

GENERAL NOTES

NOTICE TO CONTRACTORS

1. ALL WORK NOT TAILED ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS PUBLIC WORKS CONSTRUCTION, 1985 EDITION.
2. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF ALL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER OR SURVEYOR SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.

THE FOLLOWING NOTES ALSO APPLY WHEN CHECKED

- ☐ ALL UTILITIES AND UTILITY SERVICE LINES SHALL BE INSTALLED PRIOR TO PAVING.
- ☒ BACKFILL COMPACTION SHALL BE ACCORDING TO SPECIFIED STREET USE.
- ☐ TASK COAT REQUIREMENTS SHALL BE DETERMINED BY THE CITY ENGINEER.
- ☐ SIDEWALKS AND WHEELCHAIR RAMPS WITHIN THE CURB RETURNS SHALL BE CONSTRUCTED WHEREVER A NEW CURB RETURN IS CONSTRUCTED.
- ☐ IF CURB IS DEPRESSURED FOR A DRIVEPAD, THE DRIVEPAD SHALL BE CONSTRUCTED PRIOR TO ACCEPTANCE OF CURB AND GUTTER.
- ☐ ALL STORM DRAINAGE FACILITIES SHALL BE COMPLETED PRIOR TO FINAL ACCEPTANCE.
- ☐ THE REQUESTOR OR DEVELOPER SHALL BE RESPONSIBLE FOR REPAIR OR REPLACEMENT OF ALL CURB AND GUTTER OR SIDEWALKS DAMAGED PRIOR TO APPROVAL BY THE CITY ENGINEER OF WORK COMPLETED BY THE CONTRACTOR.

SITE SURVEY WORK AND PLATTING DONE BY:
BOHANNAN- HUSTON INC.

