HYDROLOGY L21/D9A ONE PLAN

L21/D9A

1 PLAN

November 6, 1983

Mr. Fred Aquirre
City of Albuq. Hydrology Dept.
123 Central N.W.
Albuquerque, New Mexico

Dear Mr. Aquirre:

Upon completion of project at 11208 Cochiti S.E., the engineering firm of C.T.S. Inc. will certify project to insure compliance of approved drainage plan.

Sincerely,

Al Schwanke

Al Schwanke
12604 Nuez Ct. N.E.
Albuquerque, New Mexico
87111

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DRAINAGE REPORT INFORMATION SHEET

PROJECT TITLE New Warehouse Addition

ZONE ATLAS PAGE NO. L-21-a CITY ADDRESS 11203 Cochiti Road SE

LEGAL ADDRESS Lots 13, 14, 15 & 16 East Central Business Addition

ENGINEERING FIRM C.T.E. CONTACT Andre

ADDRESS PHONE 266-3444

OWNER DL Schwanke CONTACT

ADDRESS PHONE

ARCHITECT/SURVEYOR Fred Anagon CONTACT Fred 265-9612

ADDRESS PHONE

DATE SUBMITTED

BY

RECEIVED
DEC 08 1983
ENGINEERING

MUNICIPAL DEVELOPMENT DEPARTMENT

Richard S. Hellef, P.E., City Engineer — ENGINEERING DIVISION — Telephone (505) 766-7487

INFORMATION SHEET

PROJECT TITLE WAREHOUSE ADDITION ON LOTS 13,14, BLOCK 10 EAST CENTRAL ADDITION TYPE OF SUBMITTAL DRAINAGE/GRADING

ZONE ATLAS PAGE NO. L21 . CITY ADDRESS

LEGAL DESCRIPTION LOTS 13,14, BK 10, EAST CENTRAL ADDITION

ENGINEERING FIRM CTS, INC. CONTACT CHRIS WEISS

ADDRESS 1100 ALVARADO PHONE 266-3444

OWNER AL SCHUANKE CONTACT —

ADDRESS PHONE

ARCHITECT FRED ARAGON CONTACT —

ADDRESS PHONE 265-9612

SURVEYOR ALBU. ~~[illegible]~~ SURVEYING CONTACT

ADDRESS PHONE

CONTRACTOR CONTACT

ADDRESS PHONE

PRE-DESIGN MEETING:

___ YES
X NO
___ COPY OF CONFERENCE RECAP SHEET PROVIDED

PLEASE CHECK TYPE OF APPROVAL EXPECTED WITH THIS SUBMITTAL:

___ SKETCH PLAT APPROVAL
___ PRELIMINARY PLAT APPROVAL
___ SITE DEVELOPMENT PLAN APPROVAL
___ FINAL PLAT APPROVAL
X BUILDING PERMIT APPROVAL
___ CERTIFICATE OF OCCUPANCY APPROVAL
___ ROUGH GRADING PERMIT APPROVAL
___ GRADING/PAVING PERMIT APPROVAL
___ OTHER _____ (SPECIFY)

DATE SUBMITTED: 12-29-83

BY: FRED ARAGON

ENGINEERING
DEC 29 1983
RECEIVED

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

FILE COPY

January 10, 1984

Mr. Chris Weiss
Consultants Terra Sol, Inc.
1100 Alvarado NE, Suite A
Albuquerque, NM 87108

SUBJECT: WAREHOUSE ADDITION ON LOTS 13 & 14, BLOCK 10 EAST CENTRAL BUSINESS ADDITION (L21-D9A)

Dear Mr. Weiss:

Based on your December 29, 1983 submittal, the concerns listed below will have to be addressed before final approval may be granted:

1. Private easement for the proposed drainage scheme across property lines will be required (an alternative to this easment would be to remove the common lot line between the lots by replatting).

2. Approved "Drainage Facilities Within City Right-of-Way document must be included within construction plans before permit approval is granted.

3. I recommend that you look into the possible effects that the gravel pit at the loading ramp may have on the close proximity to the foundation.

4. Please include typical cross section within ponding area, incorporating the 4" outlet pipe and also the overflow section. Include inverts and overflow elevations and also maximum pond limit.

5. Please show direction and location of downspouts.

The owner, Mr. Al Schwenk, has agreed in writting that upon completion of the project, your Engineering Firm will certify project comprised of Lots 13, 14, 15 and 16 to insure compliance of approved drainage plans.

If you have any questions pertaining to the above listed comments, feel free to call me at 766-7644.

Sincerely,

Bernie J. Montoya

Bernie J. Montoya
Hydrologic Engineering Technician, CE

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 31, 1984

Mr. Chris Weiss
Consultants Terra Sol, Inc.
1100 Alvarado NE, Suite A
Albuquerque, New Mexico 87108

SUBJECT: WAREHOUSE ADDITION ON LOTS 13 AND 14, IN BLOCK 10
IN THE EAST CENTRAL BUSINESS ADDITION (L21-D9A)

Dear Mr. Weiss:

Based on the information provided on your January 26, 1984 revised submittal, the above referenced drainage plan is conditionally approved.

Final Certificate of Occupancy will be withheld if revised Private Easement Document has not been submitted and accepted prior to final certification by your office. Certification must include all entry points of flows being routed from one property to the next property as per the private easement. In the future please include stamp with signature and revised date on all revised submittals.

If you have any questions pertaining to the above comments, feel free to call me at 766-7644.

Sincerely,

Bernie J. Montoya

Bernie J. Montoya
Hydrologic Engineering
Technician C.E.

