



City of Albuquerque Stormwater Construction Site Inspection Report

General Information

Project Name and Location	El Vado / Casa Grande Central & New York		
Site Contact Name & Agency	Mark Pocatelli PacifiCap Construction	ESC File No.	J12E028
Date of Inspection	6-13-18	Start/End Time	9:00 / 9:10
Inspector Name, COA Dept.	Curtis Cherne, Stormwater Quality		
Describe Present Phase of Construction	Stabilized		

Type of Inspection:

☒ Regular ☐ During storm event ☐ Post-storm event (> 0.5 inch) ☐ 311 / Complaint Response ☐ Follow-Up

Weather Information

Weather at time of this inspection?

Temperature: ~ 86 F°

☒ Clear ☐ Cloudy ☐ Rain ☐ Sleet ☐ Fog ☐ Snowing ☐ Windy

Has there been a storm event since the site was Permitted? ☒ Yes ☐ No

Amount: ☐ < 1/4" ☒ 1/4" to 3/4" ☐ > 3/4" ☐ Snow _____

Erosion & Sediment Control Inspection

Entrance / Track-Out	N/A
Sediment Controls / Silt Fence, Inlet Protection, Wattles, etc.	Stabilized
Inspection Reports	
Erosion Controls	asphalt, gravel
Housekeeping/Pollutant Controls	
Debris/Pollutants/Sediment in MS4	
Notes	

Is site being maintained in compliance with the Drainage Ordinance? ☒ Yes ☐ No

Signature

Date

Curtis A. Cherne 6-13-18



City of Albuquerque Stormwater Construction Site Inspection Report

General Information

Project Name
and Location

EL Vado / Casa Grande
Central + New York

Site Contact Name & Agency

Mark Roccaforte

ESC File No.

512 E028

Date of Inspection

11-17-17

Start/End
Time

11:20 / 11:40

Inspector Name, COA Dept.

Curtis Cherne, Stormwater Quality

Describe Present
Phase of Construction

ready to pour casa grande east portion

Type of Inspection:

• Regular • During storm event • Post-storm event (> 0.5 inch) • 311 / Complaint Response • Follow Up

Weather Information

Weather at time of this inspection?

Temperature: ~ 65 F°

• Clear • Cloudy • Rain • Sleet • Fog • Snowing • Windy

Has there been a storm event since the site was Permitted? • Yes • No

Amount: • < 1/4" • 1/4" to 3/4" • > 3/4" • Snow _____

Erosion & Sediment Control Inspection

Entrance / Track-Out 1 gravel track-out pad west area

no track-out pads - east 2 entrances - close to party

Sediment Controls / Silt Fence,

Inlet Protection, Wattles, etc.

sediment and debris in central area
sediment and debris on sidewalk that drains to central area

Erosion Controls

gravel

Housekeeping/Pollutant Controls

trash

Debris/Pollutants/Sediment in MS4

NO

Notes

Is site being maintained in compliance with the Drainage Ordinance? • Yes • No

Signature

Curtis C. Cherne

11-17-17

Date



City of Albuquerque
Stormwater Construction Site
Inspection Report

General Information

Project Name and Location	EL VADO / CASA GRANDE		
Site Contact Name & Agency	MARK ROCCAFORTE	ESC File No.	J12E025
Date of Inspection	10-17-17	Start/End Time	10:00 / 10:20
Inspector Name, COA Dept.	Stanice "Totten" Elliott Stormwater Quality		
Describe Present Phase of Construction	STUCCO		

Type of Inspection:

☐ Regular ☐ During storm event ☐ Post-storm event (> 0.5 inch) ☐ 311 / Complaint Response ☒ Follow-Up

Weather Information

Weather at time of this inspection?

