

CITY OF ALBUQUERQUE



December 1, 2011

James D. Hughes, P.E.
Mark Goodwin & Associates
PO Box 90606
Albuquerque, NM 87199

Re: Sawmill Crossing, Conceptual Grading Plan
Engineer's Stamp dated 11-10-11 (H13/D057)

Dear Mr. Hughes,

Based upon the information provided in your submittal received 11-10-11, the above referenced plan cannot be approved for Site Plan for Subdivision action by the DRB until the following comments that were presented at the 11-16-11 DRB meeting are addressed:

- Meeting the ponding requirement will be more difficult with the proposed zoning. Hydrology would prefer to keep the existing zoning.
- Residential zoning may be possible with a neighborhood pond.
- Proposing public streets with this design will cause a mixture of Public and Private stormwater. That is undesirable.
- The Conceptual Grading Plan states to use 70% impervious, whereas the DPM has a max of 45% for the flat grading scheme. The proposed development is too dense to accommodate the ponding required.
- Homeowners are regularly filling in ponds on their lots. Hydrology would prefer to see a more centralized neighborhood private pond. The pond could double as a park.
- Why does the plan propose to fill so much at the south west corner? This is a historic outfall location.

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

Sincerely,

Curtis Cherne, P.E.
Principal Engineer, Planning Department
Development and Building Services

Copy: e-mail