

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

March 26, 2026

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

**RE: 8509 Mesa Rain Rd NW
Grading & Drainage Plan
Engineer's Stamp Date: 3/24/26
Hydrology File: H09D017A7
Case # HYDR-2026-00111**

Dear Mr. Soule:

PO Box 1293

Based upon the information provided in your submittal received 3/24/2026, the Grading and Drainage Plans are approved for Grading Permit and Building Permit. Please attach a copy of this approved plan in the construction sets for Building Permit processing along with a copy of this letter.

Albuquerque

PRIOR TO CERTIFICATE OF OCCUPANCY:

NM 87103

1. Engineer's Certification, per the DPM Part 6-14 (F): Engineer's Certification Checklist For Non-Subdivision is required.

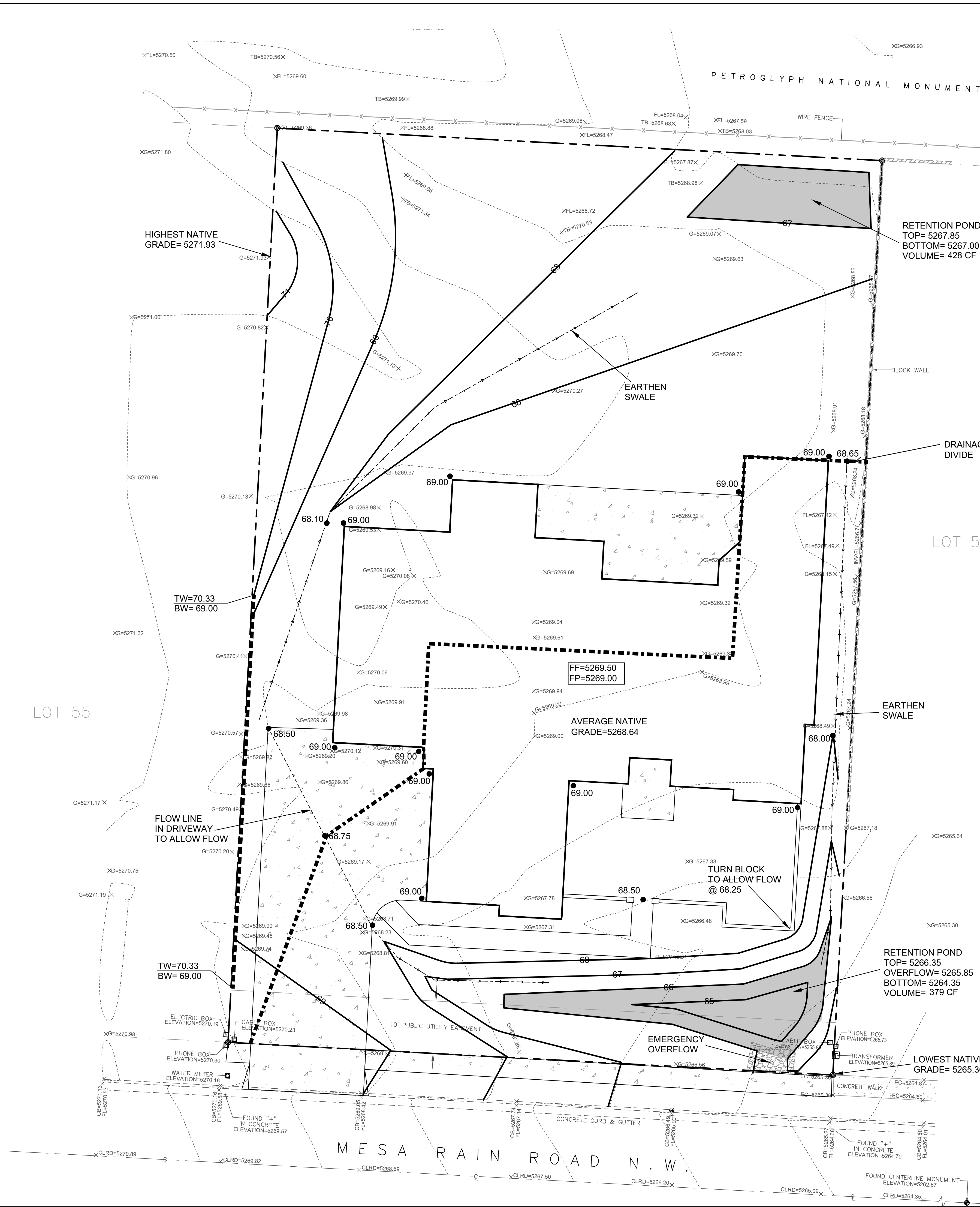
www.cabq.gov

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



- ### EROSION CONTROL NOTES:
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOP SOIL 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.

