

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

February 6, 2026

Scott McGee, P.E.
Scott M McGee P.E., LLC
9700 Sand Verbena Trail NE
Albuquerque, NM 87122

RE: 419 Cedar St NE
PERMANENT C.O. – Accepted
Engineer's Certification Date: 01/29/2026
Engineer's Stamp Date: 04/04/2024
Hydrology File: K15D167
Case # HYDR-2026-00040

Dear Mr. McGee:

PO Box 1293

Based on the Certification received 02/03/2026 and the site visit on 02/06/2026, this letter serves as an approval from Hydrology Section for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

Albuquerque

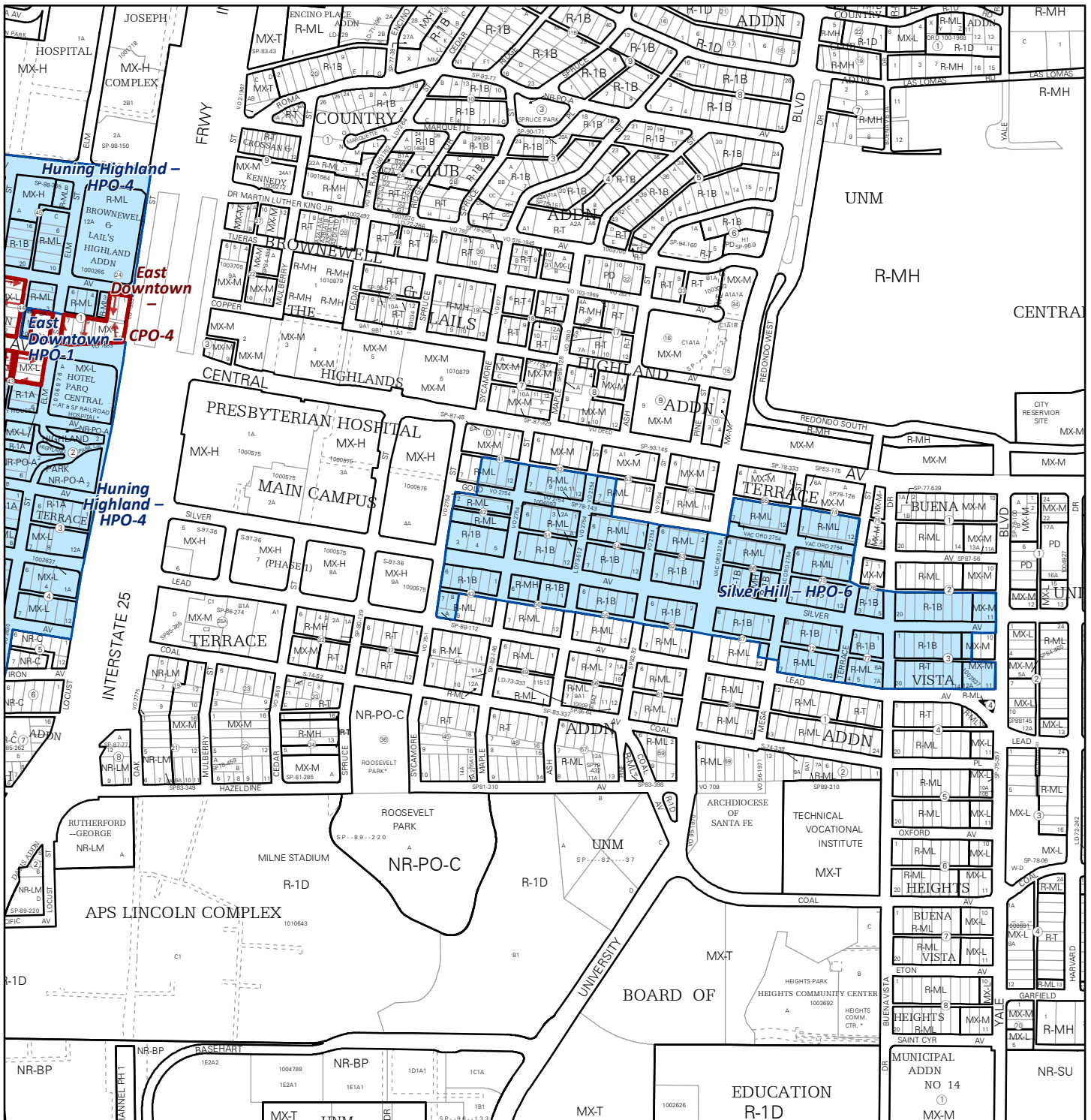
If you have any questions, please contact me at 505-924-3995 or baileythompson@cabq.gov.

