



City of Albuquerque

November 22, 1999

Charles M. Easterling, P.E.
Easterling & Associates, Inc.
2600 American Road SE, Suite 100
Rio Rancho, New Mexico 87124

RE: Drainage Report and Grading and Drainage Plan for Sedona Subdivision Unit II, (B10-3A) Submitted for Preliminary and Final Plat Approval, Engineer's Stamp Dated 10/21/99.

Dear Mr. Easterling:

Based on the information provided the above referenced Drainage Report and Grading and Drainage Plan for Unit II of the Sedona Subdivision are approved for Preliminary Plat action by the DRB. The above referenced plan is also acceptable for Rough Grading permit release, provided that it is approved by the DRB.

Per your letter of November 12, 1999, the drainage plan may be revised in the near future to change the width of the lots. When this occurs, a revised grading plan must be submitted to my office for review and approval. The revised grading plan must also be approved by the DRB. This may be done with the DRB approval for Final Plat. On the revised grading plan, please provide existing off-site spot elevations on the developed lots adjacent to the proposed development.

Prior to Final Plat sign-off, the Subdivision Improvements Agreement (SIA) must be in place. The Grading and Drainage Certification is required prior to release of the SIA or financial guarantees.

If you have any questions, or if I may be of further assistance to you, please call me at 924-3982.

Sincerely,

Susan M. Calongne, P.E.
City/County Floodplain Administrator

c: Kurt Browning, Sandia Properties
Lisa Manwill, Albuquerque Metropolitan Arroyo Flood Control Authority
File