

CITY OF ALBUQUERQUE



October 9, 2007

James D. Hughes, P.E.
URS
6501 Americas Parkway NE #900
Albuquerque, NM 87110

**Re: Mesa Del Sol Community Center Building 1 Conceptual Grading Plan
Engineer's Stamp dated 9-25-07 (R16/DA3005)**

Dear Mr. Hughes,

Based upon the information provided in your submittal dated 9-28-07, the above referenced plan is approved for Site Development Plan for Building Permit action by the DRB.

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

Sincerely,

Curtis A. Cheme, P.E.
Engineering Associate, Planning Dept.
Development and Building Services

C: file
Brad Bingham

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(Rev. 12/05)

PROJECT TITLE: Mesa Del Sol Community Center Bldg #1 ZONE MAP/DRG. FILE # R-16/DA3005
DRB#: 1004-873 EPC#: 06EPC-00622 WORK ORDER#: _____

LEGAL DESCRIPTION: Tracts 23.24 and A Innovation Park
CITY ADDRESS: University Blvd at Stryker Rd

ENGINEERING FIRM: URS

ADDRESS: 6501 Americas Parkway NE #900
CITY, STATE: Albuquerque, NM

CONTACT: Doug HughesPHONE: 505-855-7535ZIP CODE: 87110OWNER: Forest City Covington NM LLC

ADDRESS: 801 University Blvd SE, Suite 200
CITY, STATE: Albuquerque, NM

CONTACT: Manny BarreraPHONE: 505-452-2800ZIP CODE: 87106ARCHITECT: Jon Anderson Architect

ADDRESS: 912 Roma Ave NW
CITY, STATE: Albuquerque NM

CONTACT: Jon AndersonPHONE: 764-8306ZIP CODE: 87102SURVEYOR: URS

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

ZIP CODE: _____

CONTRACTOR: N/A

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

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/ARCHITECT CERT (TCL)
☐ ENGINEER/ARCHITECT CERT (DRB S.P.)
☐ ENGINEER/ARCHITECT CERT (AA)
☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL SOUGHT:

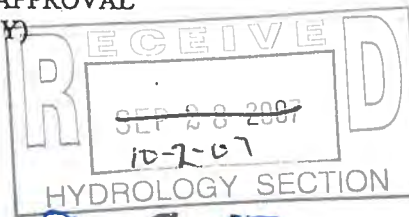
- ☐ SIA/FINANCIAL GUARANTEE RELEASE
☐ PRELIMINARY PLAT APPROVAL
☒ S. DEV. PLAN FOR SUB'D APPROVAL
☐ S. DEV. FOR BLDG. PERMIT APPROVAL
☐ SECTOR PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☐ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY (PERM)
☐ CERTIFICATE OF OCCUPANCY (TEMP)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

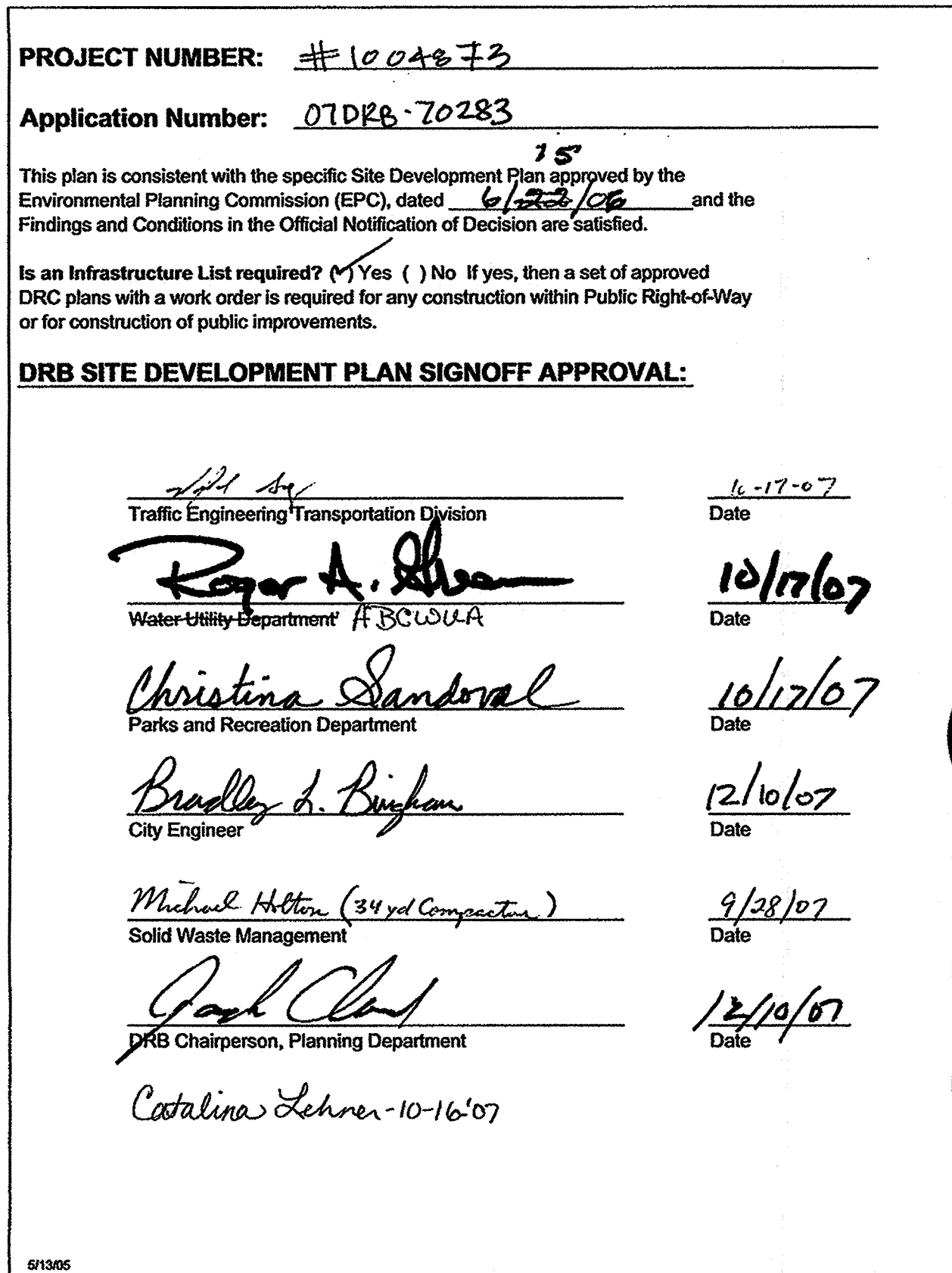
WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES☒ NO☐ COPY PROVIDEDSUBMITTED BY: James D. HughesDATE: 9-28-07

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 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 subdivision containing more than ten (10) lots or constituting five (5) acres or more.





AREAS
TOWN CENTER RETAIL 23,142 SF (not leasable)
TOWN CENTER OFFICE 44,874 SF (not leasable)

	PARKING RATIO (PER 1,000 SF)	PARKING SPACES PER MARKET DEMAND
TOWN CENTER RETAIL	4.5	104
TOWN CENTER OFFICE	4.0	179
TOTAL		283

REQUIRED ACCESSIBLE SPACES	PROVIDED ACCESSIBLE SPACES	Rq. Bike Spaces	Prov. Bike Spaces	Motorcycle spaces	Preferential Car/Van Pool Spaces
8	12	14	20	6	12

- 01

