

CITY OF ALBUQUERQUE



February 25, 2013

Timothy K. Hightower, P.E.

timh@streamlineswimstore.com

Thames Engineering & Design
10212 Arroyo Bend NW
Albuquerque, NM 87114

**Re: Plastic Machine Shop, 2601 Baylor Dr SE,
Request for Permanent C.O. –Accepted
Engineer's Stamp dated: 03-01-12, (M16/D037)
Certification dated: 12-15-12**

Dear Mr. Afaghpour,

Based upon the information provided in the Certification received 01-08-13, the above referenced Certification is acceptable for a release of a Permanent Certificate of Occupancy by Hydrology.

PO Box 1293

Hydrology is asking for an electronic copy, in .pdf format, of this certification for our records. This certification can be e-mailed to me at: ccherne@cabq.gov or tsims@cabq.gov.

Albuquerque

If you have any questions, you can contact me at 924-3986.

NM 87103

Sincerely,

Curtis A. Cherne, P.E.
Principal Engineer—Hydrology Section
Development and Building Services

www.cabq.gov

C: CO Clerk—Katrina Sigala
File
Addressee via e-mail

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

M-16/0037

PROJECT TITLE: PLASTIC MACHINE SHOP ZONE MAP: M-16
 DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: _____
 CITY ADDRESS: 2601 BAYLOR SE

ENGINEERING FIRM: THAMES ENGINEERING CONTACT: TIM HIGHTOWER
 ADDRESS: 10212 ARROYO BLVD NW PHONE: 944-6216
 CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87114

OWNER: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

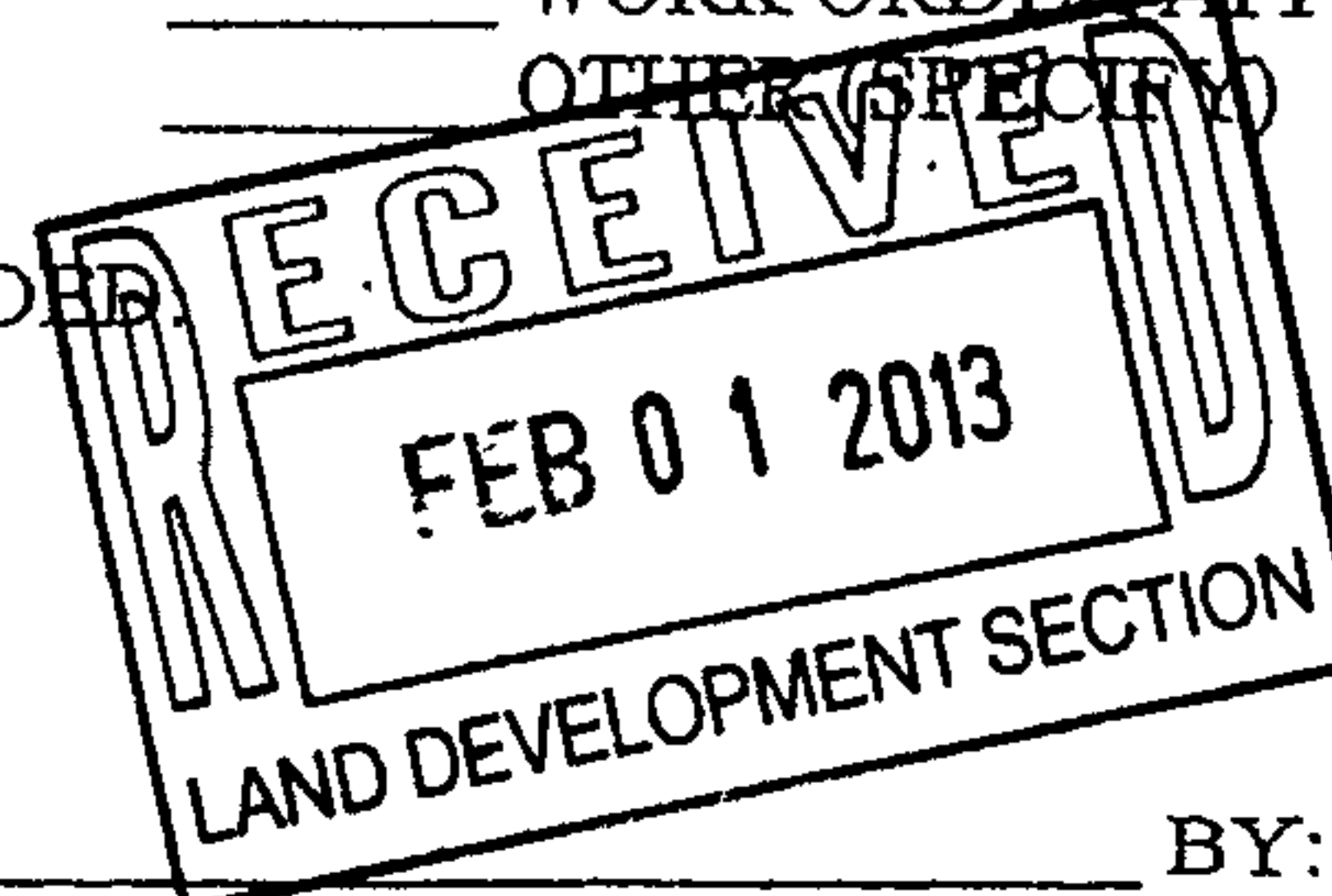
TYPE OF SUBMITTAL:
☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1ST SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☒ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☐ TRAFFIC CIRCULATION LAYOUT
☐ ENGINEER'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:
☐ SLA/FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D APPROVAL
☐ S. DEV. FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☐ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TEMP)
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED?
☐ YES
☐ NO
☐ COPY PROVIDED

DATE SUBMITTED: 2/1/13

BY: Simon



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

CITY OF ALBUQUERQUE



April 24, 2012

Timothy K. Hightower, P.E.
Thames Engineering and Design
10212 Arroyo Bend NW
Albuquerque, NM 87114

**Re: Plastic Machine Shop
Grading and Drainage Plan, 2601 Baylor SE
Engineer's Stamp Date 3-01-12 (M16/D037)**

Dear Mr. Hightower,

Based upon the information provided in your submittal received March 28, 2012 the above referenced plan 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 Certificate of Occupancy release the following items will be required:

- Engineer Certification per the DPM checklist.
- A recorded "Private Facility Drainage Covenant".
- A recorded "Reciprocal Easement for Private Common Access & Private Drainage Easement".

Albuquerque's MS4 Permit became effective March 1st, 2012. Grading and Drainage Plans and Drainage Reports will have to comply with the requirements of the new permit (<http://www.cabq.gov/planning/landcoord/documents/EPA-NMS000101-FinalPermit.pdf>).

If you have any questions, you can contact me at 924-3695.

Sincerely,

Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: e-mail

CITY OF ALBUQUERQUE



April 4, 2012

Timothy K. Hightower, P.E.
Thames Engineering and Design
10212 Arroyo Bend NW
Albuquerque, NM 87114

**Re: Plastic Machine Shop
Grading and Drainage Plan, 2601 Baylor SE
Engineer's Stamp Date 3-01-12 (M16/D037)**

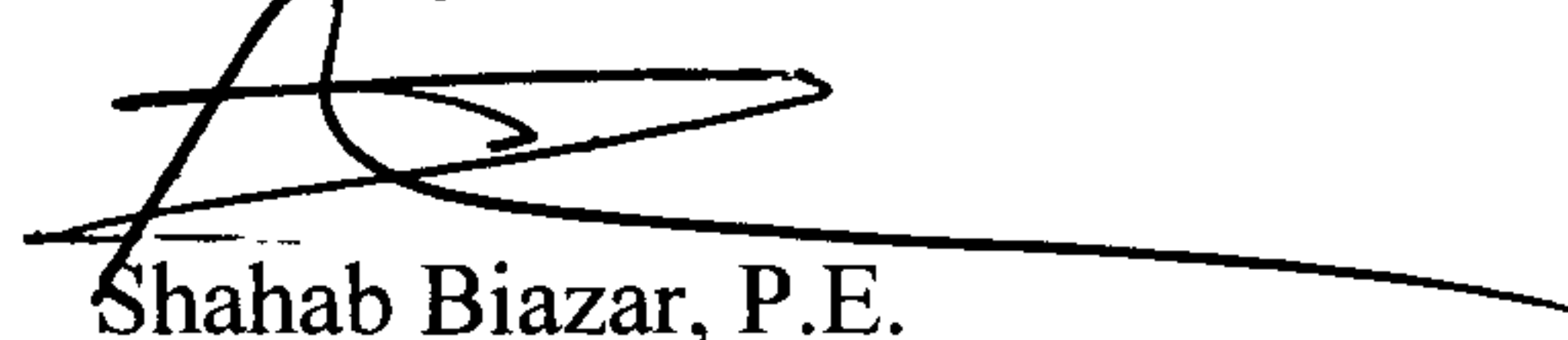
Dear Mr. Hightower,

Based upon the information provided in your submittal received March 28, 2012 the above referenced plan can not be approved until the "Private Facility Drainage Covenant/ Reciprocal easement For Private Common Access & Private Drainage Easement" are finalized and recorded.

Albuquerque's MS4 Permit became effective March 1st, 2012. Grading and Drainage Plans and Drainage Reports will have to comply with the requirements of the new permit. The permit is available online at www.cabq.gov/Planning/landcoord/Hydrology.html

If you have any questions, you can contact me at 924-3695.

Sincerely,


Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: e-mail

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

M-16/D037

PROJECT TITLE: GRADING & DRAINAGE ZONE MAP: M-16
 DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 13-A-1 AIRPORT INDUSTRIAL PARK
 CITY ADDRESS: 2601 BAYLOR SE

ENGINEERING FIRM: THOMAS ENGINEERING CONTACT: TM HIGHTOWER
 ADDRESS: _____ PHONE: 944-6216
 CITY, STATE: _____ ZIP CODE: _____

OWNER: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

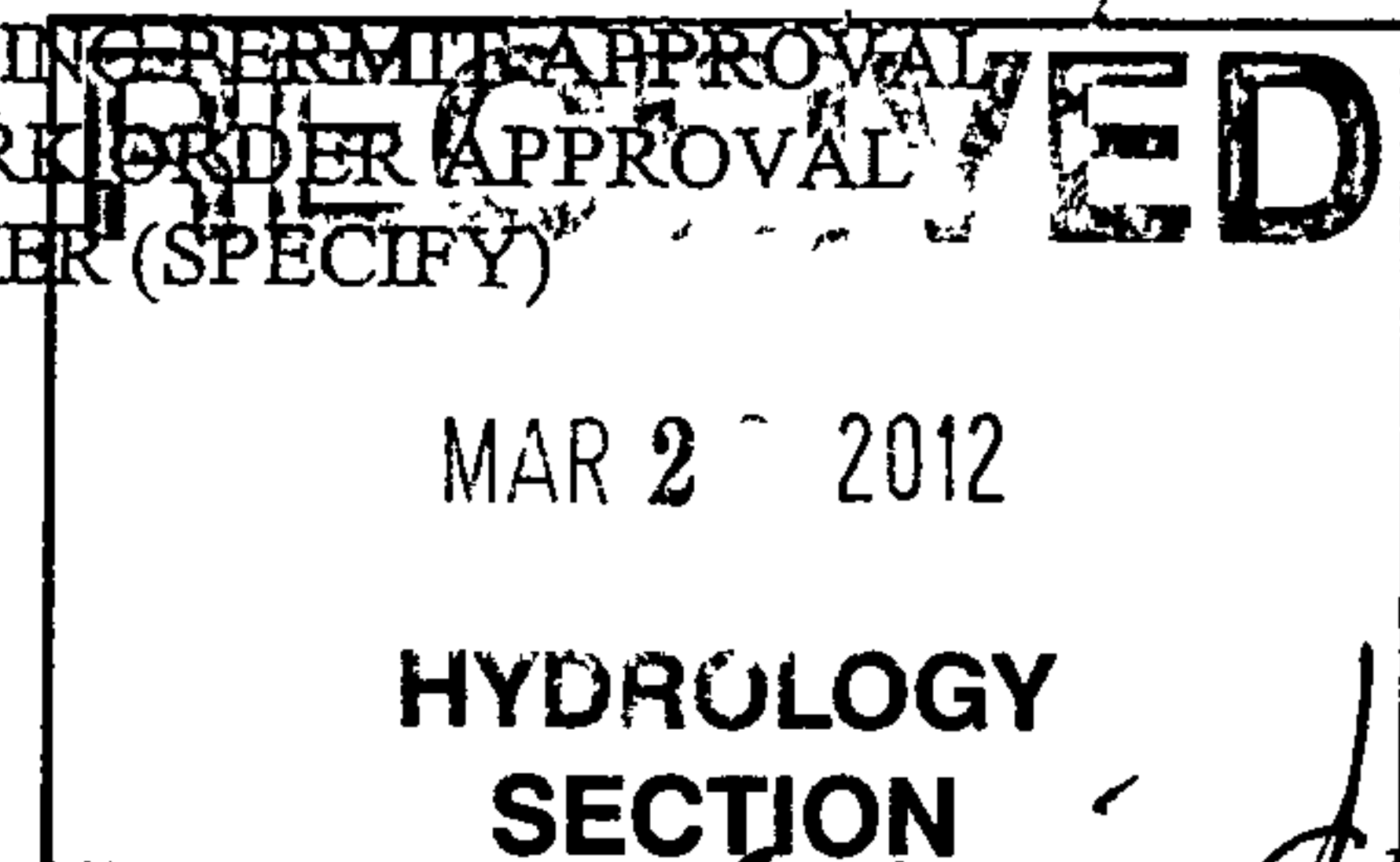
CONTRACTOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:
 _____ DRAINAGE REPORT
 _____ DRAINAGE PLAN 1st SUBMITTAL
☒ DRAINAGE PLAN RESUBMITTAL
 _____ CONCEPTUAL G & D PLAN
 _____ GRADING PLAN
 _____ EROSION CONTROL PLAN
 _____ ENGINEER'S CERT (HYDROLOGY)
 _____ CLOMR/LOMR
 _____ TRAFFIC CIRCULATION LAYOUT
 _____ ENGINEER'S CERT (TCL)
 _____ ENGINEER'S CERT (DRB SITE PLAN)
 _____ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:
 _____ SLA/FINANCIAL GUARANTEE RELEASE
 _____ PRELIMINARY PLAT APPROVAL
 _____ S. DEV. PLAN FOR SUB'D APPROVAL
 _____ S. DEV. FOR BLDG. PERMIT APPROVAL
 _____ SECTOR PLAN APPROVAL
 _____ FINAL PLAT APPROVAL
 _____ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
 _____ CERTIFICATE OF OCCUPANCY (PERM)
 _____ CERTIFICATE OF OCCUPANCY (TEMP)
 _____ GRADING PERMIT APPROVAL
 _____ PAVING PERMIT APPROVAL
 _____ WORK ORDER APPROVAL
 _____ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED:
 _____ YES
 _____ NO
 _____ COPY PROVIDED

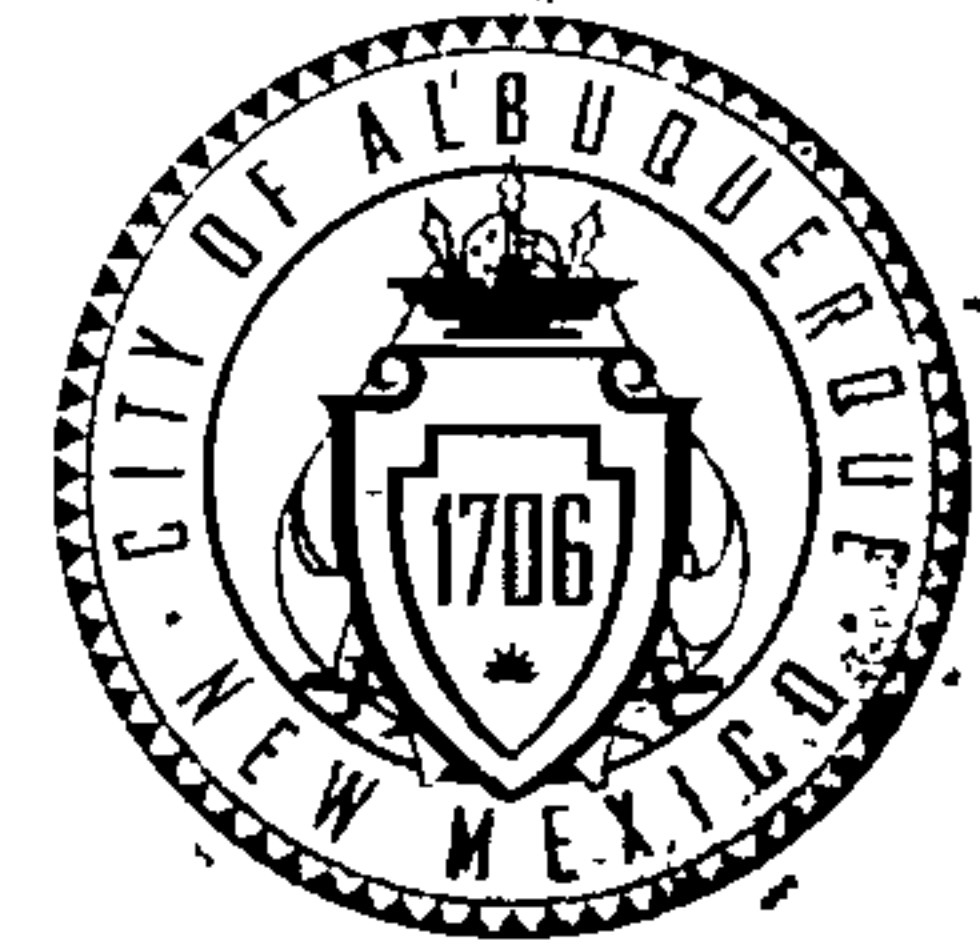
DATE SUBMITTED: 3/28/12 BY: Simon



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

CITY OF ALBUQUERQUE



October 5, 2012

William Troy Borron, R.A.
AUDAZ Design
PO Box 30274
Albuquerque, NM 87190

Re: Plastic Machine Shop Addition, 2601 Baylor Drive SE, Traffic Circulation Layout
Architect's Stamp dated 09-20-12 (M16-D037)

Dear Mr. Borron,

The TCL submittal received 10-01-12 is approved for Building Permit. The plan is stamped and signed as approved. A copy of this plan will be needed for each of the building permit plans. Please keep the original to be used for certification of the site for final C.O. for Transportation. Public infrastructure or work done within City Right-of-Way shown on these plans is for information only and is not part of approval. A separate DRC and/or other appropriate permits are required to construct these items.