NM 87103

Sincerely,

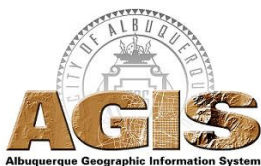
www.cabq.gov

Bailey Thompson, E.I.T.
Engineer Associate, Hydrology
Planning Department, Development Review Services

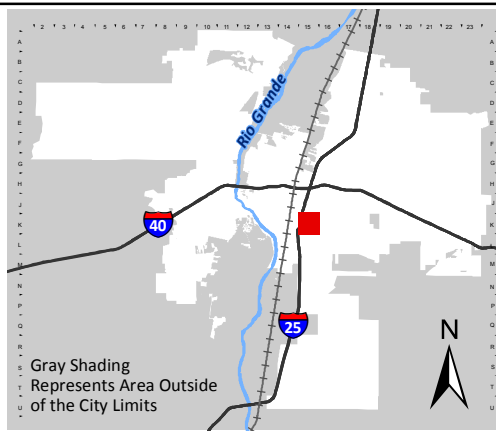


For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

IDO Zone Atlas May 2018

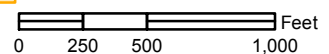


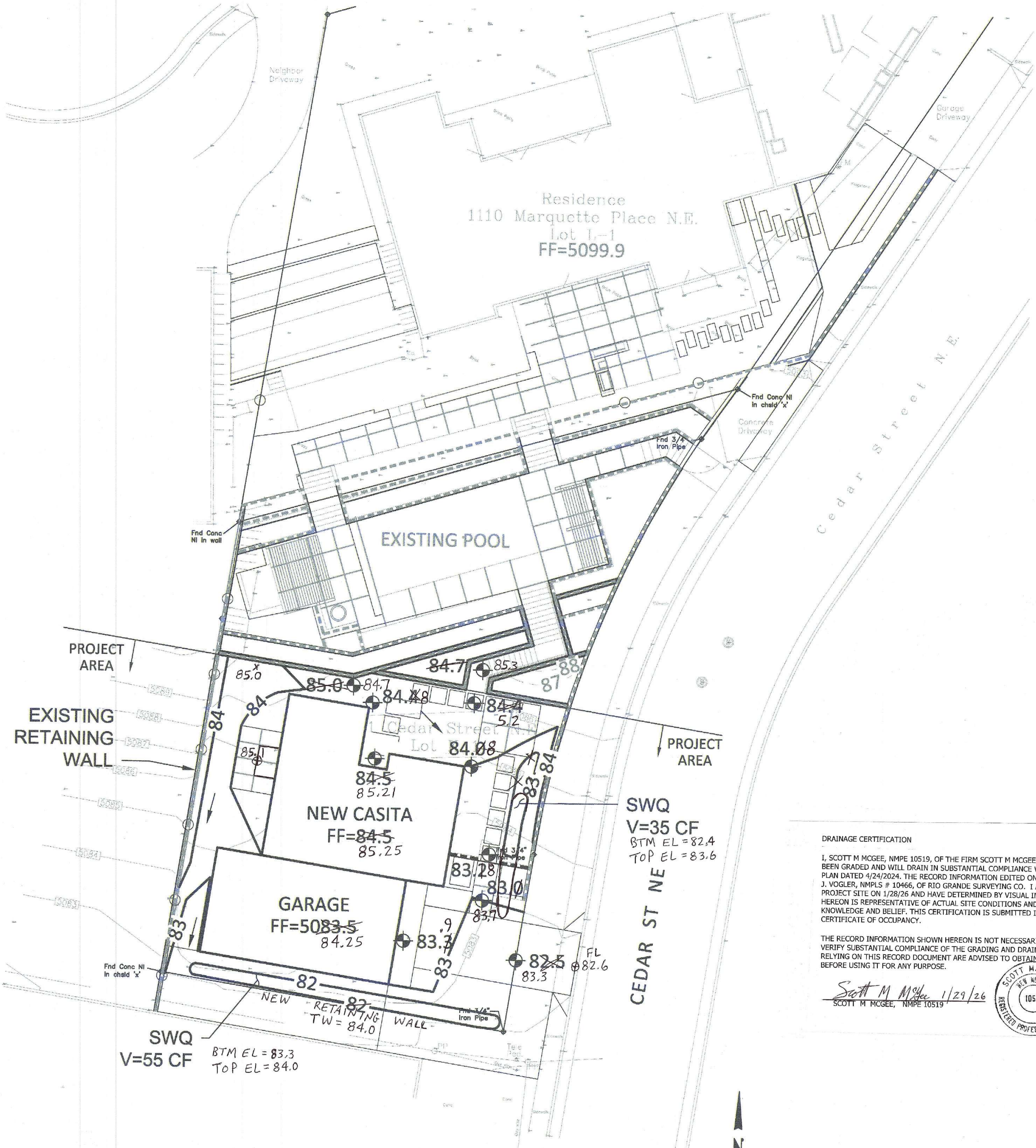
IDO Zoning information as of May 17, 2018
The Zone Districts and Overlay Zones
are established by the
Integrated Development Ordinance (IDO).



