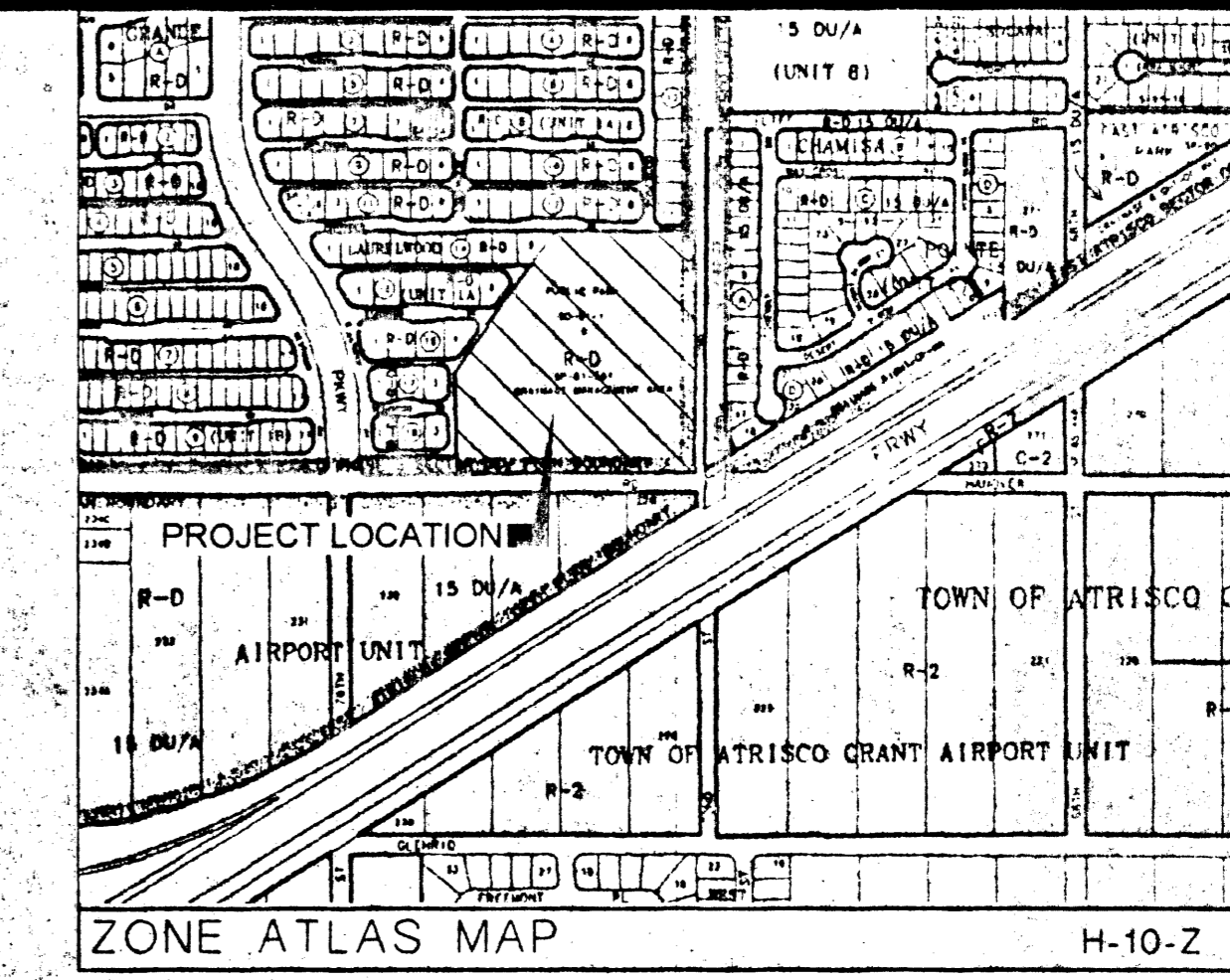
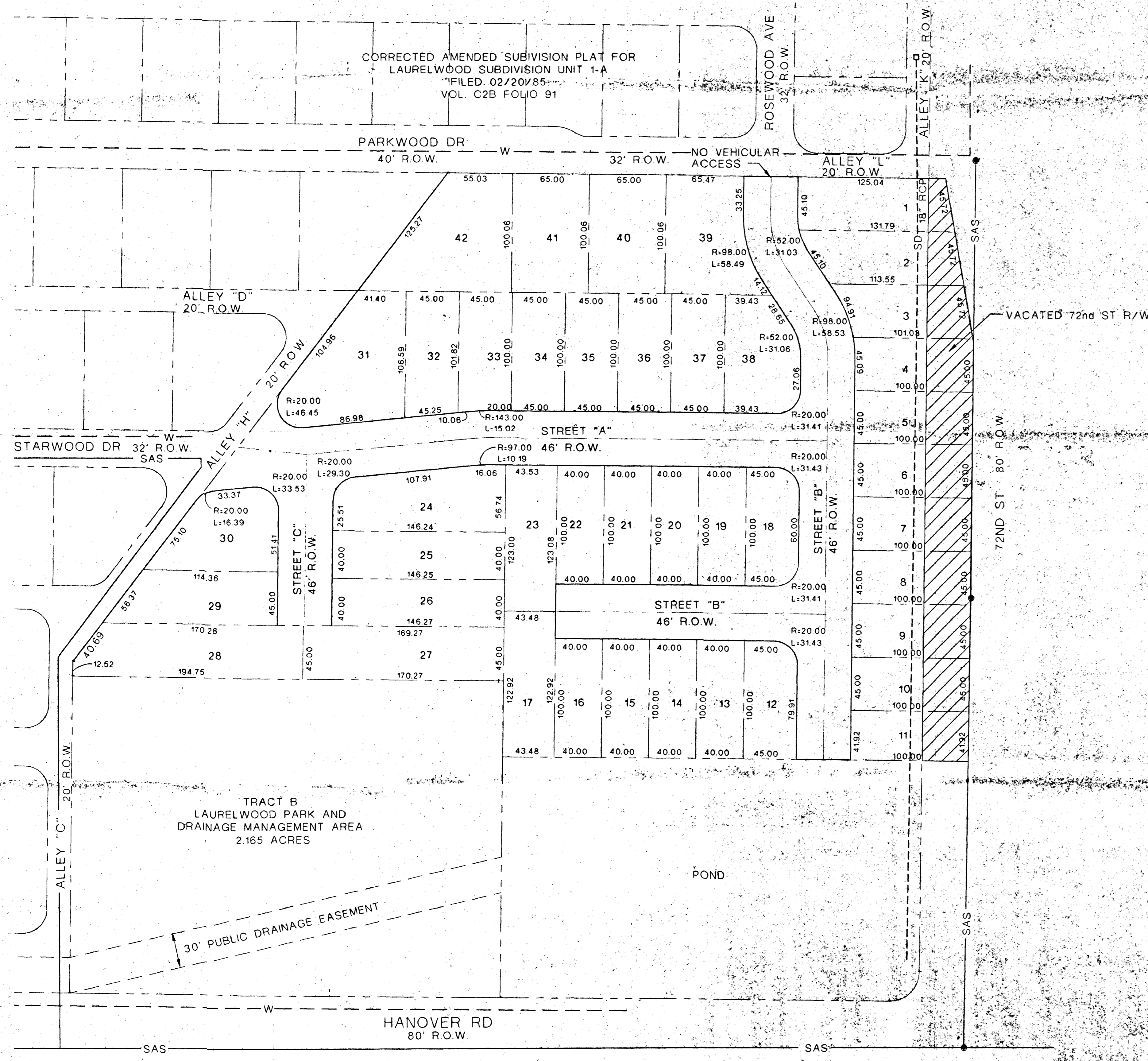


