

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

March 21, 2024

Olin M. Brown, P.E., Vice President Community Development and Planning
Bohannon Huston, Inc.
7500 Jefferson St NE
Albuquerque, NM 87109

RE: 5650 University Blvd SE
Temporary Certificate of Occupancy
Engineer's Stamp Date: 7/5/2023
Engineer's Partial Grading and Drainage Certification Date: 3/18/2024
Hydrology File: R16DA3006AA

Dear Mr. Brown:

Based on the Engineer's Partial Grading and Drainage Certification received 3/18/2024 and site visit on 3/21/2024, this letter serves as a "green tag" from Hydrology Section for a 30-day Temporary Certificate of Occupancy for Mill 3, Mill 5, Production Office 1, and Stage 12-14 to be issued by the Building and Safety Division.

If you have any questions, please contact me at 505-924-3695 or tchen@cabq.gov.

Sincerely,

Tiequan Chen P.E.
Principal Engineer, Hydrology
Planning Department, Development Review Services

Cc: Laurie Elliot, Yvette Lucero, Desiree Gonzales, Wendi Alcala, James Broomfield

March 18, 2024

Mr. Tiequan Chen, P.E.
Hydrology Section
City of Albuquerque
600 2nd Street NW
Albuquerque, NM 87102

Re: Partial Grading and Drainage Certification for ABQ Studios Expansion; Hydrology File
R16DA3005AA

Dear Tiequan,

We are submitting a temporary grading and drainage certification for ABQ Studios Expansion. The temporary certification only includes Mill 3, Mill 5, Production Office 1, and Stage 12-14. Enclosed for your reference is the approved grading and drainage plan (approval letter dated 9/19/2023) as well as as-built elevation data that I have reviewed against the approved plans.

After reviewing these as-built elevations and visiting the site on 3/18/2023 it is BHI's belief that the above lot have been graded in substantial compliance with the approved grading and drainage plan and that the interim drainage improvements allow runoff to be managed in the interim condition, as well as the final condition.

Your review and approval is requested for Temporary Certificate of Occupancy for Mill 3, Mill 5, Production Office 1, and Stages 12-14. I appreciate your time and consideration. If you have questions or require additional information, please contact me at 823-1000.

