

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

February 27, 2025

David Soule, P.E.
Rio Grande Engineering
P.O. Box 93924
Albuquerque, NM 87199

RE: 9341 Riverfronte Dr. NW
Grading and Drainage Plan
Engineer's Stamp Date: 2/16/25
Hydrology File: C13D027I

Dear Mr. Soule:

Based upon the information provided in your submittal received 02/16/2025, the Grading & Drainage Plan is approved for Building Permit and Grading Permit. Please attach a copy of this approved plan in the construction sets for Building Permit processing along with a copy of this letter.

PRIOR TO CERTIFICATE OF OCCUPANCY:

1. Engineer's Certification, per the DPM Part 6-14 (F): *Engineer's Certification Checklist For Non-Subdivision* is required.
2. Please provide the executed paper Drainage Covenant (latest revision) printed on one-side only with Exhibit A and a check for **\$25.00** made out to "**Bernalillo County**" for the stormwater quality ponds per Article 6-15(C) of the DPM to Hydrology for review at Plaza de Sol. The Covenant and Exhibit will also need to be uploaded to ABQ-PLAN.

As a reminder, if the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the Stormwater Quality Engineer (Doug Hughes, PE, jhughes@cabq.gov, 924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 505-924-3314 or amontoya@cabq.gov.

Sincerely,

Anthony Montoya, Jr., P.E., CFM
Senior Engineer, Hydrology
Planning Department, Development Review Services

Weighted E Method

										100-Year, 6-hr		
Basin	Area (sf)	Area (acres)	Treatment A (acres)	Treatment B (acres)	Treatment C (acres)	Treatment D (acres)	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs			
HISTORICAL	46500.00	1.067	100% 1.0675	0% 0.000	0% 0.000	0% 0.000	0.550	0.049	1.64			
PROPOSED	46500.00	1.067	0% 0	26% 0.278	20% 0.213	54% 0.576	1.589	0.141	3.99			

Equations:

Weighted E = Ea*Aa + Eb*Ab + Ec*Ac + Ed*Ad / (Total Area)

Volume = Weighted D * Total Area

Flow = Qa * Aa + Qb * Ab + Qc * Ac + Qd * Ad

Where for 100-year, 6-hour storm(zone1)

