

September 30, 1998



BOHANNAN HUSTON

Courtyard One

7500 JEFFERSON NE

Albuquerque

NEW MEXICO 87109

voice 505.823 1000

fax 505 821 0892

Mr. Bernie Montoya
City of Albuquerque
Hydrology Division/PWD
P.O. Box 1293
Albuquerque, NM 87103

Re: Engineer's Drainage Certification for Furr's Store #880 – Franklin Plaza
(Drainage File L22-D11)

Dear Mr. Montoya:

Foster, Henry, Zorn & Company is submitting remodeling plans to the Code Review Section, City of Albuquerque, for the referenced site. This remodeling project consists primarily of interior building changes. The exterior changes are minimal. An existing overhang over the main building entrance will be removed and replaced with an enclosed 1,600 square foot building addition. Also, approximately 16,000 square feet of asphalt pavement and the adjacent curb and gutter will be removed and replaced. The proposed new construction is shown within the clouded area on the attached site plan.

The proposed modifications will not significantly alter existing runoff volumes or peak discharge rates. The new addition does not change the amount of impervious area of the site. The area below and adjacent to the existing overhang is entirely impervious under current conditions. Modifications to the parking area will increase the impervious area by 180 square feet, or 0.004 acres, which does not create a measurable difference in runoff volumes or discharge rates.

Site drainage patterns will also not be affected by these modifications. The existing overhang drains directly to the sidewalk below. The proposed building addition drains to the same sidewalk from existing roof drains. The new asphalt pavement will maintain the existing free discharge of runoff to Juan Tabo and to Skyline Road via existing driveways.

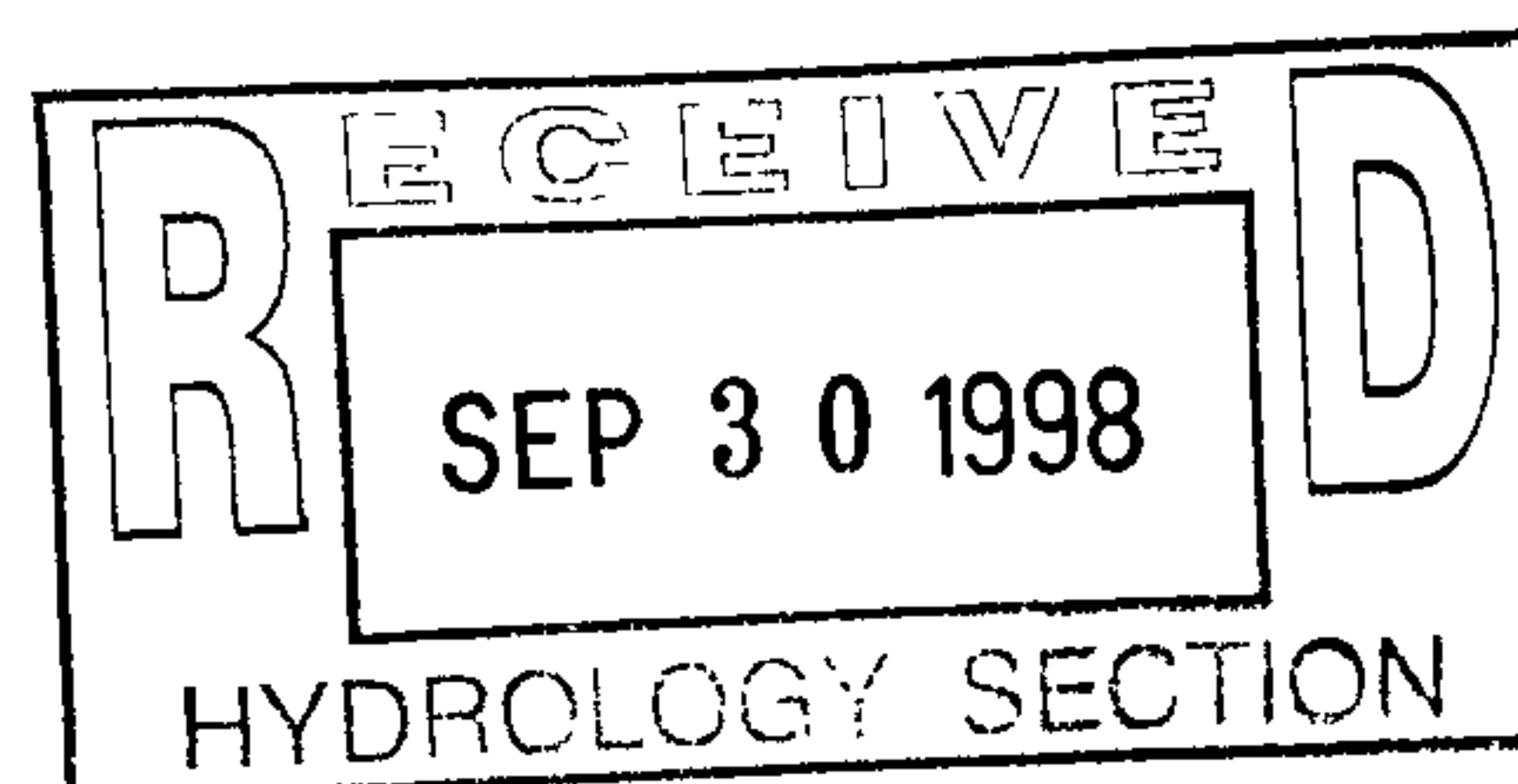
A paving permit for a drainage and grading plan for the Franklin Plaza site submitted in 1996 by Jeff Mortensen & Associates was approved by Lisa Manwill of the City of Albuquerque Hydrology Department (see attached letter). Since the proposed modification does not cause any change to the site drainage or hydrology presented in that previously approved plan, I am requesting the building permit approval of the project plan set (being submitted by Foster, Henry, Zorn & Company under separate cover) with this submittal. If I can provide further information, please contact me.

