

March 2, 2017

Shahab Biazar  
City Engineer  
City of Albuquerque  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM 87102

*Yes - Verbal  
3-3-17*

Re: ICON Samson 10 – 1 Screen Addition 13120 Central Ave, SE Albuquerque, NM  
87123 (COA Drainage # L22/D013A) Temporary Certificate of Occupancy Request

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Dear Mr. Biazar:

This letter is in support of obtaining hydrology approval for a temporary Certificate of Occupancy associated with the subject property.

A site visit was performed on 3/2/2017 to visually inspect the completed work associated with the approved grading and drainage plan dated May 20, 2016 by Brian Warren in our office. It was determined that the site drains to the existing pond as intended and will not adversely affect the new and existing structures on site. With this letter we are requesting approval of a Temporary Certificate of Occupancy from the hydrology department.

Prior to permanent Certificate of Occupancy, there are a number of items that need to be addressed that include the following:

1. An asbuilt survey by a professional surveyor needs to be completed to verify that constructed grades adhere to the approved grading and drainage plan.
2. A drainage certificate per the DPM checklist is required and shall be submitted.
3. As noted within the COA approval letter dated 6-16-2016, erosion protection at the bottom of the pond where rundowns are located needs to be completed.
4. The curb along the drive aisle and rundowns at the low spots needs to be constructed.
5. The water harvesting area within the pond needs to be constructed and asbuilt built grades provided to ensure it meets the design intent.
6. The roof drains for the new building were piped into the pond via two new PVC pipes, in lieu of surface flow and the pipes need to daylight in a concrete rundown down into the pond.
7. The gutter from the roof drain needs to be connected directly to the new storm drain pipe near the building.
8. The new storm drain manhole located on the 36" SD at the south end of the site needs to be uncovered and a new rim and collar needs to be installed per the NMAPWA Standard drawing 2101.
9. The HDPE end section of the 36" pipe needs to be cleaned of all debris and sediment to allow free discharge into the pond.
10. Fine grading in the pond needs to be completed around the outlet structure to ensure positive drainage to the new water harvesting area.

