

CITY OF ALBUQUERQUE

Planning Department
David Campbell, Director



Mayor Timothy M. Keller

June 22, 2018

Jeffery Wooten, P.E.
Wooten Engineering
1005 21st St SE, Suite A5
Rio Rancho, NM 87124

RE: **3500 Coors Blvd NW**
Conceptual Grading and Drainage Plan
Engineer's Stamp Date: 6/4/2018
Hydrology File: G11D038

Dear Mr. Wooten:

Based on the submittal received 6/4/18, the Conceptual Grading and Drainage Plan cannot be approved until the following are corrected:

PO Box 1293

Prior to Site Plan for Building Permit:

Albuquerque

NM 87103

www.cabq.gov

1. A digital (.pdf) submittal, emailed to PLNDRS@cabq.gov is required.
2. Management of the first flush volume needs to be described in greater detail. Please identify the ponding areas and size each one for the area draining to it. For undersized ponds or impervious areas not captured, quantify the first flush bypass volume and state on plans.
3. This site qualifies as redevelopment and is only required to retain runoff from the 80th percentile storm ($\text{Vol.} = 0.26'' \cdot \text{Imp. Area}$).
4. For trash enclosures serving food service developments, demonstrate *control of liquids from dumpster areas* per DPM Chapter 22.9.E, Table 1 by containing runoff from the dumpster area and discharging to the sanitary sewer. If this information is on the utility plan please provide it, or show on the grading plan.
5. Provide an existing drainage basins exhibit. The existing site appears to drain primarily to the alley, with only the west landscaping draining to Coors. This plan appears to show new basins A-1 and A-2 draining to Coors. Any increase in runoff to Coors will require written approval from NMDOT D3 Drainage that this project can proceed; please contact Tim Trujillo P.E (TimothyR.Trujillo@state.nm.us). Alternatively, provide ponding in the west landscaping or modify the drainage pattern to maintain runoff at current conditions.

Prior to Building Permit (For Information):

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6. Remove all "Conceptual" markings.
7. Payment of the Fee in Lieu (Amount = BypassVolume x \$8/CF) for the bypass first flush volume must be made.
8. A [Private Facility Drainage Covenant](#) is required for the stormwater quality ponds. The original notarized form, exhibit A (legible on 8.5x11 paper), and recording fee (\$25, payable to Bernalillo County) must be turned into DRC (4th, Plaza del Sol) for routing. Please contact Charlotte LaBadie (clabadie@cabq.gov, 924-3996) or Madeline Carruthers (mtafoya@cabq.gov, 924-3997) regarding the routing and recording process for covenants.
9. This project requires an ESC Plan, submitted to the Stormwater Quality Engineer (Curtis Cherne PE, ccherne@cabq.gov or 924-3420).
10. Additional comments may be provided at Building Permit, based on the outcome of the above remarks and level of detail shown on plans.

PO Box 1293

Prior to Certificate of Occupancy (For Information):

Albuquerque

11. Engineer's Certification, per the DPM Chapter 22.7: *Engineer's Certification Checklist For Non-Subdivision* is required.

NM 87103

12. The Private Facility Drainage Covenant must be recorded with Bernalillo County and a copy included with the drainage certification.

13. Payment of Fee-in-Lieu will be required for any ponding areas not constructed and certified.

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If you have any questions, please contact me at 924-3695 or dpeterson@cabq.gov.

Sincerely,

Dana Peterson, P.E.
Senior Engineer, Planning Dept.
Development Review Services