# LAURELWOOD PARK SUBDIVISION

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



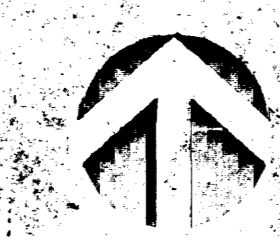
**ABQ**  
ENGINEERING, INC.  
1631 EUBANK BLVD NE  
ALBUQUERQUE, NM 87112  
505-253-7602  
Engineers • Planners  
Surveyors  
Construction Services



Zoning  
EXISTING ZONING R-D

Reference Projects:  
02DRB-00207 COA PROJ # 1001717

LAURELWOOD SUBDIVISION  
WESTLAND DEVELOPMENT, INC.  
ALBUQUERQUE, NM



SCALE: 1" = 50'  
0 50 100 200 300

**Legend**

---	MAJOR PROPERTY LINE
- - - -	MINOR PROPERTY LINE
---	CENTERLINE ROAD
41	LOT NUMBER
-SD-	EXISTING STORM DRAIN
-W-	EXISTING WATER LINE
-SAS-	EXISTING SEWER LINE
•	EXISTING MANHOLE

REV	NO	REV	DATE	DESCRIPTION

PROJECT NUMBER:	22096	DATE:	SEPTEMBER 2002
DESIGNED BY:	M GARCIA		
DRAWN BY:	F PHILLIPS		
CHECKED BY:	M GARCIA		
CAD FILE NAME:	96SKETCH.DWG		

SHEET TITLE  
**SKETCH PLAN**

**C1-P**

SHEET OF

Christina Sandoval 12/18/02  
Parks & Recreation  
date

Brad P. Dylam 12/18/02  
City Engineer

Ron A. Huan 12/18/02  
Utilities Dev.