WATER IMPROVEMENT PLANS COMPLETED BY:
HOOD-RICH ARCHITECTS AND CONSULTING ENGINEERS

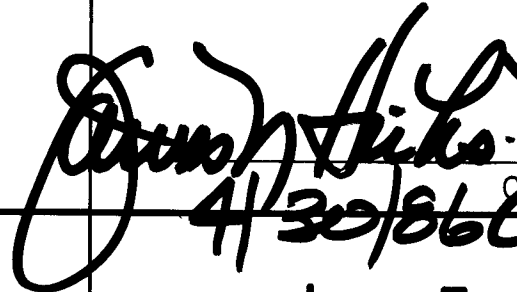
Russell B. Linder
3-30-87

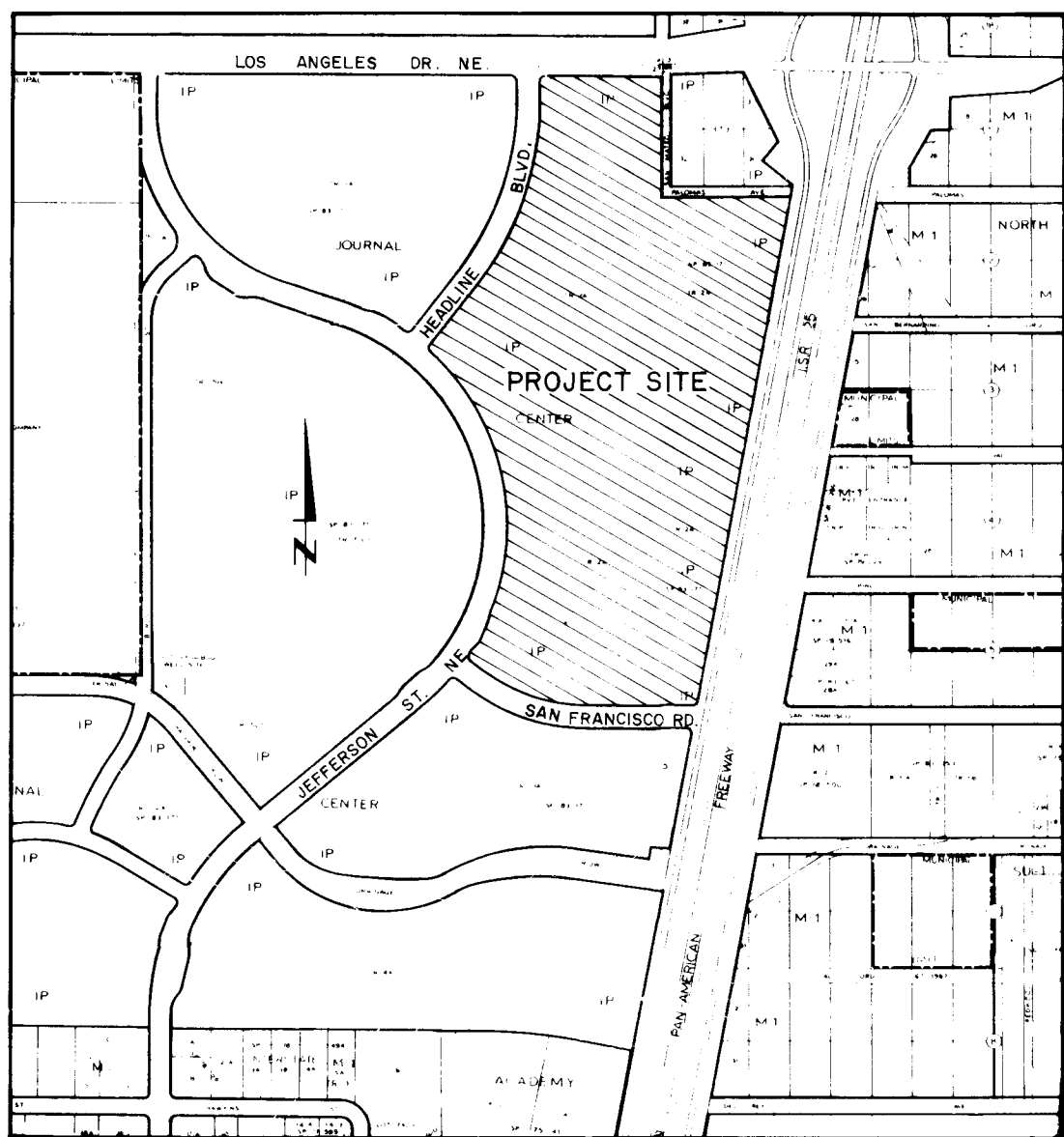
RECORD DRAWING

I, JAMES TOPMILLER, P.E., CERTIFY THAT THE DRAWING HAS BEEN REVISED IN ACCORDANCE WITH INFORMATION FURNISHED BY THE CITY OF ALBUQUERQUE INSPECTION DIVISION AND BOHANNAN-HUSTON, INC. TO REFLECT THE CONSTRUCTION AS ACTUALLY ACCOMPLISHED.

NOTE : AS-BUILT INFORMATION SHOWN WITH DOUBLE UNDERLINING.

DATE : 3-18-87

COMM. NO. 84-185	HR	HOOD - RICH ARCHITECTS & CONSULTING ENGINEERS 801 SOUTH GLENSTONE SPRINGFIELD, MISSOURI 65802																																																									
<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td><td style="width: 10%; height: 20px;"></td></tr> <tr><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td></tr> <tr><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td></tr> <tr><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td><td style="height: 20px;"></td></tr> </table>																																																											
REV	SHEETS	CITY	ENGINEER	DATE	USER	DEPT.	DATE	USER	DEPT.	DATE																																																	
APPROVAL OF REVISIONS																																																											
<i>Donna H. Rich</i>				PROJECT NUMBER 2631				APPROVED FOR CONSTRUCTION  4/30/86																																																			
SHEET <u>1</u> OF <u>5</u>																																																											



LOCATION MAP
NOT TO SCALE
ZONE ATLAS INDEX NO. D-17-Z & D-18-Z

SUBDIVISION DATA

1. DRR NO. 85-246-
2. Zone Atlas Index No. D-17-Z & D-18-Z.
3. Gross Subdivision Area: 45,334 Ac.
4. Total Number of Tracts Created: Two (2) Tracts.
5. Plat was compiled from previously recorded plat of the JOURNAL CENTER, filed June 30, 1983.

NOTES

1. Hearings are New Mexico State Plane Unit Hearings (Central Zone).
2. Distances are ground distances.
3. Number 5 rubber with plastic survey cap stamped "PE & LS 2455" were set on points designated by $\bullet$ on a previous survey.
4. Number 5 rubber with plastic survey cap stamped "WEAVER LS 6544" were set on points designated by $\circ$ on a previous survey.
5. ASI centerline monument with 4" aluminum survey cap stamped "P.L.S. No. 2455, 1442" were set on points designated by Δ .
6. ASI centerline monument with 4" aluminum survey cap stamped "P.L.S. No. 2455, 1442" were set on points (Vertical Information Only) designated by $\circ$.
7. A field survey has been performed.
8. Street mileage created or deleted: None.
9. Site is located within Projected Sections 23 and 24, Township 11 North, Range 3 East, N.M.P.M.
10. This plat is being filed for the purposes of splitting Tract 2A into two tracts, Tract 2A-1 and Tract 2A-2.

