

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

December 18, 2025

David Soule, P.E.
Rio Grande Engineering
PO BOX 93924
Albuquerque, NM 87199

**RE: 3030 Todos Santos NW
Grading & Drainage Plan
Engineer's Stamp Date: 12/6/25
Hydrology File: G10D029J
Case # HYDR-2025-00434**

Dear Mr. Soule:

Based upon the information provided in your submittal received 12/05/2025, the Grading & Drainage Plan **is not approved** for Building Permit. The following comments need to be addressed for approval of the above referenced project.

1. Please show the Existing Land Treatment types on the table.
2. Please add the floodplain note to the 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, 505-924-3420) 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

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Weighted E Method

Basin	Area (a)	Area (a)	100-Year, 6-hr				Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)			
			Treatment A (%)	Treatment B (%)	Treatment C (%)	Treatment D (%)						
PROPOSED	44620.00	1.024	0%	0%	0.000	31%	0.31754	69%	0.707	0.732	0.82	3.82

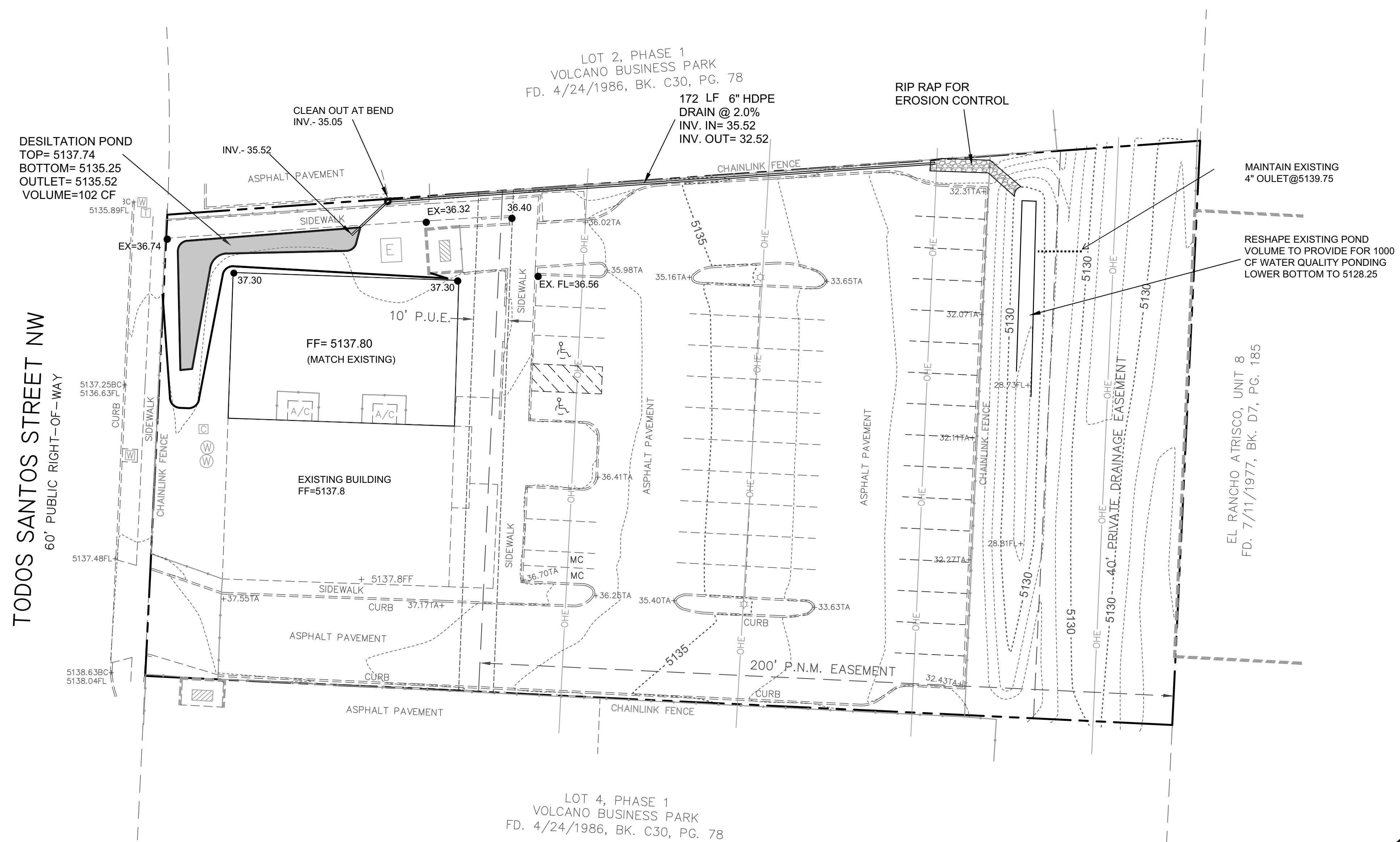
Equations:

Weighted E = Ea**A*a + Eb**A*b + Ec**A*c + Ed**A*d / (Total Area)
 Volume = Weighted E * Total Area
 Flow = Qa * *A*a + Qb * *A*b + Qc * *A*c + Qd * *A*d

Where for 100-year, 6-hour storm(zone 1)
 Ea= 0.55 Qa= 1.54
 Eb= 0.82 Qb= 2.16
 Ec= 0.67 Qc= 2.87
 Ed= 0.76 Qd= 4.12

runoff volume 2321 CF
 retention provided 3911 CF
 existing flood plain volume 9635 CF
 proposed flood plain volume 13662 CF

DRAINAGE NARRATIVE
 THE SCOPE OF THIS PROJECT IS THE ADDITION TO AN EXISTING BUILDING. THE LOCATION IS ON A PRE-CONSTRUCTED PAD ADJACENT TO EXISTING. THE SITE WAS ANALYZED UPON INITIAL DEVELOPMENT IN FILE G1000221. THE SITE IS PART OF A MASTER DRAINAGE PLAN ALLOWING 0.5 CFS PER ACRE TO BE DISCHARGED AT THE REAR DRAINAGE EASEMENT. THE PREVIOUS PLAN ACCOMPLISHED THIS BY THE CONSTRUCTION OF A DETENTION POND WITH A WATER QUALITY VOLUME RETAINED. THE PLAN LAND TREATMENTS ACCOUNTED FOR THE ADDITION. THEREFOR NO MODIFICATIONS TO PONDING IS REQUIRED. THE SITE WILL DRAIN TO THE POND AND WILL INCREASE THE WATER QUALITY VOLUME.