Rachel D. Dink 12-23-02  
Transportation Dev.

Sharon Matson 12/18/02  
City Planning

**1001717**

# 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

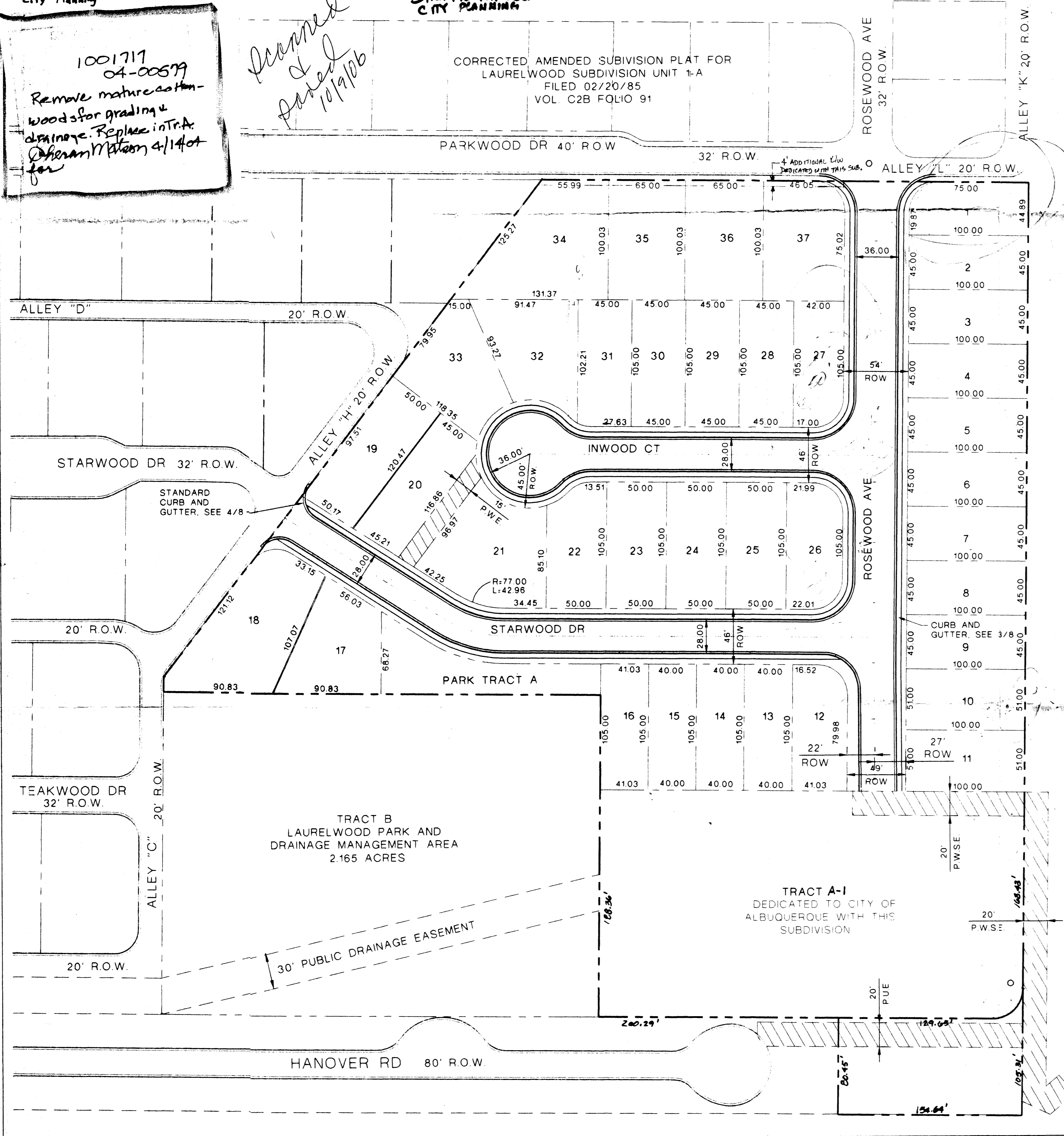
AMENDMENT APPROVAL  
