

CARRINGTON SUBDIVISION - UNIT 1

CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

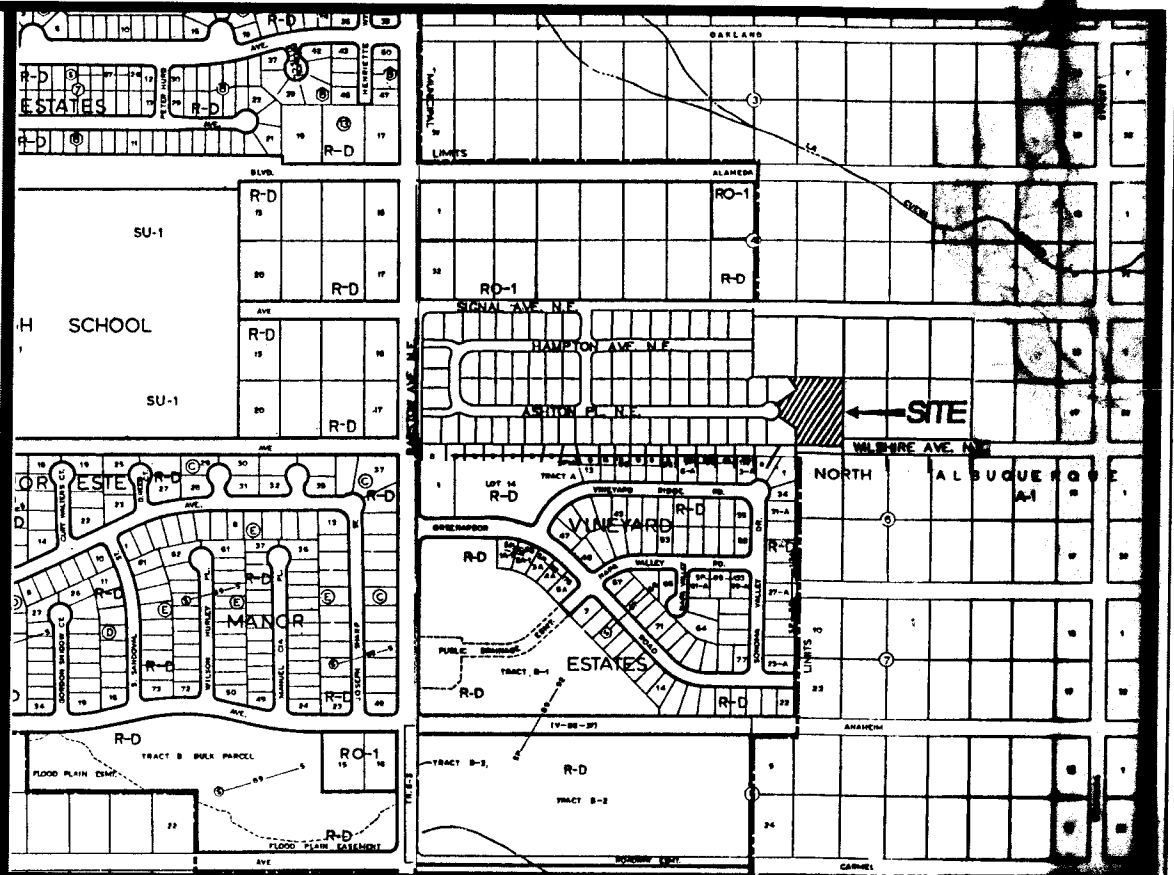
IMPROVEMENTS FOR GRADING, PAVING AND UTILITIES

INDEX TO DRAWINGS

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WARNING - EXISTING UTILITY LINE LOCATIONS ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. THE LOCATION OF ANY SUCH EXISTING LINES IS BASED UPON INFORMATION PROVIDED BY THE UTILITY COMPANY, THE OWNER, OR BY OTHERS, AND THE INFORMATION MAY BE INCOMPLETE OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES.

THE ENGINEER HAS UNDERTAKEN LIMITED FIELD VERIFICATION OF THE LOCATION, DEPTH, SIZE, OR TYPE OF EXISTING UNDERGROUND UTILITY LINES, MAKES NO REPRESENTATION PERTAINING THERETO AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFORE. THE CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY, AND PRESERVE ANY AND ALL EXISTING UTILITIES. THE CONTRACTOR SHALL COMPLY WITH STATE STATUTES, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES, IN PLANNING AND CONDUCTING EXCAVATION, WHETHER BY CALLING OR NOTIFYING THE UTILITIES, COMPLYING WITH "BLUE STAKES" PROCEDURES, OR OTHERWISE.



SCALE: 1" = 750 ± VICINITY MAP C-20-Z

GENERAL NOTES:

- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED FROM HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986 EDITION AS AMENDED WITH UPDATE NO. 4.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE (260-1990) FOR LOCATION OF EXISTING UTILITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS AND EXISTING PAVEMENT. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER OR SURVEYOR SO THAT THE CONFLICT CAN BE RESOLVED WITH MINIMUM AMOUNT OF DELAY.
- THE CONTRACTOR SHALL FURNISH EMD'S ON ALL WATER AND SEWER SERVICE STUBS, CAPS AND PLUGS.
- CONTRACTOR SHALL NOTIFY THE ENGINEER NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK IN ORDER THAT THE ENGINEER MAY TAKE NECESSARY MEASURES TO INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE ENGINEER AND SHALL BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. REPLACEMENT SHALL BE DONE ONLY BY THE ENGINEER. WHEN A CHANGE IS MADE IN ANY ROADWAY IN WHICH A PERMANENT SURVEY MONUMENT IS LOCATED, CONTRACTOR SHALL, AT HIS OWN EXPENSE, ADJUST THE MONUMENT COVER TO THE NEW GRADE UNLESS OTHERWISE SPECIFIED. REFER TO SECTION 4.4 OF GENERAL CONDITIONS OF THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
- RESTRAINED JOINTS ARE REQUIRED AT ALL WATER LINE BENDS, TEES, CAPS AND GATE VALVES.
- THE PUBLIC WATER LINE MUST BE A MINIMUM OF 18" ABOVE THE SEWER LINE AT ALL CROSSINGS.
- THE CONTRACTOR SHALL CONTACT WATER SYSTEMS DIVISION (857-8200) THREE (3) WORKING DAYS PRIOR TO NEEDING SHUT-OFF OR TURN-ON OF VALVES. ONLY CITY WATER SYSTEMS PERSONNEL ARE AUTHORIZED TO OPERATE VALVE.
- THREE (3) WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION, THE CONTRACTOR SHALL SUBMIT TO THE CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO (2) WORKING DAYS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (768-2551) PRIOR TO OCCUPYING AN INTERSECTION. SEE SECTION 19 OF THE SPECIFICATIONS.
- ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED IN KIND BY CONTRACTOR TO LOCATION AND IN KIND AS EXISTING OR AS INDICATED BY THIS PLAN SET. ALL NEW STRIPING SHALL BE PLASTIC AS PER CITY STANDARDS.

