

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

November 13, 2025

Tyler Ashton, P.E.
Wilson & Company Engineers & Architects
4401 Masthead St. NE
Albuquerque, NM 87109

**RE: ABQ Biopark Zoo Entry Renovation
Grading & Drainage Plan
Engineer's Stamp Date: 10/31/2025
Hydrology File: K13D034C
Case # HYDR-2025-00398**

Dear Mr. Ashton:

Based upon the information provided in your submittal received 11/4/2025, the Grading & Drainage Plan **is approved** for Grading Permit or 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.

PO Box 1293

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

HYDROLOGY SUMMARY

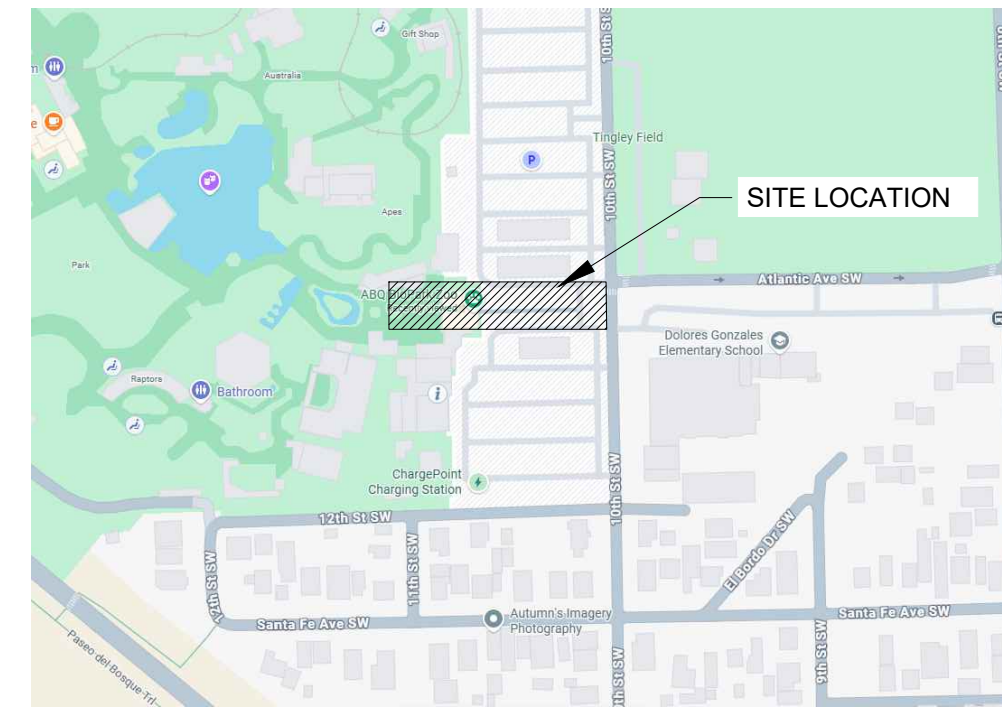
PROJECT NAME:		2 YEAR				10 YEAR				100 YEAR								
JOB NUMBER:		AREA	LAND TREATMENTS			Q	VOLUME (ac.ft.)			Q	VOLUME (ac.ft.)			Q	VOLUME (ac.ft.)			
BASIN	COND.	DESC.	(acres)	A	B	C	D	(cfs)	6 HR	24 HR	(cfs)	6 HR	24 HR	(cfs)	6 HR	24 HR	4 DAY	10 DAY
B1	EXISTING	COURTYARD	0.35	0.0%	0.0%	4.0%	96.0%	0.53	0.026	0.029	0.87	0.040	0.046	1.41	0.063	0.072	0.0895	0.1111
B2	EXISTING	PYRAMID AREA	0.06	0.0%	0.0%	0.0%	100.0%	0.10	0.005	0.005	0.16	0.007	0.008	0.25	0.011	0.013	0.0162	0.0202
B3	EXISTING	ENTRYWAY	0.82	0.0%	0.0%	2.4%	97.6%	1.26	0.062	0.071	2.09	0.096	0.110	3.35	0.151	0.172	0.2143	0.2663
B4	EXISTING	BUILDING	0.05	0.0%	0.0%	1.1%	98.9%	0.08	0.004	0.005	0.13	0.006	0.007	0.22	0.010	0.011	0.0138	0.0172
B1.1	PROPOSED	COURTYARD	0.21	0.0%	0.0%	2.6%	97.4%	0.33	0.016	0.018	0.54	0.025	0.029	0.87	0.039	0.045	0.0558	0.0693
B1.2	PROPOSED	COURTYARD	0.14	0.0%	0.0%	5.1%	94.9%	0.21	0.010	0.012	0.36	0.016	0.019	0.58	0.026	0.029	0.0364	0.0452
B2	PROPOSED	VALIDATION AREA	0.05	0.0%	0.0%	1.8%	98.2%	0.08	0.004	0.004	0.13	0.006	0.007	0.20	0.009	0.010	0.0131	0.0162
B3.1	PROPOSED	ENTRYWAY	0.39	0.0%	0.0%	2.3%	97.7%	0.60	0.030	0.034	1.00	0.048	0.053	1.61	0.073	0.083	0.1030	0.1280
B3.2	PROPOSED	ENTRYWAY	0.42	0.0%	0.0%	2.3%	97.7%	0.65	0.032	0.036	1.07	0.049	0.057	1.72	0.077	0.088	0.1100	0.1367
B5	EXISTING	NORTH OF ENTRY	0.37	0.0%	0.0%	61.6%	38.4%	0.34	0.013	0.015	0.70	0.025	0.028	1.25	0.045	0.049	0.0562	0.0655

