CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director

Mayor Timothy M. Keller

January 23, 2026

David Soule, P.E.
Rio Grande Engineering
PO BOX 93924
Albuquerque, NM 87199

RE: 1739 Soplo Rd SE
Grading & Drainage Plan
Engineer's Stamp Date: 1/19/26
Hydrology File: N23D002
Case # HYDR-2026-00016

Dear Mr. Soule:

Based upon the information provided in your submittal received 1/19/2026, the Grading & Drainage Plan **is not approved** for Grading Permit or Building Permit. The following comments need to be addressed for approval of the above referenced project.

1. An SO-19 Permit will be required and should be included on the request. Please include the standard SO-19 notes on the grading plan.
2. Please follow the DPM Article 6-12 Stormwater Quality and Low-Impact Development for the sizing calculations. To calculate the required SWQV, multiply the impervious area draining to the BMP by 0.42 inches for new development sites and 0.26 inches for redevelopment sites. Since this project is a new development, please use 0.42 inches for the calculation.

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

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Weighted E Method

Basin	Area (sf)	Area (acres)	Treatment A %	Treatment A (acres)	Treatment B %	Treatment B (acres)	Treatment C %	Treatment C (acres)	Treatment D %	Treatment D (acres)	100-Year, 6-hr. Weighted E (ac-ft)	100-Year, 6-hr. Volume (ac-ft)	100-Year, 6-hr. Flow cfs	100 yr 24-HOUR Volume (ac-ft)
HISTORICAL	21424.00	0.492	100%	0.4918	0%	0.000	0%	0.000	0%	0.000	0.760	0.031	1.03	0.031
PROPOSED	21424.00	0.492	0%	0	35%	0.172	40%	0.197	25%	0.123	1.648	0.068	1.73	0.076

Equations:

Weighted E = Ea*Aa + Eb*Ab + Ec*Ac + Ed*Ad / (Total Area)

Volume = Weighted D * Total Area

water quality required 116 cubic feet
ponding provided 195 cubic feet

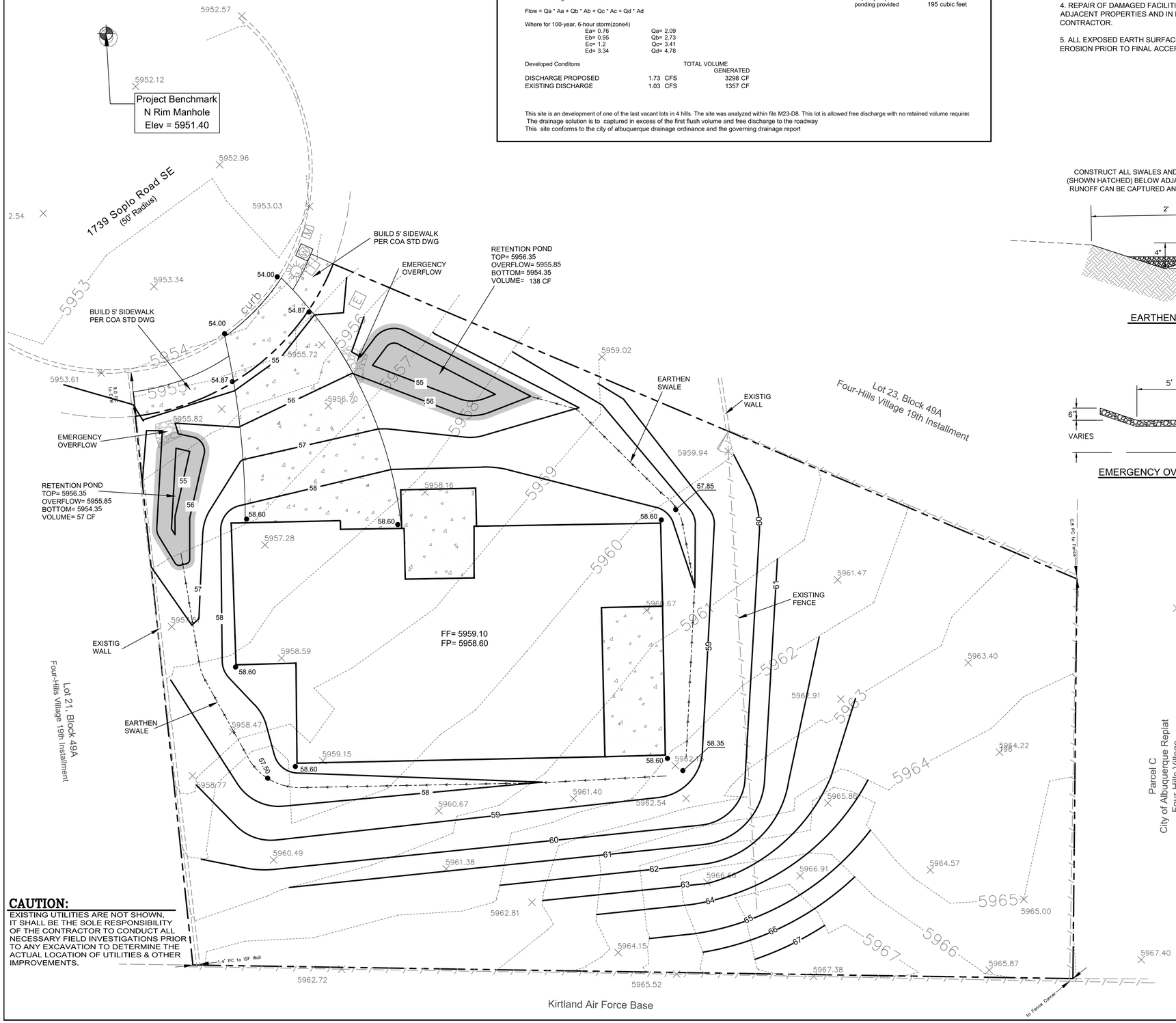
Flow = Qa * Aa + Qb * Ab + Qc * Ac + Qd * Ad

