

ABBREVIATIONS

A	=	AIR LINE
AD	=	AREA DRAIN
AIP	=	ABANDONED IN PLACE
BLDG	=	BUILDING
BM	=	BENCHMARK
CATV	=	CABLE TELEVISION LINE
CIP	=	CAST IRON PIPE
CMP	=	CORRUGATED METAL PIPE
CMPA	=	CORRUGATED METAL PIPE ARCH
CO	=	CLEANOUT
COA	=	CITY OF ALBUQUERQUE
CONC	=	CONCRETE
CL	=	CENTERLINE
DIA	=	DIAMETER
DIP	=	DUCTILE IRON PIPE
DTL	=	DETAIL
DWG	=	DRAWING
EG	=	EXISTING GRADE
ELEC.	=	ELECTRIC
ELEV	=	ELEVATION
EX	=	EXISTING
FF	=	FINISHED FLOOR ELEVATION
FG	=	FINISHED GRADE
FH	=	FIRE HYDRANT
FL	=	FLOW LINE
G	=	GAS PIPE
GM	=	GAS METER
GV	=	GATE VALVE
HI PT	=	HIGH POINT
INV	=	INVERT ELEVATION
LF	=	LINEAL FEET
LP	=	LIGHT POLE
L/S	=	LANDSCAPING
MH	=	MANHOLE
NG	=	NATURAL GROUND
OE	=	OVERHEAD ELECTRIC LINE
OT	=	OVERHEAD TELEPHONE LINE
PB	=	ELECTRICAL PULL BOX
PCC	=	PORTLAND CEMENT CONCRETE
PP	=	POWER POLE
PROP	=	PROPOSED
PVC	=	POLYVINYL CHLORIDE PIPE
RCP	=	REINFORCED CONCRETE PIPE
R/W	=	RIGHT-OF-WAY
S	=	SLOPE
SAS	=	SANITARY SEWER
SD	=	STORM DRAIN
STA	=	STATION
STD	=	STANDARD
SW	=	SIDEWALK
T	=	TELEPHONE
TA	=	TOP OF ASPHALT PAVEMENT
TAC	=	TOP OF ASPHALT CURB
TC	=	TOP OF CONCRETE SLAB (PAVEMENT)
TCC	=	TOP OF CONCRETE CURB
TS	=	TOP OF SIDEWALK
TW	=	TOP OF WALL
TYP	=	TYPICAL
UE	=	UNDERGROUND ELECTRIC
UT	=	UNDERGROUND TELEPHONE
W	=	WATER
WM	=	WATER METER
WV	=	WATER VALVE

GOODWILL INDUSTRIES PASEO del NORTE INFRASTRUCTURE

CITY OF ALBUQUERQUE, IMPROVEMENTS FOR STORM PAVING, and WATER

INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	COVER SHEET AND INDEX TO DRAWINGS
2	DRB APPROVED SITE PLAN
3	PLAT
4	STORM DRAIN MODIFICATIONS
5	PAVING AND UTILITY PLANS
6	STORM DRAIN WORK WITHIN NMDOT ROW

LEGEND

	NEW CURB AND GUTTER & SIDEWALK		EX SAS MANHOLE		PROPOSED SANITARY SEWER LINE
	EX CURB AND GUTTER & SIDEWALK		PROP SAS MANHOLE		EX SANITARY SEWER LINE
	PROP FIRE HYDRANT		PROP WATER METER		PROPOSED WATER LINE
	PROP WATER VALVE		PROPOSED SANITARY SEWER SERVICE		EX WATER LINE
	PROPERTY LINE		RECORD BEARING AND DISTANCES		MEASURED BEARING AND DISTANCES

GENERAL NOTES

1. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986 EDITION THROUGH MOST RECENT UPDATE #7 AND AMENDMENT #1 WILL BE REFERRED TO HEREIN AS "STANDARD SPECIFICATIONS".

2. ALL CONSTRUCTION WITHIN CITY RIGHT-OF-WAY OR EASEMENTS MUST BE DONE FROM APPROVED WORK ORDER DOCUMENTS FROM THE CITY.

3. ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, ORDINANCES, RULES, AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.

4. CONTRACTOR AGREES THAT HE SHALL ASSUME THE SOLE AND COMPLETE RESPONSIBILITY FOR THE JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. CONTRACTOR SHALL DEFEND, INDEMNIFY, AND HOLD HARMLESS THE OWNER AND ENGINEER FROM ANY AND ALL LIABILITY REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.

5. ALL EXCAVATION, TRENCHING, AND SHORING ACTIVITIES MUST BE ACCOMPLISHED IN ACCORDANCE WITH OSHA 29CFR 1926.650 SUBPART P.

6. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.

7. CONTRACTOR SHALL SECURE A "TOPSOIL DISTURBANCE PERMIT" PRIOR TO BEGINNING CONSTRUCTION (IF REQUIRED BY ALBUQUERQUE ENVIRONMENTAL HEALTH DEPARTMENT).

8. PERMIT REQUESTS MAY BE DENIED OR DELAYED DUE TO CONFLICTS WITH OTHER PROJECTS IN THE AREA.

9. CONTRACTOR SHALL NOTIFY THE ENGINEER NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK IN ORDER THAT THE CITY SURVEYOR MAY TAKE NECESSARY MEASURES TO INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE CITY SURVEYOR AND SHALL NOTIFY THE CITY SURVEYOR AND BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. ONLY THE CITY SURVEYOR SHALL REPLACE SURVEY MONUMENTS. WHEN A CHANGE IS MADE IN THE FINISHED ELEVATIONS OF THE PAVEMENT OF 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 STANDARD SPECIFICATIONS SECTION 4.4.

10. CONTRACTOR SHALL COORDINATE WITH ABCWUA (857-8200) SEVEN (7) WORKING DAYS PRIOR TO ANY WORK THAT MAY AFFECT EXISTING PUBLIC WATER OR SEWER UTILITIES. CONTRACTOR SHALL BE RESPONSIBLE FOR TIMING AND COORDINATION OF WATER SHUTOFF. EXISTING ABCWUA VALVES TO BE OPERATED BY ABCWUA PERSONNEL ONLY.

11. SEVEN (7) WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION, CONTRACTOR SHALL SUBMIT TO CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO (2) WORKING DAYS PRIOR TO CONSTRUCTION, CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (924-3400) PRIOR TO OCCUPYING AN INTERSECTION. REFER TO SECTION 19 OF STANDARD SPECIFICATIONS.

12. CONTRACTOR SHALL DETERMINE IN ADVANCE OF HIS CONSTRUCTION IF OVERHEAD UTILITY LINES, SUPPORT STRUCTURES, POLES, GUYS, ETC. ARE AN OBSTRUCTION TO CONSTRUCTION OPERATIONS. IF ANY OBSTRUCTION TO CONSTRUCTION OPERATIONS IS EVIDENT, CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH THE APPROPRIATE UTILITY OWNER TO REMOVE OR SUPPORT THE UTILITY OBSTRUCTION. ANY COST ASSOCIATED WITH THIS EFFORT SHALL BE THE RESPONSIBILITY OF CONTRACTOR.

13. PNM WILL PROVIDE AT NO COST TO THE CITY OR THE CONTRACTOR THE REQUIRED PERSONNEL FOR INSPECTION OR OBSERVATION DEEMED NECESSARY BY PNM WHILE THE CONTRACTOR IS EXPOSING PNM'S CABLES. HOWEVER, THE CONTRACTOR SHALL BE CHARGED THE TOTAL COST ASSOCIATED WITH REPAIRS TO ANY DAMAGED CABLES OR FOR ANY COST ASSOCIATED WITH SUPPORTING OR RELOCATING THE POLES AND CABLES DURING CONSTRUCTION.

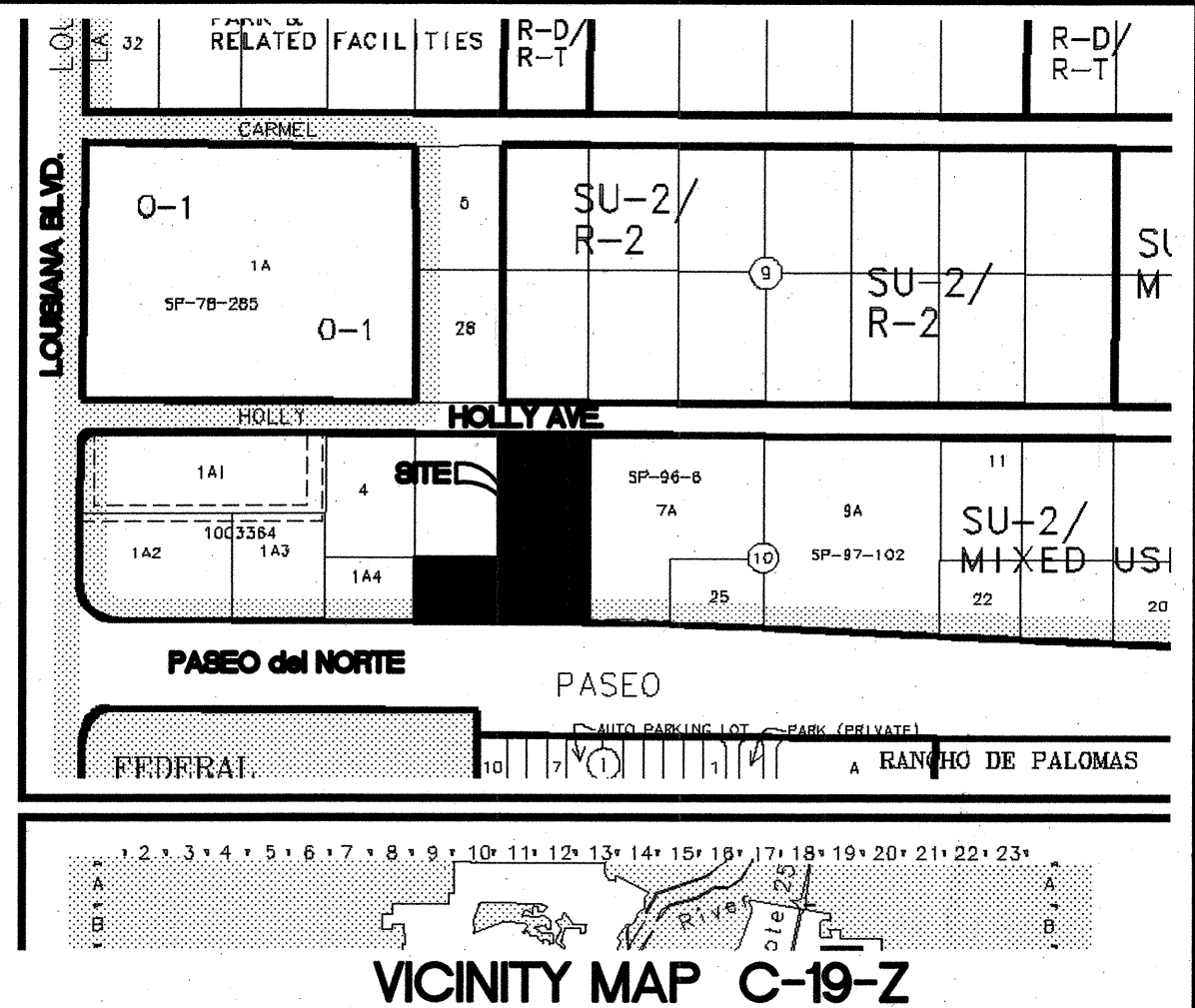
14. TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (260-1990) FOR LOCATION OF EXISTING UTILITIES.

15. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL PERTINENT EXISTING UTILITIES AND/OR OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.

16. EXISTING UTILITY LINE LOCATION 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.

17. THE ENGINEER HAS UNDERTAKEN NO 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 THEREFOR. 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. CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY, AND PRESERVE ANY AND ALL EXISTING UTILITIES.

18. CONTRACTOR SHALL SUPPORT ALL EXISTING, UNDERGROUND UTILITY LINES WHICH BECOME EXPOSED DURING CONSTRUCTION. PAYMENT FOR SUPPORTING WORK SHALL BE INCIDENTAL TO WATERLINE AND/OR SEWER LINE COSTS.



19. CONTRACTOR IS TO SUPPORT AND MAINTAIN THE INTEGRITY OF ALL UNDERGROUND TELEPHONE, ELECTRIC CABLES AND CABLE TELEVISION UTILITIES AT NO ADDITIONAL COST TO THE OWNER. CABLE IS TO BE SUPPORTED AT A MAXIMUM OF EVERY FIFTEEN (15) FEET. CONTRACTOR SHALL COORDINATE WITH AND MAKE NECESSARY PAYMENT (IF ANY) TO UTILITY OWNER FOR DE-ENERGIZATION OF CABLES OR SUPPORT OF CABLES BY THE UTILITY OWNER.

20. CONTRACTOR SHALL ASSIST THE ENGINEER/INSPECTOR IN THE RECORDING OF DATA ON ALL UTILITY LINES AND ACCESSORIES AS REQUIRED BY THE CITY OF ALBUQUERQUE FOR THE PREPARATION OF "AS CONSTRUCTED" DRAWINGS. CONTRACTOR SHALL NOT COVER UTILITY LINES AND ACCESSORIES UNTIL ALL DATA HAS BEEN RECORDED.

21. ALL UTILITIES AND UTILITY SERVICE LINES SHALL BE INSTALLED PRIOR TO PAVING.

22. ALL FINAL BACKFILL FOR TRENCHES WITHIN COA RIGHT-OF-WAY SHALL BE COMPACTED TO A MINIMUM OF 95% MAXIMUM DENSITY PER ASTM D-1557 AND AS DIRECTED BY STANDARD SPECIFICATIONS SECTION 301.41 AND STANDARD DRAWINGS NUMBERED 2315 AND 2465.

23. CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT-OF-WAY OR PRIVATE ROADWAY EASEMENTS SO THAT THE EXCAVATED MATERIAL IS NOT SUSCEPTIBLE TO BEING WASHED DOWN THE STREET OR INTO ANY PUBLIC DRAINAGE FACILITY.

24. REMOVALS SHALL BE DISPOSED OF OFF-SITE AND SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

25. CONTRACTOR SHALL DISPOSE OF ALL UNSUITABLE MATERIAL IN AN ENVIRONMENTALLY ACCEPTABLE MANNER AT A LOCATION ACCEPTABLE TO THE PROJECT MANAGER. THERE WILL BE NO DIRECT COMPENSATION FOR THIS WORK.

26. CONTRACTOR SHALL CONDUCT HIS OPERATIONS IN A MANNER WHICH WILL MINIMIZE INTERFERENCE WITH LOCAL TRAFFIC.

27. ANY WORK AFFECTING AN ARTERIAL ROADWAY REQUIRES TWENTY-FOUR (24) HOURS OF CONSTRUCTION.

28. WHEN ABUTTING EXISTING PAVEMENT TO NEW, SAW CUT EXISTING PAVEMENT TO A STRAIGHT EDGE AND AT A RIGHT ANGLE, OR AS APPROVED BY THE FIELD ENGINEER. REMOVAL OF BROKEN OR CRACKED PAVEMENT WILL ALSO BE REQUIRED.

29. REMOVAL OF EXISTING CURB AND GUTTER OR SIDEWALK SHALL BE TO THE NEAREST JOINT OR SAW CUT.

30. AT HIS OWN EXPENSE, CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR ANY DAMAGE TO EXISTING PAVEMENT, PAVEMENT MARKINGS, CURB AND GUTTER, HANDICAP RAMPS, AND SIDEWALK DURING CONSTRUCTION APART FROM THOSE SECTIONS INDICATED FOR REMOVAL ON THE PLANS AND SHALL REPAIR OR REPLACE, PER STANDARD SPECIFICATIONS.

31. ALL STREET STRIPING, ALTERED OR DESTROYED, SHALL BE REPLACED WITH PREFORMED THERMO-PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY CONTRACTOR TO SAME LOCATION AS EXISTING, OR AS INDICATED BY THIS PLAN SET.

32. CONTRACTOR SHALL MAINTAIN A GRAFTITI-FREE WORK SITE. CONTRACTOR SHALL PROMPTLY REMOVE ANY AND ALL GRAFTITI FROM EQUIPMENT, WHETHER PERMANENT OR TEMPORARY.

33. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND MAINTAINING ALL CONSTRUCTION SIGNING UNTIL THE PROJECT HAS BEEN ACCEPTED BY THE CITY OF ALBUQUERQUE.

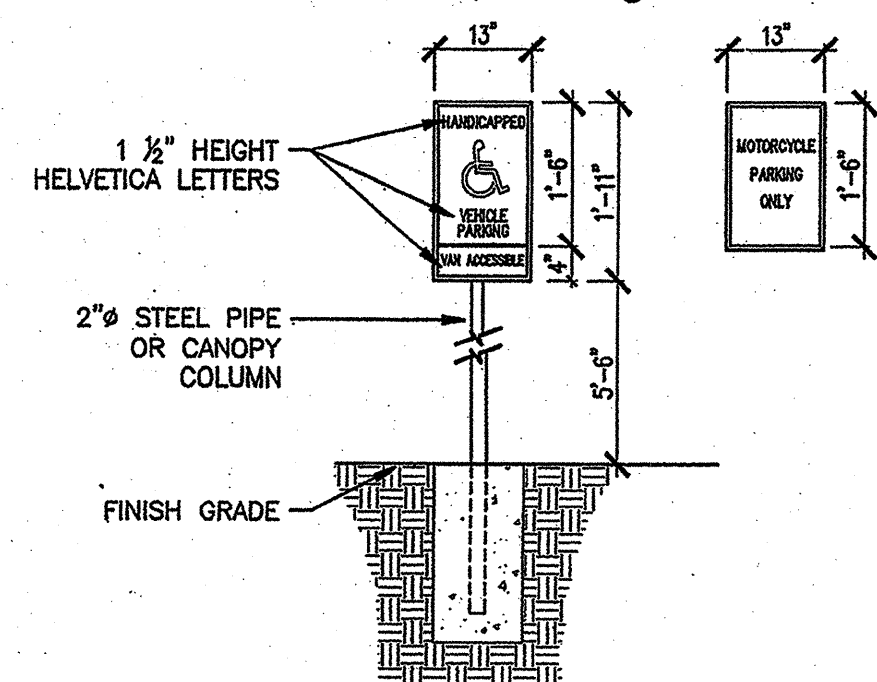
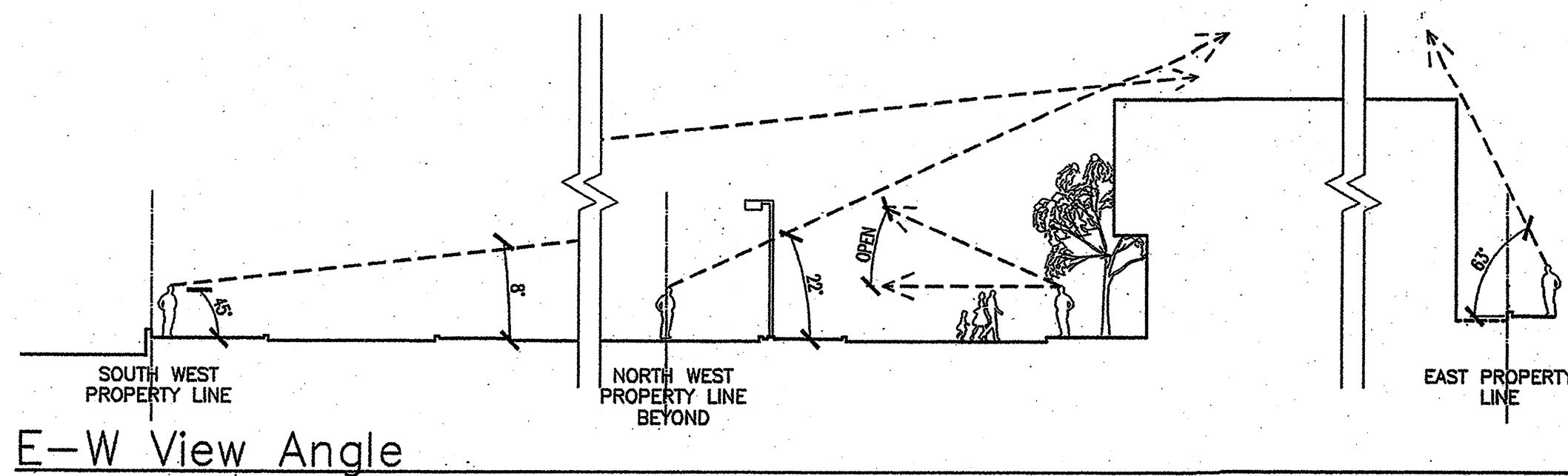
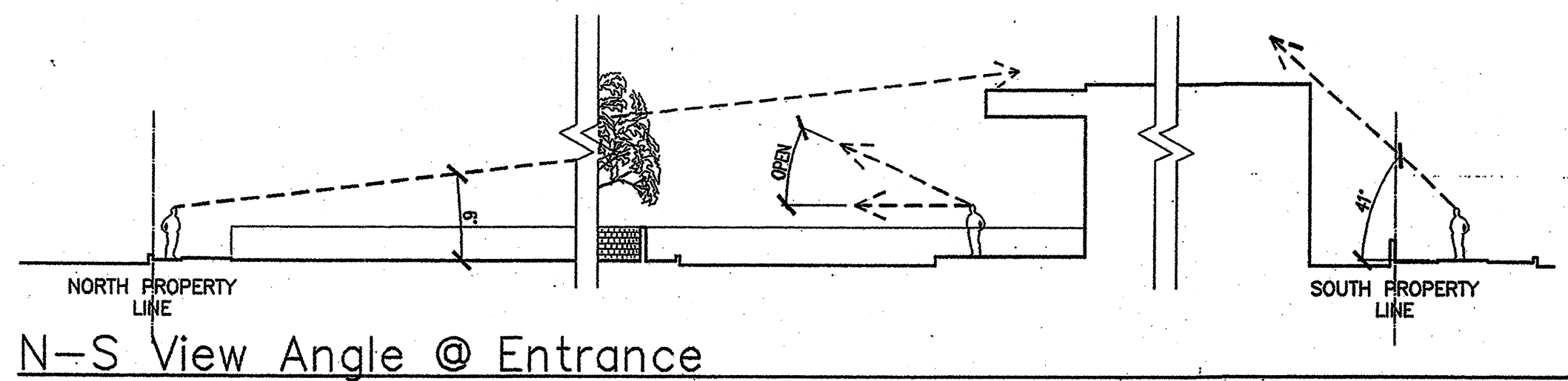
34. RCP SHALL BE INSTALLED SO THAT JOINT GAP AT THE HOME POSITION SHALL CONFORM TO THE APPROVED MANUFACTURER'S RECOMMENDATIONS. MANUFACTURER'S RECOMMENDED JOINT GAP TOLERANCES FOR EACH PIPE SIZE SHALL BE SUBMITTED TO THE ENGINEER FOR APPROVAL PRIOR TO PLACEMENT OF PIPE. RCP JOINTS SHALL NOT BE GROUTED UNLESS DIRECTED BY THE ENGINEER AFTER CITY APPROVAL.

