

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

September 18, 2025

John Stapleton, PE
Community Design Solutions
9384 Valley View Dr. NW
Albuquerque, NM 87114

**RE: El Rancho Grande Unit 18
99999 Gibson SW
Grading and Drainage Plans
Engineer's Stamp Date: 08/20/25
Hydrology File: N08D007
Case # HYDR-2025-00300**

Dear Mr. Stapleton:

PO Box 1293

Based upon the information provided in your submittal received 09/11/2025, the Conceptual Grading & Drainage Plan is preliminary approved for action by the Development Facilitation Team (DFT) / Development Hearing Officer (DHO) on Site Plan for Building Permit and platting action.

Albuquerque

PRIOR TO BUILDING PERMIT:

NM 87103

1. Please submit a more detailed Grading & Drainage Plan to Hydrology for review and approval.
2. Payment in Lieu (Amount = $14883\text{CF} \times \$6/\text{CF} = \$89,298$, per sheet 9 of the Drainage Report) of onsite management of the SWQV must be made. Please submit the Waiver Application to Hydrology for review and approval.
3. Address any relevant comments from the 8/15/25 comment letter.

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,

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

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

PO Box 1293

Albuquerque

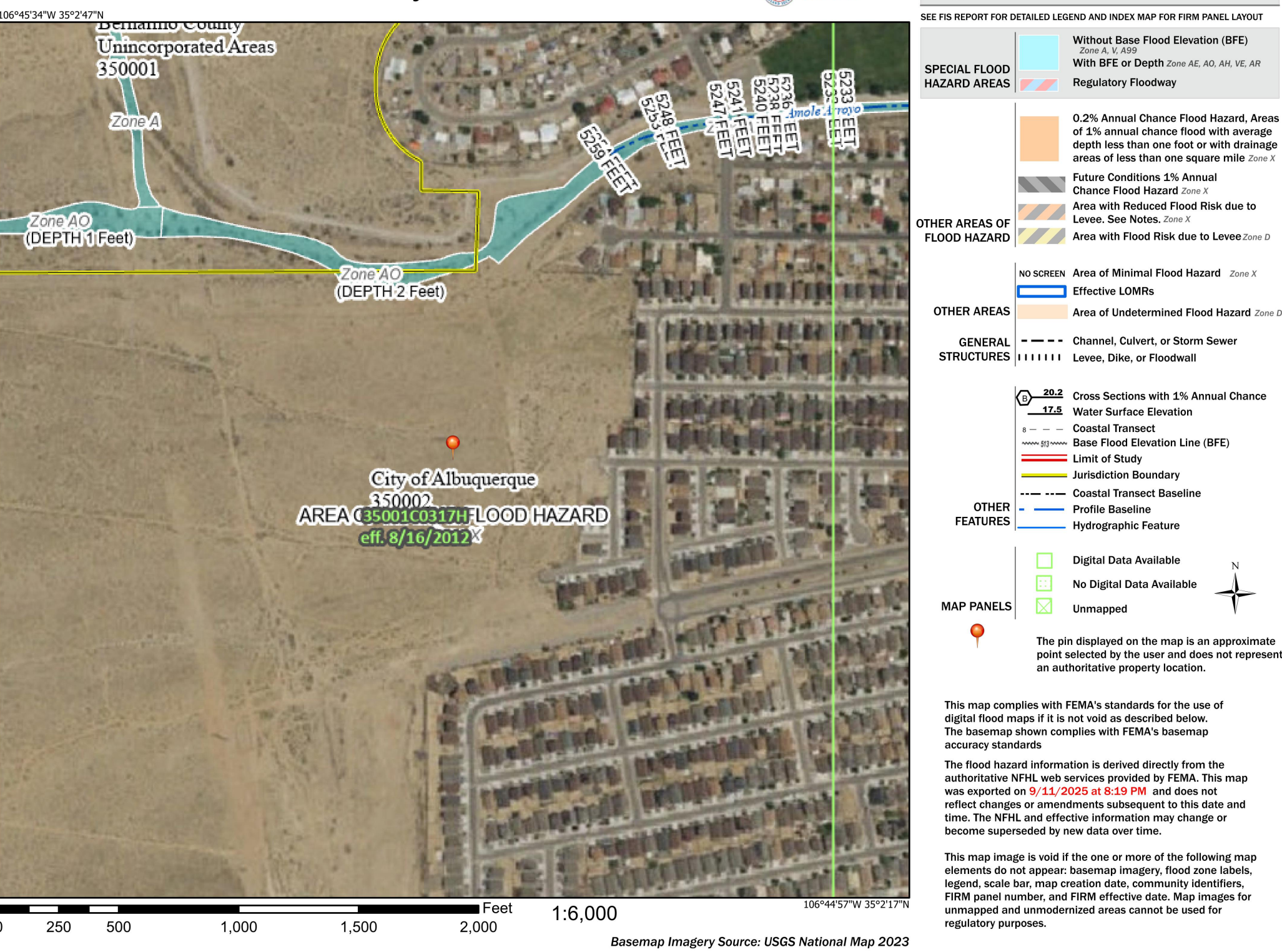
NM 87103

www.cabq.gov

NAME: P:110225 El Rancho Grande Unit 183.DWG4 SheetsOnSite Plans4 Overall Grading Plan.dwg Plotted: Sep 11, 2025 2:43pm

