

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT – Development Review Services



July 18, 2014

Doug Hughes, P.E.
Mark Goodwin & Associates, P.A.
P.O. Box 90606
Albuquerque, NM 87199

Richard J. Berry, Mayor

**RE: 101.7 The Team Radio
Drainage Report
Engineer's Stamp Date 7-03-2014 (File: C12D026)**

Dear Mr. Hughes:

Based upon the information provided in your submittal received 7-03-14, the above referenced report cannot be approved for Site Plan for Building Permit or Building Permit until comments are addressed:

1. AMAFCA approval is a prerequisite for approval. Per the DRC meeting on July 16, 2014, Lynn stated that AMAFCA did not approve of the pond as shown. They prefer a long pond north of the access road and wanted the road to be able to be usable during the 100-yr flood. The configuration they prefer requires approval from the county commissioner as well.
2. Various easements, Agreements and Covenants are needed. Provide a plat to better understand the jurisdictions.
3. The location and access of the Storm Drain needs to be approved by Storm Drain Maintenance or Wilfred Gallegos in DMD.
4. A number of emails have been sent to Curtis Cherne which I have not reviewed. Instead, any information that would give insight to the drainage scheme or a summary of the correspondence should be included in the report.
5. The Basin map shows contours of an undeveloped condition. The basin map should reflect the existing conditions which would support the land treatment shown. Additionally, any existing drainage paths (streets flow, inlets, Storm Drains) and the corresponding drainage outfall should be indicated in order to understand the bigger picture.
6. The report does not clearly describe how offsite are managed. There is some language in the Planning History and the North Coors Drainage Management Plan, but it is not clear how this information ties into this project.
7. It is not clear how on-site flows are managed. The Ponds on the Grading and Drainage Plan are not delineated as such.
8. A stand-alone Grading and Drainage Plan was not provided with the report, however, it was included in the City Project set.
9. Provide language on how the first flush will be managed.

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