Zone Atlas Page:
K-15-Z

- Easement
- Escarpment
- Petroglyph National Monument
- Areas Outside of City Limits
- Airport Protection Overlay (APO) Zone
- Character Protection Overlay (CPO) Zone
- Historic Protection Overlay (HPO) Zone
- View Protection Overlay (VPO) Zone





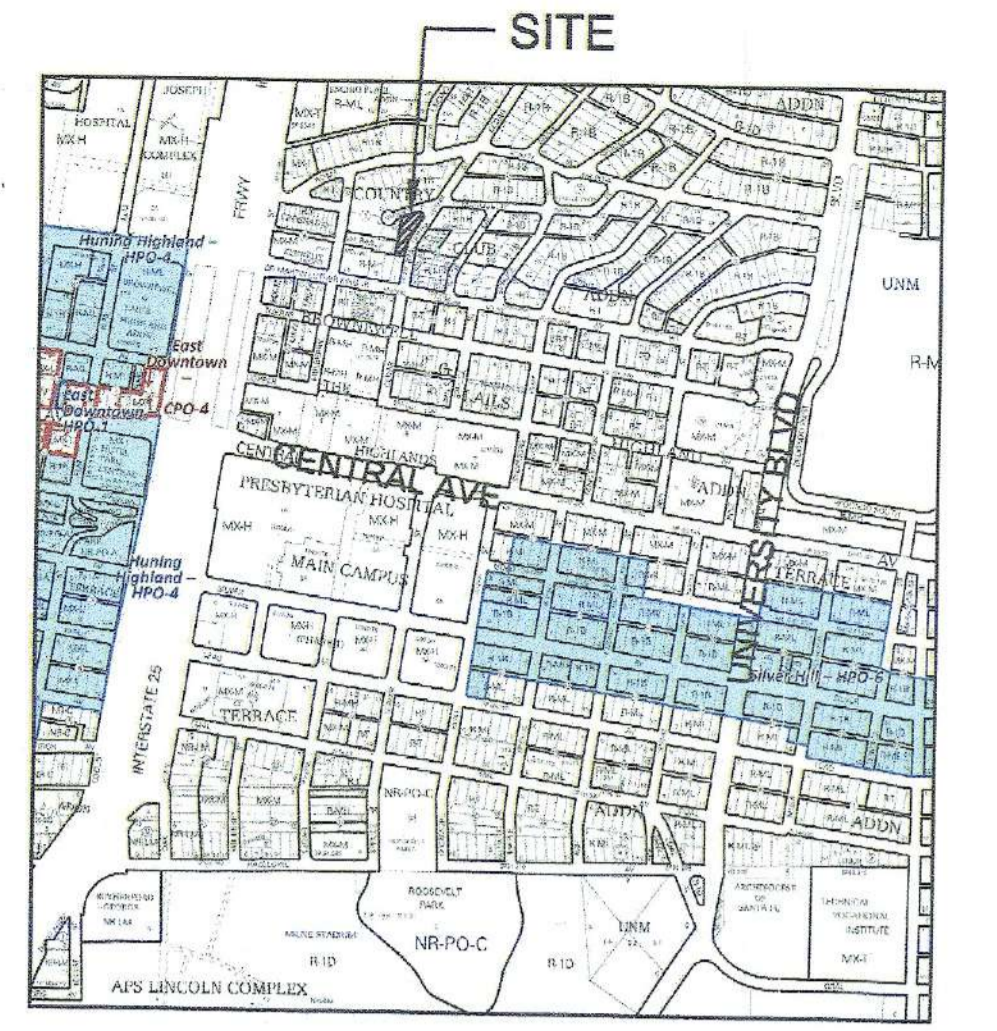
GRADING AND DRAINAGE PLAN

1" = 10'