Sincerely,
Bohannon Huston

Jean Swalley

Jean Swalley, E.I.
Special Projects

JS/gr
Enclosure





City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 14, 1996

Gary Bittner
Jeff Mortensen & Assoc.
6010-B Midway Park Blvd. NE
Albuquerque, NM 87109

**RE: FRANKLIN PLAZA (L22-D11) DRAINAGE AND GRADING PLAN SUBMITTAL
FOR GRADING AND PAVING PERMIT APPROVAL. ENGINEER'S STAMP
DATED FEBRUARY 6, 1996.**

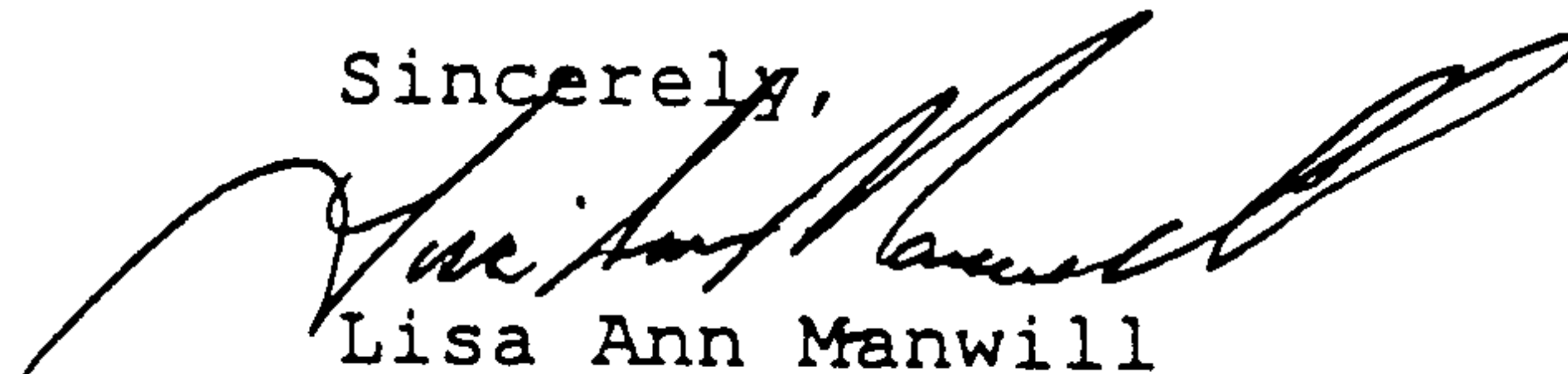
Dear Mr. Bittner:

Based on the information provided on your February 7, 1996 submittal, the above referenced project is approved for Grading, Paving, and SO #19 Permits.

In the future, please check the "OTHER" box when requesting SO #19 Permit.

If I can be of further assistance, please feel free to contact me at 768-3622.

Sincerely,



Lisa Ann Manwill
Engineering Assoc./Hyd.

c: Arlene Portillo
Andrew Garcia
File



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 14, 1996

Gary Bittner
Jeff Mortensen & Assoc.
6010-B Midway Park Blvd. NE
Albuquerque, NM 87109

**RE: FRANKLIN PLAZA (L22-D11) DRAINAGE AND GRADING PLAN SUBMITTAL
FOR GRADING AND PAVING PERMIT APPROVAL. ENGINEER'S STAMP
DATED FEBRUARY 6, 1996.**

