Albuquerque Bernalillo County
Water Utility Authority

Development Review Board (DRB)
Review Comments
Utility Development Section
Reviewer: Blaine Carter, P.E.
Phone: 505.415.9188

DRB Project No:	Date:	Item No:
PR-2021-005482	03/30/22	#1
Zone Atlas Page: M-15	Legal Description: Lot(s) TRACTS A-1A, B-1 AND C-1 LOVELACE HEIGHTS ADDITION Location: 2121 YALE BLVD SE between GIBSON BLVD SE and MILES RD	
Request For: SD-2022-00036 – PRELIMINARY PLAT		

ABCWUA Comment:

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

SD-2022-00036 – PRELIMINARY PLAT

1. Availability Statement #210509R has been issued and sets the criteria for service. Public improvements are required.
2. This project is within the adopted service area.
3. Pro rata is not owed for this property.
4. Infrastructure List:
    a. Please revise the list to add additional line items for the sewer main in Buena Visa, Miles Road, and onsite. There should be 3 sewer items total.
5. Plat:
    a. Overall no objections.
    b. Please ensure the sewer easement matches the work order alignment.
6. Easements:

a. Please provide the depth of the sewer main onsite so we may review to determine if additional easement is necessary to maintain the pipe beyond the 20' standard width.
b. Exclusive public water and sanitary sewer easements are required for all public lines that are to be constructed outside of any dedicated rights-of-way. A minimum width easement of 20' is required for a single utility and 25' for water and sewer both within the same easement. Easements for standard sized water meters need to be 5'x5' and include the length of the water service if located on private property. For larger meters that require a meter vault, a 35'x35' easement is required. Actual easement widths may vary depending on the depth of the lines to be installed.