Temperature: ~54 F°

☒ Clear ☐ Cloudy ☐ Rain ☐ Sleet ☐ Fog ☐ Snowing ☐ Windy

Has there been a storm event since the site was Permitted? ☐ Yes ☐ No

Amount: ☐ < 1/4" ☒ 1/4" to 3/4" ☐ > 3/4" ☐ Snow _____

Erosion & Sediment Control Inspection

Entrance / Track-Out TRACK-OUT STILL NEEDS REPLACING.
SEDIMENT NEEDS TO BE REMOVED FROM STREET

Sediment Controls / Silt Fence,

Inlet Protection, Wattles, etc. PLASTIC PLACED UNDER INLET GRATE

Erosion Controls

Housekeeping/Pollutant Controls

WASHOUT WAS CLEANED OUT AND PLASTIC
PLACED AT BOTTOM OF NEW HOLE. PLASTIC NEEDS TO COME OUT
COMPLETELY OUT OF HOLE AND SURROUND ENTIRE HOLE.
I would not drain off water

Debris/Pollutants/Sediment in MS4

Notes NO
MARK SAID TRACK OUT PAD WILL BE REPLACED
BEFORE FRIDAY

Is site being maintained in compliance with the Drainage Ordinance? ☐ Yes ☒ No

Signature

Date

A. Elliott 10-17-17

Cherne, Curtis

From: Cherne, Curtis
Sent: Tuesday, October 17, 2017 2:37 PM
To: jrennaker@pacificap.com
Cc: mark.roccaforte@gmail.com
Subject: El Vado/Casa Grande Violation Letter
Attachments: J12E028_Violation_letter.pdf

Jason,
See letter.

Curtis Cherne, PE, QCIS
Principal Engineer
Stormwater Quality
COA
505-924-3420

"Cement (concrete, stucco, mortar...) pollution is preventable.....Let's prevent it. Thank you."

Cherne, Curtis

From: Cherne, Curtis
Sent: Friday, November 17, 2017 1:51 PM
To: mark.roccaforte@gmail.com
Subject: El Vado/Casa Grande inspection
Attachments: inlet-needs_help.jpg; sediment_central.jpg; sediment_debris_sdwk.jpg

Mark,

Good afternoon.

Please see above pics.

One inlet needs a little attention and I'd appreciate it if you could remove the sediment from Central Ave and the sidewalk on Central Ave.

Please remember to send photo of sediment removed from Central Ave.

Curtis Cherne, PE, QCIS
Principal Engineer
Stormwater Quality
COA
505-924-3420

CITY OF ALBUQUERQUE



October 17, 2017

Jason Rennaker, Casa Grande LLLP, jrennaker@pacificap.com

Mark Roccaforte, PacifiCap Construction, LLC, mark.roccaforte@gmail.com

Site: El Vado/Casa Grande

Re: Drainage Ordinance (14-5-2-1) Violations for Erosion and Sediment Control

Dear Mr. Rennaker,

The following violations were observed at today's inspection:

1. The stabilized construction exit/track-out pad is in poor condition.
2. There was sediment in Central Ave.

Photos are shown below:



Stabilized construction exit/Track-out pad in poor condition.

PO Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

CITY OF ALBUQUERQUE



Sediment in Central Ave.

PO Box 1293

Required mitigation:

Albuquerque

1. Install a stabilized construction exit/track-out pad per the approved Erosion and Sediment Control plan.
2. Remove the sediment from the street and gutter in Central Ave. along the project frontage.

New Mexico 87103

If the violations are not mitigated within 30 days, the property owner is subject to a fine of \$500/day per the City's Drainage Control Ordinance.

www.cabq.gov

If you would like to schedule a follow-up inspection at a day and time of your convenience, prior to 30 days from the date of this letter please let me know.

If you have any questions, you can contact me at 924-3420.

Sincerely,

Curtis Cherne, P.E.
Principal Engineer, Stormwater Quality
Planning Dept.



City of Albuquerque
Stormwater Construction Site
Inspection Report

General Information

Project Name and Location	EL VADO / CASA GRANDE		
Site Contact Name & Agency	MARK RUCCAFORTE	ESC File No.	J1ZE028
Date of Inspection	10-10-17	Start/End Time	940 / 10:13
Inspector Name, COA Dept.	Stanice "Totten" Elliott Stormwater Quality		
Describe Present Phase of Construction	STUCCO		
Type of Inspection:	<input checked="" type="checkbox"/> Regular <input type="checkbox"/> During storm event <input type="checkbox"/> Post-storm event (> 0.5 inch) <input type="checkbox"/> 311 / Complaint Response <input type="checkbox"/> Follow-Up		