DECEMBER 2002

SHARON MATSON  
CITY PLANNING

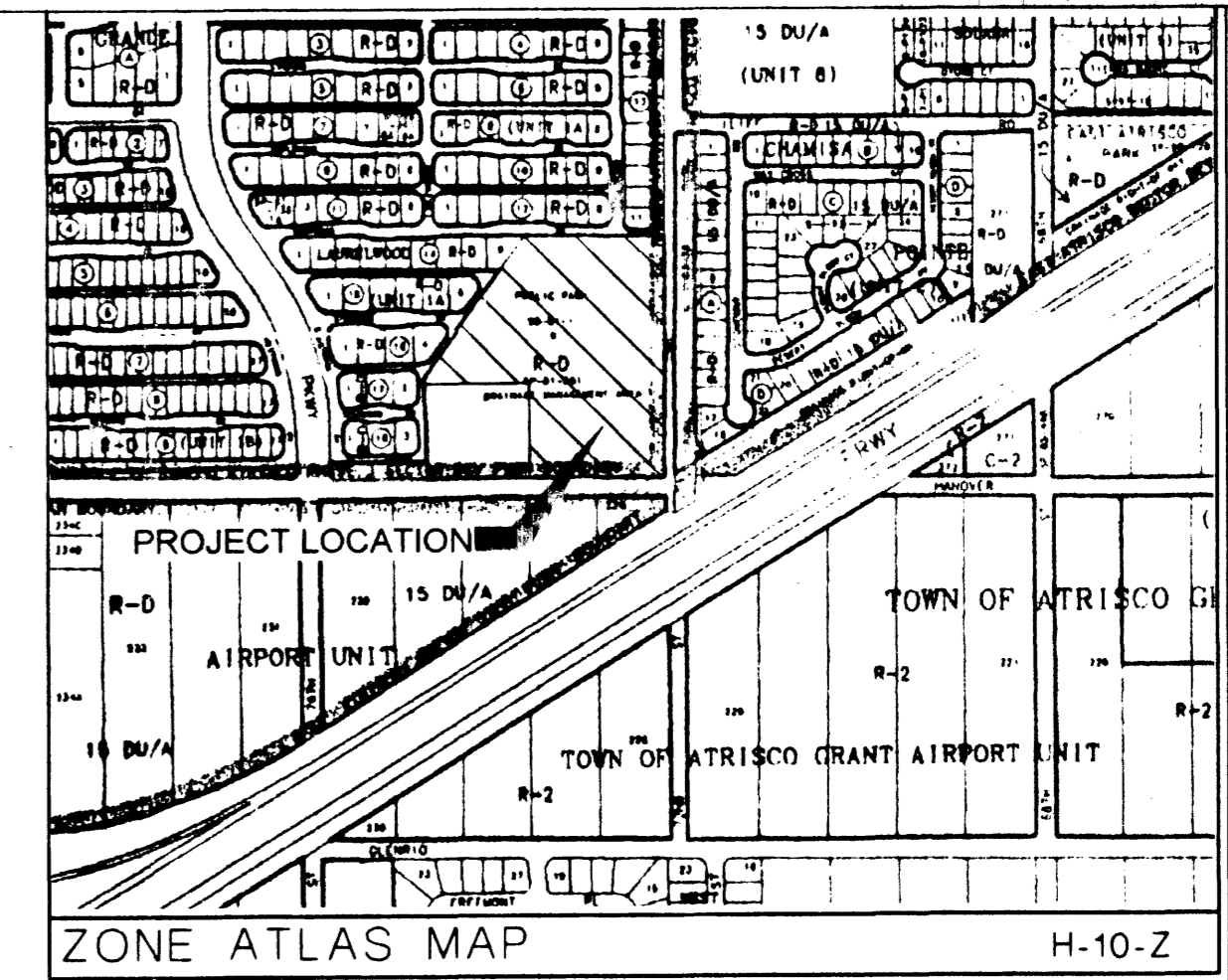
1001717  
04-00699  
Remove mature cottonwood for grading & drainage. Replace in Tract A. Sharon Matson 4/14/04 for