Per the Planning Director, access easements are not required for multiple lots w/ one property owner.

Prior to any certificate of occupancy approval, the following item must be completed:

- A recorded copy of the cross access easement between lots 13-A, 1-D-3, and 1-D-4 must be provided. Recording information on the TCL shall be updated to reflect this revised easement.

PO Box 1299

Albuquerque

NM 87103

www.cabq.gov

If a temporary CO is needed, a copy of the original TCL that was stamped as approved by the City will be needed. This plan must include a statement that identifies the outstanding items that need to be constructed or the items that have not been built in "substantial compliance," as well as the signed and dated stamp of a NM registered architect or engineer. Submit this TCL with a completed Drainage and Transportation Information Sheet to Hydrology at the Development Services Center of Plaza Del Sol Building.

When the site is completed and a final C.O. is requested, use the original City stamped approved TCL for certification. A NM registered architect or engineer must stamp, sign, and date the certification TCL along with indicating that the development was built in "substantial compliance" with the TCL. Submit this certification TCL with a completed Drainage and Transportation Information Sheet to Hydrology at the Development Services Center of Plaza Del Sol Building.

Once verification of certification is completed and approved, notification will be made to Building Safety to issue Final C.O. To confirm that a final C.O. has been issued, call Building Safety at 924-3306.

Sincerely,

Kristal D. Metro, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services

C: File

T-2012190320

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

M16-D037

PROJECT TITLE: TCL 2601 BAYLOR ZONE MAP: m-16
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOTS 13A, 1DA, 1DB AROUND INDUSTRIAL PARK
CITY ADDRESS: 2601 BAYLOR SE

ENGINEERING FIRM: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

OWNER: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: ALDAR DESIGN CONTACT: 7207 SOROKA
ADDRESS: BOX 3027A PHONE: _____
CITY, STATE: AUS. ZIP CODE: 87190

SURVEYOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1st SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERT (HYDROLOGY)
☐ CLOMR/LOMR
☒ TRAFFIC CIRCULATION LAYOUT
☐ ENGINEER'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D APPROVAL
☐ S. DEV. FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TEMP)
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED:

☒ YES

☐ NO

☐ COPY PROVIDED

DATE SUBMITTED: 9/20/12

BY: Siming

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

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3. Drainage Report: Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

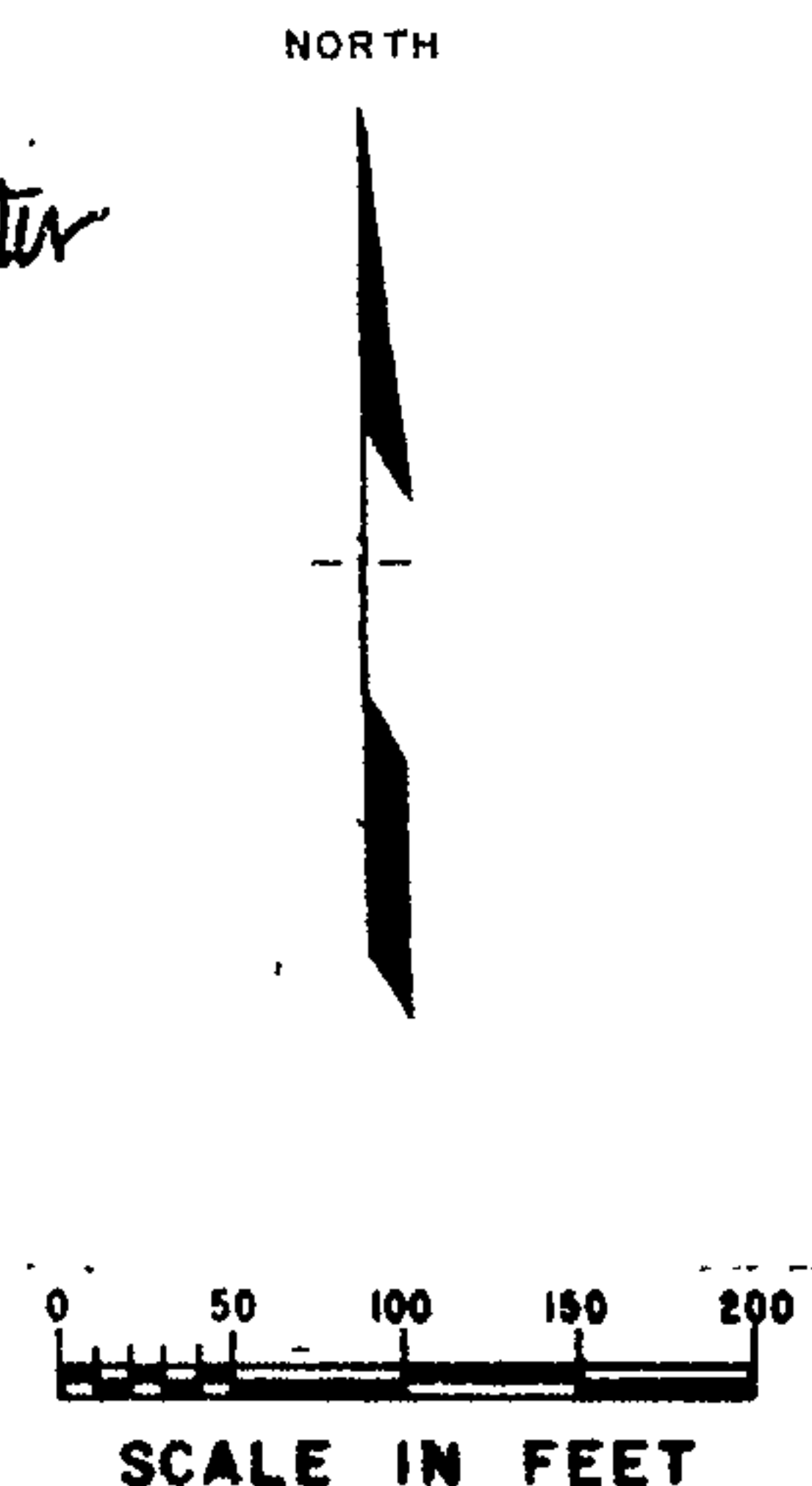
09-26-12

Verbal Review -
Comments
provided

Michael Anaya - Zoning
924-3861
Contact

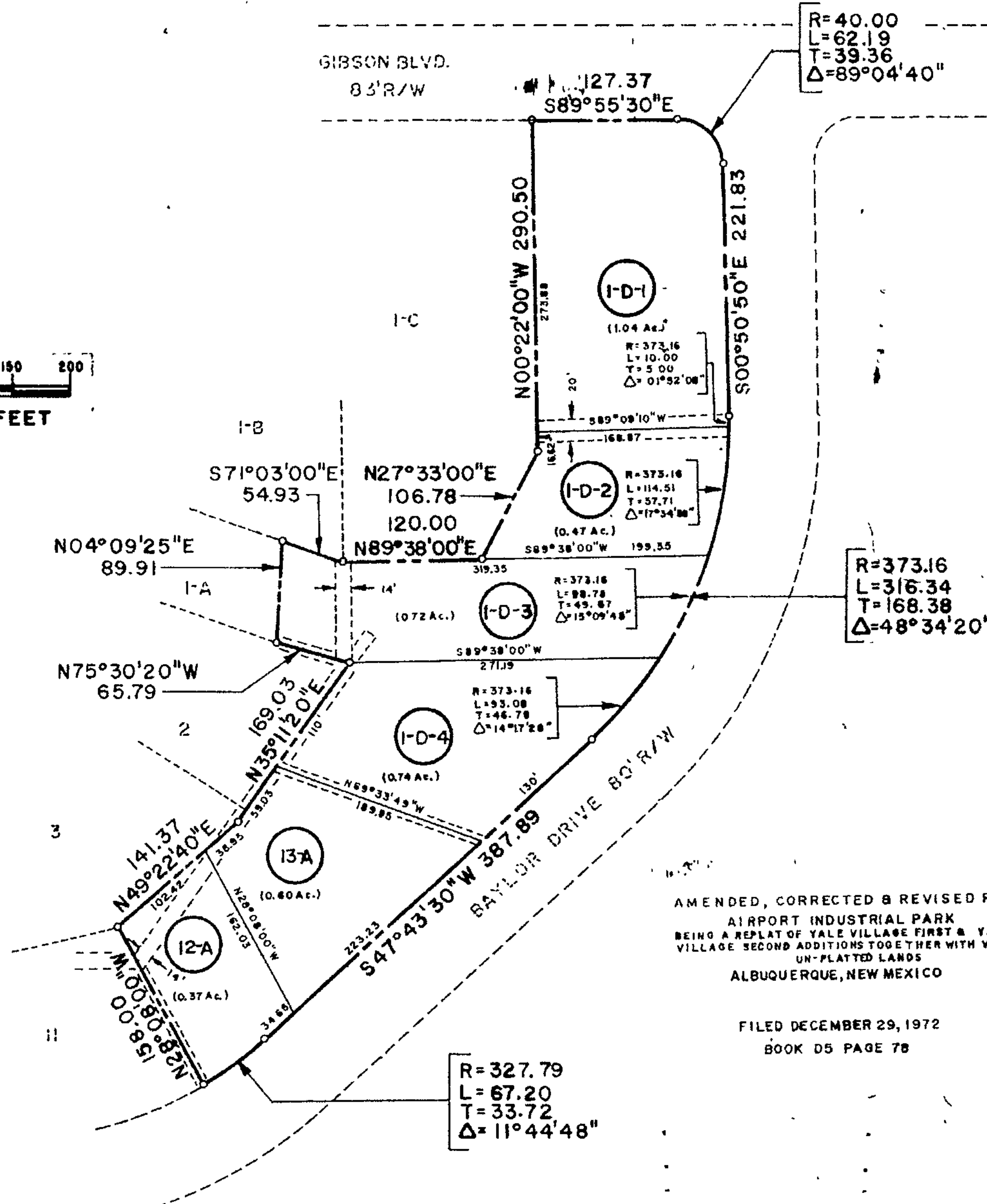
Plat No. _____
Approved _____
Zone Atlas Index No. M-16-2
Date of Survey, NOV 1961

Van C. Hagan by Theodore Pozzani
4-9-74 M-16
5-14-111 (60)



AMENDED, CORRECTED & REVISED PLAT
AIRPORT INDUSTRIAL PARK
BEING A REPLAT OF YALE VILLAGE FIRST & YALE
VILLAGE SECOND ADDITIONS TOGETHER WITH VACATED
UN-PLATTED LANDS
ALBUQUERQUE, NEW MEXICO

FILED DECEMBER 29, 1972
BOOK D5 PAGE 78



State of New Mexico) ss
County of Bernalillo)
This instrument was filed for record on
APR 30 1974
At _____, N.M. Recorded in Vol. _____ of records of said County Clerk
Clerk & Recorder
Deputy Clerk

3111

REPLAT OF LOTS 1-D, 12, AND 13 OF BLOCK 1 OF AIRPORT INDUSTRIAL PARK

NOW COMPRISING LOTS 1-D-1, 1-D-2, 1-D-3,
1-D-4, 12-A, AND 13-A OF BLOCK 1
AIRPORT INDUSTRIAL PARK

ALBUQUERQUE, NEW MEXICO
APRIL, 1974

DESCRIPTION

The replat of that certain parcel of land comprising all of Lots 1-D, 12, and 13 of Block 1 of Airport Industrial Park, Albuquerque, New Mexico, as the same is shown and designated on the plat entitled "AMENDED, CORRECTED AND REVISED PLAT, AIRPORT INDUSTRIAL PARK, BEING A REPLAT OF YALE VILLAGE FIRST AND YALE VILLAGE SECOND ADDITIONS TOGETHER WITH VACATED UN-PLATTED LANDS, ALBUQUERQUE, NEW MEXICO" filed in the office of the County Clerk for Bernalillo County, New Mexico on December 29, 1972 as Page 78 of Book D5.

Surveyed, replatted and subdivided and now comprising all of lots 1-D-1, 1-D-2, 1-D-3, 1-D-4, 12-A, and 13-A of Block 1, Airport Industrial Park, Albuquerque, New Mexico.

FREE CONSENT, DEDICATION

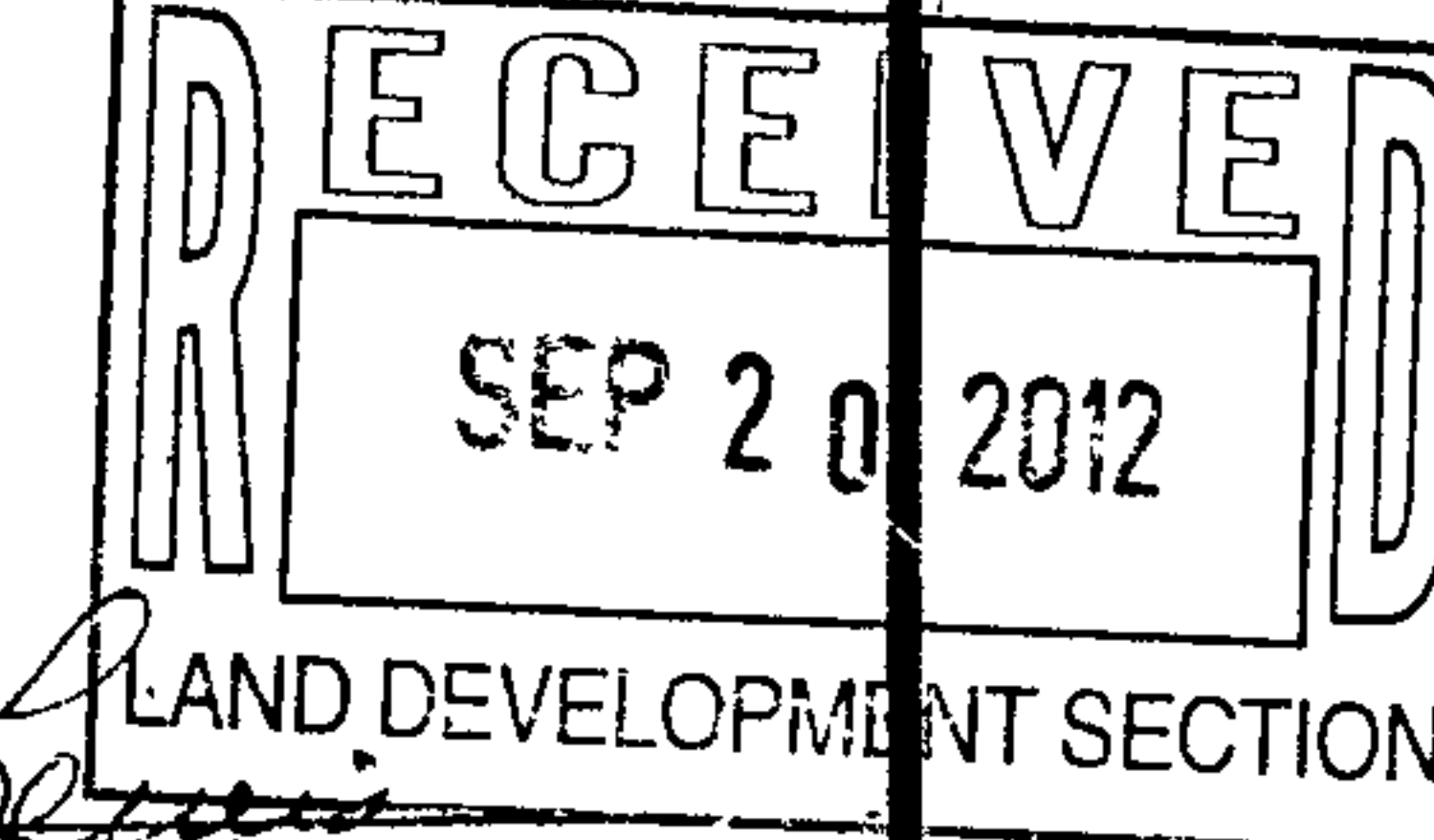
The subdivision of the land hereon described is with free consent and in accordance with the desires of the undersigned owner and proprietor thereof, and said owner and proprietor does hereby dedicate the public rights of way shown hereon, together with all easements shown on this plat. Power and communication easements are reserved where shown by dashed lines, being 14 feet in width centered on the rear lot lines and 10 feet in width centered on the side lot lines, except as noted, including the right of ingress and egress and the right to trim interfering trees. Anchor easements are ten (10) feet wide and thirty (30) feet long where shown. Easements for overhead, underground, and buried service wires, not shown, are also included on each lot shown hereon, together with the right of ingress and egress to and from said easements, and the right to trim interfering trees thereon. Any drainage easements shown hereon are also easements for underground sewer and water lines.

DEVELOPER:

Sunport Industrial Park, Inc.
209 Palomas N.E.
Albuquerque, New Mexico

John J. McMullan - President

Attest F.A. Lewis - Secretary



STATE OF NEW MEXICO) ss
COUNTY OF BERNALILLO)

On this 9th day of APRIL, 1974 the foregoing instrument was acknowledged before me.

My commission expires on the 10th day of FEB., 1978.

Ralph K. Hicks
Notary Public

INFORMATION

Outstanding pro rata charges for water and sewer installations are \$216.79 as of 4/7, 1974.