Weather Information

Weather at time of this inspection?	Temperature: ~ 40 F°
<input checked="" type="checkbox"/> Clear <input type="checkbox"/> Cloudy <input type="checkbox"/> Rain <input type="checkbox"/> Sleet <input type="checkbox"/> Fog <input type="checkbox"/> Snowing <input type="checkbox"/> Windy	
Has there been a storm event since the site was Permitted? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Amount: <input type="checkbox"/> < 1/4" <input checked="" type="checkbox"/> 1/4" to 3/4" <input type="checkbox"/> > 3/4" <input type="checkbox"/> Snow _____	

Erosion & Sediment Control Inspection

Entrance / Track-Out	TRACK-OUT PAD NEEDS MAINT. - SEDIMENT NEEDS TO BE REMOVED FROM STREET, STREET CLEANED
Sediment Controls / Silt Fence, Inlet Protection, Wattles, etc.	INLET PROTECTION NEEDED AROUND INLETS @ WATTLES NEED TO BE PLACE ALONG FENCE @ CENTRAL
Erosion Controls	region acceptable wash-out facility
Housekeeping/Pollutant Controls	WASH OUT NEEDS MAINTENANCE PLASTIC NOT VISIBLE TRASH NEXT TO URMISTER NEEDS REMOVED MULTIPLE WASHOUT LOCATIONS IN DIRT PILES
Debris/Pollutants/Sediment in MS4	NO
Notes	CONTRACTOR ON SITE COMMUNICATED THAT HE WOULD PUT PLASTIC OVER GRATES

Is site being maintained in compliance with the Drainage Ordinance ? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Signature: S. Elliott	Date: 10-10-17
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City of Albuquerque Stormwater Construction Site Inspection Report

General Information

Project Name and Location	El Vado / Casa Grande Central 4 New York		
Site Contact Name & Agency	Mark Roccaforte	Contact Phone #/ E-mail	
Date of Inspection	6-19-17	Start/End Time	10:05/10:30
Inspector Name, COA Dept.	Curtis Cherne, Stormwater Quality		
Inspector Phone / E-mail	505-924-3420/ccherne@cabq.gov		
Inspector Qualifications	Qualified Compliance Inspector of Stormwater- Stormwater One		
Describe Present Phase of Construction	2 bldgs central, installing utilities		
Type of Inspection:	<input type="checkbox"/> Regular <input type="checkbox"/> During storm event <input type="checkbox"/> Post-storm event (> 0.5 inch) <input type="checkbox"/> 311 / Complaint Response <input checked="" type="checkbox"/> Follow-Up		

Weather Information

Weather at time of this inspection?	Temperature: ~ 80 F°
<input checked="" type="checkbox"/> Clear <input type="checkbox"/> Cloudy <input type="checkbox"/> Rain <input type="checkbox"/> Sleet <input type="checkbox"/> Fog <input type="checkbox"/> Snowing <input type="checkbox"/> Windy	
Has there been a storm event since the site was Permitted?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Amount:	<input type="checkbox"/> < 1/4" <input checked="" type="checkbox"/> 1/4" to 3/4" <input type="checkbox"/> > 3/4" <input type="checkbox"/> Snow _____"

Erosion & Sediment Control Inspection

- Entrance / Track-Out ok none
- Sediment Controls / Silt Fence, Check Dams, Waddles, etc. ok
- Erosion Controls / Mulch, Seed, no
- Housekeeping/Pollutant Controls ok
- Debris/Pollutants/Sediment in MS4 no
- Notes cleanup trash south house

Is site being maintained in compliance with the Drainage Ordinance? ☒ Yes ☐ No

Signature

6-19-17
 Date

Cherne, Curtis

From: Cherne, Curtis
Sent: Monday, June 12, 2017 2:24 PM
To: mark.roccaforte@gmail.com
Subject: el vado/casa grande construction site inspection
Attachments: trash.jpg; trash2.jpg; sediment_sdswk_gutter.jpg; cement_pollution.jpg; cement_pollution2.jpg; cement_pollution3.jpg; cement_pollution4_trash.jpg

Mark,

Good afternoon.

Thanks for taking the time to walk the site with me today.

