

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

March 6, 2025

R.W. Fernandez
Cobb, Fendley, and Associates
3820 Academy Parkway North NE
Albuquerque, NM 87109

RE: JLM Living – Paseo Multi-family Housing Development
Grading and Drainage Plans
Engineer's Stamp Date: 02/03/2025
Hydrology File: C10D003
Case # HYDR-2025-00020

Dear Mr. Fernandez:

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Based upon the information provided in your submittal received 03/05/2025, the Grading & Drainage Plans are not approved for Grading Permit or Building Permit. Please address the following comments and re-submit for review and approval:

1. Please provide the FIRM Map and floodplain note with effective date.
2. Please provide a Vicinity Map. This can be downloaded in pdf format from the City of Albuquerque's website.
3. Please provide the legal description of the property.
4. Please number the ponds and include a label on each with the SWQV and elevation, the 100-year volume and elevation, the peak 100 year inflow and outflow, the spillway crest elevation, the spillway flow depth, and the dam top elevation.
5. Please provide the SWQV calculations for each basin draining to each pond. The stormwater quality ponds need to be sized for the areas draining to them.
6. Per DPM Section 6-14(A)(3), please address both on-site and off-site drainage management, flood control, erosion control, and stormwater quality.
7. Per DPM Section 6-14(B), please provide an Executive Summary, Introduction, Project Description, Background Documents, Existing Conditions, Developed Conditions, Grading Plan, Calculations, and Conclusion.
8. Per DPM Article 6-15(B), please provide the Drainage Maintenance Plan.
9. Per DPM Section 6-11(A)(2), please show the designated overflow point that indicates the flow direction if the pond overtops.

As a reminder, if the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the

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Stormwater Quality Engineer (Doug Hughes, PE, jhughes@cabq.gov, 924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 505-924-3314 or amontoya@cabq.gov.

Sincerely,



Anthony Montoya, Jr., P.E.
Senior Engineer, Hydrology
Planning Department, Development Review Services

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