35. IF HUMAN REMAINS ARE DISCOVERED ON THE SITE, ALL CONSTRUCTION WILL CEASE AND THE OFFICE OF THE MEDICAL EXAMINER MUST BE CONTACTED FOR FURTHER INSTRUCTIONS.

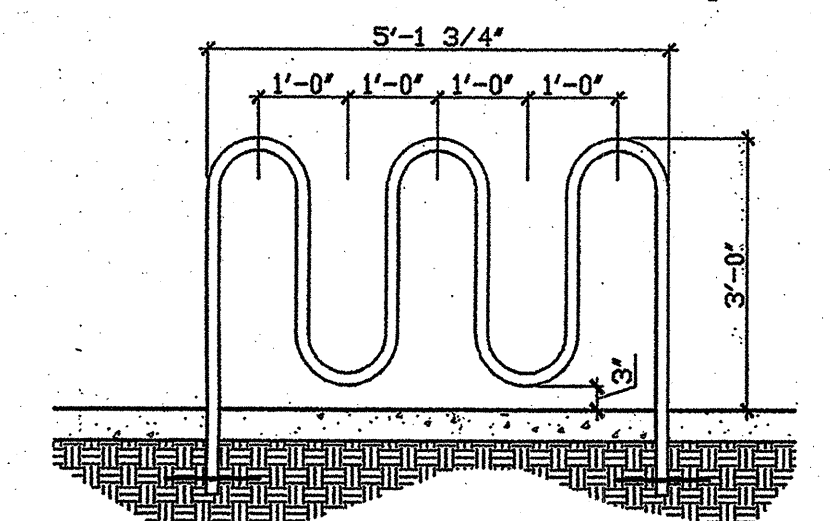
DRB NO. 1008086

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE
ENGINEER'S SEAL		APPROVALS		ENGINEER		DATE	
		DRC CHAIRMAN		<i>[Signature]</i>		6/2/11	
		TRANSPORTATION		<i>[Signature]</i>		4-26-11	
		WATER/WASTEWATER		<i>[Signature]</i>		4-26-11	
		HYDROLOGY		<i>[Signature]</i>		4-26-11	
		PARKS		<i>[Signature]</i>		4-26-11	
CONSTR. COORD.							
AEHD							
PROJECT NO.						6644.84	
SHEET						1 OF 6	

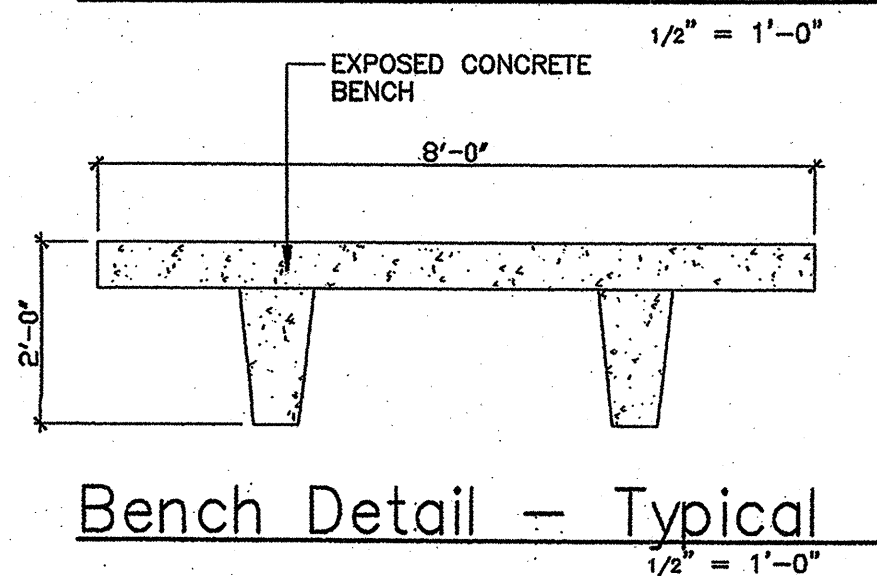
LARRY READ & ASSOCIATES, Inc.
Civil Engineers
2430 Midtown Place NE Suite C
Albuquerque, New Mexico 87107
(505) 237-8421



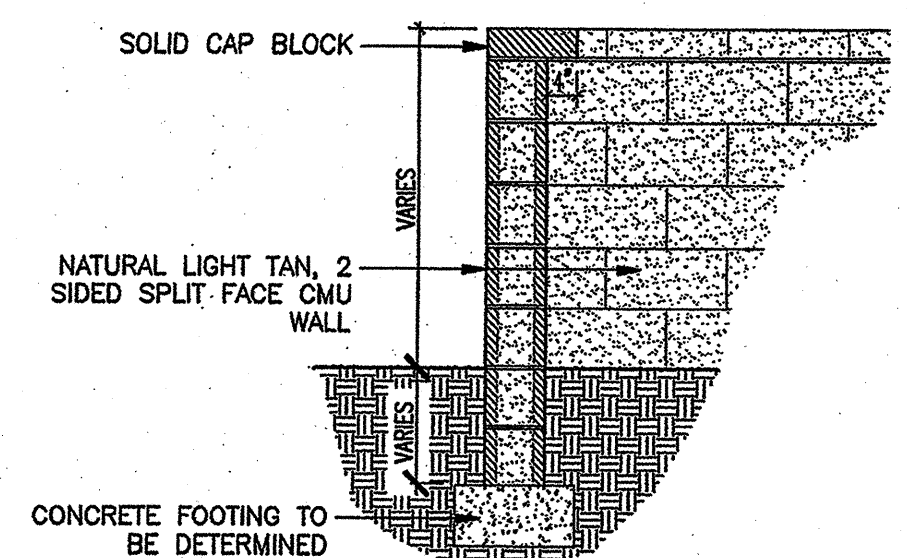
Accessible & Motorcycle Sign



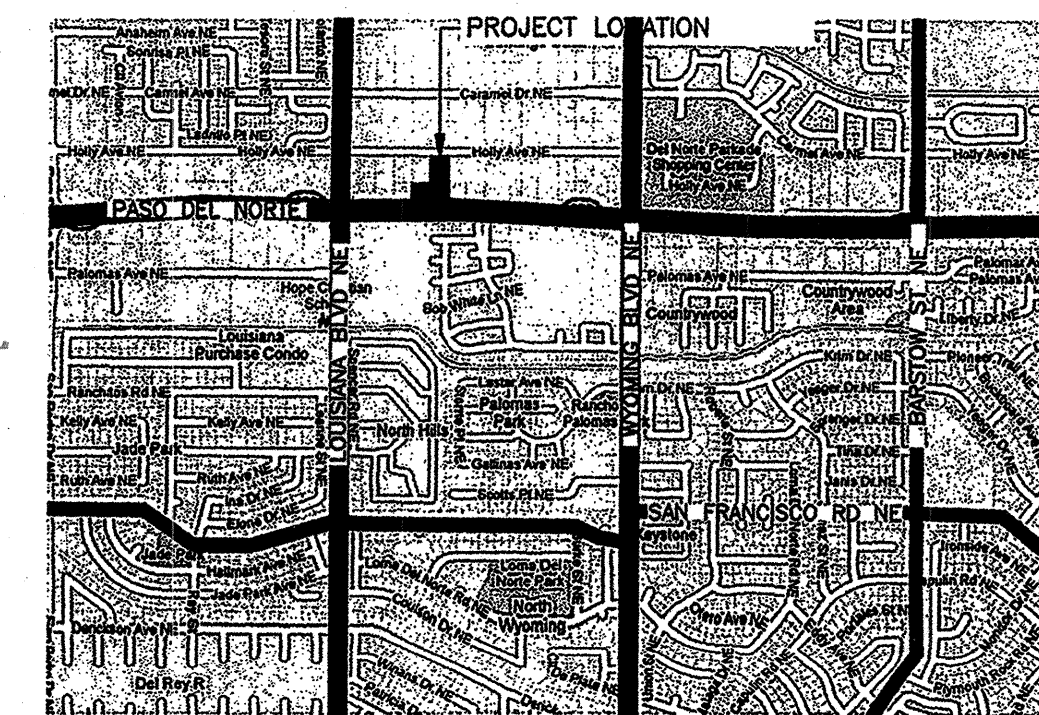
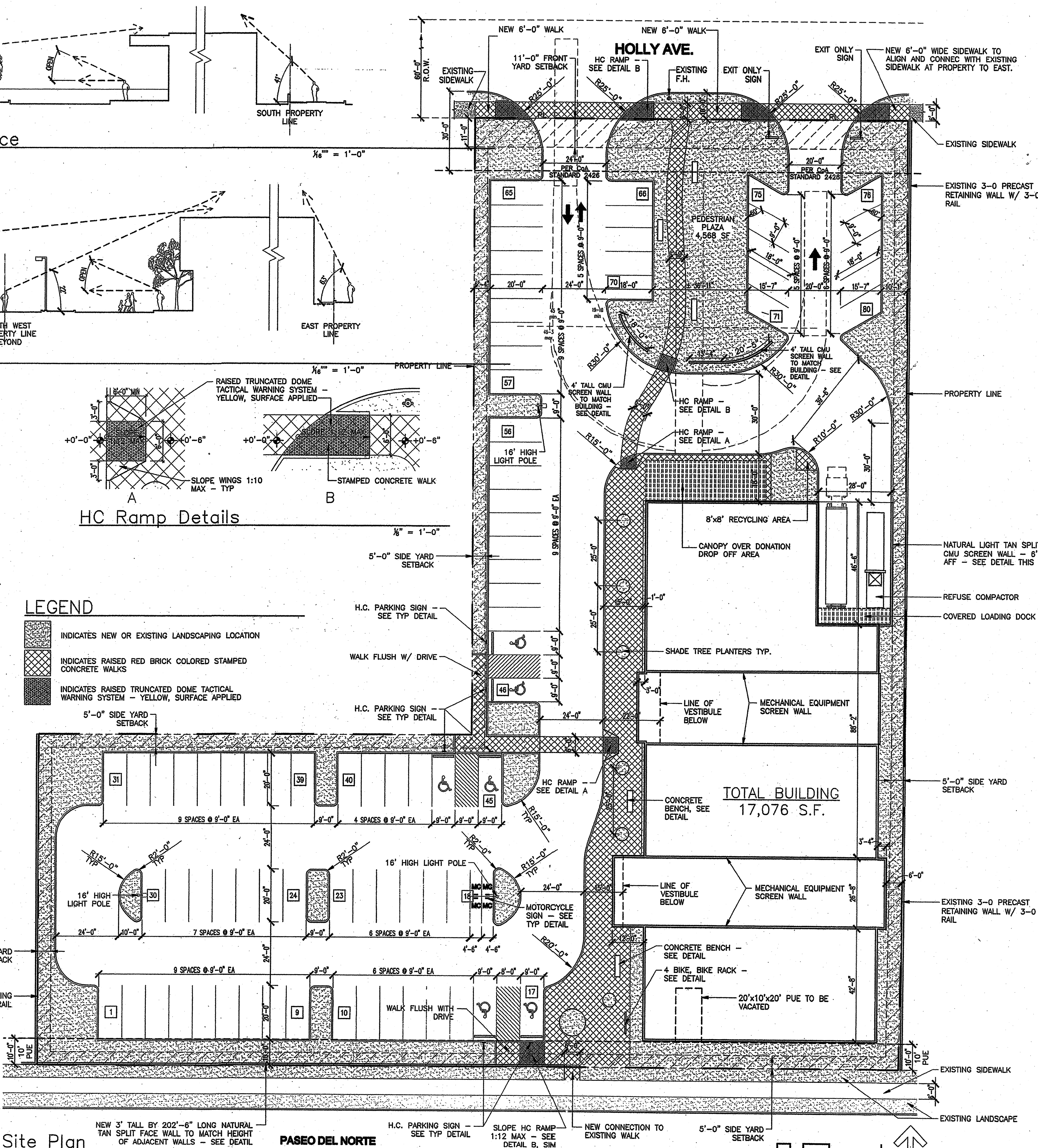
TS Bike Rack Detail



