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-2022-006746	09/21/2022	#19
Zone Atlas Page: H-11	Legal Description: Lot(s) A24, A25, A26, BLOCK 4, VISTA MAGNIFICA Location: 1748, 1752, 1756 CLIFFSIDE DR NW between CLIFFSIDE DR and CASCADE	
Request For: PS-2022-00192 – SKETCH PLAT		

ABCWUA Comment:

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

1. Public water distribution mains and public sewer collection mains front the property and are available for direct tapping for a routine service connection.
2. This project is within the adopted service area.
3. Pro rata is not owed for this property.
4. Plat:
    a. When existing infrastructure is located along the property frontage(s), but plans are uncertain and no Availability Statement is being required, the following language shall be included on the plat for approval:
        i. "Existing public water and/or sanitary sewer infrastructure may not be constructed or sized to adequately serve potential future development. Improvement or upsizing of existing public infrastructure may be required as a condition of future development approval."

5.