Sincerely,

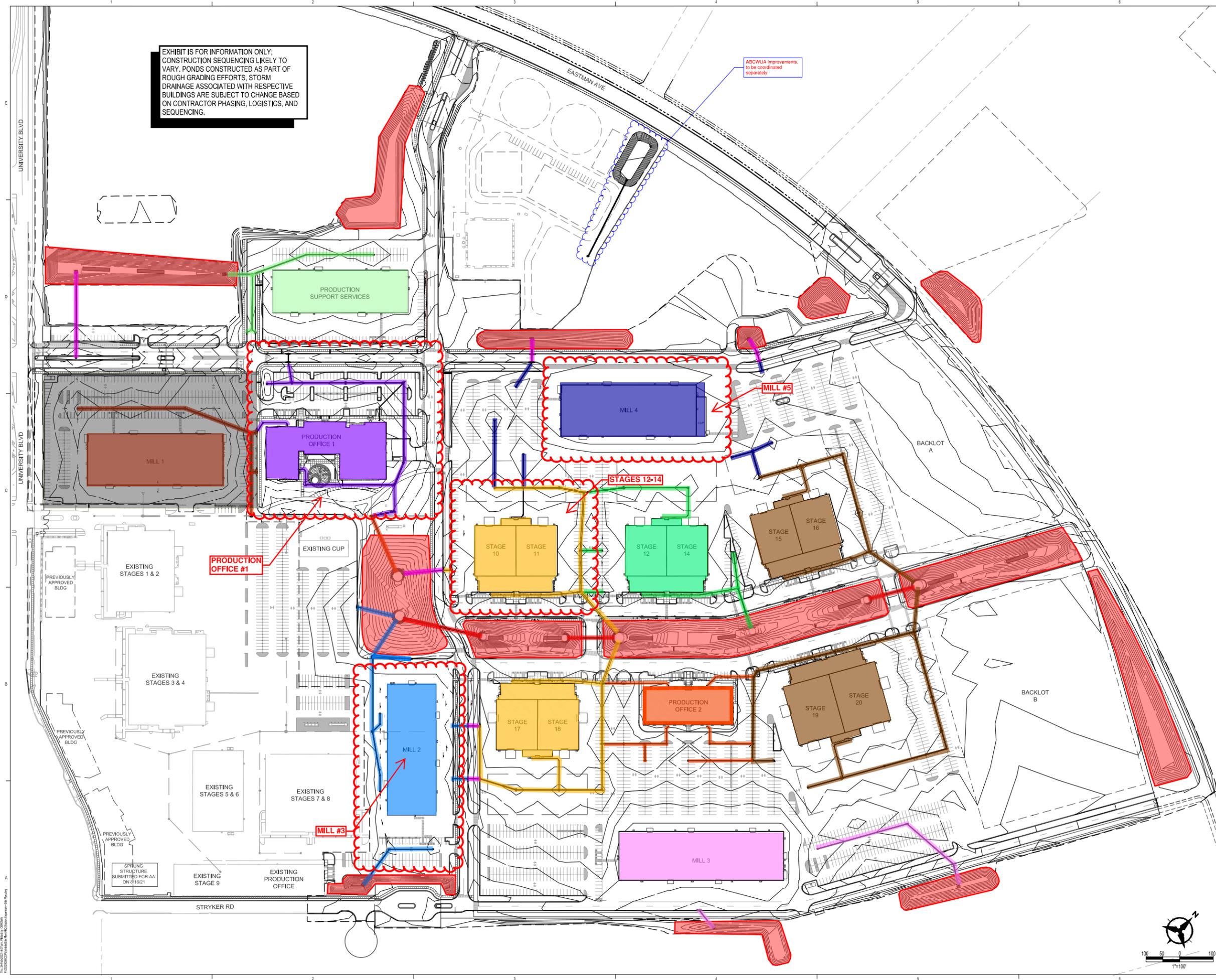


Olin Brown, P.E.
Vice President
Community Development & Planning

Enclosure

EXHIBIT IS FOR INFORMATION ONLY;
 CONSTRUCTION SEQUENCING LIKELY TO VARY. PONDS CONSTRUCTED AS PART OF ROUGH GRADING EFFORTS, STORM DRAINAGE ASSOCIATED WITH RESPECTIVE BUILDINGS ARE SUBJECT TO CHANGE BASED ON CONTRACTOR PHASING, LOGISTICS, AND SEQUENCING.

ABCWUA improvements to be coordinated separately



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**Bohannon
 Huston**
 www.bhinc.com
 800.877.5332

