



**Development Review Board (DRB)
Review Comments
Utility Development Section
Reviewer: Kristopher Cadena, P.E.
Phone: 505.289.3301**

DRB Project No: PR-2019-002184	Date: 01/15/20	Item No: #4
Zone Atlas Page: F-21	Legal Description: Lot(s) TR G-1 PLAT OF TRACTS F-1 & G-1, ACADEMY PLACE SUBDIVISION Location: 4909 JUAN TABO BLVD NE between OSUNA RD and MONTGOMERY BLVD	
Request For: SI-2019-00379 – SITE PLAN		

ABCWUA Comment:

Please provide written description of how the following comments were addressed with the next submittal.

1. Per the Expansion Policy, newly developed properties shall connect to public waterline, reuse and sanitary sewer if within 200'. The proposed utility plan indicates a single water meter. Is this to be also be used for irrigation? If an irrigation meter is proposed, it shall connect to the existing 8" non-potable line along Juan Tabo Blvd. The expected pressure has been confirmed by Operations to range from 106 psi to 125 psi, and up to 150 psi during pump start up.
 - a. The service connection to the existing 8" non-potable line shall be included on an infrastructure list.
2. Please indicate which fire hydrants are public or private. Onsite fire hydrants shall be labeled as private. Proposed fire hydrants located within the public right-of-way are to be public.

3. In previous correspondence, the engineer has stated that historically, the subject site flows west across the existing Water Authority property. Based on the conceptual grading plan, the entire property had an existing flow rate of 4.54 cfs. How much of this historically flowed across the Water Authority property? Is it understood to be the entire 4.54 cfs? The proposed condition appears to lessen the flow on the Water Authority property as proposed Subbasin B is what is shown to discharge on the Water Authority site with a flow rate of 0.29 cfs. Please confirm.
 - a. Somewhat steep slopes are being proposed along the western property line. What improvements will be done to minimize erosion on the Water Authority property?
4. For information only.
 - a. Availability statement #190317 provides the conditions for service.