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-2021-006350	05/25/2022	#11
Zone Atlas Page: H-22	Legal Description: Lot(s) TRACT 3A2 & 3B2, BLOCK 2, INDIAN RIDGE SUBDIVISION Location: 11930 MENAUL BLVD NE between MENAUL BLVD and CHELWOOD PARK BLVD NE	
Request For: SD-2022-00078 – PRELIMINARY/FINAL PLAT		

ABCWUA Comment:

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

1. We need confirmation that the private yard lines for 2201 Chelwood Park Boulevard are not within the revised parcel area. The below prior comment shall be addressed as appropriate.
    a. The surveyor shall field verify the location of existing private water and/or private sanitary sewer services to determine if private service easements are needed to preserve the existing service(s) for the newly created lots. The width of the private service easement shall be determined by the engineer or surveyor.
2. Information Only:
    a. An availability statement is not required with this replat. The proposed fireline may be constructed with a mini-work order. An availability statement would not be required for this site if the fire flow volume does not change, as the site has existing service connections.
    b. This project is within the adopted service area.
    c. Pro rata is not owed for this property.

d. A six-inch water main and an eight-inch sewer main are adjacent to the property in Menaul Boulevard. Tappable water and sewer mains cover the frontage in Chelwood Park Boulevard.
e. Both parcels have existing service accounts.