Planned & Paved 10/19/06

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 (2400 SF REQ)	REMANING OPEN SPACE (SF)
1	4371.00	2270.00	2101.00	299.00
2	4500.00	2270.00	2230.00	170.00
3	4500.00	2270.00	2230.00	170.00
4	4500.00	2270.00	2230.00	170.00
5	4500.00	2270.00	2230.00	170.00
6	4500.00	2270.00	2230.00	170.00
7	4500.00	2270.00	2230.00	170.00
8	4500.00	2270.00	2230.00	170.00
9	4500.00	2270.00	2230.00	170.00
10	5100.00	2270.00	2830.00	NONE
11	5100.00	2270.00	2830.00	96.20
12	4698.58	2270.00	2428.58	NONE
13	4200.00	2270.00	1930.00	470.00
14	4200.00	2270.00	1930.00	470.00
15	4200.00	2270.00	1930.00	470.00
16	4308.00	2270.00	2038.00	361.85
17	6054.84	2270.00	3784.84	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	7797.24	2270.00	5527.24	NONE
22	4878.72	2270.00	2608.72	NONE
23	5227.20	2270.00	2957.20	NONE
24	5227.20	2270.00	2957.20	NONE
25	5227.20	2270.00	2957.20	NONE
26	4669.53	2270.00	2399.53	0.47
27	4272.85	2270.00	2002.85	397.15
28	4704.48	2270.00	2434.48	NONE
29	4704.48	2270.00	2434.48	NONE
30	4704.48	2270.00	2434.48	NONE
31	4704.48	2270.00	2434.48	NONE
32	6316.20	2270.00	4046.62	NONE
33	6141.96	2270.00	3871.96	NONE
34	9365.40	2270.00	7095.40	NONE
35	6403.32	2270.00	4133.32	NONE
36	6490.44	2270.00	4220.44	NONE
37	6677.95	2270.00	4277.95	NONE



Zoning: EXISTING ZONING R-D

Reference Projects:  
02DRB-00207 COA PROJ # 1001717

**Landscape Plan**

- SIDE SLOPES FOR POND WITHIN TRACT A-1 TO BE RE-SEEDED WITH NATIVE VEGETATION.
- EXISTING MATURE COTTONWOODS WITHIN TRACT A-1 TO BE PRESERVED.
- ALL ON-SITE LANDSCAPING WILL BE PROVIDED AND MAINTAINED BY THE LOT OWNER.
- THIS PLAN IS TO COMPLY WITH CO.A. LANDSCAPE AND WATER ORDINANCE.
- REPLACEMENT COTTONWOOD TREES WILL BE ADDED IN TRACT A-1 IN ACCORDANCE WITH CITY REQUIREMENTS.

SCALE: 1" = 50'

