


# Memorandum

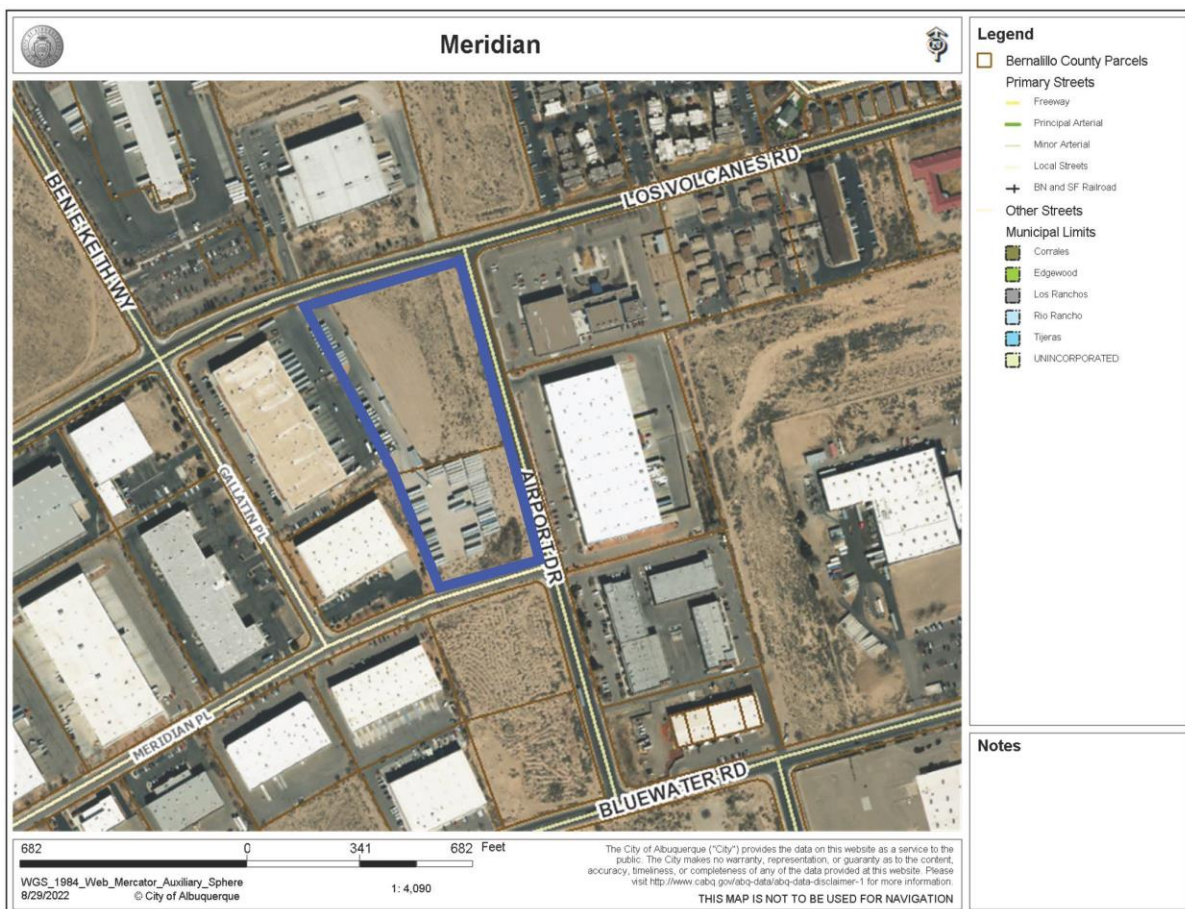
**To:** City of Albuquerque Planning Department

**From:** Jim Strozier, Consensus Planning, Inc 

**Date:** September 15, 2022

**Re:** Sensitive Lands Analysis for Meridian

This memo responds to the Sensitive Lands criteria in IDO Section 14-16-5-2. The subject property is a partially developed site with freight access and parking depicted in the blue outline in the map below. We have analyzed the project site for the presence of sensitive lands and any constraints related to such lands.