As you know there were some issues:

1. Trash almost everywhere. I've included a couple pics, but there was considerably more.
2. Numerous instances of cement pollution. Mostly around the bldg that was just stucco-ed. Please remove existing cement pollution and provide a solution to prevent it from occurring in the future. You had a large roll-off wash-out container, but some smaller (Outpak) remote facilities may be necessary.
3. There was sediment on the sidewalk and in the gutter in the cul-de-sac on the project's southern boundary. Please remove sediment from sidewalk and gutter.

As agreed to onsite, you are to send pics by Friday, 6-16-17. As a minimum, include photos in the same locations as those sent today.

Thanks,

Curtis Cherne, PE, QCIS

Principal Engineer

Stormwater Quality

COA

505-924-3420

"Cement (concrete, stucco, mortar...) pollution is preventable.....Let's prevent it. Thank you."



City of Albuquerque Stormwater Construction Site Inspection Report

General Information

Project Name and Location	El Vado / Casa Grande Central a New York		
Site Contact Name & Agency	Mark Roccoforte Pacific Construction	Contact Phone #/ E-mail	See file
Date of Inspection	6-12-17	Start/End Time	9:40/10:15
Inspector Name, COA Dept.	Curtis Cherne, Stormwater Quality		
Inspector Phone / E-mail	505-924-3420/ccherne@cabq.gov		
Inspector Qualifications	Qualified Compliance Inspector of Stormwater- Stormwater One		
Describe Present Phase of Construction	1 bldg structure, 1 frame, installing utilities		
Type of Inspection:	<input type="checkbox"/> Regular <input type="checkbox"/> During storm event <input type="checkbox"/> Post-storm event (> 0.5 inch) <input type="checkbox"/> 311 / Complaint Response <input checked="" type="checkbox"/> Follow-Up		

Weather Information

Weather at time of this inspection?	Temperature: ~ <u>75</u> F°
<input checked="" type="checkbox"/> Clear <input type="checkbox"/> Cloudy <input type="checkbox"/> Rain <input type="checkbox"/> Sleet <input type="checkbox"/> Fog <input type="checkbox"/> Snowing <input type="checkbox"/> Windy	
Has there been a storm event since the site was Permitted?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Amount:	<input checked="" type="checkbox"/> < 1/4" <input type="checkbox"/> 1/4" to 3/4" <input type="checkbox"/> > 3/4" <input type="checkbox"/> Snow _____

Erosion & Sediment Control Inspection

Entrance / Track-Out	OK - no track-out
Sediment Controls / Silt Fence, Check Dams, Waddles, etc.	Sediment on road and in gutter
Erosion Controls / Mulch, Seed,	track nearly anywhere
Housekeeping/Pollutant Controls	trash spot corner, trash near entrance, street pollution north middle, another one, 3rd
Debris/Pollutants/Sediment in MS4	
Notes	Mark to find picture by Friday

Is site being maintained in compliance with the Drainage Ordinance ?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Signature <u>Curtis C. Cherne</u>	Date <u>6-12-17</u>
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City of Albuquerque Stormwater Construction Site Inspection Report

General Information

Project Name and Location	El Codo / Casa Grande		
Site Contact Name & Agency	Mark Roccaforte Pacificap Constructors	Contact Phone #/ E-mail	See file
Date of Inspection	5-31-17	Start/End Time	10:40 / 11:15
Inspector Name, COA Dept.	Curtis Cherne, Stormwater Quality		
Inspector Phone / E-mail	505-924-3420/ccherne@cabq.gov		
Inspector Qualifications	Qualified Compliance Inspector of Stormwater- Stormwater One		
Describe Present Phase of Construction	Constructing 2 bldgs, demo old bldg		
Type of Inspection:	<input checked="" type="radio"/> Regular • During storm event • Post-storm event (> 0.5 inch) • 311 / Complaint Response • Follow-Up		

Weather Information

Weather at time of this inspection?	Temperature: ~ <u>75</u> F°
<input type="radio"/> Clear <input checked="" type="radio"/> Cloudy • Rain • Sleet • Fog • Snowing • Windy	
Has there been a storm event since the site was Permitted?	<input checked="" type="radio"/> Yes • No
Amount:	<input type="radio"/> < 1/4" • <input checked="" type="radio"/> 1/4" to 3/4" • > 3/4" • Snow _____"

