

# CITY OF ALBUQUERQUE



January 9, 2014

David Soule, P.E.  
Rio Grande Engineering  
PO Box 93924  
Albuquerque, NM 87199

**Re: Eagle Crest Subdivision  
Grading and Drainage Plan  
Engineer's Stamp Date 12-21-13 (C18D064B)**

Dear Mr. Soule,

Based upon the information provided in your submittal received 12-23-13, the above referenced plan cannot be approved for Preliminary Plat action by the DRB until the following comments are addressed.

1. The horizontal location of the storm drain, west of the subdivision, should be located in the subdivision or in a public drainage easement. This easement can be placed in the proposed lot number 68 in the NW corner and enlarging lots 67-56 evenly.
2. A LOMR-F is not sufficient for this subdivision, a LOMR is required.
3. Make the proposed contour labels larger, and add existing contours with a lighter line.
4. A Flood plain permit is needed before any work commences.
5. The proposed 24" storm drain within Oakland does not appear to carry enough flow for the proposed 74.09 cfs. A quick calculation using Manning's equation proved that a 30" pipe would be the sufficient size.
6. Show the 24" wye just to the west of the commercial site from San Pedro. This wye should be the storm drain connection for the commercial site.
7. The proposed HDPE is not allowed in traffic right of ways, change to RCP.
8. For the proposed lots 39-55, it appears the FF is 2 feet above grade causing a 10% slope for the driveway and the backyard. This slope is not recommended for drives and yards. What is the reasoning for this height?
9. For the proposed lots 39-55, turn a block with openings facing out at least 6" above grade or at pad level, with fabric placed in front, to avoid erosion and sediment escaping out onto the sidewalk and road.

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[www.cabq.gov](http://www.cabq.gov)

The Grading Permit can be approved after DRB has approved the Preliminary Plat and the Erosion and Sediment control plan is also approved.

If you have any questions, you can contact me at 924-3986 or Rudy Rael at 924-3977.

Sincerely,

Curtis Cherne, P.E.  
Principal Engineer, Planning Dept.  
Development Review Services

RR/CC