

CITY OF ALBUQUERQUE



November 5, 2015

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

Richard J. Berry, Mayor

RE: Holy Cross Townhomes | Grading and Drainage Plan | Stamp 9-24-15 (File: E19D021A)

Dear Mr. Goodwin:

Based upon the information provided in your submittal received 9-25-2015, the above referenced Plan is approved for Site Plan for Building Permit. However, the Grading Permit cannot be approved until the following comments are addressed:

1. A first flush retention method needs to be included. It appears that the proposed plan included depressions between the sidewalk and the curb which could serve the purpose, but the drainage report states that the first flush requirement will not be addressed. If the depressions shown on the plan are to be used, a calculation of the first flush required vs provided needs to be included. If the depressions proposed between the sidewalk and the curb are not sufficient, then the design needs to include ponding areas on the individual lots.
2. The concrete rundown on the north end of the adjacent property, and the sidewalk culvert shown on Vickrey Dr. cannot be listed on the Infrastructure List for the "Holy Cross Townhomes" Property. It needs to be 1) constructed as a condition of final plat approval, 2) included in the Infrastructure List for the adjacent property improvements, or 3) revert to the original lot line configuration that does not separate the property as a separate lot until the rundown and culvert are constructed.
3. Analysis Point 6 (AP6) in Vickrey Dr. is shown with a discharge of 10.06 cfs in Figure 1, but labeled with a discharge of 20.20 cfs at the valley gutter in the same vicinity on the Grading and Drainage Sheet.
4. Previous platting and design documents reference a rundown on the NW corner of the existing site. If this structure exists, it needs to be noted on the Sheet.
5. Show the dimensions of the wall opening on the design sheet.
6. ~~Section A-A and Section B-B appear to be 'typical' sections rather than actual sections.~~ AC

If you have any questions, you can contact me at 924-3986.

Sincerely,

Abiel Carrillo, P.E.
Principal Engineer, Planning Dept.
Development Review Services
Orig: Drainage file

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