**Legend**

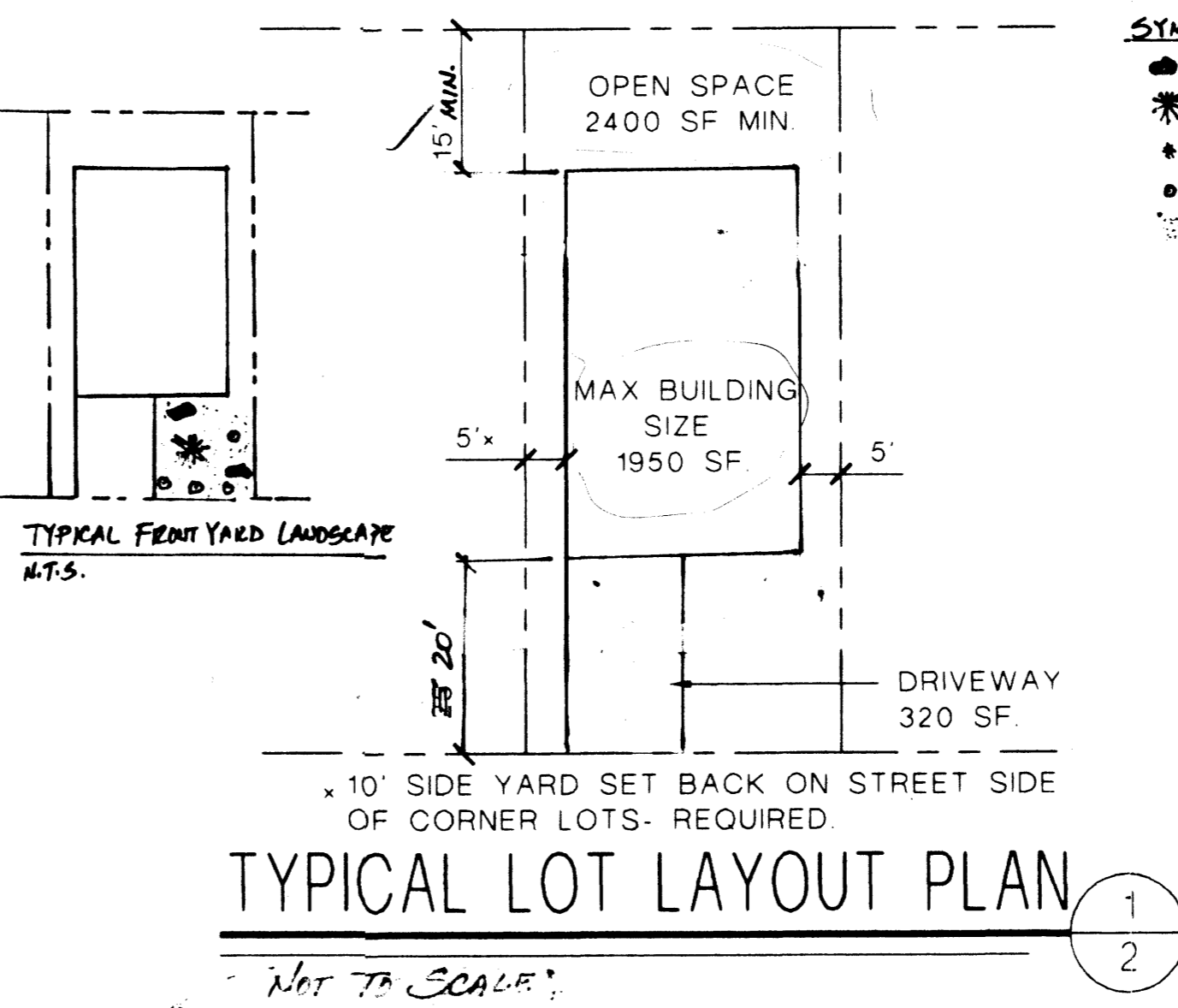
- MAJOR PROPERTY LINE
- MINOR PROPERTY LINE
- CENTERLINE ROAD
- LOT NUMBER
- EXISTING MANHOLE
- RIGHT OF WAY
- PUBLIC WATERLINE EASEMENT
- PUBLIC WATERLINE & PUBLIC SEWER LINE EASEMENT

**SYMBOL BOTANICAL NAME COMMON NAME**

- 20' CURF. MH BOULDER BOULDER
- YUCCA TOREY TOREY YUCCA
- NELEMA MICROCARPA BERRY GRASS
- BUTYDILIA FRUTICOSA BUTYDILIA
- CEPHELOSTEM ACCENTIS

**General Notes**

- 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 PLANNING 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 5.9 DU/ACRE
- ADDITIONAL OPEN SPACE REQUIREMENTS FROM ABOVE CHART WILL BE MET BY TRACT A-1 DEDICATION



AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	DATE	ALBUQUERQUE CONTROL SURVEY CONTROL STATION	DATE	FIELD NOTES	NO.	DATE	BY
BY	DATE	NEW MEXICO STATE PLANE MONUMENT 6-110	DATE				
INSPECTOR'S ACCEPTANCE BY	DATE	CENTRAL ZONE, MAD, 1927	DATE				
VERIFICATION BY	DATE	X F 360,369.13	DATE				
DRAWN BY	DATE	Y E 1,492,117.53	DATE				
CHECKED BY	DATE	C/S FACTOR = 0.99967760	DATE				
RECORDED BY	DATE	DELTA ALPHA = 0.018'00"	DATE				
		NCVD 1929 ELEVATION = 5117.133					

NO.	DATE	REMARKS	REVISIONS
1	12/17/2002	DESIGNED BY M GARCIA	DESIGN
2	12/17/2002	DRAWN BY F PHILLIPS	DESIGN
3	12/17/2002	CHECKED BY M GARCIA	DESIGN

**ABQ Engineering, Inc.** - Engineers - Planners - Construction Services  
1631 Palank NW, Suite C, Albuquerque, NM 87112  
505-256-7902 FAX 505-256-7902 ABQ NO. 22096

**CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP**

TITLE: SITE DEVELOPMENT PLAN

Design Review Committee	City Engineer Approval	Mo./Day/Yr.	Mo./Day/Yr.

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