

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

EPC CASE # 1001770 DRB CASE # 1001770

This plan is consistent with the specific site development plan approved by the Environmental Planning Commission (EPC) on [] and that the findings and conditions in the Official Notice, Notification of Decision have been complied with:

SITE DEVELOPMENT PLAN

Traffic Engineer, Transportation Division *[Signature]* 8/21/05 Date

Parks and General Services Department *[Signature]* 8/24/05 Date

Water Utilities Division *[Signature]* 8/24/05 Date

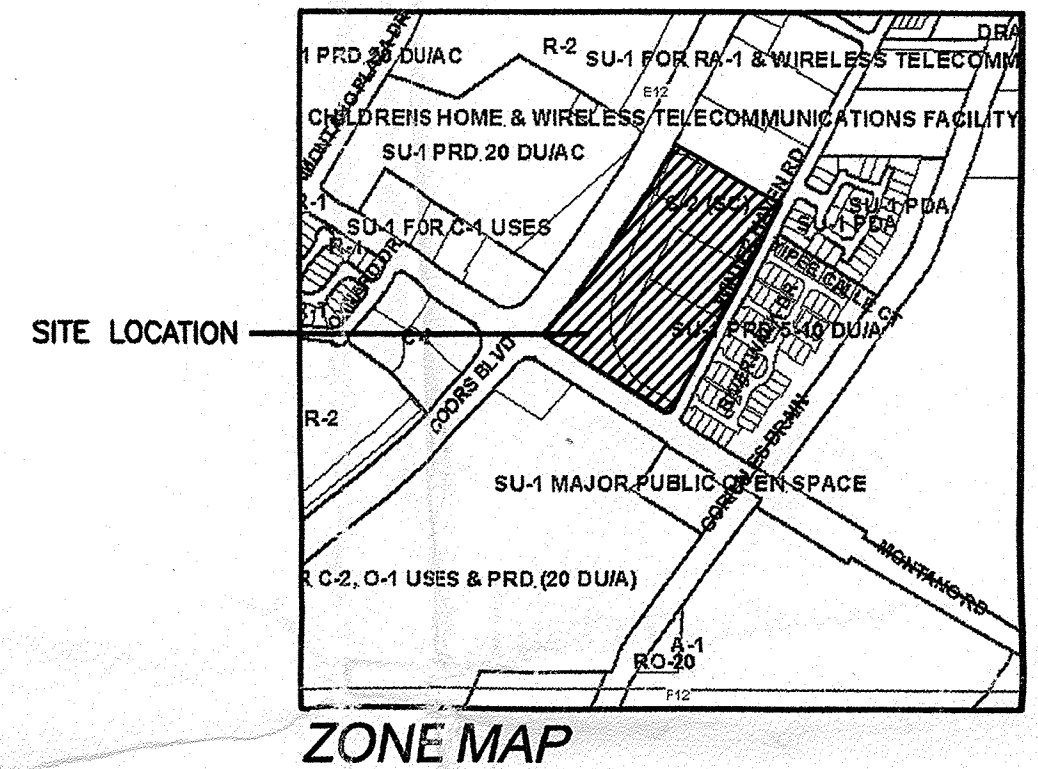
City Engineer, Engineering Division *[Signature]* 8/24/05 Date

APPROVAL AND CONDITIONAL ACCEPTANCE: as specified by the Development Process Manual.

City Planner, Albuquerque / Bernalillo *[Signature]* 8/24/05 Date

County Planning Division *[Signature]* 8/24/05 Date

Solid Waste *[Signature]* 8/16/05 Date



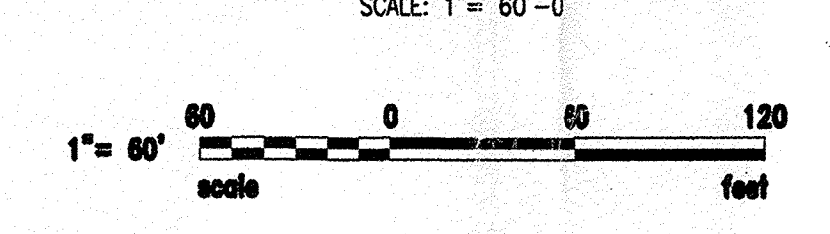
- LEGEND**
- EXISTING PROPERTY LINE
 - - - PROPOSED PROPERTY LINE
 - CURB
 - [Hatched Box] EXISTING TRACT 5-A1-A
 - [Grid Box] EXISTING 5-A2 TO BE CONSOLIDATED WITH 5-A1-A
 - [Dotted Box] EXISTING SIDEWALK
 - [Cross-hatched Box] PROPOSED SIDEWALK
 - [Horizontal Lines Box] EXISTING CROSSWALK
 - [Vertical Lines Box] TRUCK TRAFFIC

SITE DATA TABLE

| PROPOSED TRACT | USE | ZONING | MAX. BLDG. HEIGHT | BEAT. CAPACITY | F.A.R. |
|----------------|---------------|--------|-------------------|----------------|--------|
| 5-A1-B | RETAIL + BANK | C-2 | 30 FEET | 120 | .32 |

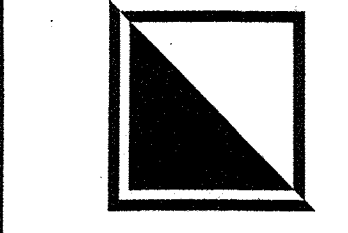
- NOTES:**
- PEDESTRIAN CONNECTIONS SHALL BE PER THE OFF-STREET PARKING REQUIREMENTS OF THE ZONING CODE.
 - MINIMUM BUILDING SETBACKS ARE DESIGNATED ON THE SITE PLAN FOR BUILDING PERMIT.

SITE PLAN FOR SUBDIVISION



AFD PLANS CHECKING OFFICE
924-3611
APPROVED/DISAPPROVED
HYDRANT(S) ONLY
[Signature] 8/16/05
SIGNATURE & DATE

| REV | DATE | BY | REVISION |
|-----|------|----|----------|
| 6 | | | |
| 5 | | | |
| 4 | | | |
| 3 | | | |
| 2 | | | |
| 1 | | | |



GEORGE RAINHART ARCHITECT AND ASSOCIATES PC
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ALBUQUERQUE, NEW MEXICO 87110
PHONE (505) 884-9110 FAX (505) 837-9877

**PRELIMINARY
NOT FOR
CONSTRUCTION**

PROJECT TITLE: THE SHOPS AT MONTANO
COORS AND MONTANO

PROJECT MANAGER: William Sultes

JOB NO.: 0413

DRAWN BY: WRS

SHEET TITLE: SITE PLAN FOR SUBDIVISION

DATE: 8.16.2005

SCALE: 1"=60'

sheet: AS.1 of

1001770