

CITY OF ALBUQUERQUE

Planning Department
David Campbell, Director



Mayor Timothy M. Keller

June 14, 2018

Craig Hagelgantz, PE
ABQ Engineering Inc.
8102 Menaul Blvd NE, Suite D
Albuquerque, NM 87110

RE: **Fiesta Kia Auto Group**
7400 Lomas NE
Grading and Drainage Plan
Engineer's Stamp Date: 5/14/18
Hydrology File: K19D152

Dear Mr. Hagelgantz:

PO Box 1293

Based on the submittal received on 5/16/18, the Grading and Drainage Plan cannot be approved for building permit until the following comments are addressed:

Albuquerque

Prior to Building Permit:

NM 87103

www.cabq.gov

1. Provide an electronic (.pdf) copy of the submittal, emailed to PLNDRS@cabq.gov or included on CD. Also, only one papercopy is required for Hydrology submittals.
2. Existing and proposed hydrology needs to be provided. Clearly show existing vs proposed flow patterns, demonstrating that the site has and will drain to Lomas (and not cross-lot). Any increase in runoff will need to be ponded onsite, unless downstream capacity can be demonstrated.
3. Provide a subbasin delineation map/exhibit demonstrating that all impervious runoff from the site is routed through the first flush ponds. Each pond must be sized for the area draining to it.
4. Payment of Fee-in-Lieu is an option if any of the impervious area runoff cannot be captured onsite. Quantify the volume that bypasses the ponds and state on plans; Fee-in-Lieu will then be required at a rate of \$8/cf of bypass volume.
5. How will flows enter the ROW once the first flush pond fills up? Spilling flows over the sidewalk on arterial roads is not permitted; sidewalk culverts are likely required.
6. If sidewalk culverts are necessary, then an SO-19 permit will also be needed (unless performing the ROW work by Work Order). Please include [the latest SO-19 standard notes](#) on the grading plan.

CITY OF ALBUQUERQUE

Planning Department
David Campbell, Director



Mayor Timothy M. Keller

7. Provide survey data along the south side of the site (both sides of the wall). Do not cut or fill against the existing wall.
8. Label any drainage easements; impervious runoff from within the easements does not need to be captured.
9. Please ensure the capacities through the easements are maintained; the offsite flows need to be quantified and capacity calculations provided. Provide cross sections through each showing existing/proposed conditions, easement lines, property lines, and dimensional data.
10. Are any walls, fences or obstructions being proposed down either of the drainage easements? This may be feasible, but capacity will need to be demonstrated. An encroachment agreement would also be required, but may not be approved; further discussion with the City Engineer and Drainage Engineer is recommended if desiring to obstruct the easements.
11. A [Private Facility Drainage Covenant](#) is required for the stormwater quality pond. The original notarized form, exhibit A (legible on 8.5x11 paper), and recording fee (\$25, payable to Bernalillo County) must be turned into DRC (4th, Plaza del Sol) for routing. Please contact Charlotte LaBadie (clabadie@cabq.gov, 924-3996) or Madeline Carruthers (mtafoya@cabq.gov, 924-3997) regarding the routing and recording process for covenants.
12. This project requires an ESC Plan, submitted to the Stormwater Quality Engineer (Curtis Cherne PE, ccherne@cabq.gov or 924-3420).

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Prior to Certificate of Occupancy:

The Private Facility Drainage Covenant must be recorded with Bernalillo County and a copy included with the drainage certification.

If you have any questions, please contact me at 924-3695 or dpeterson@cabq.gov.

Sincerely,

Dana Peterson, P.E.
Senior Engineer, Planning Dept.
Development Review Services