INPUT DATA:

PRECIP. ZONE	RAINFALL DEPTHS (INCHES) AT 100-YEAR STORM				
	1 HOUR	6 HOUR	24 HOUR	4 DAY	10 DAY
1	1.69	2.17	2.49	3.12	3.90

City of Albuquerque
Planning Department
Development Review Services
HYDROLOGY REVIEW SECTION
APPROVED
DATE: 11/13/2025
BY: *[Signature]*
HydroTrans #: K13D034C

THE APPROVAL OF THESE PLANS REPORTS SHALL NOT BE CONSTRUED TO BE A GUARANTEE OF ANY CITY ORDINANCE OR STATE LAW, AND SHALL NOT PREVENT THE CITY OF ALBUQUERQUE FROM REQUESTING CORRECTIONS FOR ERRORS OR OMISSIONS IN PLANS, SPECIFIC CLARIFICATIONS OR CONSTRUCTION DOCUMENTS. SUCH APPROVED PLANS REPORTS SHALL NOT BE CHANGED, MODIFIED OR ALTERED WITHOUT THE CITY'S PERMISSION. 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.



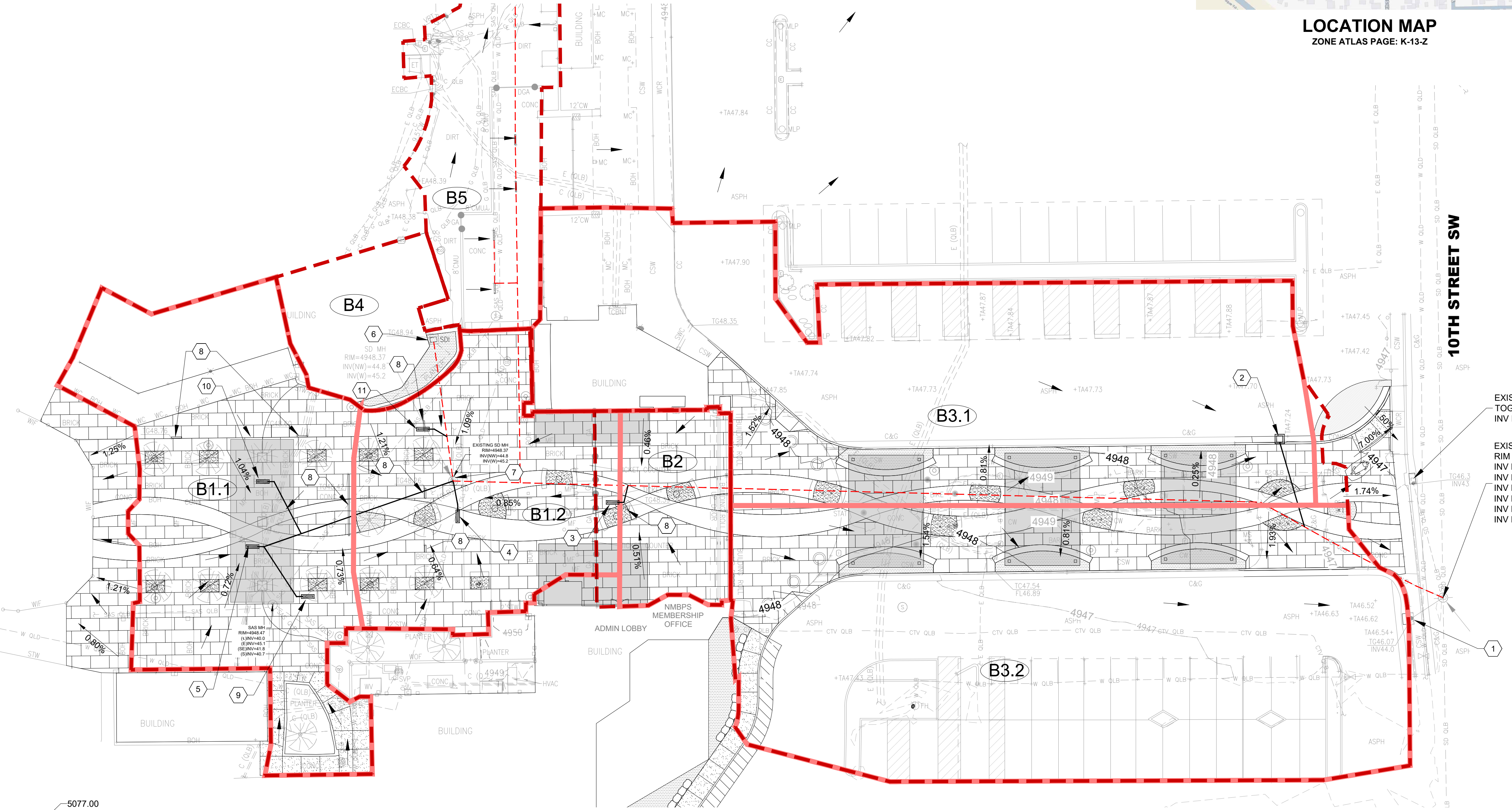
LOCATION MAP
ZONE ATLAS PAGE: K-13-Z



SOILS MAP
REFERENCE: [HTTPS://WEBSURVEYS.NRC.S.USDA.GOV](https://websurveys.nrcs.usda.gov)



FLOOD INSURANCE RATE MAP
REFERENCE: 35001C0333H, AUGUST 16, 2012



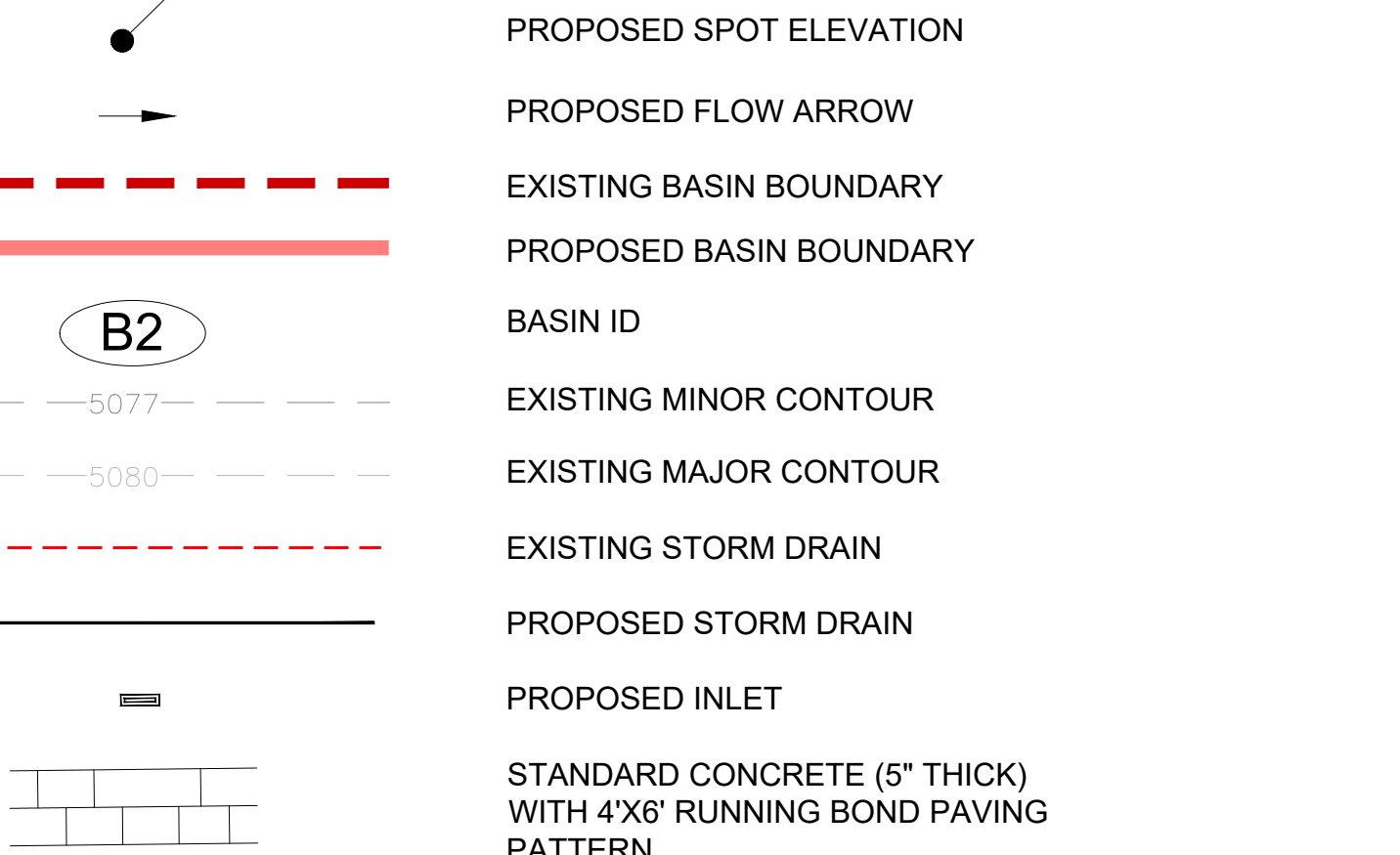
- EXISTING CURB INLET
TOG EL=4946.34
INV EL=4943.70
- EXISTING MANHOLE
RIM EL=4946.90
INV EL N=4936.90 (24")
INV EL NE=4943.20 (14")
INV EL E=4941.40 (14")
INV EL SW=4943.30 (14")
INV EL S=4939.51 (10" SAS)
INV EL SE=4936.81 (24")