Bench Detail - Typical



Site Wall Detail - Typical



Vicinity Map - Zone

Atlas Page C-19-Z

Parking Calculations

RETAIL & SERVICE	(1/200)	13,000sf/200	= 65
OFFICES	(1/200)	1,500sf/200	= 8
WAREHOUSE	(1/2,000)	1,650sf/2,000	= 2
TOTAL			= 75

TOTAL REQUIRED SPACES = 75
TOTAL PROVIDED SPACES = 80 (<10%)

ACCESSIBLE SPACE REQUIRED = 4
ACCESSIBLE SPACES PROVIDED = 6

BIKE SPACES PROVIDED (1 PER 20 AUTO) 77/20 = 4

MOTORCYCLE SPACES PROVIDED = 4

SITE PLAN NOTES:

SITE PLAN SHALL COMPLY & BE DESIGNED PER DPM STANDARDS

EXTERIOR LIGHTING:

1. LIGHTING POLE FIXTURES TO BE IN ACCORDANCE WITH THE NORTH ALBUQUERQUE ACRES & SANDIA HEIGHT LIGHT POLLUTION ORDINANCE AS WELL AS ALL CITY LIGHT REGULATIONS
2. SHALL BE FULLY SHIELDED AND HAVE AUTOMATIC TIMING DEVICE
3. LIGHT FIXTURES SHALL REMAIN OFF BETWEEN 11PM AND SUNRISE EXCEPT FOR SECURITY PURPOSE OR TO ILLUMINATE WALKWAYS, DRIVEWAYS, & PARKING LOTS
4. SECURITY LIGHTING SHALL BE OPERATED AS CUTOFF OR SEMI-CUTOFF FIXTURES & SHALL HAVE LIGHT & MOTION SENSORS &/OR AUTOMATIC TIMING DEVICE
5. NO MORE THAN 25% OF LIGHT SHALL EXTENDED TO 10' BEYOND PROPERTY LINE
6. ALL LIGHTING SHALL ADHERE TO ALL LIGHTING REGULATIONS OF THE LA CUEVA SECTOR DEVELOPMENT PLAN

LANDSCAPE:

7. MAINTENANCE OF PUBLIC OPEN SPACE AMENITIES SHALL BE THE RESPONSIBILITY OF THE OWNER

UTILITIES:

8. ALL UTILITIES SHALL BE PLACED UNDERGROUND
9. TRANSFORMER & PROPOSED EASEMENTS WILL BE LOCATED ON SITE PLAN PRIOR TO DRB REVIEW. ALL GRADING, FENCING, SIGNAGE, AND LANDSCAPING WITHIN EASEMENTS WILL BE COORDINATED WITH PHM.

SIGNAGE:

10. ALL SIGNAGE SHALL ADHERE TO ALL REGULATIONS OF THE LA CUEVA SECTOR DEVELOPMENT PLAN - SECTION 5-4-6-13, 13R-1 TO 13R-9.
11. ALL SIGNAGE SHALL HAVE MIN CONTRAST OF 70% BETWEEN GRAPHICS AND BACKGROUND PER ADA REGULATIONS.

PROJECT NUMBER: 1008086

Application Number:

This plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC), dated 04/07/10 and the Findings and Conditions in the Official Notification of Decision are satisfied.

Is an Infrastructure List required? () Yes () No If yes, then a set of approved DRB plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

[Signature] 04/07/10
Traffic Engineering, Transportation Division
Date

[Signature] 04/08/10
ABCWUA
Date

[Signature] 4/7/10
Christina Sandoval
Parks and Recreation Department
Date

[Signature] 4/8/10
Bradley A. Bingham
City Engineer
Date

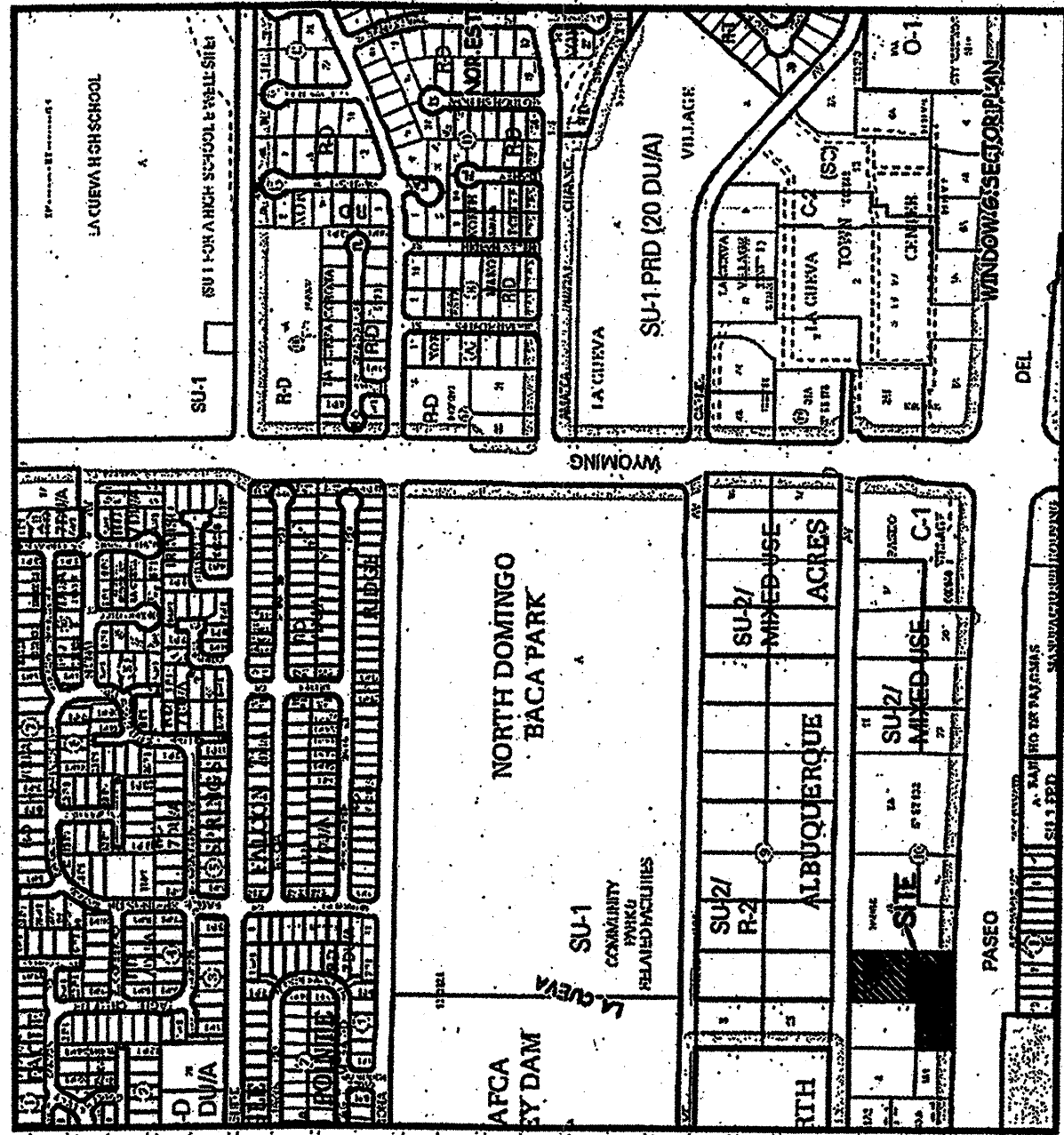
[Signature] _____
Environmental Health Department (conditional)
Date

[Signature] _____
Solid Waste Management
Date

[Signature] 4/8/10
DPS Chairperson, Planning Department
Date

FOR INFORMATION ONLY - NOT FOR CONSTRUCTION
CPN #6644.84 SHEET 2 OF 6

Goodwill Industries of New Mexico
Paseo del Norte & Holly Ave. NE
March 2



Vicinity Map Zone Atlas C-19-Z n.t.s.

Subdivision Data

GROSS ACRES: 1.9470 ACRES
ZONE ATLAS PAGE NO.: C-19-2
NUMBER OF EXISTING TRACTS: 3
NUMBER OF TRACTS ELIMINATED: 1
MILES OF FULL WIDTH STREETS: 0.00
MILES OF HALF WIDTH STREETS: 0.00
RIGHT-OF-WAY DEDICATION TO THE CITY OF ALBUQUERQUE: 0.1143 ACRES
DATE OF SURVEY: MARCH 2010
UTILITY CONTROL LOCATION SYSTEM LOG NUMBER: 201012156
ZONING: SU-2 FOR MIXED USES

Free Consent & Dedication

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS (AND/OR PROPRIETORS) THEREOF AND HEREBY DEDICATE IN FEE SIMPLE TO THE CITY OF ALBUQUERQUE RIGHT-OF-WAY, AS SHOWN, HEREON AND GRANT ALL UTILITY EASEMENTS AS SHOWN HEREON INCLUDING THE RIGHT TO EASEMENTS SHOWN HEREON FOR THE PURPOSES OF GAS, ELECTRICAL POWER AND COMMUNICATION SERVICE FOR BURIED DISTRIBUTION LINES, INCLUDING THE RIGHT OF ACCESS AND EGRESS FOR CONSTRUCTION AND MAINTENANCE, AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS. 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. SAID OWNER(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

PETER EACOTT

Acknowledgment

STATE OF NEW MEXICO }
COUNTY OF BERNALILLO } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON MARCH 22, 2010

BY: PETER EACOTT

Luisa Reyes, Notary Public
NOTARY PUBLIC
MY COMMISSION EXPIRES 03/31/2011

Indexing Information

Projected Section 16, Township 11 North, Range 4 East,
Elena Gallegos Grant
Subdivision: North Albuquerque Acres, Tract 2, Unit 3
Owner: Peter Eacott
Portions of Lots 27 & 28 - UPC #101906408202030105
Lot 6 #101906408202030127

Purpose of Plat

1. ELIMINATE LOT LINES AS SHOWN HEREON.
2. GRANT EASEMENTS AS SHOWN HEREON.
3. DEDICATE RIGHT OF WAY AS SHOWN HEREON.

Notes

1. FIELD SURVEY PERFORMED IN DECEMBER 2009.
2. ALL DISTANCES ARE GROUND DISTANCES: U.S. SURVEY FOOT.
3. BENCHMARK REFERENCES-ACS MONUMENT "9-C18" HAVING AN ELEVATION OF 5232.470. (NAVD 1988).
4. THE BASIS OF REFERENCES NEW MEXICO STATE PLANE COORDINATES (NAD-83-GRID).
5. THE SUBJECT PROPERTY IS LOCATED WITHIN PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 4 EAST, ELENA GALLEGOS GRANT.
6. THE SUBJECT PROPERTY HAS CONTROLLED ACCESS TO PASEO DEL NORTE NE.

Documents

1. TITLE COMMITMENT PROVIDED BY FIRST AMERICAN TITLE, COMMITMENT NUMBER PLAT OF LOTS 27 AND 28, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3, FILED SEPTEMBER 10, 1931, IN BOOK D1, PAGE 20.
2. DEED FOR PORTIONS OF LOTS 27 AND 28 (9/22/03 BK A65, PG 3502).
4. PLAT OF LOT 1-A-1-A-2 (12/13/05, OSC-386).

Solar Collection Note

PER SECTION 14-14-4-7 OF THE SUBDIVISION ORDINANCE:

NO PROPERTY WITHIN THE AREA OF THIS PLAT SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, EASEMENT, OR OTHER AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON PARCELS WITHIN THE AREA OF PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT.

Legal

LOT NUMBERED SIX (6) AND PORTIONS OF LOTS TWENTY-SEVEN (27) AND TWENTY-EIGHT (28) IN BLOCK NUMBERED TEN (10), TRACT 2, UNIT 3, NORTH ALBUQUERQUE ACRES, A SUBDIVISION OF A TRACT OF LAND IN BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESCRIBED ON THE MAP OF SAID SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON SEPTEMBER 10, 1931, IN PLAT BOOK D1, FOLIO 20, ALSO BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF HEREIN DESCRIBED PARCEL, MARKED WITH A PK NAIL WITH TAG "LS 14271", WHENCE A TIE TO ACS MONUMENT "9-C18" BEARS N 54°35'52" W, A DISTANCE OF 4074.05 FEET;

THENCE, FROM THE POINT OF BEGINNING, S 89°38'34" E, A DISTANCE OF 166.28 FEET TO AN ANGLE POINT, MARKED WITH A REBAR WITH CAP, ILLEGIBLE;

THENCE, N 00°23'45" W, A DISTANCE OF 284.07 FEET TO AN ANGLE POINT, BEING A POINT ON THE CENTERLINE OF RIGHT OF WAY FOR HOLLY AVENUE NE;

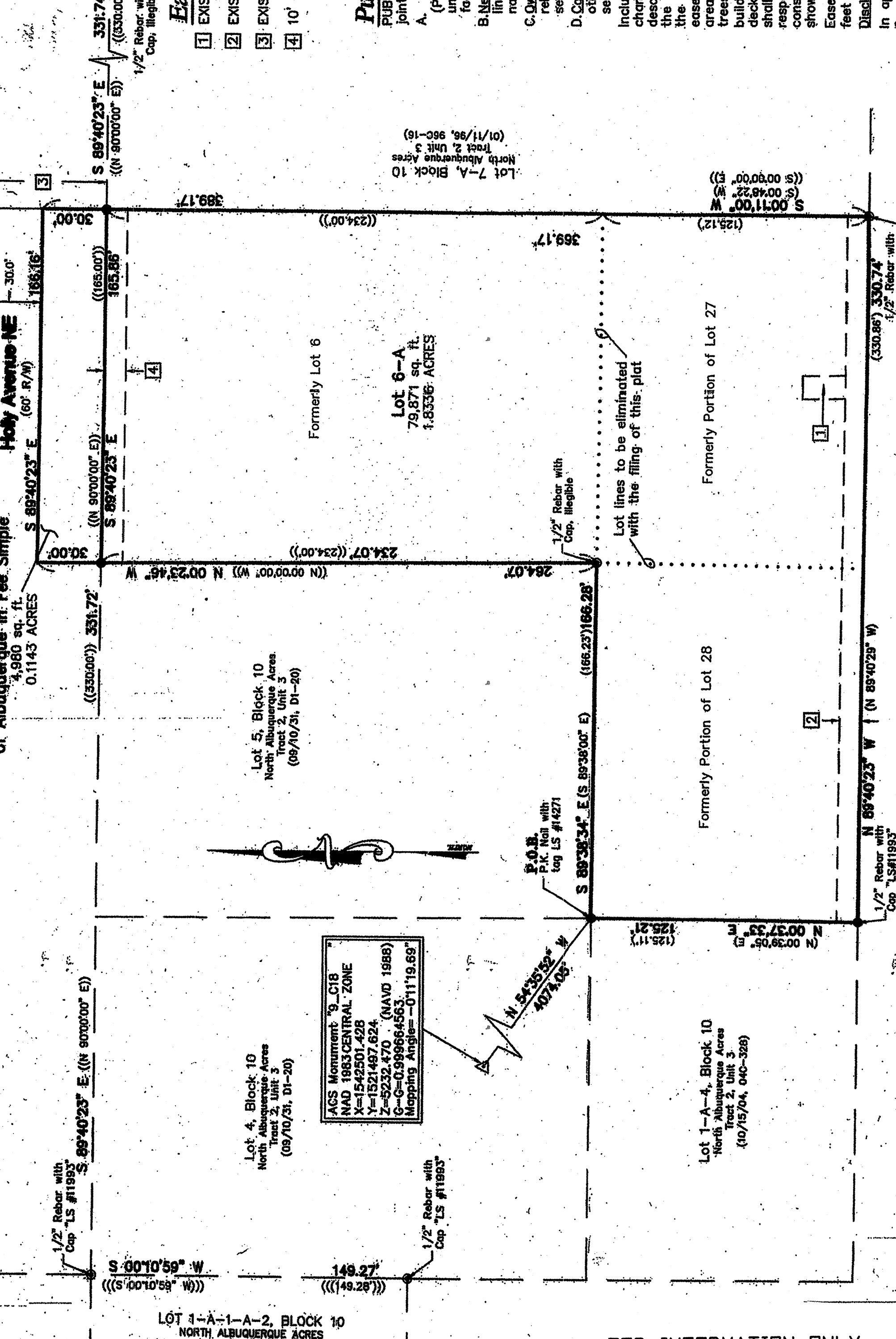
THENCE, S 89°40'23" E, A DISTANCE OF 166.16 FEET TO THE NORTHEAST CORNER OF HEREIN DESCRIBED PARCEL;

THENCE, S 00°10'00" W, A DISTANCE OF 398.17 FEET TO THE SOUTHEAST CORNER OF HEREIN DESCRIBED PARCEL, ALSO BEING A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF PASEO DEL NORTE NE, AND MARKED WITH A REBAR WITH CAP "LS 12651";

THENCE, CONCLUDING WITH SAID RIGHT OF WAY, N 89°40'23" W, A DISTANCE OF 330.74 FEET TO THE SOUTHWEST CORNER, MARKED WITH A REBAR WITH CAP "LS 11893";

THENCE, LEAVING SAID RIGHT OF WAY, N 00°37'33" E, A DISTANCE OF 125.21 FEET TO THE POINT OF BEGINNING, CONTAINING 1.9479 ACRES (84,852 SQ. FT.) MORE OR LESS.

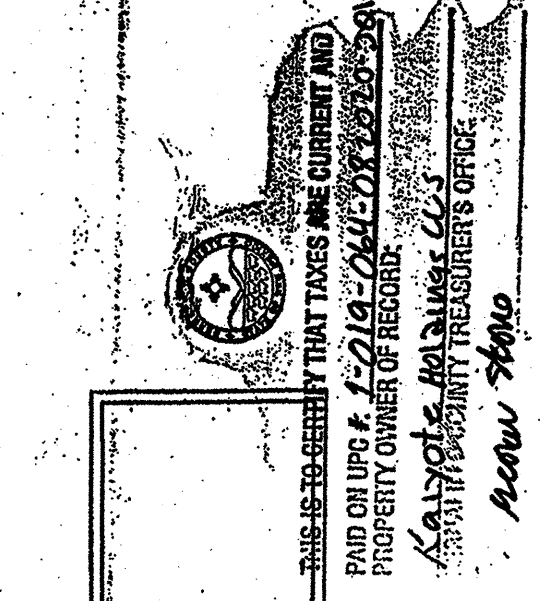
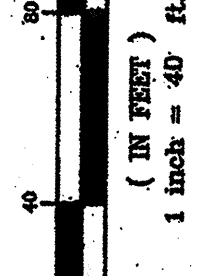
Dedicated to the City of Albuquerque in Fee Simple



Legend

P.U.E. NON-EXCLUSIVE PUBLIC UTILITY EASEMENT
N 90°00'00" E MEASURED BEARING AND DISTANCES
RECORD BEARING AND DISTANCES (Used for Lots 27 and 28) (9/22/03 BK A65, PG 3502)
RECORD BEARING AND DISTANCES (9/10/31, D1-20)
FOUND MONUMENT AS INDICATED
SET BATTERY "LS 14271"

GRAPHIC SCALE



PAID ON UPC # 101906408202030105

THIS IS A CERTIFICATE THAT TAXES ARE CURRENT AND PAYMENT OWNER OF RECORD

ALBUQUERQUE, NEW MEXICO

March 2010

Plat of
Lot 6-A, Block 10
North Albuquerque Acres
Tract 2, Unit 3

City of Albuquerque
Bernalillo County, New Mexico
March 2010

Approved and Accepted by:
APPROVAL AND CONDITIONAL ACCEPTANCE AS SPECIFIED BY THE ALBUQUERQUE SUBDIVISION ORDINANCE, CHAPTER 14 ARTICLE 14 OF THE REVISED ORDINANCES OF ALBUQUERQUE, NEW MEXICO, 1994.

Project Number 1008086

Application Number 1008086-10094

Plat approval:

Fernando Lopez
Date 4-6-10

City of Albuquerque
Date 4/6/2010

Alfred Ramirez
Date 4-6-10

Barbara Norton
Date 4-6-10

City approval:

Will Plotter
Date 3-22-10

Will Plotter
Date 03-31-10

Will Plotter
Date 03-31-10

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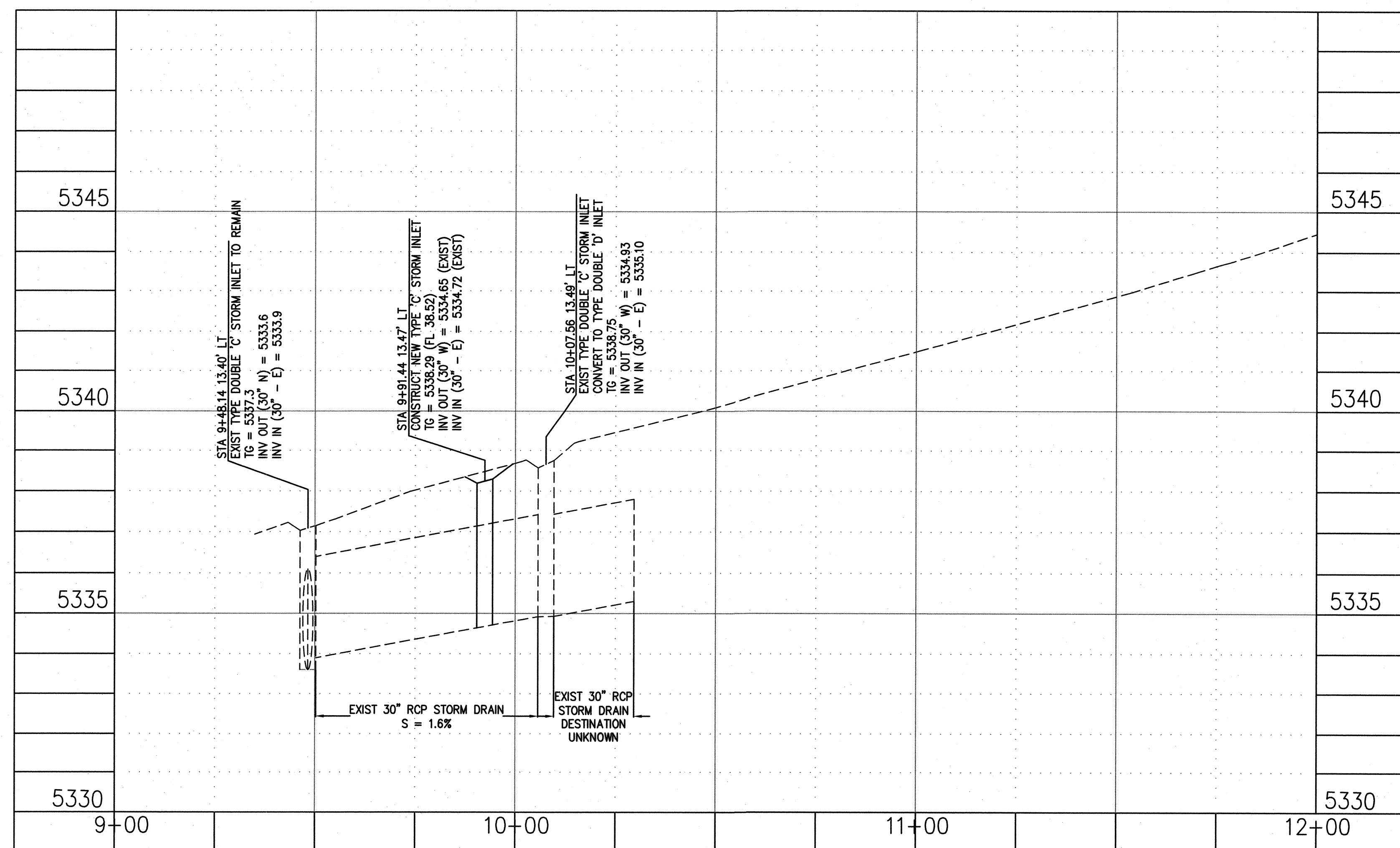
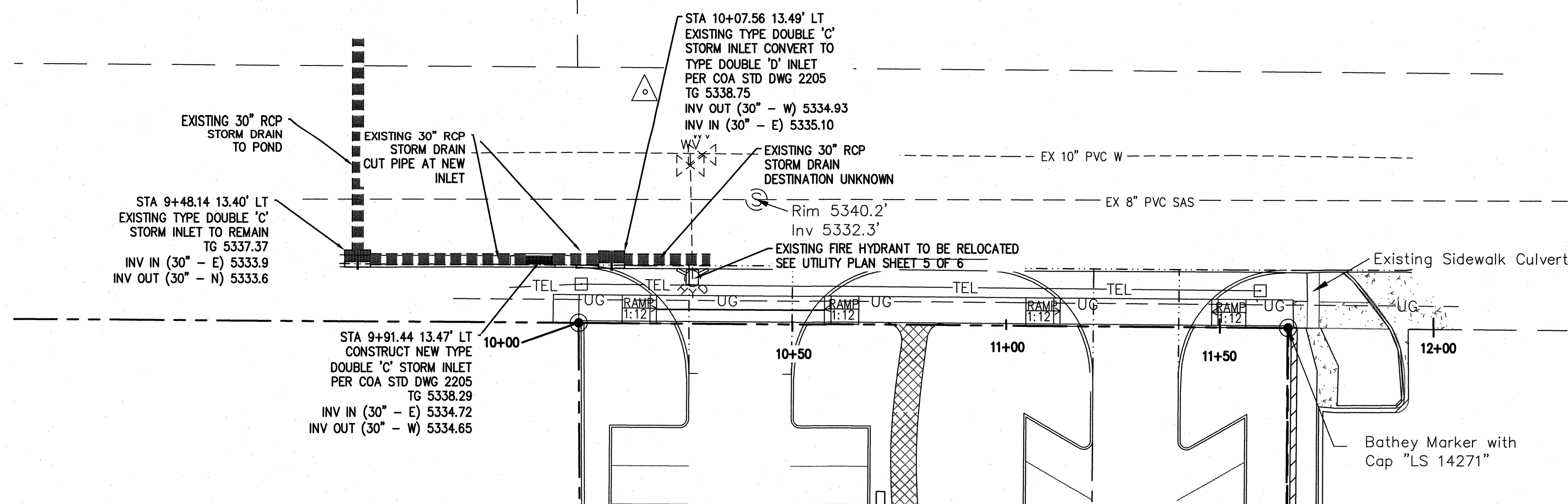
Will Plotter
Date 03-31-10