SEAL
 PROJECT

**ABQ Studios Expansion
 PRODUCTION SUPPORT SERVICES
 & OVERALL SITE**
 5650 University Blvd SE
 Albuquerque, NM 87106

VVS.4
 Building & Site
 FOR PERMIT

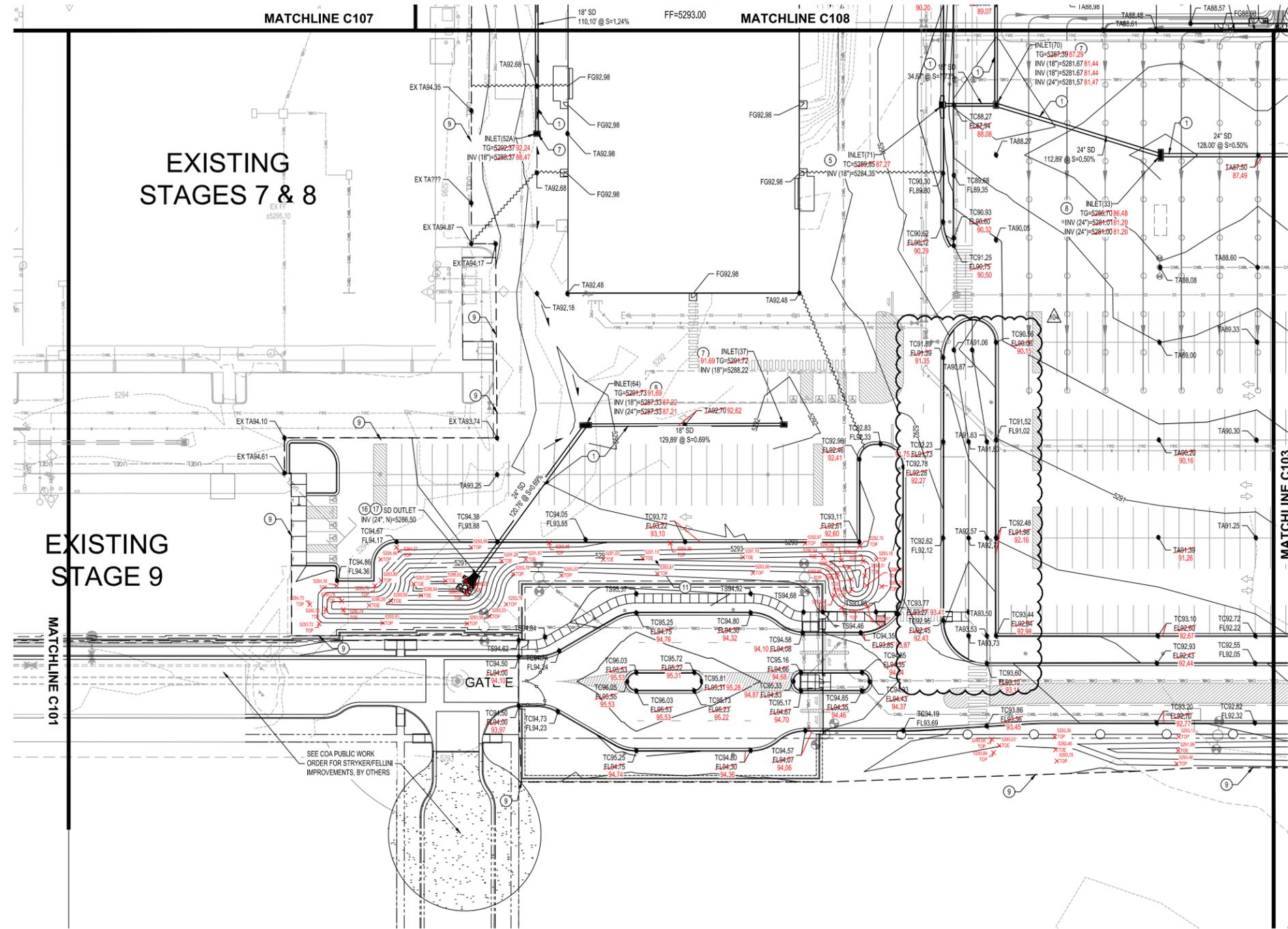
REVISIONS

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DRAWN BY: HGKH/JN
 REVIEWED BY: OB/MB
 DATE: 11/18/2021
 PROJECT NO: 20-0072.008
 DRAWING NAME:

SHEET NO.

THIS DRAWING IS FOR INFORMATION ONLY. IT IS NOT TO BE USED FOR CONSTRUCTION. THE USER ASSUMES ALL LIABILITY FOR ANY AND ALL DAMAGES, INCLUDING REASONABLE ATTORNEY'S FEES, ARISING FROM THE USE OF THIS DRAWING.



GRADING KEYED NOTES

1. INSTALL STORM DRAIN PIPE. SEE PLAN FOR SIZE & SLOPE.
2. CONSTRUCT 4' DIA TYPE 'E' STORM DRAIN MANHOLE PER COA STD DWG 2101.
3. CONSTRUCT 6' DIA TYPE 'E' STORM DRAIN MANHOLE PER COA STD DWG 2101.
4. CONSTRUCT TYPE 'A' SINGLE GRATE SD INLET PER COA STD DWG 2201, OR EQUAL.
5. CONSTRUCT TYPE 'C' SINGLE GRATE SD INLET PER COA STD DWG 2205, OR EQUAL.
6. CONSTRUCT TYPE 'D' DOUBLE GRATE SD INLET PER COA STD DWG 2205, OR EQUAL.
7. CONSTRUCT TYPE 'A' SINGLE GRATE SD INLET PER COA STD DWG 2206, OR EQUAL.
8. CONSTRUCT TYPE 'D' DOUBLE GRATE SD INLET PER COA STD DWG 2206, OR EQUAL.
9. TIE TO EXISTING. CONTACT ENGINEER IF FIELD CONDITIONS VARY FROM WHAT IS INDICATED IN THESE PLANS.
10. INSTALL ROOF DRAIN PIPE (SIZE PER PLANS) TO WITHIN 5' OF BUILDING. SEE PLUMBING PLANS FOR CONTINUATION. SEE DETAIL 1, SHEET C119 FOR DETAIL.
11. CONSTRUCT RETENTION POND.
12. FUTURE RETENTION POND, TO BE BUILT WITH FUTURE PHASES.
13. INSTALL PRE-MANUFACTURED STORM DRAIN FITTING, SIZE(S) PER PLAN.
14. EXISTING UTILITY TO REMAIN, PROTECT IN PLACE.
15. CONNECT TO EXISTING STORM DRAIN INFRASTRUCTURE.
16. CONSTRUCT 12' x 10' EROSION CONTROL MAT, TYPE VL, R/PRAP WITH FILTER FABRIC AND 12' SUBGRADE PREPARATION. SEE DETAIL 2, SHEET C119.
17. INSTALL STORM DRAIN FLARED END SECTION, SIZE PER PLANS.
18. INSTALL 24"x24" NYLOPLAST INLET WITH DOME GRATE.
19. INSTALL 24" SIDEWALK CULVERT PER COA STANDARD DWG 2236
20. 18" CURB CUT PER DETAIL 4, SEE SHEET C119.
21. INSTALL INFILTRATION TRENCH PER DETAIL 5, SHEET C119.
22. ENERGY DISSIPATION BASIN. SEE LANDSCAPE PLANS FOR DETAILS.
23. SWALE TO DRAIN TO NEW RETENTION POND.

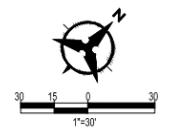
NOTE: CURB INLET GRADES ARE PROVIDED AT TC (TOP OF CURB), DEPRESS FLOWLINE AND CONNECT TO ADJACENT CURBS AND GUTTER AS INDICATED ON STANDARD DRAWINGS.

