

# CITY OF ALBUQUERQUE



March 14, 2013

Mike Balaskovits, P.E.  
Bohannon Huston, Inc.  
7500 Jefferson NE  
Albuquerque, NM 87109

**Re: Mesa Del Sol Montage Unit 2, Portrait Park Swimming Pool  
Grading and Drainage Plan  
Engineer's Stamp date 03-04-2013 (R16/D003B)**

Dear Mr. Balaskovits,

Based upon the information provided in your submittal received 03-05-13, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- The grading plan for the Portrait Park Swimming Pool is considered a separate, stand-alone submittal and will not be reviewed as a revision to the existing overall Mesa Del Sol Unit 2 grading plan.
- Please provide further clarification on the status of construction activities along Penn Avenue; are the sidewalk, curb and gutter already installed and if not, will these activities be completed prior to the construction of the proposed sidewalk culvert as part of the Work Order.
- Provide an additional note to the sidewalk culvert stating that all bolts are to be tack welded to the steel plate and that the culvert should extend 2' back from the property line.
- Capacity and sizing calculations for the proposed sidewalk culvert are required.
- Will the project require a paved parking lot or any drive pad entrances along either Avedon Drive or Penn Avenue? It appears that the drainage plan intends to discharge flows directly over the sidewalk along Avedon Drive and portions to the east and north of the swimming pool.
- Are any offsite flows accepted from the southern portion of the project site?
- Where do the discharged flows ultimately end up once they enter Penn Avenue & Avedon Drive? Have the pond volumes for the unit in question been certified?
- Flowline elevations for each of the streets adjoining the project site need to be included on the grading plan.

If you have any questions, you can contact me at 924-3695.

Sincerely,

Shahab Biazar, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

C: e-mail