



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539

May 6, 2015

Mr. Curtis Cherne, PE
Hydrology Division, Planning Dept.
Development and Building Services
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

**Re: Juan Tabo Unit 3B Grading and Drainage Plan
Engineers Revised Stamp Date 4-14-14 (M-22/D016B)**

Dear Mr. Cherne;

In response to your comment letter dated 3-2-15, your comments are addressed below:

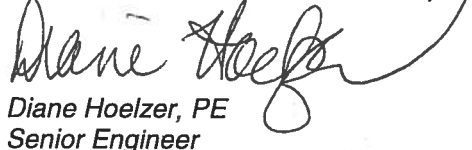
1. When the home builder completes the townhome construction and does the fine grading, the swale will be directed around the box. I visited the site and I know the grading looks rather dramatic right now but it will be smoothed out when the home is completed.
2. The boulders are not part of the Unit 3B grading plan. The large boulders are on the City Open Space Tract and are a part of the Open Space Grading Plan. This item is under the jurisdiction and approval of the City Open Space. City OSD will approve the grading certification at a later date.
3. AMAFCA has done a field inspection and has approved the Scour Wall construction.
4. A LOMR for the City property has not been completed but there is an SIA for this item.
5. a.) and b.) I am checking into this with the surveyor who should be making the corrections on the mylars. c.) The steel casings were omitted a long time ago at DRC. All of the governing agencies were consulted before this was done. d.) AMAFCA has fully approved this project.

The above responses should hopefully clear the way for release of building permits within all of Unit 3B.

Please call me if you have any questions.

Sincerely,

MARK GOODWIN & ASSOCIATES, P.A.



Diane Hoelzer, PE
Senior Engineer

DLH/dlh

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Bruce M. Thomson, P.E., Vice Chair
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Deborah L. Stover, Director

Jerry M. Lovato, P.E.
Executive Engineer



**Albuquerque
Metropolitan
Arroyo
Flood
Control
Authority**

2600 Prospect N.E., Albuquerque, NM 87107
Phone: (505) 884-2215 Fax: (505) 884-0214
Website: www.amafca.org

May 4, 2015

Mr. Scott Grady
JTH, LLC
8910 Adams St. NE
Albuquerque, NM 87113

Via: Electronic Mail

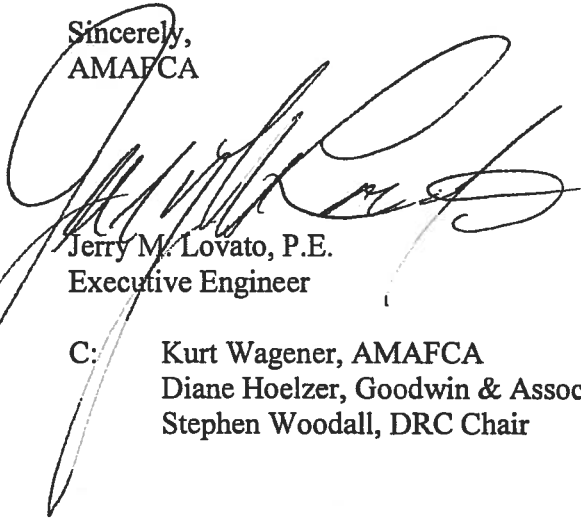
Re: AMAFCA Maintenance Acceptance for Tijeras Arroyo Bank Stabilization
To Serve Juan Tabo Hills, Unit 3B, Agreement No. 2013-12, Dated March 12, 2013

Dear Mr. Grady:

AMAFCA staff inspected the bank stabilization on the south side of the Tijeras Arroyo and found the work to be satisfactory. The work was performed under a Turnkey Agreement between JTH, LLC and AMAFCA. We have received the construction as-builts for the AMAFCA portion of the project, as certified by Ms. Diane Hoelzer, P.E. of Mark Goodwin & Associates. All terms of the Agreement have been met, and AMAFCA hereby agrees to accept maintenance of the improvements.

If you have any questions, please call me or Lynn Mazur, Development Review Engineer, at (505) 884-2215.

Sincerely,
AMAFCA



Jerry M. Lovato, P.E.
Executive Engineer

C: Kurt Wagener, AMAFCA
Diane Hoelzer, Goodwin & Assoc.
Stephen Woodall, DRC Chair

CITY OF ALBUQUERQUE



March 2, 2015

Diane Hoelzer, P.E.
Mark Goodwin and Associates, P.A.
P.O. Box 90606
Albuquerque, NM 87199

Re: Juan Tabo Hills Unit 3B
Engineer's Stamp Date 4-14-14 (M22D016B)
Certification dated 2-9-15

Dear Ms. Hoelzer,

Based upon the information provided in your submittal received 2-10-15, Hydrology has the following comments:

1. The grading of the site is acceptable; except for the swale between lots 3 and 4 is directed towards the electrical box and other dry utility boxes. Should a small wall be constructed upstream of the boxes?
2. The boulders were not placed in Tract 1-C-1 as shown on the plan.
3. The dumped rip-rap pad downstream of the 66" storm drain is smaller than shown on the plan. If this is acceptable to AMAFCA, then it is acceptable to Hydrology.
4. What is the status of the LOMR submittal?
5. Hydrology has the following comments on the as-built construction plans:
 - a. On Sheet 15R, was the SW invert of the water quality manhole recorded incorrectly, as it is 3 feet lower than design.
 - b. On Sheet 15R, change "See Detail Sheet 17" to See Detail Sheet 16." This pertains to the water quality manhole.
 - c. The steel casings through the scour wall were omitted. If this is acceptable to AMAFCA, then it is acceptable to Hydrology.
 - d. AMAFCA has not signed the "Certificate of Substantial Compliance."
6. Hydrology is willing to consider approving Building Permits in Blocks 2 and 3, if requested.

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

Sincerely,

Curtis Cherne, P.E.
Principal Engineer, Hydrology
Planning Dept.

C: e-mail