LEGEND

- PROPERTY LINE
- - - EXISTING EASEMENT
- 5320 --- PROPOSED INDEX CONTOUR
- 5310 --- PROPOSED INTERMEDIATE CONTOUR
- 5300 --- EXISTING INDEX CONTOUR
- 5310 --- EXISTING INTERMEDIATE CONTOUR
- PROPOSED GRADING LIMITS
- PROPOSED DRAINAGE SWALE
- DIRECTION OF FLOW
- WATER BLOCK/GRADE BREAK
- PROPOSED STORM DRAIN MANHOLE
- PROPOSED STORM DRAIN INLETS
- PROPOSED STORM DRAIN CAP
- SD --- PROPOSED STORM DRAIN LINE
- 88.50 --- SPOT GRADE
- FG-FINISHED GRADE; TA-TOP OF ASPHALT; TC-TOP OF CURB; FL-FLOWLINE; TS-TOP OF SIDEWALK
- INFILTRATION GALLERY, SEE DETAILS.



SITE KEY MAP



GRADING AND DRAINAGE CERTIFICATION
 I, OLIN M BROWN, NMPE 23696, OF THE FIRM BOHANNAN HUSTON, HEREBY CERTIFY MILL 3, MILL 5, PRODUCTION OFFICE 1, AND STAGES 12-14 @ ABQ STUDIOS EXPANSION, HAVE BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED GRADING AND DRAINAGE PLAN (COA APPROVAL LETTER DATED 9/19/2023). THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN PROVIDED BY BRIAN J. MARTINEZ, NMPS 18374. I FURTHER CERTIFY THAT BHH HAS VISITED THE PROJECT SITE 3/18/2024 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING ASPECTS OF THIS PROJECT. THOSE RELYING ON THE RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

DATE: 3-18-2024
 Olin Brown, NMPE 23696



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Bohannon Huston
 www.bhinc.com
 800.877.5332



