**Development Review Board (DRB)**

**Review Comments**

**Utility Development Section**

**Reviewer: Kristopher Cadena, P.E.**

**Phone: 505.289.3301**

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| **DRB Project No:** **003062** | **Date:** **01/08/2020** | **Item No:****#18** |
| **Zone Atlas Page:****C-13** | **Legal Description: LOT A-3-A THUNDERSHIP PARTNERSHIP BEING A REPLAT OF LOTS A-3 & A-4 EXC WLY PORTION OUT TO R/W CONT 63,404 SQ FT M/L** **Location: 9170 COORS BLVD NW**  |
| **Request For:** **PS-2019-00134 - SKETCH PLAT**  |
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**ABCWUA Comment:**

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

1. An availability statement is required prior to approval. Please make a request and include utility plan and fire one plan.
2. Public waterline and sanitary sewer will be required and shall be included on a financial guarantee. The availability statement will determine the required improvements.
3. Please confirm the terminus of existing sanitary sewer easement #7. Does the subject property have access or are there gaps on either side of Paseo Del Norte Frontage Rd.? In other words, will additional easement be needed offsite for the subject property to access this existing easement? This existing easement could provide an opportunity for sewer service with an extension.
	1. Perhaps the Corrales Canal causes an issue for this access to a potential sanitary sewer extension.
4. The submitted sketch plat indicates sanitary sewer along the east side of proposed Lot A-3-A-2. Is This private or public? Records do not indicate a public sanitary sewer along this alignment.