Erosion & Sediment Control Inspection

- Entrance / Track-Out pad OK - track out minor
- Sediment Controls / Silt Fence, Check Dams, Waddles, etc. big buffer and debris in central area south west of bldgs - inlet protection required nearby
- Erosion Controls / Mulch, Seed, sediment over, BMP south side - remove dirt for stable ramp missing
- Housekeeping/Pollutant Controls trash south corner
- Debris/Pollutants/Sediment in MS4 _____
- Notes worker site w/ Mark

Is site being maintained in compliance with the Drainage Ordinance ? • Yes ☒ No ☐

Signature Curtis Cherne

Date 5-31-17

Cherne, Curtis

From: Cherne, Curtis
Sent: Wednesday, May 31, 2017 9:29 AM
To: Kanbar, Sertil A.
Subject: RE: 2500 to 2510 central sw Elvado motel construction site inspection

Sertil,
Thanks.

I went out there once and they were in pretty good shape.

I've been avoiding the area since traffic is horrible due to construction.

From the pictures sent I would disagree that it is in poor condition. I can stop by and have a look at it.

Curtis Cherne, PE, QCIS
Principal Engineer
Stormwater Quality
COA
505-924-3420

"Cement (concrete, stucco, mortar...) pollution is preventable.....Let's prevent it. Thank you."

From: Kanbar, Sertil A.
Sent: Wednesday, May 31, 2017 8:51 AM
To: Cherne, Curtis
Cc: Daggett, Kevin; Verhage, Kathleen M.; Eaton, Shellie; Lueras, Byron A.
Subject: 2500 to 2510 central sw Elvado motel construction site inspection

Curtis:

During SWPPP inspection of ART project (last Thursday 5/25), the HDR engineer commented on the poor condition of the SWPPP for the Elvado motel reconstruction. This will affect the SWPPP of the ART project and please would you ask them to correct the deficiencies in their BMP's.

Thank you,

Sertil Kanbar, PhD, PE
Engineer
Engineering/Storm Drainage Design
Dept of Municipal Development-DMD
Room 301
400 Marquette NW
City of Albuquerque
Albuquerque, NM 87103
Phone: 505-768-3645 Cell: 505-301-1701
SKanbar@cabq.gov



City of Albuquerque Stormwater Construction Site Inspection Report

General Information

Project Name and Location	EL vado / casa Grande Central & New York		
Site Contact Name & Agency	Marc Pocciaforte Pacific Construction, LLC	Contact Phone #/ E-mail	
Date of Inspection	2-7-17	Start/End Time	12:10 / 12:45
Inspector Name, COA Dept.	Curtis Cherne, Stormwater Quality		
Inspector Phone / E-mail	505-924-3420/ccherne@cabq.gov		
Inspector Qualifications	Qualified Compliance Inspector of Stormwater- Stormwater One		
Describe Present Phase of Construction	demo, grading		
Type of Inspection:	<input checked="" type="radio"/> Regular <input type="radio"/> During storm event <input type="radio"/> Post-storm event (> 0.5 inch) <input type="radio"/> 311 / Complaint Response <input type="radio"/> Follow-Up		

Weather Information

Weather at time of this inspection?	Temperature: ~ <u>55</u> F°
<input checked="" type="radio"/> Clear <input type="radio"/> Cloudy <input type="radio"/> Rain <input type="radio"/> Sleet <input type="radio"/> Fog <input type="radio"/> Snowing <input type="radio"/> Windy	
Has there been a storm event since the site was Permitted? • Yes • <input checked="" type="radio"/> No	
Amount: • < 1/4" • 1/4" to 3/4" • > 3/4" • Snow _____"	

Erosion & Sediment Control Inspection

Entrance / Track-Out	OK
Sediment Controls / Silt Fence, Check Dams, Waddles, etc.	Red Barr at west gate, we on south side New York it was temp moved to put sign in
Erosion Controls / Mulch, Seed,	
Housekeeping/Pollutant Controls	
Debris/Pollutants/Sediment in MS4	
Notes	

Is site being maintained in compliance with the Drainage Ordinance? • ☒ Yes • No

Signature

Date