**ABQ Studios Expansion
 MILL 1 & OVERALL SITE**

5650 University Blvd SE
 Albuquerque, NM 87106

M1S.4

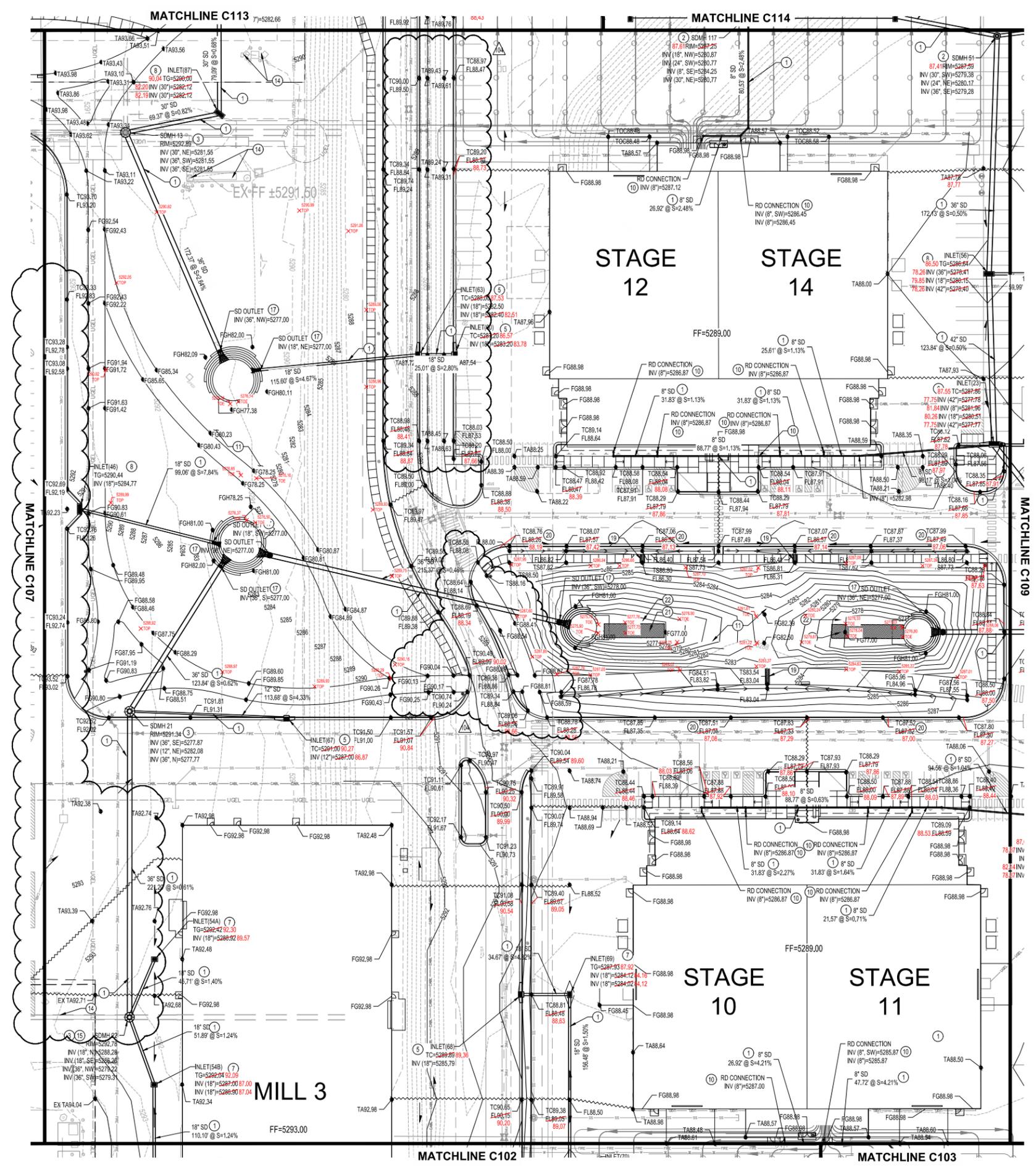
Building & Site
 FOR PERMIT

REVISIONS		
AS1 006	05/13/22	
AS1 007	06/01/22	
AS1 027	12/10/22	
AS1 104	05/09/23	
AS1 095	07/28/23	

DRAWN BY	HG
REVIEWED BY	CB
DATE	04/22/2022
PROJECT NO.	20-072.008
DRAWING NAME	

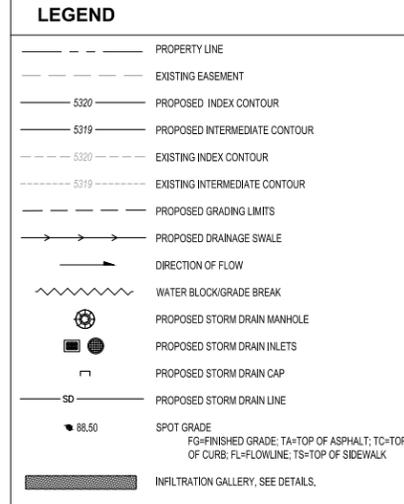
GRADING PLAN

SHEET NO.
C102



- ### GRADING KEYED NOTES
- INSTALL STORM DRAIN PIPE. SEE PLAN FOR SIZE & SLOPE.
 - CONSTRUCT 4" DIA TYPE "E" STORM DRAIN MANHOLE PER COA STD DWG 2101.
 - CONSTRUCT 6" DIA TYPE "E" STORM DRAIN MANHOLE PER COA STD DWG 2101.
 - CONSTRUCT TYPE "A" SINGLE GRATE SD INLET PER COA STD DWG 2201, OR EQUAL.
 - CONSTRUCT TYPE "C" SINGLE GRATE SD INLET PER COA STD DWG 2205, OR EQUAL.
 - CONSTRUCT TYPE "D" DOUBLE GRATE SD INLET PER COA STD DWG 2205, OR EQUAL.
 - CONSTRUCT TYPE "E" DOUBLE GRATE SD INLET PER COA STD DWG 2206, OR EQUAL.
 - CONSTRUCT TYPE "F" DOUBLE GRATE SD INLET PER COA STD DWG 2206, OR EQUAL.
 - TIE TO EXISTING. CONTACT ENGINEER IF FIELD CONDITIONS VARY FROM WHAT IS INDICATED IN THESE PLANS.
 - INSTALL ROOF DRAIN PIPE (SIZE PER PLANS) TO WITHIN 5' OF BUILDING. SEE PLUMBING PLANS FOR CONTINUATION. SEE DETAIL 1, SHEET C119 FOR DETAIL.
 - CONSTRUCT RETENTION POND.
 - FUTURE RETENTION POND. TO BE BUILT WITH FUTURE PHASES.
 - INSTALL PRE-MANUFACTURED STORM DRAIN FITTING, (SIZE/S) PER PLAN.
 - EXISTING UTILITY TO REMAIN. PROTECT IN PLACE.
 - CONNECT TO EXISTING STORM DRAIN INFRASTRUCTURE.
 - CONSTRUCT 12" x 10" EROSION CONTROL MAT, TYPE VL, R/PRAP WITH FILTER FABRIC AND 12" SUBGRADE PREPARATION. SEE DETAIL 2, SHEET C119.
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 - INSTALL 24"x24" NYLOPLAST INLET WITH DOME GRATE.
 - INSTALL 24" SIDEWALK CULVERT PER COA STANDARD DWG 2236
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 - INSTALL INFILTRATION TRENCH PER DETAIL 5, SHEET C119.
 - ENERGY DISSIPATION BASIN. SEE LANDSCAPE PLANS FOR DETAILS.
 - SWALE TO DRAIN TO NEW RETENTION POND.

NOTE: CURB INLET GRADES ARE PROVIDED AT TC (TOP OF CURB), DEPRESS FLOWLINE AND CONNECT TO ADJACENT CURBS AND GUTTER AS INDICATED ON STANDARD DRAWINGS.

