

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

February 3, 2026

David Soule, P.E.  
Rio Grande Engineering  
P.O. Box 93924  
Albuquerque, NM 87199

**RE: 908 Four Hills Rd SE  
Grading and Drainage Plan  
Engineer's Stamp Date: 1/21/26  
Hydrology File: M23D023  
Case # HYDR-2025-00426**

Dear Mr. Soule:

Based upon the information provided in your submittal received 1/27/2026, the Grading and Drainage Plans are approved for 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

**PRIOR TO CERTIFICATE OF OCCUPANCY:**

Albuquerque

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

NM 87103

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.

[www.cabq.gov](http://www.cabq.gov)

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., C.F.M.  
Senior Engineer, Hydrology  
Planning Department, Development Review Services

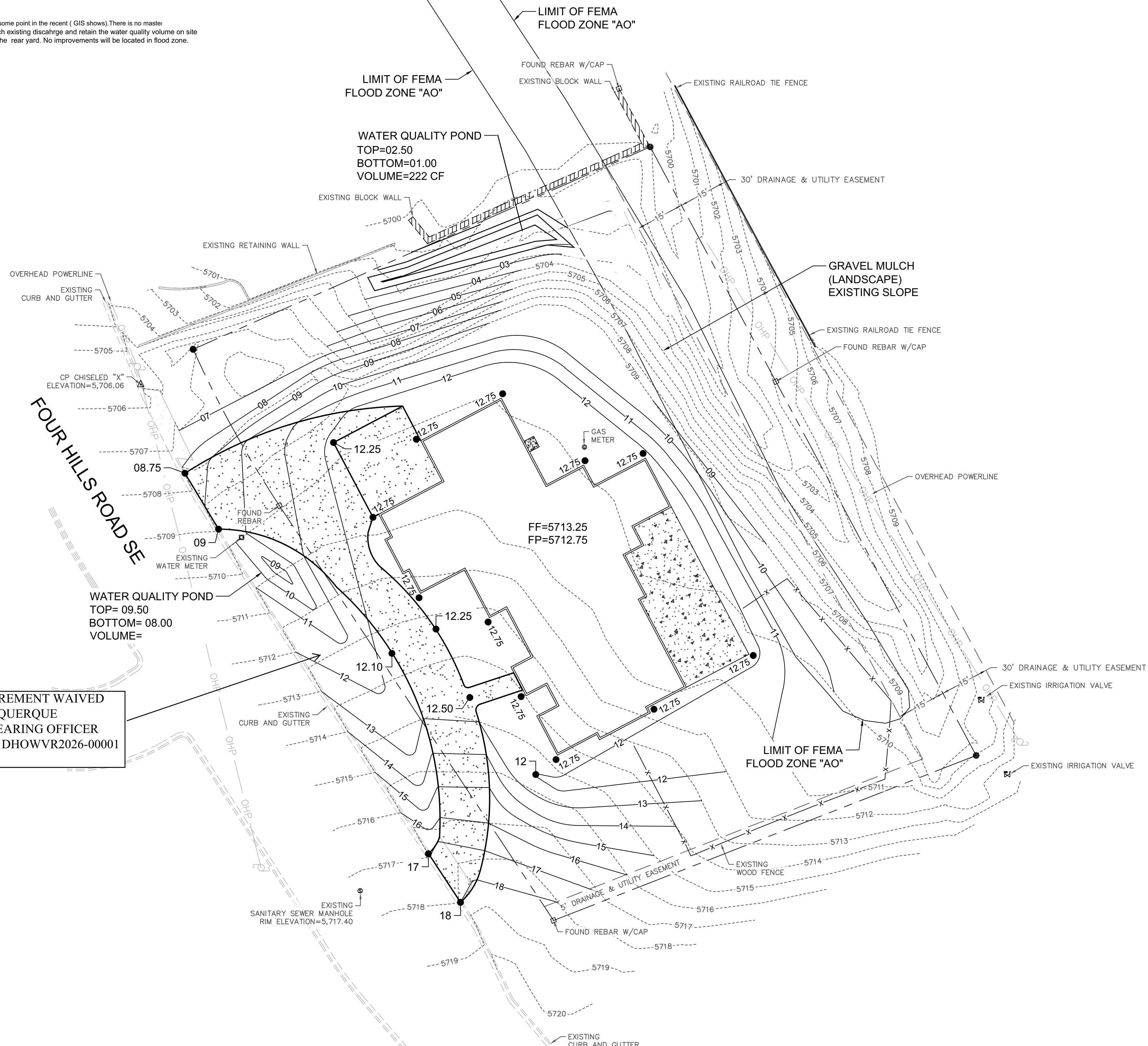
Weighted E Method

Basin	Area (sf)	Area (acres)	100-Year, 6-Hr				100 yr 24-HOUR						
			Treatment A % (acres)	Treatment B % (acres)	Treatment C % (acres)	Treatment D % (acres)	Weighted E (ac-ft)	Flow cfs	Volume (ac-ft)				
HISTORICAL	30976.00	0.711	0%	38%	0.270	30%	0.213	34%	0.242	1.857	0.110	2.62	0.126
PROPOSED	30976.00	0.711	0%	38%	0.270	32%	0.229	32%	0.228	1.814	0.107	2.60	0.123

Equations:  
 Weighted E = Ea\**A*a + Eb\**A*b + Ec\**A*c + Ed\**A*d / (Total Area)  
 Volume = Weighted E \* Total Area  
 Flow = Qa \* *A*a + Qb \* *A*b + Qc \* *A*c + Qd \* *A*d  
 Where for 100-year, 6-hour storm(zone4)  
 Ea= 0.76 Qa= 2.09  
 Eb= 0.95 Qb= 2.73  
 Ec= 1.2 Qc= 3.41  
 Ed= 3.34 Qd= 4.78

Developed Conditions	TOTAL VOLUME GENERATED
DISCHARGE PROPOSED	2.60 CFS
EXISTING DISCHARGE	2.62 CFS
DIFFERENCE	-0.02 CFS

This site is an redevelopment of a previously developed lot. The existing house was demolished at some point in the recent (GIS shows). There is no master drainage plan for this area, all lots currently free discharge. The drainage solution is to match existing discharge and retain the water quality volume on site. The ponds will overflow to the historical out fall. An existing flood zone AO-1 foot exists in the rear yard. No improvements will be located in flood zone. A flood plain permit will be required