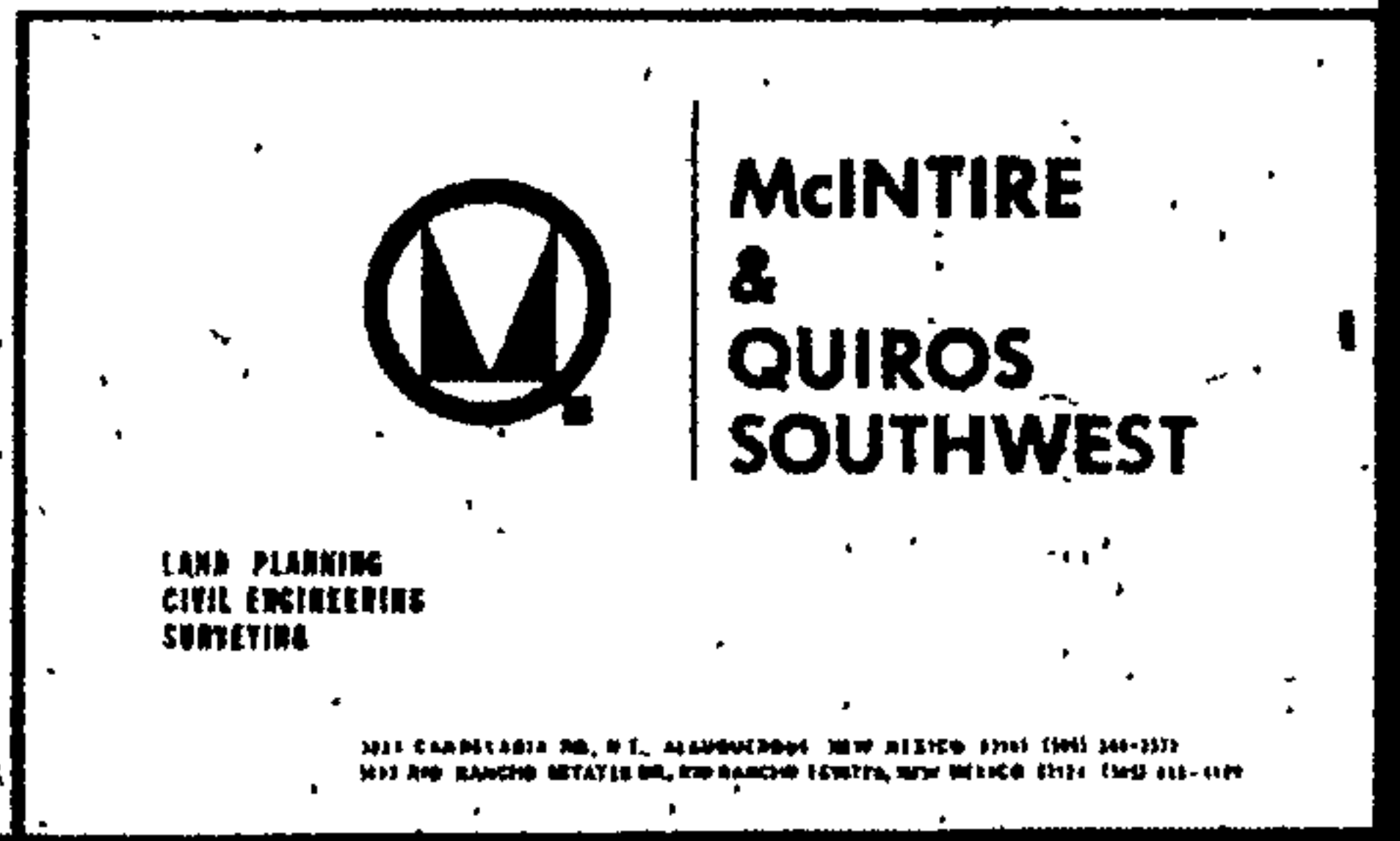
The previous 10 years' property taxes, to and including 1973, are paid.

RIO GRANDE TITLE CO. By Anselmo J. Montoya

SURVEY

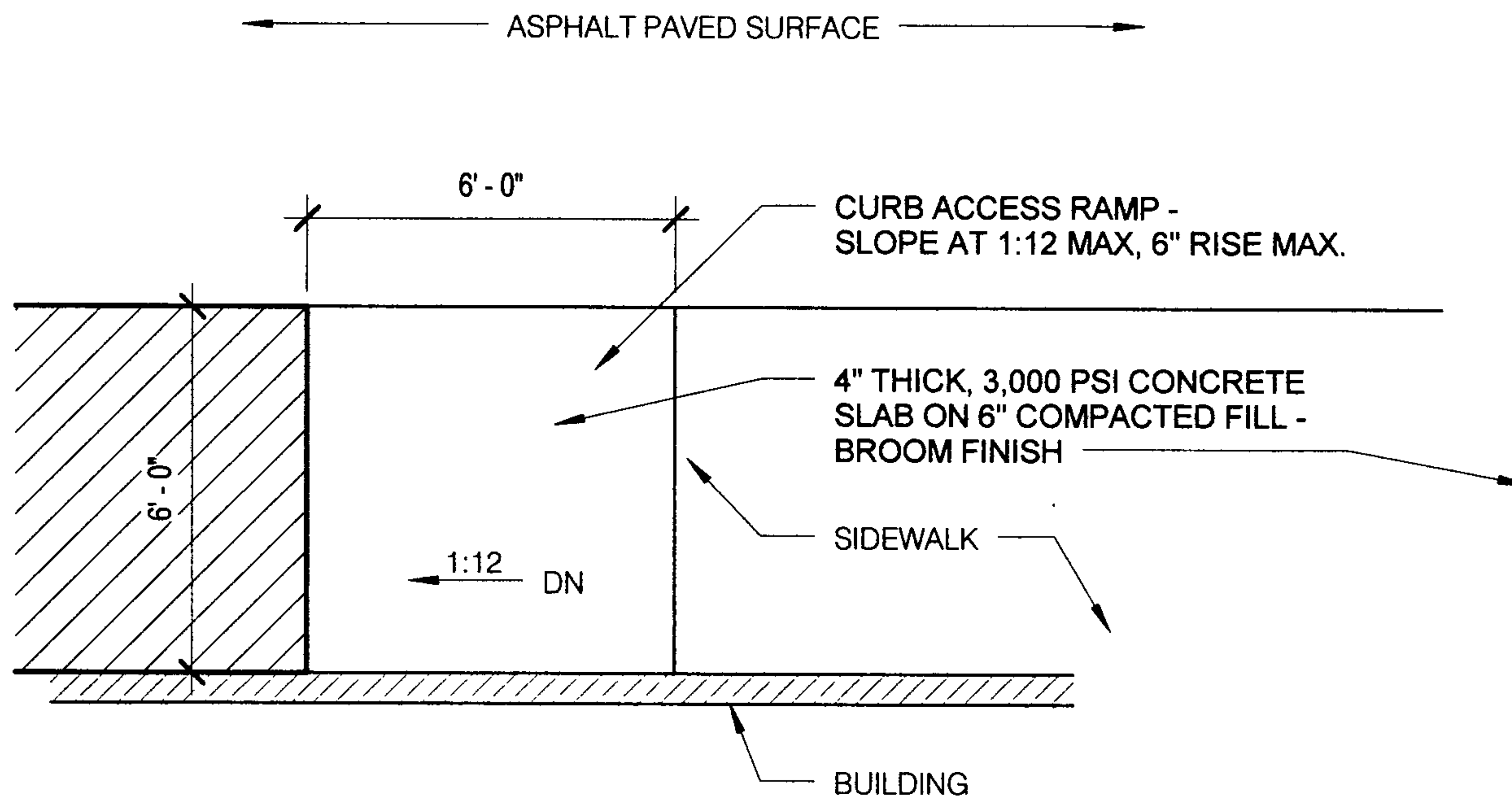
I, under the laws of New Mexico, certify that I am a Registered Land Surveyor and that this plat was prepared by me or under my supervision, shows all easements of record, meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and is true and accurate to the best of my knowledge and belief.

Ralph K. Hicks
NMLS NO. 3307
April 4, 1974



C9-174

B4 HC Ramp Section 2
1/4" = 1'-0"



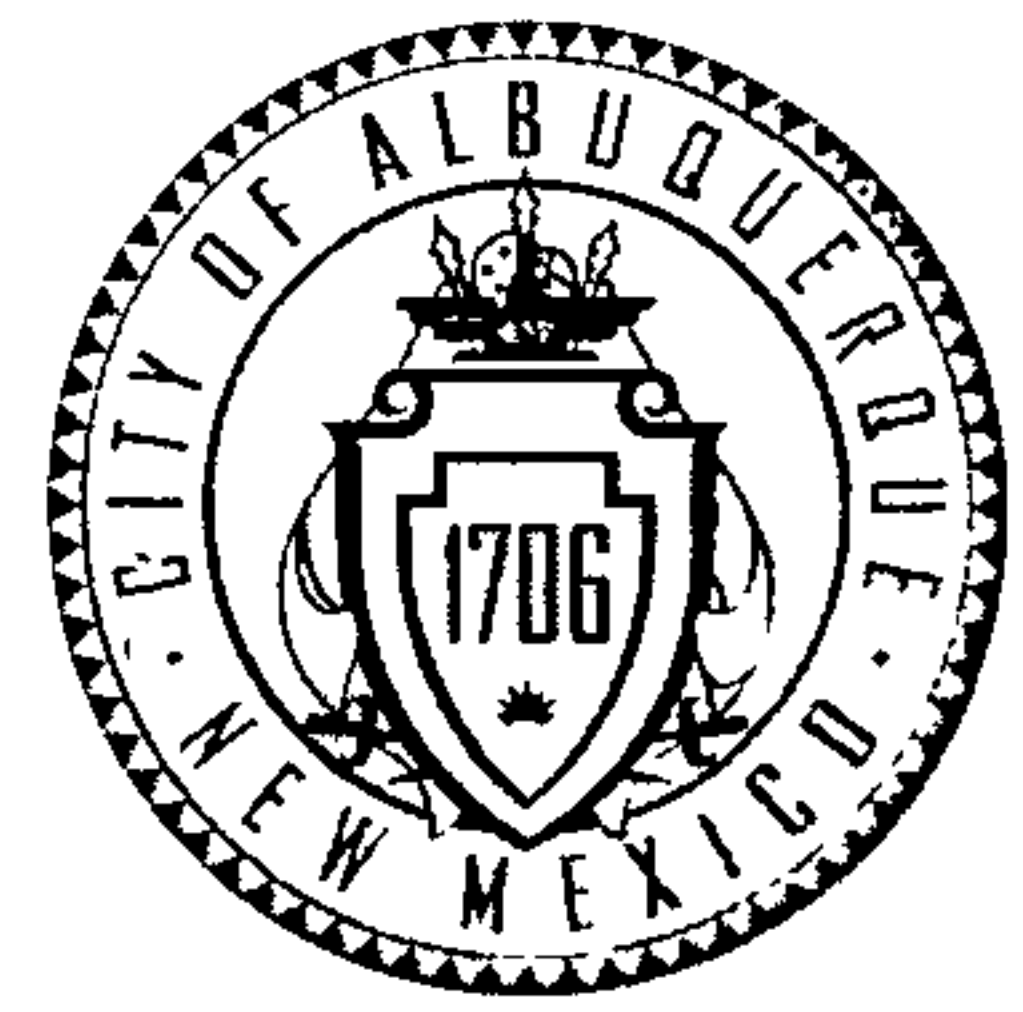
LITB
9.20.12

C3 ADA Curb Ramp
1/4" = 1'-0"

1'-6"

3000 PSI CONCR
MINIMUM
PROVIDE CONTR
AT 6 FT. O.C. AND
EXPANSION
JOINTS AT 24 FT.

CITY OF ALBUQUERQUE



***Planning Department
Transportation Development Services Section***

August 19, 2013

Eufracio Sabay, P.E.
BJM Development Consultant
8624 Casa Verde Ave. NW
Albuquerque, NM 87120

Re: Certification Submittal for Certificate of Occupancy for
Plastic Machine Shop, 2601 Baylor Drive SE
Architect's Stamp dated 09-20-12 (M16-D037)
Certification dated 08-15-13

Dear Mr. Sabay,

The Letter of Certification submitted on 08-16-13 is not sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). The following items need to be addressed:

PO Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

- At a recent site visit (08-16-13), it was noted that a number of items were not built with this project or were significantly modified, including curb and gutter, a hatched pedestrian pathway, and a 5-foot wide keyway. The certification must clearly show what has been built.
- The existing easternmost entrance was to be removed with this project and replaced with sidewalk and curb and gutter. This work has not yet been completed.
- An adequate keyway (5-foot depth minimum) must be provided for the deadend parking aisle.
- The new ADA parking stall does not meet minimum criteria (no access aisle, pathway is guided into traffic, etc.). Please remove this stall.

Resubmit acceptable package along with fully completed Drainage Information Sheet to front counter personnel for log in and evaluation by Transportation.

Sincerely,

Kristal D. Metro, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services

C: File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(Rev. 06/22/2005)

PROJECT TITLE: PLASTIC MACHINE SHOP
DRB #:

ZONE MAP/DRG. FILE # M16-D037
PC#: WORK ORDER#:

LEGAL DESCRIPTION: AIRPORT INDUSTRIAL PARK
CITY ADDRESS: 2601 BAYLOR DRIVE S.E.

ENGINEERING FIRM:

ADDRESS: BERNIE J. MONTOYA C.E.
PHONE: 505-250-7719
8624 CASA VERDE AVE. N.W.
CITY ALBUQUERQUE, STATE; NEW MEXICO

ZIP CODE: 87120

CONTACT:

BJM CONSULTING @comcast.net

OWNER: HERB PLUEMER

ADDRESS: 2601 BAYLOR S.E.
ALBUQUERQUE, NEW MEXICO 87106

PHONE: 247-3631

CONTACT:

ARCHITECT:

ADDRESS:
CITY, STATE:

CONTACT:
PHONE:
ZIP CODE:

SURVEYOR:

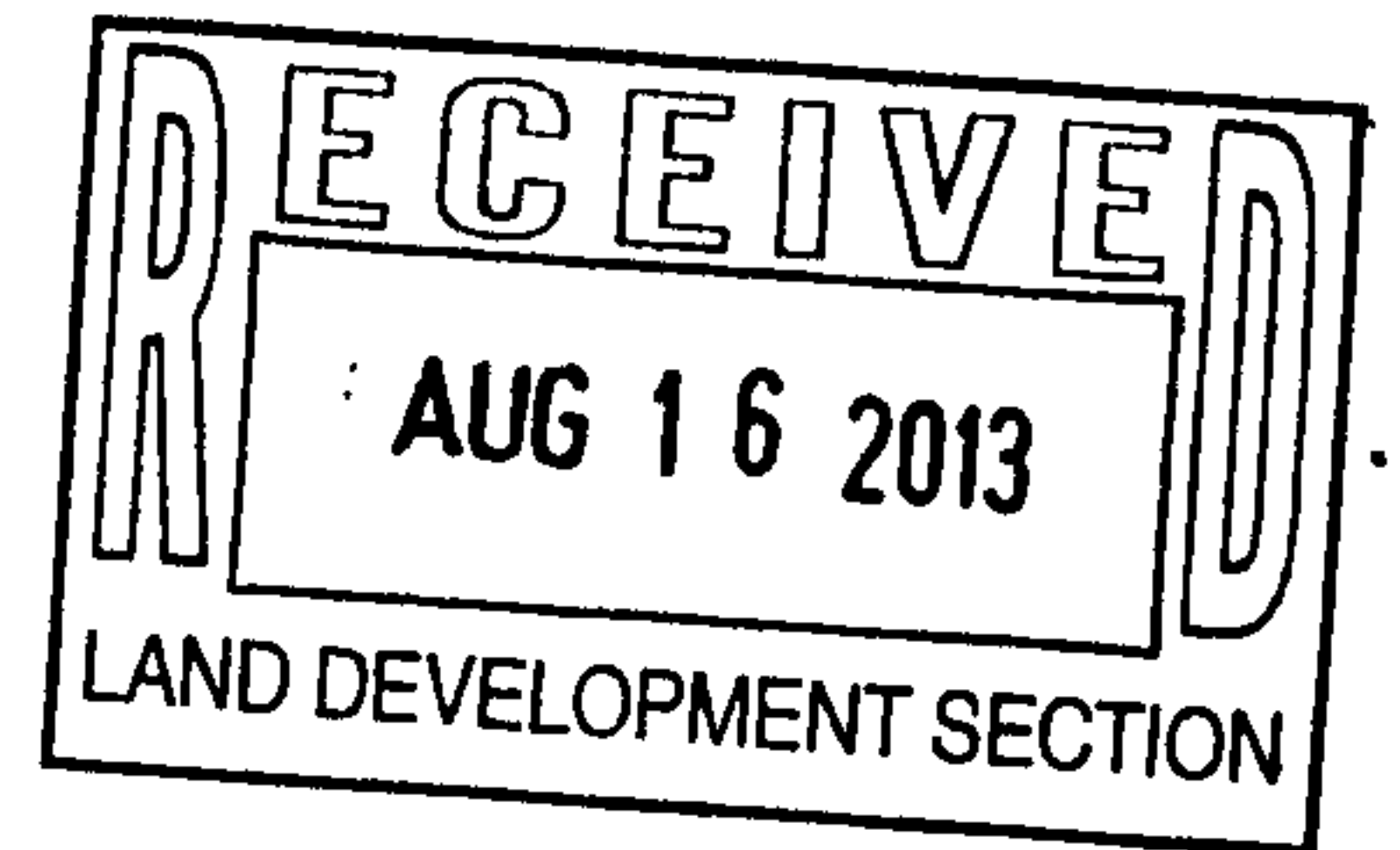
ADDRESS:
CITY, STATE:

CONTACT:
PHONE:
ZIP CODE:

CONTRACTOR:

ADDRESS:
CITY, STATE:

CONTACT
PHONE:
ZIP CODE:



TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1ST SUBMITTAL
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
☐ PAVING PLAN
☒ TCL CERTIFICATION
☐ RESUBMITTAL
WAS A PRE-DESIGN CONFERENCE ATTENDED:
☐ YES
☐ NO
☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA / FINANCIAL GUARANTEE RELEASE
☐ 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
☐ WORK ORDER APPROVAL
☒ CERTIFICATE OF OCCUPANCY

DATE SUBMITTED: 08/16/2013

BY:

Bernie Montoya

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development define the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

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- 3. Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

July 31, 2013

Mr. Bryan Wolfe
City Engineer
Plaza Del Sol Building
600 2nd Street N.W.
Albuquerque, New Mexico 87102

**RE: REVISION TO ADA ACCESSIBLE HANDICAP RAMP FOR 2601 BAYLOR
S.E. (M-16)**

Dear Mr. Wolfe:

The original ADA handicap ramp shown on the T.C.L. approved on 10/05/2012 is not feasible to construct because of the grades not being acceptable to meet ADA requirements. Also, the ADA ramp shown on the original TCL layout was entering into the existing storage area and not the main existing entrance. The original TCL has been updated to reflect the new location of the ADA handicap ramp.

If I can be of further assistance, please feel to call me at 250-7719.

Sincerely


Eufracio Sabay P.E.



Bernie J. Montoya, CE, 8624 Casa Verde Ave. NW, Albuquerque, nm 87120
505.250.7719 (fax 505.839.0451) Email-bjmconsulting@comcast.net

Sims, Timothy E.

From: Wolfe, Bryan K.
Sent: Monday, August 05, 2013 8:17 AM
To: Sims, Timothy E.
Subject: 2601 Baylor SE
Attachments: 2601Baylor.pdf

Tim,

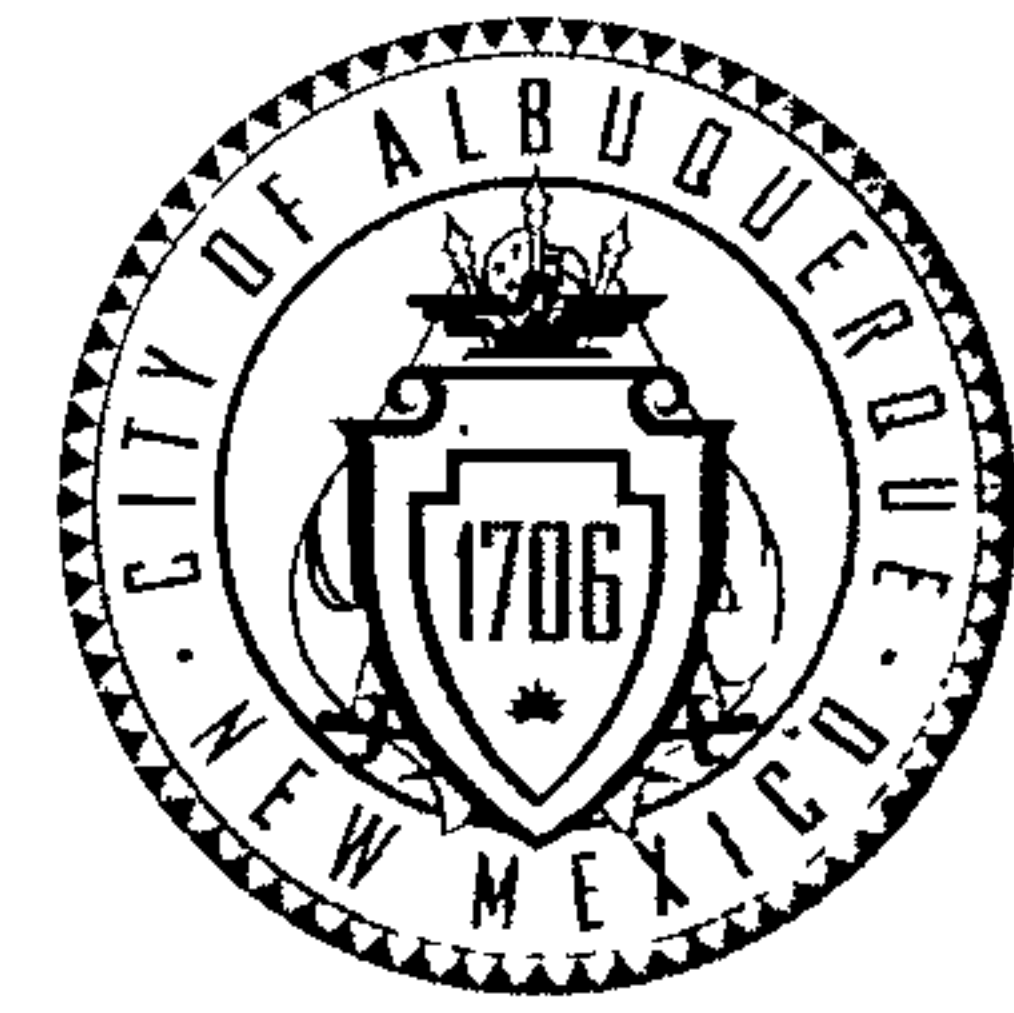
Attached is the letter from the P.E. regarding the ADA considerations for the improvements at 2601 Baylor SE. I attached a hardcopy to the plans. We are okay with releasing for the transportation side of things. Let me know if you have any questions or concerns.

Thank you,

Bryan Wolfe, P.E.
City Engineer

Development Review Services Division
Planning Department
City Of Albuquerque
600 2nd Street NW
Albuquerque, New Mexico 87102
(505) 924-3999

CITY OF ALBUQUERQUE



September 13, 2013

Eufracio Sabay, P.E.
BJM Development Consultant
8624 Casa Verde Ave. NW
Albuquerque, NM 87120

Re: Certification Submittal for Certificate of Occupancy for
Plastic Machine Shop, 2601 Baylor Drive SE
Architect's Stamp dated 09-20-12 (M16-D037)
Certification dated 09-11-13

Dear Mr. Sabay,

Based upon the information provided in your submittal received 09-12-13, Transportation Development has no objection to the issuance of a Permanent Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

PO Box 1293

If you have any questions, you can contact me at 924-3991.

Albuquerque

New Mexico 87103

Sincerely,

Kristal D. Metro, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services

www.cabq.gov

C: CO Clerk
File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(Rev. 06/22/2005)

PROJECT TITLE: PLASTIC MACHINE SHOP
DRB #: _____ PC#: _____
LEGAL DESCRIPTION: AIRPORT INDUSTRIAL PARK
CITY ADDRESS: 2601 BAYLOR DRIVE S.E.

ZONE MAP/DRG. FILE # M16-D037

ENGINEERING FIRM:
ADDRESS: **BERNIE J. MONTOYA C.E.**
PHONE: **505-250-7719**
8624 CASA VERDE AVE. N.W.
CITY ALBUQUERQUE, STATE; NEW MEXICO

CONTACT:

ZIP CODE: 87120

OWNER: HERB PLUEMER
ADDRESS: **2601 BAYLOR S.E.**
ALBUQUERQUE, NEW MEXICO 87106

PHONE: 247-3631

CONTACT:

ARCHITECT:
ADDRESS:
CITY, STATE:

CONTACT:
PHONE:
ZIP CODE:

SURVEYOR:
ADDRESS:
CITY, STATE:

CONTACT:
PHONE:
ZIP CODE:

CONTRACTOR:
ADDRESS:
CITY, STATE:

CONTACT
PHONE:
ZIP CODE:

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1ST SUBMITTAL
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
☐ PAVING PLAN
☒ TCL CERTIFICATION
☒ RESUBMITTAL

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
☐ NO
☐ COPY PROVIDED

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA / FINANCIAL GUARANTEE RELEASE
☐ 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
☐ WORK ORDER APPROVAL
☒ CERTIFICATE OF OCCUPANCY

DATE SUBMITTED: 9/12/2013
09/11/2013

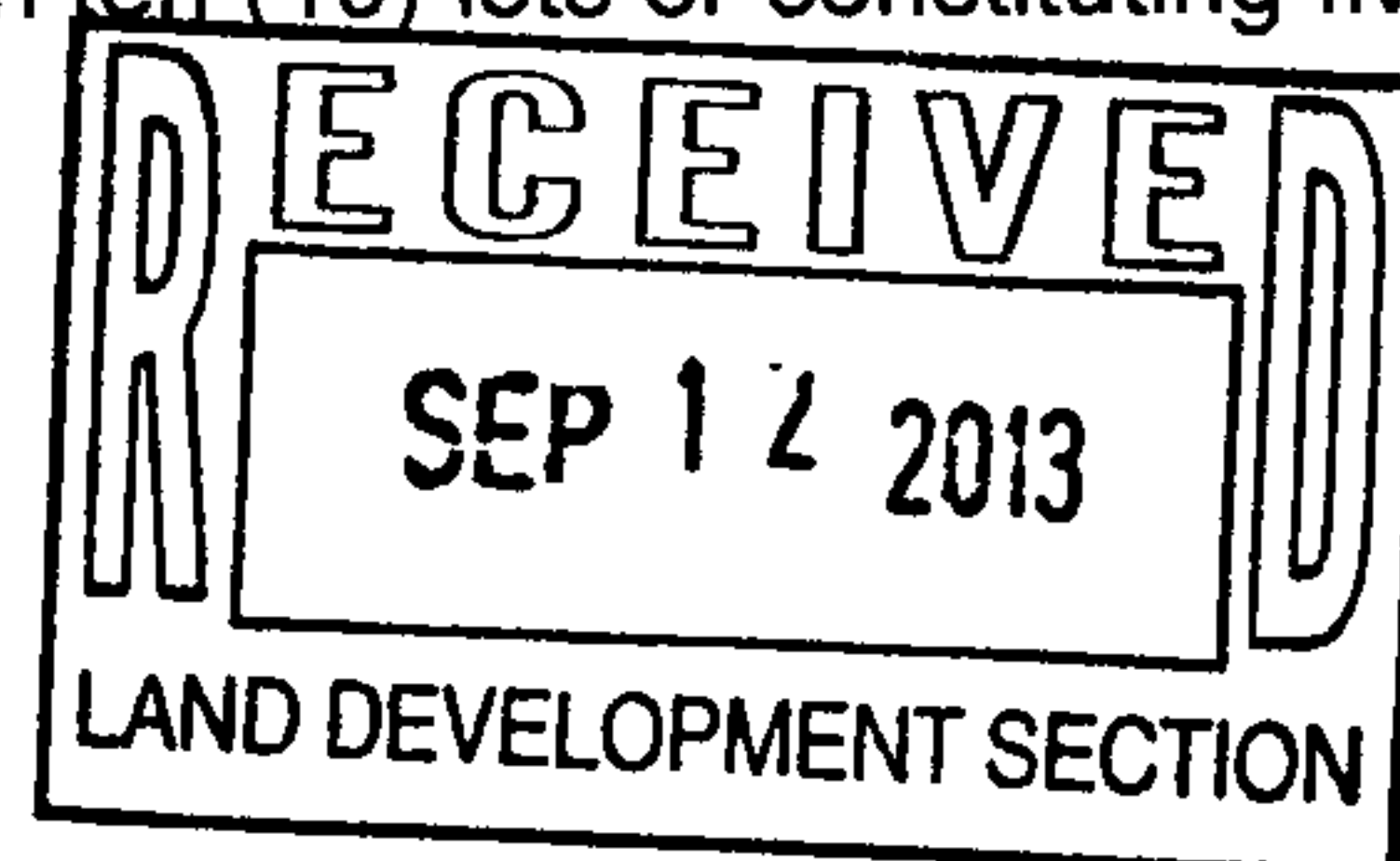
BY: Bernie Montoya

BJMCONSULTING@COMCAST.NET

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development define the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

- 1. Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
- 2. Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
- 3. Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

ATTN: Kristen



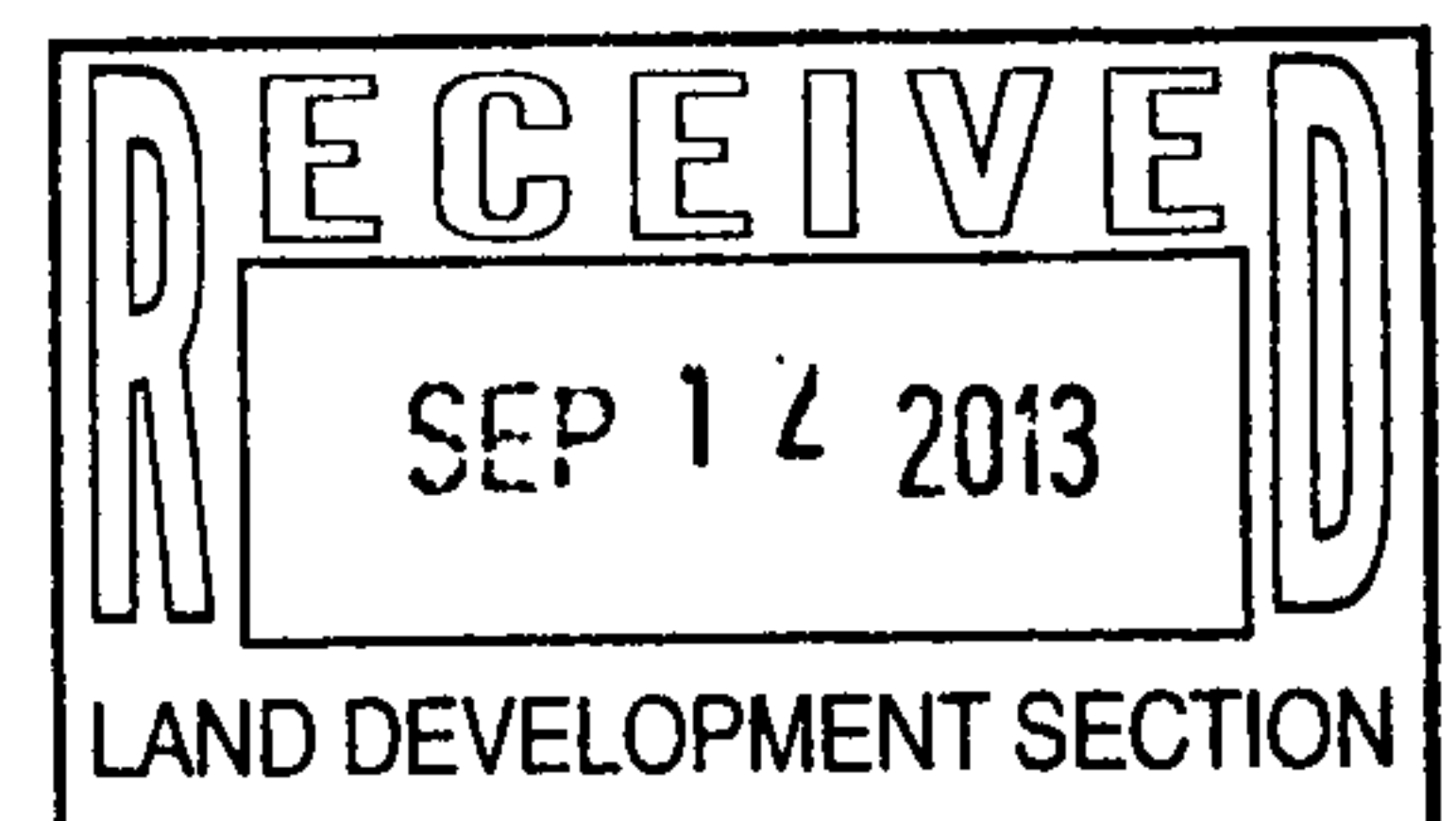
September 12, 2013

This are the responses to your comments dated August 19, 2013.

1. At a recent site visit (08-16-13), it was noted that a number of items were not built with this project or significantly modified, including curb and gutter, hatched pedestrian pathway, and a 5-foot wide keyway. The certification must clearly show what has been built. *The proposed hatch pedestrian pathway has been stripped. The curb and gutter was not constructed because an agreement with the cell tower company requires that an access be provided from Baylor to the tower site. The distance from the back of curb to the north property line indicates that a 13.1 foot drive lane exists which is adequate for the small crane to enter. The 5-foot wide keyway has been stripped.*
2. The existing easternmost entrance was to be removed with this project and replaced with sidewalk and curb and gutter. This work has not yet been completed. *The agreement with the cell tower company indicated that an access was to be provided from Baylor towards the tower site. The distance from the back of curb within the parking area to the north property line is 13.1 feet which is sufficient for the small crane to enter.*
3. An adequate keyway (5-foot depth minimum) must be provided for the dead-end parking lane. *One stall has been eliminated so as to achieve the keyway at the dead-end parking lane.*
4. The new ADA parking stall does not meet minimum criteria (no access aisle, pathway is guided into traffic, etc.) Please remove this stall. *The stall has been painted over and the pathway stripping has also been removed.*

If I can be of further assistance, please feel to call me at 505-250-7719.

Bernie J. Montoya C.E.



TERMINATION AND RELEASE

of

Reciprocal Easements for Private Common Access & Private Drainage

Project No. M16-001

THIS TERMINATION AND RELEASE of Reciprocal Easements for Private Common Access & Private Drainage is made and entered into as of October 15, 2012.

WHEREAS, Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A, Block 1, Airport Industrial Park and Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A-1, Block 1, Airport Industrial Park ("the Parties"), entered into Reciprocal Easements for Private Common Access & Private Drainage dated April 11, 2012, ("Easement"), which Easement was recorded May 2, 2012, in the office of the County Clerk of Bernalillo County, State of New Mexico, as Document No. 2012044285; and

WHEREAS, the Parties have replaced the Easement with Reciprocal Easements for Private Common Access & Private Drainage M16-003.

THEREFORE, the Parties terminate the Easement and hereby release and discharge the Property described in the grant of Easement:

IN WITNESS WHEREOF, the undersigned has executed this Termination and Release of Reciprocal Easements for Private Common Access & Private Drainage as of the day and year first above written.

Owners of Lot 13-A, Block 1, Airport Industrial Park

By: [Signature]
Herbert A. Pluemer
Date: 9/27/12

By: [Signature]
Barbara A. Pluemer
Date: 9-27-12

Owners of Lot 13-A-1, Block 1, Airport Industrial Park

By: [Signature]
Herbert A. Pluemer
Date: 9/27/12

By: [Signature]
Barbara A. Pluemer
Date: 9-27-12

Doc# 2013015626

02/11/2013 02:02 PM Page 1 of 2
TERM R:\$25 00 M. Toulouse Oliver, Bernalillo County



Lot 13-A, Block 1, Airport Industrial Park notary

STATE OF New Mexico)
)ss
COUNTY OF Bernalillo)

This instrument was acknowledged before me on 27 day of September, 2012, by Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A, Block 1, Airport Industrial Park.

(SEAL)

My Commission Expires:
3/13/16



Notary Public




Lot 13-A-1, Block 1, Airport Industrial Park notary

STATE OF New Mexico)
)ss
COUNTY OF Bernalillo)

This instrument was acknowledged before me on 27 day of September, 2012, by Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A-1, Block 1, Airport Industrial Park.

(SEAL)

My Commission Expires:
3/13/16



Notary Public



TERMINATION AND RELEASE of PRIVATE FACILITY DRAINAGE COVENANT

Project No. M16-002

THIS TERMINATION AND RELEASE of Private Facility Drainage Covenant is made and entered into as of October 15, 2012, by the City of Albuquerque, (the "City").

