

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

September 9, 2025

David Soule, P.E.  
Rio Grande Engineering  
PO Box 93924  
Albuquerque, New Mexico 87199

RE: **Lot 3 Block 8 Unit 5 SAD 227**  
**6215 Keyenta Pl, NW**  
**Volcano Cliffs Subdivision**  
**Grading and Drainage Plan**  
**Engineers Stamp Date 9/1/2025 (E10D130)**  
**Case #: HYDR-2025-00317**

Mr. Soule,

Based upon the information provided in your submittal received 9/6/2025, this plan is approved for Grading Permit.

PO Box 1293

**Prior to Building permit approval a Pad Certification will be required, provided by the Engineer or a registered Land Surveyor.**

Albuquerque

**Advise the owner contractor not to use dirt as a ramp to climb the curb, use lumber or crusher fines for this purpose. Place this note on the plan.**

NM 87103

**Reiterate to the Owner/Contractor that a separate permit for a garden/retaining wall must be obtained with the approved G&D plan and Pad Certification. Also, if a swimming pool is to be placed after this approval a new grading and drainage plan will need to be resubmitted showing the changes for the land treatments.**

www.cabq.gov

**Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist is required.**

If you have any questions, please contact me at 924-3695 or Rudy Rael at 924-3977.

Sincerely,

Tiequan Chen, P.E.  
Principal Engineer, Hydrology  
Planning Department, Development Review Services

RR/TC  
C: File E10D130

Weighted E Method

Basin	Area (sf)	Area (acres)	Treatment				100-Year, 6-hr.			24 hour
			Treatment A % (acres)	Treatment B % (acres)	Treatment C % (acres)	Treatment D % (acres)	Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)	Volume (ac-ft)
ALLOWED	22182.00	0.509	0%	24% 0.122	40% 0.2037	36% 0.183	1.362	0.058	1.60	0.070
PROPOSED	22182.00	0.509	0%	31% 0.158	36% 0.1833	32% 0.163	1.285	0.055	1.54	0.065
COMPARISON										

Equations:

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

Volume = Weighted E \* Total Area

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

Where for 100-year, 6-hour storm- zone 1

Ea= 0.55	Qa= 1.54
Eb= 0.73	Qb= 2.16
Ec= 0.95	Qc= 2.87
Ed= 2.24	Qd= 4.12

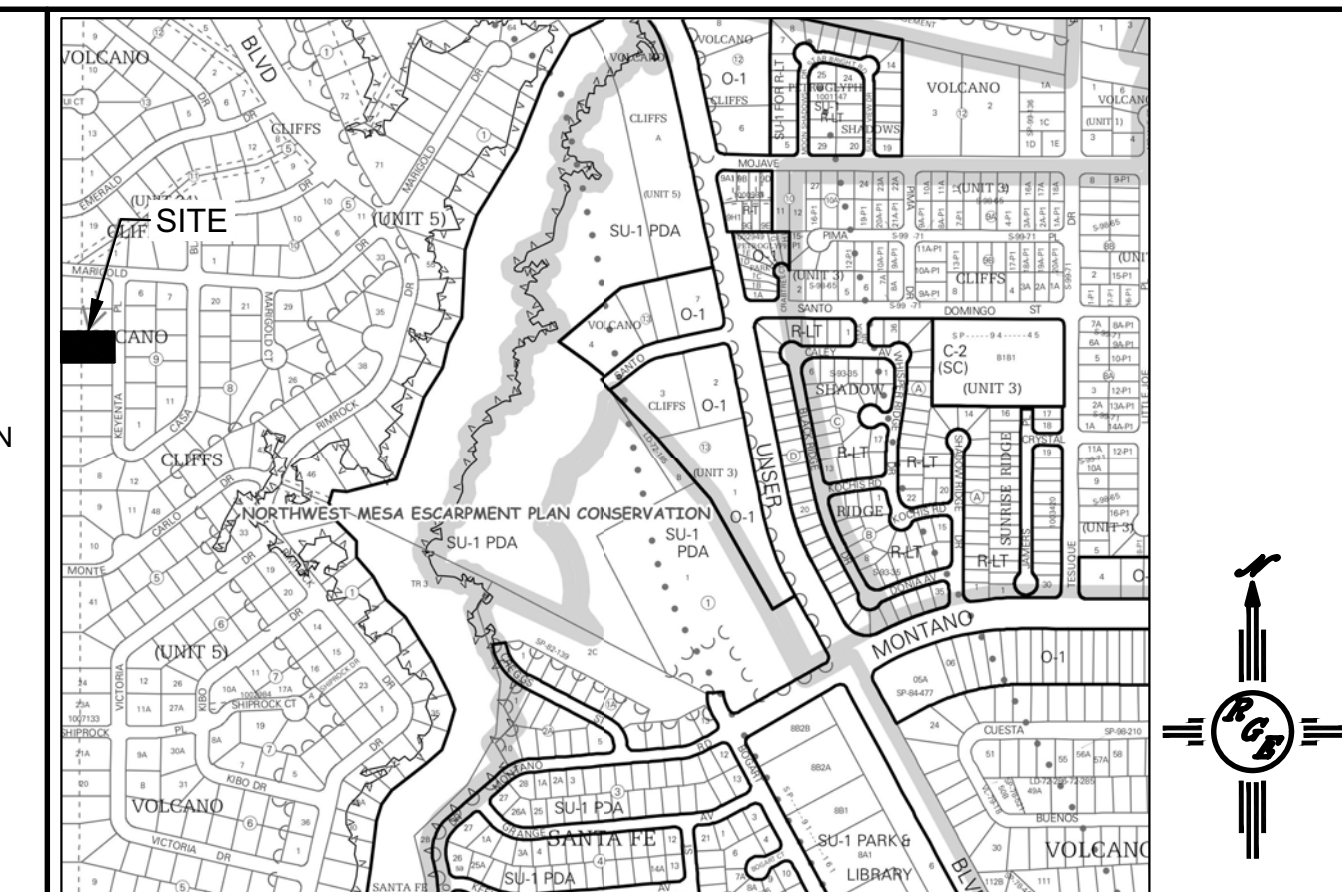
ONSITE Conditions		
FIRST FLUSH WATER QUALITY VOLUME REQUIRED (CF)	248	PROVIDED (CF) 306
WATER QUALITY(.42*/SF IMP)	0	306
FLOOD CONTROL	0	306