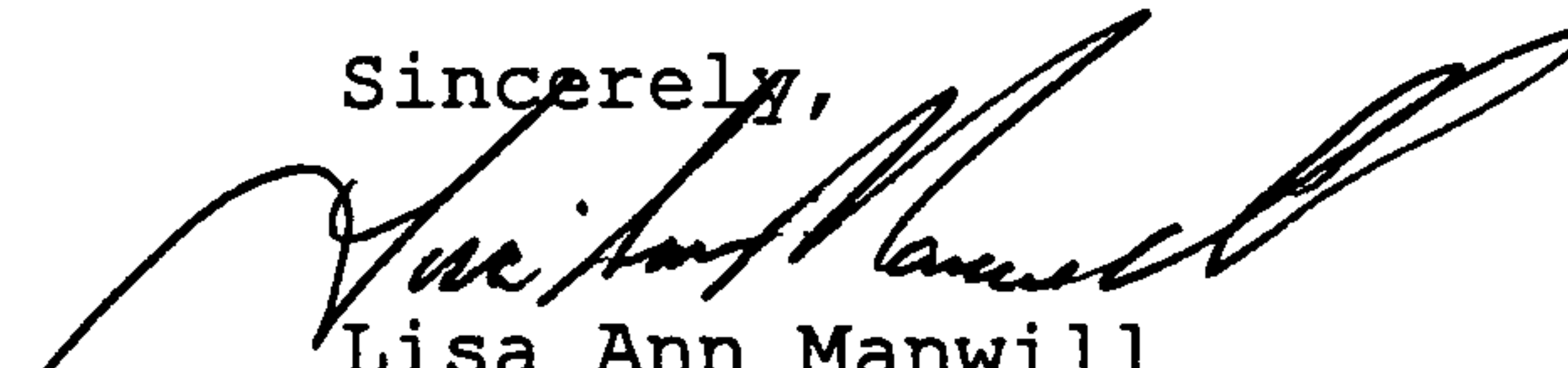
Dear Mr. Bittner:

Based on the information provided on your February 7, 1996
submittal, the above referenced project is approved for Grading,
Paving, and SO #19 Permits.

In the future, please check the "OTHER" box when requesting SO
#19 Permit.

If I can be of further assistance, please feel free to contact me
at 768-3622.

Sincerely,



Lisa Ann Manwill
Engineering Assoc./Hyd.

c: Arlene Portillo
Andrew Garcia
File



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 24, 1996

Gary Bittner
Jeff Mortensen & Assoc.
6010-B Midway Park Blvd. NE
Albuquerque, NM 87109

**RE: FRANKLIN PLAZA (L22-D11) DRAINAGE AND GRADING PLAN SUBMITTAL
FOR GRADING AND PAVEMENT PERMIT APPROVAL. ENGINEER'S STAMP
DATED JANUARY 18, 1996.**

Dear Mr. Bittner:

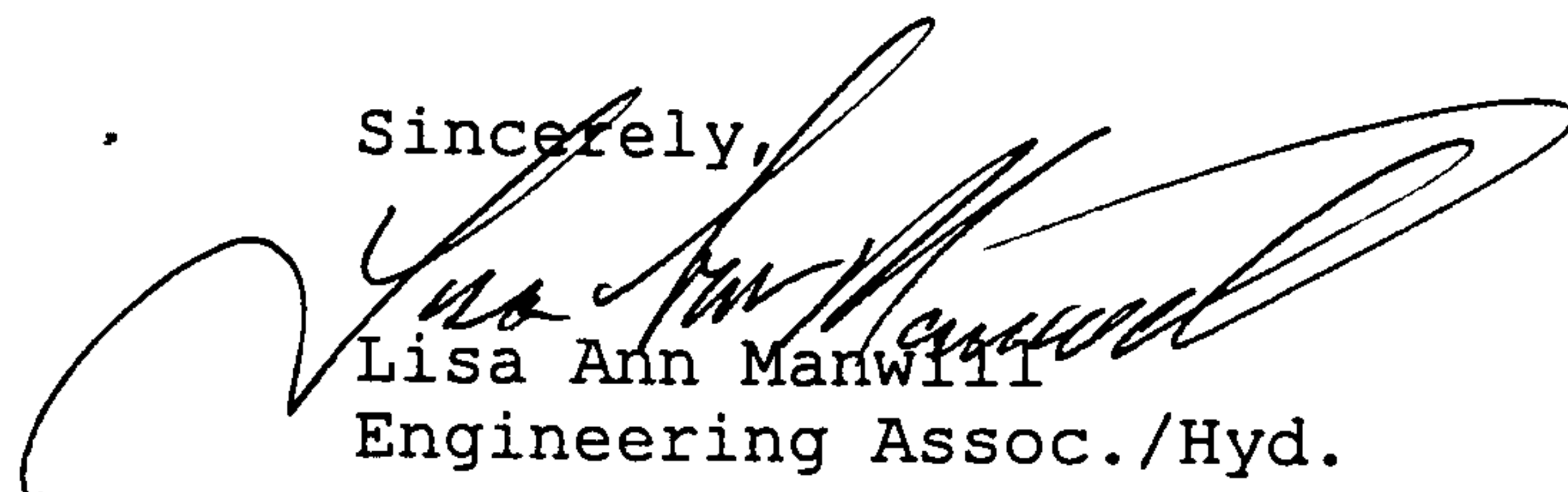
Based on the information provided on your January 17, 1996 submittal, the above referenced project is not approved for Grading and Paving Permit.