GENERAL INFORMATION
THE RIO GRANDE ZOO IS LOCATED IN ALBUQUERQUE AT 903 TENTH STREET SW. THE ENTRYWAY TO THE BIO PARK ZOO IS WEST OF THE INTERSECTION OF 10TH STREET AND ATLANTIC AVENUE. THE SITE INCLUDES PAVED PARKING LOT AND COURTYARD. THE IMPROVEMENTS INCLUDE RESURFACING THE EXISTING IMPERVIOUS AREAS WITH COLORED CONCRETE AND PATTERNS AND THE ADDITION OF PERVIOUS AREAS USING TREES, SHRUBS, MULCH AND PLANTERS. THE PROJECT AREA PER FEMA FLOOD INSURANCE RATE MAP 35001C0333H FOR BERNALILLO COUNTY, NM AND INCORPORATED AREAS DATED 08/16/2012 IS IN ZONE "X" NOTED AS AREAS WITH REDUCED FLOOD RISK DUE TO LEVEE. ACCORDING TO USDA WEB SOIL SURVEY, THE AREA IS COVERED WITH BRAZILIO SILTY CLAY LOAM SOIL CLASSIFIED AS TYPE "C" SOIL. THE CITY OF ALBUQUERQUE DPM METHODOLOGY WAS USED FOR CALCULATING PEAK FLOWS.

EXISTING CONDITIONS
THE SITE IS MOSTLY PAVED WITH A FEW TREE WELLS IN THE COURTYARD AND RAISED PLANTERS IN THE RAISED MEDIAN WALKWAY. THE EXISTING TREE WELLS CAPTURE SOME RUNOFF DIRECTED INTO THEM. RUNOFF FROM THE AREA AROUND THE FLAMINGO EXHIBIT SLOPES AWAY FROM THE COURTYARD AND DRAINS INTO THE UNPAVED EXHIBIT AREA. SOME VISIBLE PONDING DUE TO SETTLING OF THE PAVEMENT IN THE COURTYARD WAS OBSERVED. FIVE DRAINAGE BASINS USING THE TOPOGRAPHIC SURVEY DATED AUGUST 2023 WERE DELINEATED. THE COURTYARD AREA (B1) DRAINS INTO 5'-3"x4" AND 1'-20"x4" TRENCH DRAINS. THE COVERED PYRAMID AREA (B2) DRAINS INTO AN AREA INLET. THE ENTRYWAY PARKING AREA AND THE RESTROOM ROOFDRAINS (B3) SURFACE DRAINS INTO AN ONSITE CURB INLET NEAR 10TH STREET. ROOFDRAINS FROM THE BUILDING NORTH OF COURTYARD DRAINS INTO AN INLET IN A RAISED LANDSCAPED ISLAND (B4). THE AREA NORTH OF THE ENTRYWAY DRAIN INTO 3 AREA AND 4 TRENCH DRAIN INLETS (B5). THIS BASIN IS OUTSIDE OF THIS PROJECT LIMIT. THE AS-BUILT DRAWINGS FOR THE CITY PROJECT NUMBERS 730701, 730391, DATED 2005, 2006 AND 2010 SHOW A 12" RCP FOR DRAINING ALL GENERATED RUNOFF INTO AN EXISTING MANHOLE EAST OF THE ENTRYWAY AREA IN 10TH STREET. PER PROJECT SURVEY DATA THIS CONNECTING PIPE IS A 14" RCP.

PROPOSED CONDITIONS
THE PROPOSED DRAINAGE PATTERN WILL BE THE SAME AS THE EXISTING. THE PERVIOUS AREAS AROUND THE TREES ARE KEPT AND SOME ADDITIONAL AREAS ARE PROVIDED. THIS WILL MAINTAIN EXISTING LAND TREATMENT WITH NO CHANGES TO THE PROPOSED RUNOFF RATES. THE COURTYARD AREA WILL BE RE-GRADED TO DRAIN INTO TWO LOW POINTS TO CAPTURE RUNOFF BY TRENCH DRAINS (B1.1 & B1.2). AN EXISTING INLET IN THE PYRAMID AREA WILL BE REPLACED (B2). THE ENTRYWAY AREA (B3) IS DIVIDED INTO TWO SEPARATE BASINS (B3.1 AND B3.2) SINCE THE VEHICULAR ACCESS CONNECTION BETWEEN THE NORTH AND SOUTH PARKING ISLES ON EITHER SIDE OF THE RAISED WALKWAY WILL BE CLOSED OFF. A NEW INLET TO CAPTURE RUNOFF FROM BASIN B3.1 WILL BE ADDED WHICH WILL BE CONNECTED TO THE EXISTING ONSITE STORM SYSTEM. THE INLETS IN BASINS B4 AND B5 WILL REMAIN AS EXISTING.
THE PROPOSED CONDITIONS RUNOFF IS THE SAME AS THE EXISTING CONDITIONS. THE SITE WILL BE RE-GRADED FOR POSITIVE DRAINAGE AND INLETS WILL BE ADDED TO CAPTURE FLOWS. NO CHANGES TO THE OUTFALL PIPES IN 10TH STREET WILL BE MADE.