Narrative

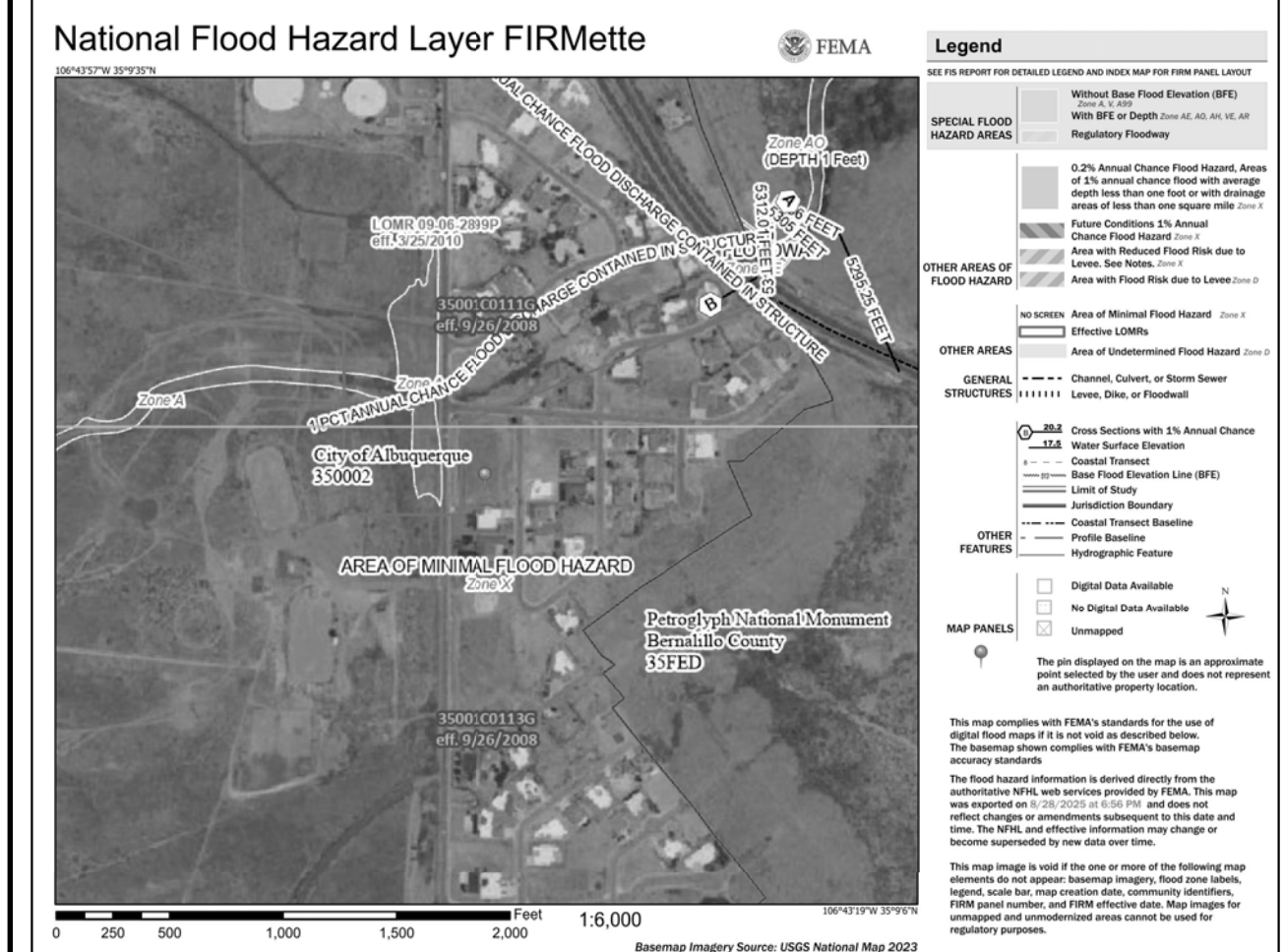
This site is within the SAD 228 Master Drainage plan boundaries. The site is to maintain existing patterns and drain to the adjacent roadway to the east per the master drainage plan. The site does not exceed the SAD 227 developed conditions assumptions, therefore ponding is not required. Due to height restriction we have included ponding to keep the pad as low as possible to allow for as much building height as possible. All flows generated drain or overflow to street. This site is located in zone X. The water quality volume is retained. The development of this site does not impact any adjacent lots. This plan is in conformance to the master drainage plan

EROSION CONTROL NOTES:

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



VICINITY MAP: E-10-Z



FIRM MAP:

LEGAL DESCRIPTION:

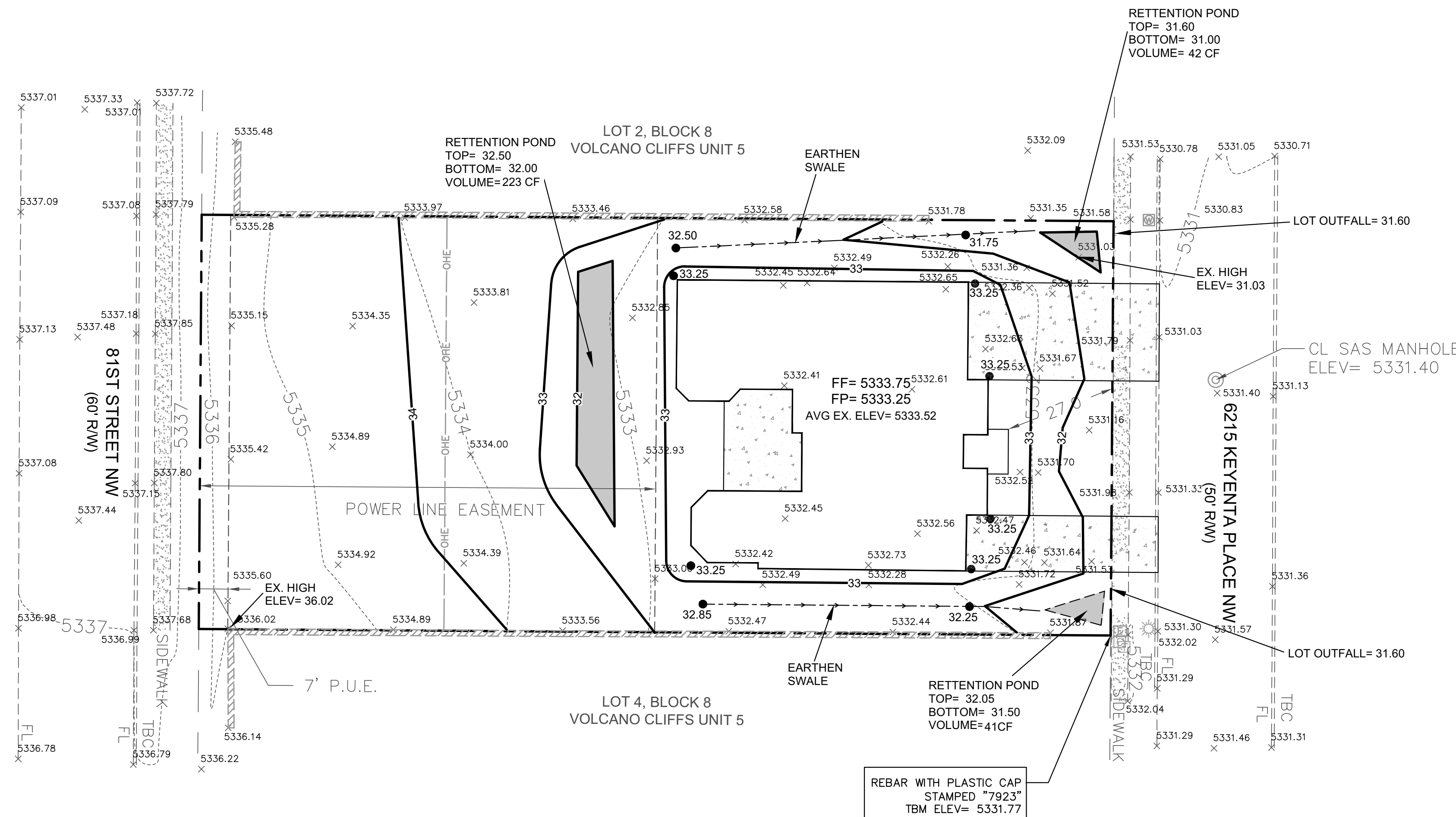
LOT 3, BLOCK 8 VOLCANO CLIFFS SUBDIVISION UNIT 5  
CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

NOTES:

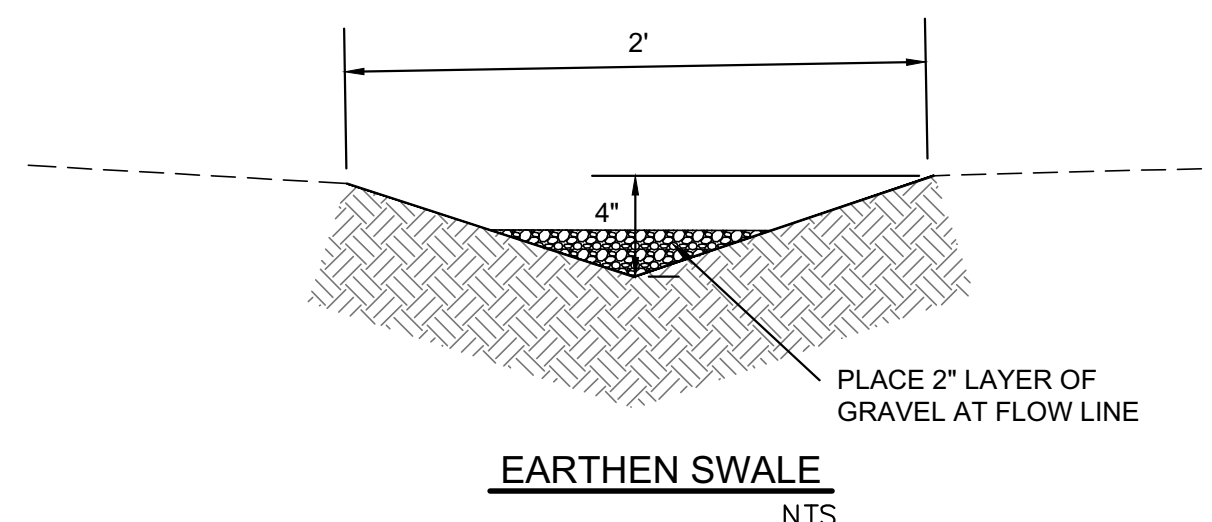
- ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
- ALL SLOPES SHALL BE 3:1 MAX. AND GRAVEL OR NATIVE SEEDING PRIOR TO CO.
- ANY PERIMETER WALLS MUST BE PERMITTED SEPARATELY ALL RETAINING WALL DESIGN SHALL BE BY OTHERS.
- SURVEY INFORMATION PROVIDED BY COMMUNITY SCIENCES CORPORATION USING NAVD DATUM 1988.
- LONG TERM MAINTINANCE OF ALL PONDS, SWALES AND OVERFLOWS IS REQUIRED
- 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 CONCRETE
-----	PROPOSED PONDING

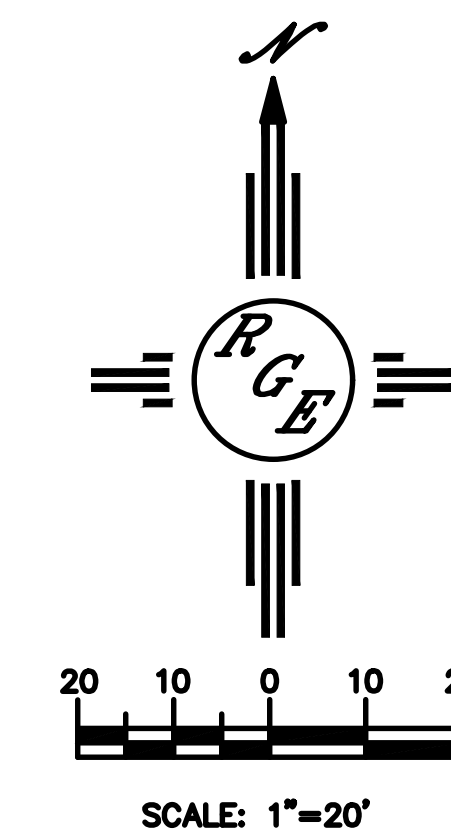


CONSTRUCT ALL SWALES AND EROSION PROTECTION (SHOWN HATCHED) BELOW ADJACENT GRADE TO ENSURE RUNOFF CAN BE CAPTURED AND CONVEYED PROPERLY.



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.



ENGINEER'S SEAL	LOT 3 BLK 8 U 5 VOLCANO CLIFFS SUB 6215 KEYENTA PL NW	DRAWN BY DEM
DAVID SOULE NEW MEXICO REGISTERED PROFESSIONAL ENGINEER 14522		DATE 8-30-25
	GRADING AND DRAINAGE PLAN	2215 Keyenta Pl NW, Albuquerque, NM 87106
	Rio Grande Engineering	SHEET # C1
9/1/25	ALBUQUERQUE, NM 87199 (505) 321-8099	JOB #
DAVID SOULE P.E. #14522		