



Alan Varela, Director

December 14, 2022



Mayor Timothy M. Keller

Hal P. Grubb, PE  
Barghausen Consulting Engineers, Inc.  
78215 72<sup>nd</sup> Ave. South  
Kent, WA 98032

**Re: Dutch Brothers Coffee – 210 98<sup>th</sup> St. NW  
Erosion and Sediment Control Plan  
Engineer's Stamp Date 11/30/2022 (K09E048B)**

Dear Mr. Grubb,

Based upon the information provided in your submittal received on 12/01/2022, the above referenced ESC Plan cannot be approved until the following comments are addressed.

1. A SWQ Information sheet must be included with the submittal.
2. The ESC Plan can't be approved until after Hydrology approves the G&D Plan. The existing and proposed grades must be shown on the ESC Plan, and they must agree with the Grading Plan approved by Hydrology (CGP7.2.4.b.ii).
3. Show all structures on the ESC Plan including the building, sidewalk, and asphalt.
4. This site is part of a "Common Plan of Development or Sale" that exceeds 5 acres, so permit coverage is required even if the site is less than 1 acre and waivers are not available. The ESC Plan can't be approved for Grading or Building Permit until the property owner's NOI has been reviewed and approved by City Stormwater Quality per Albuquerque Code § 14-5-2-11(a). The NOI must be in the SWPPP and available onsite (CGP7.3).
5. Most of this site has already been disturbed so there isn't any benefit to "protecting areas from excessive disturbance" as shown on the ESC Plan. Silt fence is needed as a perimeter control along the streets. Revise based on current site conditions.
6. Describe the nature and extent of construction activities (CGP 7.2.2.). Include a description and project schedule per CGP 7.2.3.f through final stabilization, removal of BMPs, and filing NOT. Also note the size of the property and the total area of land disturbing activities.
7. Soil information – add a table with name type, particle sizes, and Erodibility factor (CGP 2.1.1).
8. Vicinity map – add a zone atlas map clearly indicating location and street names.
9. Update the engineer's stamp date each time the plan is changed.

If you have any questions, you can contact me at 924-3420 or [jhughes@cabq.gov](mailto:jhughes@cabq.gov).

Sincerely,

*James D. Hughes*

James D. Hughes, P.E.  
Principal Engineer, Planning Dept.  
Development and Review Services