WHEREAS, Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A, Block 1, Airport Industrial Park and Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A-1, Block 1, Airport Industrial Park ("the Grantors"), entered into Private Facility Drainage Covenant dated April 25, 2012, ("Covenant"), which Covenant was recorded May 2, 2012, in the office of the County Clerk of Bernalillo County, State of New Mexico, as Document No. 2012044284; and

WHEREAS, the City has determined that the Covenant is no longer required.

THEREFORE, the City terminates the Covenant and hereby releases and discharges the Property described in the grant of Covenant:

IN WITNESS WHEREOF, the undersigned has executed this Termination and Release of Private Facility Drainage Covenant as of the day and year first above written.

CITY OF ALBUQUERQUE
a municipal corporation

By: [Signature]

Richard Dourte, City Engineer

10-15-12

Date

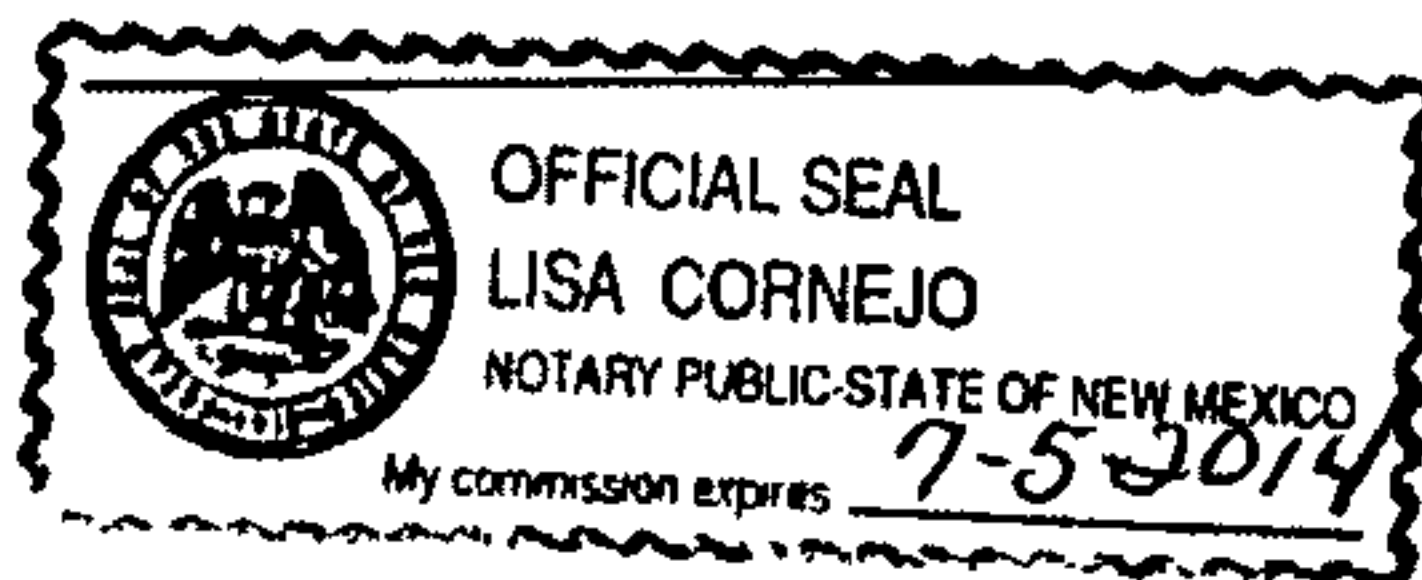
10-8-2012

STATE OF NEW MEXICO)
) ss
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on October 15, 2012, by Richard Dourte, City Engineer of the City of Albuquerque, a New Mexico municipal corporation on behalf of said corporation.

[Signature]
Notary Public

My Commission Expires:



Doc# 2013015627

02/11/2013 02:02 PM Page: 1 of 1
TERM R:\$25.00 M Toulouse Oliver, Bernalillo County



PRIVATE FACILITY DRAINAGE COVENANTProject No. M16-00410-15-2012

This Drainage Covenant ("Covenant"), between **Herbert A. Pluemer and Barbara A. Pluemer, husband and wife** [state the name of the present real property owner exactly as shown on the real estate document conveying title to the present owner and state the legal status of the owner, for example, "single person", "husband and wife", "corporation of the State of New Mexico", or "partnership"] ("Owner"), whose address is **2646 Baylor SE, Albuquerque, NM 87103**, and the City of Albuquerque, a New Mexico municipal corporation ("City") whose address is P.O. Box 1293, Albuquerque, New Mexico 87103, is made in Albuquerque, Bernalillo County, New Mexico and is entered into as of the date Owner signs this Covenant.

1. **Recital.** The Owner is the current owner of the following described real property located at [give legal description including recording information, and street address]

Lots 13-A, 1-D-3, and 1-D-4, Block 1, Airport Industrial Park, recorded on April 10, 1974, in the records of the Clerk of Bernalillo County, New Mexico, in Volume C-9, Folio 174, as Document No. 1974003441 in Bernalillo County, State New Mexico (the "Property").

Pursuant to City ordinances, regulations and other applicable laws, the Owner is required to construct and maintain certain drainage facilities on the Property, and the parties wish to enter into this Covenant to establish the obligations and responsibilities of the parties.

2. **Description and Construction of Drainage Facility.** The Owner shall construct the following "Drainage Facility" within the Property at the at the Owner's sole expense in accordance with the standards, plans and specifications approved by the City: **retention pond and drainage pipe.**

The Drainage Facility is more particularly described in **Exhibit A** attached hereto and made a part hereof.

3. **Maintenance of Drainage Facility.** The Owner shall maintain the Drainage Facility at Owner's sole cost in accordance with the approved Drainage Report and plans.

4. **Benefit to Property.** The Owner acknowledges and understands that the Drainage Facility required herein to be constructed on the Owner's property is for the private benefit and protection of the Owner's property and that failure to maintain such facility could result in damage or loss to the Property.

Doc# 2013015628

02/11/2013 02:02 PM Page 1 of 5
COV R-\$25.00 M. Toulouse Oliver, Bernalillo County

5. Inspection of Drainage Facility. The City shall have no duty or obligation whatsoever to perform any inspection, maintenance or repair of the Drainage Facility, it being the duty of the Owner, its heirs, successors and assigns to construct and maintain the facility in accordance with approved plans and specifications.

6. Liability of City. The Owner understands and agrees that the City shall not be liable to the Owner, its heirs, successors or assigns, or to any third parties for any damages resulting from the Owner's failure to construct, maintain or repair the Drainage Facility.

7. Indemnification. The Owner owns and controls the Drainage Facility and shall not permit the Drainage Facility to constitute a hazard to the health or safety of the general public. The Owner agrees to indemnify, defend and hold harmless the City, its officials, agents and employees, from any claims, actions, suits or other proceedings arising from or out of the negligent acts or omissions of the Owner, its agents, representatives, contractors or subcontractors or arising from the failure of the Owner, its agents, representatives, contractors or subcontractors to perform any act or duty required of the Developer or Owner herein; provided, however, to the extent, if at all, Section 56-7-1 NMSA 1978 is applicable to this Covenant, this Covenant to indemnify will not extend to liability, claims, damages, losses or expenses, including attorneys' fees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs or specifications by the respective indemnitee, or the agents or employees of the respective indemnitee; or (2) the giving of or the failure to give direction or instructions by the respective indemnitee, where such giving or failure to give directions or instructions is the primary cause of bodily injury to persons or damage to property.

8. Assessment. Nothing in this Covenant shall be construed to relieve the Owner, its heirs, assigns and successors from an assessment against the Owner's property for improvements to the property under a duly authorized and approved Special Assessment District. The parties specifically agree that the value of the Drainage Facility will not reduce the amount assessed by the City.

9. Binding on Owner's Property. The covenants and obligations of the Owner set forth herein shall be binding on the Owner, its heirs, assigns and successors and on the Owner's property and constitute covenants running with the Owner's property until released by the City. This Covenant can only be released by the City's Chief Administrative Officer with concurrence of the City Engineer.

10. Entire Covenant. This Covenant contains the entire agreement of the parties and supersedes any and all other agreements or understandings, oral or written, whether previous to the execution hereof or contemporaneous herewith.

11. Changes to Covenant. Changes to this Covenant are not binding unless made in writing, signed by both parties.

12. Effective Date of Covenant. This Covenant shall be effective as of the date of signature of the Owner.

Lots 13-A, 1-D-3, and 1-D-4, Block 1, Airport Industrial Park owners:

By: [Signature]
Herbert A. Pluemer
Dated: 9/27/12

By: [Signature]
Barbara A. Pluemer
Dated: 9-27-12

CITY OF ALBUQUERQUE:

Accepted:

By: [Signature]
Robert J. Perry,
Chief Administrative Officer
Dated: 10/16/12

[Signature]
10-15-12

Approved:
By: [Signature]
City Engineer

[Signature]
10-8-2012

Lots 13-A, 1-D-3, and 1-D-4, Block 1, Airport Industrial Park
OWNER'S ACKNOWLEDGMENT

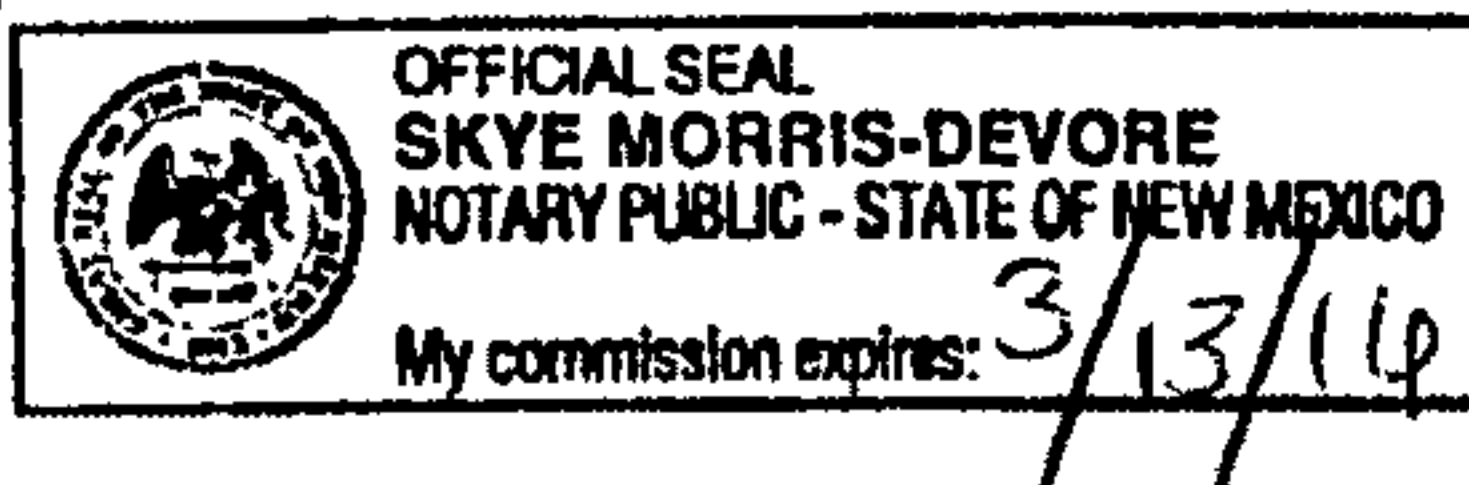
STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on this 27 day of September 2012, by Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lots 13-A, 1-D-3, and 1-D-4, Block 1, Airport Industrial Park.

(SEAL)

My Commission Expires:
3/13/16

[Signature]
Notary Public



CITY'S ACKNOWLEDGMENT

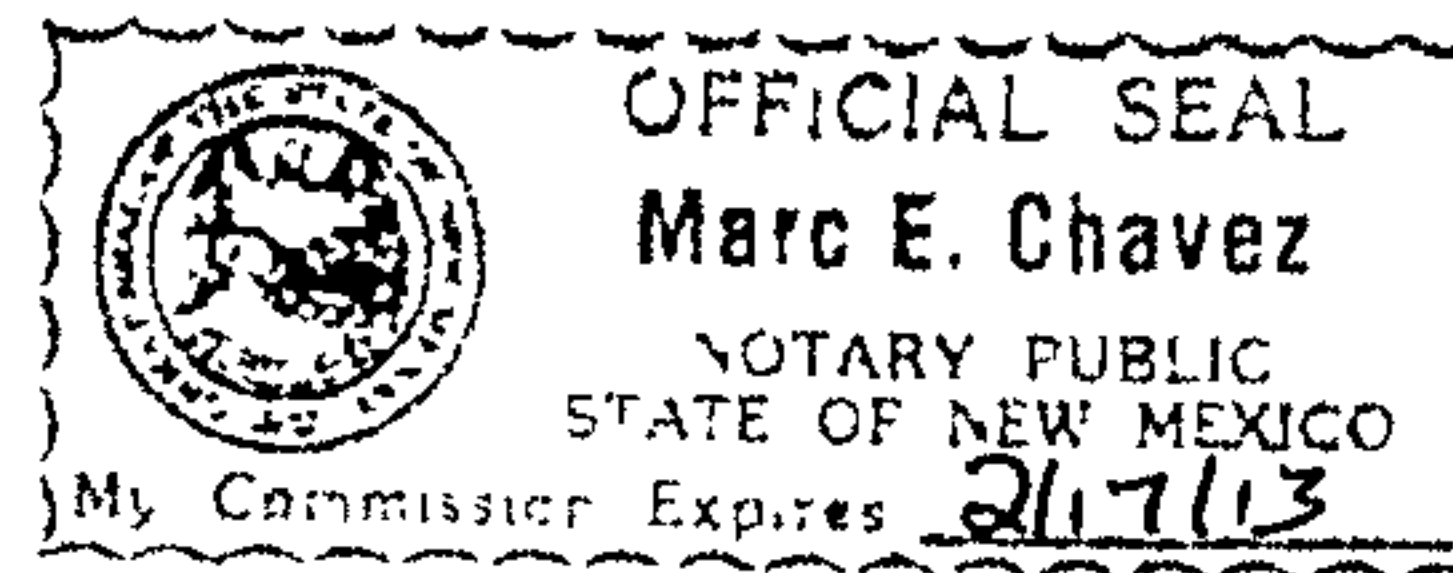
STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on this 16th day of October 2012, by Robert J. Perry, Chief Administrative Officer of the City of Albuquerque, a New Mexico municipal corporation, on behalf of the corporation.

(SEAL)

My Commission Expires:
2/17/13

Marc E. Chavez
Notary Public



(EXHIBIT A ATTACHED)

Bernalillo County, NM
One Civic Plaza NW
P.O. Box 542
Albuquerque, NM 87102

Receipt: 0435952

| Product | Name | Extended |
|------------------|-----------------------------|----------|
| TERM | Termination | \$25.00 |
| | # Pages | 2 |
| | Document #2013015626 | |
| | # Of Entries | 0 |
| | In Person/Interested Person | false |
| TERM | Termination | \$25.00 |
| | # Pages | 1 |
| | Document #2013015627 | |
| | # Of Entries | 0 |
| | In Person/Interested Person | false |
| COV | Covenant | \$25.00 |
| | # Pages | 5 |
| | Document #2013015628 | |
| | # Of Entries | 0 |
| | In Person/Interested Person | false |
| <hr/> Total | | \$75.00 |
| Tender (Check) | | \$75.00 |
| Check# 3200 | | |
| Paid By ACMI-INC | | |

Thank You!

2/11/13 2:02 PM jlmarez

Plot NO.
 Approved
 Zone Atlas Index No. M-16-2
 Date of Survey, NOV. 1961

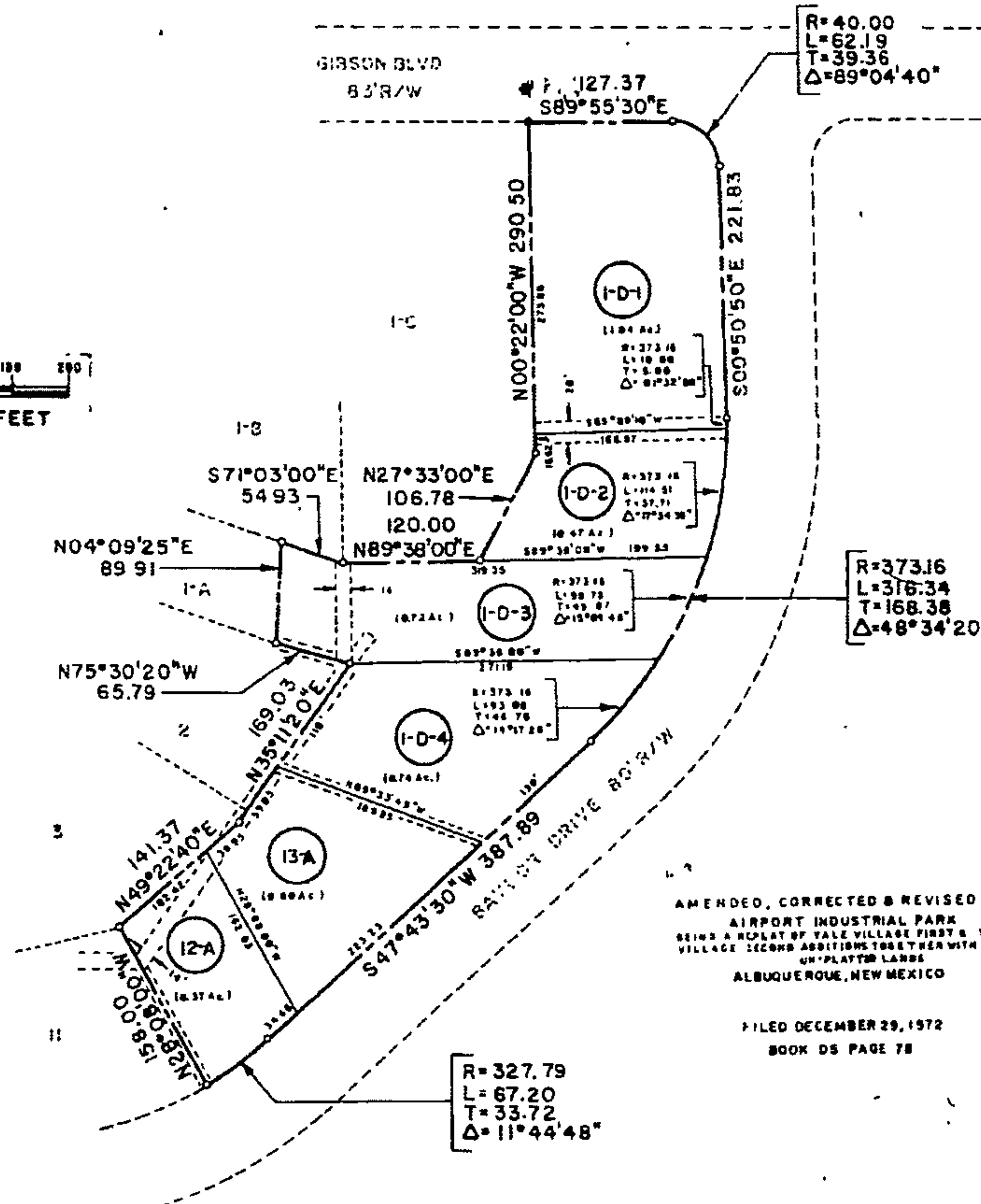
Van C. Hagan by Thomas P. Rector
 4-9-74 AL-16
 6-14-111 (602)

