



# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

April 15, 1999

James D. Hughes, P.E.  
Mark Goodwin & Associates  
P.O. Box 90606  
Albuquerque, NM 87199

***RE: BROADWAY INDUSTRIAL CENTER, UNIT 2, REPLAT OF LOT 1 (M14-D4),  
DRAINAGE AND GRADING PLAN FOR PRELIMINARY PLAT, FINAL PLAT,  
AND GRADING PERMIT APPROVALS. ENGINEER'S STAMP DATED MARCH 9,  
1999.***

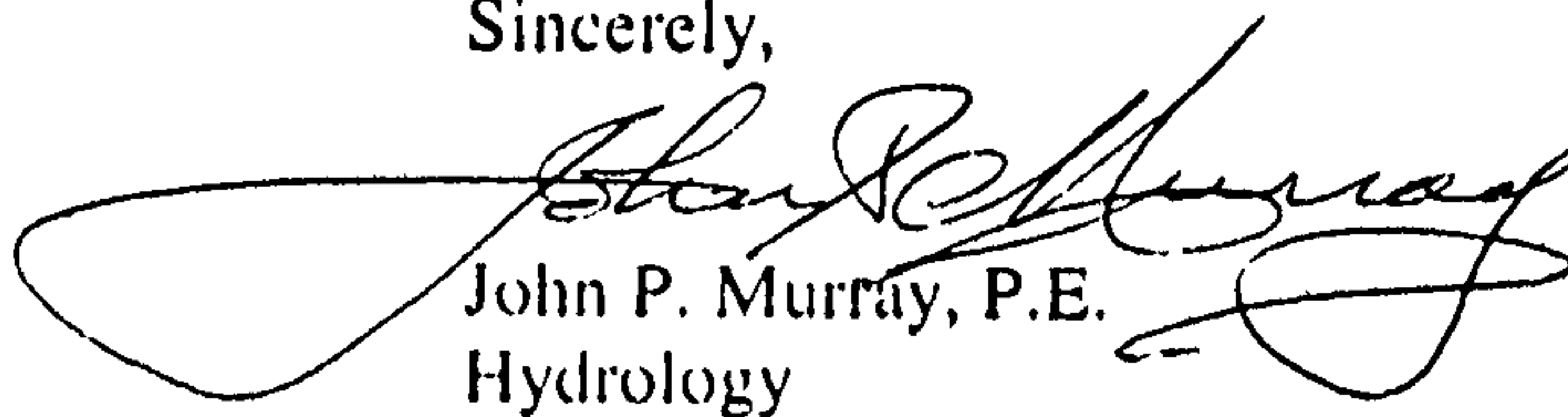
Dear Mr. Hughes:

Based on the information provided on your March 9, 1999 submittal, the above referenced project is approved for Preliminary and Final Plats and for Grading Permit. The Revision to the G&D Master Plan was approved for Plats and Grading by City Hydrology's letter dated 2/18/99.

Note that the future 72" SD is incorrectly labeled SAS. Also, in that area, a 72" SAS and the future 72" SD are shown to cross one another. Can these two large gravity lines clear one another ( Pipe alone amounts to fourteen (14) feet.) ?

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



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

# LETTER OF TRANSMITTAL

TO

COA

DATE	3-9-99	JOB NO.	
ATTENTION	John Murphy		
RE:	Broadway Industrial Center		
	Unit 2 Replat of Lot 1		

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
			Drainage Information Sheet
			Plat
			Grading & Drainage Plan

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 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 Note: There is no infrastructure on this one so  
it will go as a preliminary/final plat with a 1 week turnaround.

COPY TO Ted Waterman

SIGNED: Doug Doyle

## DRAINAGE INFORMATION SHEET

PROJECT TITLE: Broadway Industrial Center Unit 2 Lots 1A-1E ZONE/ATLAS/DRNG, FILE#: M-14 1D4  
DRB#: \_\_\_\_\_ EPC# \_\_\_\_\_ WORK ORDER#: 1  
LEGAL DESCRIPTION: Lot 1, Unit 2 Broadway Industrial Center  
CITY ADDRESS: 2700 Broadway Blvd. SE.