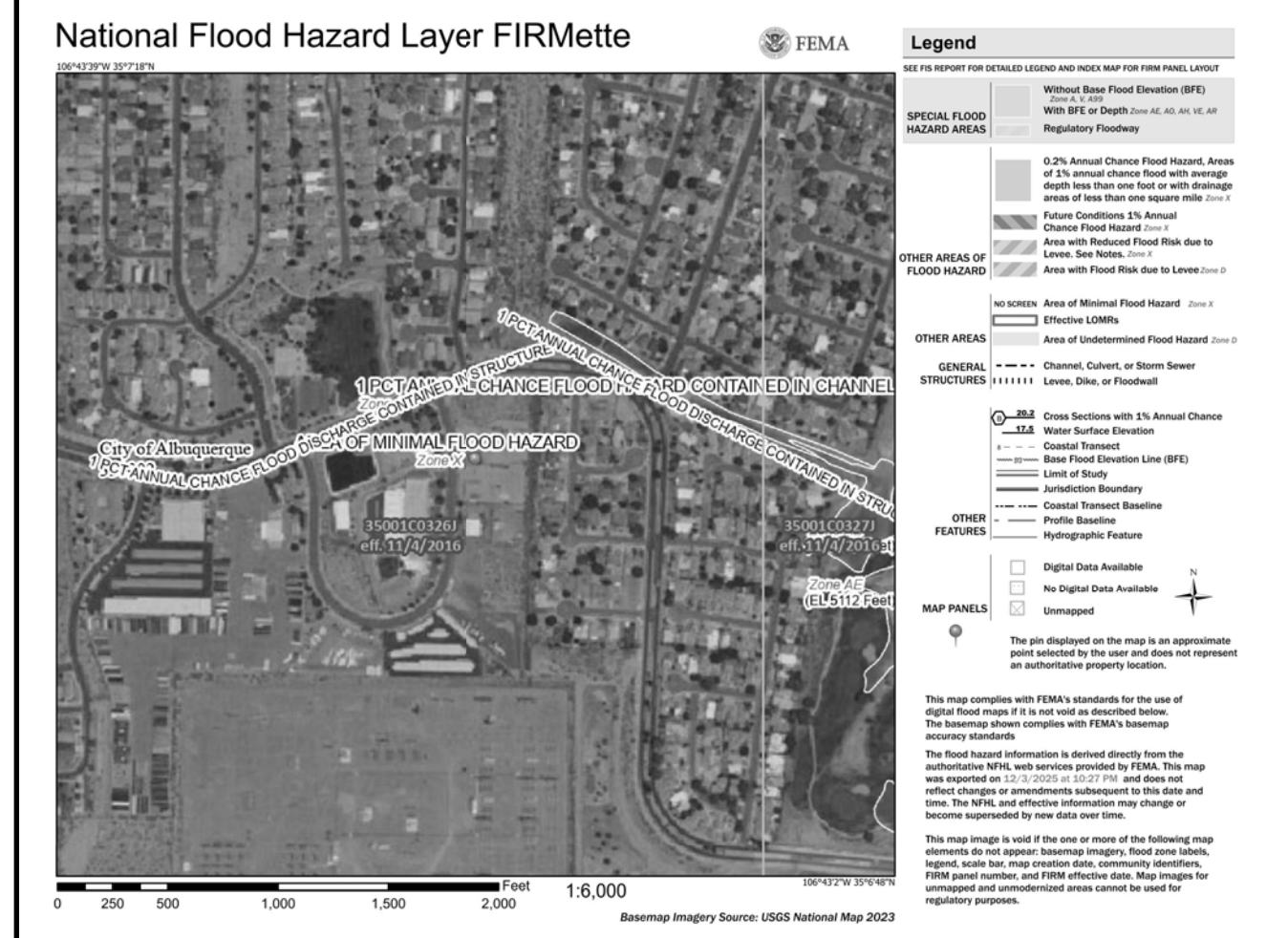


EROSION CONTROL NOTES:

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: G-10-Z



FIRM MAP:

LEGAL DESCRIPTION:

LOT 3, PHASE 1, VOLCANO BUSINESS PARK
 CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

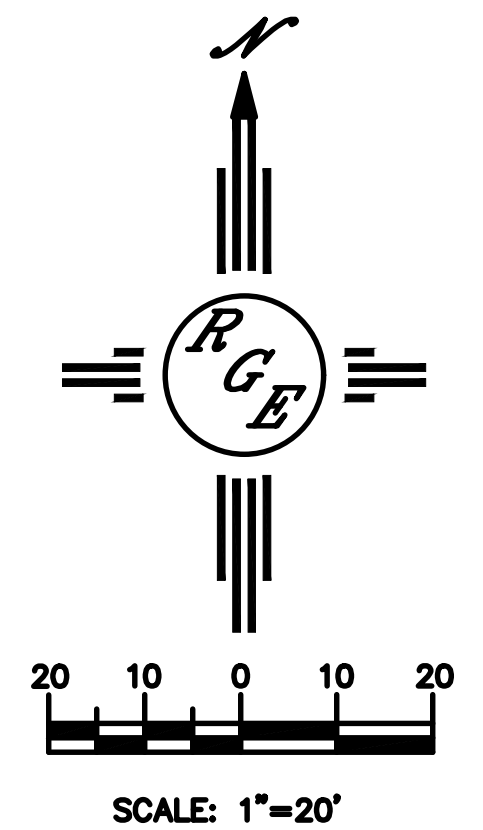
NOTES:

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 ALPHA PRO SURVEYING LLC USING NAVD DATUM 1988.
5. LONG TERM MAINTAINANCE OF ALL PONDS, SWALES AND OVERFLOWS IS REQUIRED

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 PONDING

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 PH. 1 VOLCANO BUSINESS PARK 3030 TODO SANTOS NW GRADING AND DRAINAGE PLAN	DRAWN BY DEM
		DATE 12-4-25
12/6/25		SHEET # C1
DAVID SOULE P.E. #14522	P.O. BOX 53294 ALBUQUERQUE, NM 87199 (505) 321-8099	JOB #