Easements

1. This plat shows existing easements.

TANGENT TABLE		
NUMBER	BEARING	DISTANCE
T1	N52-13-57W	61.83
T2	N00-23-30E	80.00
T3	N88-28-12E	1.80
T4	N00-23-30E	105.00
T5	S03-18-35E	61.56
T6	S03-38-12E	90.31
T7	S46-19-40E	72.03
T8	S47-53-40E	72.08
T9	S26-46-57E	14.15

CURVE TABLE					
NUMBER	ARC	RADIUS	DELTA	CHORD	TANGENT
C1	34.85	25.00	79-51-37	32.09	20.93
C2	454.43	700.28	37-10-49	446.50	235.54
C3	39.96	25.00	91-35-03	35.84	25.70
C4	31.86	140.00	13-02-27	31.80	16.00
C5	23.07	60.00	22-01-41	22.93	11.68
C6	80.85	955.00	4-51-01	80.82	40.45
C7	23.07	60.00	22-01-41	22.93	11.68
C8	44.12	140.00	18-03-23	43.94	22.24
C9	1141.31	943.00	69-20-42	1072.92	652.30
C10	37.51	25.00	85-58-18	34.09	23.30
C11	799.16	1212.05	37-46-39	784.76	414.71
C12	39.27	25.00	90-00-00	35.36	25.00
C13	361.05	700.28	29-32-24	357.06	184.63
C14	93.38	700.28	7-38-25	93.31	46.76
C15	482.33	74.28	37-10-49	473.91	250.00
C16	1910.61	900.00	121-37-60	1571.52	1611.46
C17	200.00	900.00	12-43-57	199.59	100.41
C18	1407.41	900.00	89-35-54	1268.32	893.71
C19	770.81	1169.05	37-46-39	756.92	400.00
C20	108.38	536.45	11-34-32	108.19	54.37
C21	144.13	1171.91	7-02-48	144.04	72.16
C22	107.43	726.30	8-28-31	107.34	53.82
C23	108.48	280.01	22-11-46	107.80	54.93
C24	216.19	1133.60	10-55-37	215.86	108.42
C25	107.61	2685.68	2-17-45	107.60	53.81
C26	35.58	248.02	8-13-14	35.55	17.82
C27	72.25	366.37	11-17-55	72.13	36.24
C28	72.35	412.94	10-02-19	72.26	36.27
C29	72.14	406.48	10-10-04	72.04	36.16
C30	41.08	23.94	98-19-54	36.22	27.70
C31	180.72	384.67	26-55-05	179.07	92.06
C32	71.75	506.21	8-07-17	71.69	35.94
C33	288.61	958.66	17-14-57	287.52	145.41
C34	71.78	1643.14	2-30-10	71.77	35.89
C35	180.86	363.34	28-31-13	179.00	92.34
C36	71.57	412.97	9-55-47	71.48	35.88
C37	108.28	1978.94	3-08-06	108.27	54.15
C38	76.30	912.16	4-47-33	76.27	38.17
C39	28.49	343.67	4-45-01	28.49	14.25
C40	25.80	18.11	81-37-32	23.67	15.64
C41	47.19	21.50	125-45-56	38.27	41.98
C42	25.57	25.00	58-36-12	24.47	14.03
C43	0.82	140.00	00-20-12	0.82	0.41

APPROVALS

PLAT NUMBER **SP-85-536**

Richard D. Owen
PLANNING DIRECTOR
DATE **12-19-85**
Tom J. Caprin
CITY ENGINEER
DATE **11-26-85**
Tom J. Caprin
CITY ENGINEER
DATE **11-26-85**
Robert A. Farnough
TRAFFIC ENGINEER
DATE **09-06-85**
W. H. H. H.
CITY SURVEYOR
DATE **9-6-85**
O. Val V. Valenz
PROPERTY MANAGEMENT
DATE **11-26-85**
Jan E. Eidsgaard
PAPER RESOURCES
DATE **11-26-85**
Just S. S.
PARKS & RECREATION
DATE **8-28-85**
Harley B. B.
PUBLIC SERVICE COMPANY OF NEW MEXICO
DATE **9-9-85**
Wayne H. H.
MOUNTAIN BELL
DATE **8-28-85**
Paula Y. M.
GAS COMPANY OF NEW MEXICO

55 7:25
REPLAT OF TRACT 2A
JOURNAL CENTER
(FILED: JUNE 30, 1983)
NOW COMPRISING
TRACT 2A-1 & TRACT 2A-2
JOURNAL CENTER
ALBUQUERQUE, NEW MEXICO
MAY, 1985

DEDICATION

The foregoing Replat of that certain tract of land situate in the City of Albuquerque, New Mexico, being and comprising Tract 2A, JOURNAL CENTER, as the same is shown and designated on the plat filed in the office of the County Clerk of Bernalillo County, New Mexico on June 30, 1983, And now hereon shown and comprising Tract 2A-1 and Tract 2A-2, JOURNAL CENTER, an Addition to the City of Albuquerque, New Mexico is with free consent and in accordance with the desires of the undersigned owner(s) and/or proprietor(s) and does hereby dedicate the public rights-of-way shown hereon, together with all easements shown on the plat. Electrical Power and Communication easements are reserved for overhead distribution lines for pole type utilities and buried distribution lines, conduits, and pipes for underground utilities where shown or indicated, including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Future development may require additional PNM easements to serve future customers.