- KEYNOTES**
- EXISTING CURB INLET TO REMAIN IN PLACE, TOG EL=4946.07, INV EL=4944.00.
 - PROPOSED 2' X 2' CURB INLET, TOG EL=4947.00, INV EL=4943.00, 28 LF OF 12" SD, CONNECT TO THE EXISTING 14" SD WITH 45 DEGREE BEND. MATCH EXISTING INVERT ELEVATION. SEE DETAIL SHEET C502.
 - PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, TOG EL=4948.39, INV EL=4946.70 (CAP), INV EL=4946.60 (11.25" BEND), 7.5 LF OF 8" SD, CONNECT TO EXISTING 14" RCP. MATCH EXISTING INVERT. SEE DETAIL SHEET C502. SEE CONCRETE COLLAR DETAIL B3/C502.
 - PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, TOG EL=4948.10, INV EL=4946.40(CAP), INV EL=4946.30 (11.25" BEND), 8 LF OF 12" SD, S=1.0%, CONNECT TO EXISTING MANHOLE. SEE DETAIL SHEET C502.
 - PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, TOG EL=4948.17, INV EL=4946.50 (CAP), INV EL=4946.40 (11.25" BEND), 64 LF OF 12" SD, S=1.73%, CONNECT TO EXISTING MANHOLE. SEE DETAIL SHEET C502.
 - PROTECT EXISTING INLET AND CONNECTING 12" RCP.
 - ADJUST STORM MANHOLE RIM TO GRADE, RIM EL= 4948.16. REMOVE & REPLACE MANHOLE COVER PER COA STD DWG 2110. SEE DETAIL SHEET C503. CLEAN MANHOLE SEDIMENT.
 - REMOVE EXISTING INLET AND CONNECTING PIPE.
 - PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, SEE DETAIL SHEET C502.TOG EL=4948.31, INV EL=4946.64(CAP), INV EL=4946.54 (11.25" BEND), 19 LF OF 12" SD, S=.74%, CONNECT TO 12" SD.
 - PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, SEE DETAIL SHEET C502.TOG EL=4948.39, INV EL=4946.70(CAP), INV EL=4946.60 (11.25" BEND), 19 LF OF 12" SD, S=2.21%, CONNECT TO 12" SD.
 - PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, SEE DETAIL SHEET C502.TOG EL=4948.26, INV EL=4946.57 (CAP), INV EL=4946.47 (11.25" BEND), 5 LF OF 12" SD, MATCH EXISTING INVERT ELEVATION, CONNECT TO EXISTING SD.



GRADING & DRAINAGE PLAN
SCALE: 1" = 20'

ARCHITECT

SSA
917 2nd St NW, Albuquerque, NM 87102
505.252.2520 | ssanm.com

CONSULTANT

WILSON & COMPANY
4401 MASTHEAD ST. NE, SUITE 150
ALBUQUERQUE, NM 87109
PHONE: 505-348-4000
FAX: 505-348-4055
www.wilsonco.com

TYLER J. ASHTON
NEW MEXICO
PROFESSIONAL ENGINEER
10/31/2025

KEY PLAN

ABQ BIOPARK ZOO ENTRY RENOVATION
CITY OF ALBUQUERQUE
903 10th St SW Albuquerque, NM 87102

