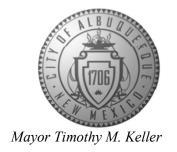
CITY OF ALBUQUERQUE

Planning Department Alan Varela, Director



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

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:

Albuquerque

- 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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NM 87103

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Mayor Timothy M. Keller

Stormwater Quality Engineer (Doug Hughes, PE, <u>ihughes@cabq.gov</u>, 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

anth Mars

Planning Department, Development Review Services

Albuquerque

PO Box 1293

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NM 87103