

INFRASTRUCTURE LIST

Date SIA Plan Approved: 1/2/02
 Date Preliminary Plat Approved: 1/2/02
 Date Preliminary Plat Expire: 1/2/03
 DFR Project No.: 1000093
 DFR Application No.: 7
 (PA01400-1639)
 (VPE)0400-01638

ORIGINAL

EXHIBIT "A"
TO SUBDIVISION IMPROVEMENTS AGREEMENT
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST
Ridgeview Village Phase I

RIDGEVIEW VILLAGE UNIT ONE PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

AKA: Tracts A-1, A-2, B-1 and B-2, Bulk Land Plat - Lands of Zolin/Kunath, Tres Esquinas, LLC. and Curb Inc.

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the Infrastructure Listing, the DRC Chair may include those items in the listing and related financial guarantees. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnet Engineer
		20' FF	COA RES PAV, STD C & G, BOTH SIDES	PINON VERDE	Night Whisper	Sl line Unit 1,			
		28' FF	COA Residential Paving w/ Standard C&G BOTH SIDES	Night Whisper Rd.	West P/L	Unser Blvd	/	/	/
		28' FF	COA Residential Paving w/ Standard C&G BOTH SIDES	Pinon Grande Rd	Night Whisper	Pinon Azul	/	/	/
		28' FF	COA Residential Paving w/ Standard C&G BOTH SIDES	Pinon Altos Rd	Pinon Grande	Black Arroyo Rd.	/	/	/
		28' FF	COA Residential Paving w/ Standard C&G BOTH SIDES	Pinon Azul St.	Night Whisper	Black Arroyo Rd.	/	/	/
		28' FF	COA Residential Paving w/ Standard C&G	Black Arroyo Rd.	At Inlets if required by hydrology		/	/	/
		20' / 1/2 28' FF	COA Residential Paving w/ Standard C&G	Black Arroyo Blvd.	West P/L	Unser	/	/	/
		4' Δ	Temporary Asphalt	N. Black Arroyo Blvd.	West P/L	Unser	/	/	/
		31' F-E	Arterial Section STD CURB & GUTTER (WEST) 6' SIDEWALK (WEST) MEDIAN CURB (WEST)	Unser *	County Line	Night Whisper	/	/	/
		Per DPM	Street Lights	As Req.			/	/	/

Ridgeview Village Unit 1

* SUBJECT TO UNSER/BLACK ARROYO ROAD AGREEMENT, NOTE 5)

Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cost Engineer
8"	PVC Sanitary Sewer Manholes & Services	Pinon Grande	Night Whisper	Pinon Azul	/	/	/
8"	PVC Sanitary Sewer Manholes & Services	Pinon Azul	Night Whisper	Black Arroyo Rd.	/	/	/
8"	PVC Sanitary Sewer Manholes & Services	Pinon Altos	Pinon Grande	Black Arroyo Rd.	/	/	/
3@4'	Manholes.	Night Whisper	Pinon Grande	Pinon Azul	/	/	/
18@4"	Services	Night Whisper	West P/L	Pinon Azul	/	/	/
					/	/	/
8"	PVC Waterline Hydrants, Valves & Services	Pinon Grande	Night Whisper	Pinon Azul	/	/	/
8"	PVC Waterline Hydrants, Valves & Services	Pinon Azul	Night Whisper	Black Arroyo Rd.	/	/	/
8"	PVC Waterline Hydrants, Valves & Services	Pinon Altos	Pinon Grande	Black Arroyo Rd.	/	/	/
8"	PVC Waterline Hydrants, Valves & Services	Night Whisper	West P/L	Unser	/	/	/
					/	/	/
					/	/	/
					/	/	/
					/	/	/

ORIGINAL

5) **STORM DRAIN IMPROVEMENTS IN PROPOSED CITY AGREEMENT :**
UNSER BLVD - BLACK ARROYO ROAD FACILITY

72" * Storm Drain Black Arroyo Rd Pinon Azul Unser Blvd.

66" *
 * 72" + 84" Storm Drain Black Arroyo Rd Unser Blvd AMAFCA Black Arroyo property

1 * Energy Dissipator Black Arroyo Rd @ Dam property AMAFCA Black Arroyo

66" * Storm Drain Unser Blvd. Tract A-2-A Black Arroyo Rd.

