

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

December 15, 2025

Michael Balaskovits, P.E.  
Bohannon Huston, Inc.  
7500 Jefferson St NE  
Albuquerque, NM 87109

**RE: Target**  
**99999 University Blvd SE**  
**Conceptual Grading Plans**  
**Engineer's Stamp Date: 12/5/25**  
**Hydrology File: L15D051**  
**Case # HYDR-2025-00439**

Dear Mr. Balaskovits:

Based upon the information provided in your submittal received 12/08/2025, the Conceptual Grading Plans are preliminary approved for action by the Development Facilitation Team (DFT) on Site Plan for Building Permit and for action by the Development Hearing Officer (DHO) on platting action.

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

**PRIOR TO BUILDING PERMIT:**

1. Please submit the detailed Grading and Drainage Plans to Hydrology for review and approval.

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. CFM

Senior Engineer,  
Planning Department, Development Review Services



City of Albuquerque  
 Planning Department  
 Development Review Services  
**HYDROLOGY SECTION**  
**APPROVED**  
 DATE: 12/15/2025  
 BY: [Signature]  
 L150051

**GRADING GENERAL NOTES**

- EXCEPT AS PROVIDED HEREIN, GRADING SHALL BE PERFORMED AT THE ELEVATIONS AND IN ACCORDANCE WITH THE DETAILS SHOWN ON THIS PLAN.
- THE COST FOR REQUIRED CONSTRUCTION DUST AND EROSION CONTROL MEASURES SHALL BE INCIDENTAL TO THE PROJECT COST.
- ALL WORK RELATIVE TO FOUNDATION CONSTRUCTION, SITE PREPARATION, AND PAVEMENT INSTALLATION, AS SHOWN ON THIS PLAN, SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE GEOTECHNICAL ENGINEERING SERVICES REPORT PREPARED BY PARTNER WHICH HAS A STAMP DATE OF 05/12/2025. ALL OTHER WORK SHALL, UNLESS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS (FIRST PRIORITY), AND/OR THE AMERICAN PUBLIC WORKS ASSOCIATION (APWA) STANDARD SPECIFICATIONS (SECOND PRIORITY).
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- IT IS THE INTENT OF THESE PLANS THAT THIS CONTRACTOR SHALL NOT PERFORM ANY WORK OUTSIDE OF THE PROPERTY BOUNDARIES EXCEPT AS REQUIRED BY THIS PLAN.
- THE CONTRACTOR IS TO ENSURE THAT NO SOIL ERODES FROM THE SITE ONTO ADJACENT PROPERTY OR PUBLIC RIGHT-OF-WAY.
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- SIDE SLOPES STEEPER THAN 2.5:1 MUST BE STABILIZED.



LOGO BLOCKOUT



Date	No	Description
11/19/2021		DD PUBLICATION

**LEGEND**

- PROPERTY LINE
- EXISTING EASEMENT
- PROPOSED INDEX CONTOUR
- PROPOSED INTERMEDIATE CONTOUR
- EXISTING INDEX CONTOUR
- EXISTING INTERMEDIATE CONTOUR
- PROPOSED GRADING LIMITS
- PROPOSED DRAINAGE SWALE
- SAWCUT EXISTING ASPHALT
- DIRECTION OF FLOW
- WATER BLOCK/GRADE BREAK
- PROPOSED STORM DRAIN MANHOLE
- PROPOSED STORM DRAIN INLETS
- PROPOSED STORM DRAIN CAP
- PROPOSED STORM DRAIN LINE
- PROPOSED STORMWATER HARVESTING POND
- SPOT GRADE
- FINISHED GRADE: TA=TOP OF ASPHALT, TC=TOP OF CURB, FL=FLOWLINE, TS=TOP OF SIDEWALK

**PRELIMINARY NOT FOR CONSTRUCTION**

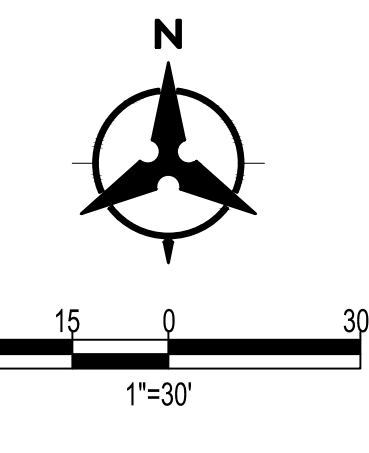
DATE: XXXXXXXX  
 XXXX EXP. DATE: XXXXXXXX  
 REG. NO. XXXX