The flow from Franklin Plaza is routed over the public sidewalk along Juan Tabo Blvd., just south of Skyline Road. Prior to approval, please show that no storm water from Franklin Plaza will run over any portion of the sidewalk. You may want to consider installing a sidewalk culvert where the drainage swale intercepts the sidewalk.

If you decide to use a sidewalk culvert, SO #19 Permit approval is required. Please be certain to request SO #19 Permit approval and submit two sets of drawings with your submittal.

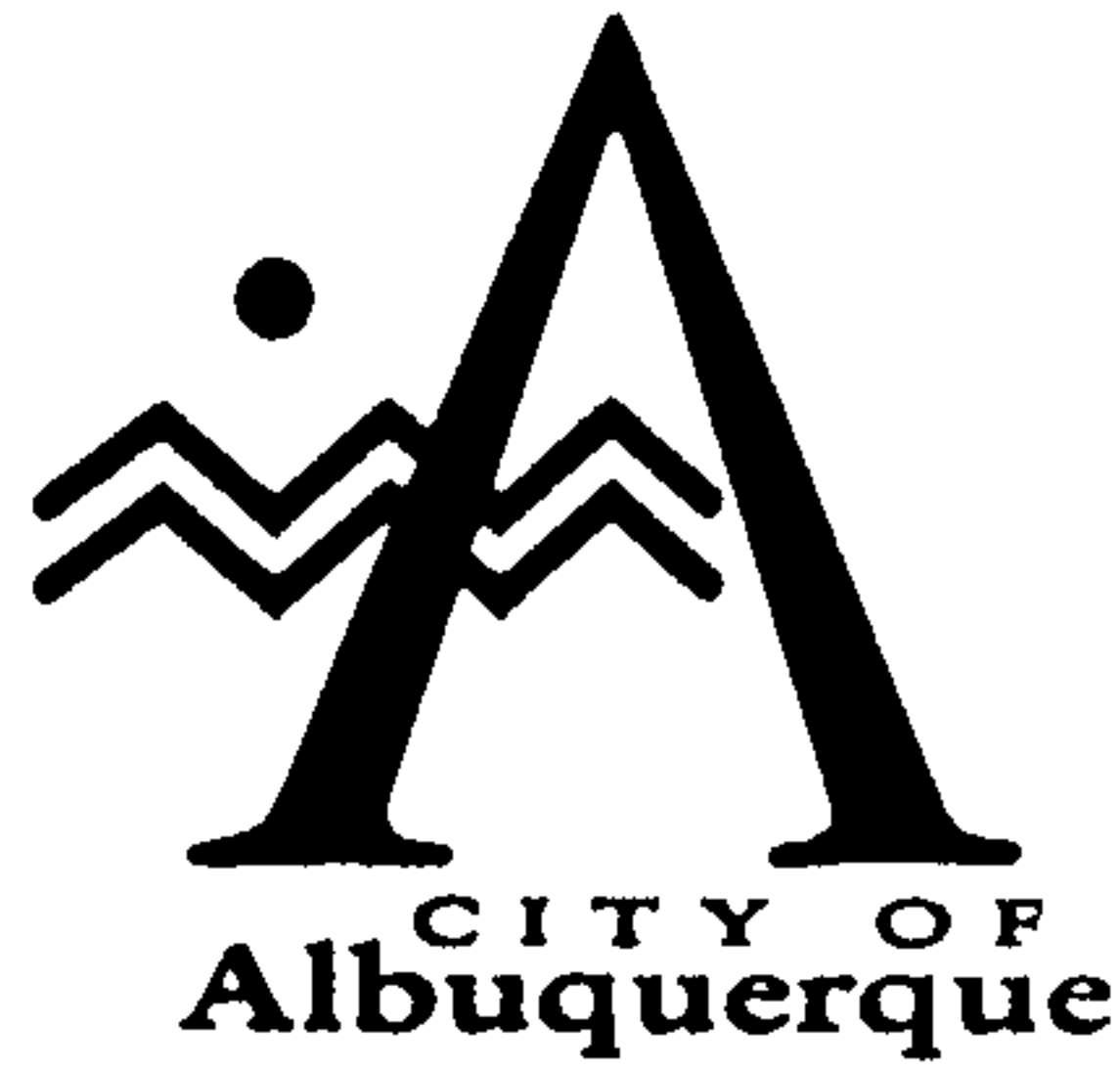
If I can be of further assistance, please feel free to contact me at 768-3622.

Sincerely,



Lisa Ann Manwill
Engineering Assoc./Hyd.

c: Andrew Garcia
File



October 26, 1998

Gordon A. Walhood, Jr., P.E.
Bohannon-Huston Inc
7500 Jefferson NE
Albuquerque, NM 87109

Attn: Jean Swalley, E.I.