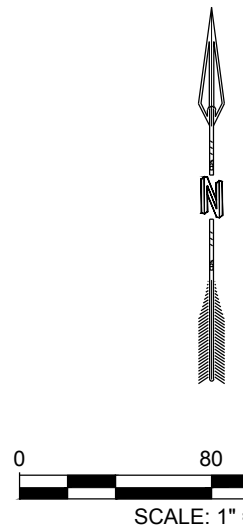


National Flood Hazard Layer FIRMette



FLOODPLAIN NOTE:
THIS SITE IS WITHIN A FEMA ZONE X PER FIRM MAP 35001C0317H

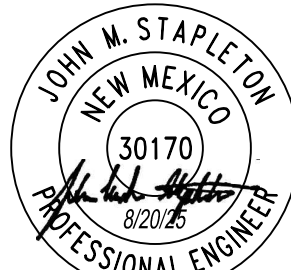
LEGAL DESCRIPTION
TRACT 16-D-2, EL RANCHO GRANDE UNIT 16
SITUATE WITHIN PROJECTED SECTION 05, T.9N, R.2E, N.M.P.M.
TOWN OF ATRISCO GRANT
CITY OF ALBUQUERQUE



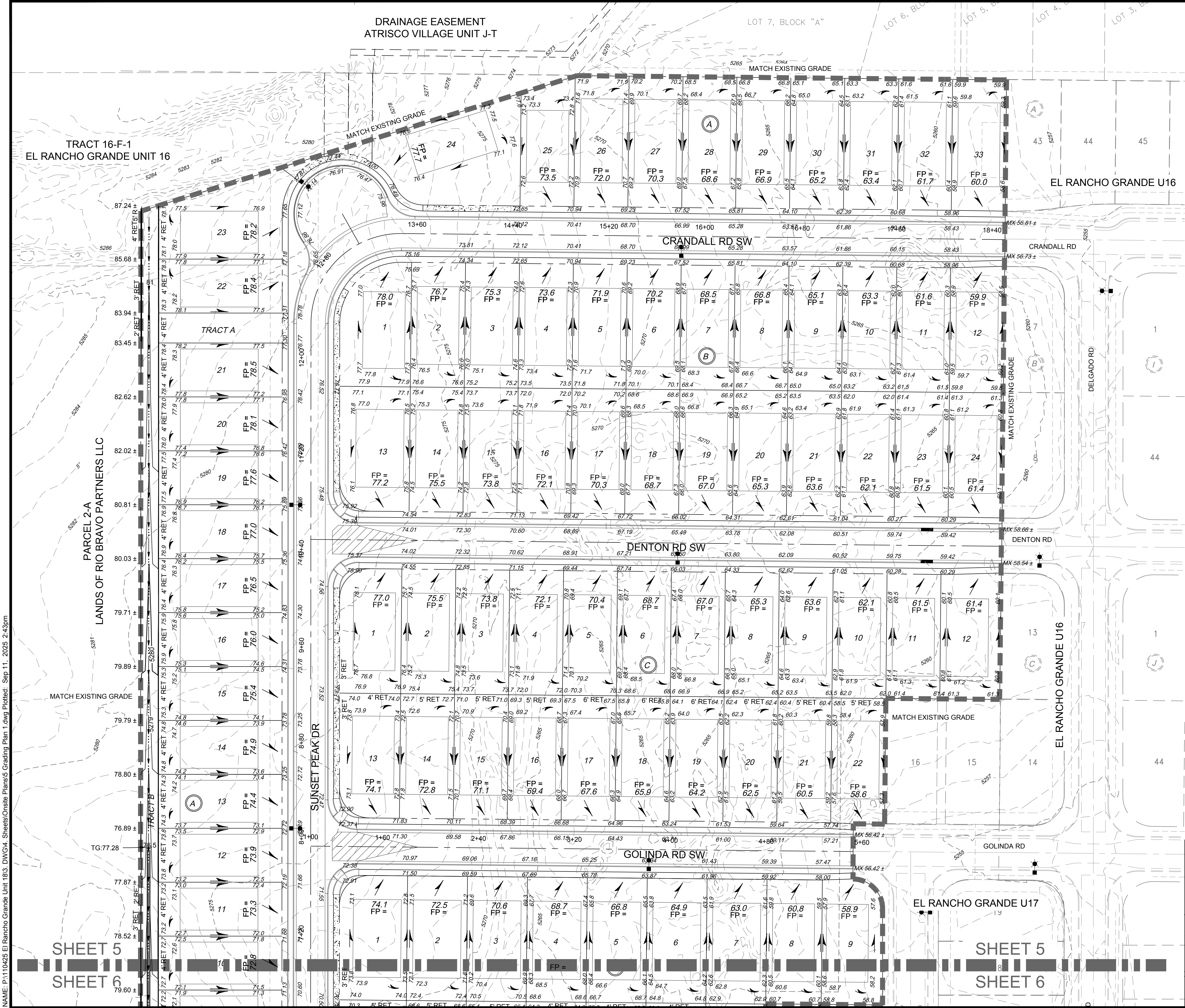
	CITY OF ALBUQUERQUE DEPARTMENT OF MUNICIPAL DEVELOPMENT ENGINEERING DIVISION	
	EL RANCHO GRANDE UNIT 18 OVERALL GRADING PLAN	
	DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL
CONCEPTUAL NOT FOR CONSTRUCTION		ZONE MAP NO. -----
		CITY PROJECT NO. -----
		SHEET NO. 4