ENGINEERING FIRM:	<u>Mark Goodwin &amp; Associates, PA</u>	CONTACT:	<u>James D. Hughes, P.E.</u>
ADDRESS:	<u>P.O. Box 90606 Albuquerque, NM 87199</u>	PHONE:	<u>(505) 828-2200</u>
OWNER:	<u>Broadway Development Corporation</u>	CONTACT:	<u>Ted Waterman</u>
ADDRESS:	<u>P.O. Box 10005 Albuquerque, NM 87184</u>	PHONE:	<u>(505) 266-6693</u>
ARCHITECT:	<u>N/A</u>	CONTACT:	_____
ADDRESS:	_____	PHONE:	_____
SURVEYOR:	<u>Aldrich Land Surveying, Inc.</u>	CONTACT:	<u>Tim Aldrich</u>
ADDRESS:	<u>P.O. Box 30701 Albuquerque, NM 87107</u>	PHONE:	<u>(505) 884-1990</u>
CONTACTOR:	_____	CONTACT:	_____
ADDRESS:	_____	PHONE:	_____

### TYPE OF SUBMITTAL:

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

### PRE-DESIGN MEETING:

☐ YES  
☒ NO  
☐ COPY PROVIDED

### CHECK TYPE OF APPROVAL SOUGHT:

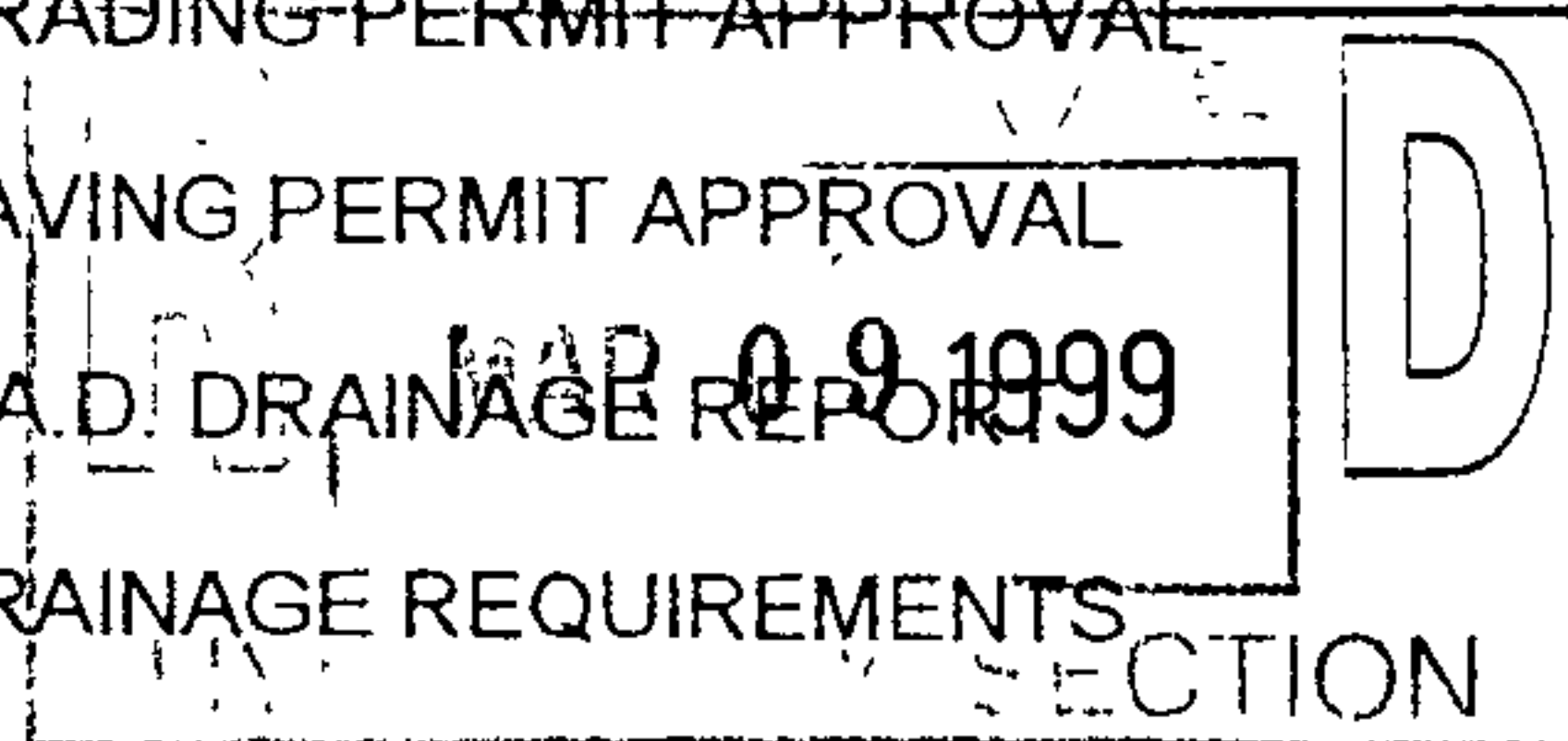
☐ SKETCH PLAT APPROVAL  
☒ PRELIMINARY PLAT APPROVAL  
☐ S. DEV. PLAN FOR SUB'D APPROVAL  
☐ S. DEV. PLAN FOR BLDG PERMIT APPROVAL  
☐ SECTOR PLAN APPROVAL  
☒ FINAL PLAT APPROVAL  
☐ FOUNDATION PERMIT APPROVAL  
☐ BUILDING PERMIT APPROVAL  
☐ CERTIFICATION OF OCCUPANCY APPROVAL  
☒ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ S.A.D. DRAINAGE REPORT  
☐ DRAINAGE REQUIREMENTS  
☐ OTHER