AS BUILT

Name: *Samuel B. Smith*
Date: *11-23-94*

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPARTMENT	DATE	USER DEPARTMENT	DATE

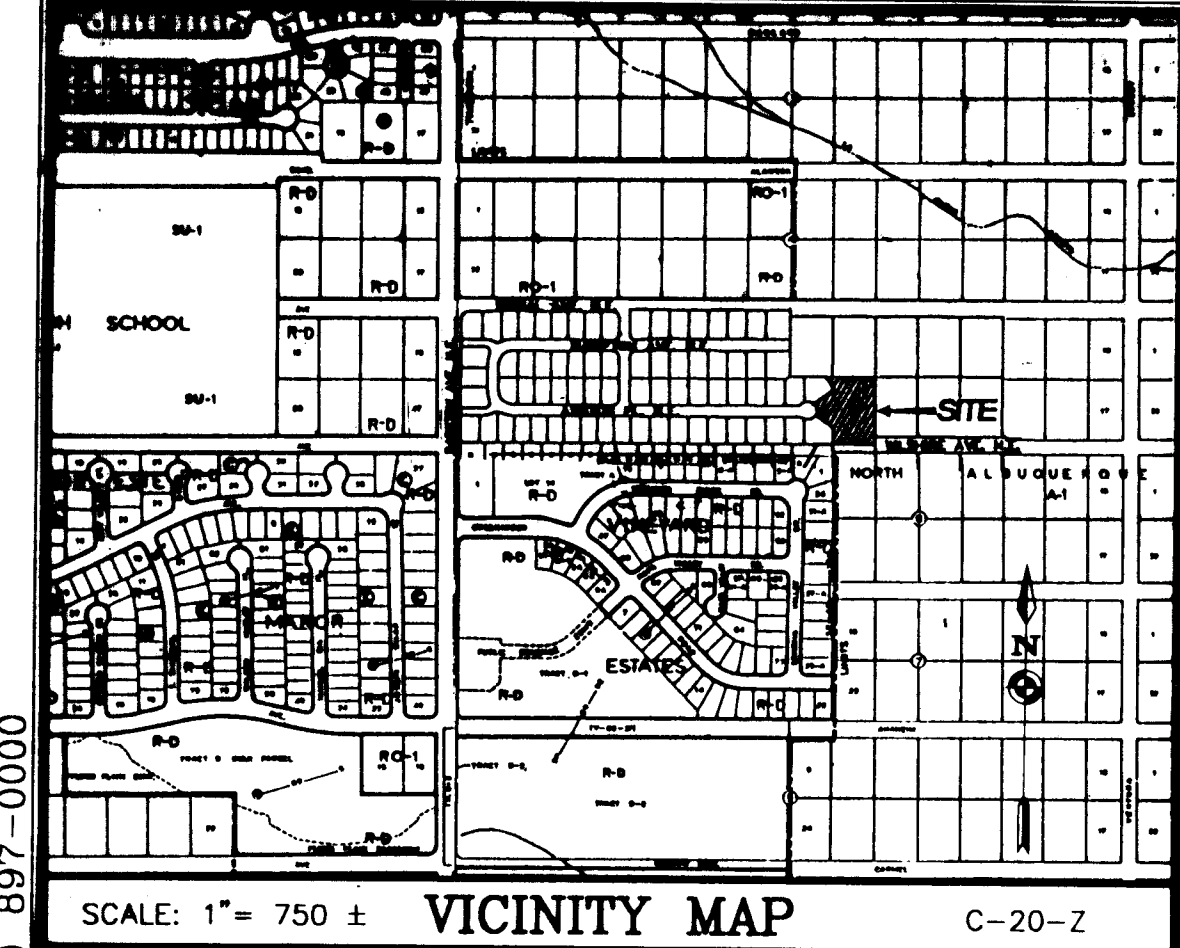
ENGINEER'S SEAL 	DATE: AUG. 1993	community sciences corporation LANDSCAPING ENGINEERING SURVEYING P.O. BOX 1008 CORRAL, N.M. 87008	APPROVED FOR CONSTRUCTION CITY ENGINEER DATE
	DESIGNED: J.L. DRAWN: R.D.O. JOB NO. 143-17-PRE		
PROJECT NO. 4685.91	SHEET 1 OF 4		

26 4685.91 01 94

8-23-93

26 4685.91 01 94

0000 887-0000
CORRALES, NEW MEXICO
COMMUNITY SERVICES CORPORATION



NOTES:

- THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE TRACT A, BLOCK 5, CARRINGTON SUBDIVISION, UNIT 1, INTO 2 SINGLE FAMILY LOTS PER THE APPROVED PRELIMINARY PLAT FOR THIS SITE (DB 92-369) AND TO VACATE THE TEMPORARY BLANKET DRAINAGE EASEMENT ON TRACT A, BLOCK 5 GRANTED WITH CARRINGTON SUBDIVISION, UNIT 1 PLATTING.
 - ALL BEARINGS SHOWN HEREON ARE GRID BEARINGS BASED ON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, MEAN DELTA ALPHA -00°10'19". ALL DISTANCES ARE GROUND DISTANCES.
 - ALL DIMENSIONS PUBLISHED ALONG CURVED LINES ARE ARC DISTANCES.
 - BENCHMARK FOR THIS PLAT IS THE CITY OF ALBUQUERQUE ACS MONUMENT "1-B-20" ELEVATION = 5474.53 LOCATED APPROXIMATELY 20' NORTH OF THE CENTERLINE OF MODESTO AVENUE (FORMERLY ALAMEDA AVENUE) AND 30' EAST OF THE CENTERLINE OF BARSTOW AVENUE.
 - UNLESS OTHERWISE NOTED, ALL CORNERS ARE EVIDENCED BY A #5 REBAR WITH ALUMINUM CAP STAMPED "P.S. #4972".
 - PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON THIS PLAT ARE TEN (10) FEET WIDE AND ARE GRANTED FOR THE COMMON AND JOINT USE OF:
 - THE PUBLIC SERVICE COMPANY OF NEW MEXICO FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE (10' P.U.E.).
 - THE GAS COMPANY OF NEW MEXICO FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS (10' P.U.E.).
 - U.S. WEST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES (10' P.U.E.).
 - JONES INTERCABLE FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH UNDERGROUND LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE (10' P.U.E.).
- INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE, AND MAINTAIN FACILITIES FOR THE PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENTS, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVE GROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRIC SAFETY CODE CAUSED BY CONSTRUCTION OR POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.

DESCRIPTION:

THAT CERTAIN PARCEL OF LAND SITUATE WITHIN THE ELENA GALLEGOS GRANT "PROJECTED" SECTION 17, TOWNSHIP 11 NORTH, RANGE 4 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AND BEING COMPRISED OF ALL OF LOT A, BLOCK 5, CARRINGTON SUBDIVISION, UNIT ONE AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT ENTITLED "CORRECTION PLAT CARRINGTON SUBDIVISION, UNIT ONE FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON AUGUST 6, 1993 IN VOLUME 93C, FOLIO 225 AS INSTRUMENT NUMBER 93086116, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR A TIE AT THE NORTHEAST CORNER OF TRACT A, BLOCK 5, CARRINGTON SUBDIVISION, UNIT ONE, ALSO BEING THE SOUTHEAST CORNER OF LOT 10, BLOCK 5 OF NORTH ALBUQUERQUE ACRES, TRACT 3, UNIT 3 (FILED 9-10-31; D-121); WHENCE FOR A TIE THE ALBUQUERQUE CITY SURVEY (ACS) MONUMENT "1-B-20" (HAVING NEW MEXICO STATE PLANE COORDINATES, CENTRAL ZONE) NAD27 OF X=410,237.56 & Y=1,524,092.46 BEARS N33°50'32"W, 2908.57 FEET; THENCE ALONG THE WESTERLY BOUNDARY LINE OF LOT 22, BLOCK 5 NORTH ALBUQUERQUE ACRES TRACT 3, UNIT 3, S00°17'49"W, 264.45 FEET TO A POINT ON THE CENTERLINE OF WILSHIRE AVENUE, N.E. AND THE SOUTHEAST CORNER OF THE PARCEL HEREIN DESCRIBED; THENCE ALONG THE NORTHERLY BOUNDARY LINE OF VINEYARD ESTATES, UNIT III (FILED 5-20-93; VOL. 93C, FOL. 140), N89°40'04"W, 164.95 FEET TO THE SOUTHWEST CORNER OF THE PARCEL HEREIN DESCRIBED; THENCE ALONG THE WESTERLY BOUNDARY OF THE AFOREMENTIONED TRACT, CARRINGTON SUBDIVISION, UNIT ONE FOR THE NEXT FIVE (5) COURSES, N00°19'56"E, 65.00 FEET TO AN ANGLE POINT; THENCE, N54°54'35"W, 82.10 FEET TO A POINT ON CURVE ON EASTERLY RIGHT-OF-WAY OF ASHTON PLACE, N.E.; THENCE 51.97 FEET ALONG THE ARC OF A CURVE BEARING TO THE LEFT (SAID ARC HAVING A RADIUS OF 35.00 FEET, A CENTRAL ANGLE OF 85°04'26" AND A CHORD THAT BEARS N07°26'48"W, 47.32 FEET TO THE SOUTHEAST CORNER OF LOT 21-P2, BLOCK 5, CARRINGTON SUBDIVISION, UNIT ONE; THENCE LEAVING SAID RIGHT-OF-WAY OF ASHTON PLACE, N.E. TO AN ANGLE POINT; THENCE, N85°26'00"W, 59.07 FEET TO THE NORTHEAST CORNER OF LOT 21-P2, BLOCK 5; THENCE, S89°39'58"E, 28.35 FEET TO THE SOUTHEAST CORNER OF LOT 9, BLOCK 5, NORTH ALBUQUERQUE ACRES, TRACT 3, UNIT 3; THENCE ALONG THE SOUTHERLY BOUNDARY LINE OF LOT 10, BLOCK 5, NORTH ALBUQUERQUE ACRES, S89°52'19"E, 165.38 FEET TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED.

THE ABOVE DESCRIBED ENCLOSURE CONTAINS 1.1629 ACRES, MORE OR LESS.

FREE CONSENT AND DEDICATION:

THE SUBDIVISION SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S), THEREOF AND SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHT-OF-WAYS SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS AND DO HEREBY GRANT: ALL ACCESS, UTILITY AND DRAINAGE EASEMENTS SHOWN HEREON INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, INSPECT, AND MAINTAIN FACILITIES THEREIN; AND ALL PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS, ELECTRICAL, POWER AND COMMUNICATION SERVICES FOR BURIED DISTRIBUTION LINES, CONDUITS, AND PIPES; FOR UNDERGROUND UTILITIES WHERE SHOWN OR INDICATED, AND INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR CONSTRUCTION AND MAINTENANCE, AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS (SEE NOTE 6). SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY CONSENT TO ALL OF THE FOREGOING AND DO HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED.