DESIGNED BY: CDS	BY
DRAWN BY: CDS	DATE
CHECKED BY: CDS	DESCRIPTION
DATE: 5/13/2025	CONTRACTOR:
NO.	DATE
AS-BUILT INFORMATION	DATE
WORK STAKED BY:	DATE
INSPECTOR'S ACCEPTANCE BY:	DATE
FIELD VERIFICATION BY:	DATE
DRAWINGS CORRECTED BY:	DATE

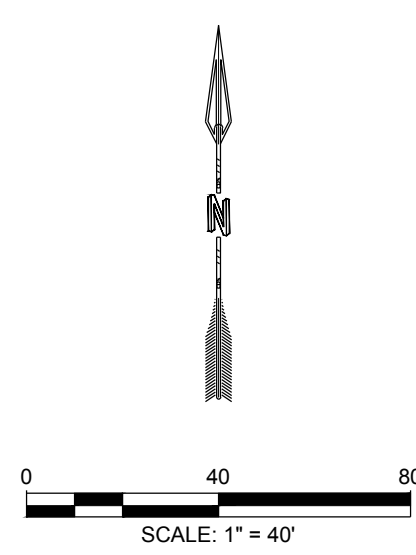
CONSULTANTS
BENCH MARKS
CITY OF ABQ MONUMENT "10_M9"
DATA SHEET
NAD83 NMSP Central Zone
N=1471730.928 USFT
E=1496215.383 USFT
ELEVATION=5082.551
Mapping Angle=-0.16_35.92
Combined Factor=0.99864639



NAME: P1110225 El Rancho Grande Unit 183.DWG4 SheetsOnSite Plans5 Grading Plan 1.dwg Plotted: Sep 11, 2025 2:43pm



LEGEND:
TG: TOP OF GRADE
RET: RETAINING WALL
MX: MATCH EXISTING



CITY OF ALBUQUERQUE
DEPARTMENT OF MUNICIPAL DEVELOPMENT
ENGINEERING DIVISION

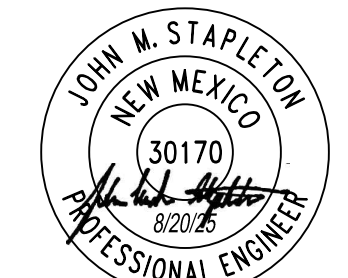
EL RANCHO GRANDE UNIT 18
GRADING PLAN 1

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	ZONE MAP NO.
CONCEPTUAL NOT FOR CONSTRUCTION		CITY PROJECT NO.
		SHEET NO. 5

CONSULTANTS

CITY OF ABQ MONUMENT "10_M9"

DATA SHEET
NAD83 NMSP Central Zone
N=1471730.928 USFT
E=1496215.383 USFT
ELEVATION=5082.551
Mapping Angle=0.16_35_92
Combined Factor=0.999694639



SEAL

NO.	DATE	DESCRIPTION	BY
CONTRACTOR:			
AS-BUILT INFORMATION			
WORK STAKED BY:			
INSPECTOR'S ACCEPTANCE BY:			
FIELD VERIFICATION BY:			
DRAWINGS CORRECTED BY:			

DESIGNED BY: CDS
DRAWN BY: CDS
CHECKED BY: CDS
DATE: 5/13/2025