NORTH

0 50 100 150 200
 SCALE IN FEET

AMENDED, CORRECTED & REVISED PLAT
 AIRPORT INDUSTRIAL PARK
 BEING A REPLAT OF YALE VILLAGE FIRST & YALE
 VILLAGE SECOND ADDITIONS TOGETHER WITH VACATED
 UN-PLATTED LANDS
 ALBUQUERQUE, NEW MEXICO

FILED DECEMBER 29, 1972
 BOOK DS PAGE 78



State of New Mexico) ss
 County of Bernalillo)
 This instrument was filed for

3141
 APR 30 1974
 ALBUQUERQUE, N.M. Recorded in Vol. 124
 of Records of said County Clerk
 Clerk: S. J. Acosta
 Deputy Clerk

REPLAT OF LOTS 1-D, 12, AND 13 OF BLOCK 1 OF AIRPORT INDUSTRIAL PARK

NOW COMPRISING LOTS 1-D-1, 1-D-2, 1-D-3,
 1-D-4, 12-A, AND 13-A OF BLOCK 1
 AIRPORT INDUSTRIAL PARK

ALBUQUERQUE, NEW MEXICO
 APRIL, 1974

DESCRIPTION

The replat of that certain parcel of land comprising all of Lots 1-D, 12, and 13 of Block 1 of Airport Industrial Park, Albuquerque, New Mexico, as the same is shown and designated on the plat entitled "AMENDED, CORRECTED AND REVISED PLAT, AIRPORT INDUSTRIAL PARK, BEING A REPLAT OF YALE VILLAGE FIRST AND YALE VILLAGE SECOND ADDITIONS TOGETHER WITH VACATED UN-PLATTED LANDS, ALBUQUERQUE, NEW MEXICO" filed in the office of the County Clerk for Bernalillo County, New Mexico on December 29, 1972 as Page 78 of Book DS.

Surveyed, replatted and subdivided and now comprising all of lots 1-D-1, 1-D-2, 1-D-3, 1-D-4, 12-A, and 13-A of Block 1, Airport Industrial Park, Albuquerque, New Mexico.

FREE CONSENT, DEDICATION

The subdivision of the land hereon described is with free consent and in accordance with the desires of the undersigned owner and proprietor thereof, and said owner and proprietor does hereby dedicate the public rights of way shown hereon, together with all easements shown on this plat. Power and communication easements are reserved where shown by dashed lines, being 14 feet in width centered on the rear lot lines and 10 feet in width centered on the side lot lines, except as noted, including the right of ingress and egress and the right to trim interfering trees. Anchor easements are ten (10) feet wide and thirty (30) feet long where shown. Easements for overhead, underground, and buried service wires, not shown, are also included on each lot shown hereon, together with the right of ingress and egress to and from said easements, and the right to trim interfering trees thereon. Any drainage easements shown hereon are also easements for underground sewer and water lines.

DEVELOPER.

Sunport Industrial Park, Inc.
 209 Palomas N.E.
 Albuquerque, New Mexico

John J. McMullan Attest *F.A. Lewis*
 John J. McMullan - President F.A. Lewis - Secretary

STATE OF NEW MEXICO) ss
 COUNTY OF BERNALILLO)

On this 9th day of APRIL, 19 74 the foregoing instrument was acknowledged before me.

My commission expires on the 10th day of FEB, 19 78.

Ralph Pick
 Notary Public

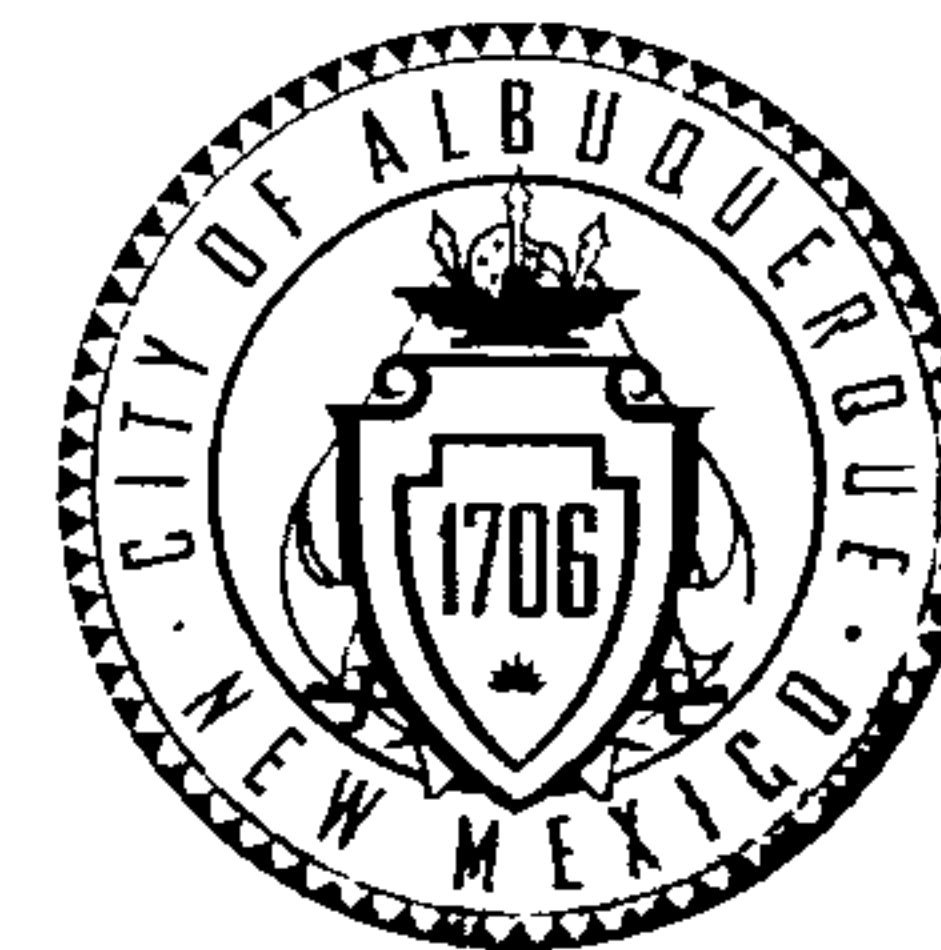
INFORMATION

SURVEY

I, under the laws of New Mexico, certify that I am a Registered Land

McINTIRE

CITY OF ALBUQUERQUE



September 12, 2012

William Troy Borron, R.A.
AUDAZ Design
PO Box 30274
Albuquerque, NM 87190

**Re: Plastic Machine Shop Addition, 2601 Baylor Drive SE,
Traffic Circulation Layout
Architect's Stamp dated 08-29-12 (M16-D037)**

Dear Mr. Borron,

Based upon the information provided in your submittal received 08-31-12, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. The existing loading dock appears to have a vertical drop off adjacent to the ADA parking stall access sloping from 0 – 42 inches. Please provide a detail; railing may be appropriate.
2. Show the 6-foot wide, ADA accessible, pedestrian pathway from the ADA parking to the building. It appears the pedestrian pathway adjacent to the proposed storage building provides 4-5 feet in width.
3. The proposed ramp indicated in detail C3 does not provide a 6-foot wide, ADA accessible pathway.
4. The legal description provided does not match what is shown on the plan. Lots 13A, 1D4, and 1D3 must be clearly shown and labeled on the plan.
5. The survey provided only provides detailed information for Lot 1D3. However, it does show a significant number of easements that are not shown on the plan. Show all existing and proposed easements on the plan and provide recording information.
6. The access and drainage easement referenced in the summary must be indicated on the plan; provide recording information.
7. The HC parking spaces provided on TCL plan are not in agreement with the list provided in the "General Information" #6. Please clarify.

If you have any questions, you can contact me at 924-3991.

Sincerely,

Kristal D. Metro, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services
C: File

DRAINAGE AND TRANSPORTATION INFORMATION SHEET
(REV 02/2012)

PROJECT TITLE: TRAFFIC CIRCULATION PLAN ZONE MAP: 17-16/D037
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 13-A-1 AIRPORT INDUSTRIAL PARK
CITY ADDRESS: 2601 BAYLOR SE

ENGINEERING FIRM: THOMES ENGINEERING CONTACT: TIM HIGHOWER
ADDRESS: _____ PHONE: 944-6216
CITY, STATE: _____ ZIP CODE: _____
EMAIL: THOMESENGINEERING@GMAIL.COM

OWNER: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: AUDAZ DESIGN CONTACT: TROY KORTZOW
ADDRESS: PO BOX 30274 PHONE: 350-8569
CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87190
EMAIL: TROY@AUDAZDESIGN.COM

SURVEYOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

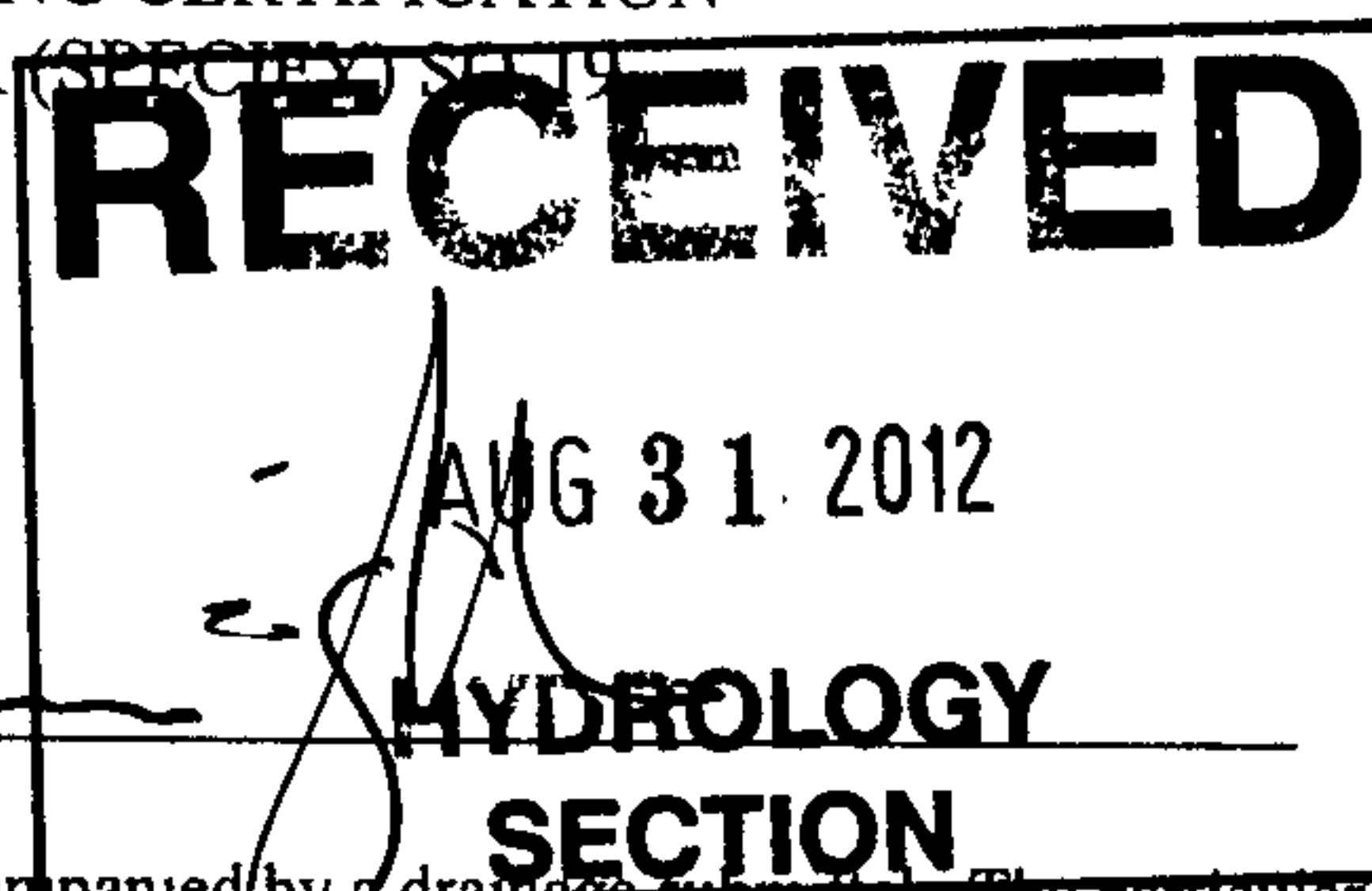
CONTRACTOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:
☐ DRAINAGE REPORT
☐ DRAINAGE PLAN 1ST SUBMITTAL
☐ DRAINAGE PLAN RESUBMITTAL
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERT (HYDROLOGY)
☒ CLOMR/LOMR
☒ TRAFFIC CIRCULATION LAYOUT
☐ ENGINEER'S CERT (TCL)
☐ ENGINEER'S CERT (DRB SITE PLAN)
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:
☐ SIA/FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☐ S. DEV. PLAN FOR SUB'D APPROVAL
☐ S. DEV. FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TEMP)
☐ GRADING PERMIT APPROVAL
☐ PAVING PERMIT APPROVAL
☐ WORK ORDER APPROVAL
☐ GRADING CERTIFICATION
☐ OTHER (SPECIFY) _____