1. Arroyos: No natural arroyos exist on the subject site. Using data provided by AMAFCAS Interactive Mapping service, there are no manmade arroyos that run through the subject site. The closest arroyo is the West Mesa Diversion Channel to the east of the site depicted in a red dotted line on the map below and is operated by the City of Albuquerque. There is a planned

linear hard channel drain depicted in light yellow on the map below that runs along Coors Boulevard.



2. Floodplains and Special Flood Hazard Areas: Using data provided by FEMA's National Flood Hazard Layer (NFHL) mapping the subject site is considered a flood zone X. Flood zone X when it is unshaded as it is in the map below is determined to be outside of the 500-year flood and protected from the 100-year flood making it an area of the lowest risk of flooding.

### National Flood Hazard Layer FIRMette



### Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

<b>SPECIAL FLOOD HAZARD AREAS</b>	Without Base Flood Elevation (BFE) Zone A, AE, AH, AR, VE, AR
	With BFE or Depth Zone AE, AH, AR, VE, AR
	Regulatory Floodway
	0.2% Annual Chance Flood Hazard: Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile. Zone X
	Future Conditions 1% Annual Chance Flood Hazard Zone X
	Area with Reduced Flood Risk due to Levee. See Notes. Zone X
	Area with Flood Risk due to Levee. Zone X
<b>OTHER AREAS OF FLOOD HAZARD</b>	NO SCREEN: Area of Minimal Flood Hazard Zone X
	Effective LOMRs
<b>OTHER AREAS</b>	Area of undetermined Flood Hazard Zone X
<b>GENERAL STRUCTURES</b>	Channel, Culvert, or Storm Sewer
	Levee, Dike, or Floodwall
<b>CROSS SECTIONS</b>	Cross Sections with 1% Annual Chance
	Water Surface Elevation
	Coastal Transect
	Base Flood Elevation Line (BFE)
	Limit of Study
	Jurisdiction Boundary
	Coastal Transect Baseline
	Profile Baseline
<b>OTHER FEATURES</b>	Hydrographic Feature
<b>MAP PANELS</b>	Digital Data Available
	No Digital Data Available
	Unmapped

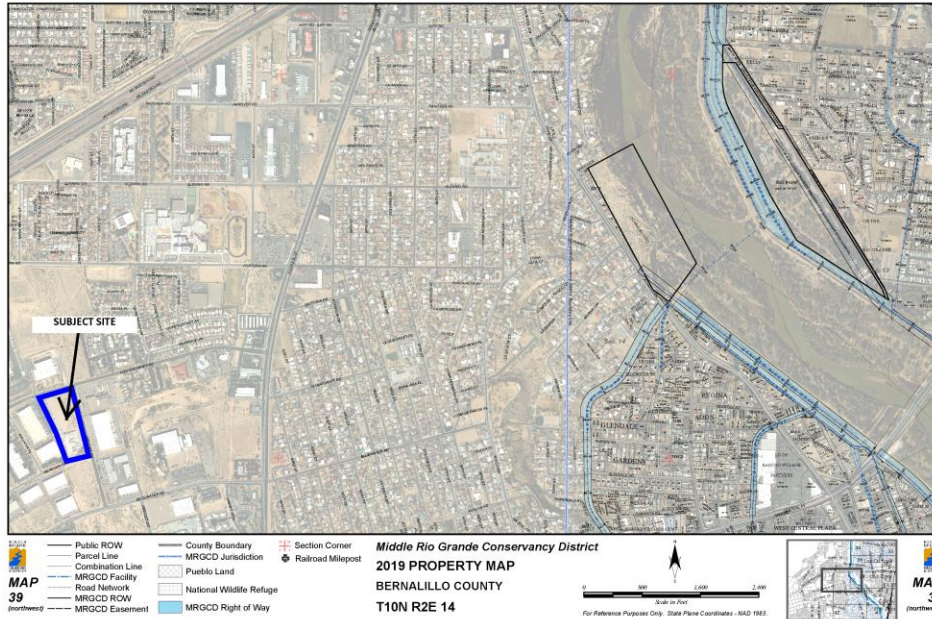
The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The base map shown complies with FEMA's base map accuracy standards.

