

CONSTRUCTION PLANS
FOR
LOT 5-A-1-A COLEMAN ADDITION

CITY OF ALBUQUERQUE
NEW MEXICO
APRIL, 2009

1. TITLE SHEET
2. PLAT
3. PUBLIC WATER LINE & SANITARY SEWER LINE IMPROVEMENTS

$$12 \overline{) 2309}$$


APPROVED AS RECORD DRAWINGS
DESIGN REVIEW SECTION
CITY CONSTRUCTION ENGINEER
Paul Olson
DATE: 3/5/2010



ADVANCED
ENGINEERING
and CONSULTING, LLC

4416 ANAHEIM AVE., NE
ALBUQUERQUE, NEW MEXICO 87113
(505)899-5570

GRADING & DRAINAGE PLAN

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE
ENGINEERING STAMP & SIGNATURE:							
APPROVALS			ENGINEER		DATE	*****	
DRC Chairman			<i>J Woodall Sr</i>		<i>9/18/09</i>	APPROVED FOR CONSTRUCTION	
Transportation			<i>R J S</i>		<i>04/17/09</i>		
Water/Wastewater			<i>Tennant</i>		<i>4-23-09</i>		
Hydrology			<i>Huggins</i>		<i>7/13/09</i>		
C.I.P							
Constr. Coord.							
CITY PROJECT NO.						SHEET	
793082						1 OF 3	

STEVEN H. BIAZAR
REGISTERED PROFESSIONAL ENGINEER
STATE OF TEXAS
No. 15479
Expired 04/01/09

[Signature]

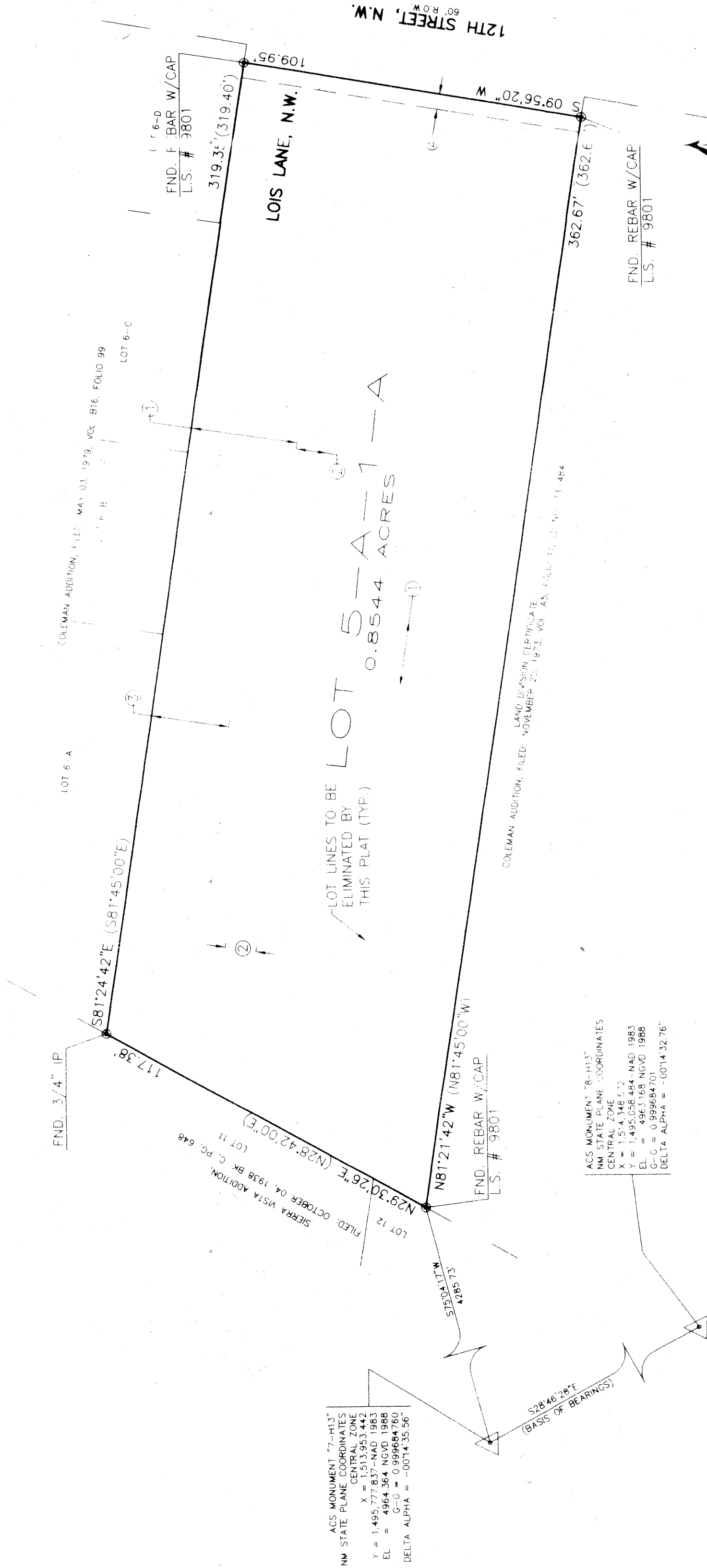
Fell Donoh 10-15-09
City Engineer Date

EASEMENTS NOTES:

- EXISTING 14' PRIVATE ACCESS AND DRAINAGE EASEMENT TO BE VACATED BY THIS PLAT.
RECORDED 10/31/2006, BOOK 2006C, PAGES 338-339.
VACATION ACTION # 0809B-70185
- 10' PUBLIC UTILITY EASEMENT TO BE VACATED BY THIS PLAT.
RECORDED 10/31/2006, BOOK 2006C, PAGES 338-339.
VACATION ACTION # 0809B-70814
- 15' PUBLIC WATER AND SANITARY SEWER LINE EASEMENT TO BE VACATED BY THIS PLAT.
RECORDED 10/31/2006, BOOK 2006C, PAGES 338-339.
VACATION ACTION # 0809B-70184
- EXISTING 5' PUBLIC UTILITY EASEMENT.
RECORDED 10/31/2006, BOOK 2006C, PAGES 338-339.

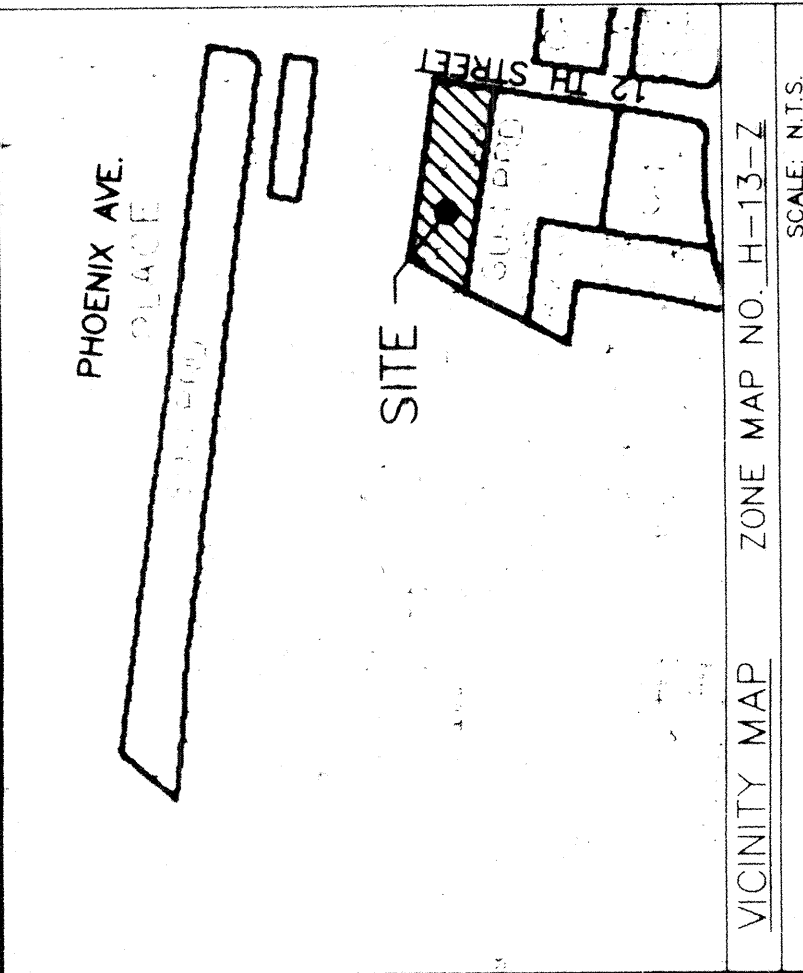
PLAT OF
LOT 5-A-1-A
COLEMAN ADDITION
PROJECTED SECTION 7, T. 10 N., R. 3 E., N.M.P.M.,
TOWN OF ALBUQUERQUE GRANT
CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
MAY, 2008

DOCH 2008064842
05/09/2008 08:57 AM Page 2 of 2
TOWN OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO



GRAPHIC SCALE
30 15 0 30
SCALE: 1"=30'
ADVANCED
ENGINEERING
and CONSULTING, LLC
4416 ANAHEIM AVE. NE
ALBUQUERQUE, NEW MEXICO 87113
(505)899-5570

SHEET 2 OF 2



DISCLOSURE STATEMENT:

THE PURPOSE OF THIS PLAT IS TO VACATE PRIVATE ACCESS AND DRAINAGE EASEMENT, VACATE PUBLIC UTILITY EASEMENT AND, VACATE PUBLIC WATER AND SANITARY SEWER LINE EASEMENT, AND TO REPLAT EXISTING ELEVEN (11) LOTS INTO ONE (1) LOT.

GENERAL NOTES:

- UNLESS NOTED, NO.4 REBAR WITH CAP STAMPED P.S. #9801 WERE SET AT ALL PROPERTY CORNERS.
- THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
- TALOS LOG NO. 2008191069
- BASES OF BEARINGS IS THE BEARING BETWEEN CITY OF ALBUQUERQUE CONTROL STATIONS "7-H13" AND "8-H13"
- BEARINGS ARE NMSP. GRID. DISTANCES ARE SHOWN IN PARENTHESES.
- RECORDED BEARINGS AND DISTANCES ARE SHOWN IN PARENTHESES.
- SITE DATA: ZONING IS R-2.
- CITY OF ALBUQUERQUE WATER AND SANITARY SEWER SERVICES TO THIS LOT MUST BE VERIFIED AND COORDINATE WITH THE ABOVE.
- TOTAL AREA OF PROPERTY.....0.8544 ACRES
- NUMBER OF EXISTING TRACTS/LOTS.....11
- NUMBER OF TRACTS/LOTS CREATED.....1

LEGAL DESCRIPTION:
LOTS (ONE) THRU (ELEVEN)11 OF HACIENDA DE LOIS SUBDIVISION, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON OCTOBER 31, 2006 IN BOOK 2006C, PAGES 338-339, CONTAINING 0.8544 ACRES (37,218.56 SF) MORE LESS.

PLAT OF
LOT 5-A-1-A
COLEMAN ADDITION
PROJECTED SECTION 7, T. 10 N., R. 3 E., N.M.P.M.,
TOWN OF ALBUQUERQUE GRANT
CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
MAY, 2008

DOCH 2008064842
05/09/2008 08:57 AM Page 2 of 2
TOWN OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

PROJECT NO. 1003567
APPLICATION NO. 08065-76215

UTILITY APPROVALS:

SEWAGE TREATMENT May 22, 2008
ELECTRIC SERVICES May 22, 2008
GAS SERVICES May 22, 2008

QUEST TELECOMMUNICATIONS

DATE 5-22-08
DATE 5-22-08

APPROVALS:

CITY SURVEYOR DATE 5-13-08
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE 5-14-08
ACQUAINTANCE DATE 5-14-08
PARKS AND RECREATION DEPARTMENT DATE 5-14-08
ALBUQUERQUE PUBLIC WORKS DEPARTMENT DATE 5-14-08
CITY ENGINEER DATE 5-14-08
DEB CHAIRPERSON, PLANNING DEPARTMENT DATE 6-6-09

SURVEYORS CERTIFICATE:

I, LEONARD MARTINEZ, A DULY PROFESSIONAL LAND SURVEYOR, UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT WAS PREPARED AND SUBMITTED TO THE CITY OF ALBUQUERQUE FOR RECORDATION AND SURVEY OF THE ALBUQUERQUE SUBDIVISION ORIGIN AND ALSO MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Leonard Martinez P.S. # 9801
DATE 5/12/08

ADVANCED
ENGINEERING
and CONSULTING, LLC
4416 ANAHEIM AVE. NE
ALBUQUERQUE, NEW MEXICO 87113
(505)899-5570

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
UPC # 338-339-033
PROPERTY OWNER OF RECORD: BERNALILLO CO. TREASURER'S OFFICE
BERNALILLO CO. TREASURER'S OFFICE

DATE 5/12/08

SHEET 1 OF 2