~~1 Storm MH and stub for inlet Unser Blvd @ Tract A-2-A~~

~~1 Storm MH and inlets Unser Blvd @ Black Arroyo Rd.~~

1 Storm MH and inlets Black Arroyo Rd Pinon Azul Unser Blvd.

7 Storm MH Black Arroyo Rd Unser Blvd AMAFCA Black Arroyo property

*** Note to conduit sizes and proposed City agreement :**

The above sizes are based on the proposed agreement including Ridgeview Village, Las Suenos and Parkhill. ~~Should the Agreement (see note 5) not be consummated the above obligations may be resized for this subdivision only.~~

~~delete 1/2/02~~

~~AS 1/2/02~~

INFRASTRUCTURE LIST

EXHIBIT "A"

**TO SUBDIVISION IMPROVEMENTS AGREEMENT
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST**

Date Submitted: 6/5/02
 Date Site Plan Approved: 6/5/02
 Date Preliminary Plat Approved: 6/5/02
 Date Preliminary Plat Expires: 6/5/03
 DRB Project No.: 1000893
 DRB Application No.: 02DRB-00679

ORIGINAL

Ridgeview Village Phase 2

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

Tracts A-1-A, B-1-A, and B-2-A, Ridgeview Village, Unit 1, and Tract B-3, Bulk Land Plat, Lands of Zolin / Kunath, Tres Esquinas, L.L.C., and Curb, Inc.

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

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SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
			Paving Items:						
		14' West 1/2 Street	COA Residential Paving w/ Standard C&G (3") West Side	Pinon Verde	Phase 1 Division	Tract C	/	/	/
		10' 8' 321	Temporary Paving (2") (Adjacent to Future Commercial) w/ Extr Asph Curb	Pinon Verde	Phase 1 Division	Tract C	/	/	/
		28' F.F.	COA Residential Paving w/ Standard C&G	Bandelier Dr.	Night Whisper Rd.	Pinon Dulce Rd.	/	/	/
		20' F. F. In 22' F.F. Out	COA Residential Paving w/ Standard C&G	Bandelier Dr.	Pinon Dulce Rd.	McMahon Blvd.	/	/	/
		28' F.F.	COA Residential Paving w/ Standard C&G	Pinon Flats Rd.	Bandelier Dr.	Pinon Verde	/	/	/
		28' F.F.	COA Residential Paving w/ Standard C&G	Pinon Blanco Rd.	Bandelier Dr.	Pinon Verde	/	/	/
		28' F.F.	COA Residential Paving w/ Standard C&G	Pinon Dulce Rd.	Bandelier Dr.	Pinon Verde	/	/	/
		28' F.F.	COA Residential Paving w/ Standard C&G	Dreamy Way Dr.	Bandelier Dr.	West P/L	/	/	/

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		Per DPM	Street Lights	As Required			/	/	/
		4'	Sidewalk Both Sides	Dreamy Way Dr.	Bandelier Dr.	West P/L	/	/	/
		4'	Sidewalk West Side	Pinon Verde Dr.	Phase 1 Division	Tract C	/	/	/
		4'	Sidewalk ^{One} Both Sides (East)	Bandelier Dr.	Pinon Dulce Rd.	Property Limits	/	/	/
		4'	Sidewalk Both Sides (Deferred)	Bandelier Dr.	Night Whisper Rd.	Pinon Dulce Rd.	/	/	/
		4'	Sidewalk Both Sides (Deferred)	Pinon Flats Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
		4'	Sidewalk Both Sides (Deferred)	Pinon Blanco Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
		4'	Sidewalk Both Sides (Deferred)	Pinon Dulce Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
			Utility Items (N.M.U.I.)						
		8" 3 @ 4'	PVC Sanitary Sewer 3) Manholes & Services 3)	Pinon Verde Dr.	Phase 1 Division	Tract C	/	/	/
		8" 3 @ 4'	PVC Sanitary Sewer 3) Manholes & Services 3)	Bandelier Dr.	Night Whisper Rd.	Pinon Dulce Rd.	/	/	/
		8" 2 @ 4'	PVC Sanitary Sewer 3) Manholes & Services 3)	Pinon Flats Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
		8" 2 @ 4'	PVC Sanitary Sewer 3) Manholes & Services 3)	Pinon Blanco Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
		8" 2 @ 4'	PVC Sanitary Sewer 3) Manholes & Services 3)	Pinon Dulce Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		12"	Manholes 3)				/	/	/
		6"	PVC Waterline 3) Hydrants, Valves & Services 3)	Bandelier Dr.	Night Whisper Rd.	McMahon Blvd.	/	/	/
		6"	PVC Waterline 3) Hydrants, Valves & Services 3)	Pinon Flats Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
		6"	PVC Waterline 3) Hydrants, Valves & Services 3)	Pinon Blanco Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
		6"	PVC Waterline 3) Hydrants, Valves & Services 3)	Pinon Dulce Rd.	Bandelier Dr.	Pinon Verde Dr.	/	/	/
		6"	PVC Waterline 3) Hydrants, Valves & Services 3)	Pinon Verde Dr.	Night Whisper Rd.	Pinon Vista Rd.	/	/	/
		6"	PVC Waterline 3) Hydrants, Valves & Services 3)	Dreamy Way Dr.	Bandelier Dr.	West P/L	/	/	/