SIVAGE THOMAS HOMES, INC.
A NEW MEXICO CORPORATION

BY: *Michael Savage*
MICHAEL SAVAGE, PRESIDENT

STATE OF NEW MEXICO) SS
COUNTY OF BERNALILLO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22 DAY OF August, 1993 BY MICHAEL SAVAGE, PRESIDENT OF SIVAGE THOMAS HOMES, INC., ON BEHALF OF SAID CORPORATION.

BY: *Duke E. Whitlock*
NOTARY PUBLIC

10-99-95

VACATION AND REPLAT OF TRACT A, BLOCK 5 OF CARRINGTON SUBDIVISION, UNIT ONE TO LOTS A1-P1 & A2-P2, BLOCK 5 CARRINGTON SUBDIVISION, UNIT ONE

SITUATE WITHIN
THE ELENA GALLEGOS GRANT
"PROJECTED" SECTION 17, T11N, R4E, N.M.P.M.
CITY OF ALBUQUERQUE,
BERNALILLO COUNTY, NEW MEXICO

AUGUST, 1993
SHEET 1 OF 2

SUBDIVISION DATA:

CASE NO'S
GROSS SUBDIVISION ACREAGE AC
ZONE ATLAS INDEX NO. C-20-Z
NO. OF EXISTING TRACTS 1
NO. OF LOTS CREATED 2
NO. OF TRACTS CREATED 1
MILES OF FULL-WIDTH STREETS CREATED 0.06
MILES OF HALF-WIDTH STREETS CREATED 0
DATE OF SURVEY NOVEMBER 1992
SP LOG NO. 93-08-11-16-3084-41

APPROVALS:

SUBDIVISION CASE NUMBER: _____

CITY PLANNER/ALBUQUERQUE, BERNALILLO CO. PLANNING DIVISION _____ DATE _____

PARKS AND RECREATION DEPARTMENT _____ DATE _____

TRAFFIC ENGINEER, TRANSPORTATION DEPARTMENT _____ DATE _____

CITY ENGINEER, ENGINEERING DIVISION _____ DATE _____

ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY _____ DATE _____

WATER UTILITIES DEPARTMENT _____ DATE _____

CITY SURVEYOR, ENGINEERING DIVISION *08/20/93* DATE _____

PROPERTY MANAGEMENT _____ DATE _____

GAS COMPANY OF NEW MEXICO _____ DATE _____

U. S. WEST _____ DATE _____

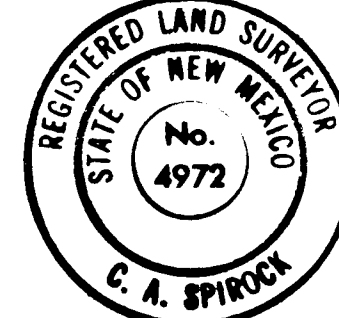
PUBLIC SERVICE COMPANY OF NEW MEXICO _____ DATE _____

SURVEYOR'S CERTIFICATION:

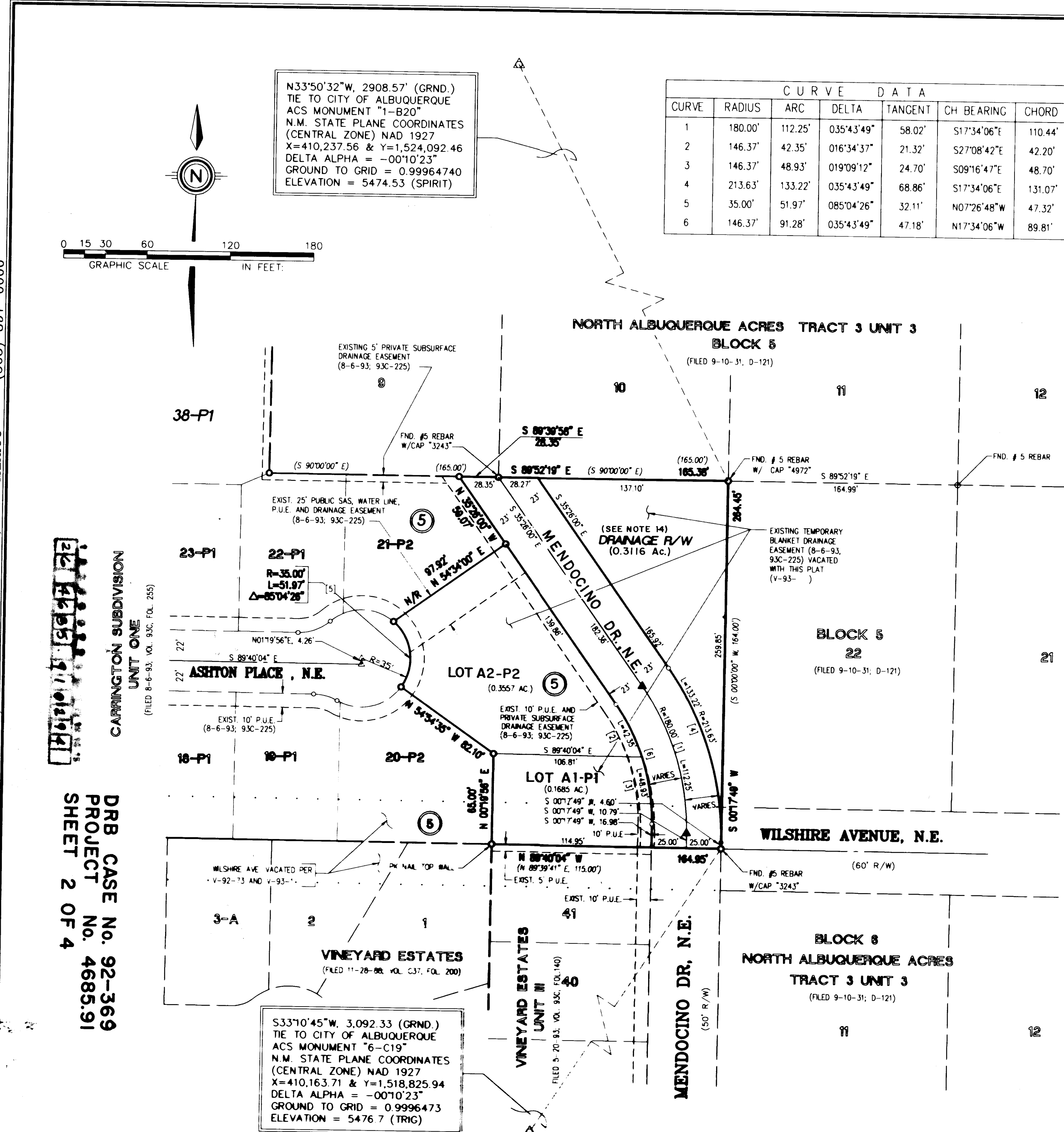
I, C. A. SPIROCK, HEREBY AFFIRM THAT I AM A DULY QUALIFIED REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO AND DO CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; SHOWS ACCURATE DIMENSIONS, AND LAND AREAS; SHOWS ALL EASEMENTS AND RESTRICTIONS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST. I FURTHER CERTIFY THAT THIS PLAT MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, MEETS THE "MINIMUM STANDARDS FOR LAND SURVEYS" SET FORTH BY THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