BJM/ca

INFORMATION SHEET

PROJECT TITLE _____ TYPE OF SUBMITTAL Summary plat

ZONE ATLAS PAGE NO. L-21 (± THINK) CITY ADDRESS 11208 COCHITI RD SE

LEGAL DESCRIPTION Lots 13 14 15 & 16 East Central Business addit.

ENGINEERING FIRM C.T.I. CONTACT CHRIS WEISS

ADDRESS _____ PHONE 266-3444

OWNER AL SCHWANKE CONTACT _____

ADDRESS _____ PHONE _____

ARCHITECT Fred Aragon CONTACT Fred A

ADDRESS 265-9612 PHONE _____

SURVEYOR N. BUQ. SURVEYING CONTACT _____

ADDRESS _____ PHONE _____

CONTRACTOR _____ CONTACT _____

ADDRESS _____ PHONE _____

PRE-DESIGN MEETING:

___ YES
___ NO
___ COPY OF CONFERENCE RECAP SHEET PROVIDED

PLEASE CHECK TYPE OF APPROVAL EXPECTED WITH THIS SUBMITTAL:

___ SKETCH PLAT APPROVAL
___ PRELIMINARY PLAT APPROVAL
___ SITE DEVELOPMENT PLAN APPROVAL
___ FINAL PLAT APPROVAL
___ BUILDING PERMIT APPROVAL
___ CERTIFICATE OF OCCUPANCY APPROVAL
___ ROUGH GRADING PERMIT APPROVAL
___ GRADING/PAVING PERMIT APPROVAL
___ OTHER Summary plat (SPECIFY)

DATE SUBMITTED: april 5, 1984

BY: Fred A

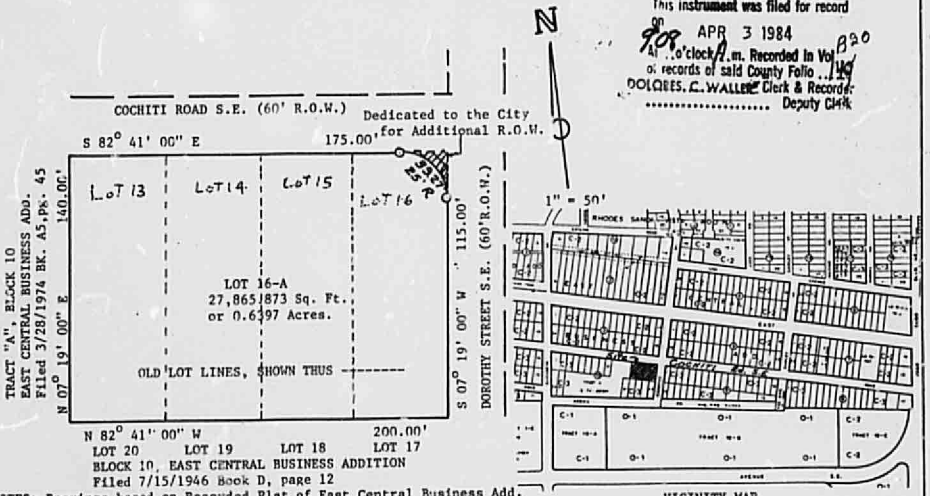
RECEIVED
APR 05 1984
HYDROLOGY SECTION

SP.03-07-0491

84 23863

SUMMARY PLAT
LOTS 13, 14, 15 & 16, BLOCK 10
(NOW BEING LOT 16-A, BLOCK 10)
EAST CENTRAL BUSINESS ADDITION
MARCH, 1984

State of New Mexico } SS
County of Bernalillo
This instrument was filed for record on APR 3 1984
at 9:08 o'clock A.m. Recorded in Vol. 820 of records of said County Folio 149
DOLORES C. WALLER Clerk & Recorder
..... Deputy Clerk



NOTES: Bearings based on Recorded Plat of East Central Business Add. filed 7/15/1946. No corners found or set this Plat.
No Easements shown on Recorded Plat.

The Summary Plat of Lot 16-A, Block 10, being Lots 13, 14, 15 & 16, Block 10, East Central Business Addition and the dedication of the Additional R.O.W. is with the free consent and in accordance with the desires of the undersigned owners.

AL SCHWANKE

MARILYN SCHWANKE

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) ss
The foregoing instrument was acknowledged before me this 19TH day of March, 1984, by Al Schwanke and Marilyn Schwanke (his wife).

My Commission expires 2/29/88

OFFICIAL SEAL
KAREN K. CURTIS
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires 2/29/88

NOTARY PUBLIC

Surveyors Certificate:
I, Wayne E. Johnston, licensed under the laws of the State of New Mexico, do hereby Certify that this plat was prepared by me, shows all easements of record, meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance and is true and correct to the best of my knowledge and belief.

WAYNE E. JOHNSTON, N.M.R.L.S. NO. 6540

APPROVAL as specified by the Albuquerque Subdivision Ordinance.

Eugene Mares 3/28/84
Planning Director, City of Albuquerque, New Mexico

L-21-Z
Zone Atlas

Date

NOTE: Approval of and filing with the County Clerk of Bernalillo County, of this plat does not vacate or in any way affect public or private easements.

O. Val Valdez 3-28-84
PROPERTY MANAGEMENT DIVISION DATE

NA
CITY ENGINEER DATE

NA
PARKS AND RECREATION DATE

3/28/84
CITY SURVEYOR DATE

"
TRAFFIC ENGINEER DATE

NA
A.M.A.F.C.A. DATE

"
WATER RESOURCES DATE

APR 05 1984
HYDROLOGY

PREPARED BY:
THE HAYJOHN SURVEYING CO.
209 EUBANK BLV'D. N.E.
ALBUQUERQUE, NEW MEXICO
PHONE 293-1205

SP-84-138