JOURNAL PUBLISHING COMPANY

T. H. Lang, President

State of New Mexico)
County of Bernalillo)

The foregoing instrument was acknowledged before me this **19th** day of **August**, 1985, by T. H. Lang, President, Journal Publishing Company, a corporation, on behalf of said corporation.

My Commission Expires: **9/16/88**

Martha Hill
Notary Public

ALBUQUERQUE ACADEMY, INC.

Richard G. Elkins
Richard G. Elkins, President
Board of Trustees

State of New Mexico)
County of Bernalillo)

The foregoing instrument was acknowledged before me this **29th** day of **August**, 1985, by Richard G. Elkins, President, Board of Trustees, Albuquerque Academy, Inc., a New Mexico Corporation, on behalf of said Corporation.

My Commission Expires: **3/16/88**

Martha Hill
Notary Public

SURVEYOR'S CERTIFICATION

I, A. Dwain Weaver, a registered Professional New Mexico Land Surveyor, certify that this plat was prepared by me or under my supervision, shows all easements of record, meets the minimum requirements for monumentation and surveys contained in the Albuquerque Subdivision Ordinance and is true and accurate to the best of my knowledge and belief.

A. Dwain Weaver
A. Dwain Weaver
P.L.S. No. 6544

Bohannon-Huston, Inc.
4125 Carlisle Blvd., N.E.
Albuquerque, NM 87107

State of New Mexico)
County of Bernalillo)

The foregoing instrument was acknowledged before me this **10** day of **July**, 1985, by A. Dwain Weaver.

Dwain Weaver
Notary Public

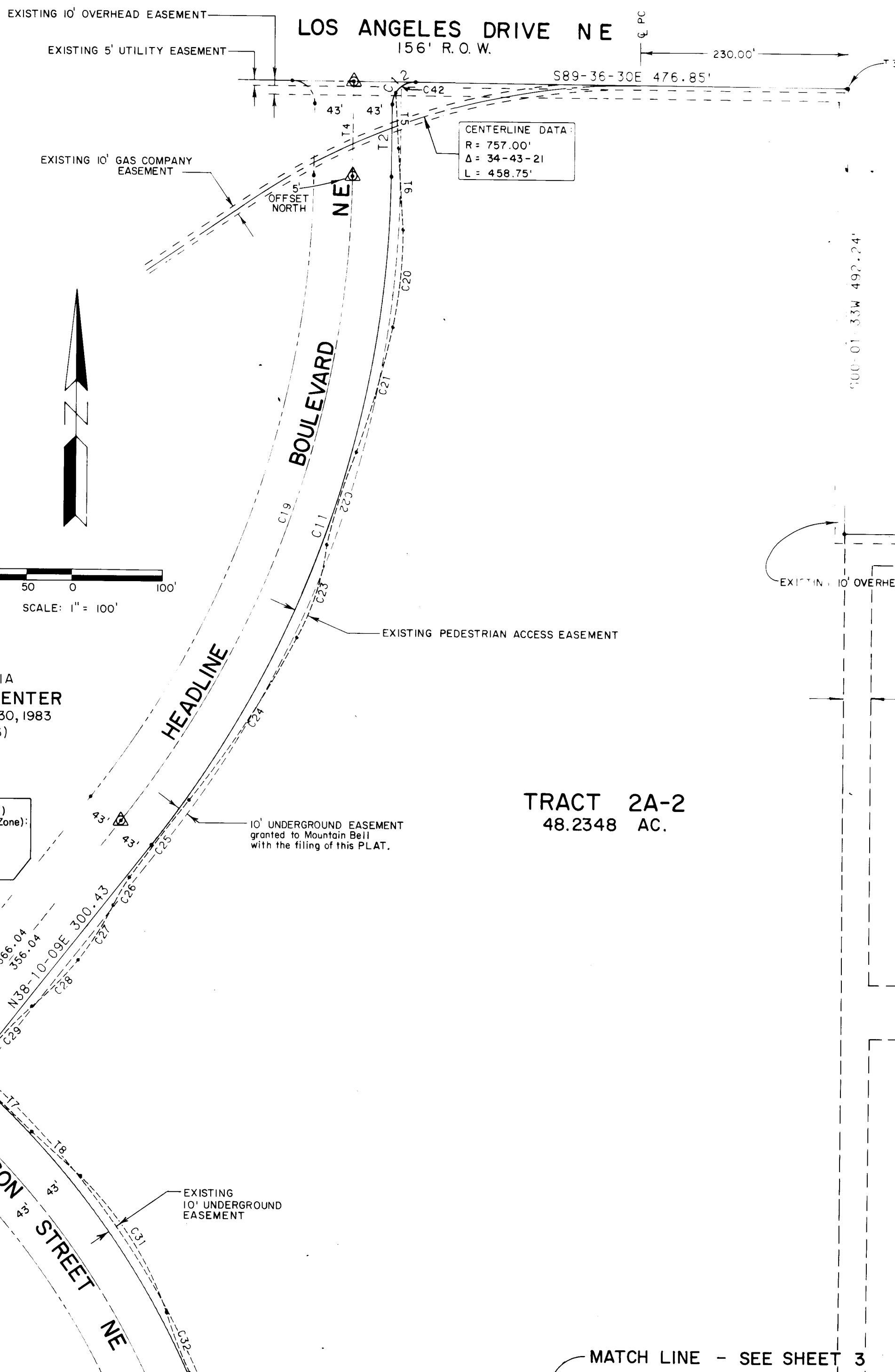
2/23/86

JOB NO. 51435



SHEET 1 OF 3 SHEETS

C29-32-1



55 7:25
REPLAT OF TRACT 2A
JOURNAL CENTER
(FILED: JUNE 30, 1983)
NOW COMPRISING
TRACT 2A-1 & TRACT 2A-2
JOURNAL CENTER
ALBUQUERQUE, NEW MEXICO
SCALE: 1" = 100'
MAY, 1985

SURVEYOR'S CERTIFICATION

I, A. Dwain Weaver, a registered Professional New Mexico Land Surveyor, certify that this plat was prepared by me or under my supervision, shows all easements of record, meets the minimum requirements for monumentation and surveys contained in the Albuquerque Subdivision Ordinance and is true and accurate to the best of my knowledge and belief.

A. Dwain Weaver
A. Dwain Weaver
P.L.S. No. 6544

Bohannon-Huston, Inc.
4125 Carlisle Blvd., N.E.
Albuquerque, NM 87107

State of New Mexico)
County of Bernalillo)

The foregoing instrument was acknowledged before me this **10** day of **July**, 1985, by A. Dwain Weaver.

Dwain Weaver
Notary Public

2/23/86

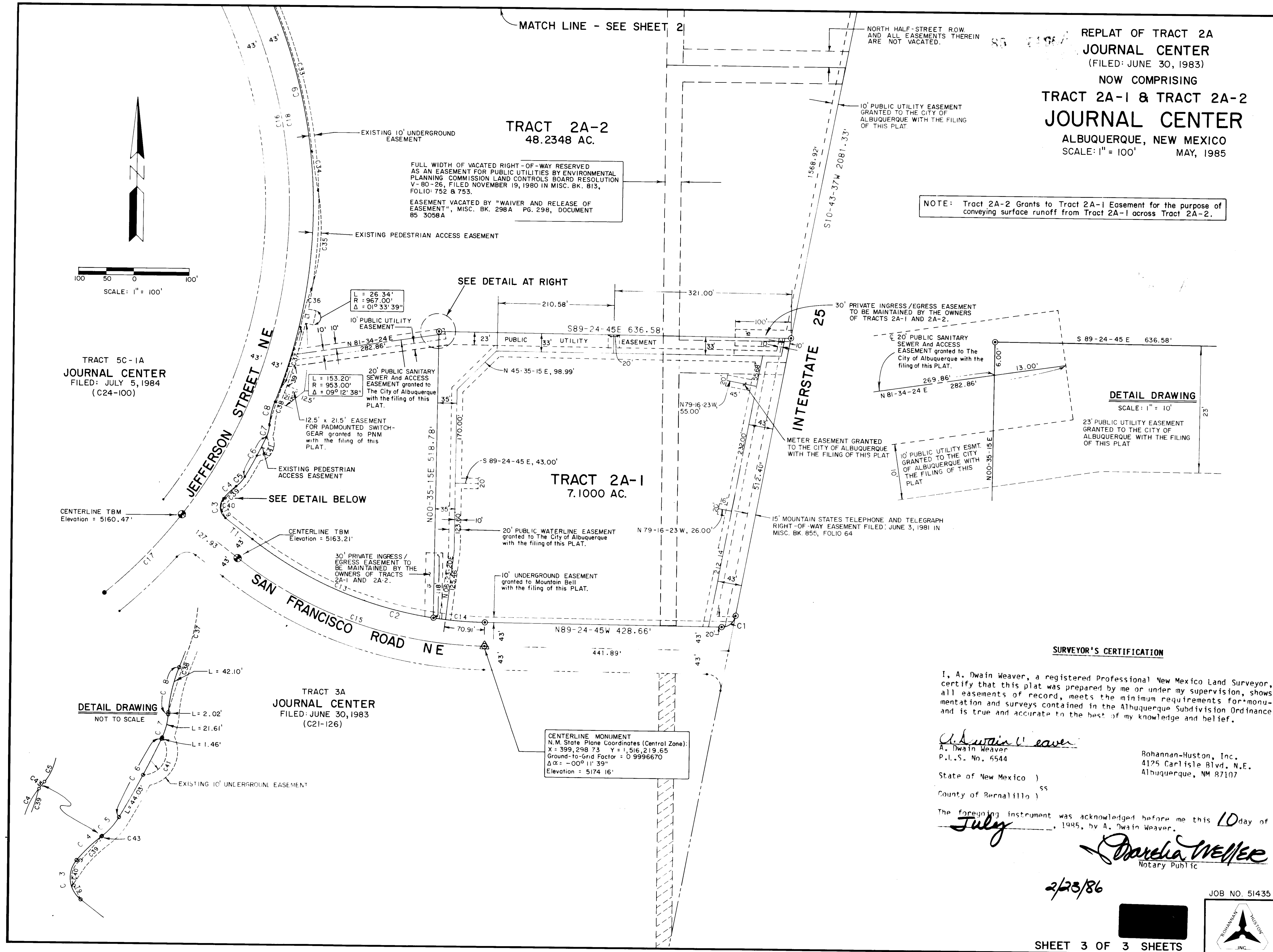
JOB NO. 51435

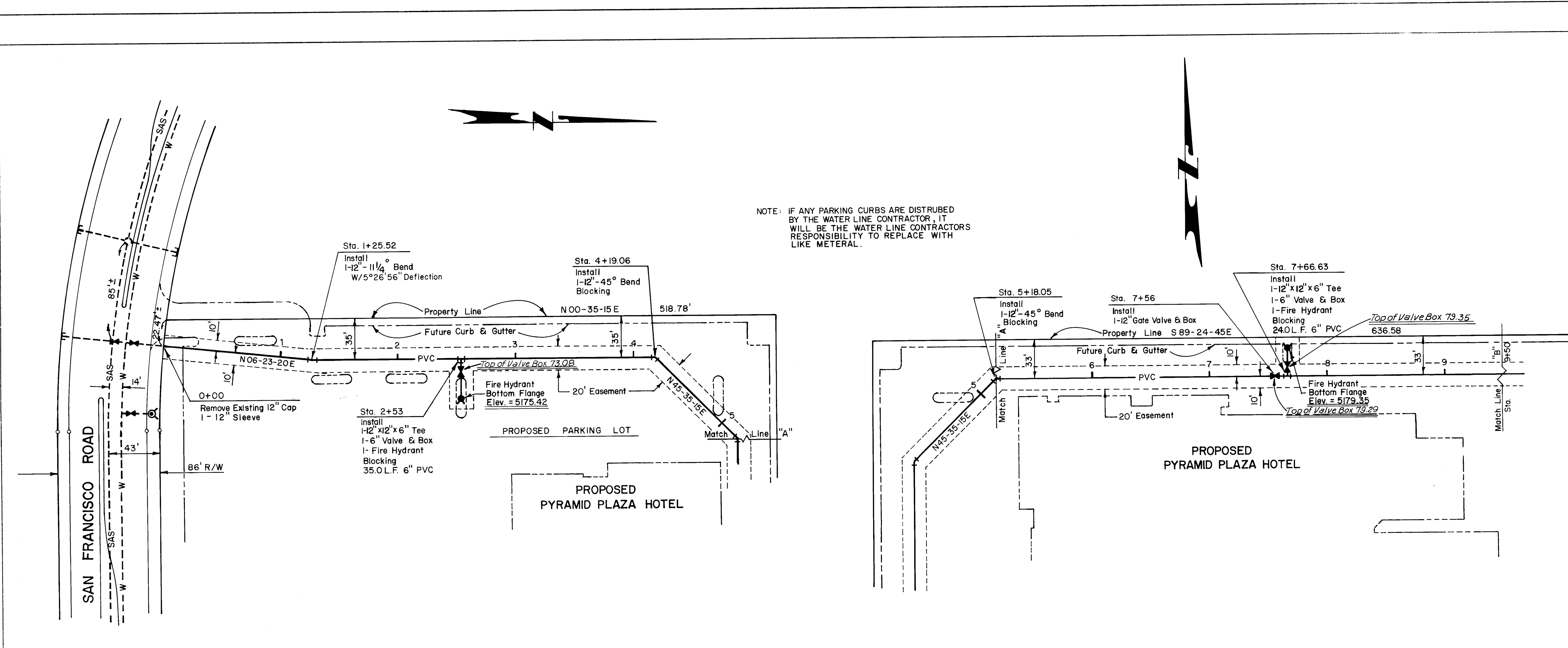
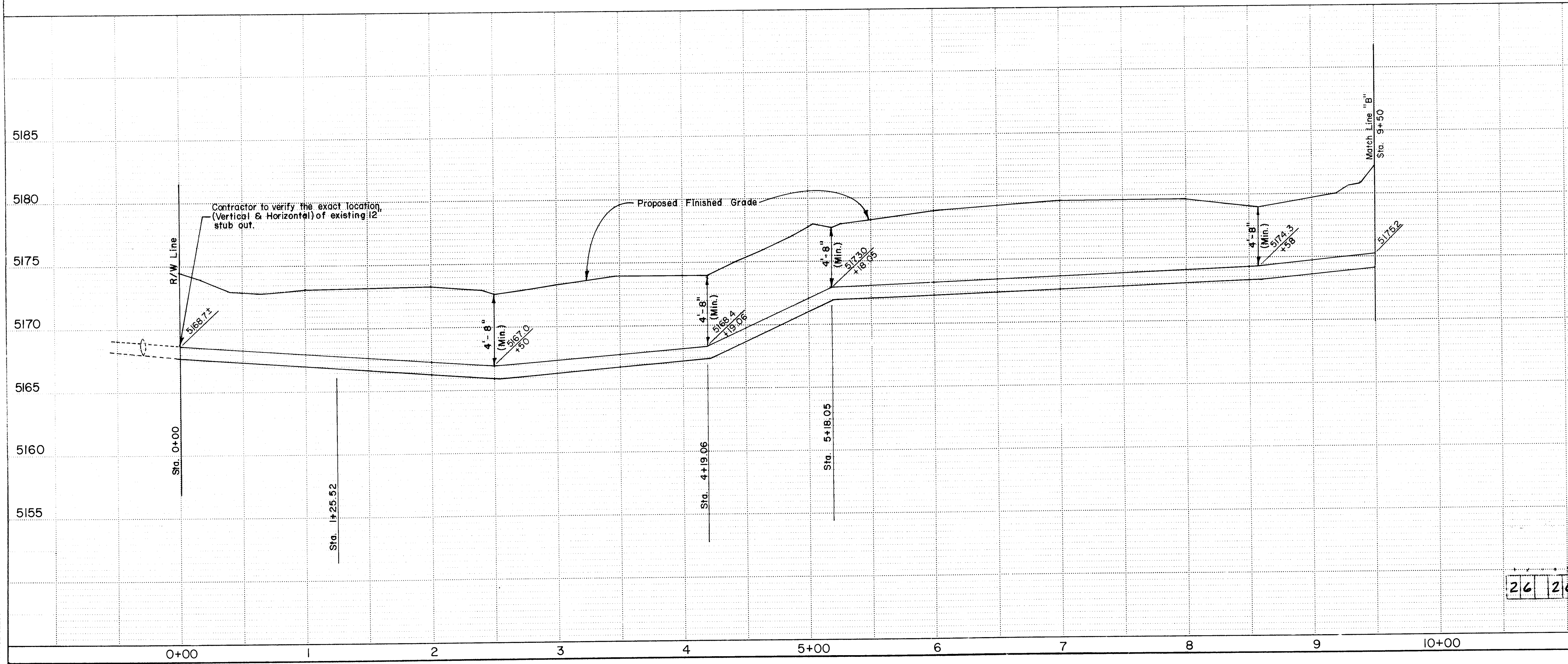


