

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT – Development Review Services



November 13, 2013

Richard J. Berry, Mayor

Ms. Genny Donart, P.E.
Isaacson & Arfman, P.A.
128 Monroe St. NE
Albuquerque, New Mexico 87108

C18-D073A

B13-D022A

RE: Applebee's at Holly Place

North Alb. Acres, Tract A, Unit B, Block 18, Lot 20 & Holly Place, Tract B
Conceptual Grading & Drainage Plan for Site Development Plan

PE Stamp: 10/23/2013

Dear Ms. Donart:

Based upon the information provided in your submittal received 10-23-2013 and supporting documentation received 10/28/13, the above referenced is approved for Site Development Plan for DRB action.

PO Box 1293

A separate submittal will be required for Building Permit. Per your discussion your discussions with Curtis Cherne and comments on my 9/23/13 letter, there are a few issues to be resolved on this plan for us to approve it for Building Permit. See the back of this letter for a brief summary of those points.

Albuquerque

If you have questions, please email me at grolson@cabq.gov or phone 505-924-3994.

New Mexico 87103

Sincerely,

www.cabq.gov

 11/13/13

Gregory R. Olson, P.E.
Senior Engineer

Orig: Drainage file **C18/D073A**
c.pdf Addressee via Email GennyD@IAcivil.com

Please review and address the following issues for Building Permit approval:

1. Ponding along the western edge of the site proposes rundown pipes that will be exposed above grade, west of the curb. Reference Detail 5 on Sheet CG-501. Stabilize this design for Building permit.
2. Clarify developed site flow conditions: On the Basin Map, label the new basin discharge points and rates at detention pond inlets and outlets, and where flows enter and leave the site.
3. Please advise your client that because this site exceeds 1.0 acre, any Grading or Building on this site will require a Storm Water Pollution Prevention Plan (SWPPP). Also, an Erosion and Sediment Control (ESC) Plan, prepared by a NM Registered Professional Engineer, must be submitted to and approved by this office, prior to Building Permit approval **and** start of grading.