**TARGET**  
 ALBUQUERQUE, NM  
 ADDRESS

Project Number  
 Config: LL  
 Drawn By: XXX  
 Checked By: XXX

**GRADING & DRAINAGE PLAN**

**C4.1**



SHOPPING CENTER  
 SIGN LOCATION

City of Albuquerque  
 Planning Department  
 Development Review Services  
**HYDROLOGY SECTION**  
**APPROVED**  
 DATE: 12/15/2025  
 BY: [Signature]  
 PROJECT: L150051  
 THE APPROVAL OF THESE PLANS DOES NOT CONSTITUTE AN ENDORSEMENT OF THE PROJECT OR A GUARANTEE OF THE ACCURACY OF THE INFORMATION PROVIDED HEREON. THE CITY OF ALBUQUERQUE, NEW MEXICO, DOES NOT WARRANT THE CITY OF ALBUQUERQUE'S PROFESSIONAL LIABILITY INSURANCE COVERAGE FOR THE PROJECT. THE CITY OF ALBUQUERQUE'S PROFESSIONAL LIABILITY INSURANCE COVERAGE DOES NOT COVER THE CITY OF ALBUQUERQUE'S PROFESSIONAL LIABILITY FOR THE PROJECT. THE CITY OF ALBUQUERQUE'S PROFESSIONAL LIABILITY INSURANCE COVERAGE DOES NOT COVER THE CITY OF ALBUQUERQUE'S PROFESSIONAL LIABILITY FOR THE PROJECT.

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LOGO BLOCKOUT



Date	No	Description
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- 3320 PROPOSED INDEX CONTOUR
- 5319 PROPOSED INTERMEDIATE CONTOUR
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- 5319 EXISTING INTERMEDIATE CONTOUR
- PROPOSED GRADING LIMITS
- PROPOSED DRAINAGE SWALE
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- PROPOSED STORM DRAIN LINE
- PROPOSED STORMWATER HARVESTING POND
- 18.50 SPOT GRADE
- FG=FINISHED GRADE; TA=TOP OF ASPHALT; TC=TOP OF CURB; FL=LOWLINE; TS=TOP OF SIDEWALK

