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-2022-006836	4/20/2022	#15
Zone Atlas Page:	Legal Description: Lot(s) A1, C1, D1, BALLOON FIESTA PARK	
B-17	Location: between BALLOON MUSEUM DR NE and JEFFERSON ST NE	
Request For: PS-2022-00059 – SKETCH PLAT		

ABCWUA Comment:

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

1. The Water Authority will require public water and public sewer easements for all the existing lines within the project area. There are several water, sewer, and non-potable mains existing.
2. Access to the Water Authority site east of Jefferson does not appear to be affected. As the project is further refined, access to this site must be maintained.
3. Easements:
    a. Include all public water and/or sanitary sewer easements on the plat, including those that are adjacent to the subject property's boundaries. Surveyor shall field verify the location of existing public water and/or sanitary sewer infrastructure to determine if existing public water and/or sanitary sewer easements are sufficient. If the easement(s) does not exist, a new easement shall be granted. The width of the easement shall be the standard width, unless specified by the Water Authority.
    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. Actual easement widths may vary depending on the depth of the lines to be installed.

c. If existing conditions consist of a shared easement with public waterline and/or sanitary sewer along with other utilities, this existing easement may remain as is without the need for an exclusive easement, as approved by the Water Authority.

4. Information Only:
    a. This project is within the adopted service area.
    b. Pro rata is not owed for this property.