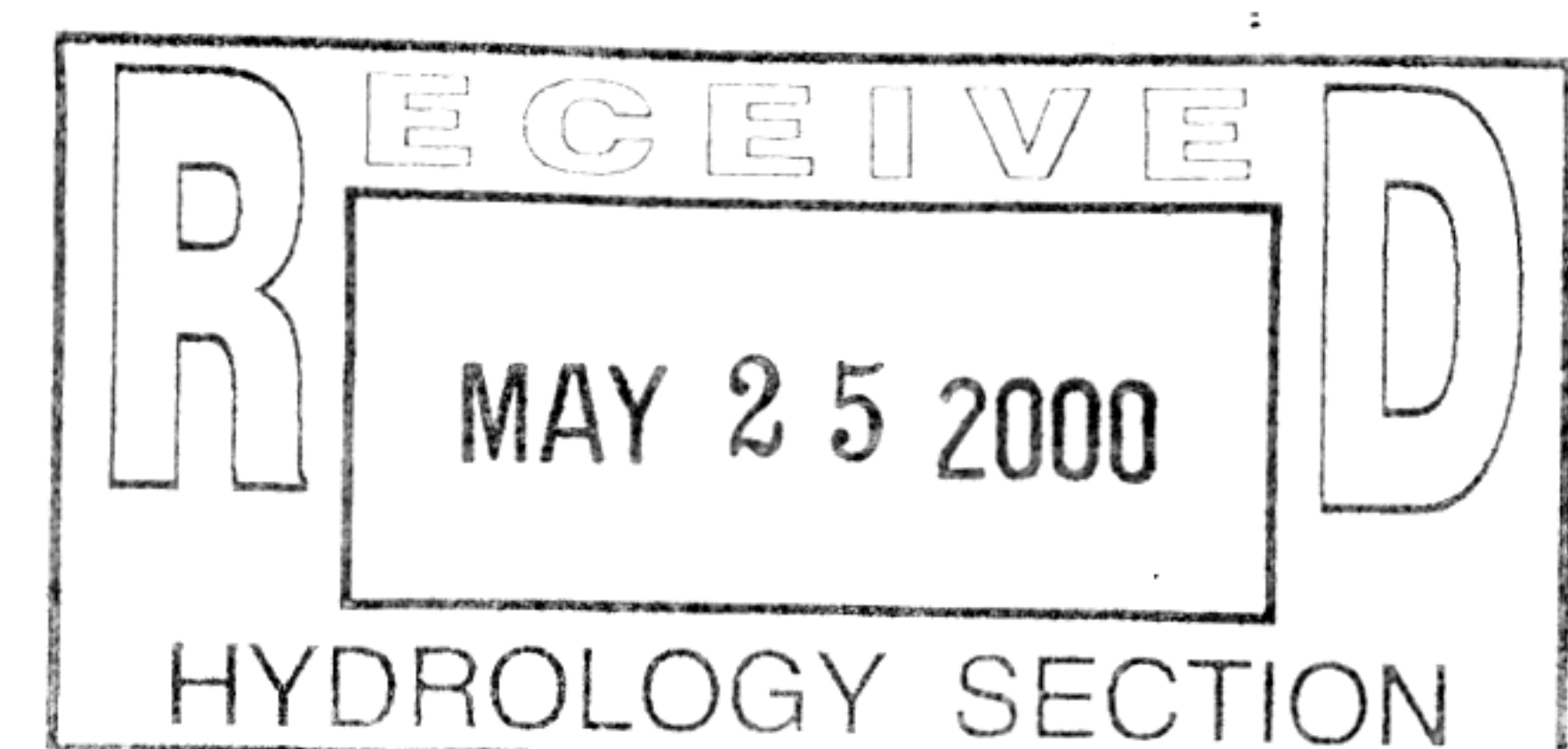
The attached sketch, noted "Newest 4/17/00" of the location of the building approximately 160 feet south of the south curb face on Zuni to the northern edge of the building is acceptable. This arrangement would minimize possibility of vehicles waiting for the drive-up window to extend into the street.

Previous site plans were unacceptable due particularly to the possibility of vehicles extending into the street.

We have spoken with Diane Marquez-Baca of your office and Steve Day to provide them this information also.

Thank you for the opportunity to review this project.

Attachment: 8 1/2 x 11 site map



L-19/D064