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 8/26/2022 at 10:49 AM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if one or more of the following map elements do not appear: base map imagery; flood zone labels; legend; scale bar; map creation date; community identifiers; FIRM panel number; and FIRM effective date. Map images for unmapped and unmapped areas cannot be used for regulatory purposes.

- Irrigation facilities (acequias): Data provided by the Middle Rio Grande Conservancy District (MRGCD) mapping shows the subject site is outside of the MRGCD jurisdiction. Based on this research and due to the subject site's location and distance from the Rio Grande River, there are no acequias or irrigation facilities on or near the site as show in the map below.



*MRGCD Map*

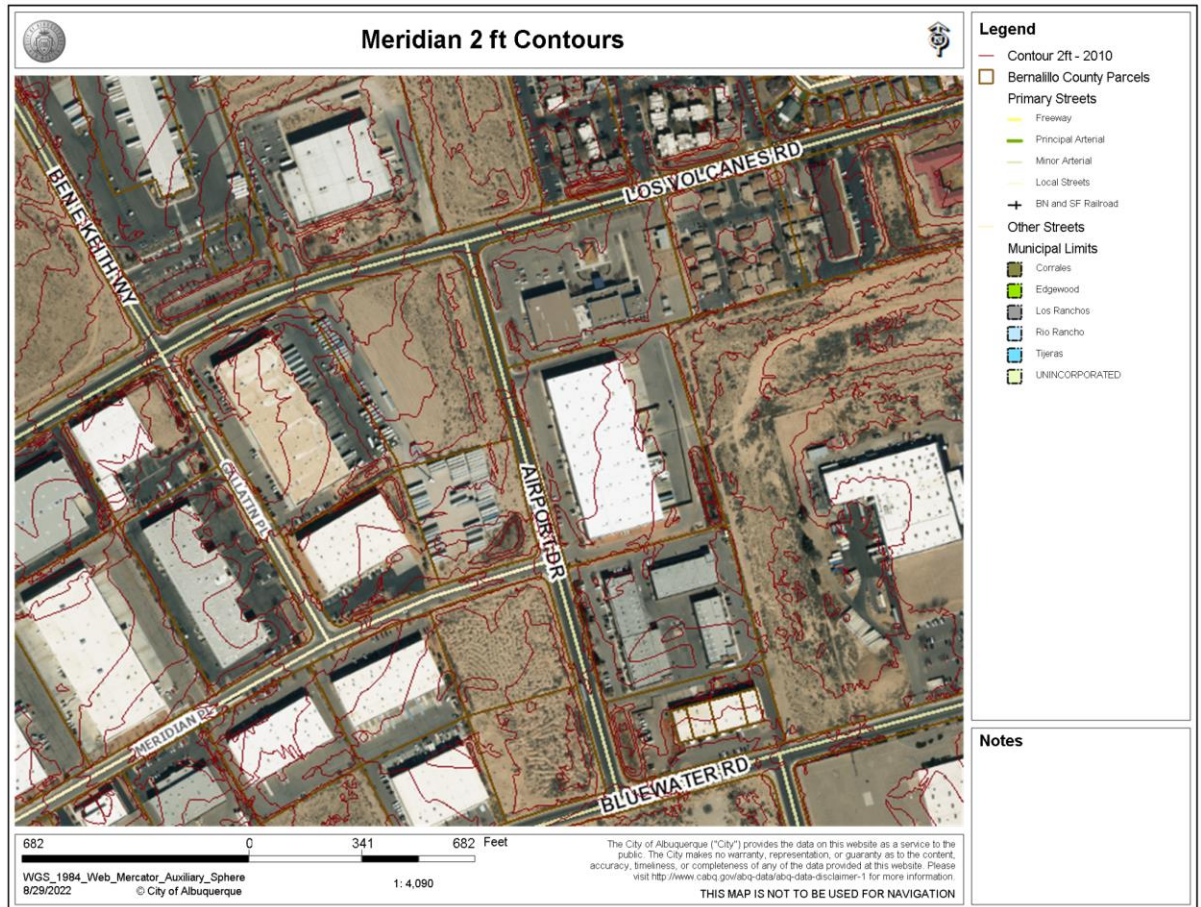
- Large stands of mature trees: The subject site is a partially vacant dirt lot with the lower southern portion being used for tractor-trailer parking. There are no mature trees on the subject site. The image below depicts the small to medium-sized shrubs and vegetation on the subject site.