DATE SUBMITTED

3-9-99

BY:

James D. Hughes  
James D. Hughes, P.E.





# ***City of Albuquerque***

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

October 28, 1999

James D. Hughes, PE  
Mark Goodwin & Assoc, PA  
P.O. Box 90606  
Albuquerque, NM 87199

**RE: GRADING & DRAINAGE PLAN FOR LOT 2, UNIT 2 BROADWAY IND CNTR  
RECEIVED SEP 14, 1999 FOR FINAL PLAT & ROUGH GRADING  
ENGINEER'S STAMP DATED 9-14-99 (M-14/D4)**

Dear Mr. Hughes:

Based on the information included in the submittal referenced above, City Hydrology accepts the Grading & Drainage Plan for Final Plat & Rough Grading with the following conditions:

1. Appropriate easements must be dedicated on Lot 2B to allow Lots 2C & 2D to drain through Lot 2B into the pond in Lot 2A.
2. Indicate the location of the emergency overflow for the pond in Lot 2A. Qallowable is 37.90 cfs instead of 21.69.
3. Construction of the 72" storm drain in Broadway does not automatically guaranty the Allowable Discharge rates. Additional improvements identified in the "*South Broadway Sector Drainage Management Plan*" may need to be constructed before the Allowable Discharge rates can be justified.

If I can be of further assistance, You may contact me at 768-2727.

Sincerely,

John P. Curtin, P.E.  
Project Manager, PWD/Hyd

c: Inspector  
Fred Aguirre, DRB 99-300



# DRAINAGE INFORMATION SHEET

PROJECT TITLE:

Lots 2A-2D, Unit 2, Broadway Ind. Ctr.

ZONE ATLAS#:

M-14/D004

DRB#:

99-300

EPC#

WORK ORDER#:

LEGAL DESCRIPTION:

Lot 2 Unit 2 Broadway Industrial Center

CITY ADDRESS:

2800 Karsten Ct SE Albuquerque NM

ENGINEERING FIRM:

Mark Goodwin & Associates, PA

CONTACT:

Doug Hughes

ADDRESS:

P.O. Box 90606, Albuquerque, NM 87199

PHONE:

828-2200

OWNER:

Broadway Development LLC

CONTACT:

Ted Walczman

ADDRESS:

PHONE:

248-1688

ARCHITECT:

CONTACT:

ADDRESS:

PHONE:

SURVEYOR:

CONTACT:

ADDRESS:

PHONE:

CONTACTOR:

Franklin's

CONTACT:

Jeff Trainer

ADDRESS:

PHONE:

## TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT

☒ DRAINAGE PLAN

☐ CONCEPTUAL GRADING & DRAINAGE PLAN

☒ GRADING PLAN

☒ EROSION CONTROL

☐ ENGINEER'S CERTIFICATION

☐ OTHER

☐ EASEMENT VACATION

## 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

☐ CERTIFICATION OF OCCUPANCY APPROVAL

☒ GRADING PERMIT APPROVAL

☐ PAVING PERMIT APPROVAL

☐ S.A.D. DRAINAGE REPORT

☐ DRAINAGE REQUIREMENTS

☐ OTHER

☐ RELEASE OF FINANCIAL GUARANTY

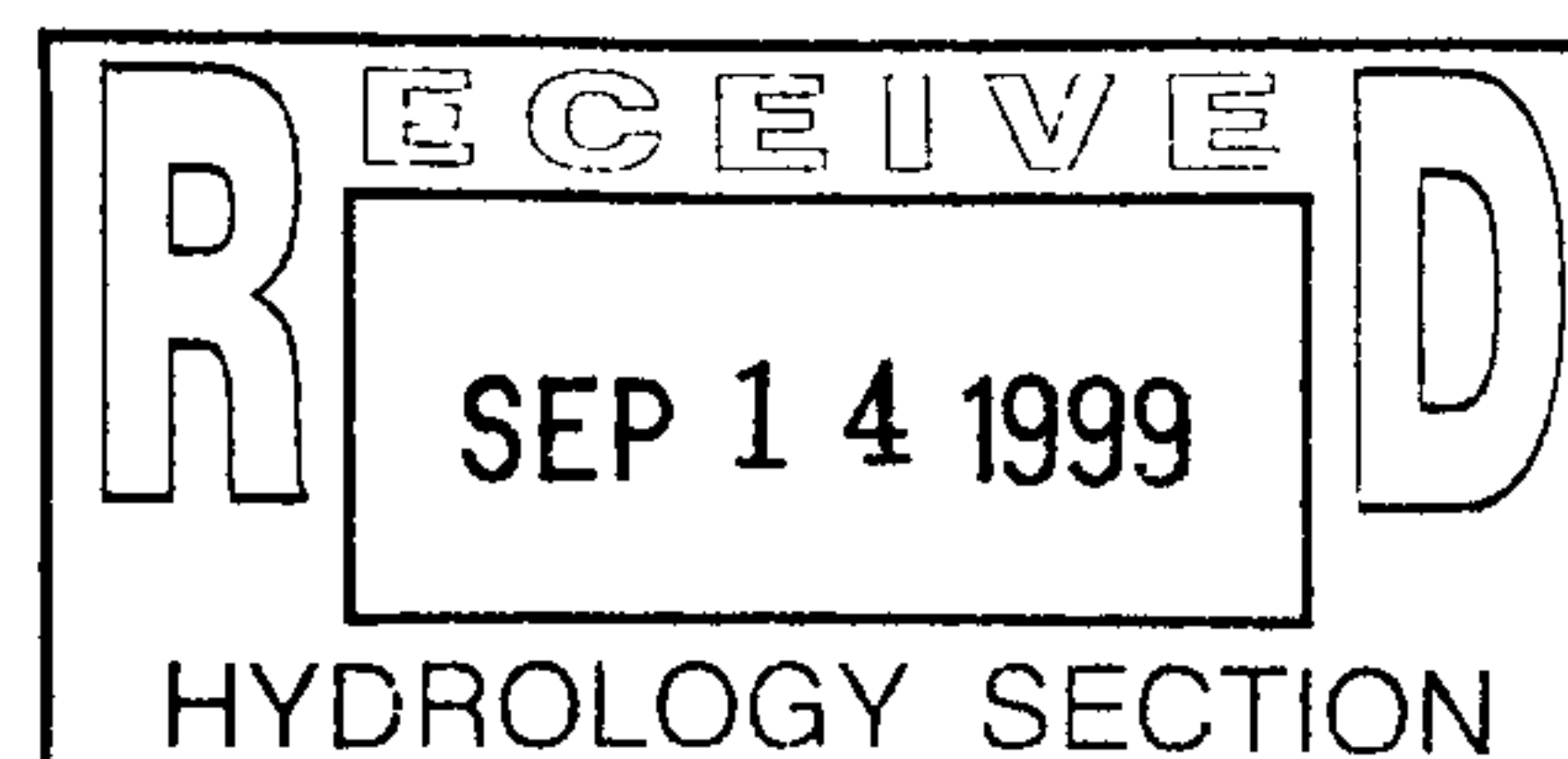
☐ TRAFFIC CIRCULATION LAYOUT

DATE SUBMITTED:

9-14-99

BY:

Doug Hughes



# 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

TO

*City Hydrology*

DATE	<i>9-14-99</i>	JOB NO.	
ATTENTION	<i>John Hurry</i>		
RE:	<i>Broadway Industrial Center</i>		
	<i>Lot 2 Unit 2</i>		

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
	<i>9-14-99</i>		<i>Grading Plan (1 copy)</i>

THESE ARE TRANSMITTED as checked below:

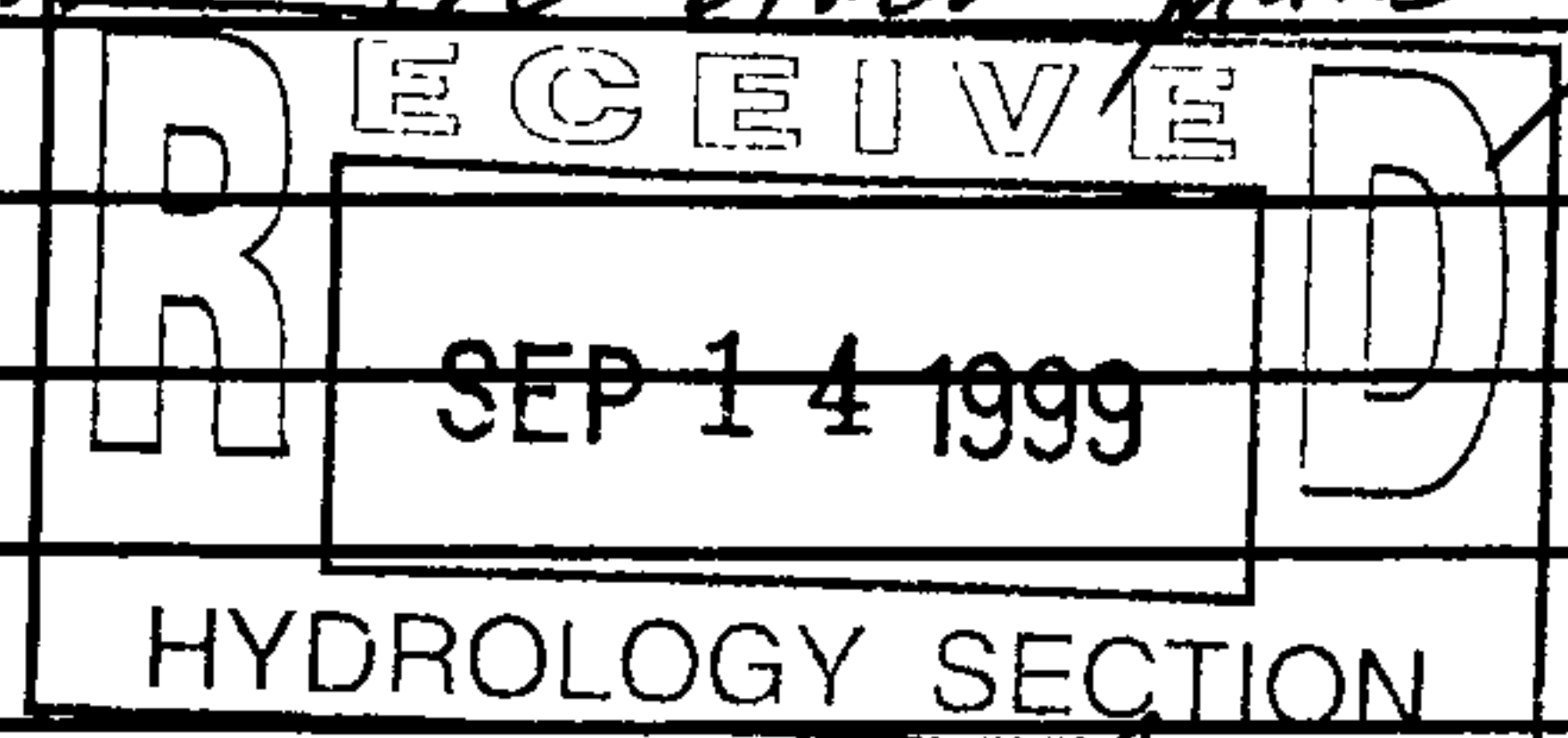
- |  |   |   |
|--|---|---|
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| <input type="checkbox"/> As requested  | <input type="checkbox"/> Returned for corrections | <input type="checkbox"/> Return _____ corrected prints        |
| <input type="checkbox"/> For review and comment  | <input type="checkbox"/> _____                    |   |
| <input type="checkbox"/> FOR BIDS DUE _____ 19 _____ <input type="checkbox"/> PRINTS RETURNED AFTER LOAN TO US |   |   |