Engineering ▲

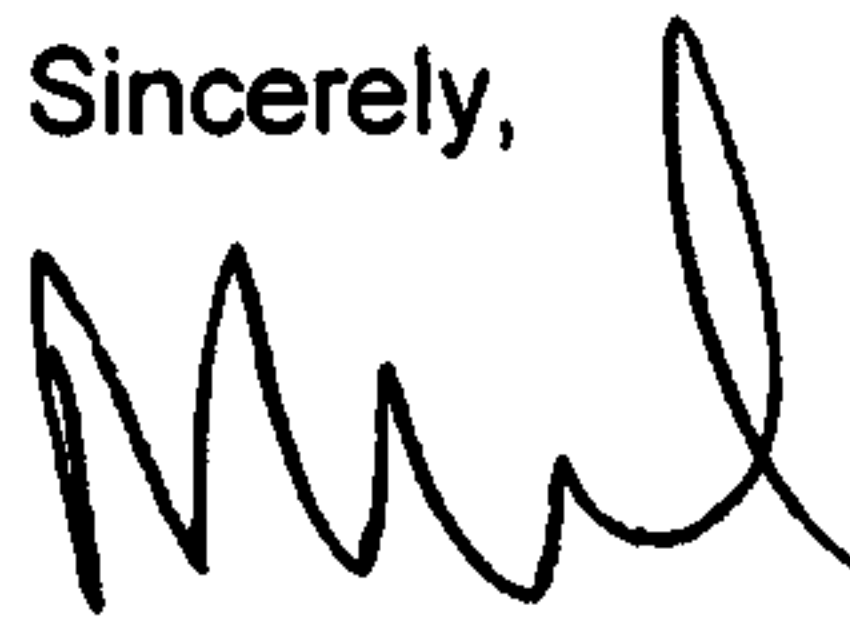
Spatial Data ▲

Advanced Technologies ▲

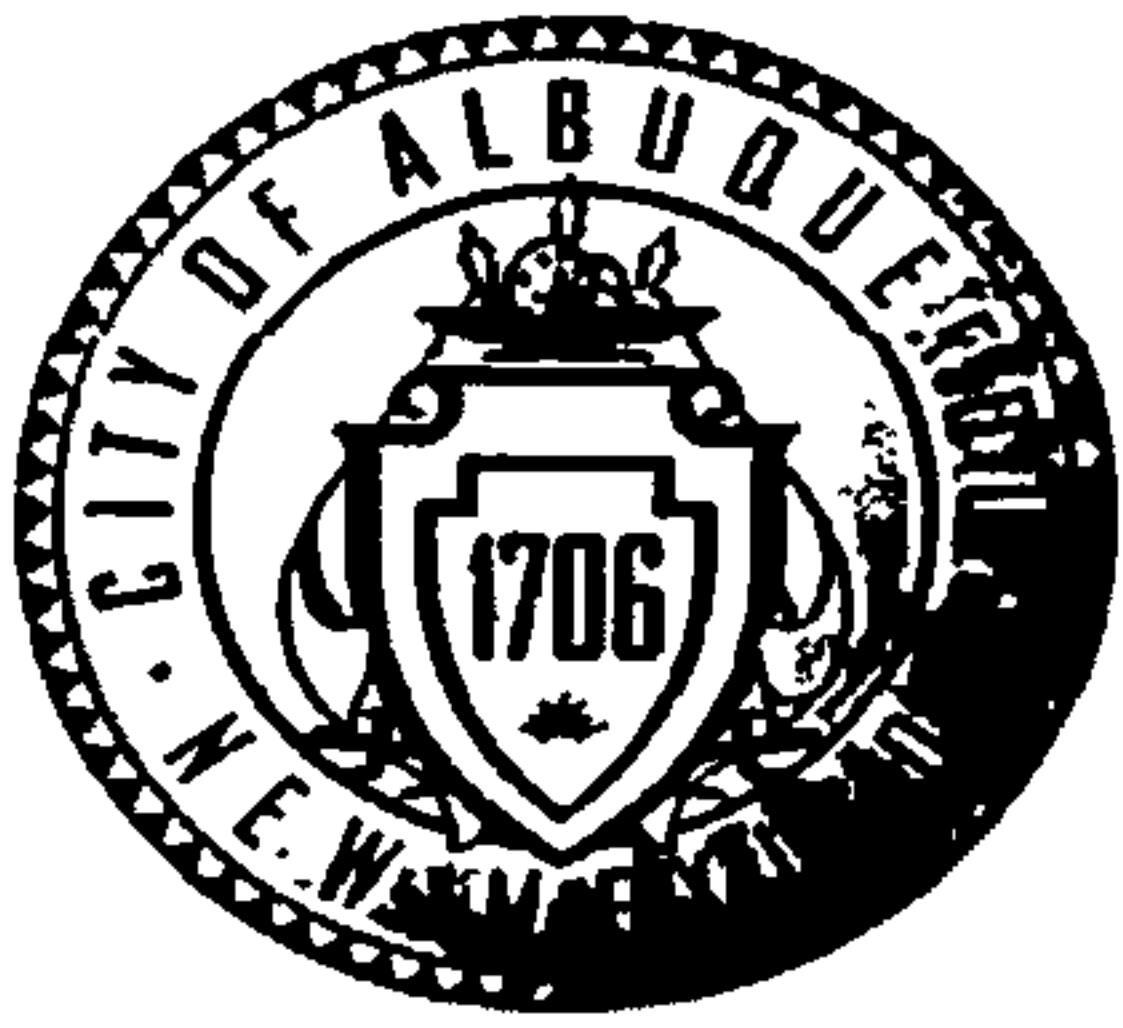
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Once these items have been addressed, a new site visit will be completed and an updated drainage certification will be formally submitted for Permanent Certificate of Occupancy. If you have any questions concerning these conditions or this request for approval. Please don't hesitate to let me know.

Sincerely,



Michael J. Balaskovits, P.E.  
Vice President  
Community Development & Planning



# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: ICON SAMSON 10 - 1 SCREEN ADDITION Building Permit #: \_\_\_\_\_ City Drainage #: L22/D033A

DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ Work Order#: \_\_\_\_\_

Legal Description: \_\_\_\_\_

City Address: 13120 CENTRAL AVENUE SE, ALBUQUERQUE, NM 87123

Engineering Firm: BOHANNAN HUSTON INC Contact: BRIAN WARREN

Address: 7500 JEFFERSON ST NE

Phone#: 505-823-1000 Fax#: 505-823-1234 E-mail: BWARREN@BHINC.COM

Owner: ICON CINEMAS Contact: SAM SNELL

Address: \_\_\_\_\_

Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: SAMSNELL@SUDDENLINK.NET

Architect: TK ARCHITECTS INTERNATIONAL Contact: IAN WILSON

Address: 106 WEST 11TH STREET, SUITE 1900, KANSAS CITY, MI 64105

Phone#: 816-842-7552 Fax#: 816-842-1302 E-mail: IWILSON@TKARCH.COM

Other Contact: \_\_\_\_\_ Contact: \_\_\_\_\_

Address: \_\_\_\_\_

Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

Check all that Apply:

### DEPARTMENT:

- ☒ HYDROLOGY/ DRAINAGE  
☐ TRAFFIC/ TRANSPORTATION  
☐ MS4/ EROSION & SEDIMENT CONTROL

### CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☒ BUILDING PERMIT APPROVAL  
☐ CERTIFICATE OF OCCUPANCY

### TYPE OF SUBMITTAL:

- ☐ ENGINEER/ ARCHITECT CERTIFICATION  
☐ CONCEPTUAL G & D PLAN  
☒ GRADING PLAN  
☐ DRAINAGE MASTER PLAN  
☐ DRAINAGE REPORT  
☐ CLOMR/LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ TRAFFIC IMPACT STUDY (TIS)  
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)

- ☐ PRELIMINARY PLAT APPROVAL  
☐ SITE PLAN FOR SUB'D APPROVAL  
☐ SITE PLAN FOR BLDG. PERMIT APPROVAL  
☐ FINAL PLAT APPROVAL  
☐ SIA/ RELEASE OF FINANCIAL GUARANTEE  
☐ FOUNDATION PERMIT APPROVAL  
☐ GRADING PERMIT APPROVAL  
☐ SO-19 APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ GRADING/ PAD CERTIFICATION  
☐ WORK ORDER APPROVAL  
☐ CLOMR/LOMR

☐ OTHER (SPECIFY) \_\_\_\_\_

☐ PRE-DESIGN MEETING  
☐ OTHER (SPECIFY) \_\_\_\_\_

IS THIS A RESUBMITTAL?: ☐ Yes ☒ No

DATE SUBMITTED: 5/20/2016 By: BRIAN WARREN

COA STAFF: \_\_\_\_\_ ELECTRONIC SUBMITTAL RECEIVED: \_\_\_\_\_

## Brian Warren

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**From:** Brian Warren  
**Sent:** Friday, May 20, 2016 2:53 PM  
**To:** PLNDRS@cabq.gov  
**Subject:** Hydrology Submittal for Building Permit  
**Attachments:** Hydrology-DrainageInfoSheet.pdf; C1.00.pdf

Please find attached for building permit approval the grading and drainage plan.

Should you have any questions please let me know.

Thanks,  
Brian Warren, P.E.  
Community Development & Planning

## Bohannon & Huston

Courtyard I  
7500 Jefferson St. NE  
Albuquerque, NM 87109-4335  
[www.bhinc.com](http://www.bhinc.com)  
voice: 505.823.1000 facsimile: 505.798.7988 toll free: 800.877.5332

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# CITY OF ALBUQUERQUE

*Planning Department*  
Suzanne Lubar, Director



*Mayor Richard J. Berry*

June 16, 2016

Brian Warren, P.E.  
Bohannon-Huston Inc.  
7500 Jefferson St. NE Court Yard 1  
Albuquerque, New Mexico 87109

**RE: Icon Samson 10 – 1 Screen Addition  
13120 Central SE  
Grading and Drainage Plan  
Engineers Stamp Date 5/20/13 (L22D033A)**

Dear Mr. Warren,

Based upon the information provided in your submittal received 5/20/16, this plan is approved for building Permit.

PO Box 1293

Please inform the Owner/Contractor to attach a copy of this approved plan dated 5/20/16 to the construction sets in the permitting process prior to sign-off by Hydrology, which will avoid any further delays.

Albuquerque

Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required. Also, before CO is accepted provide erosion protection at the bottom of the pond where rundowns are located.

New Mexico 87103

If you have any questions, please contact me at 924-3695 or Rudy Rael at 924-3977.

[www.cabq.gov](http://www.cabq.gov)

Sincerely,

Abiel Carrillo, P.E.  
Principal Engineer, Hydrology  
Planning Department

RR/AC  
C: File