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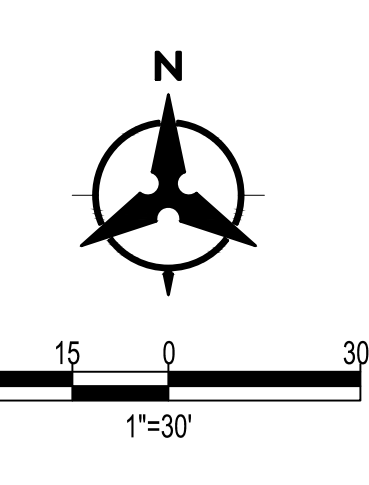
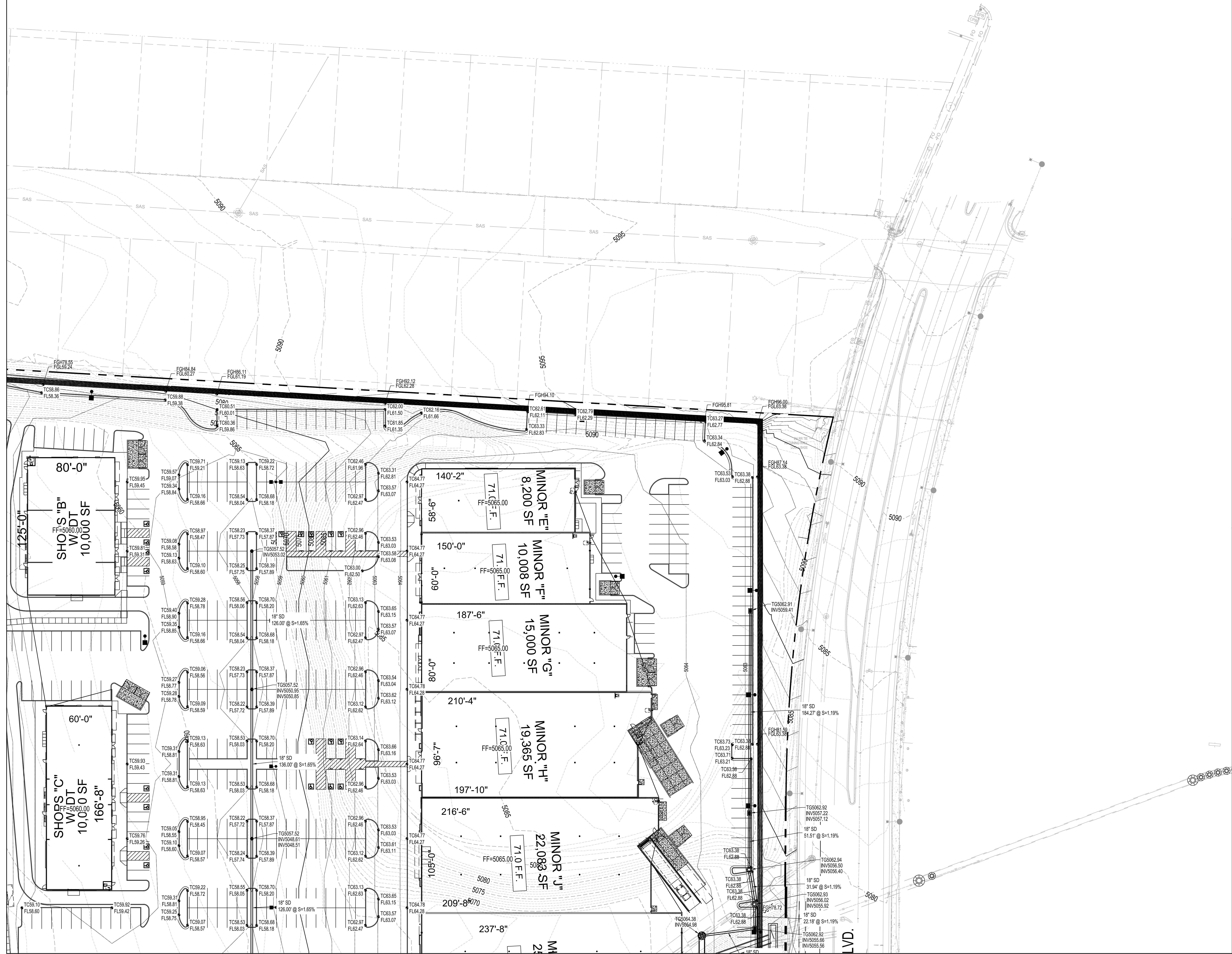
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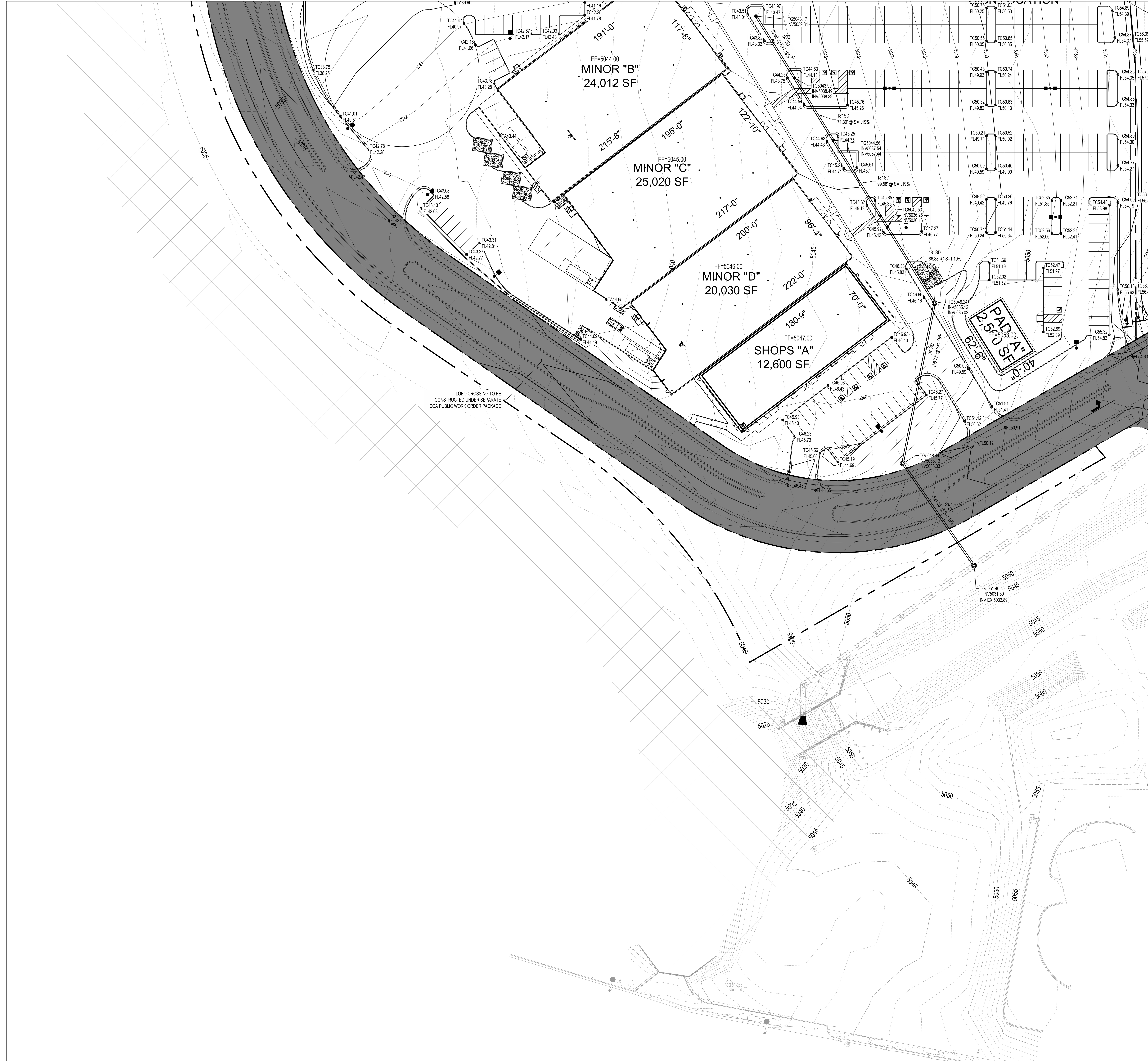
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 Checked By: XXX

**GRADING & DRAINAGE PLAN**

**C4.2**





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**TARGET**  
ALBUQUERQUE, NM  
ADDRESS

Project Number  
Config: LL  
Drawn By XXX  
Checked By XXX

**GRADING & DRAINAGE PLAN**

**C4.3**