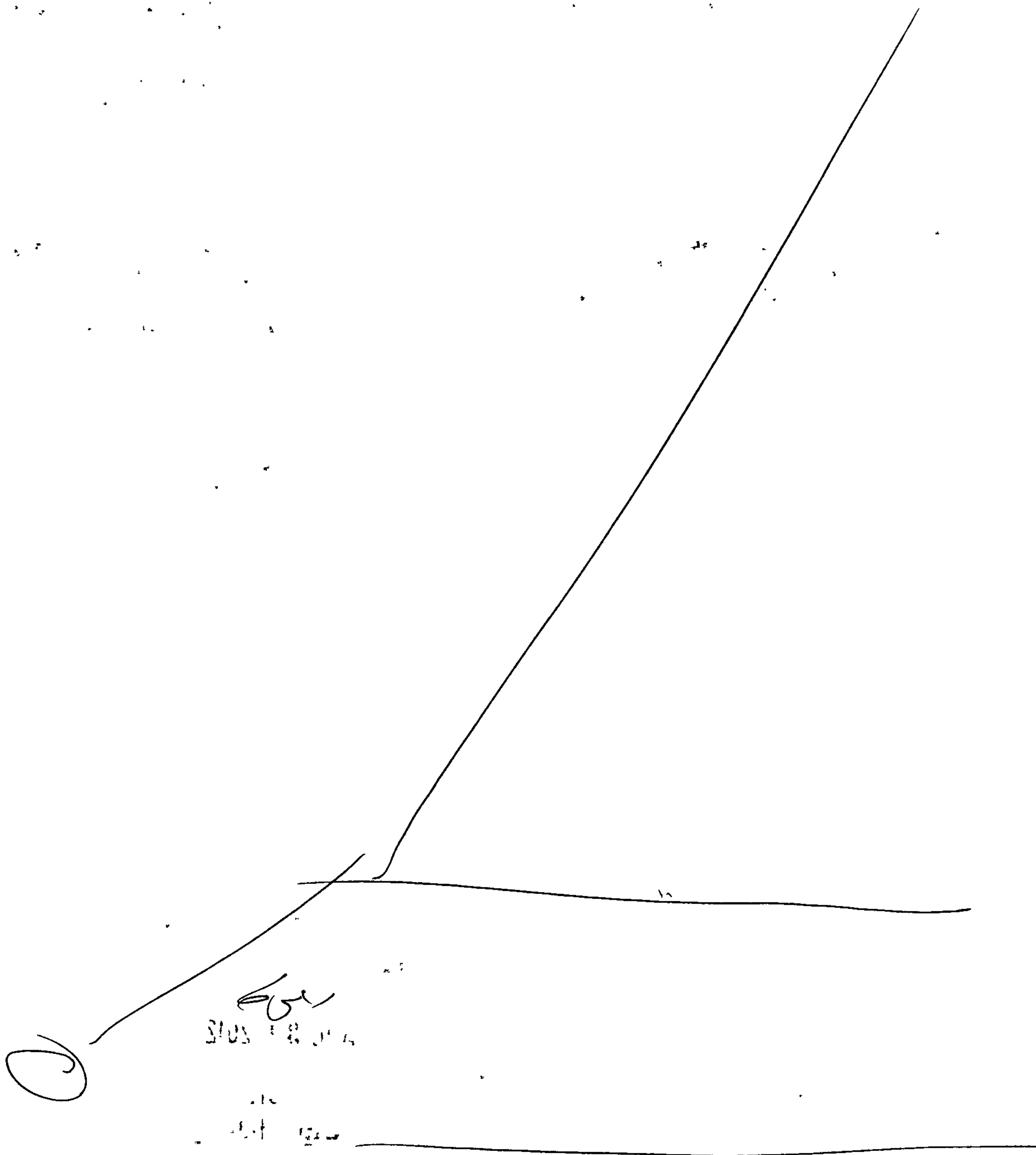
WAS A PRE-DESIGN CONFERENCE ATTENDED:
☐ YES
☐ NO
☐ COPY PROVIDED

DATE SUBMITTED: 8/31/12 BY: Sim

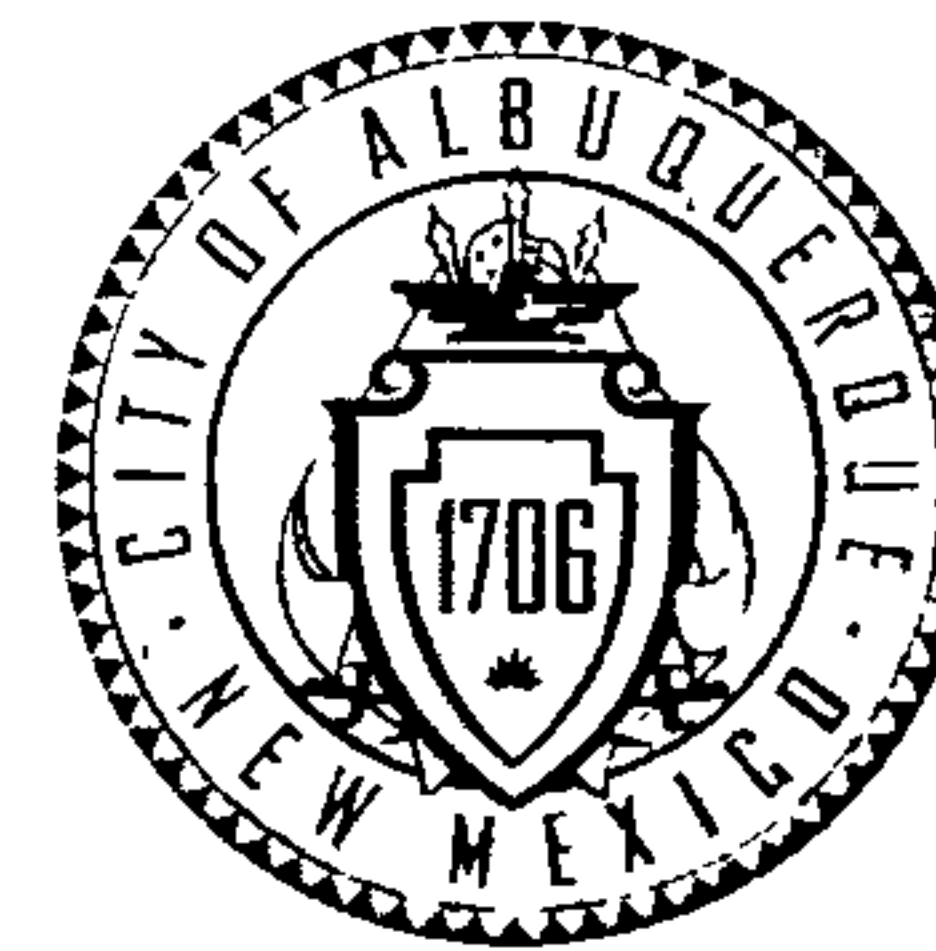


Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following.

1. **Conceptual Grading and Drainage Plan.** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans.** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report.** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.



CITY OF ALBUQUERQUE



August 22, 2012

William Troy Borron, R.A.
AUDAZ Design
PO Box 30274
Albuquerque, NM 87190

**Re: Plastic Machine Shop Addition, 2601 Baylor Drive SE,
Traffic Circulation Layout
Architect's Stamp dated 08-06-12 (M16-D037)**

Dear Mr. Borron,

Based upon the information provided in your submittal received 08-08-12, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. The proposed ramp must not be located within City right of way. Please revise.
2. The existing entrance appears to be a curb cut (City of Albuquerque Standard 2425). Curb cuts do not have ramps, they have ADA pathways.
3. For passenger vehicles, the minimum end island radius is 15 feet.
4. Show the 6-foot wide, ADA accessible, pedestrian pathway from the ADA parking to the building. Show all ramps and provide details.
5. The existing loading dock appears to interfere with traffic circulation.
6. Show the 6-foot wide, ADA accessible, pedestrian pathway from the roadway to the building.
7. The legal description provided does not match City GIS records. Per our records, this site consists of three lots: 13A, 1D3, and 1D4, Block 1, of the Airport Industrial Park. Has this site recently been replatted?

If you have any questions, you can contact me at 924-3991.

Sincerely,

Kristal D. Metro, P.E.
Traffic Engineer, Planning Dept.
Development and Building Services

C: File

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

M-16/0037
M-16

PROJECT TITLE: TRAFFIC CIRCULATION PLAN ZONE MAP: M-16
DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 13-A-1, AIRPORT INDUSTRIAL PARK
CITY ADDRESS: 2601 BAYLOR SE

ENGINEERING FIRM: THAMES ENGINEERING CONTACT: TIM HIGHOWER
ADDRESS: 10212 ARROYO BLVD NW PHONE: 944-8216
CITY, STATE: ALBUQ. NM 87114 ZIP CODE: _____
TIMH@STREAMLINESWIMSTORE.COM

OWNER: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: AUDAZ DESIGN CONTACT: T261 BOERNA
ADDRESS: PO BOX 30274 PHONE: 350-8569
CITY, STATE: ALBUQ. NM ZIP CODE: 87190

SURVEYOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: _____ CONTACT: _____
ADDRESS: _____ PHONE: _____
CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1ST SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED

B AUG 08 2012 D

DATE SUBMITTED: 8/6/12 BY: Sim

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. Drainage Report: Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

6600 Submittal

Figure 23.6.3

**Reciprocal Easements for Private Common Access & Private Drainage
M16-001**

This Easement Agreement is entered into between Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A, Block 1, Airport Industrial Park and Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A-1, Block 1, Airport Industrial Park ("the Parties"). The Parties are the owners of adjoining real estate situated in the City of Albuquerque, County of Bernalillo, State of New Mexico, and described as follows:

Lots 13-A and 13-A-1, Block 1, Airport Industrial Park, recorded on April 10, 1974, in the records of the Clerk of Bernalillo county, New Mexico, in Volume C-9, Folio 174, as Document No. 1974003441 ("the Properties")

The Parties desire to create a Private Common Access Easement and a Private Drainage Easement between the above-described adjoining lots providing access, from a single access point on the abutting street, to the Properties for the benefit of the Parties; and

Therefore the Parties agree as follows:

1. A blanket easement for a Private Common Access and Private Drainage in favor of Lot 13-A, Block 1, Airport Industrial Park, is granted over the entire Lot 13-A-1, Block 1, Airport Industrial Park, for the benefit of the Properties, and
2. A blanket easement for a Private Common Access and Private Drainage in favor of Lot 13-A-1, Block 1, Airport Industrial Park, is granted over the entire Lot 13-A, Block 1, Airport Industrial Park, for the benefit of the Properties.
3. This Easement is superior and paramount to the rights of any of the Parties hereto in the respective servient estates created, and the parties further agree that it is a covenant that shall run with the Properties.
4. The maintenance of the easement areas are the responsibility of the respective property owners.

In witness whereof, the parties hereto have executed this agreement as follows:

Doc# 2012044285

05/02/2012 11:18 AM Page 1 of 2
EASE R:\$25.00 M. Toulouse Oliver, Bernalillo County



GRANTOR: Owners of Lot 13-A, Block 1, Airport Industrial Park

By: [Signature]
Herbert A. Pluemer

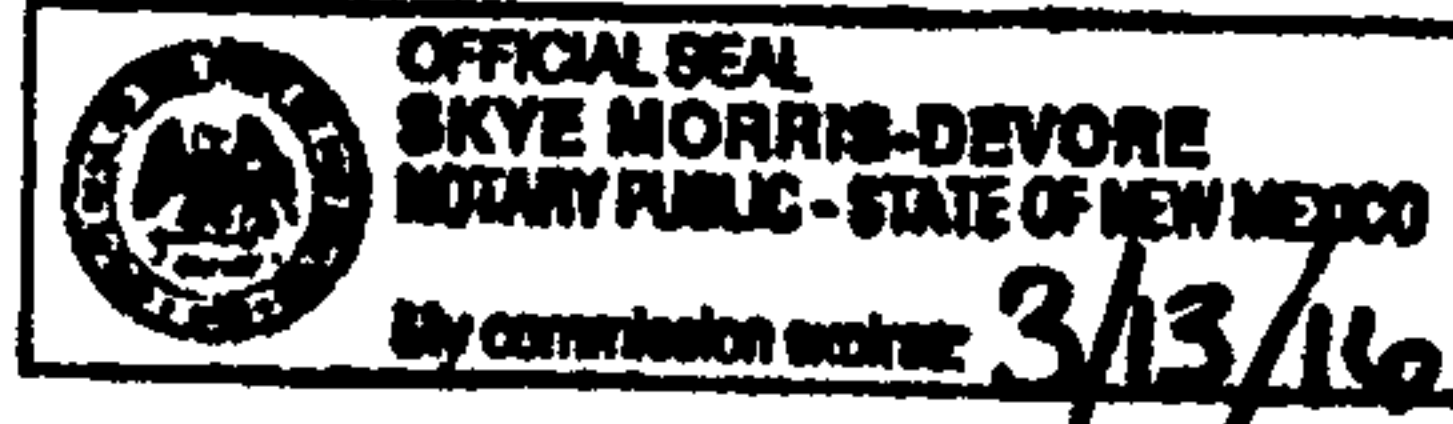
By: [Signature]
Barbara A. Pluemer

Date: 4/11/12

Date: 4/11/12

Lot 13-A, Block 1, Airport Industrial Park notary

STATE OF New Mexico)
COUNTY OF Bernalillo)



This instrument was acknowledged before me on 11 day of April, 2012, by Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A, Block 1, Airport Industrial Park.

(SEAL)

My Commission Expires:

3/13/16

[Signature]
Notary Public

GRANTOR: Owners of Lot 13-A-1, Block 1, Airport Industrial Park

By: [Signature]
Herbert A. Pluemer

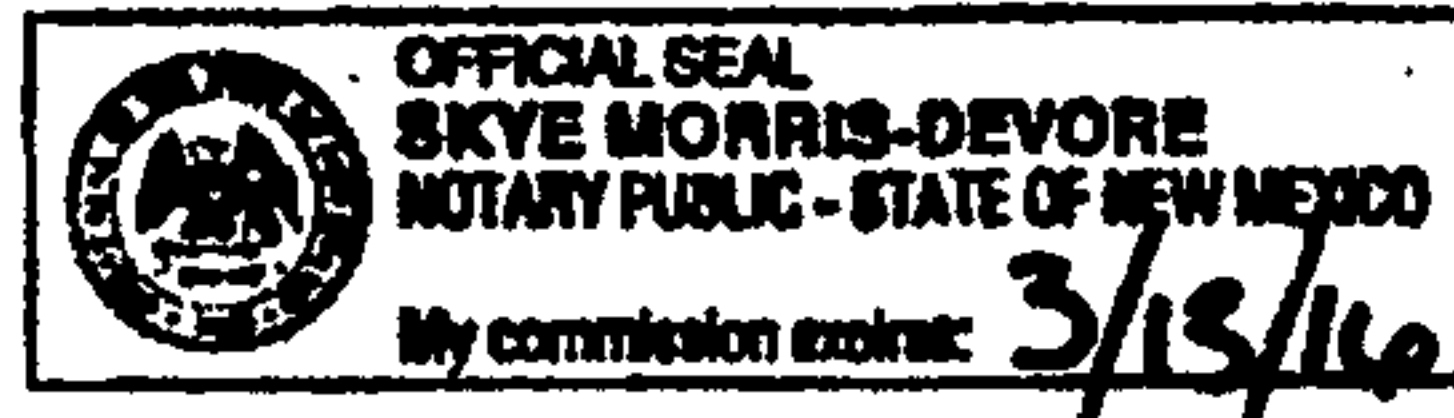
By: [Signature]
Barbara A. Pluemer

Date: 4/11/12

Date: 4/11/12

Lot 13-A-1, Block 1, Airport Industrial Park notary

STATE OF New Mexico)
COUNTY OF Bernalillo)



This instrument was acknowledged before me on 11 day of April, 2012, by Herbert A. Pluemer and Barbara A. Pluemer, husband and wife, owners of Lot 13-A-1, Block 1, Airport Industrial Park.

(SEAL)

My Commission Expires:

3/13/16

[Signature]
Notary Public



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

***Planning Department
Transportation Development Services Section***

June 20, 2003

David Gatterman, P.E.
BMJ Development Consultant
4409 Karrol Rd SW
Albuquerque, NM 87121

Re: Certification Submittal for Final Building Certificate of Occupancy for
2601 Baylor Warehouse, ~~[ME167D37]~~
2601 Baylor SE
Engineer's Stamp Dated 06/12/03

Dear Mr. Gatterman:

The TCL / Letter of Certification submitted on June 20, 2003 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

Sincerely,

Nilo E. Salgado-Fernandez, P.E.
Senior Traffic Engineer
Development and Building Services
Planning Department

c: Engineer
~~Hydrology file~~
CO Clerk



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 7, 2003

David Gatterman
BJM Development Consultant
4409 Karrol Road SW
Albuquerque, New Mexico 87121

**RE: Traffic Circulation Layout Plan for Baylor Warehouse (M16-D37) Dated
January 30, 2003**

Dear Mr. Gatterman:

The above referenced TCL is approved for Building Permit. Upon completion of the project the engineer will submit a certification per the DPM to Hydrology for release of the Certificate of Occupancy.

If you have any questions please call me a 924-3982.

Sincerely,

Carlos A. Montoya
City Floodplain Administrator



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

June 25, 2003

David Gatterman, P.E.
C/O BJM Development Consultant
4409 Karrol Rd SW
Albuquerque, New Mexico 87121

RE: BAYLOR WAREHOUSE (M-16/D37)
(2601 Baylor SE)
ENGINEERS CERTIFICATION FOR CERTIFICATE OF OCCUPANCY
ENGINEERS STAMP DATED 1/20/2003
ENGINEERS CERTIFICATION DATED 6/12/2003

Dear David:

Based upon the information provided in your Engineers Certification submittal dated 6/12/2003, and based upon the approval of the SO19 on 6/17/2003 by the City's Storm Drainage Maintenance inspector, the above referenced site is approved for Permanent Certificate of Occupancy.

If I can be of further assistance, please contact me at 924-3981.

Sincerely,

Teresa A. Martin
Hydrology Plan Checker
Development & Bldg. Services Division
BLB

C: Certificate of Occupancy Clerk, COA
~~drainage file~~
approval file



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 7, 2003

David Gatterman
BJM Development Consultant
4409 Karrol Road SW
Albuquerque, New Mexico 87121

**RE: Grading and Drainage Plan for Baylor Warehouse (M16-D37) Dated
January 30, 2003**

Dear Mr. Gatterman:

The above referenced drainage plan is approved for grading permit, foundation only, SO #19, and for building permit. Please contact Matt Cline from Arroyo Maintenance to inspect the SO #19. Upon completion of the project the engineer will submit a certification per the DPM to Hydrology for release of the Certificate of Occupancy.

If you have any questions please call me a 924-3982.

Sincerely,

Carlos A. Montoya
City Floodplain Administrator

C: Matt Cline, Arroyo Maintenance w/attachments
Pam Lujan, Excavation Permits

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

PROJECT TITLE: 2601 BAYLOR GRADING & DRAINAGE PLAN ZONE MAP: M-16
 DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 13-A-1
 CITY ADDRESS: 2601 BAYLOR SE

ENGINEERING FIRM: THAMES ENGINEERING CONTACT: TIM HIGLWOWER
 ADDRESS: 10212 AIRBOY BLVD NW PHONE: 944-6216
 CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87114

OWNER: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☒ DRAINAGE PLAN 1st SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) _____

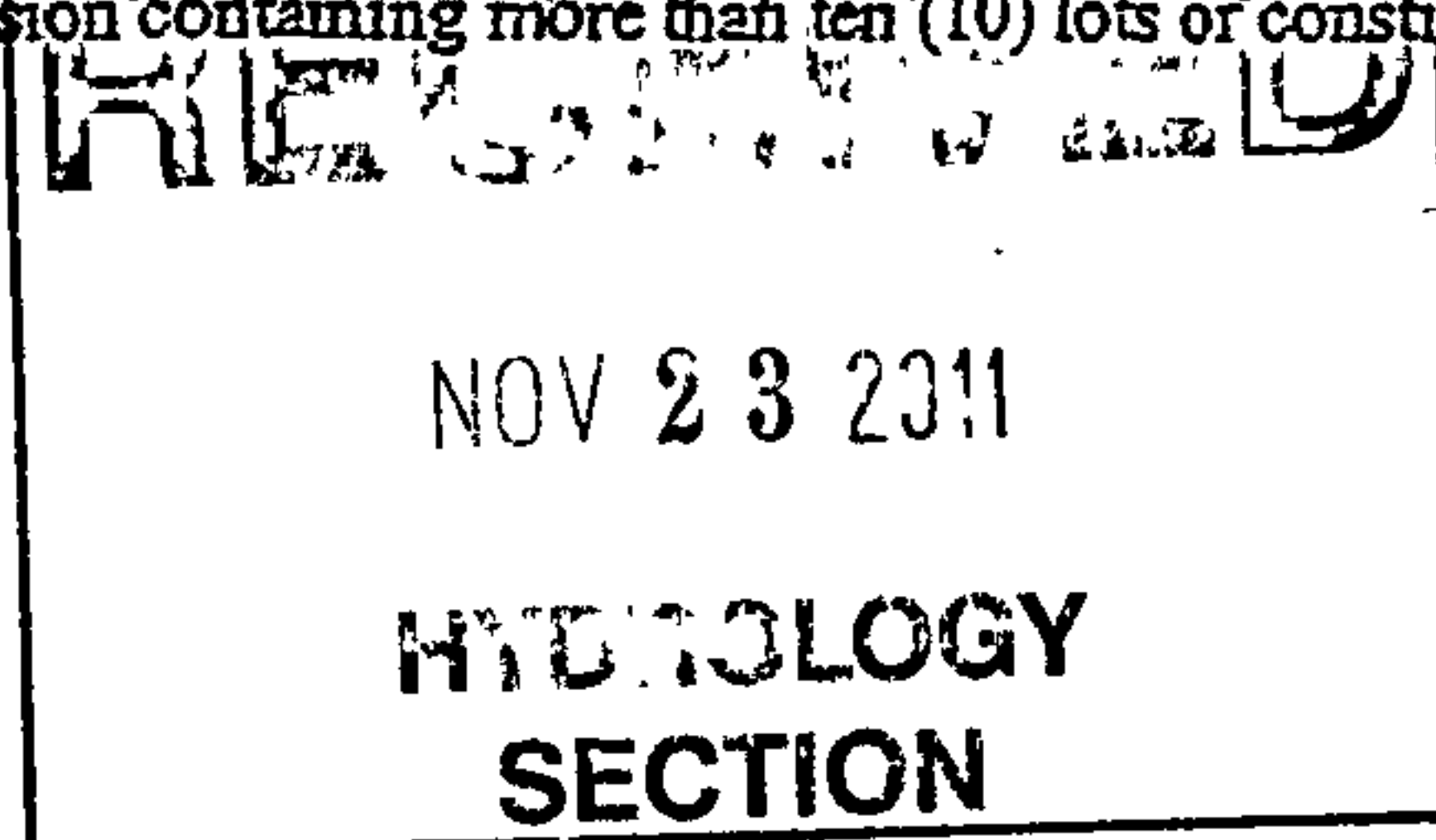
WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☐ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 11/23/11 BY: TIM HIGLWOWER

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. Drainage Report: Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.