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 Conditons		TOTAL VOLUME GENERATED
DISCHARGE PROPOSED	1.73 CFS	3298 CF
EXISTING DISCHARGE	1.03 CFS	1357 CF

This site is an development of one of the last vacant lots in 4 hills. The site was analyzed within file M23-D8. This lot is allowed free discharge with no retained volume requirec
The drainage solution is to captured in excess of the first flush volume and free discharge to the roadway
This site conforms to the city of albuquerque drainage ordinance and the governing drainage report



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.

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.

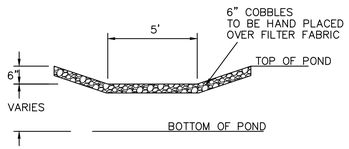
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.

4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.

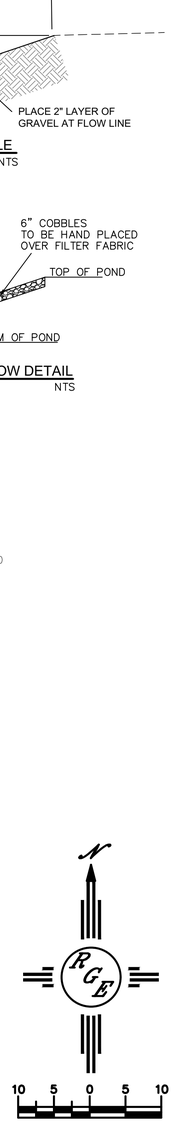
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.

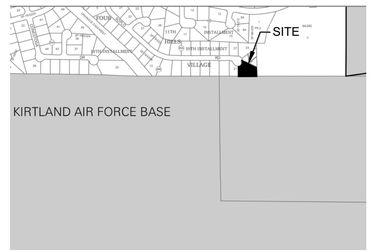
CONSTRUCT ALL SWALES AND EROSION PROTECTION (SHOWN HATCHED) BELOW ADJACENT GRADE TO ENSURE RUNOFF CAN BE CAPTURED AND CONVEYED PROPERLY.

EARTHEN SWALE
NTS



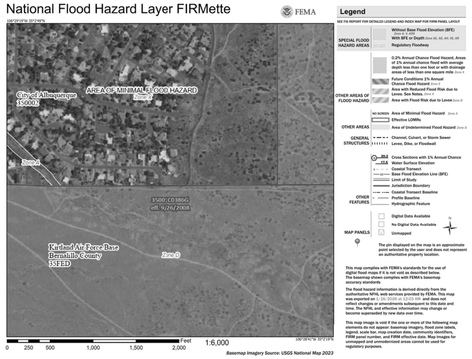
EMERGENCY OVERFLOW DETAIL
NTS





VICINITY MAP: N-23-Z

National Flood Hazard Layer FIRMette



FIRM MAP:

LEGAL DESCRIPTION:

LOT 22, BLOCK 49A FOUR HILLS VILLAGE INSTALLMENT 19A
CITY OF 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 PERMITED SEPARATELY ALL RETAINING WALL DESIGN SHALL BE BY OTHERS.

4. SURVEY INFORMATION PROVIDED BY COMMUNITY SCIENCES CORPORATION USING NAVD DATUM 1988.

5. LONG TERM MAINTAINANCE OF ALL PONDS, SWALES AND OVERFLOWS IS REQUIRED

6. A PAD ELEVATION CERTIFICATION SHALL BE REQUIRED PRIOR TO RELEASE OF BUILDING PERMIT.

LEGEND

- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- PROPOSED CONTOUR
- PROPOSED INDEX CONTOUR
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- BOUNDARY
- ADJACENT BOUNDARY
- EXISTING CURB AND GUTTER
- PROPOSED EARTHEN SWALE
- PROPOSED CONCRETE
- PROPOSED EMERGENCY OVERFLOW
- PROPOSED PONDING

ENGINEER'S SEAL
DAVID SOULE NEW MEXICO 14522 REGISTERED PROFESSIONAL ENGINEER
1/19/26
DAVID SOULE
P.E. #14522

LOT 22 BLK 49A FOUR HILLS VILLAGE
1739 SOPLO ROAD SE

GRADING AND DRAINAGE PLAN

Rio Grande Engineering
PO BOX 93924
ALBUQUERQUE, NM 87199
(505) 321-9099

DRAWN BY DEM
DATE 1-17-26
1739 Soplo Road SE.dwg
SHEET # C1
JOB #