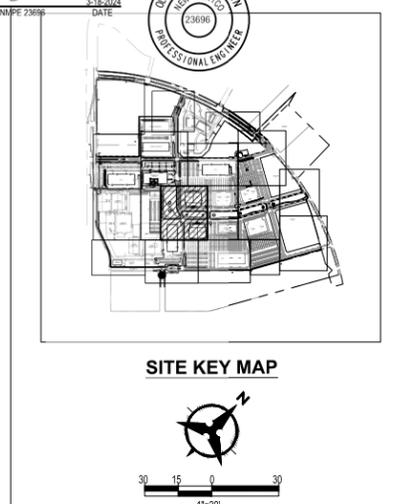


GRADING AND DRAINAGE CERTIFICATION

I, OLIN M. BROWN, N.M.P.E. 23896, OF THE FIRM BOHANNAN HUSTON, HEREBY CERTIFY MILL 3, MILL 5, PRODUCTION OFFICE 1, AND STAGES 10, 11, 12, 14 ABQ STUDIOS EXPANSION, HAVE BEEN GRADDED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED GRADING AND DRAINAGE PLAN (COA APPROVAL LETTER DATED 9/18/2023). THE RECORD INFORMATION EXITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN PROVIDED BY BRIAN J. MARTINEZ, N.M.P.E. 18334. I FURTHER CERTIFY THAT I HAVE VISITED THE PROJECT SITE 9/18/2024 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

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DATE: 3-18-2024
 Olin Brown, N.M.P.E. 23896



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800.877.5332

PROJECT

ABQ Studios Expansion MILL 1 & OVERALL SITE

5650 University Blvd SE
Albuquerque, NM 87106

M1S.4

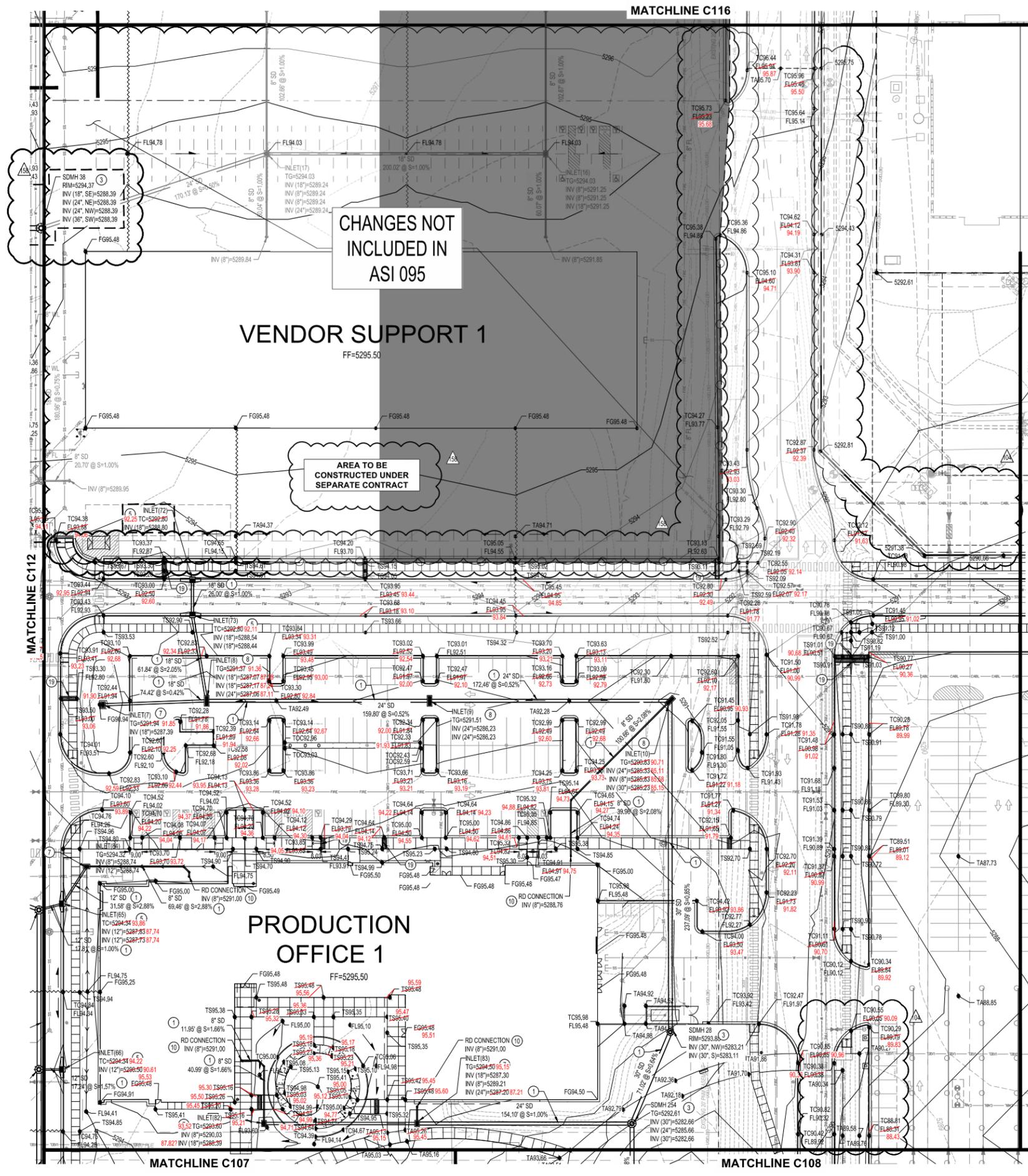
Building & Site FOR PERMIT

REVISIONS	DATE
ASI 068R1	02/01/23
ASI 078	02/23/23
ASI 099	05/12/23
ASI 104	08/09/23
ASI 095	07/28/23
ASI 151	12/05/23

DRAWN BY	HG
REVIEWED BY	OB
DATE	04/22/2022
PROJECT NO.	20-0072.008
DRAWING NAME	

GRADING PLAN

SHEET NO. **C108**



GRADING KEYED NOTES

- INSTALL STORM DRAIN PIPE. SEE PLAN FOR SIZE & SLOPE.
- CONSTRUCT 4" DIA TYPE "E" STORM DRAIN MANHOLE PER COA STD DWG 2101.
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- CONSTRUCT TYPE "D" DOUBLE GRATE SD INLET PER COA STD DWG 2205, OR EQUAL.
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- 18" CURB CUT PER DETAIL 4, SEE SHEET C119.
- INSTALL INFILTRATION TRENCH PER DETAIL 5, SHEET C119.
- ENERGY DISSIPATION BASIN. SEE LANDSCAPE PLANS FOR DETAILS.
- SWALE TO DRAIN TO NEW RETENTION POND.

NOTE: CURB INLET GRADES ARE PROVIDED AT TC (TOP OF CURB), DEPRESS FLOWLINE AND CONNECT TO ADJACENT CURB AND GUTTER AS INDICATED ON STANDARD DRAWINGS.

LEGEND

- PROPERTY LINE
- EXISTING EASEMENT
- 5320 PROPOSED INDEX CONTOUR
- 5319 PROPOSED INTERMEDIATE CONTOUR
- 5320 EXISTING INDEX CONTOUR
- 5319 EXISTING INTERMEDIATE CONTOUR
- PROPOSED GRADING LIMITS
- PROPOSED DRAINAGE SWALE
- DIRECTION OF FLOW
- WATER BLOCK/GRADE BREAK
- PROPOSED STORM DRAIN MANHOLE
- PROPOSED STORM DRAIN INLETS
- PROPOSED STORM DRAIN CAP
- PROPOSED STORM DRAIN LINE
- SPOT GRADE
- FG=FINISHED GRADE; TA=TOP OF ASPHALT; TC=TOP OF CURB; FL=FLOWLINE; TS=TOP OF SIDEWALK
- INFILTRATION GALLERY. SEE DETAILS.

GRADING AND DRAINAGE CERTIFICATION

I, OLIN M. BROWN, N.M.P.E. 23896, OF THE FIRM BOHANNAN HUSTON, HEREBY CERTIFY MILL 3, MILL 5, PRODUCTION OFFICE 1, AND STAGES 12-14 OF ABQ STUDIOS EXPANSION, HAVE BEEN GRADED AND MILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED GRADING AND DRAINAGE PLAN (COA APPROVAL LETTER DATED 9/19/2023). THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN PROVIDED BY BRANLY J. MARTINEZ, N.M.P.S. 18374. I FURTHER CERTIFY THAT BH HAS VISITED THE PROJECT SITE 9/19/2024 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

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DATE: 3-18-2024
DATE: 3-18-2024



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Bohannan Huston
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ABQ Studios Expansion MILL 1 & OVERALL SITE

5650 University Blvd SE
Albuquerque, NM 87106

M1S.4

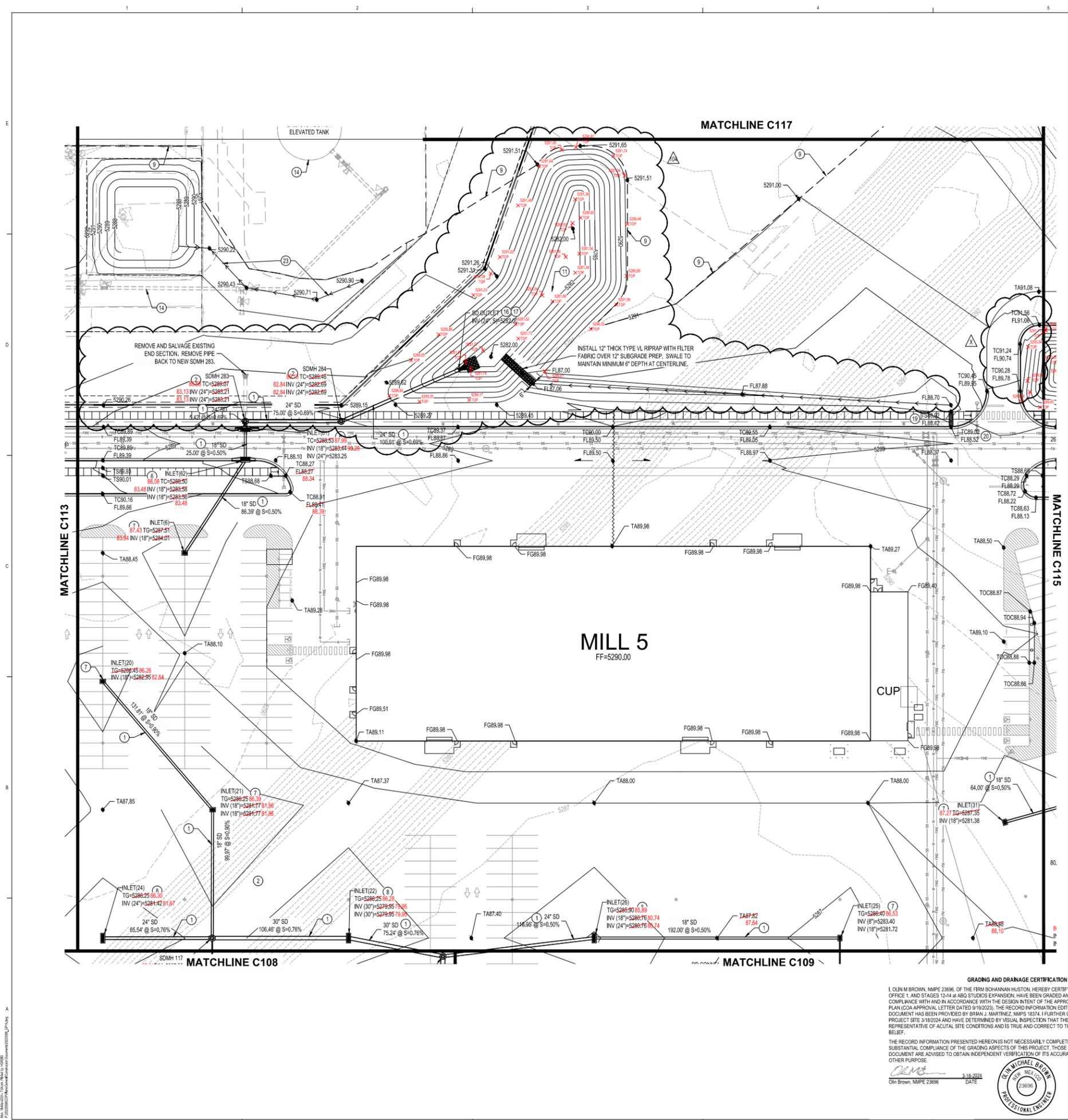
Building & Site FOR PERMIT

REVISIONS	DATE
ASI 032	09/30/22
ASI 027	12/10/22
ASI 078	02/23/23
ASI 087	05/05/23
ASI 095	07/28/23
ASI 146R1	02/08/24

DRAWN BY: HG
REVIEWED BY: CB
DATE: 04/22/2022
PROJECT NO: 20-0072.009
DRAWING NAME:

GRADING PLAN

SHEET NO.
C113



GRADING KEYED NOTES

1. INSTALL STORM DRAIN PIPE. SEE PLAN FOR SIZE & SLOPE.
2. CONSTRUCT 4' DIA TYPE 'E' STORM DRAIN MANHOLE PER COA STD DWG 2101.
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14. EXISTING UTILITY TO REMAIN. PROTECT IN PLACE.
15. CONNECT TO EXISTING STORM DRAIN INFRASTRUCTURE.
16. CONSTRUCT 12' x 10' EROSION CONTROL MAT, TYPE VI, RIPRAP WITH FILTER FABRIC AND 12' SUBGRADE PREPARATION. SEE DETAIL 2, SHEET C119.
17. INSTALL STORM DRAIN FLARED END SECTION. SIZE PER PLANS.
18. INSTALL 24"x24" NYLOPLAST INLET WITH DOME GRATE.
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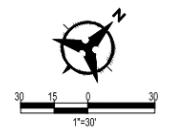
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- PROPOSED DRAINAGE SWALE
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- PROPOSED STORM DRAIN INLETS
- PROPOSED STORM DRAIN CAP
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- 88.50 --- SPOT GRADE
- FG---FINISHED GRADE; TA=TOP OF ASPHALT; TC=TOP OF CURB; FL=FLOWLINE; TS=TOP OF SIDEWALK
- INFILTRATION GALLERY, SEE DETAILS.



SITE KEY MAP



GRADING AND DRAINAGE CERTIFICATION

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DATE: 3-18-2024
 Olin Brown, NMPE 23696



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**ABQ Studios Expansion
 MILL 1 & OVERALL SITE**

5650 University Blvd SE
 Albuquerque, NM 87106

M1S.4
 Building & Site
 FOR PERMIT

REVISIONS	DATE
AS1 058R1	02/01/23
AS1 097	05/05/23
AS1 106	08/02/23
AS1 095	07/28/23

DRAWN BY: HG
 REVIEWED BY: CB
 DATE: 04/22/2022
 PROJECT NO: 20-072.008
 DRAWING NAME:

GRADING PLAN

SHEET NO.
C114