Ea= 0.55

Eb= 0.73

Ec= 0.95

Ed= 2.24

Qa= 1.54

Qb= 2.16

Qc= 2.87

Qd= 4.12

Developed Conditions

volume

HISTORICAL DISCHARGE

2131.25 cfs

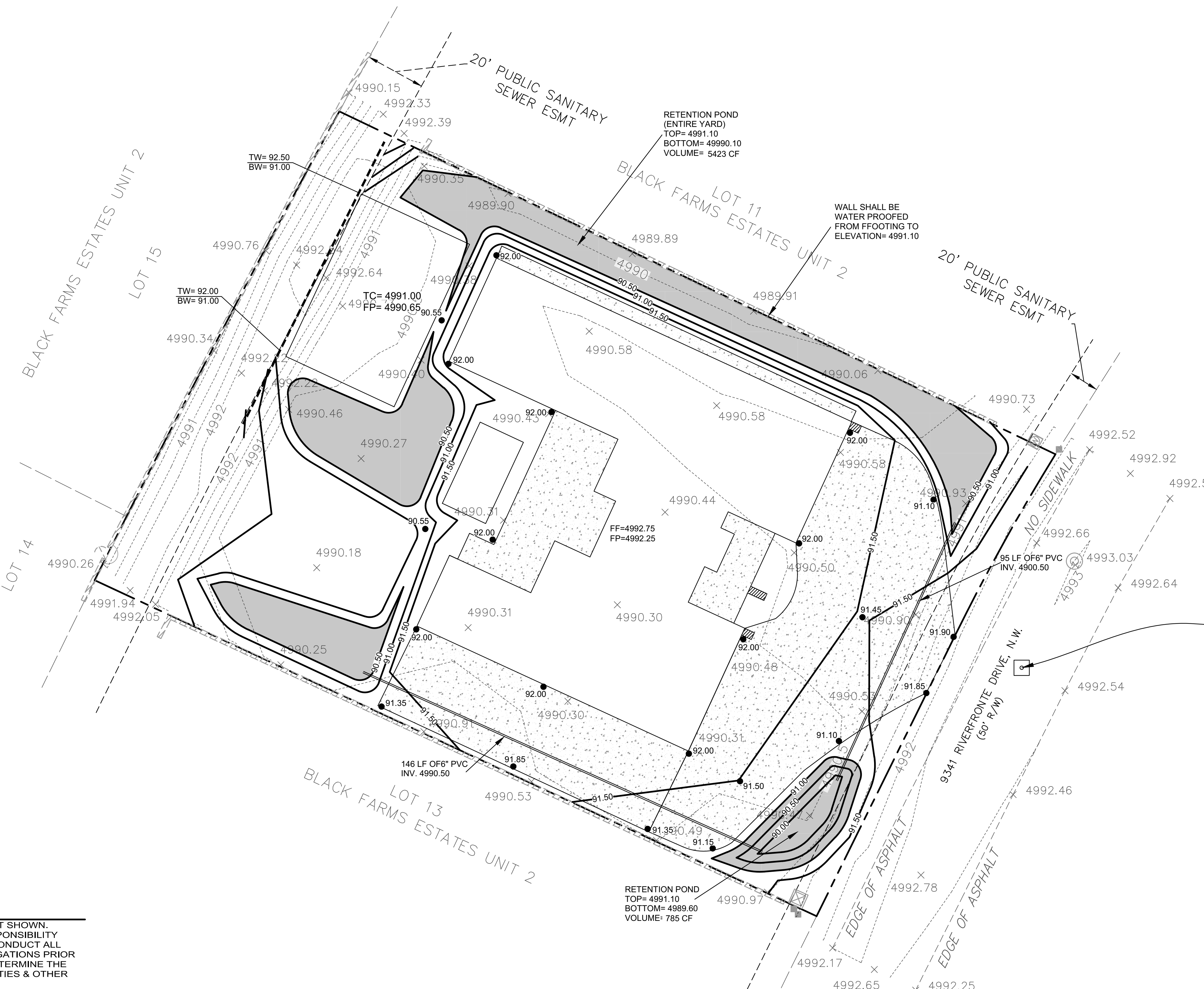
DEVELOPED DISCHARGE

6158.93 cfs

PROVIDED STORMWATER STORAGE

6208 cf

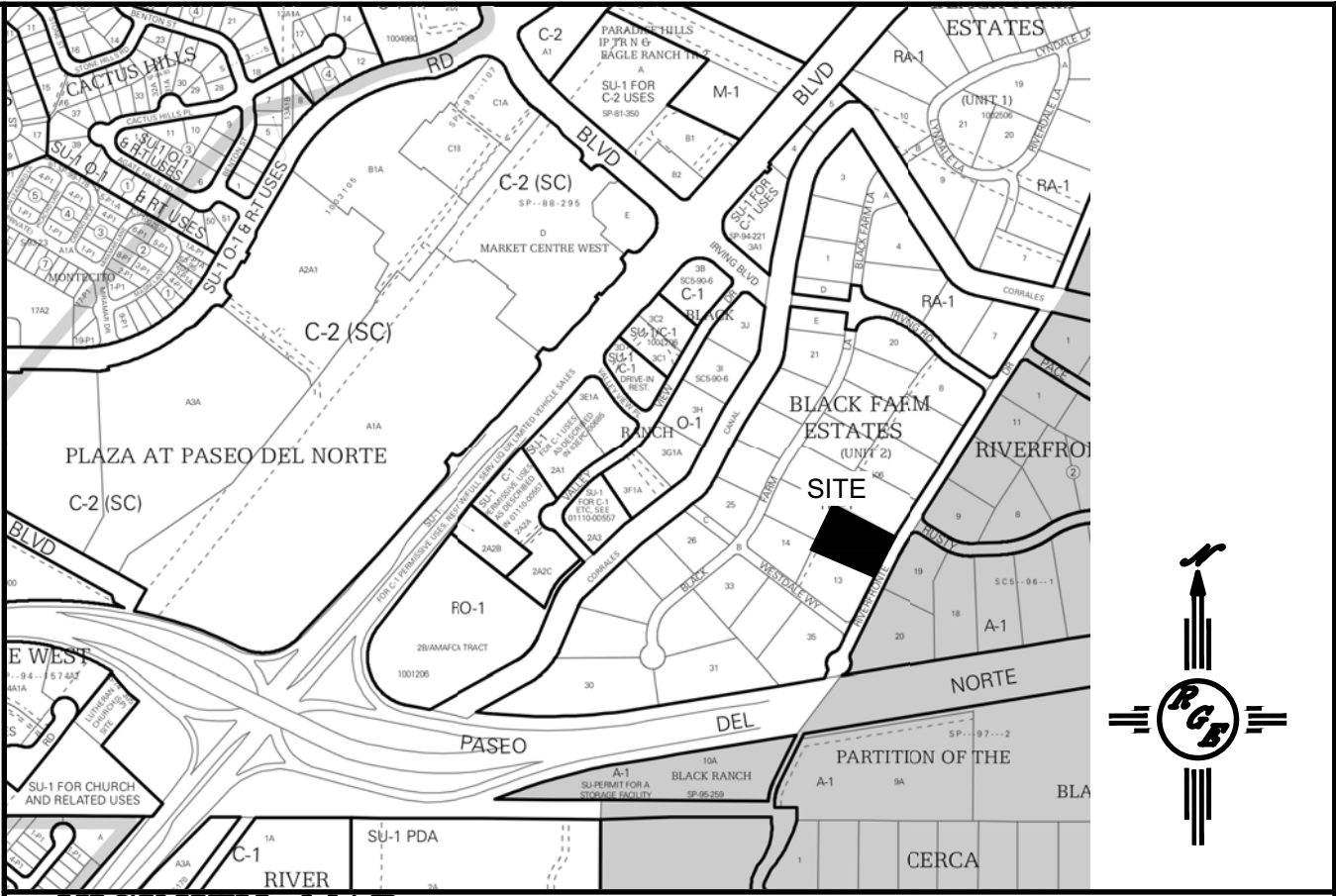
This site is an development of an existing lot in fully developed area. The black farm subdivision requires retention of developed flow. Due to location adjacent the rio grande river, the downstream covenance is limited therefor the site must retain the 100-year 6 hour volume. The site will overflow to adjacent properties in the event of larger storm event.