Weighted E Method

Basin	Area (sf)	Area (acres)	Treatment A (%)	Treatment B (%)	Treatment C (%)	Treatment D (%)	Weighted E (ac-ft)	100-Year 6-hr Flow (cfs)
HISTORICAL	20301.00	0.465	100%	0.00%	0.00%	0.00%	0.000	0.000
PROPOSED	20301.00	0.465	0%	40%	18%	33%	0.184	0.155
FRONT	8407.00	0.193	0%	39%	0.075	35%	0.068	0.050
REAR	11894.00	0.273	0%	40%	0.109	32%	0.087	0.076
ALLOWED		0.465					1.223	0.028

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

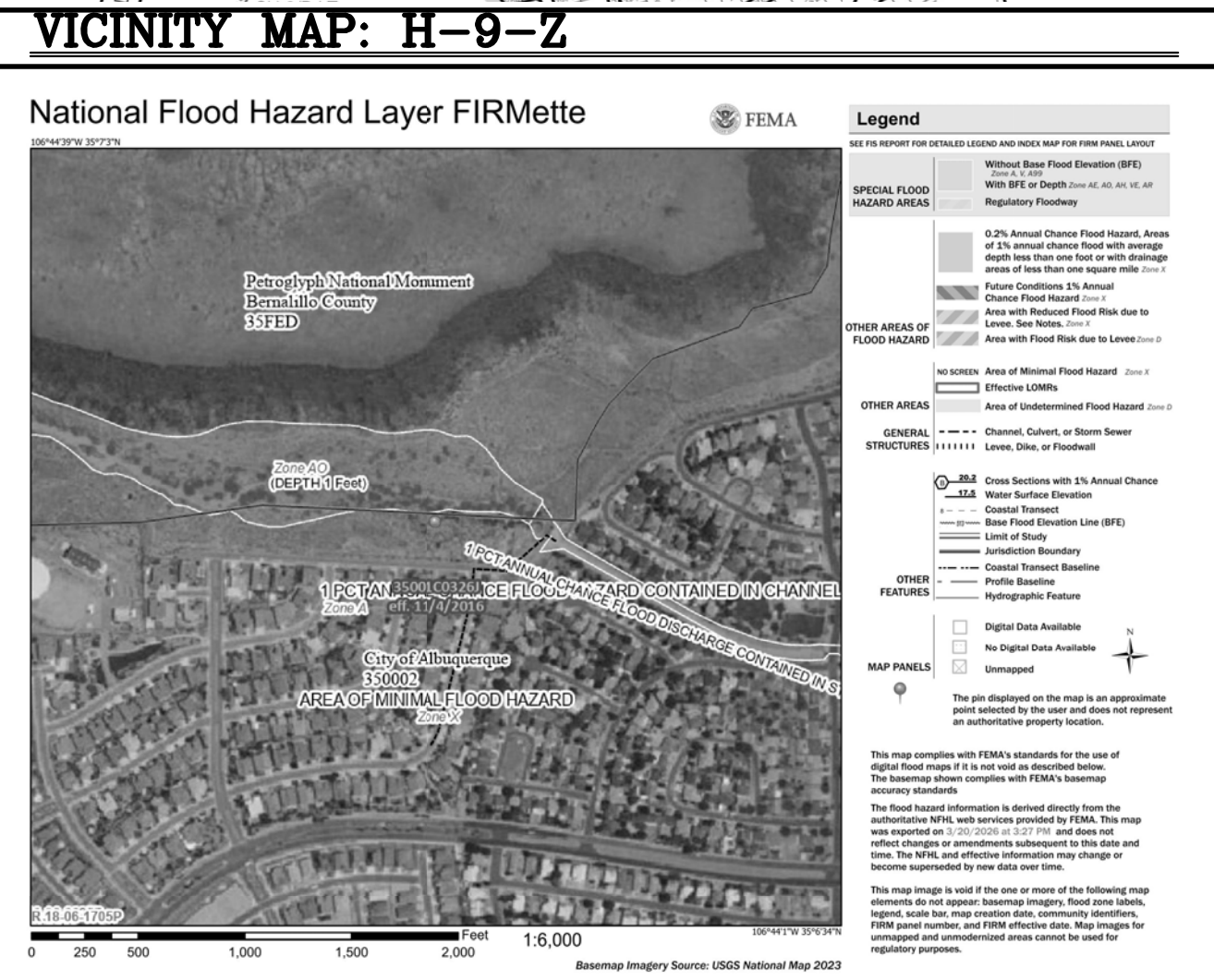
Water Quality: 116.561 CF

Where for 100-year, 6-hour storm (zone 1):
 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:

Condition	Peak rate	VOLUME
HISTORICAL DISCHARGE	1.07 cfs	1384.2 cf
DEVELOPED DISCHARGE	1.36 cfs	1212.4 cf
ALLOWED DISCHARGE	1.45 cfs	807 CF

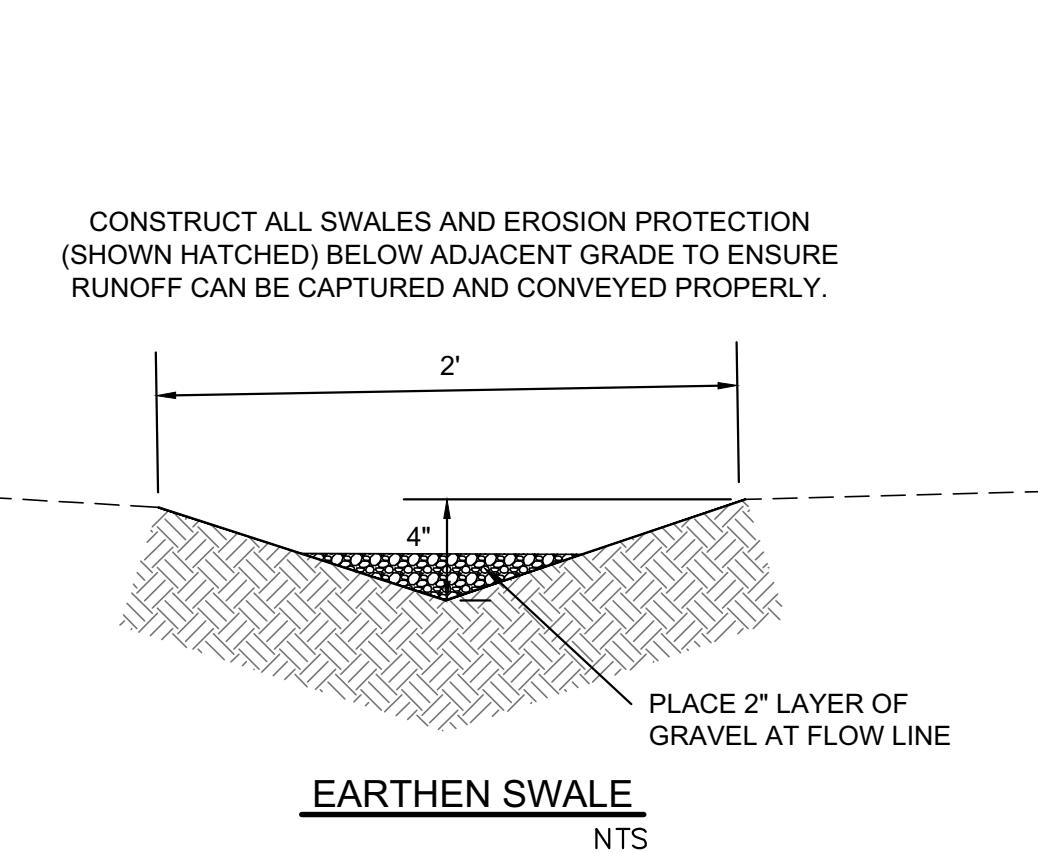
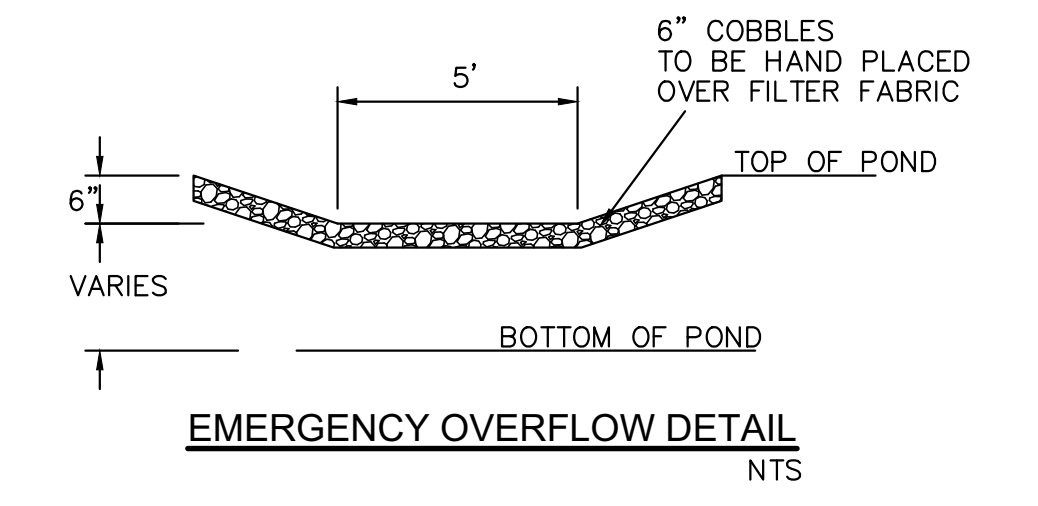
This site is an extension of an existing lot. The lot is located within the Watershed development. The master drainage plan (H9-D017A) is contradictory. I call for this site to retain the increased flow based upon the development utilizing the 100-year, 6-hour event on the grading plan. The site is also identified as being a portion of basin H-1. This basin is allowed 3.12 cfs per acres. The site is adjacent but not impacted by flood zone AO-1. This site will generate less than allowed in the master drainage plan proposed basin map to the historical outfall.