TIMH@STREAMLINESWIMSTORE.COM

CITY OF ALBUQUERQUE



December 2, 2011

Timothy K. Hightower, P.E.
Thames Engineering and Design
10212 Arroyo Bend NW
Albuquerque, NM 87114

**Re: Plastic Machine Shop Grading and Drainage Plan, 2601 Baylor SE
Engineer's Stamp Date 11-23-11 (M16/D037)**

Dear Mr. Hightower,

Based upon the information provided in your submittal received November 23, 2011, the above referenced plan we have the following comments:

- Provide the 100-Yr/24-Hr Volume Calculations as well as the proposed pond volume calculations.
- Add the 100-Yr WSEL to the plan.
- Total lot area for Lot 13-A-1 is not the same under the proposed and existing conditions.
- Double check land treatments used for Lot 13-A-1.
- The Cell Tower and the access road to the Cell Tower can continue to drain as the existing condition.
- Provide riprap at the bottom of the pond at the end of the pipe and the rundowns. Extend the rundown ripraps to the bottom of the pond.
- Provide additional spot elevations on the East and the North side of the building to assure positive drainage to the North.
- A reciprocal drainage easement will be required prior to certification of occupancy if the existing lots are not re-platted into on single lot.
- If $\frac{3}{4}$ acre or more is being disturbed Topsoil Disturbance Permit will be required.
- If one acre or more is being disturbed this project requires a National Pollutant Discharge Elimination System (NPDES) permit for storm water discharge.

If you have any questions, you can contact me at 924-3695.

Sincerely,

Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: File

THAMES

Engineering – Construction – Design

January 30, 2012

City of Albuquerque
Public Works Department
600 2nd St. NW
Albuquerque, NM 87102
Attn: Shahab Biazar, PE

RE: 2601 Baylor SE
Grading and Drainage Re-submittal

Dear Shahab:

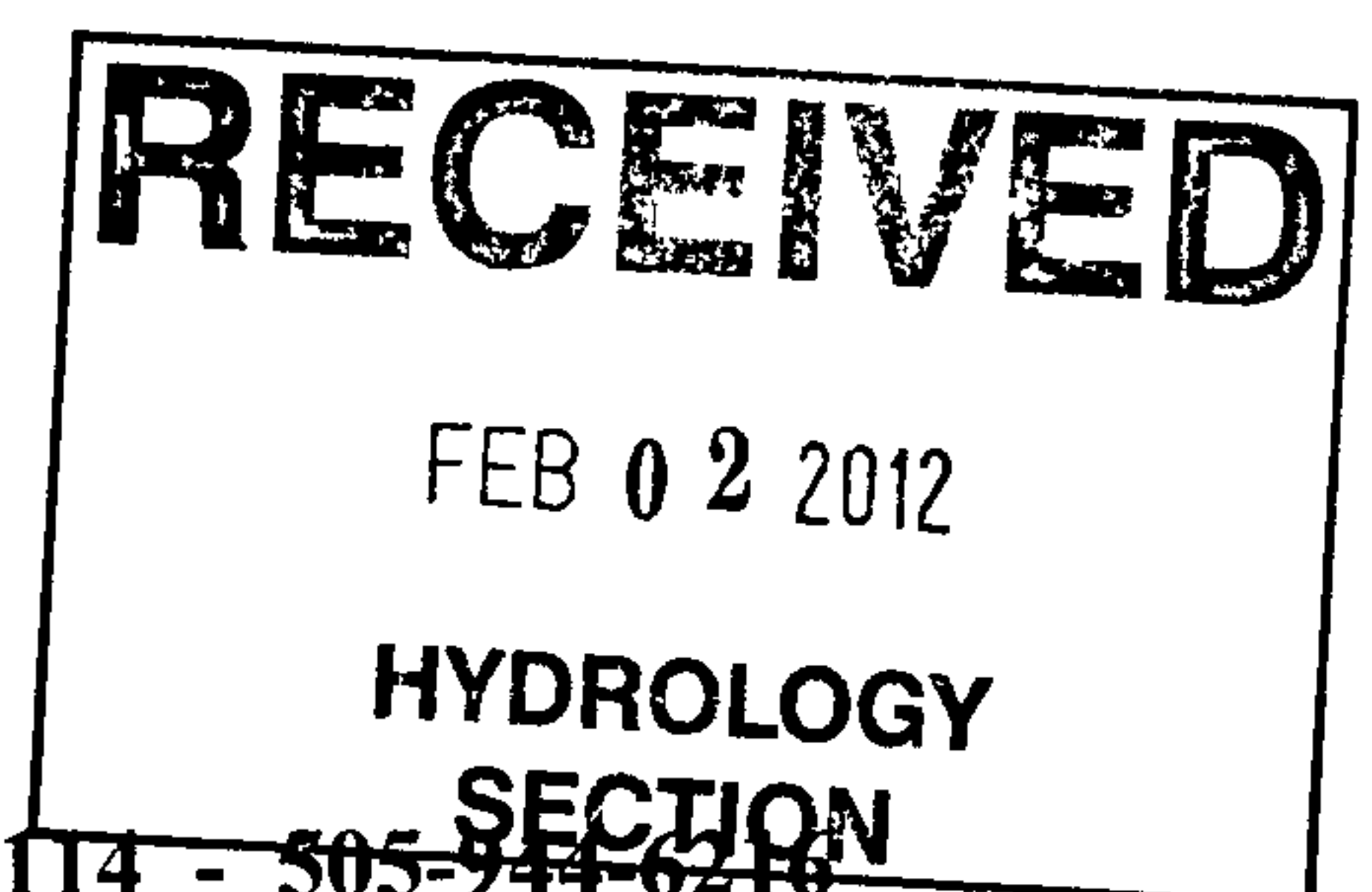
Please find below, the responses to the review comments for the Grading and Drainage submittal dated 12/01/11.

1. The Runoff Volume and Peak Discharge shown on the plan reflect the 100 Yr/6-Hr storm event. The 100 Yr/24-Hr hour Volume calculations are not required.
2. The 100-Yr High Water Elevation of approximately 47.0 is shown on the plan.
3. The lot area for Lot 13-A-1 has been changed to reflect the actual lot square footage.
4. The land treatments for both Lots 13-A and 13-A-1 have been revised to reflect the actual existing and proposed square footage for each land treatment condition.
5. The improvements to the Cell Tower area and access road have been removed and these areas will drain as the current existing condition.
6. The riprap rundowns have been extended to the bottom of the retention pond. The new overflow pipe from the existing retention pond on Lot 13-A, now drains onto riprap.
7. The new retention pond on Lot 13-A-1 has been dropped 1 foot to a bottom elevation of 44.0 to allow for additional runoff volume. This will insure adequate retention for both lots in case the existing sump pump at lot 13-A does not operate properly during a major storm event.
8. A reciprocal drainage easement will be provided if the two lots are not replatted into a single lot.
9. A total of 0.604 acres is being disturbed for these lot improvements; therefore no Topsoil Disturbance Permit or a NPDES permit is required.

Please contact me if there is any other information I can provide.

Sincerely:


Tim Hightower, PE
timh@streamlineswimstore.com



DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

M-16/DD37

PROJECT TITLE: GRADING & DRAINAGE ZONE MAP: M-16
 DRB#: _____ EPC#: _____ WORK ORDER#: _____

LEGAL DESCRIPTION: LOT 13-A-1, AIRPORT INDUSTRIAL PARK
 CITY ADDRESS: 2601 BAYLOR SE

ENGINEERING FIRM: THAMES ENGINEERING CONTACT: TIM HIGHGONBE
 ADDRESS: 10212 AIRPORT BLVD NW PHONE: 944-6216
 CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87114

OWNER: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

SURVEYOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

CONTRACTOR: _____ CONTACT: _____
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:
 _____ DRAINAGE REPORT
 _____ DRAINAGE PLAN 1st SUBMITTAL
☒ DRAINAGE PLAN RESUBMITTAL
 _____ CONCEPTUAL G & D PLAN
 _____ GRADING PLAN
 _____ EROSION CONTROL PLAN
 _____ ENGINEER'S CERT (HYDROLOGY)
 _____ CLOMR/LOMR
 _____ TRAFFIC CIRCULATION LAYOUT
 _____ ENGINEER'S CERT (TCL)
 _____ ENGINEER'S CERT (DRB SITE PLAN)
 _____ OTHER (SPECIFY) _____

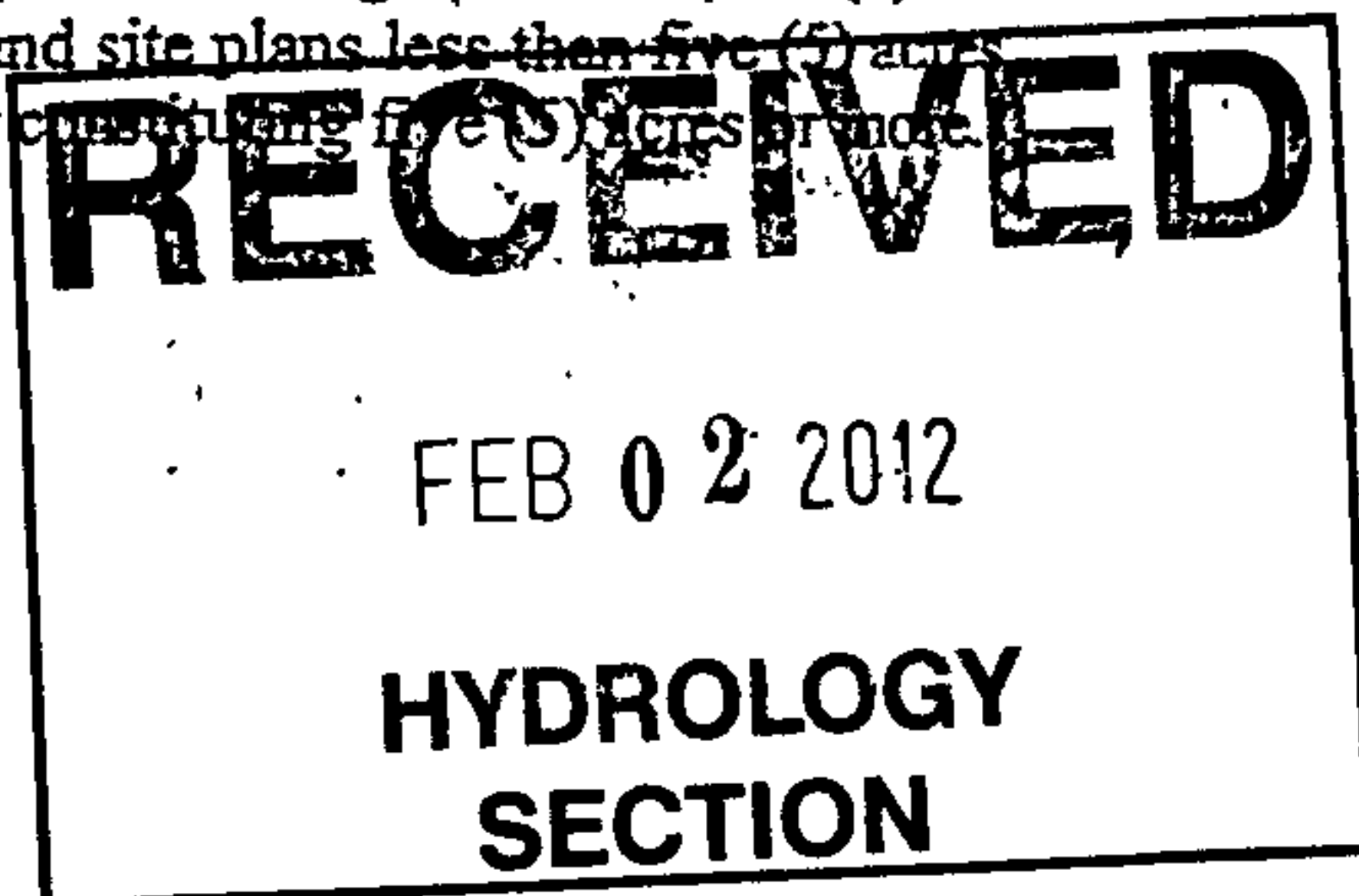
CHECK TYPE OF APPROVAL SOUGHT:
 _____ SIA/FINANCIAL GUARANTEE RELEASE
 _____ PRELIMINARY PLAT APPROVAL
 _____ S. DEV. PLAN FOR SUB'D APPROVAL
 _____ S. DEV. FOR BLDG. PERMIT APPROVAL
 _____ SECTOR PLAN APPROVAL
 _____ FINAL PLAT APPROVAL
 _____ FOUNDATION PERMIT APPROVAL
☒ BUILDING PERMIT APPROVAL
 _____ CERTIFICATE OF OCCUPANCY (PERM)
 _____ CERTIFICATE OF OCCUPANCY (TEMP)
 _____ GRADING PERMIT APPROVAL
 _____ PAVING PERMIT APPROVAL
 _____ WORK ORDER APPROVAL
 _____ OTHER (SPECIFY) _____

WAS A PRE-DESIGN CONFERENCE ATTENDED:
 _____ YES
 _____ NO
 _____ COPY PROVIDED

DATE SUBMITTED: 1/30/12 BY: Sim

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

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3. Drainage Report: Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.



CITY OF ALBUQUERQUE



February 8, 2012

Timothy K. Hightower, P.E.
Thames Engineering and Design
10212 Arroyo Bend NW
Albuquerque, NM 87114

**Re: Plastic Machine Shop
Grading and Drainage Plan, 2601 Baylor SE
Engineer's Stamp Date 1-30-12 (M16/D037)**

Dear Mr. Hightower,

Based upon the information provided in your submittal received February 8, 2012 the above referenced plan 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 Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3695.

Sincerely,

Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

RER/SB

C: File

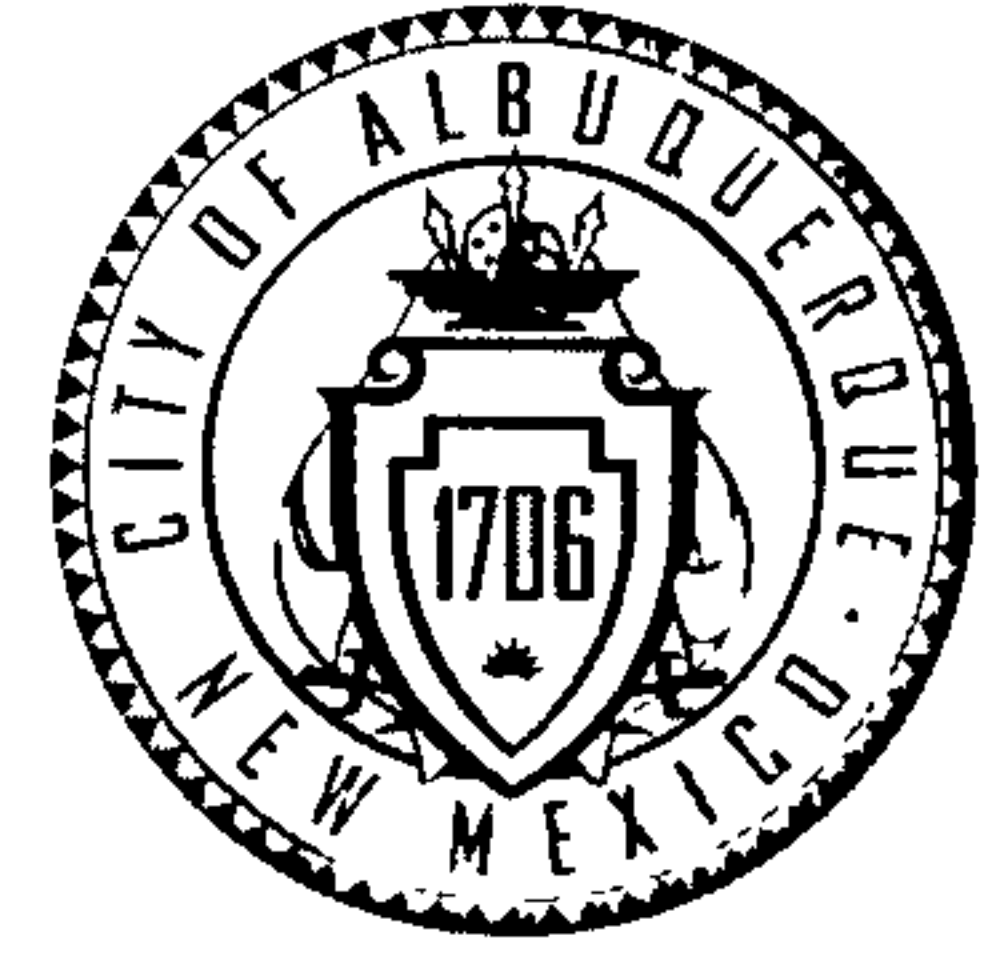
PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

CITY OF ALBUQUERQUE



February 8, 2012

Timothy K. Hightower, P.E.
Thames Engineering and Design
10212 Arroyo Bend NW
Albuquerque, NM 87114

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Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
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PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

C: RER/SB
File