SIDEWALK REQUIREMENT WAIVED BY CITY OF ALBUQUERQUE DEVELOPMENT HEARING OFFICER PR-2026-000001 and DHOWVR2026-00001

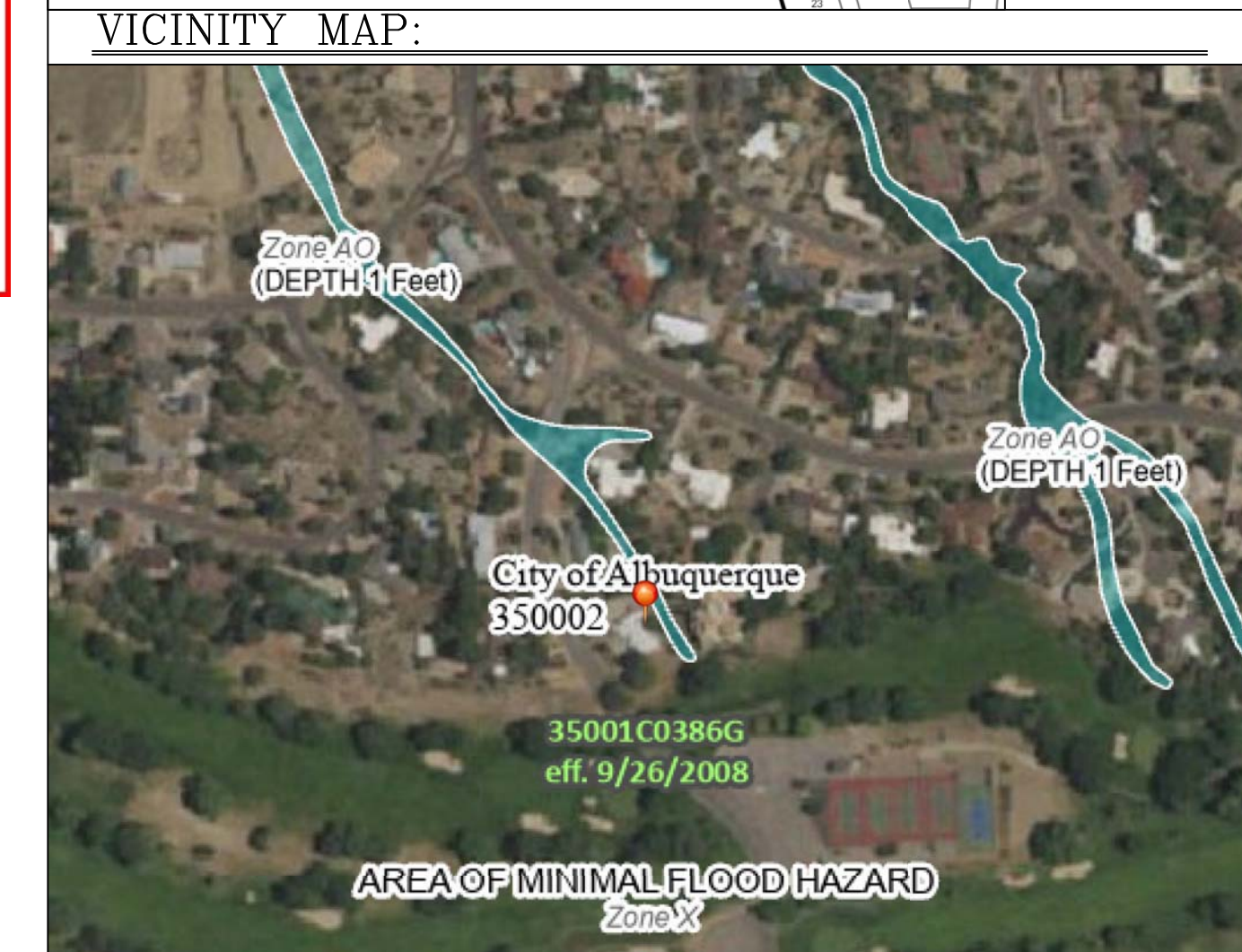
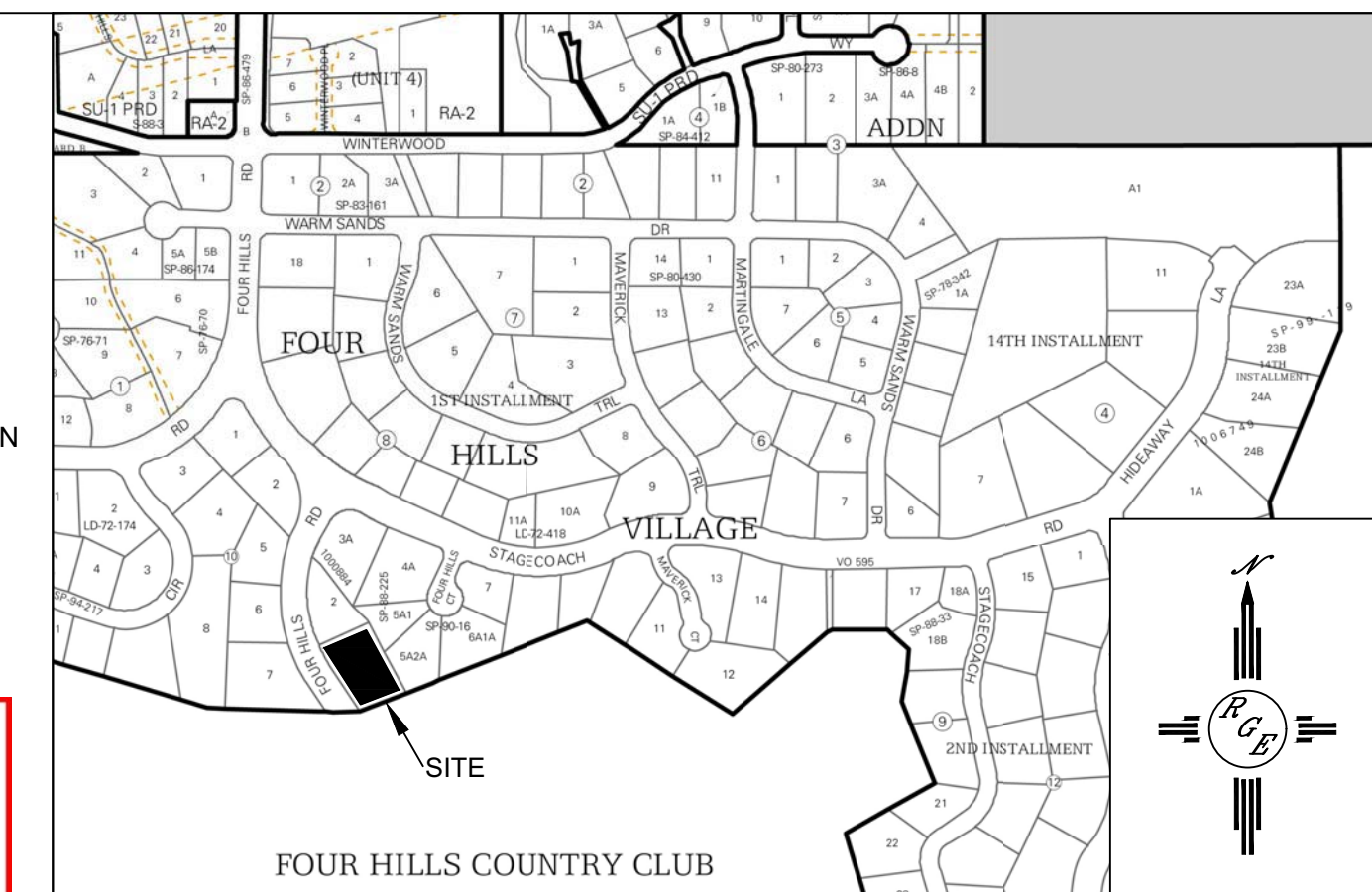
EROSION CONTROL NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL 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.

**City of Albuquerque  
 Planning Department  
 Development Review Services  
 HYDROLOGY SECTION  
 APPROVED**

DATE: 2/3/2026  
 BY: *Christina Morris*  
 HydroTrans #: M23D023

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 REQUIRING CORRECTIONS FOR ERRORS OR OMISSIONS IN PLANS, SPECIFICATIONS, OR CONSTRUCTION DOCUMENTS, SUCH AS APPROVED PLANS/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.



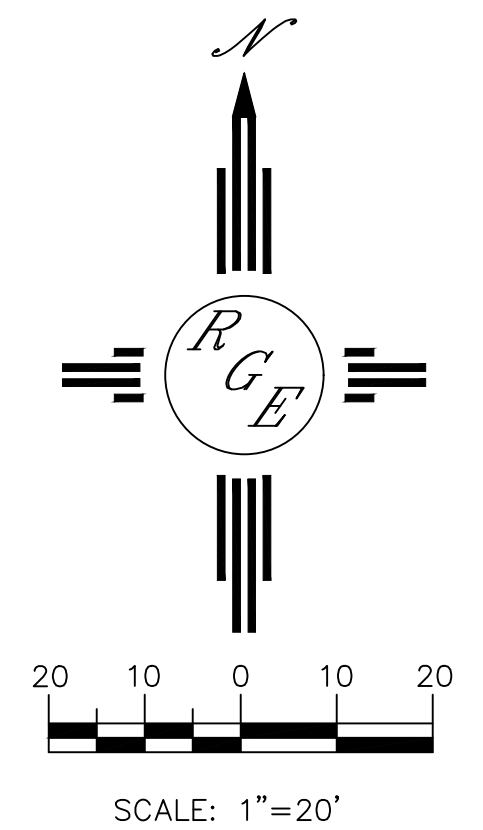
**LEGAL DESCRIPTION:**  
 LOT 1, BLOCK 9, FOUR HILLS VILLAGE, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

**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 ANTHONY L. HARRIS, N.M.P.S.#11463 HARRIS SURVEYING, INC. USING NAVD DATUM 1988.
5. A PAD ELEVATION CERTIFICATION SHALL BE REQUIRED PRIOR TO RELEASE OF BUILDING PERMIT.

- 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 CONCRETE
  - ===== PROPOSED COMPACTED EARTHEN BERM

**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.



ENGINEER'S SEAL	LOT 1, BLOCK 9, FOUR HILLS VILLAGE, 908 FOUR HILLS ROAD SE	DRAWN BY MM
	GRADING AND DRAINAGE PLAN	DATE 11-28-2025
	 Rio Grande Engineering P.O. BOX 93824 ALBUQUERQUE, NM 87199 (505) 321-8099	SHEET # C1
DAVID SOULE P.E. #14522		JOB #