C. A. Spirock
C. A. SPIROCK, N.M.R.P.S. #4972

8/22/93
DATE



DATE	AUG 12, 1993
AS NOTED	J. L.
R.D.Q.	143-17-025



VACATION AND REPLAT OF TRACT A, BLOCK 5 OF CARRINGTON SUBDIVISION, UNIT ONE TO LOTS A1-P1 & A2-P2, BLOCK 5 CARRINGTON SUBDIVISION, UNIT ONE

SITUATE WITHIN
THE ELENA GALLEGOS GRANT
"PROJECTED" SECTION 17, T11N, R4E, N.M.P.M.
CITY OF ALBUQUERQUE,
BERNALILLO COUNTY, NEW MEXICO

AUGUST, 1993
SHEET 2 OF 2

AS BUILTS

Name _____
Date _____

NOTES CONT.

- BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE FROM RECORD PLATS.
- CITY OF ALBUQUERQUE WATER AND SEWER SERVICE TO THESE LOTS MUST BE VERIFIED AND COORDINATED WITH THE PUBLIC WORKS DEPARTMENT, CITY OF ALBUQUERQUE.
- LOT A2 IN BLOCK 5 HAS A "P-2" SUFFIX DENOTING INFREQUENT PARKING FOR THE PURPOSE OF DETERMINING STREET WIDTH. ALL REMAINING LOTS HAVE A "P-1" SUFFIX DENOTING INTERMITTENT PARKING FOR THE PURPOSE OF DETERMINING STREET WIDTH.
- CENTERLINE (IN LIEU OF R/W) MONUMENTATION TO BE INSTALLED AT ALL CENTERLINE PCS, PTS, ANGLE POINTS AND STREET INTERSECTIONS PRIOR TO ACCEPTANCE OF SUBDIVISION STREET IMPROVEMENTS AND WILL CONSIST OF A FOUR INCH (ALUMINUM) ALLOY CAP STAMPED "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION SURVEY MARKER DO NOT DISTURB P.L.S. 4972". A DENOTES CENTERLINE MONUMENT.
- ANY AND ALL ACCESS, INCLUDING PEDESTRIAN AND VEHICULAR TO MENDOCINO DRIVE, N.E. SHALL BE PROHIBITED FROM LOT A2-P2, BLOCK 5.
- MINIMUM DWELLING SETBACKS FOR ALL LOTS ARE AS FOLLOWS:
FRONT - 20 FEET;
REAR - 15 FEET;
SIDE - 5 FEET;
SIDE YARD STREET CORNER - 10 FEET.
THERE ARE NO SOLAR ACCESS REQUIREMENTS FOR THIS SUBDIVISION.
- EXISTING PRIVATE SUBSURFACE DRAINAGE EASEMENTS WERE GRANTED TO SIVAGE THOMAS HOMES FOR THE INSTALLATION OF SUBSURFACE DRAINS WITHIN TRACT A, BLOCK 5 NOW SHOWN AS LOTS A1-P1 AND A2-P2, BLOCK 5. INDIVIDUAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR MAINTENANCE OF SUBSURFACE DRAINS.
- DRAINAGE RIGHT-OF-WAY IS HEREBY DEDICATED TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE OWNERSHIP FOR DRAINAGE PURPOSES. THIS DRAINAGE RIGHT-OF-WAY CAN BE VACATED AND RECLAIMED BY SIVAGE THOMAS HOMES WHEN ALAMEDA IS BUILT AND THE CITY OF ALBUQUERQUE DECIDES THIS PROPERTY IS NO LONGER REQUIRED FOR DRAINAGE PURPOSES.

SURVEYOR'S CERTIFICATION:

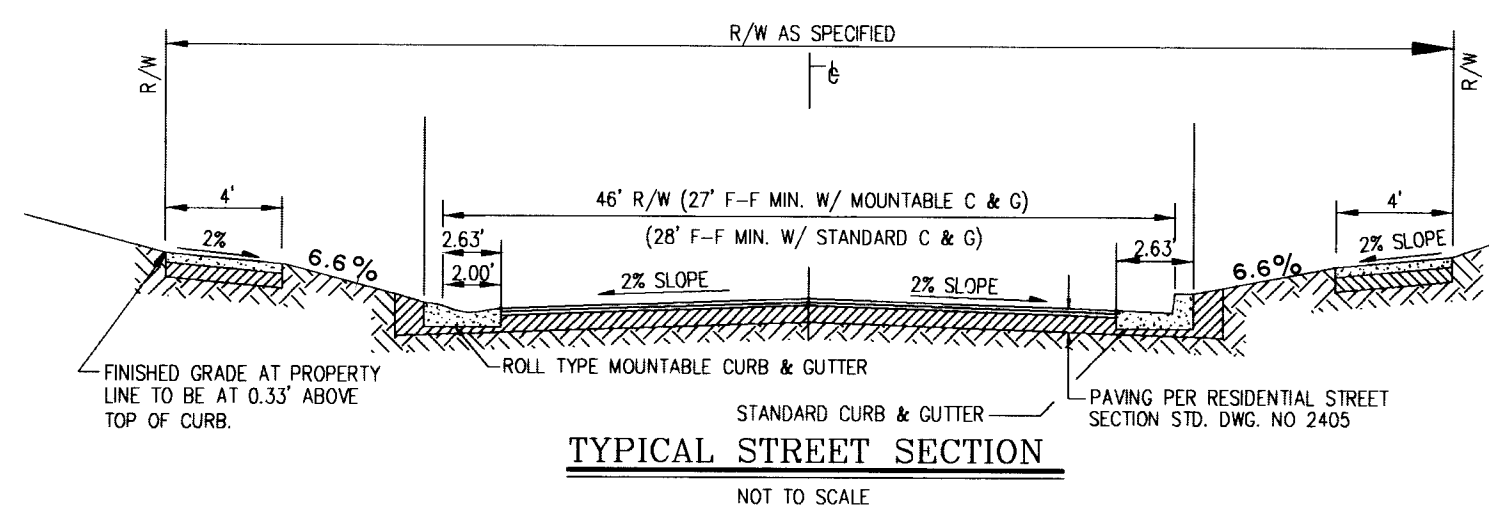
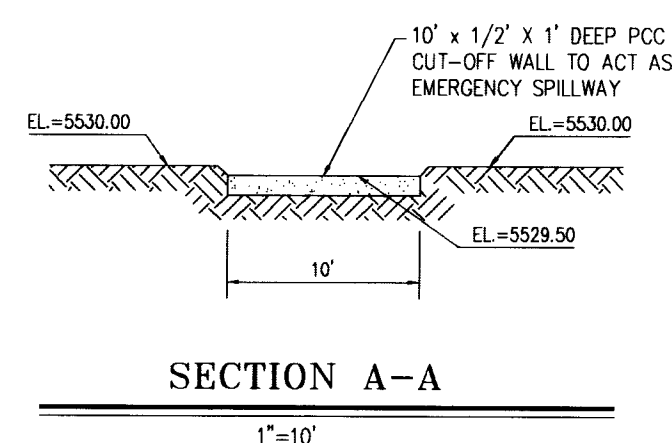
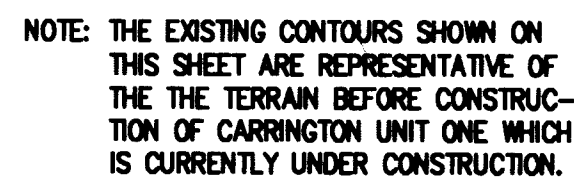
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C. A. Spirock
C. A. SPIROCK, N.M.R.P.S. #4972

8/22/93
DATE



DATE	AUG 12, 1993
AS NOTED	J. L.
R.D.Q.	143-17-025



- NOTES:**
- A. EROSION CONTROL - DURING CONSTRUCTION, THE CONTRACTOR WILL BE RESPONSIBLE FOR CONTROL OF EXCESSIVE AIRBORNE DUST AND RUNOFF SEDIMENT. THAT CONTRACTOR SHALL ALSO ENSURE THAT NO SOIL ERODES FROM SITE INTO PUBLIC RIGHT-OF-WAY OR ON TO PRIVATE PROPERTY. THIS CAN BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS AT THE PROPERTY LINES AND WETTING THE SOIL TO KEEP IT FROM BLOWING. THE CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT-OF-WAY SO IT IS NOT SUSCEPTIBLE TO BEING WASHED DOWN THE STREET.
- B. TOP SOIL DISTURBANCE PERMIT - THE CONTRACTOR SHALL OBTAIN A TOP SOIL DISTURBANCE PERMIT PRIOR TO COMMENCING ANY LAND DISTURBING ACTIVITIES.

Name _____

Date _____

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

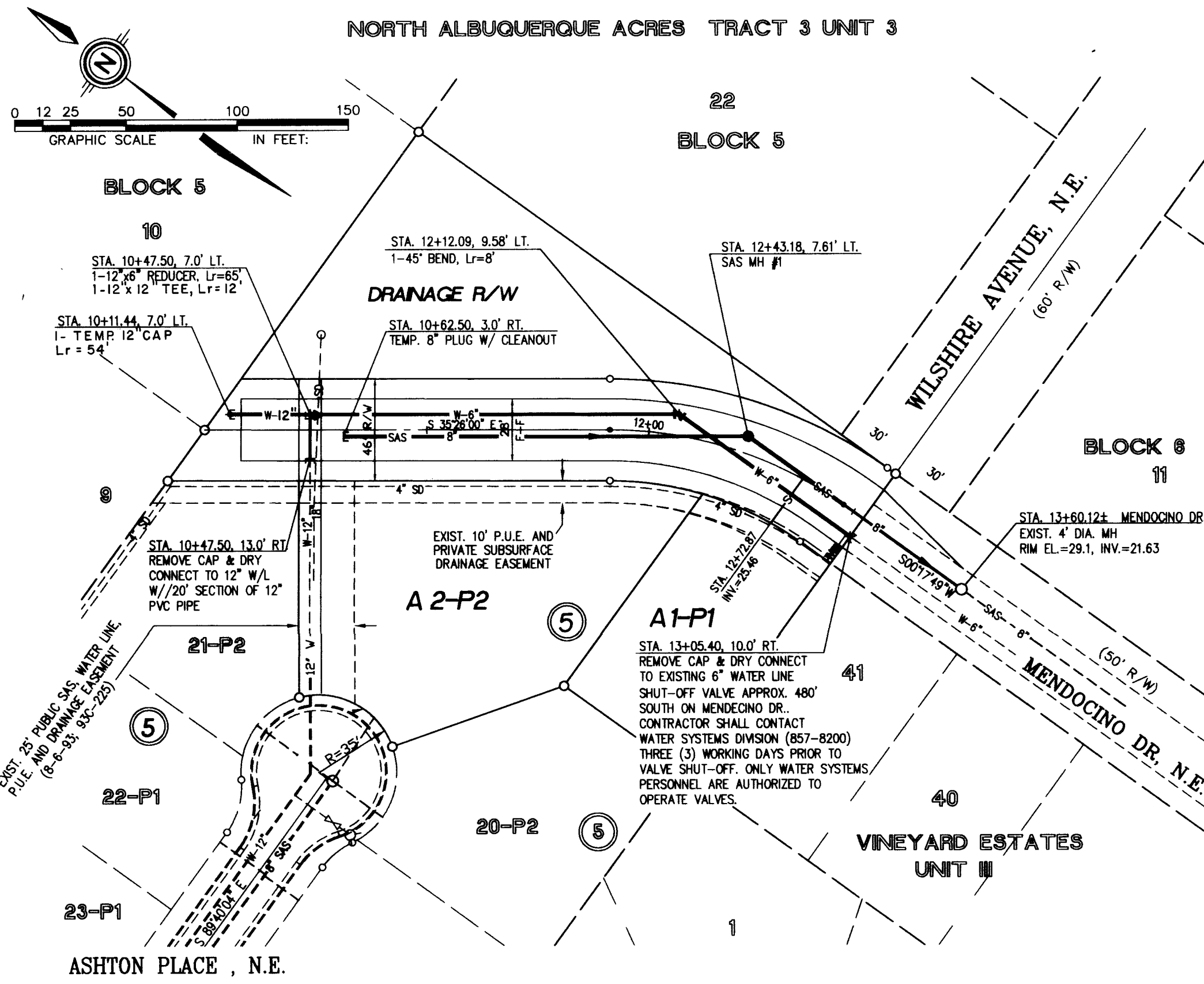
TITLE : CARRINGTON SUBDIVISION -
GRADING AND EROSION CONTROL PLAN

APPROVALS	ENGINEER	DATE	APPROVALS	ENGINEER	DATE
DRC CHAIRMAN	<i>S. A. G. G. G.</i>	9-16-93	WATER	N/A RWK	8-24-93
TRANSPORTATION	<i>[Signature]</i>	9-22-93	WASTE WATER	N/A RWK	8-24-93
HYDROLOGY	<i>[Signature]</i>	08-31-93			

PROJECT NO.	4685.91	MAP NO.	C -20	SHEET	3	OF	4
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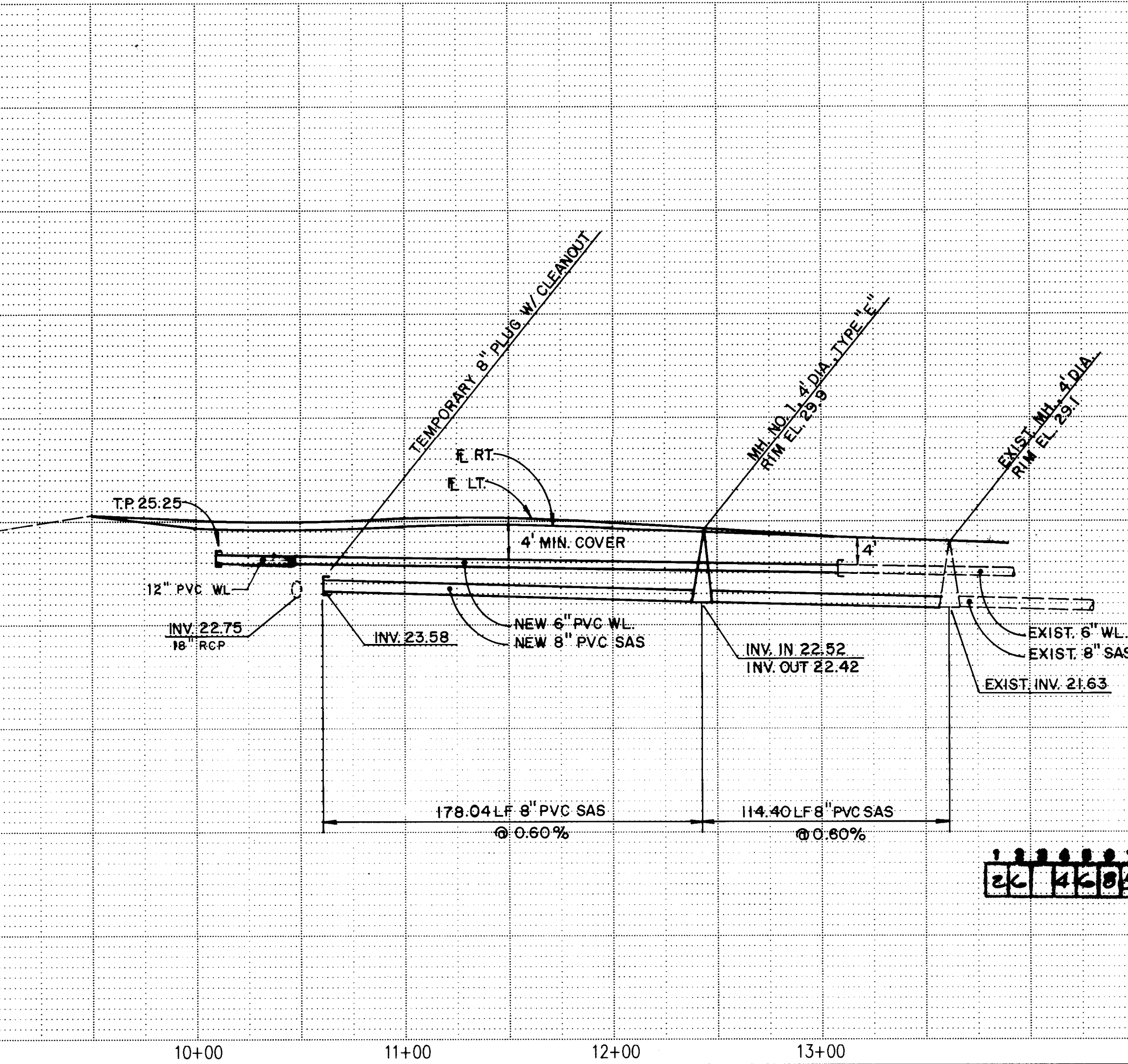
SURVEY INFORMATION		BENCH MARKS	AS BUILT INFORMATION	
NO.	FIELD NOTES		CONTRACTOR	SUNDANCE
1	COMMUNITY SCIENCES	ACS BRASS CAP "1-B20" SET IN TOP OF CONCRETE POST PROJECTING 0.3 FT. ABOVE GROUND AND LOCATED IN THE NORTHEAST QUADRANT OF THE INTERSECTION OF BARSTOW STREET AND MODESTO AVENUE. ELEVATION = 5474.53	WORK SUNDANCE ENGINEER'S FIELD VERIFY CANTON BY SUNDANCE CORRECTED BY C.O.A.	DATE 12-93 DATE 6-94 DATE 10-93 DATE 6-94
			RECORDED BY	DATE
			NO.	

	A	8-27-93	GRADING LOT A1-P1	RQ
	A	8-21-93	GRADING LOT A1-P1	RQ
	NO.	DATE	REMARKS	BY
REVSIONS				
DESIGN				
DESIGNED BY	J.L.	DATE	AUG., 1993	
DRAWN BY	R.D.Q.	DATE	AUG., 1993	
CHECKED BY	J.L.	DATE	AUG., 1993	


































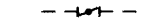


MENDOCINO DRIVE, N.E.

CURB CURVE DATA				
NO.	RADIUS	ARC	DELTA	TANGENT
A	204.63'	127.61'	35°43'49"	65.95'
B	155.37'	96.89'	35°43'49"	50.08'



1. RESTRAINED JOINTS, SUCH AS MEGA-LUG, EQUIVALENT BRANDS ACCEPTABLE TO THE ENGINEER, SHALL BE USED ON ALL TEES, BENDS, CROSSES & CAPS IN LIEU OF CONCRETE THRUST BLOCKING. RESTRAINED JOINTS SHALL BE CONSIDERED INCIDENTAL TO THIS CONTRACT AND NO ADDITIONAL COMPENSATION, MEASUREMENT, OR PAYMENT WILL BE MADE THEREFORE.
2. L_R SHALL BE THE LENGTH OF WATER MAIN THAT REQUIRES JOINTS ON EACH SIDE OF THE FITTINGS.
3. ALL FIRE HYDRANTS & FITTINGS ETC. SHALL BE BUILT IN ACCORDANCE WITH/COA STD. DWG'S 2301 THRU 2380 INCLUSIVE.

UTILITY LEGEND

DESCRIPTION	PROPOSED	EXISTING
SANITARY SEWER LINE	 S 8"	 S 8"
ENCASEMENT		
SANITARY SEWER MANHOLE		
SAS SERVICE CONNECTION	 S 8"	 S 8"
STORM DRAIN LINE	 SD 30"	 SD 30"
STORM DRAIN MANHOLE		
STORM DRAIN INLETS		
WATER LINE	 W 6"	 W 6"
GATE VALVE		
BUTTERFLY VALVE		
FIRE HYDRANTS		
REDUCERS		
WATER SERVICE/ METER		
TEES		
CROSSES		
BENDS		
CAPS & PLUGS		

Name _____
Date _____

DATE: AUG. 1993
SCALE: 1" = 50'H, 1" = 10"V
DESIGNED: J.L.
DRAWN: R.D.Q.
JOB NO.: 143-17-055
143-17-056

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP


TITLE : CARRINGTON SUBDIVISION
PAVING & UTILITY PLAN & PROFILES
MENDOCINO DRIVE, N.E.

APPROVALS	ENGINEER	DATE	APPROVALS	ENGINEER	DATE
DRC CHAIRMAN	B.G. Goodby	9-16-93	WATER	R.W. Kane	8-24-93
TRANSPORTATION	F. Jones	9-28-93	WASTE WATER	A.W. Kane	8-24-93
HYDROLOGY	J. Miller	08-31-93			

PROJECT NO. 4685.91

MAP
NO. C-20

SHEET 4 OF 4

ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
 8-23-93		FIELD NOTES					
		NO.	BY	DATE			
1	COMMUNITY SCIENCES	11/92			ACS BRASS CAP "1-B20" SET IN TOP OF CONCRETE POST PROJECTING 0.3 FT. ABOVE GROUND AND LOCATED IN THE NORTHEAST QUADRANT OF THE INTERSECTION OF BARSTOW STREET AND MODESTO AVENUE. ELEVATION = 5474.53		CONTRACTOR <u>SWANSONCE</u> WORK <u>SWANSONCE</u> INSPECTOR'S <u>DATE 12-92</u> FIELD NOTES BY <u>C. O. A.</u> DATE <u>6-94</u> VERIFICATION BY <u>SWANSONCE</u> DATE <u>10-95</u> CORRECTED BY <u>C. O. A.</u> DATE <u>6-94</u> <u>MICRO-FILM INFORMATION</u>
					RECORDED BY		DATE
					NG.		

ENGINEER'S SEAL

8-23-93