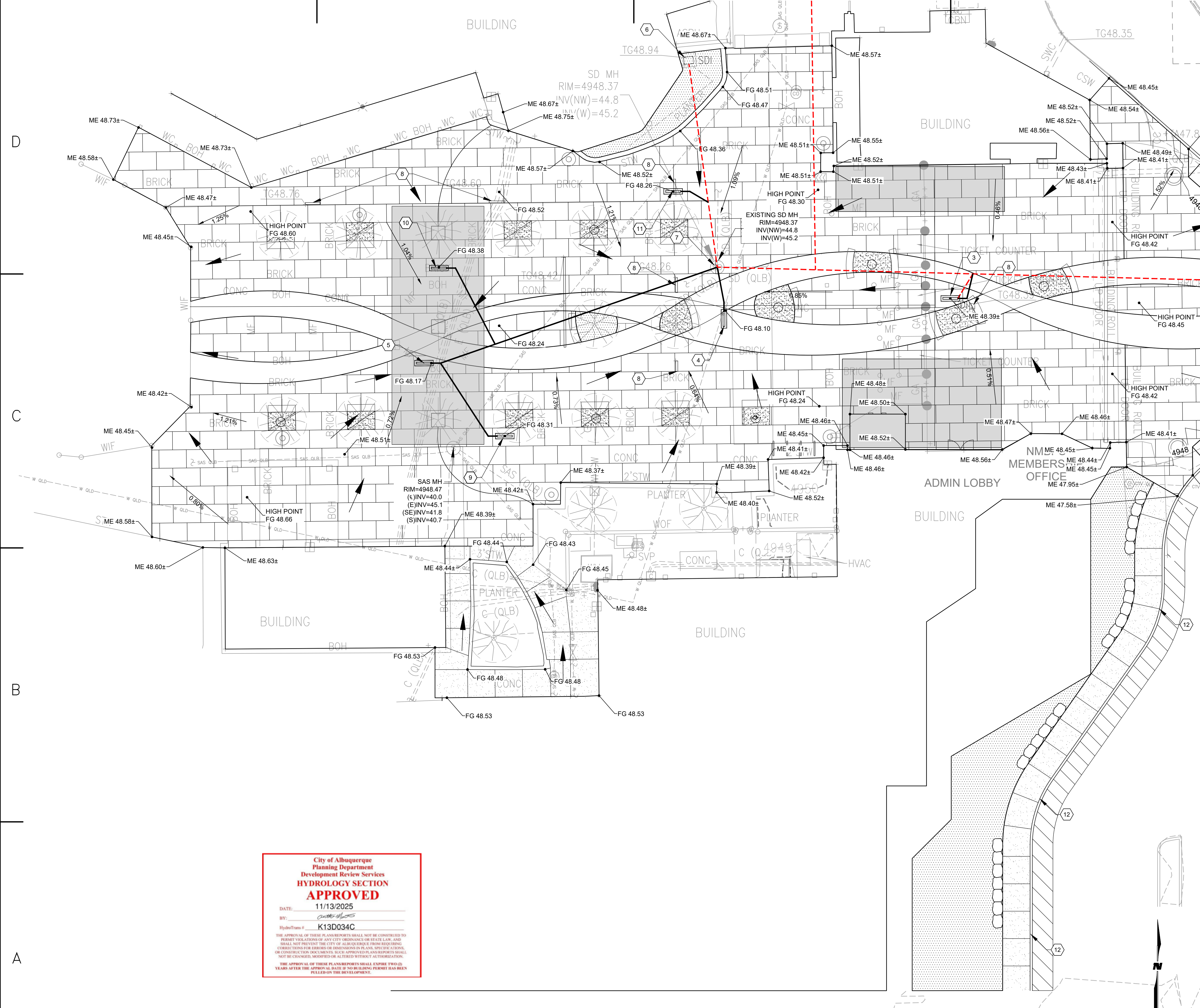
REV:

PHASE: 100% CONSTRUCTION DOCUMENT

DATE: 10.31.2025
DRAWN BY: AWP
CHECKED BY: CD

C102
GRADING & DRAINAGE PLAN

10/31/2025 3:42:21 PM



City of Albuquerque
Planning Department
Development Review Services
HYDROLOGY SECTION
APPROVED
 DATE: 11/13/2025
 BY: *[Signature]*
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SITE GRADING PLAN

SCALE: 1" = 10'

GENERAL SHEET NOTES

1. ALL EARTHWORK, UTILITY, AND CONCRETE WORK TO FOLLOW CURRENT CITY OF ALBUQUERQUE SPECIFICATIONS.
2. ALL TOPOGRAPHIC FEATURES AND UTILITIES ARE BASED ON FIELD SURVEY. ACTUAL LOCATIONS AND LAYOUT CONTROL POINTS SHALL BE FIELD VERIFIED PRIOR TO CONSTRUCTION.
3. UTILITIES ARE SHOWN AS REFERENCES. CONTRACTOR TO VERIFY LOCATIONS. ALL EXISTING STORM DRAIN INFORMATION ARE PER TOPOGRAPHIC SITE SURVEY AND AS-BUILTS. THE CONTRACTOR SHALL FIELD VERIFY ALL OF THE PIPE INVERTS, SIZES, TYPE AND THEIR CONDITION AND NOTIFY THE ARCHITECT/ENGINEER OF ANY DISCREPANCIES AND IF ANY OF THE EXISTING STORM DRAIN SYSTEM REQUIRED REPLACEMENT. REMAINING STORM PIPES/STRUCTURES TO BE CLEANED OUT.
4. CONTRACTOR TO SUBMIT A CONCRETE PAVING JOINT PATTERN TO ARCHITECT AND CLIENT FOR REVIEW AND APPROVAL.
5. ANY DAMAGE TO THE SITE NOT DETAILED IN PLANS TO BE PAID IN-KIND BY THE CONTRACTOR.