**RE: FURR'S STORE NO. 880 ALTERATIONS (L22-D11). DRAINAGE PLAN FOR
BUILDING PERMIT APPROVAL. ENGINEER'S STAMP DATED SEPTEMBER
30, 1998.**

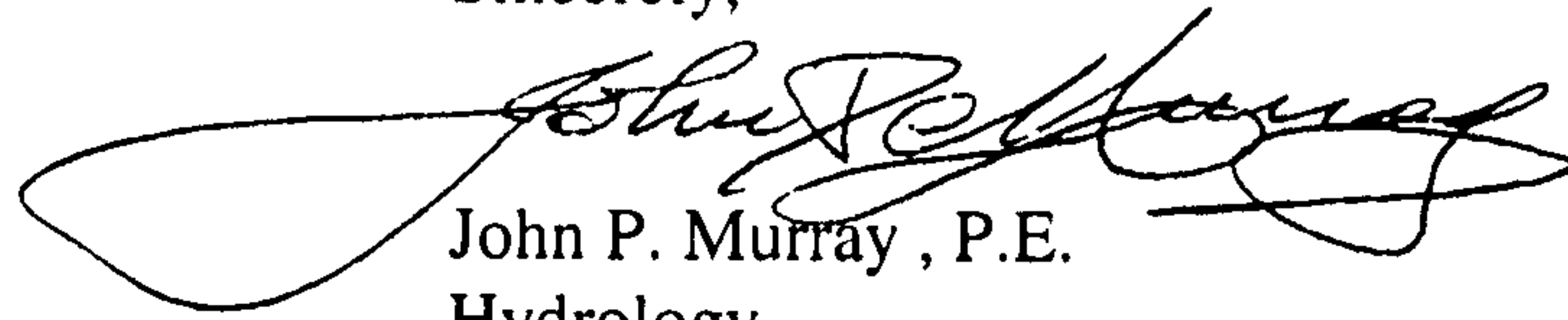
Dear Mr. Walhood:

Based on the information provided on your September 30, 1998 submittal, the above referenced project is approved for Building Permit.

Prior to Certificate of Occupancy approval, an Engineer's Certification per the DPM will be required.

If I can be of further assistance, please feel free to contact me at 924-3984.

Sincerely,


John P. Murray, P.E.
Hydrology

c: ✓ Andrew Garcia
File

Good for You, Albuquerque!



DRAINAGE INFORMATION SHEET

PROJECT TITLE: FURR'S STORE #880 ALTERATIONS ZONE ATLAS/DRNG. FILE # L22 - D11

DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: TRACTS A, B, AND C, EL PUEBLO HOMES ADDITION

CITY ADDRESS: 108 JUAN TABO BLVD. N.E. 87123

ENGINEERING FIRM: BOHANNAN-HUSTON INC.

CONTACT: JEAN SWALLEY

ADDRESS: 7500 JEFFERSON NE, ALB. NM 87109

PHONE: (505) 823-1000

OWNER: FURR'S SUPERMARKETS, INC.

CONTACT: _____

ADDRESS: 1730 MONTANO RD. NW 87107

PHONE: (505) 344-6525

ARCHITECT: FOSTER HENRY ZORN & CO.

CONTACT: CHARLES HENRY

ADDRESS: 414 EXECUTIVE CTR BLVD. EL PASO 79902

PHONE: (915) 577-0020

SURVEYOR: _____

CONTACT: _____

ADDRESS: _____

PHONE: _____

CONTRACTOR: _____

CONTACT: _____

ADDRESS: _____

PHONE: _____

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT
☒ DRAINAGE PLAN
☐ FINAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION
☐ OTHER

PRE-DESIGN MEETING:

☐ YES
☐ NO
☐ COPY PROVIDED

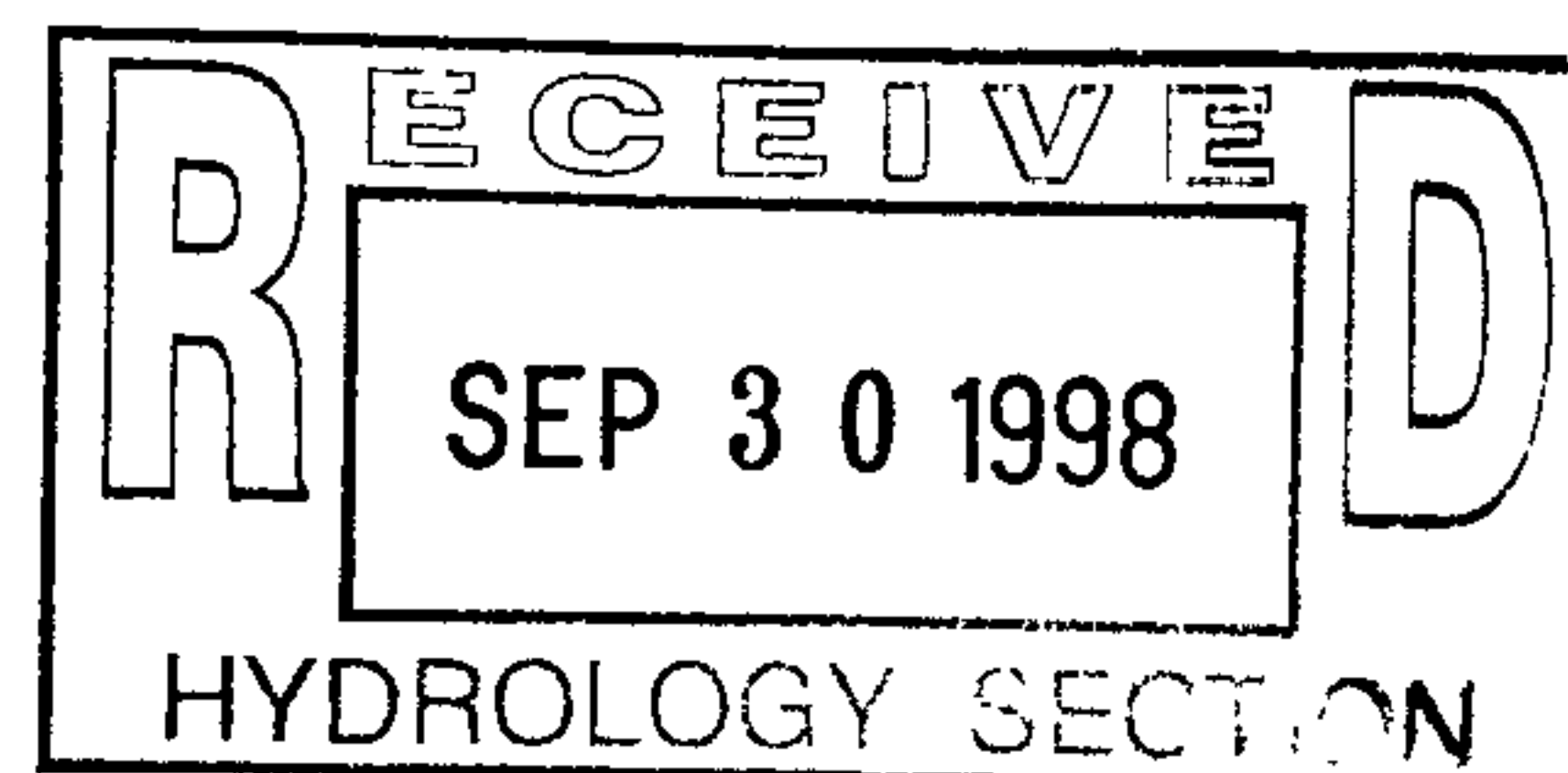
CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB&D. APPROVAL
☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY APPROVAL
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ S.A.D. DRAINAGE REPORT
☐ DRAINAGE REQUIREMENTS
☐ SUBDIVISION CERTIFICATION
☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: 9/30/98

BY: JEAN SWALLEY, E.I.

Revised 09/98





City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

December 30, 1991

W. Reed Edgel
Rodriguez & Associates
12800 San Juan Road, NE
Albuquerque, New Mexico 87123

RE: GRADING/PAVING PLAN FOR ADDITIONAL PARKING TO
FRANKLIN PLAZA (BINGO PARLOR) L-22/D11 ENGINEER'S
STAMP DATED DECEMBER 20, 1991

Dear Mr. Edgel:

Based on the information provided on your submittal of December 24, 1991, the above referenced plan is approved for Grading/Paving.

Please be advised that once construction is completed, your client will need to request an inspection. When calling for the inspection, please provide the file number shown above.

If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

Bernie J. Montoya
Bernie J. Montoya, C.E.
Engineering Assistant

xc: Alan Martinez

BJM/bsj

PUBLIC WORKS DEPARTMENT

Walter H. Nickerson, Jr., P.E.
Assistant Director Public Works

ENGINEERING GROUP

Telephone (505) 768-2500

AN EQUAL OPPORTUNITY EMPLOYER

DRAINAGE INFORMATION SHEET

PROJECT TITLE: FRANKLIN PLAZA
BINGO PARLOR ZONE ATLAS/DRNG. FILE #: L-22-4 D11

LEGAL DESCRIPTION: PLD "F", FRANKLIN PLAZA

CITY ADDRESS: FRANKLIN PLAZA, CENTRAL & JUAN TABO N.E. CITY 87123

ENGINEERING FIRM: W. REED EDGEL, P.E. CONTACT: MR. EDGEL

ADDRESS: 601 VASSAR N.E. 87106 PHONE: 255-2675

OWNER: S/O FRED ARAGON & ASSOC. CONTACT: MR. ARAGON

ADDRESS: 1428 LAFAYETTE N.E. PHONE: 265-9612

ARCHITECT: FRED J. ARAGON & ASSOC. CONTACT: MR. ARAGON

ADDRESS: 1428 LAFAYETTE, N.E. PHONE: 265-9612

SURVEYOR: TORRES SURVEYING Co. CONTACT: JIM TORRES

ADDRESS: 1570 BRIDGE S.W. 87105 PHONE: 243-4854

CONTRACTOR: ? CONTACT: _____

ADDRESS: _____ PHONE: _____

PRE-DESIGN MEETING:

☒ YES

☐ NO

☐ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. _____

EPC NO. _____

PROJ. NO. _____

TYPE OF SUBMITTAL:

☒ DRAINAGE REPORT

☒ DRAINAGE PLAN

☐ CONCEPTUAL GRADING & DRAINAGE PLAN

☐ GRADING PLAN

☐ EROSION CONTROL PLAN

☐ ENGINEER'S CERTIFICATION

CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL

☐ PRELIMINARY PLAT APPROVAL

☐ SITE DEVELOPMENT PLAN APPROVAL

☐ FINAL PLAT APPROVAL

☒ BUILDING PERMIT APPROVAL

☐ FOUNDATION PERMIT APPROVAL

☐ CERTIFICATE OF OCCUPANCY APPROVAL

☐ ROUGH GRADING PERMIT APPROVAL

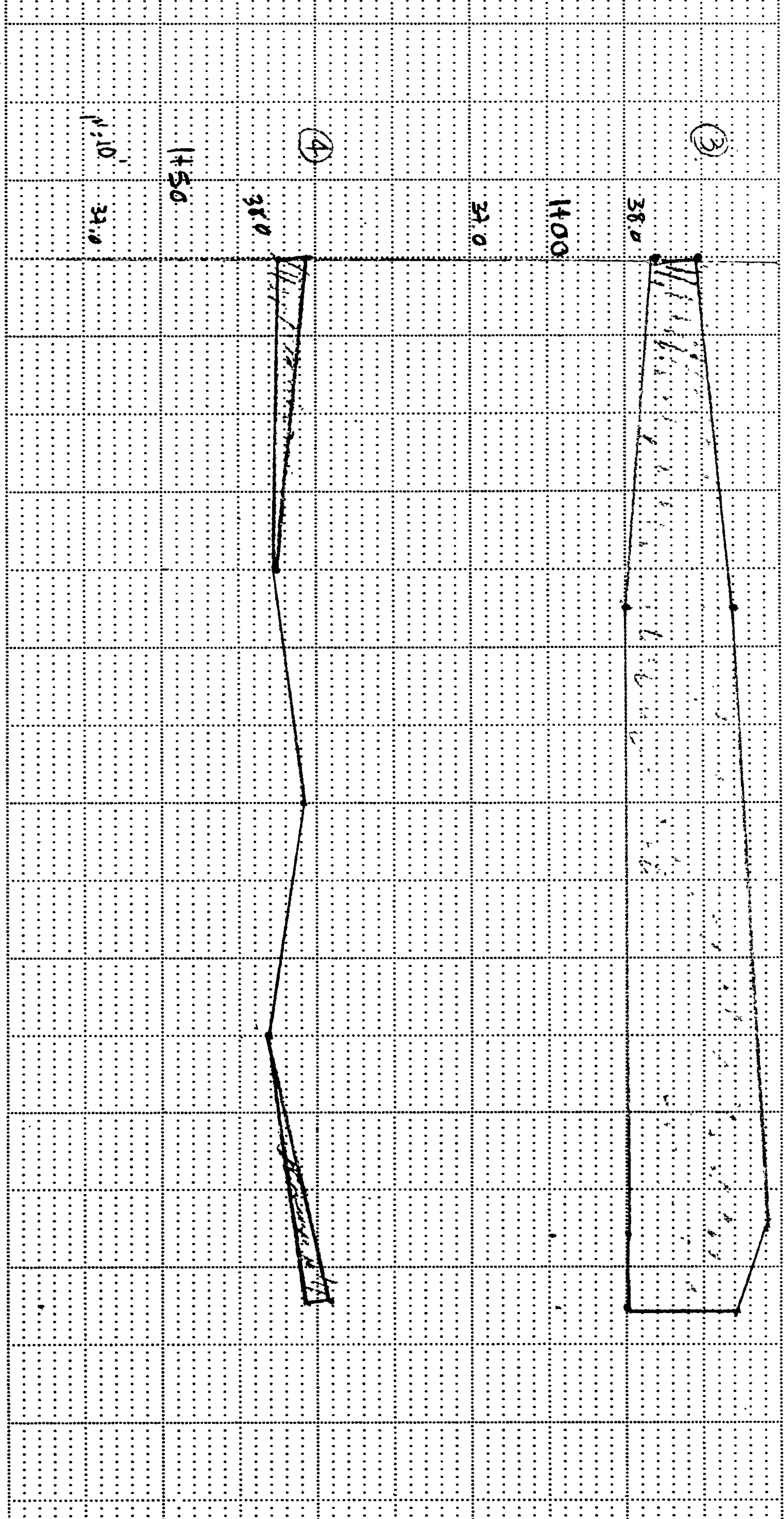
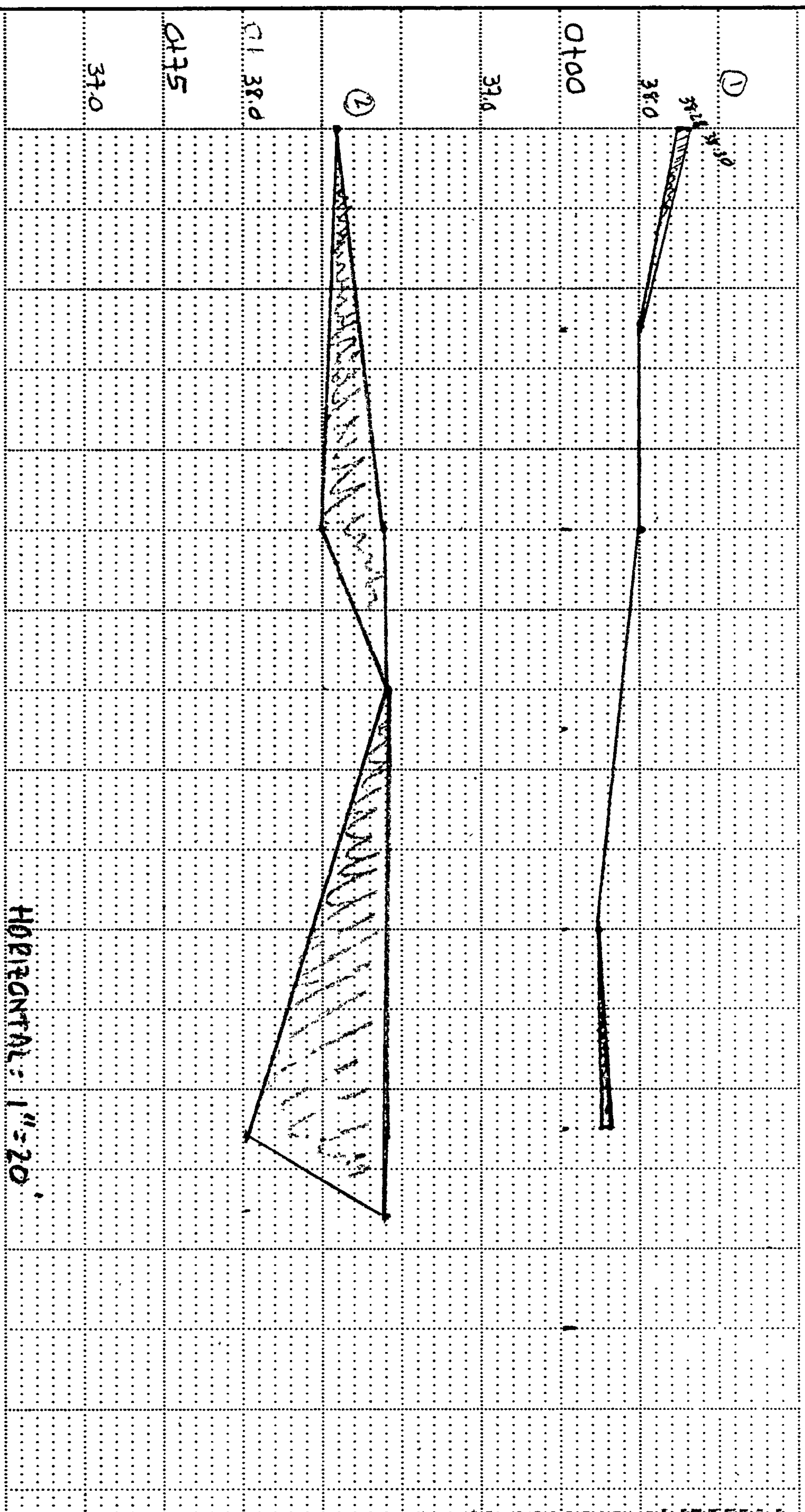
☐ GRADING/PAVING PERMIT APPROVAL

☐ OTHER _____ (SPECIFY)

DEC 24

DATE SUBMITTED: DECEMBER 20, 1991

BY: W. REED EDGEL, P.E.



Sq. in	Sq. Ft.	Ave. Sq. Ft.	Length Between Sections	Ft. ³	÷ 27 = Cu. yd
① Station 0+00 .11	2.2				
		23.5	75'	1,762.5	65.27
② Station 0+75 2.24	44.8				
		68.9	25'	1,722.5	63.79
③ Station 1+00 4.65	93.0				
		53.0	50'	2,650	98.15
④ Station 1+50 .65	13.0				Σ = 227.21 Cu. yds