City of Albuquerque
Planning Department
Development Review Services
HYDROLOGY SECTION
APPROVED
DATE: 04/22/24
BY: [Signature]
HydroTime # K15D167

APPROVAL OF GRADING & DRAINAGE PLANS SHALL EXPIRE TWO (2) YEARS AFTER THE APPROVAL DATE BY THE CITY IF NO BUILDING PERMIT HAS BEEN PULLED ON THE DEVELOPMENT.



VICINITY MAP

K15

LEGEND

- EXISTING CONSTRUCTION
- NEW CONTOUR
- FF = 84.5 PROPOSED BUILDING FINISH FLOOR ELEV
- ◆ 36.5 NEW SPOT ELEVATION
- NEW CONSTRUCTION
- RD ROOF DRAIN
- TC TOP OF CURB
- TW TOP OF WALL
- RETAINING WALL

DRAINAGE ANALYSIS

ADDRESS: 411 Cedar St NE, Albuquerque, NM

LEGAL DESCRIPTION: LOT K1, COUNTRY CLUB ADDITION

PROJECT AREA: 3,910 SF (0.09 acre)

SURVEYOR: Rio Grande Surveying Inc. dated 11/12/2019 (ELEVATIONS ARE NAVD 1988)

PRECIPITATION ZONE: 2

FLOOD HAZARD: From FEMA Map 35001C0334G (9/26/08), this site is identified as being within Zone 'X' which is determined to be outside the 0.2% annual chance floodplain.

OFFSITE FLOW: There is no offsite flow that enters this site.

EXISTING CONDITIONS: The site is an developed residential lot (1110 Marquette NE) that slopes steeply down from the north to the south. There are tiered retainage walls around an outdoor pool and deck area. The site discharges to Cedar Street NE.

PROPOSED IMPROVEMENTS: The proposed residence will have an attached garage with a walk leading to a swimming pool and deck area to the north.

DRAINAGE APPROACH: The site drainage pattern will follow historic conditions with the incorporation of the onsite retention pond to address the SWQ volume.

Existing land treatment: 50% B and 50% C (land with slopes from 10-20% and soil compacted by human activity)
 $Q = [(0.5)(2.36) + (0.5)(3.05)](0.09) = 0.24 \text{ CFS}$

Proposed land treatment: 17% B, 36% C and 47% D
 $Q = [(0.17)(2.36) + (0.36)(3.05) + (0.47)(4.34)](0.09) = 0.3 \text{ CFS}$

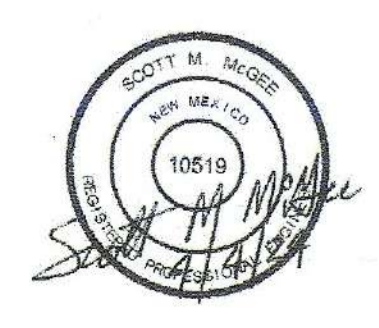
The required SWQ retention storage is:
 $V = 2,460 \times 0.42/12 = 86 \text{ CF (90 CF provided)}$

DRAINAGE CERTIFICATION

I, SCOTT M MCGEE, NMPE 10519, OF THE FIRM SCOTT M MCGEE PE, LLC, HEREBY CERTIFY THAT THIS SITE HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 4/24/2024. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL PLAN WAS PROVIDED BY REX J. VOGELER, NMPLS # 10466, OF RIO GRANDE SURVEYING CO. I ALSO CERTIFY THAT I PERSONALLY VISITED THE PROJECT SITE ON 1/28/26 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA SHOWN HEREON IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR A PERMANENT CERTIFICATE OF OCCUPANCY.

THE RECORD INFORMATION SHOWN HEREON IS NOT NECESSARILY COMPLETE AND IS ONLY INTENDED TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT ACCURACY VERIFICATION BEFORE USING IT FOR ANY PURPOSE.

Scott M McGee 1/29/26
SCOTT M MCGEE, NMPE 10519



Scott M McGee

9700 Sand Verbena Trail NE
Albuquerque, NM 87122
505.263.2905
scottmmcgee@gmail.com