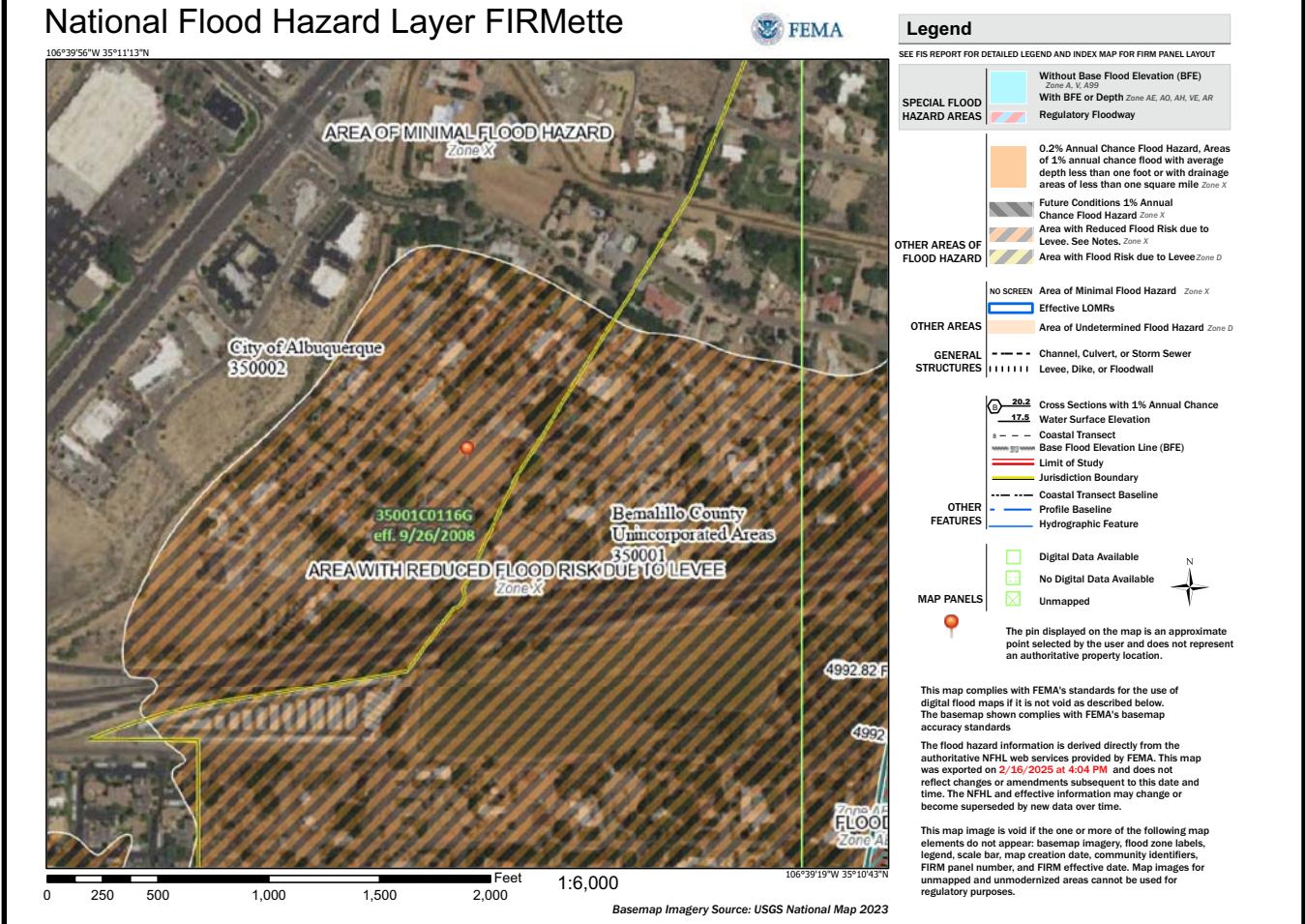
CAUTION:
EXISTING UTILITIES ARE NOT SHOWN.
IT SHALL BE THE SOLE RESPONSIBILITY
OF THE CONTRACTOR TO CONDUCT ALL
NECESSARY FIELD INVESTIGATIONS PRIOR
TO ANY EXCAVATION TO DETERMINE THE
ACTUAL LOCATION OF UTILITIES & OTHER
IMPROVEMENTS.

