

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

April 10, 2025

Scott Eddings, P.E.  
Huitt-Zollars, Inc.  
333 Rio Rancho Drive NE, Suite 101  
Rio Rancho, NM 87124

**RE: The Lofts at Winrock  
7500 Indian School NE  
Grading & Drainage Plan  
Engineer's Stamp Date: 3/6/25  
Hydrology File: J19D089  
Case # HYDR-2025-00112**

Dear Mr. Eddings:

PO Box 1293

Based upon the information provided in your submittal received 4/2/2025, the Grading & Drainage Plan **is not** approved for Building Permit and Grading Permit. The following comments need to be addressed for approval of the above referenced project:

Albuquerque

1. Payment in Lieu (Amount =  $1,243\text{CF} \times \$8/\text{CF} = \$9,944$ , per Drainage Plan sheet 1 of 17) of onsite management of the SWQV must be made. Please submit a Waiver Request form to Hydrology for approval.

NM 87103

2. An SO-19 Permit will be required and should be included on the request. Please include the [standard SO-19](#) notes on the grading plan.

[www.cabq.gov](http://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](mailto: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](mailto:amontoya@cabq.gov).

Sincerely,

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