

CITY OF ALBUQUERQUE



June 21, 2012

Fred C. Arfman, P.E.
Isaacson & Arfman, P.A.
128 Monroe St NE
Albuquerque, NM 87108

**Re: GARCIA VOLKSWAGEN
Grading and Drainage Plan
Engineer's Stamp Date 6/13/2012 (J19/D003)**


Dear Mr. Arfman,

Based upon the information provided in your submittal received 6/14/2012, the following comments have to be addressed prior to an approval for Building Permits:

- The runoff from the existing Car Wash should drain to the sanitary sewer system. Please coordinate this connection with ABCWUA.
- Other runoff should be diverted away from the Car Wash and into the storm drain system.
- Please include a note that the existing sidewalk culvert plates to be tack welded at the bolts. Do the plates extend from the back of the curb to the property line?
- Note Number 7 calls out for a retaining wall on the east side of the building. Please provide top of footing and top of wall elevations. There is a 3.6' grade difference at the north end of this wall. Will the wall continue to the east?
- Clearly show the limits of the proposed stem wall on the east side of the building. Are there proposed curbing on the east side of the building.
- A ramp is being proposed on the west side of the building. Please show the limits of the stem wall and retaining wall (including top of footing and top of retaining wall) on both sides of the ramp.
- Show the location of the main entrance on the plan.
- What is the purpose of the 4" perforated pipe on the south side of the building?

If you have any questions, you can contact me at 924-3695.

Sincerely,


Shahab Biazar, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: e-mail