SHEET 2 OF 3 SHEETS

C29-32-2

C29-32-3





26 2631 0487

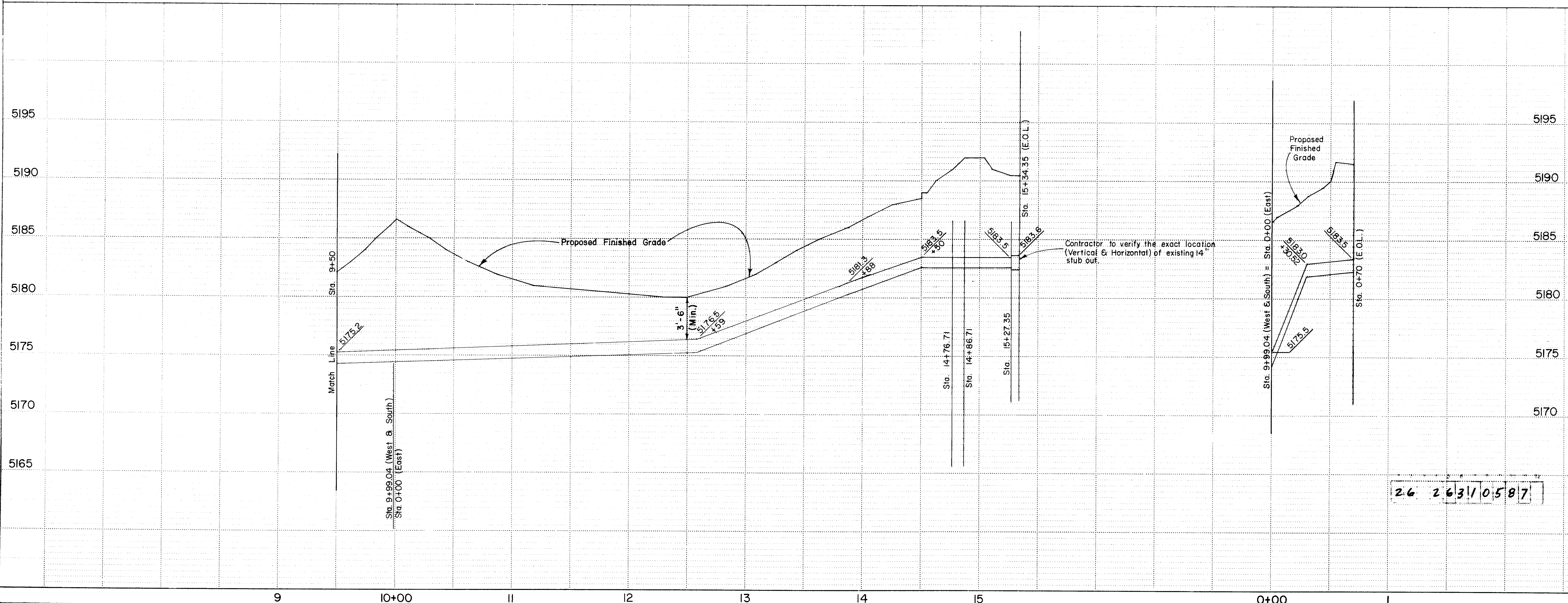
SCALE: HOR. 1" = 50'
VERT. 1" = 5'

CITY OF ALBUQUERQUE MUNICIPAL DEVELOPMENT DEPARTMENT ENGINEERING DIVISION					
TITLE: JOURNAL CENTER WATER FOR TRACT 2A					
APPROVALS	ENGINEER	DATE	APPROVALS	ENGINEER	DATE
City Engineer	<i>Allen</i>	12/22/85	Liquid Waste	<i>William O. Baker</i>	11-20-85
A.C.E. - Design	<i>Allen</i>	12/1/85	Traffic	<i>W.A. Baker</i>	11-20-85
A.C.E. - Hydrology	<i>Allen</i>	12/1/85	Water	<i>William O. Baker</i>	11-20-85
DRAWING NO. 2631		MAP NO. D-17		SHEET 4 OF 5	

HOOD-RICH
ARCHITECTS & CONSULTING ENGINEERS
801 SOUTH GLENSTONE
SPRINGFIELD, MISSOURI 65802

SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
FIELD NOTES		TABLET "1-25-15" SET IN TOP OF A CONCRETE POST PROJECTING .30 FT. ABOVE GROUND LOCATED N.E. OF INTERSECTION OF I-25 & LOS ANGELES DR. (APPROX. 62' E. OF I-25 ACCESS CONTROL FENCE & APPROX. 7' NORTH OF R.O.W. LINE ALONG LOS ANGELES DR.) ELEVATION = 5205.87'		INSTRUMENTS USED: BOUNDARY PLUMBING & HEATING	
BY		DATE		DATE 6/86	
NO.		DATE		DATE	
REMARKS		DATE		DATE	
DESIGNED BY CRR, GJB		DATE 7/85		DATE	
DRAWN BY CRR		DATE 7/85		DATE	
CHECKED BY GJB		DATE 7/85		DATE	

David Allen



		CITY OF ALBUQUERQUE MUNICIPAL DEVELOPMENT DEPARTMENT ENGINEERING DIVISION			
TITLE: JOURNAL CENTER WATER FOR TRACT 2A					
APPROVALS	ENGINEER	DATE	APPROVALS	ENGINEER	DATE
City Engineer	<i>ALL</i>	<i>12/20/85</i>	Liquid Waste	<i>William J. Burt</i>	<i>11-20-85</i>
A.C.E.-Design	<i>William J. Burt</i>	<i>12/1/85</i>	Traffic	<i>N/A</i>	<i>11-20-85</i>
A.C.E.-Hydrology	<i>William J. Burt</i>	<i>12/1/85</i>	Water	<i>William J. Burt</i>	<i>11-20-85</i>
DRAWING NO.	2631		MAP NO.	D-17	
			SHEET	5	OF 5