REMARKS

*Please expedite approval of this plan for grading permit.*

*A sepearte administrative lot split plat will go to DRB @ End of Sept.*

*This grading is intergeval with 3 other recently approved plans and construction is underway. Excess material from the other plans goes into this area.*



COPY TO

*Ted Waterman*  
*John Ellis*

SIGNED:

*Doug Hughes*

FIGURE 6  
CITY OF ALBUQUERQUE  
NOTICE OF D.R.C. MEETING

(DATE)

DRB NO: ~~6102~~

PROJECT NO: 610281

ZONE ATLAS: M-14

PROJECT NAME: BROADWAY INDUSTRIAL CENTER  
LOCATION: BROADWAY SOUTH OF GIBSON

TYPE OF PROJECT: AHBA ☒ CIP ☐ PWC ☐ SAD ☐ ALL PRIVATE ☐

Contact Person: DOUG HUGHES Phone: 828-2200 X107  
Firm: MARK GOODWIN

☒ Scheduled with the D.R.C. on 6-29-99 at 3:30 Plaza Del Sol/2nd Fl.  
☐ No DRC Meeting Scheduled. Please return any comments by \_\_\_\_\_

The Project Is Scheduled For:

/ / Design Report Review	/ / Final Plan Review
/ / Pre-Design Meeting	<input checked="" type="checkbox"/> Signoff of Plans
/ / Preliminary Plan Review	/ / _____

The Project Relates To:

☒ Water ☒ San. Sewer ☒ Paving ☒ Storm Drainage / / \_\_\_\_\_

The Attached Package Includes:

/D/ Drawings /S/ Spec's /E/ Estimate /R/ Report /M/ Memo Only

Indicated below are the Departments/Divisions that have received project documents and/or are invited to attend. It will be the Project Managers responsibility to notify consulting engineering firms of date and time of scheduled meetings.

<input checked="" type="checkbox"/> DRC Chairman	Project Review Section	All Drawings
<input checked="" type="checkbox"/> Traffic Repres	Transportation Development	All Drawings
<input checked="" type="checkbox"/> Utility Dev. (Bob Kane)	Utility Design	All AHBA Drawings
/ / Utility Dev. (Keith Reed)	Utility Design	All CIP Drawings
<input checked="" type="checkbox"/> Hydro Repres. <u>MITCHELL RAY</u>	Hydrology	All Drawings
<input checked="" type="checkbox"/> Const. Repres:	Construction	All Drawings
/ / Ray Chavez	Traffic Operations	All Drawings
/ / Sergio Miranda	Water (Shutoff Plan)	All Water Shutoff
/ / CIP/Parks Repres.	Parks & Recreation	ALL Landscaping
/ / Andre Houle	Street Maintenance	All Paving
/ / Kevin Broderick	Utility Coordinator	ALL PWC & CIP
/ / Tom Murphy	Transit Department	All Drawings
/ / Joe Luehring	Construction Coordinator	CIP/Memo
/ / Jim Fink	Line Maintenance	CIP & SAS/Memo
/ / George Gee	City Architect	Arch. Drawings
/ / Lee Lunsford	SAD Engineer	SAD/Memo
/ / Tom Ellis	Park Mangement	Parks/Community Ctrs/APS
/ / Gene Bustamante	General Services Dept.	Arch. Drawings
/ / Greg Smith	PWD/Legal	Specs & Dwgs.
/ / Richard Sertich	Planning Department	CIP/Memos
/ / CIP Project Manager	CIP	CIP/Memos
/ / Donald Bartlett	Risk Management	Arch. Drawings
/ / _____	_____	_____