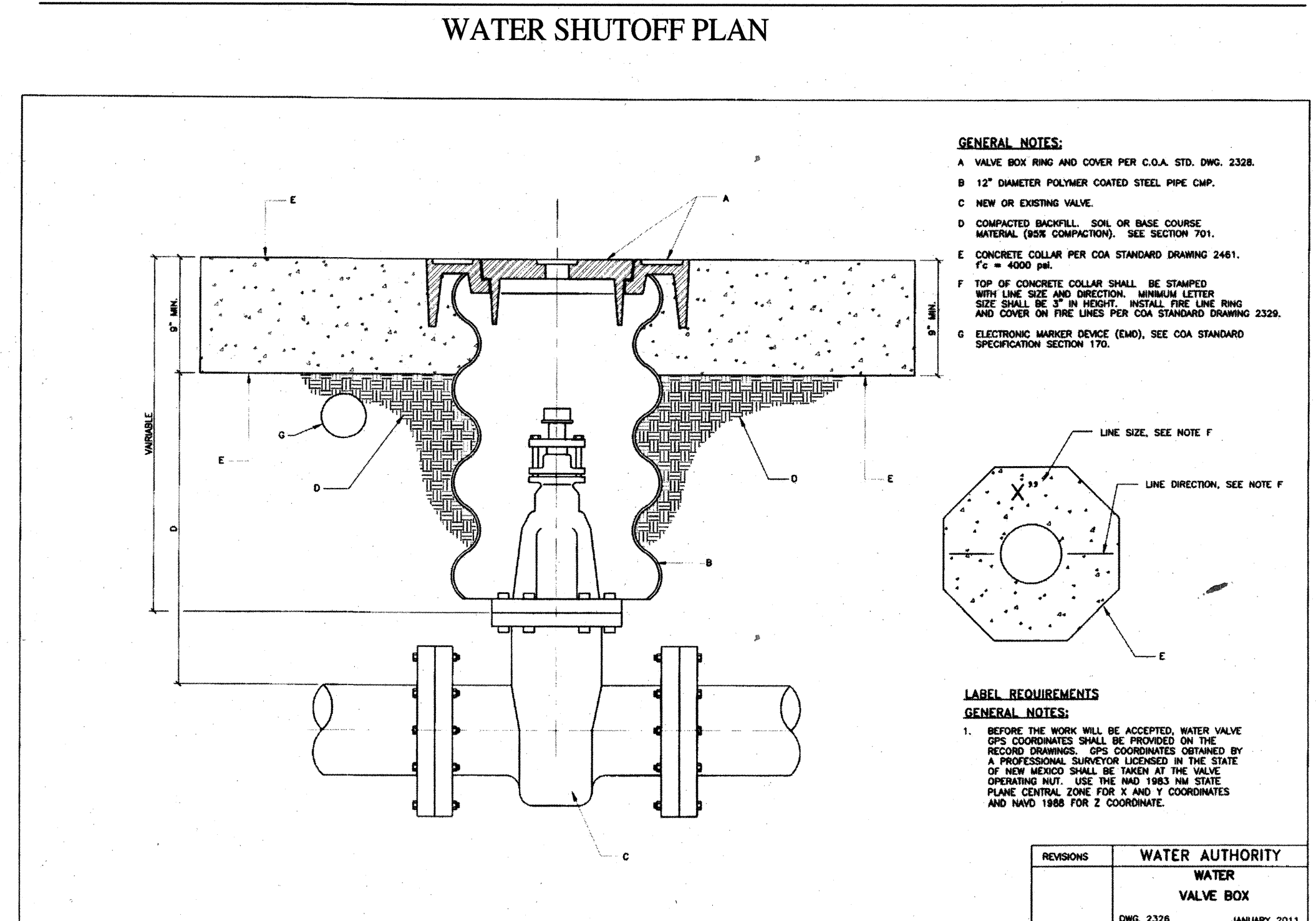
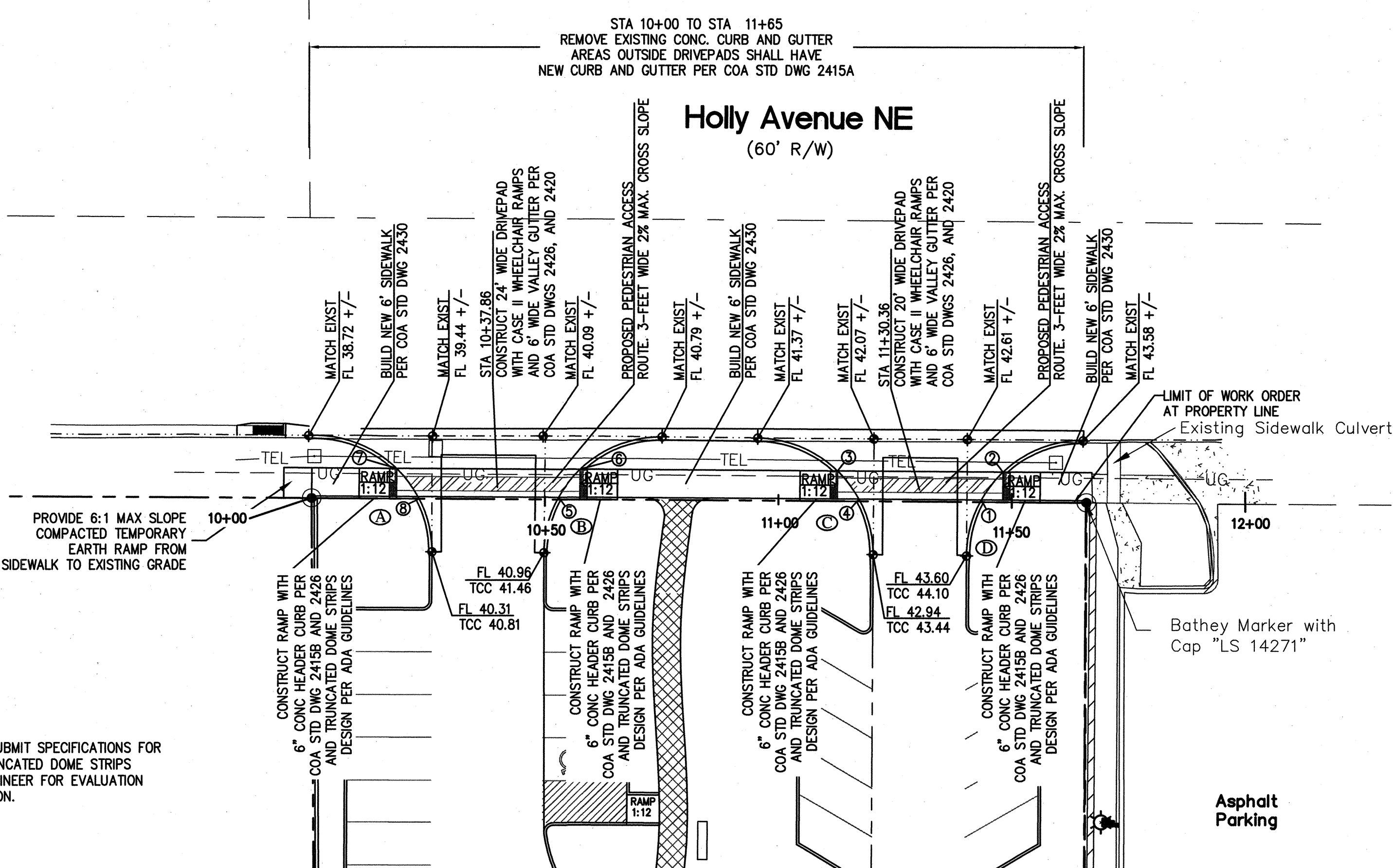
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Date 03-31-10

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Date 03-31-10

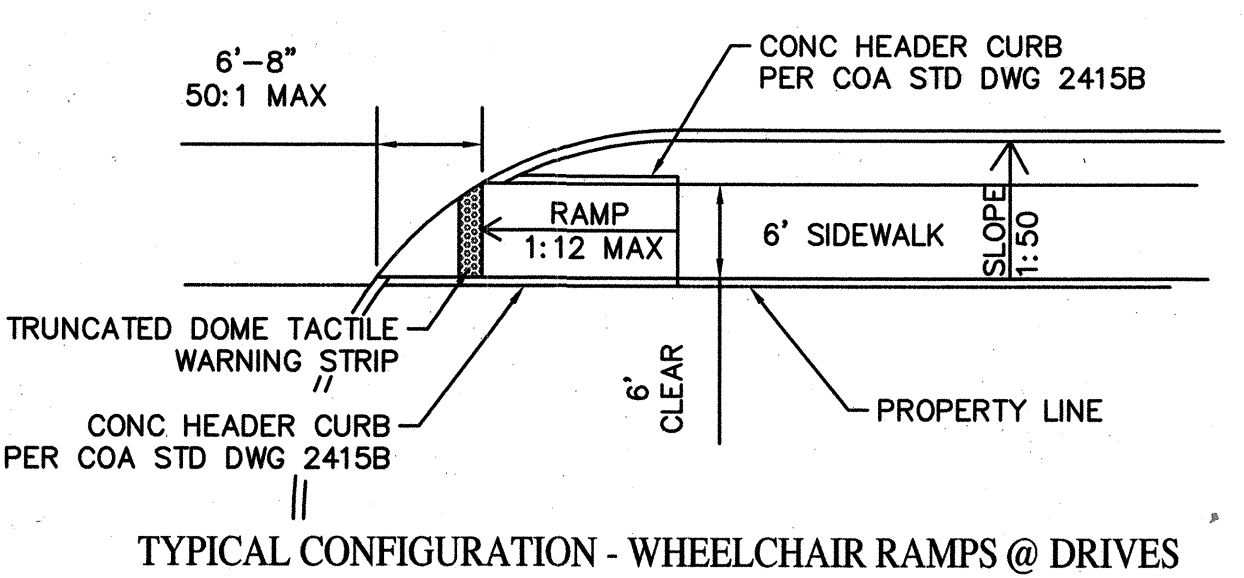
Will Plotter
Date 03-31-10

Will Plotter
Date 03-31-10

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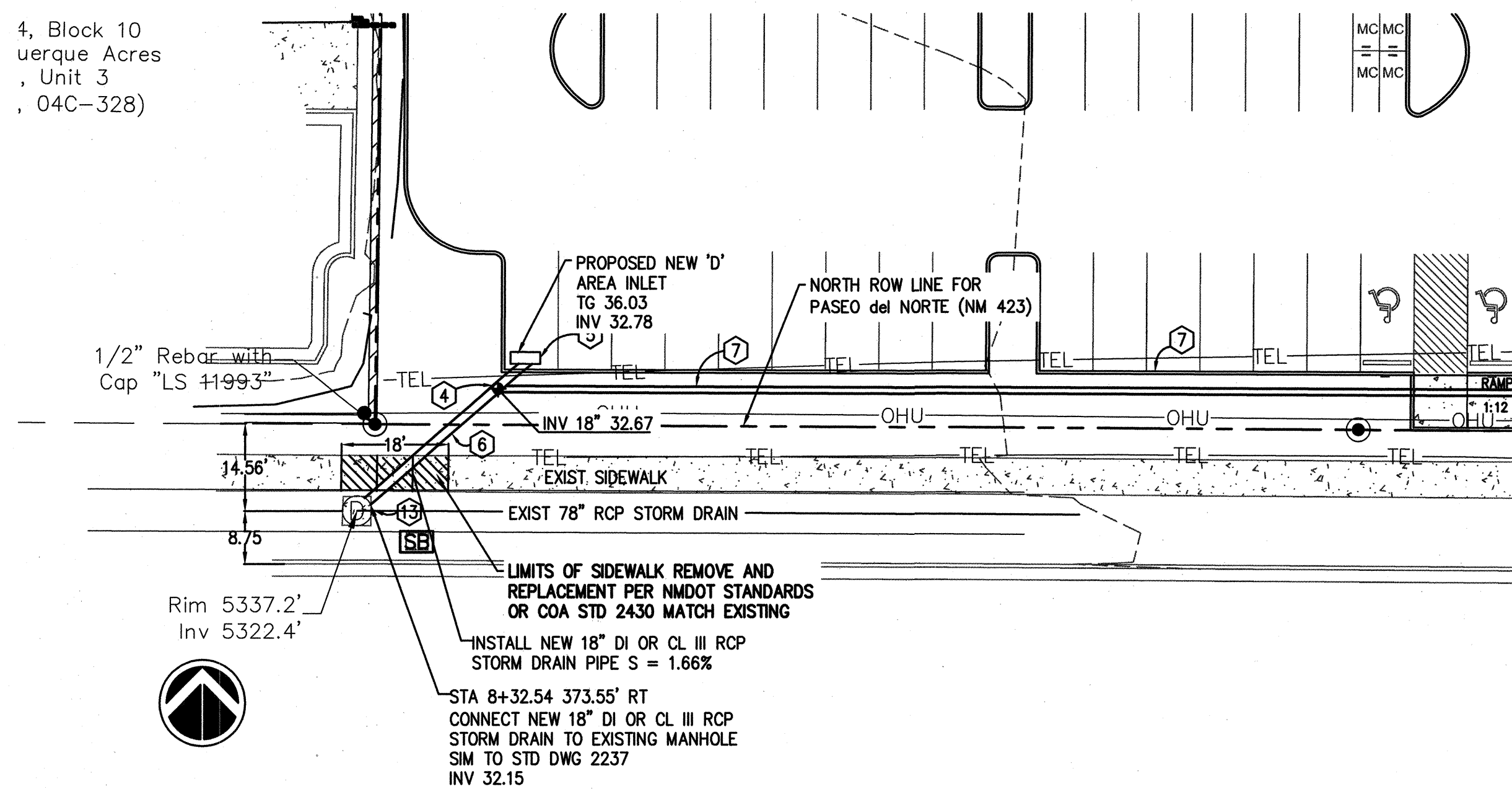
DRIVEPAD RETURN CURVE DATA				④ RETURN F POINTS
CURVE ①	CURVE ②	CURVE ③	CURVE ④	
DELTA = 93°31'03"	DELTA = 90°23'05"	DELTA = 89°36'56"	DELTA = 90°07'06"	1. 43.36
R = 25.00'	R = 25.00'	R = 25.00'	R = 25.00'	2. 43.31
T = 26.58'	T = 25.17'	T = 24.83'	T = 25.05'	3. 42.30
L = 40.80'	L = 39.44'	L = 39.10'	L = 39.32'	4. 42.45
Dc = 229°10'59"	Dc = 229°10'59"	Dc = 229°10'59"	Dc = 229°10'59"	5. 40.83
				6. 40.81
				7. 39.48
				8. 39.55



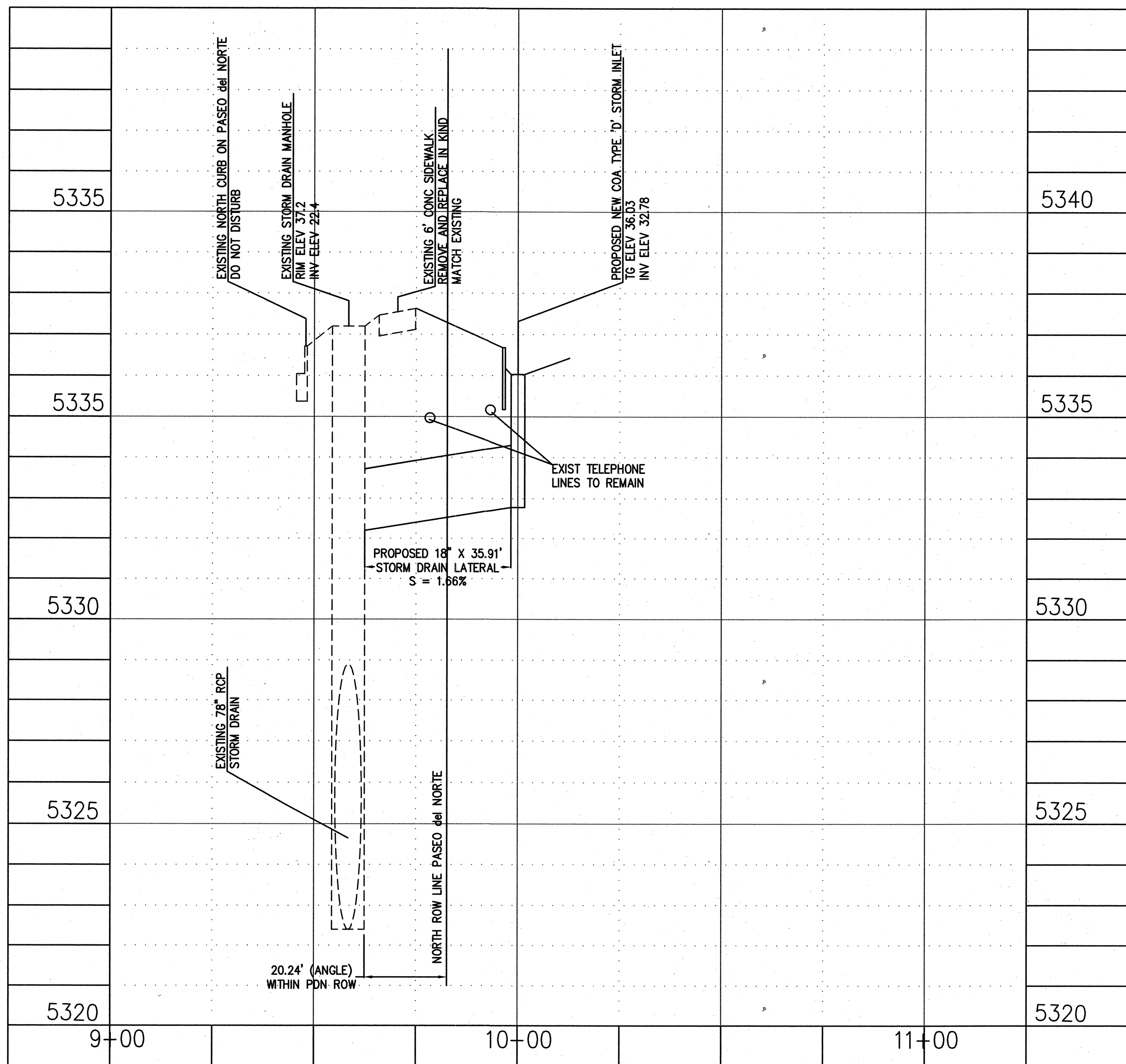
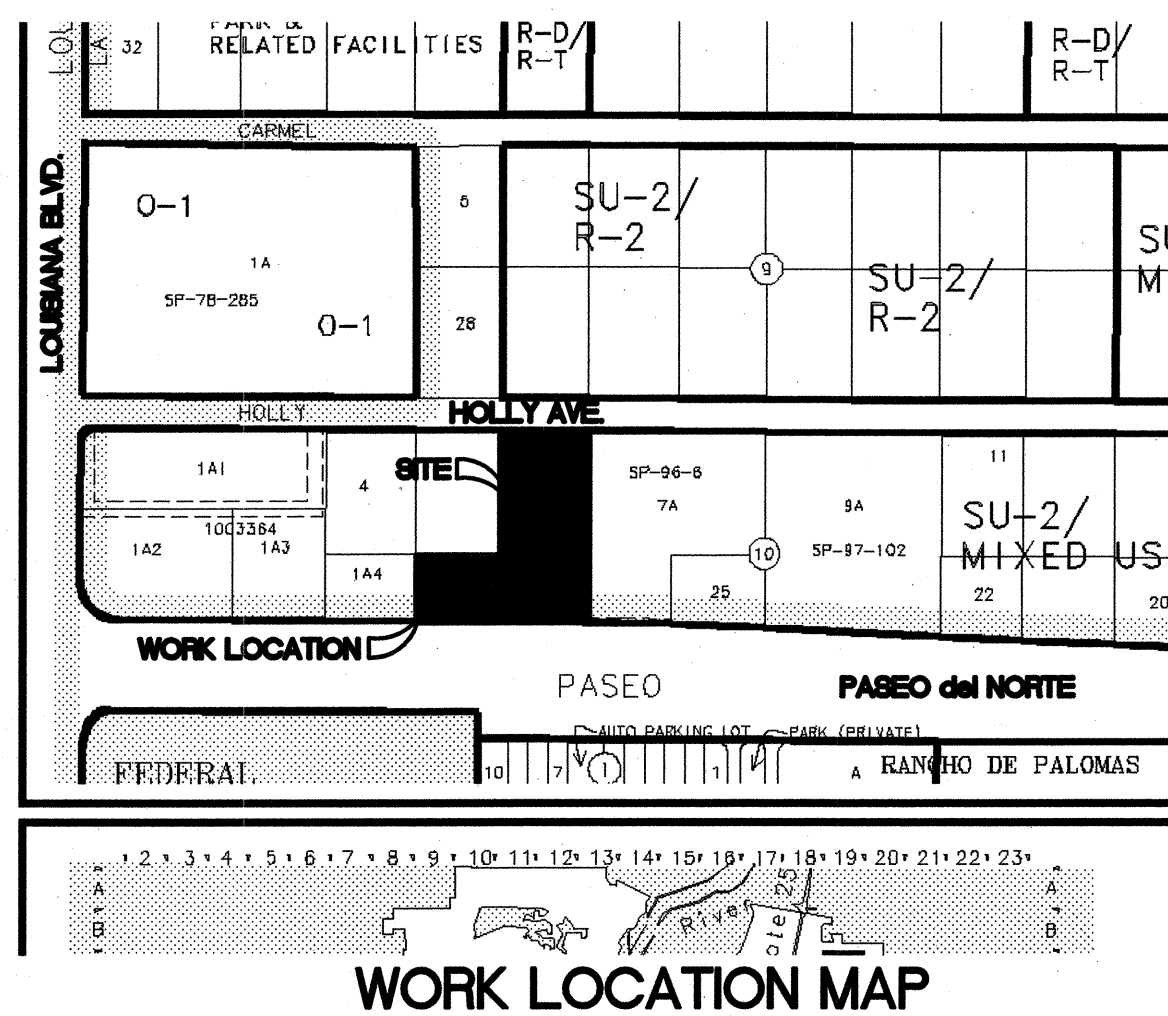
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP			
TITLE: GOODWILL INDUSTRIES PASEO del NORTE PAVING AND UTILITY PLANS			
DESIGN REVIEW COMMITTEE APPROVE MAY 02 2011 DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL APPROVE JUN 27 2011 CITY ENGINEER	DATE	MO./DAY/YR.
PROJECT NO. 6644.84	MAP NO. C-19	SHEET 5	OF 6

[illegible]

4, Block 10
uerque Acres
, Unit 3
, 04C-328)



PLAN - STORM DRAIN CONNECTION @ EXIST MANHOLE
PASEO DEL NORTE - BERNALILLO COUNTY (MILE POST 6.3 +/-)
SCALE 1"= 20'



PROFILE - NEW STORM DRAIN LATERAL
PASEO DEL NORTE
SCALE 1"= 20' (HORIZ) 1"= 2' (VERT)

ALL WORK SHOWN ON THIS SHEET
TO BE CONSTRUCTED PER NMDOT
PERMIT NO. _____

~~FOR INFORMATION ONLY~~

~~NOT INCLUDED WITHIN CITY WORK ORDER~~

Do Not Construct Until Approval of the
Application for the Utility Permit with NMDOT
Has Been Issued.

CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP			
TITLE: GOODWILL INDUSTRIES PASEO del NORTE STORM DRAIN WORK WITHIN NMDOT ROW			
DESIGN REVIEW COMMITTEE APPROVE MAY 02 2011 DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL APPROVE JUN 27 2011 CITY ENGINEER	LAST DESIGN DATE	MO./DAY/YR.
PROJECT NO. 6644.84	MAP NO. C-19	SHEET 6	OF 6