

# CITY OF ALBUQUERQUE

PLANNING DEPARTMENT – Development Review Services



June 13, 2014

Joe Kelly, P.E.  
**JC Engineering, P.C.**  
10035 N. 177<sup>th</sup> E. Ave.  
Owasso, OK 74055-7841

Richard J. Berry, Mayor

**RE: Sunset Subdivision  
Drainage Calculations for Reconfigured Lots  
Engineer's Stamp Date 5-6-2014 (File: K12D025)**

Dear Mr. Kelly,

After receiving your written responses to my comments, and speaking further with Curtis Cherne, I am amending my initial comments on your submittal received 5-9-14. The calculations cannot be approved for Building Permit until the following comments are addressed:

1. Since a Building Permit approval is sought, the appropriate submittal is a Grading Plan showing only the lot for which the permit is sought and the surrounding grades and/or spot elevations. The grading plan should show elevations at all 4 corners of the lot, the Finished Floor elevation, drive pads, and the Pond (showing pond depth).
2. A pond depth of only 1" would not make it identifiable as a pond, and would more than likely be landscaped over in the future. A pond should be clearly identified as such, and be maintained as such.
3. Since the submittal is solely for Lot-30-P1, pond calculations should be based on the amount of impervious area greater than the allowable impervious area (45%) based on the new lot size and not make references to other lots. The volume is the same, but the calculation is much more straightforward and is not dependent on the impervious area of the other lots. This is important for future Building Permits of the other lots.

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

Sincerely,

Rita Harmon, P.E.  
Senior Engineer, Planning Dept.  
Development Review Services

Orig: Drainage file  
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