KEYNOTES (AS APPLICABLE)

1. EXISTING CURB INLET TO REMAIN IN PLACE, TOG EL=4946.07, INV EL=4944.00.
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3. PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, TOG EL=4948.39, INV EL=4947.22 (CAP), INV EL=4947.17 (11.25' BEND), 7.5 LF OF 8" SD, CONNECT TO EXISTING 14" RCP, MATCH EXISTING INVERT. SEE DETAIL SHEET C502.
4. PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, TOG EL=4948.10, INV EL=4946.60(CAP), INV EL=4946.50 (11.25' BEND), 8 LF OF 12" SD, S=1.0%, CONNECT TO EXISTING MANHOLE. SEE DETAIL SHEET C502.
5. PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, TOG EL=4948.17, INV EL=4946.67 (CAP), INV EL=4946.57 (11.25' BEND), 64 LF OF 12" SD, S=2.0%, CONNECT TO EXISTING MANHOLE. SEE DETAIL SHEET C502.
6. PROTECT EXISTING INLET AND CONNECTING 12" RCP.
7. ADJUST STORM MANHOLE RIM TO GRADE, RIM EL= 4948.16. REMOVE & REPLACE MANHOLE COVER PER COA STD DWG 2110. SEE DETAIL SHEET C503. CLEAN MANHOLE SEDIMENT.
8. REMOVE EXISTING INLET AND CONNECTING PIPE.
9. PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, SEE DETAIL SHEET C502, TOG EL=4948.31, INV EL=4946.81(CAP), INV EL=4946.71 (11.25' BEND), 19 LF OF 12" SD, S=1.1%, CONNECT TO 12" BEND.
10. PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, SEE DETAIL SHEET C502, TOG EL=4948.39, INV EL=4946.89(CAP), INV EL=4946.79 (11.25' BEND), 19 LF OF 12" SD, S=2.9%, CONNECT TO 12" SD.
11. PROPOSED DURASLOT XL TRENCH DRAIN 5" WX3.3' L, SEE DETAIL SHEET C502, TOG EL=4948.26, INV EL=4946.76 (CAP), INV EL=4946.66 (11.25' BEND), 5 LF OF 12" SD, MATCH EXISTING INVERT ELEVATION, CONNECT TO EXISTING SD.
12. INSTALL NEW 4" PCC TURNDOWN SIDEWALK. SEE DETAIL B1/C502. SEE COA STANDARD DWG 2430. MATCH EXISTING ASPHALT ELEVATION AND FINISH GRADE TO BE 6" HIGHER.

LEGEND

SEE TOPOGRAPHIC SURVEY FOR EXISTING LEGEND

SEE LANDSCAPING PLANS FOR FULL PROPOSED LEGEND

- FLOW ARROWS
- FINISHED GRADE ELEVATION/TOP OF CONCRETE SIDEWALK
- TOP OF CURB ELEVATION
- TOP OF GRATE ELEVATION
- MATCH EXISTING ELEVATION
- FLOWLINE ELEVATION
- PROPOSED CONTOUR
- EXISTING CONTOUR
- 4" PCC SIDEWALK PER CITY STD. DWAWING 2430
- STANDARD CONCRETE (6" THICK) WITH 4'X6' RUNNING BOND PAVING PATTERN. SEE LANDSCAPING PLANS FOR DETAILS.
- EXISTING SD PIPE
- PROPOSED INLETS
- PROPOSED SITE LIGHTING. SEE ELECTRICAL SHEETS.

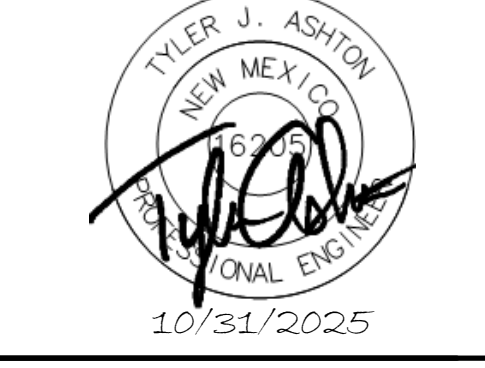
ARCHITECT



CONSULTANT



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KEY PLAN

ABQ BIOPARK ZOO ENTRY RENOVATION
 CITY OF ALBUQUERQUE
 903 10th St SW Albuquerque, NM 87102

