

PROJ # 1001717

Christina Sandora 12/15/02
Parks & Recreation date

Brady P. Bigham 12/18/02
City Engineer

Ryan A. Shean 12/18/02
Utilities Dev.

Rachel Dant 12-22-02
Transportation Dev.

Ashran Nation 12/18/02
City Planning

LAURELWOOD PARK SOUTH SUBDIVISION

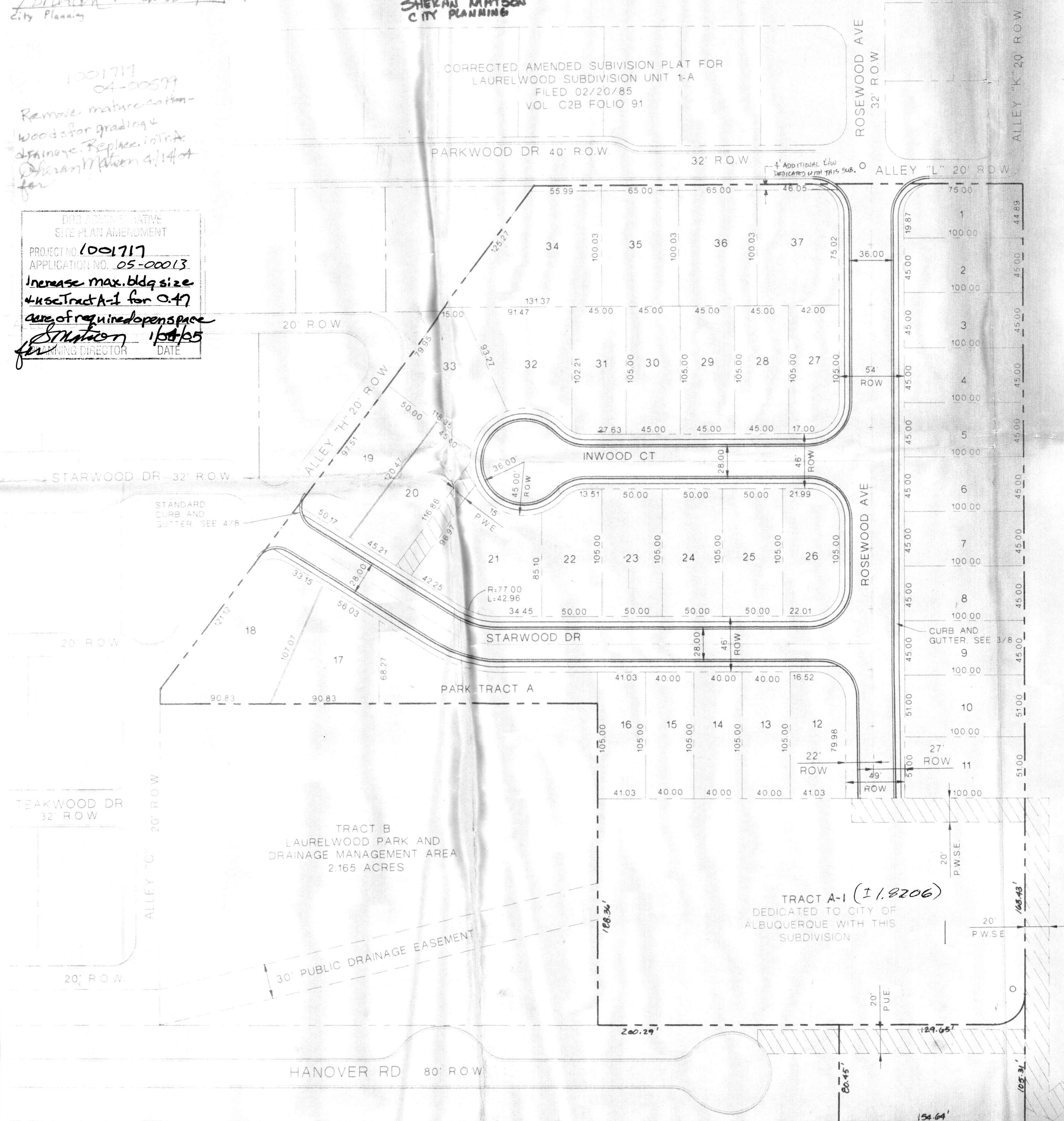
TRACT A - PARK & DRAINAGE MANAGEMENT AREA
WITHIN EL RANCHO ATRISCO SUBDIVISION PHASE III
TOWN OF ATRISCO GRANT, ALBUQUERQUE, BERNALILLO
COUNTY, NEW MEXICO
DECEMBER 2002

SHERAN MATSON
CITY PLANNING

1001717
04-00599
Remove mature cotton-
wood for grading &
drainage. Replace with
Ashran Nation 4/14/04
for

ENGINEER'S NATIVE
SITE PLAN AMENDMENT
PROJECT NO. 1001717
APPLICATION NO. 05-00013
Increase max. bldg size
Use Tract A-1 for 0.47
acre of required open space
S. Matson 1/28/05
CITY PLANNING DIRECTOR DATE

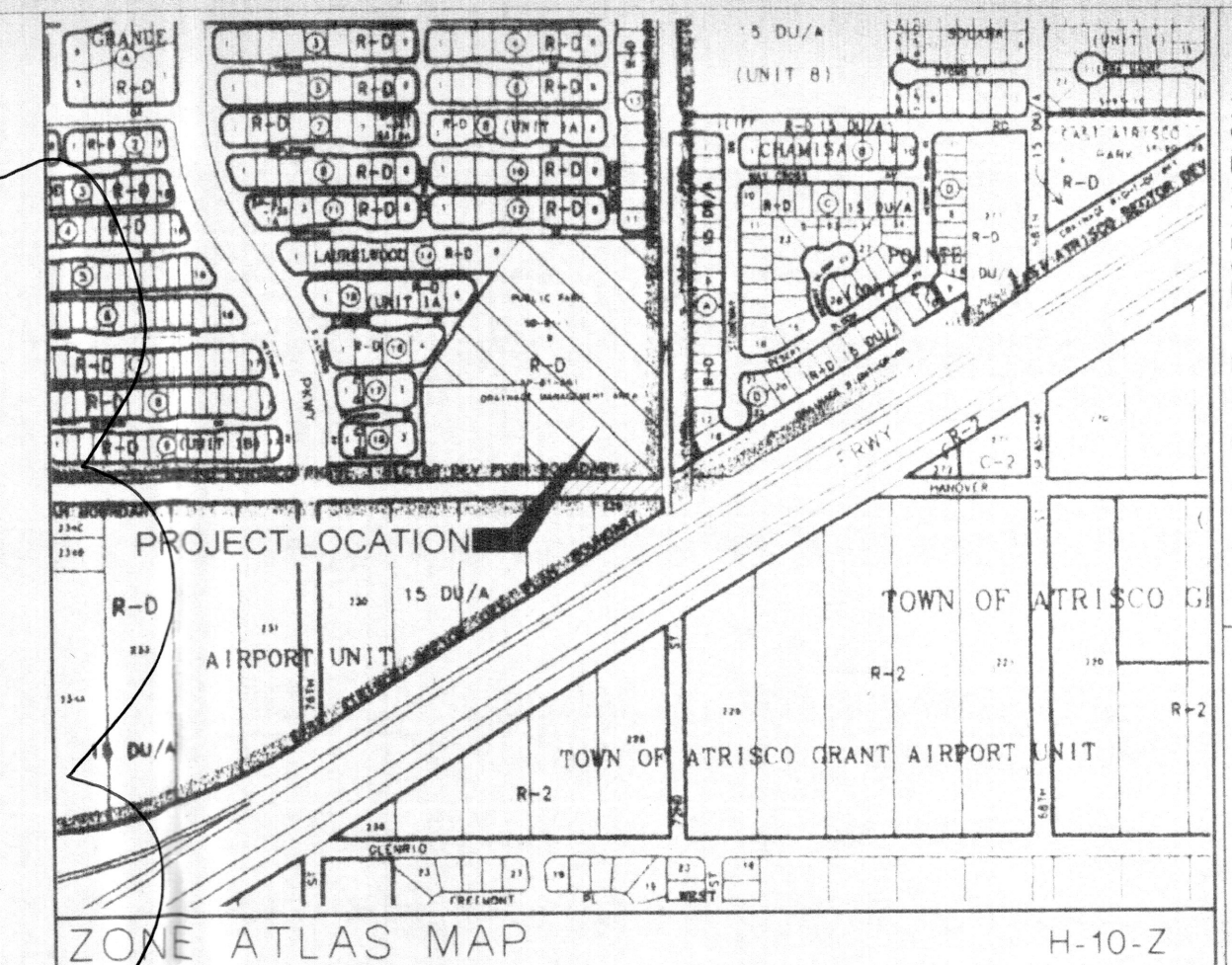
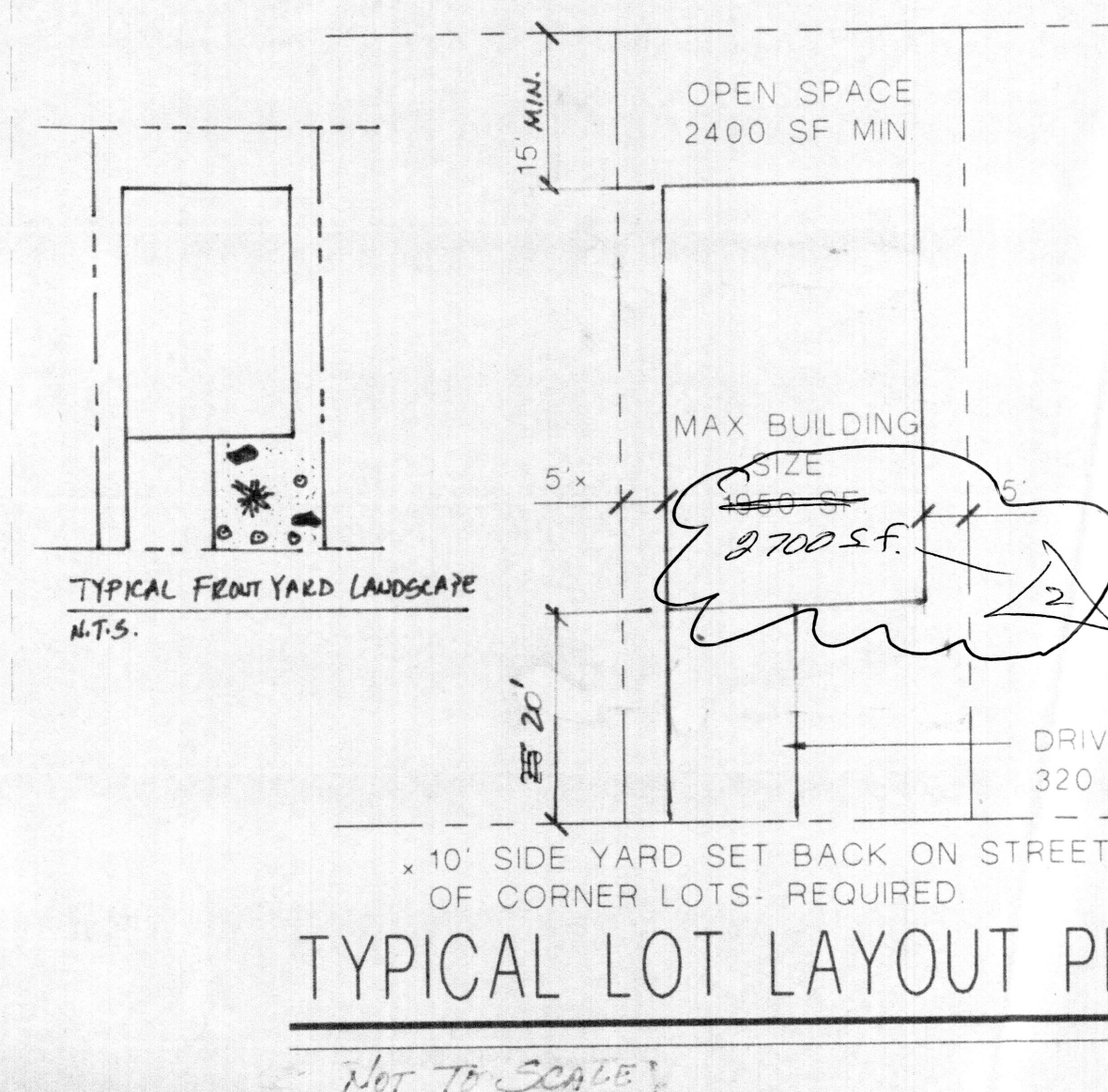
CORRECTED AMENDED SUBDIVISION PLAT FOR
LAURELWOOD SUBDIVISION UNIT 1-A
FILED 02/20/85
VOL. C2B FOLIO 91



LOT #	LOT SIZE AREA (SF)	BLDG & DRIVEWAY AREA (SF)	PROVIDED OPEN SPACE (SF)	REMAINING OPEN SPACE (SF)
1	4371.00	2270.00	1351	1049
2	4500.00	2270.00	1480	920
3	4500.00	2270.00	1480	920
4	4500.00	2270.00	1480	920
5	4500.00	2270.00	1480	920
6	4500.00	2270.00	1480	920
7	4500.00	2270.00	1480	920
8	4500.00	2270.00	1480	920
9	4500.00	2270.00	1480	920
10	5100.00	2270.00	2080	320
11	5100.00	2270.00	2080	320
12	4698.55	2270.00	2428.58	722
13	4200.00	2270.00	1930	1220
14	4200.00	2270.00	1930	1220
15	4200.00	2270.00	1930	1220
16	4308.00	2270.00	2038.00	1112
17	6054.84	2270.00	3781.84	NONE
18	9278.88	2270.00	7008.88	NONE
19	6229.08	2270.00	3959.08	NONE
20	6699.74	2270.00	4429.74	NONE
21	7797.2	2270.00	5527.2	NONE
22	4878.72	2270.00	2608.72	542
23	5227.20	2270.00	2957.20	193
24	5227.20	2270.00	2957.20	193
25	5227.20	2270.00	2957.20	193
26	4669.55	2270.00	2399.55	751
27	4272.55	2270.00	2002.55	1148
28	4704.48	2270.00	2434.48	716
29	4704.48	2270.00	2434.48	716
30	4704.48	2270.00	2434.48	716
31	4704.48	2270.00	2434.48	716
32	6316.00	2270.00	4046.00	NONE
33	6141.96	2270.00	3871.96	NONE
34	9365.00	2270.00	7095.00	NONE
35	6403.32	2270.00	4133.32	NONE
36	6490.44	2270.00	4220.44	NONE
37	6677.55	2270.00	4407.55	NONE

General Notes
320
TOT. REQ. = 20,427 s.f.
0.47 ac

- EXISTING ZONING R-D
- PADS DEPICTED ON EACH LOT REPRESENT THE LARGEST UNIT PROPOSED FOR CONSTRUCTION. ACTUAL PAD/FOOTPRINT SIZE MAY VARY.
- PROPOSED USE OF DEVELOPMENT: SINGLE FAMILY RESIDENTIAL
- PRIVACY WALLS WILL BE CONSTRUCTED ALONG REAR AND SIDE PROPERTY LINES CONSISTING OF CMU BLOCK AND/OR WOOD PICKET/RAIL FENCING (6' HIGH MAXIMUM).
- SIDEWALKS TO BE CONSTRUCTED BY HOME BUILDER. A SIDEWALK VARIANCE WILL BE REQUESTED AS A PART OF THE PLANING ACTION.
- TRASH CONTAINER STORAGE SPACE WILL BE PROVIDED IN GARAGE OR ACCESS WILL BE PROVIDED TO SIDE YARD FOR REAR/SIDE YARD STORAGE LOCATION.
- MAXIMUM STRUCTURE HEIGHT: 26 FT
- MAXIMUM 59 DU/ACRE
- ADDITIONAL OPEN SPACE REQUIREMENTS FROM ABOVE CHART WILL BE MET BY TRACT A-1 DEDICATION.



AS BUILT INFORMATION

CONTRACTOR: _____ DATE: _____

WORK SHOWN BY: _____ DATE: _____

FIELD NOTES BY: _____ DATE: _____

DRAWINGS BY: _____ DATE: _____

CHECKED BY: _____ DATE: _____

RECORDED BY: _____ DATE: _____

NO. _____

ZONE ATLAS MAP H-10-Z

Zoning

EXISTING ZONING R-D

Reference Projects:

2DRB-00207 COA PROJ # 1001717

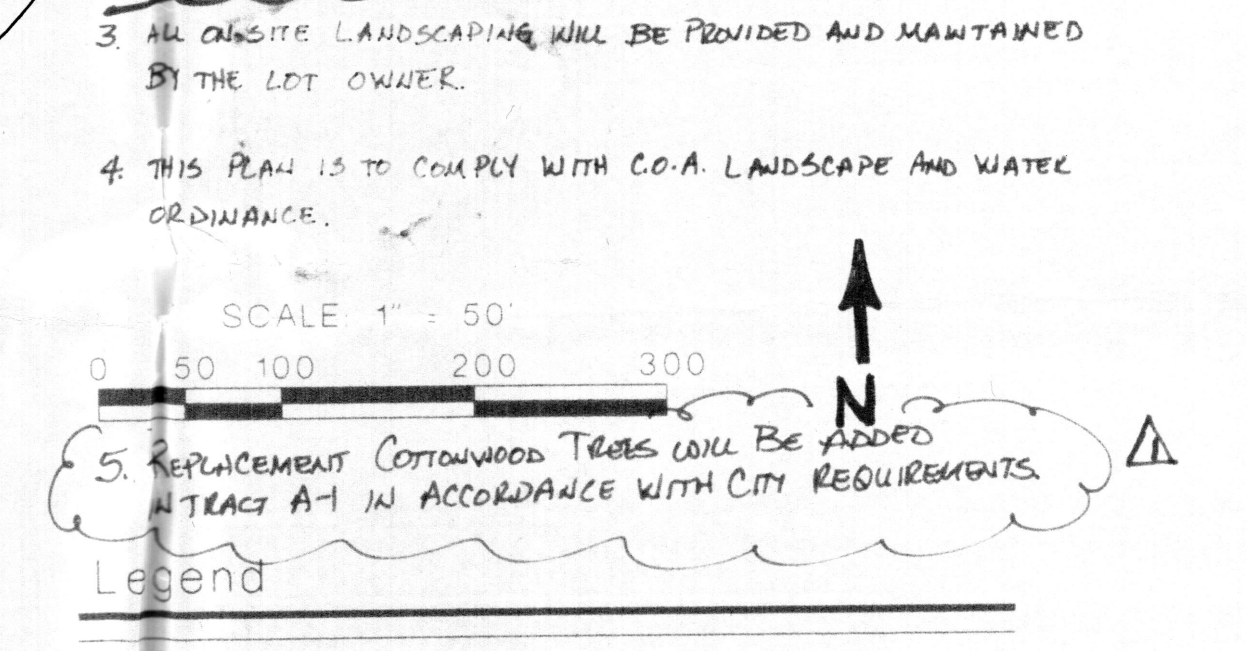
Landscape Plan

1. SIDE SLOPES FOR POND WITHIN TRACT A-1 TO BE RE-SEED WITH NATIVE VEGETATION

2. EXISTING MATURE COTTONWOODS WITHIN TRACT A-1 TO BE PRESERVED

3. ALL ON-SITE LANDSCAPING WILL BE PROVIDED AND MAINTAINED BY THE LOT OWNER.

4. THIS PLAN IS TO COMPLY WITH COA LANDSCAPE AND WATER ORDINANCE.



ABQ Engineering, Inc.

Engineers - Planners
Construction Services
1631 Eubank NE, Suite C
Albuquerque, NM 87112
505-255-7902 FAX 505-255-7902
ABQ NO. 22096

SYMBOL BOTANICAL NAME COMMON NAME

● 20' CURF. MN BOULDER BOULDER

* YUCCA TOREY TOREY YUCCA

○ NELEMA MICROCARPA BEAR GRASS

○ PANTHELLA FRUTICOSA PANTHELLA

○ CEREAL STALK ACCENTS

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: SITE DEVELOPMENT PLAN

Design Review Committee City Engineer Approval

City Project No. _____ Zone Map No. H/J-10 SHEET 2 OF 10

ENGINEER'S SEAL

AS BUILT INFORMATION

BENCH MARKS

SURVEY INFORMATION

FIELD NOTES

NO. _____ BY _____ DATE _____

REVISIONS

NO. DATE REMARKS

DESIGNED BY M. GARCIA DATE 12/17/2002

DRAWN BY F. PHILLIPS DATE 12/17/2002

CHECKED BY M. GARCIA DATE 12/17/2002

1. ALL EXISTING TREES REQUIRE REMOVAL MAP

2. ADD NOTE FOR TREE REPLACEMENT

3. Update Increase bldg size to 2005