Albuquerque Bernalillo County
Water Utility Authority

P.O. Box 1293
Albuquerque, NM 87103

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

DRB Project No:	Date:	Item No:
PR-2019-002976	01/27/21	#13
Zone Atlas Page: K-23	**Legal Description: Lot(s)** 9, EASTERLY PORTION OF 20 FT LOT 8 AND PORTION OF LOT 10, BLOCK 2, SANDIA MANOR **Location:** 17400 HILLDALE RD NE between HILDALE RD NE and CAMINO DE LA SIERRA NE	
Request For: **SD-2020-00210 –** PRELIMINARY/FINAL PLAT **VA-2020-00447 –** SIDEWALK WAIVER		

ABCWUA Comment:

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

1. **No additional information was provided.**
2. **SD-2020-00210 –** PRELIMINARY/FINAL PLAT
   a. Availability statement #200709 has been issued and provides the conditions for service.
   b. The availability statement identified a possible public 10" waterline onsite. The as-built records could not confirm this. Please coordinate with New Mexico One Call to determine if this waterline is indeed onsite. If it is located onsite, a public waterline easement shall be granted or the public waterline shall be removed. The removal shall be on an infrastructure list.

c. Extension of public sanitary sewer is required along Hilldale Rd. and shall be included on an infrastructure list.
d. The proposed plat indicates an existing "public water, public sewer and public utilities" easement along the west side of the west property line. This easement is also shown to extend further south, fronting existing City owned lots which are Lot 10-A, Lot 10-B, Lot 10-C and Lot 10-D. The City owned properties are zoned NR-PO-B. The applicant has stated that the City intends to keep these properties as open space. Has this been confirmed. Given that the zoning of the City properties does allow for potential water and/or sewer service, the existence of the aforementioned easements provides the ability for the City owned properties to extend in the future if ever needed.

3. **VA-2020-00447 –** SIDEWALK WAIVER
   a. No objection.