FIRM MAP: 35001C0326J EFFICTIVE: 11-4-2016

LEGAL DESCRIPTION:
 LOT 56 WATERSHED SUBDIVISION
 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 1988.
 5. LONG TERM MAINTENANCE OF ALL PONDS, SWALES AND OVERFLOWS IS REQUIRED

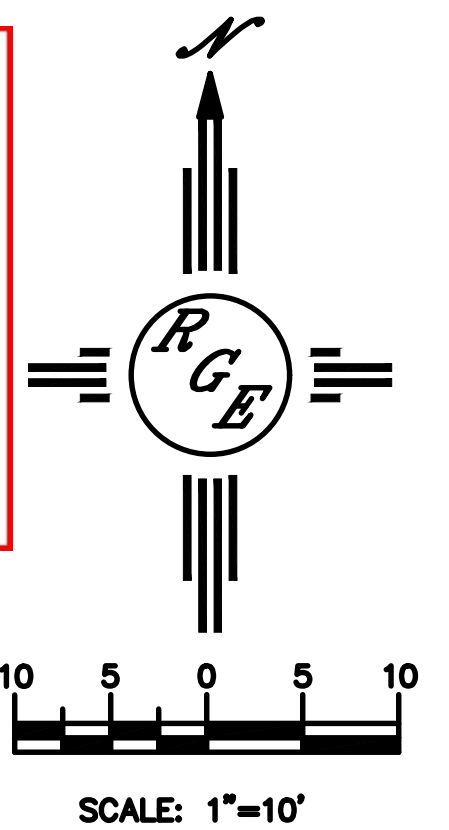


City of Albuquerque
 Planning Department
 Development Review Services
HYDROLOGY SECTION
APPROVED

DATE: 3/26/2026
 BY: *Carlyle M.../s*
 HydroTeam # H09D017A7

THE APPROVAL OF THESE PLANS/REPORTS SHALL NOT BE CONSTRUED TO PERMIT VIOLATIONS OF ANY CITY ORDINANCE OR STATE LAW, AND SHALL NOT PREVENT THE CITY OF ALBUQUERQUE FROM REQUESTING CORRECTIONS FOR ERRORS OR OMISSIONS IN PLANS, SPECIFICATIONS, OR CONSTRUCTION DOCUMENTS, SUCH APPROVED PLANS AND REPORTS SHALL NOT BE CHANGED, MODIFIED OR ALTERED WITHOUT AUTHORIZATION.

THE APPROVAL OF THESE PLANS/REPORTS SHALL EXPIRE TWO (2) YEARS AFTER THE APPROVAL DATE IF NO BUILDING PERMIT HAS BEEN FILED ON THE DEVELOPMENT.



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.

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
XXXXXX	PROPOSED GRAVEL
XXXXXX	PROPOSED CONCRETE
XXXXXX	PROPOSED 2' WIDE COBBLE SWALE

ENGINEER'S SEAL DAVID SOULE 14522 REGISTERED PROFESSIONAL ENGINEER	LOT 56 WATERSHED SUB. 8509 MESA RAIN RD NW	DRAWN BY DEM
3/24/26	GRADING AND DRAINAGE PLAN	DATE 3-24-26
DAVID SOULE P.E. #14522	Rio Grande Engineering P.O. BOX 53924 ALBUQUERQUE, NM 87199 (505) 321-8099	Let 56 Mesa Rain Rd NW.dwg
	SHEET # C1	
	JOB #	