

# CITY OF ALBUQUERQUE



November 13, 2015

Richard J. Berry, Mayor

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

**RE: Multi-Specialty Clinic  
Grading and Drainage Plan & Drainage Report  
Engineer's Stamp Date 9-16-15 (File: M15D026B)**

Dear Mr. Bohannon:

Based upon the information received on 9-17-2015, the above referenced submittal cannot be approved for Site Plan for Building Permit and Grading Permit until the following items are addressed:

1. Please show the retaining wall layout on the Site Plan.
2. Sheet RW-1 shows a back of wall profile that has a 2-foot drop, which implies that the trail profile would have the drop as well.
3. Show the HGL and Q on the storm drain profiles for the storm drain network that outfalls to the Diversion Channel.
4. Will "heavy duty" decorative concrete paving be defined within the plan set? (Thickness, reinforcement).
5. The grading plan does not appear to account for the construction of some of the ADA ramps, for example, Sheet GR-3, shows untied/conflicting contour line work and does not appear to give the contractor enough information to build the ramps correctly in the vicinity of the retaining wall. Elevations shown for the ramp will likely not work with the header curb dimensions suggested on the Site Plan.
6. Ensure that all ADA ramps are shown on both the Site Plan and the Grading Plan Sheets.
7. Include a cross section of the bike trail to show the intended cross slope to ensure positive drainage from the wall.
8. Show the pipe connection from Phase I as an existing structure to be preserved (or show new outlet structure/improvements if that is the intent).
9. Reprint the StormCAD output for "Profile-2" (pipe CO-3), it is not legible in the report.

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10. Sheet GR-2 references the concrete flume detail on SD-2, but it is not shown. Also, adjust the capacity worksheet to match the dimension (4' bottom width) shown on the plans.
11. Has coordination with the USACE been completed per AMAFCA's review letter of the Capstone Student Housing Drainage Management Plan (letter dated June 25, 2013)?
12. Provide email or correspondence from AMAFCA confirming that a license agreement is in place for the new outlet structure into the Diversion Channel.

If you have any questions, you can contact me at 924-3986.

Sincerely,

Abiel Carrillo, P.E.  
Principal Engineer, Planning Dept.  
Development Review Services

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Orig: Drainage file