NOTES

- 1 Pipe sizes are estimated and may change based on final design calculations.
- 2 All improvements will include necessary appurtenances to service all lots.
- 3 Utilities will be the responsibility of N.M.U.I., but will be constructed to C.O.A. standards

4 *Grading and Drainage Certificates required prior release of STA and financial guarantees*

ORIGINAL
CPS

AGENT / OWNER

CLIFF A. SPIROCK
NAME (print)

COMMUNITY SCIENCES CORP.
FIRM

[Signature] 12-21-01
SIGNATURE - date

MAXIMUM TIME ALLOWED TO CONSTRUCT
THE IMPROVEMENTS WITHOUT A DRB
EXTENSION: 6-05-04

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

[Signature] 6/5/02
DRB CHAIR - date

[Signature] 6-05-02
TRANSPORTATION DEVELOPMENT - date

[Signature] 6/5/02
UTILITY DEVELOPMENT - date

[Signature] 6/5/02
CITY ENGINEER - date

[Signature] 6/5/02
PARKS & GENERAL SERVICES - date
Recreation

_____ AMAFCA - date

[Signature] 12-20-01
N.M.U.I. - date

_____ - date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER

INFRASTRUCTURE LIST

Date Submitted: 7/25/01
 Date Site Plan Approved: 1-18-01
 Date Preliminary Plat Approved: 7/25/01
 Date Preliminary Plat Expires: 7/25/02
 DRB Project No.: 1000893
 DRB Application No.: 01410-00000-00919
01440-00000-00820

ORIGINAL

EXHIBIT "A"
TO SUBDIVISION IMPROVEMENTS AGREEMENT
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

BULK LAND PLAT "LANDS OF ZOUN/KUNATH, TRES ESQUINAS LLC, AND WRB, INC.
 PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

BEING A REPLAT OF TRACT 19A1, PARADISE NORTH AND UNPLATTED LANDS IN THE NW/4 - HW/4 OF TRACT 12, BLACK'S RANCH
 EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

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SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		189' 40' FF TRANSITION TO 28' FF	COA RESIDENTIAL STREET PAVING W/MT C & G (HALF STREET ON NORTH SIDE OF TRACT A-2)	ROADWAY ESMT. ADJACENT TO NORTH & WEST EDGE OF TRACT A-2	UNSER BLVD R/W (WEST SIDE)	EAST PROPERTY LINE OF TRACT A-2	/	/	/
		28' FF	COA RESIDENTIAL STREET PAVING W/MT C & G (HALF STREET ON EAST SIDE OF TRACT A-2)	ROADWAY ESMT. ADJACENT TO NORTH & WEST EDGE OF TRACT A-2	PAVED ROADWAY ESMT. ADJACENT TO NORTH EDGE OF TRACT A-2	SOUTH PROPERTY LINE OF TRACT A-2	/	/	/
		18", 24", 30"	RCP STORM DRAIN	ROADWAY ESMT. ADJACENT TO NORTH EDGE OF TRACT A-2	UNSER BLVD. R/W (WEST SIDE)	370' WEST EAST WITHIN THE ROADWAY ESMT.	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/

SIA Sequence #	COA DHC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
							/	/	/
							/	/	/
							/	/	/
							/	/	/

NOTES

- ENGINEER'S CERTIFICATION REQUIRED FOR RELEASE OF FINANCIAL GUARANTEES.
STORM DRAIN SIZES & LIMITS ARE APPROXIMATE AND MAY INCREASE OR DECREASE BASED ON FINAL DESIGN CALCULATIONS AS APPROVED BY N.M.U.I., CITY HYDROLOGIST AND/OR A.M.A.F.C.A. PRIOR TO WORK ORDER.
- STORM DRAIN IMPROVEMENTS SHALL INCLUDE DROP INLETS, MANHOLES, LATERALS, AND OTHER APPURTENANCES AS REQUIRED.
- THESE UTILITIES ARE WITHIN THE N.M.U.I. FRANCHISE AREA, BUT ARE TO BE CONSTRUCTED TO CITY OF ALBUQUERQUE STANDARDS.

ORIGINAL

AGENT/OWNER

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

JON SWEDENBURG
NAME (print)

Janet [Signature] 7/25/01
DRB CHAIR - date

Adriana E. Cardenas 7/25/01
PARKS & GENERAL SERVICES - date
Recreation

COMMUNITY SCIENCES CORP.
FIRM

[Signature] 7-25-01
TRANSPORTATION DEVELOPMENT - date

AMAFCA - date

Jon Swedenburg 7-25-01
SIGNATURE - date

[Signature] 7/25/01
UTILITY DEVELOPMENT - date

N.M.U.I. - date

MAXIMUM TIME ALLOWED TO CONSTRUCT
THE IMPROVEMENTS WITHOUT A DRB
EXTENSION: July 25, 2003

[Signature]
CITY ENGINEER - date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER