DEVELOPMENT REVIEW BOARD

HYDROLOGY SECTION

Ernest Armijo P.E., Principal Engineer 924-3986 earmijo@cabq.gov

DRB Project Number: 1011598 Hearing Date: **2-24-2021**

Project: Signal Village Subdivision Agenda Item No: **2**

TYPE OF REQUEST:

☐ Sketch Plat	☒ Minor Preliminary / Final Plat	☐ Preliminary Plat	☐ Final Plat
☐ Temp Sidewalk Deferral	☒ Sidewalk Waiver/Variance	☐ Site Plan for Building Permit	☐ Site Plan for Subdivision
☐ SIA Extension (2yr)	☐ SIA Extension - Sidewalk	☐ Vacation of Public Easement	☒ Vacation of Public Right of Way

ENGINEERING COMMENTS:

- Hydrology has no objection to the Vacation of public right of way along Signal Rd, the Sidewalk Waver, or the Variance
- A Grading Plan & Drainage Report must be approved by Hydrology prior to approval of the Preliminary Plat and Infrastructure list.
- The drainage easement for the Channel/Drivepad between the end of the onsite road and the pond, the easement for the pond, and the easement for the channel between the pond and the arroyo is missing.
- The easement for the floodwall must be adjusted to contain the footer.
- The 29.5' access and drainage easement needs to be shifted/offset to contain the back of curb on the south side and the sidewalk on the north side with dimensions to the lot line. The Sidewalk Exhibit should match the Plat and Grading Plan.
- Additional public & private drainage easements may be required depending on final G&D Design.
- The floodplain is shown inaccurately and must be corrected.
- The maintenance of drainage easements by the lot owners as specified in note 18 on sheet 3 needs to be clarified in all of the easement notes on sheet 2. Delete references to the HOA and replace with references to note 18 in all drainage easement notes.
- Delete the first line of note 18, and the words in parentheses.
- Add the Channel/Drivepad between the end of the onsite road and the pond, the pond, and the channel between the pond and the arroyo to the infrastructure list.
- Add a grade control structure just downstream of Signal Ave to the Infrastructure list.
- If the Ventura St improvements are to be "Deferred Procedure C" then they must be identified as such on the infrastructure list.
- The complete DRB application, including emailing the electronic submittal to PLNDRS@cabq.gov, needs to be resubmitted to all DRB members.

☐ APPROVED DELEGATED TO: ☐ TRANS ☐ HYD ☐ WUA ☐ PRKS ☐ PLNG

☐ DENIED Delegated For: _____

SIGNED: ☐ I.L. ☐ SPSD ☐ SPBP ☐ FINAL PLAT

DEFERRED TO _____

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RESOLUTION/COMMENTS:

Code:

Water:

Transportation:

Planning:

Parks & Rec.:

☐ APPROVED
☐ DENIED

DELEGATED TO: ☐ TRANS ☐ HYD ☐ WUA ☐ PRKS ☐ PLNG
Delegated For: _____
SIGNED: ☐ I.L. ☐ SPSD ☐ SPBP ☐ FINAL PLAT
DEFERRED TO _____