

CITY OF ALBUQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

July 12, 2022

Ron Bohannon
Tierra West, LLC
5571 Midway Park Place, NE
Albuquerque, NM 87109

Re: SAFStor Self Storage – 10600 Central Ave SW
ESC Plan Engineers Stamp Date: 7/7/2022 – (L08E013)

Dear Mr. Bohannon,

Based upon the information provided in your submittal received on 7/8/2022, the above referenced ESC Plan cannot be approved until the following comments are addressed.

1. The ESC Plan can't be approved until after Hydrology approves the G&D Plan for each specific purpose Grading, Building Permit, and Work Order. The only purpose Hydrology has approved so far is Conceptual. The existing and proposed grades must be shown on the ESC Plan, and they must agree with the Grading Plan approved by Hydrology (CGP 7.2.4.b.ii).
2. Identify locations of concentrated flow paths that enter and exit the disturbed areas. Identify locations where sheet flow enters and exits the disturbed area. Show on-site drainage patterns of stormwater before and after major grading activities. (CGP 7.2.4.f)
3. The Ponds should be labeled as Temporary Sediment Basins (SB) and should be listed as an early item in the sequence of construction.
4. The ESC Plan can't be approved for Grading, Building Permit, or Work Order until the property owner's NOI has been reviewed and approved by City Stormwater Quality per Albuquerque Code § 14-5-2-11(a)
[https://codelibrary.amlegal.com/codes/albuquerque/latest/albuquerque_nm/0-0-0-19897#:~:text=the%20property%20owner%20is%20to%20provide%20the%20Construction%20General%20Permit%20\(CGP\)%20Electronic%20Notice%20of%20Intent%20\(eNOI\)%20documentation%20that%20contains%20the%20property%20owner%20name%20and%20contact%20information%20a%20minimum%20of%2014%20days%20prior%20to%20earth%20disturbance%20and%20prior%20to%20obtaining%20Work%20Order%20or%20Building%20Permit%20approval](https://codelibrary.amlegal.com/codes/albuquerque/latest/albuquerque_nm/0-0-0-19897#:~:text=the%20property%20owner%20is%20to%20provide%20the%20Construction%20General%20Permit%20(CGP)%20Electronic%20Notice%20of%20Intent%20(eNOI)%20documentation%20that%20contains%20the%20property%20owner%20name%20and%20contact%20information%20a%20minimum%20of%2014%20days%20prior%20to%20earth%20disturbance%20and%20prior%20to%20obtaining%20Work%20Order%20or%20Building%20Permit%20approval) .

5. The Information Sheet is on an old form. Use the latest form available on the SWQ web site at [Microsoft Word - Stormwater Quality info sheet fees Oct2020.docx \(cabq.gov\)](#), and the property owner information does not agree with the available Bernalillo County records which shows Dennis Romero, owner. Property rights may have changed hands recently, if so, please provide documentation in the form of a recorded deed or lease. Purchase agreements may also be acceptable. The accurate name and contact information for the entity in control of the property rights is required and should also be shown on the plan.
6. I can't tell the difference between building, sidewalk, asphalt, and dirt on the ESC Plan. These structures must be clearly identified in the SWPPP per CGP 7.2.4.b.vi. The same information is required in the ESC Application. You may attach a copy of the Site Plan to both the SWPPP and the ESC Application to address this requirement.
7. The SWPPP must include site-specific interim and permanent stabilization per CGP 9.4.1.c.i. The Landscape Plan and Work Order sheets can be used to satisfy this requirement and should be submitted separate from the ESC Plan with the application to the Stormwater Quality Section of the Planning Department and they should be included in the SWPPP. Provide a specification on the ESC Plan for any disturbed areas not covered by the Landscape Plan or Work Order sheets.
8. 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.

Sincerely,

James D. Hughes

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