

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

October 11, 2023

Ronald Bohannon, P.E.
Tierra West, LLC
5571 Midway Park Place NE
Albuquerque, NM, 87109

**RE: Snow Vista Self Storage
Conceptual Grading and Drainage Plan
Engineer's Stamp Date: 09/27/23
Hydrology File: M09D012B**

Dear Mr. Bohannon:

Based upon the information provided in your submittal received 09/08/2023, the Conceptual Grading and Drainage Plan is approved for action by the Development Facilitation Team (DFT) on Site Plan for Building Permit.

PRIOR TO BUILDING PERMIT:

1. Please submit a more detailed Grading & Drainage Plan to Hydrology for review and approval. This digital (.pdf) is emailed to PLNDRS@cabq.gov along with the Drainage Transportation Information Sheet.

If the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the Stormwater Quality Engineer (Doug Hughes, PE, jhughes@cabq.gov, 924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 924-3995 or rbrissette@cabq.gov.

Sincerely,

Renée C. Brissette, P.E. CFM
Senior Engineer, Hydrology
Planning Department



TIERRA WEST, LLC

September 27, 2023

Ms. Renee C. Brissette, P.E. CFM
City of Albuquerque – Senior Engineer, Hydrology
600 Second NW
Albuquerque, NM. 87102

**RE: 98TH & SAGE STORAGE
CONCEPTUAL GRADING AND DRAINAGE PLAN
RESPONSE TO COMMENT**

Dear Ms. Brissette:

Per the correspondence dated September 19, 2023, please find the following responses addressing the comments listed below:

1. Please remove all the stormwater quality ponds around Building 1. All of these are on the High side of the development and will not capture any stormwater. Please make sure that the southeast pond is.
Response: Storm water quality ponds around Building 1 have been removed. Southeast pond is sized to contain the water quality volume.
2. Please show the storm pipe that was approved for the overall development on July 20, 2023. Please label as "Overall Developer to construct prior to any further Building Permit approvals for the lots within the development."
Response: Storm drain added and noted as directed.
3. Please either consolidate the drainage calculations and the details to GR-2 and rename to GR-1 or change the scale on GR-1 to 1"-40'.
Response: Changed scale on GR-1.
4. Please change the Title of the sheet to "Conceptual Grading and Drainage Plan."
Response: See updated GR-1 plan.
5. Please add the note, "Not for Construction."
Response: See updated GR-1 plan.

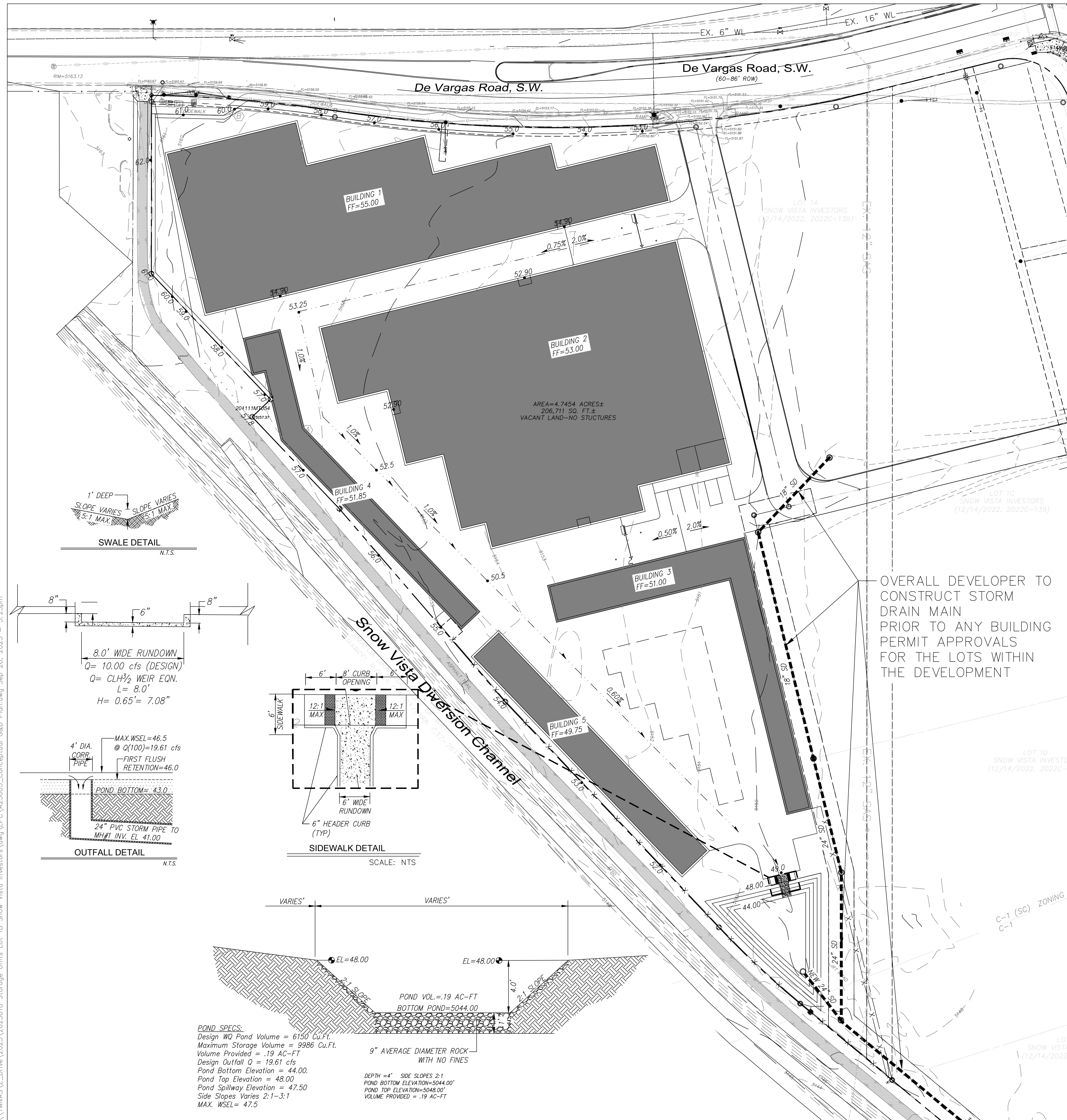
If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,

Ronald R. Bohannon, P.E

JN: 2023018
RRB/ln/ca

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(505) 858-3100 fax (505) 858-1118 1-800-245-3102
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