Albuquerque Bernalillo County
Water Utility Authority

Development Review Board (DRB)
Review Comments
Utility Development Section
Reviewer: Andre Houle, P.E.
Phone: 505.304.5993

DRB Project No:	Date:	Item No:
PR-2022-006547	07/13/2022	#8
Zone Atlas Page: B-14	Legal Description: Lot(s) 2A1, NORTHEAST PORTION OF BLACK RANCH Location: 10126 COORS BLVD NW	
Request For: SI-2022-00216 – SITE PLAN		

ABCWUA Comment:

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

1. Availability Statement #220101 was issued and provided condition of service. Application submitted 04/01/22 is bases of this review.
2. Easements:
    a. Water
        i. Recorded 20' wide Public Water Easement required for the public fire hydrant located at south entrance prior to ABCWUA signing the site plan.
        ii. Extension of new service from existing meter Per the Cross Connection Ordinance must have a reduced pressure principle backflow prevention assembly approved by the Water Authority installed at each domestic service connection at a location accessible to the Water Authority. No tees, branches or possible connection fittings or openings are allowed between the reduced principle backflow prevention assembly and the service connection unless protected by a backflow prevention assembly. These requirements also apply to all remodeled non-residential premises when the work area of the building undergoing

repairs, alterations or rehabilitation, as defined in the International Existing Building Code, exceeds 50 percent of the aggregate area of the building regardless of the costs of repairs, alteration or rehabilitation. All non-residential irrigation water systems connected to the public water system shall have a pressure vacuum breaker, spill-resistant pressure vacuum breaker or a reduced pressure principle backflow prevention assembly installed after the service connection. Such devices shall be approved by the Water Authority. No tees, branches or possible connection fittings or openings are allowed between the containment backflow prevention assembly and the service connection. All new services to private fire protection systems shall be equipped with a containment reduced pressure principal backflow prevention assembly approved by the Water Authority and Fire Marshal having jurisdiction installed after the service connection. No tees, branches or possible connection fittings or openings are allowed between the containment backflow prevention assembly and the service connection. A double check valve assembly approved by the Water Authority and Fire Marshal having jurisdiction may be installed instead of a reduced pressure backflow prevention assembly provided the private fire protection system meets or exceed ANSI/NSF Standard 60 61 throughout the entire private fire protection system, the fire sprinkler drain discharges into atmosphere, and there are no reservoirs, fire department connections nor connections from auxiliary water supplies.The Water Authority requests that all backflow (containment) devices be located above ground just outside the easement or roadway right-of-way. Contact Cross Connection at (505) 289-3454 for more information.

b. Sanitary sewer
    i. Recorded Private Sanitary Sewer easement must be signed and recorded prior to ABCWUA signing the site plan.
    ii. Condition of service identified in Availability Letter.
c. The easements can be accepted as a delegated item.