EROSION CONTROL NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.



VICINITY MAP:



FIRM MAP:

LEGAL DESCRIPTION:

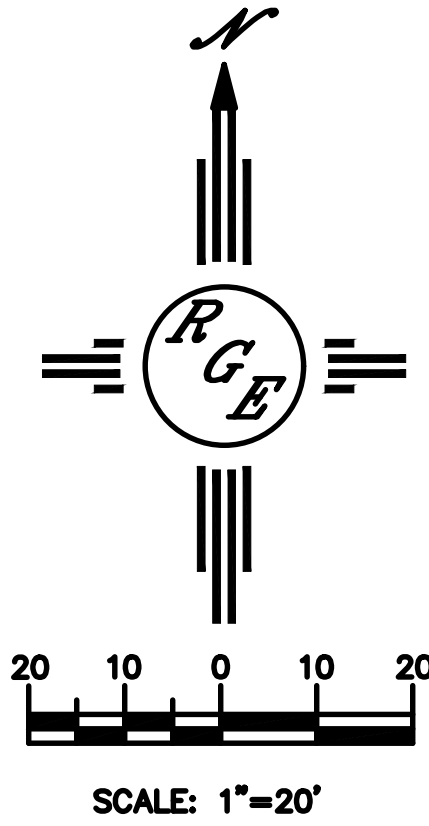
LOT 12 BLACK FARM ESTATES UNIT 2
CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

NOTES:

1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. ALL SLOPES SHALL BE 3:1 MAX. AND GRAVEL OR NATIVE SEEDING PRIOR TO CO.
3. ANY PERIMETER WALLS MUST BE PERMITTED SEPARATELY ALL RETAINING WALL DESIGN SHALL BE BY OTHERS.
4. SURVEY INFORMATION PROVIDED BY COMMUNITY SCIENCES CORPORATION USING NAVD DATUM 1983.
5. LONG TERM MAINTAINANCE OF ALL PONDS, SWALES AND OVERFLOWS IS REQUIRED
6. A PAD ELEVATION CERTIFICATION SHALL BE REQUIRED PRIOR TO RELEASE OF BUILDING PERMIT.

LEGEND

- XXXX ----- EXISTING CONTOUR
- XXXX ----- EXISTING INDEX CONTOUR
- XXXX ----- PROPOSED CONTOUR
- XXXX ----- PROPOSED INDEX CONTOUR
- XXXX EXISTING SPOT ELEVATION
- XXXX PROPOSED SPOT ELEVATION
- BOUNDARY
- ADJACENT BOUNDARY
- ===== EXISTING CURB AND GUTTER
- PROPOSED EARTHEN SWALE
- PROPOSED RETAINING WALL
- PROPOSED PONDING
- PROPOSED CONCRETE



ENGINEER'S SEAL <div>DAVID SOULE NEW MEXICO 14522 REGISTERED PROFESSIONAL ENGINEER</div>	LOT 12 BLACK FARM ESTATES UNIT 2 9341 RIVERFRONT DR. GRADING AND DRAINAGE PLAN <div>Rio Grande Engineering</div>	DRAWN BY DEM
		DATE 2-15-25
2/16/25 DAVID SOULE P.E. #14522	<div>Rio Grande Engineering</div> <div>P.O. BOX 53924 ALBUQUERQUE, NM 87199 (505) 321-8099</div>	SHEET # C1
		JOB #