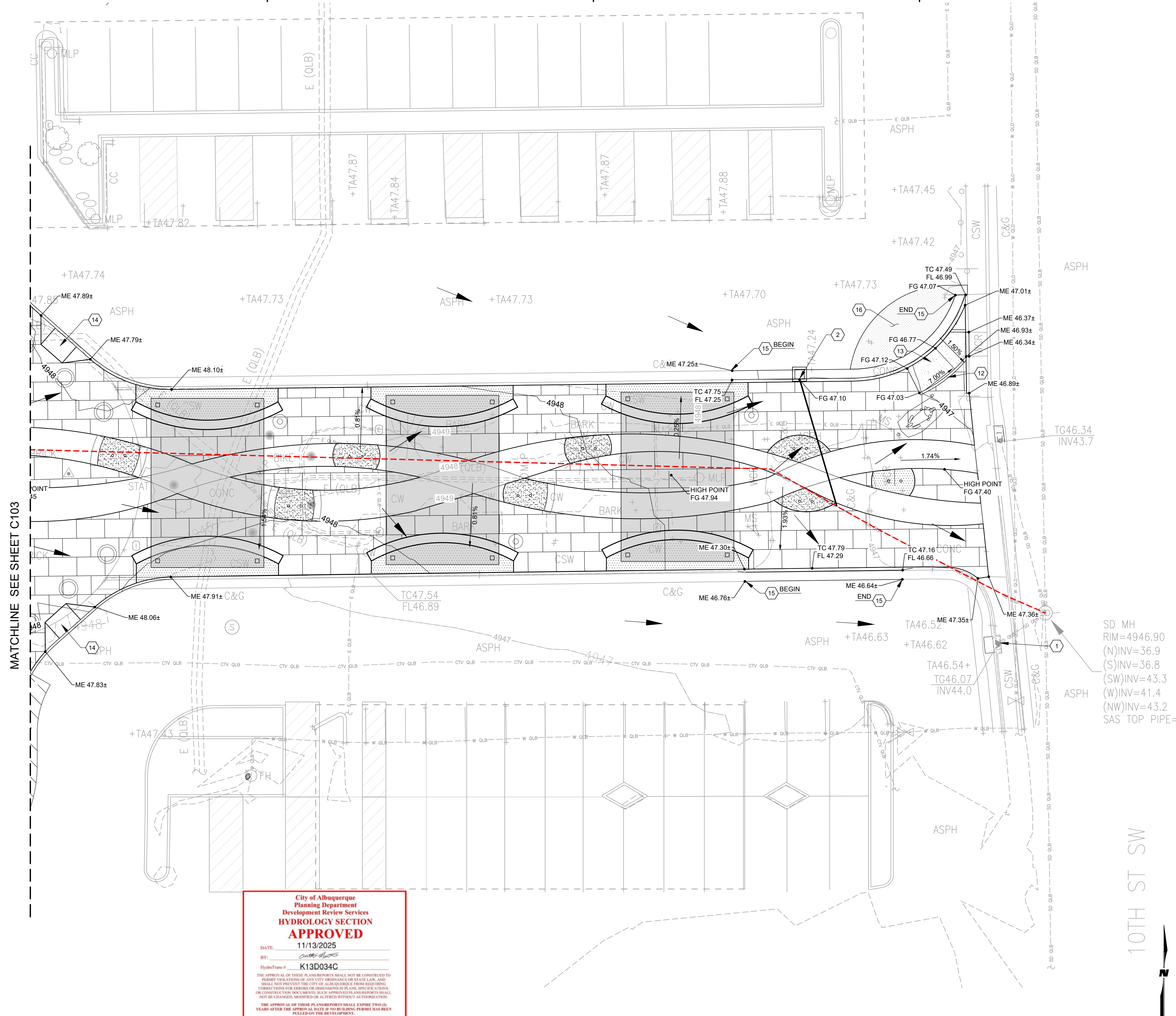
REV:

PHASE: 100% CONSTRUCTION DOCUMENT

DATE: 10.31.2025
 DRAWN BY: AWP
 CHECKED BY: CD

C103
 SITE GRADING PLAN

10/31/2025 3:42:21 PM



City of Albuquerque
Planning Department
Development Review Services
HYDROLOGY SECTION
APPROVED
 DATE: 11/13/2025
 BY: *[Signature]*
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SCALE: 1" = 10'



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- INSTALL 6" HEADER CURB. SEE DETAIL B4/C502
- INSTALL NEW ADA RAMP. SEE DETAIL D1/C501
- INSTALL NEW ADA RAMP. SEE DETAIL C3/C501.
- INSTALL NEW CURB & GUTTER. SEE DETAIL A1/C501 & A1/C503.
- INSTALL NEW 3" ASPHALT PAVEMENT. SEE DETAIL A1/C502.

LEGEND

SEE TOPOGRAPHIC SURVEY FOR EXISTING LEGEND

SEE LANDSCAPING PLANS FOR FULL PROPOSED LEGEND

	FLOW ARROWS
	FINISHED GRADE ELEVATION/TOP OF CONCRETE SIDEWALK
	TOP OF CURB ELEVATION
	TOP OF GRATE ELEVATION
	MATCH EXISTING ELEVATION
	FLOWLINE ELEVATION
	PROPOSED CONTOUR
	EXISTING CONTOUR
	4" PCC SIDEWALK PER CITY STD. DWAWING 2430
	STANDARD CONCRETE (5" THICK) WITH 4'X6' RUNNING BOND PAVING PATTERN. SEE LANDSCAPING PLANS FOR DETAILS.
	EXISTING SD PIPE
	PROPOSED INLETS
	PROPOSED SITE LIGHTING. SEE ELECTRICAL SHEETS.
	NEW ASPHALT PAVEMENT.

ARCHITECT

SSA
landscape architects
 917 2nd ST NW, Albuquerque, NM 87102
 505.232.2520 | ssanm.com

CONSULTANT

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TYLER J. ASHTON
 NEW MEXICO
 PROFESSIONAL ENGINEER
 10/31/2025

KEY PLAN

ABQ BIOPARK ZOO ENTRY RENOVATION
 CITY OF ALBUQUERQUE
 903 10th St SW Albuquerque, NM 87102

REV:

PHASE: 100% CONSTRUCTION DOCUMENT

DATE: 10.31.2025
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C104
 SITE GRADING PLAN