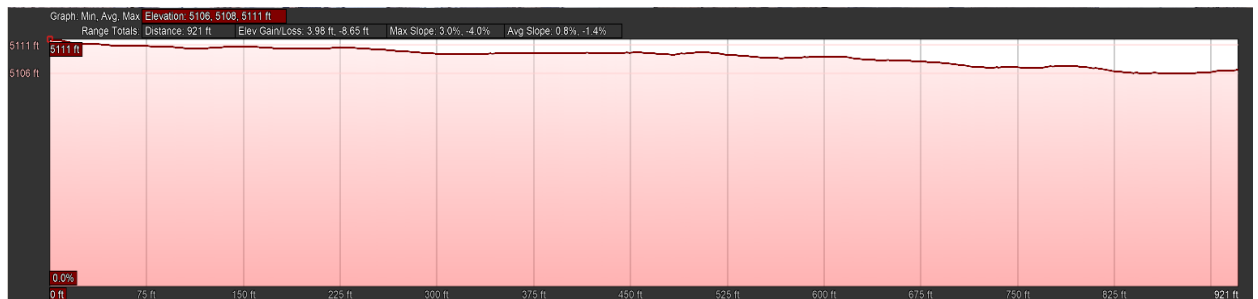
*Subject Site Vegetation*

- Riparian areas: Data provided by the National Wetlands Inventory surface water and wetlands mapping shows the subject site is not considered a riparian area.
- Rock outcroppings: There are no rock outcroppings or formations on the subject site.
- Significant archaeological sites: All required paperwork was submitted to the Planning Department and reviewed by the City Archaeologist who provided a certificate of no effect for the subject site.

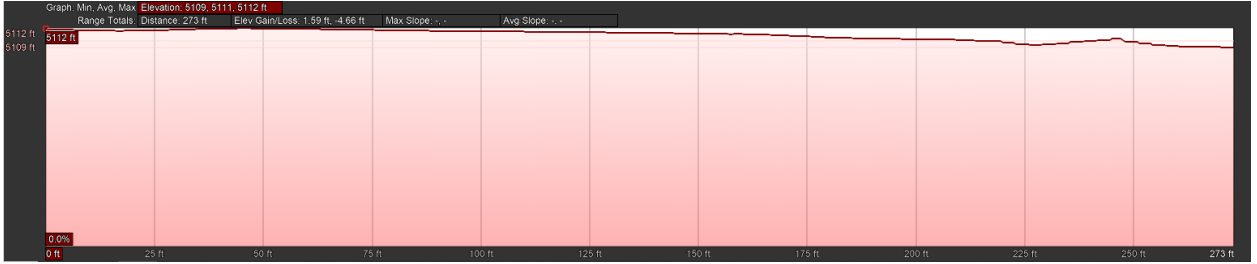
8. Steep slopes and escarpments: The site does not include any slopes that meet the IDO definition of a steep slope or escarpment, which is a minimum slope of 9 percent or more. 2 ft contour mapping provided by the CABQ Advanced Map Viewer shows the subject area has minimal slopes. Elevation profiles were calculated using data provided by Google Earth and are shown in the images below.



2 ft Contour Map



North South Slope & Elevation Profile



*East West Slope & Elevation Profile*

9. Wetlands: Data provided by the National Wetlands Inventory surface water and wetlands mapping shows the subject site is not considered a wetland area.