

Land & Water Site Civil
PO Box 4364
Lincoln NE 68504

November 15, 2021

RE: ABQ Studios Expansion - 5650 University Blvd SE – Erosion and Sediment Control Plans Revisions

Dear Mr. Hughes,

The ABQ Studios Expansion - 5650 University Blvd SE Erosion and Sediment Control Plans have been revised per comments received as described below (original comment followed by response).

1. The ESC Plan can't be approved until after Hydrology approves the G&D Plan for each specific purpose, Site Plan, Grading, Building Permit, and Work Order. The only purpose Hydrology has approved so far is Site Plan. The grades shown on the ESC Plan must match the grades shown on the approved G&D Plan.

The ESC Plans have been prepared using the approved G&D plans.

2. The property owner's NOI must be provided for review and approval by the City. Update the Operator and Stormwater Team information on sheet ESC100 and provide documentation of the Stormwater Team training. Qualified team members will be needed to keep the SWPPP up-to-date and available onsite throughout the permit coverage.

The Stormwater Team training log is included as an attachment. The information has been updated on sheet ESC 100. The Owner NOI is awaiting certification and will be forwarded upon completion.

3. The City Standard Notes (attached) are required on the ESC Plan.

The City Standard Notes have been revised to the current version provided.

4. Note 4 on sheet ESC 100 implies that Final Stabilization will be grown from seed, so the CGP coverage will continue until the density of the vegetation reaches 70% of the natural undisturbed ground cover per CGP Part 2.2.14.b. Both the natural undisturbed cover and the preconstruction cover must be stated on the ESC Plan. Add an estimate of the natural undisturbed density to the plan and provide a field study to support any density lower than 30%. Also consider adding aggregate mulch to the revegetation specification in Note 4 to satisfy the Arid Exception criteria without waiting for vegetation to grow.

Both the natural undisturbed cover and the preconstruction cover have been added on sheet ESC 100. The density has been revised to 30%. The use of aggregate mulch has been added.

5. The SWPPP must include site-specific interim and permanent stabilization per CGP 9.4.1.c.i. The landscape plan can be used to satisfy this requirement and should be included in the SWPPP and the ESC Plan submittal.

The landscape plan has been added to the ESC Plans and SWPPP.

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.v. The same information is required in the ESC Application. You may include a copy of the Site Plan in both the SWPPP and in the ESC Application to address this requirement.

The Site Plan and Pavement Plans have been added to the ESC Plans and the SWPPP to describe the areas.

7. Add specifications for the land disturbing activities in the subcontractor parking/laydown areas. Will the existing pond in the parking area on ESC 101 be filled and regraded? What other grading will occur in those areas? If so that grading must be shown on the approved G&D Plan and on the ESC Plan. Will the parking areas be stabilized with aggregate base course?

A description for aggregate base course for use in the parking / staging areas has been added. The existing pond in the contractor parking area will remain in place as is and has been added the plans. No grading is expected in the parking / staging areas.

8. Update the engineer's stamp date each time the plan is changed.

The engineer stamp has been updated.

Please contact me if you questions at 720-320-9160 or via email.

Sincerely,

A handwritten signature in blue ink, appearing to read "David Tull".

David Tull, P.E., CPSWQ, CPESC
dtull2011@gmail.com