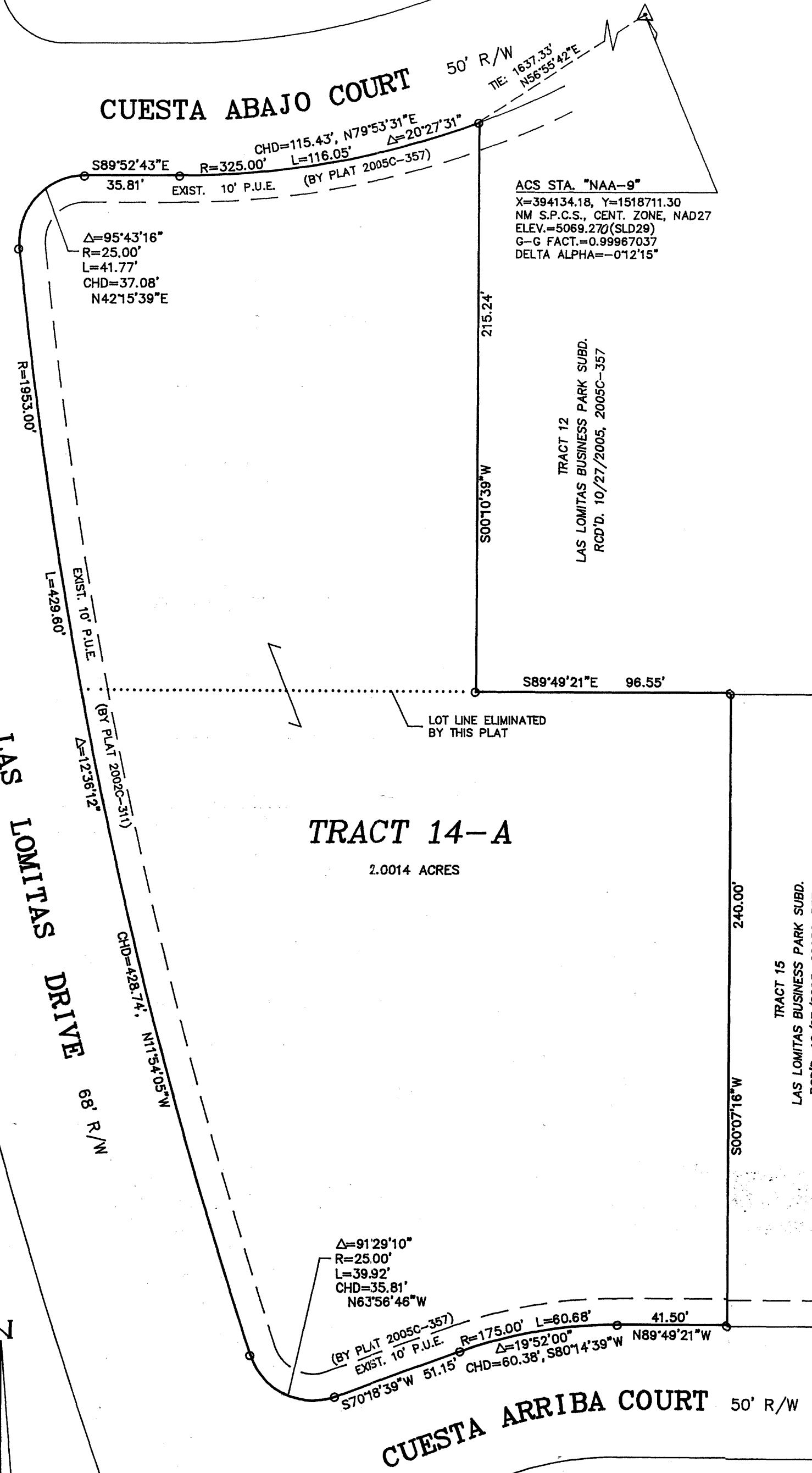


**CUESTA ABAJO COURT** 50' R/W



PLAT FOR  
**TRACT 14-A**  
**LAS LOMITAS BUSINESS PARK SUBDIVISION**

CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JUNE, 2006

PROJECT NO. \_\_\_\_\_  
APPLICATION NO. \_\_\_\_\_

APPROVALS:

	6/13/06
CITY SURVEYOR	DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
PARKS & RECREATION DEPARTMENT	DATE
UTILITIES DEVELOPMENT DIVISION	DATE
A.M.A.F.C.A.	DATE
CITY ENGINEER	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

**DISCLOSURE STATEMENT:**  
THE PURPOSE OF THIS PLAT IS TO COMBINE TWO TRACTS INTO ONE TRACT.

**LEGAL DESCRIPTION:**  
TRACTS 13 AND 14 OF LAS LOMITAS BUSINESS PARK SUBDIVISION, WITHIN THE ELENA GALLEGOS GRANT, PROJECTED SECTION 22, T.11 N., R.3 E., NMPM, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON OCTOBER 27, 2005 IN PLAT BOOK 2005C, FOLIO 357.

- PLAT NOTES:**
- DATE OF SURVEY - MAY, 2006.
  - BEARINGS ARE NM S.P.C.S. GRID BEARINGS. DISTANCES ARE GROUND DISTANCES.
  - RECORD BEARING AND DISTANCE CALLS EQUAL MEASURED VALUES, UNLESS OTHERWISE SHOWN.
  - ALL PROPERTY CORNERS FOUND IN PLACE AND ARE MARKED BY A REBAR w/ CAP PS 7719.
  - CLERKS' INDEXING INFO:  
OWNER: BOLTON, BUSH, DOLAN & WILSON, LLC.  
LOCATION: SEC. 22, T.11N., R.3E., NMPM
  - UTILITY COUNCIL LOCATION SYSTEM LOG NO. 2006241087.
  - ALL EASEMENTS MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS, UTILITY COMPANIES, OR OTHER PARTIES EXPRESSING AN INTEREST, ARE SHOWN HEREON.

**OWNERS' CONSENT, GRANT AND ACKNOWLEDGEMENT:**  
THE UNDERSIGNED OWNERS OF THE LAND SHOWN AND DESCRIBED HEREON STATE THAT THIS PLAT IS EXECUTED WITH THEIR FREE CONSENT AND IS IN ACCORDANCE WITH THEIR WISHES. SAID OWNER WARRANTS THAT HE HOLDS COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

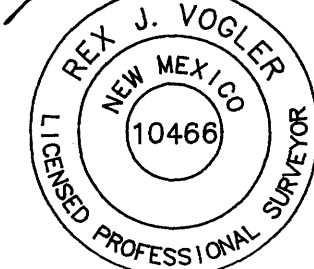
OWNER: BOLTON, BUSH, DOLAN & WILSON, LLC  
  
CARY BUSH, MANAGING PARTNER

STATE OF NEW MEXICO }  
COUNTY OF BERNALILLO } ss  
ON THIS 7th DAY OF June, 2006, THIS INSTRUMENT WAS EXECUTED BEFORE ME BY CARY BUSH, MANAGING PARTNER FOR BOLTON, BUSH, DOLAN & WILSON, LLC.

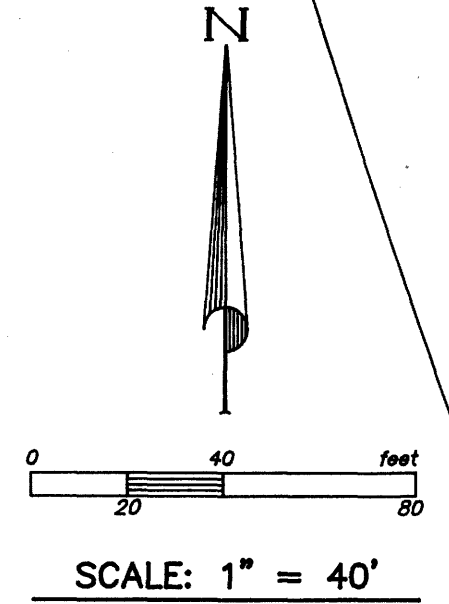
NOTARY PUBLIC: MY COMMISSION EXPIRES: Aug. 25th 2009

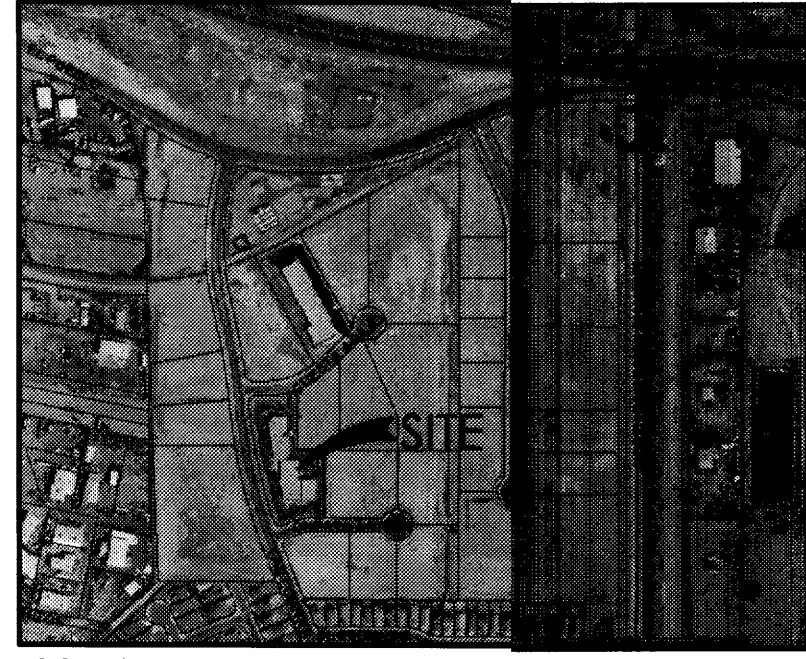
**SURVEYOR'S CERTIFICATION:**  
I, REX J. VOGLER, A PROFESSIONAL SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF NEW MEXICO, CERTIFIES THAT THIS PLAT AND THE FIELD SURVEY ON WHICH IT IS BASED WAS PREPARED BY ME AND MEETS THE MINIMUM REQUIREMENTS FOR LAND SURVEYING IN NEW MEXICO AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

REX J. VOGLER  
NM PS #10466  
DATE June 6, 2006



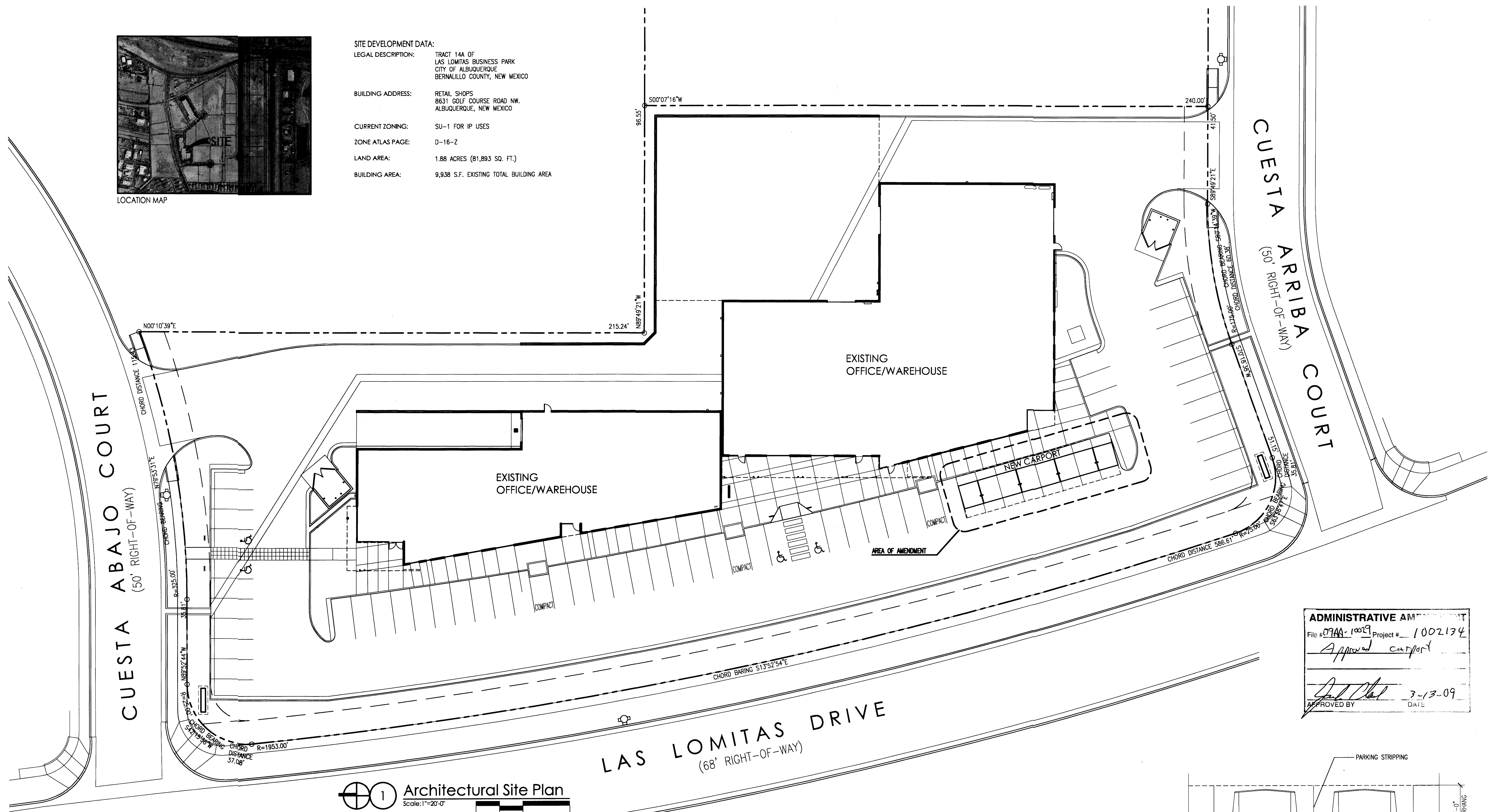
**RIO GRANDE SURVEYING CO., PC**  
P.O. BOX 7155 ABQ, NM 87194  
PHONE & FAX (505) 764-8891





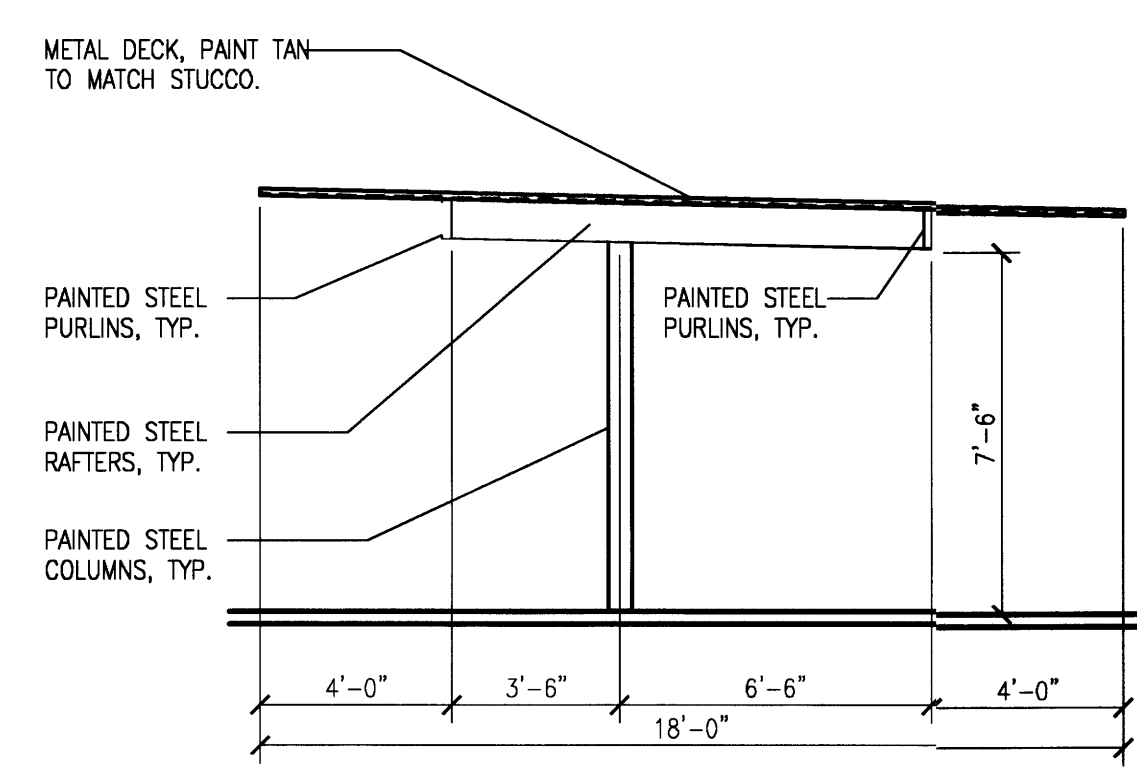
LOCATION MAP

**SITE DEVELOPMENT DATA:**  
**LEGAL DESCRIPTION:** TRACT 14A OF LAS LOMITAS BUSINESS PARK CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO  
**BUILDING ADDRESS:** RETAIL SHOPS 8631 GOLF COURSE ROAD NW. ALBUQUERQUE, NEW MEXICO  
**CURRENT ZONING:** SU-1 FOR IP USES  
**ZONE ATLAS PAGE:** D-16-Z  
**LAND AREA:** 1.88 ACRES (81,893 SQ. FT.)  
**BUILDING AREA:** 9,938 S.F. EXISTING TOTAL BUILDING AREA

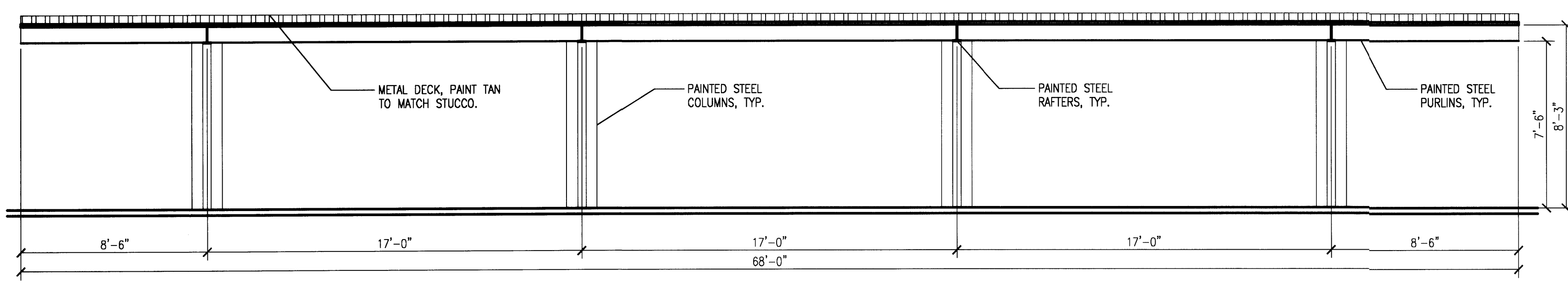


**1 Architectural Site Plan**  
 Scale: 1"=20'-0"

**ADMINISTRATIVE APPROVAL**  
 File # 07AA-10019 Project # 1002134  
 Approved carport  
 APPROVED BY: [Signature] DATE: 3-13-09

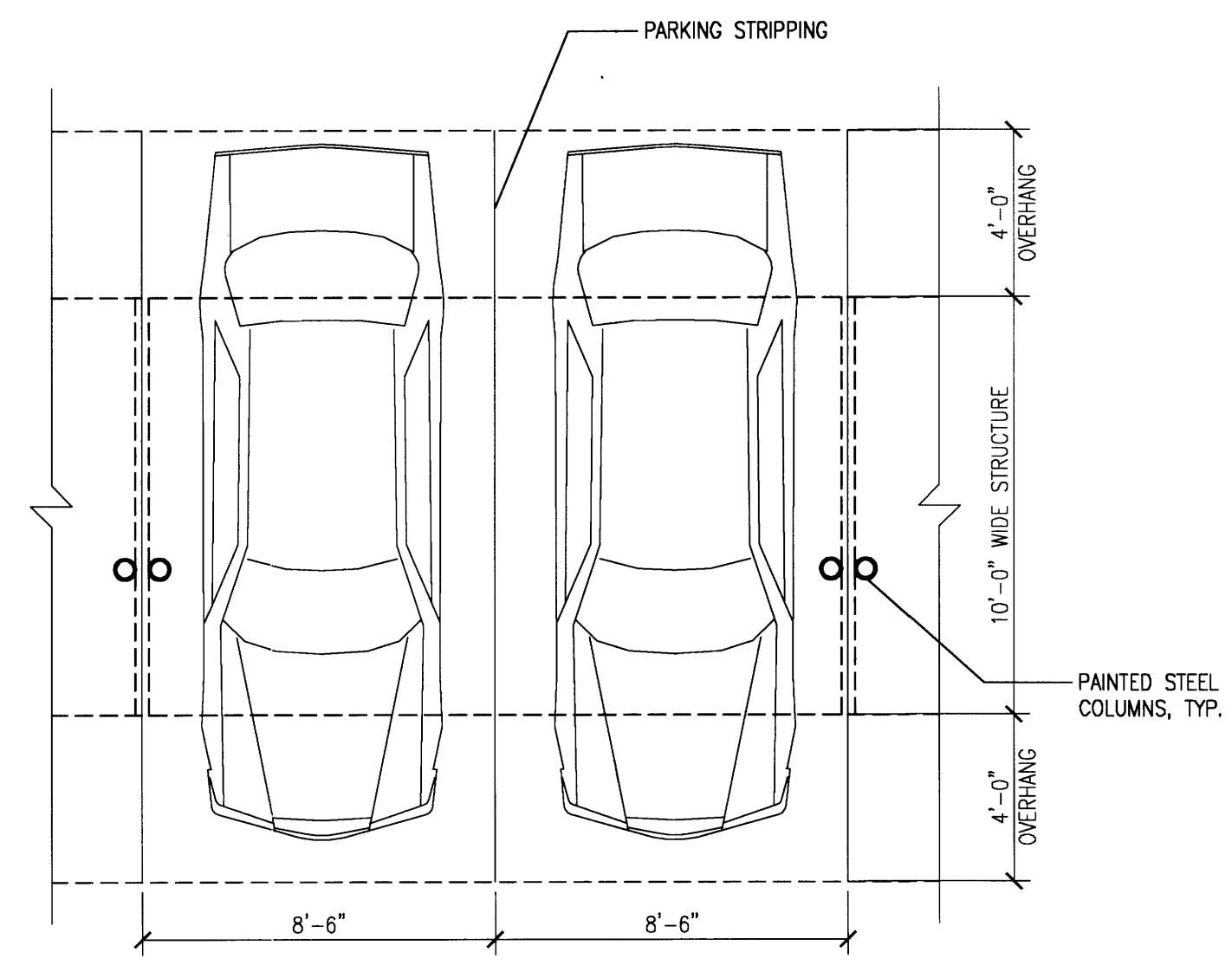


**2 Carport Elevation-Typ, Side**  
 Scale: 1/4"=1'-0"



**3 Carport Elevation-Typ, Front/Rear**  
 Scale: 1/4"=1'-0"

**NOTE:** ALL EXPOSED STEEL TO BE PAINTED DARK GRAY TO MATCH BUILDING COLOR, UNLESS OTHERWISE NOTED.



**4 Plan-Typ, Column Layout**  
 Scale: 1/4"=1'-0"

rev	date	by	revision
A			
A			
A			
A			

**MH**  
 Mullen Heller  
 Architecture P.C.  
 924 Park Avenue SW  
 Suite B  
 Albuquerque, NM 87102  
 505 268 4144 [p]  
 505 268 4244 [f]

job number	09-10
drawn by	rms
project manager	Douglas Heller, AIA
date	3/4/09

project title  
**BDW Office/Warehouse**  
 1301 Cuesta Arriba Court 87113  
 Albuquerque, New Mexico  
 sheet title  
**Architectural Site Plan**

sheet  
**A001-AA**

LEGAL DESCRIPTION:  
TRACT 13 AND 14, LAS LOMITAS BUSINESS PARK

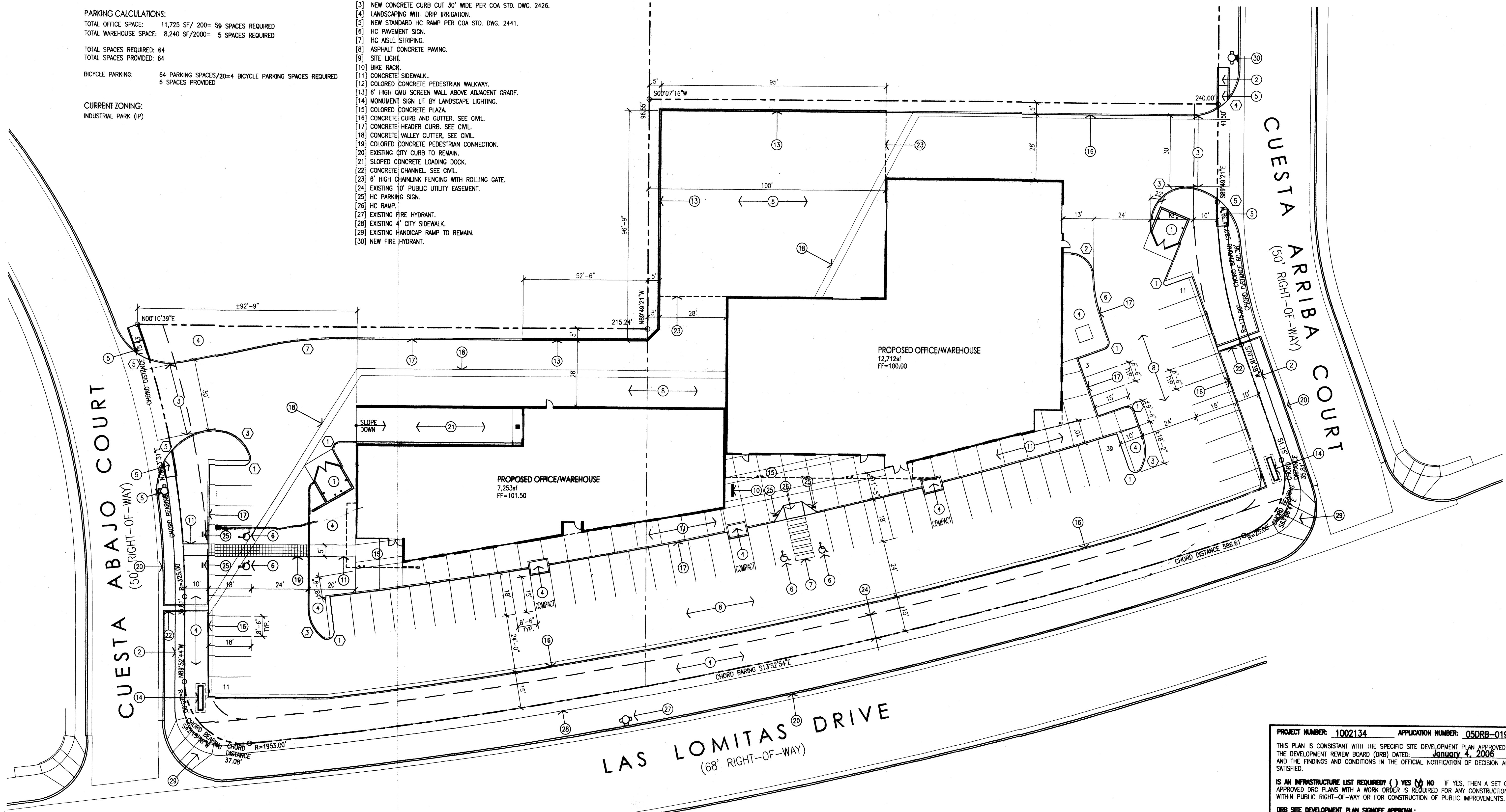
PARKING CALCULATIONS:  
TOTAL OFFICE SPACE: 11,725 SF / 200 = 59 SPACES REQUIRED  
TOTAL WAREHOUSE SPACE: 8,240 SF / 2000 = 5 SPACES REQUIRED  
TOTAL SPACES REQUIRED: 64  
TOTAL SPACES PROVIDED: 64

BICYCLE PARKING: 64 PARKING SPACES/20=4 BICYCLE PARKING SPACES REQUIRED  
6 SPACES PROVIDED

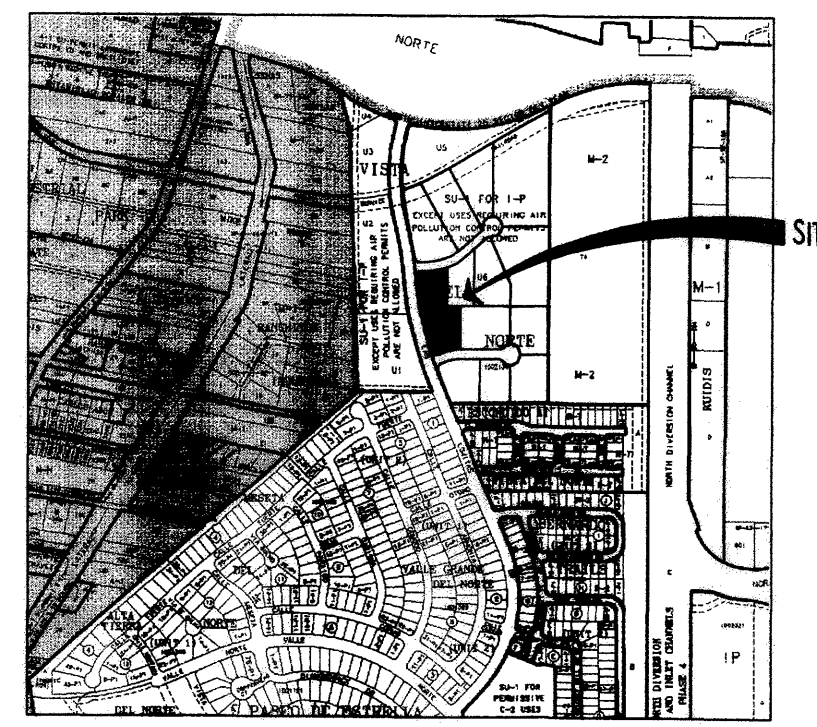
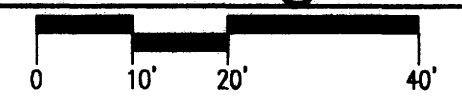
CURRENT ZONING:  
INDUSTRIAL PARK (IP)

KEYED NOTES:

- [1] CMU DUMPSTER ENCLOSURE WITH STUCCO FINISH.
- [2] NEW 4' WIDE CITY SIDEWALK PER COA STD. DWG. 2430.
- [3] NEW CONCRETE CURB CUT 30' WIDE PER COA STD. DWG. 2426.
- [4] LANDSCAPING WITH DRIP IRRIGATION.
- [5] NEW STANDARD HC RAMP PER COA STD. DWG. 2441.
- [6] HC PAVEMENT SIGN.
- [7] HC AISLE STRIPING.
- [8] ASPHALT CONCRETE PAVING.
- [9] SITE LIGHT.
- [10] BIKE RACK.
- [11] CONCRETE SIDEWALK.
- [12] COLORED CONCRETE PEDESTRIAN WALKWAY.
- [13] 6' HIGH CMU SCREEN WALL ABOVE ADJACENT GRADE.
- [14] MONUMENT SIGN LIT BY LANDSCAPE LIGHTING.
- [15] COLORED CONCRETE PLAZA.
- [16] CONCRETE CURB AND GUTTER. SEE CIVIL.
- [17] CONCRETE HEADER CURB. SEE CIVIL.
- [18] CONCRETE VALLEY CUTTER. SEE CIVIL.
- [19] COLORED CONCRETE PEDESTRIAN CONNECTION.
- [20] EXISTING CITY CURB TO REMAIN.
- [21] SLOPED CONCRETE LOADING DOCK.
- [22] CONCRETE CHANNEL. SEE CIVIL.
- [23] 6' HIGH CHAINLINK FENCING WITH ROLLING GATE.
- [24] EXISTING 10' PUBLIC UTILITY EASEMENT.
- [25] HC PARKING SIGN.
- [26] HC RAMP.
- [27] EXISTING FIRE HYDRANT.
- [28] EXISTING 4' CITY SIDEWALK.
- [29] EXISTING HANICAP RAMP TO REMAIN.
- [30] NEW FIRE HYDRANT.



1 Site Development Plan for Building Permit  
Scale: 1"=20'-0"



VICINITY MAP (D-16)

- RADIUS INFORMATION
- ① RADIUS = 3'-0"
  - ② RADIUS = 10'-0"
  - ③ RADIUS = 15'-0"
  - ④ RADIUS = 20'-0"
  - ⑤ RADIUS = 25'-0"
  - ⑥ RADIUS = 60'-0"
  - ⑦ RADIUS = 150'-0"

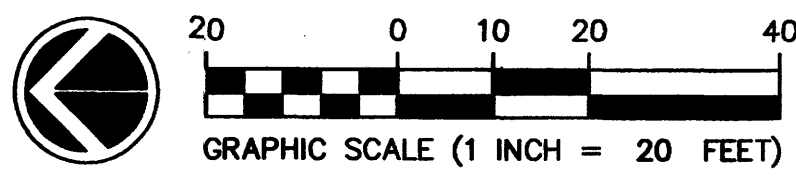
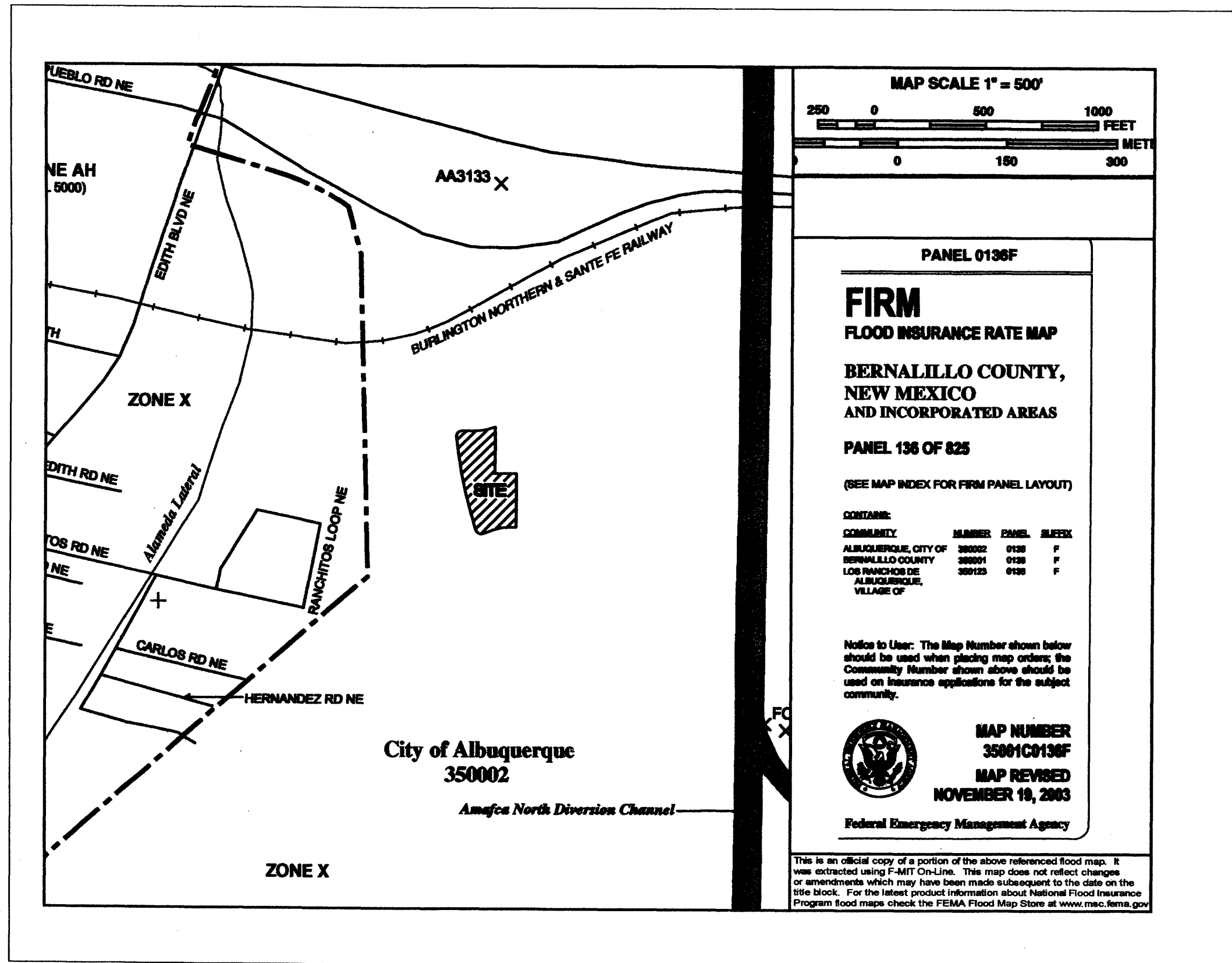
PROJECT NUMBER: 1002134	APPLICATION NUMBER: 05DRB-01928
THIS PLAN IS CONSISTENT WITH THE SPECIFIC SITE DEVELOPMENT PLAN APPROVED BY THE DEVELOPMENT REVIEW BOARD (DRB) DATED: <b>January 4, 2006</b> AND THE FINDINGS AND CONDITIONS IN THE OFFICIAL NOTIFICATION OF DECISION ARE SATISFIED.	
IS AN INFRASTRUCTURE LIST REQUIRED? ( ) YES (X) NO IF YES, THEN A SET OF APPROVED DRG PLANS WITH A WORK ORDER IS REQUIRED FOR ANY CONSTRUCTION WITHIN PUBLIC RIGHT-OF-WAY OR FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS.	
<b>DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:</b>	
<i>[Signature]</i> TRAFFIC ENGINEER, TRANSPORTATION DIVISION	1-4-06 Date
<i>[Signature]</i> UTILITIES DEVELOPMENT	1/4/06 Date
<i>[Signature]</i> PARKS AND RECREATION DEPARTMENT	1/4/06 Date
<i>[Signature]</i> CITY ENGINEER	1/4/06 Date
<i>[Signature]</i> ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	N/A Date
<i>[Signature]</i> SOLID WASTE MANAGEMENT	1/4/06 Date
<i>[Signature]</i> DRB CHAIRPERSON, PLANNING DEPARTMENT	6/28/06 Date

revision	
by	
date	
rev	▲▲▲▲▲

**MH**  
Mullen Heller  
Architecture P.C.  
1015 Tijeras Avenue NW  
Suite 220  
Albuquerque, NM 87102  
505 268 4144 [p]  
505 268 4244 [f]

job number	05-44
drawn by	mws
project manager	Douglas Heller, AIA
date	1/3/06

project title  
**BDW Office/Warehouse**  
Tracts 13 and 14, Las Lomitas Business Park  
Albuquerque, New Mexico  
sheet title  
**Site Development Plan**  
sheet-1 of 3  
**A001**



**LEGAL DESCRIPTION**  
TRACTS 13 AND 14, LOS LAMITAS BUSINESS PARK SUBDIVISION.

**ACS BENCHMARK**  
ACS MONUMENT "AAA-9", BEING A STANDARD BRASS TABLET (AMAFCA RIGHT-OF-WAY MARKER), STAMPED "AAA-9", WITH AN ELEVATION OF 5069.27 (SLD 1929); ADJUSTED 5071.90 (NAVDBB).

**FLOODPLAIN**  
THE PROPERTY SHOWN HEREON DOES NOT LIE WITHIN ANY DESIGNATED FLOODPLAIN PER THE FLOOD INSURANCE RATE MAP OF THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMMUNITY-PANEL NO. 35001C0136 F; EFFECTIVE DATE NOVEMBER 19, 2003 AS SHOWN ON THIS SHEET.

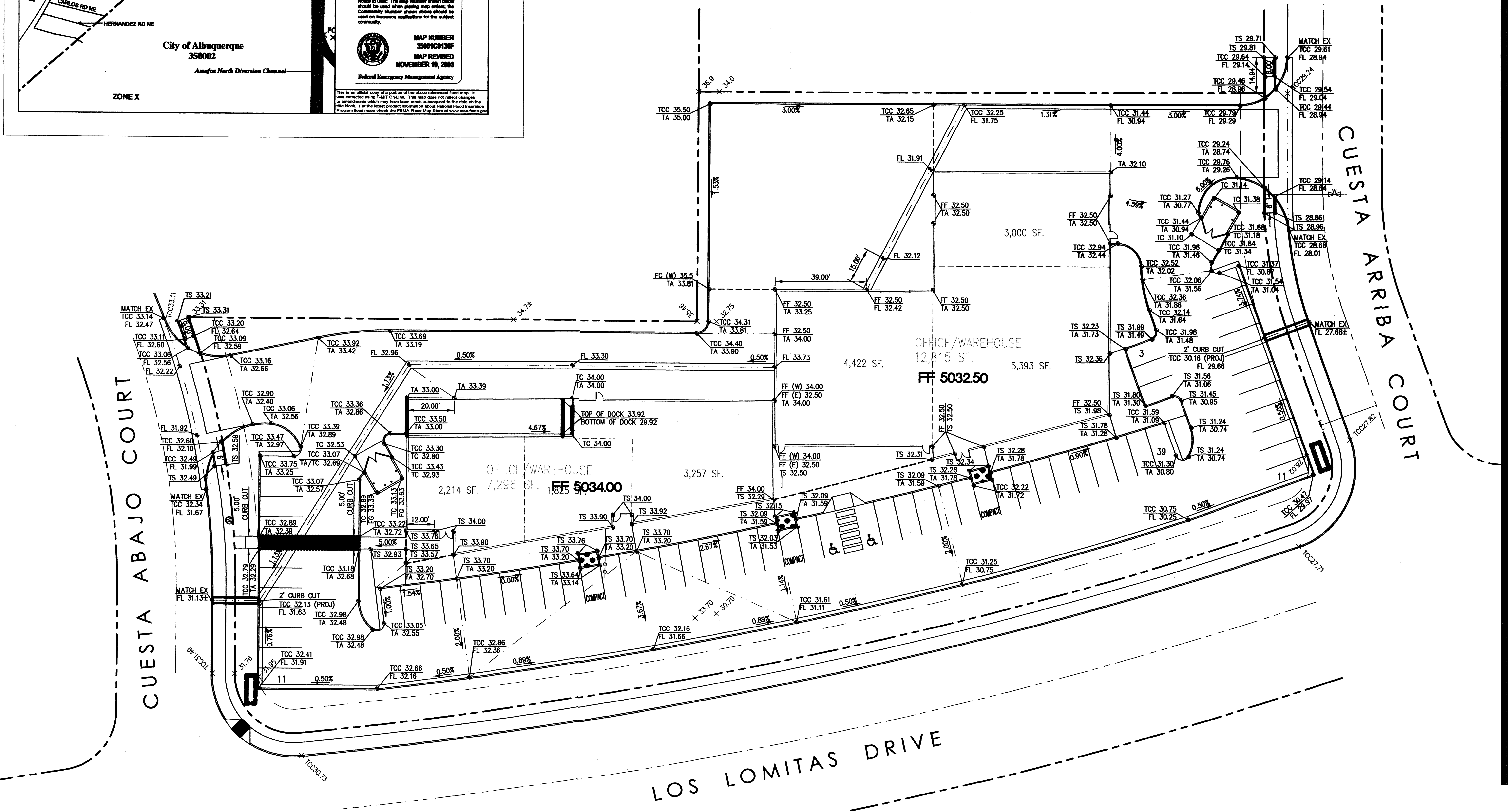
**BUILDING ENGINEERING AND MUNICIPAL DESIGNS**  
**BEAM** DESIGNS  
855 POLARIS BLVD., SE  
RIO RANCHO, NM 87124  
PHONE (505) 896-0391  
FAX (505) 894-3952  
beamdesigns@quest.net

**VICINITY MAP D-16**

revision	
by	
date	
rev	▲▲▲▲▲

**MH**  
Mullen Heller  
Architecture P.C.  
1015 Tijeras Avenue NW  
Suite 220  
Albuquerque 87102  
505 268 4144 [p]  
505 268 4244 [f]

job number	05-44
drawn by	BCM
project manager	Douglas Heller, AIA
date	12/14/05



project title  
**BDW Office/Warehouse**  
Tracts 13 and 14, Los Lomitas Business Park  
Albuquerque, New Mexico

sheet title  
**Grading Plan**

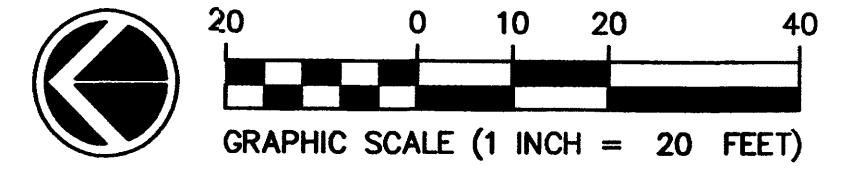
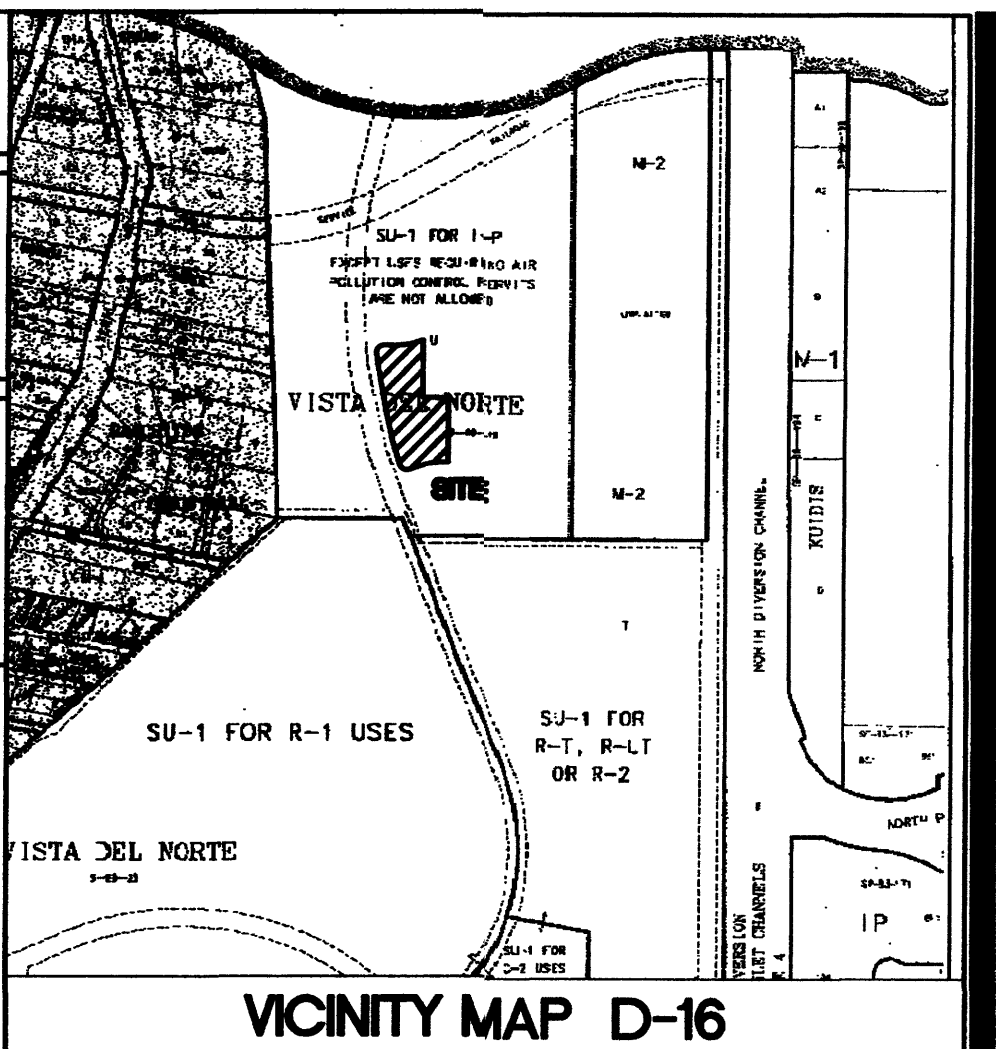
sheet number  
**C002**

**LEGAL DESCRIPTION**  
 TRACTS 13 AND 14, LOS LAMITAS BUSINESS PARK SUBDIVISION.

**ACS BENCHMARK**  
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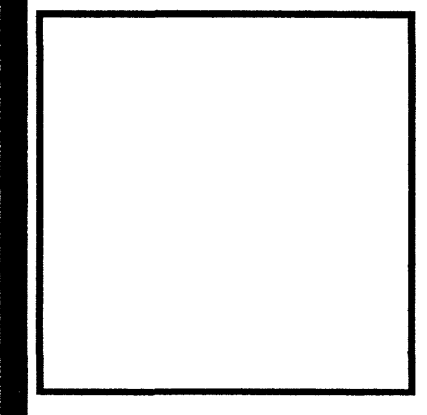
**FLOODPLAIN**  
 THE PROPERTY SHOWN HEREON DOES NOT LIE WITHIN ANY DESIGNATED FLOODPLAIN PER THE FLOOD INSURANCE RATE MAP OF THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMMUNITY-PANEL NO. 35001C0136 F; EFFECTIVE DATE NOVEMBER 19, 2003 AS SHOWN ON THIS SHEET.

**BEAM**  
 BUILDING ENGINEERING AND MUNICIPAL DESIGNS  
 855 POLARIS BLVD., SE RIO RANCHO, NM 87124  
 PHONE (505) 896-0391  
 FAX (505) 994-3952  
 beamdesigns@quest.net



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**MH**  
 Mullen Heller  
 Architecture P.C.  
 1015 Tijeras Avenue NW  
 Suite 220  
 Albuquerque 87102  
 505 268 4144 [p]  
 505 268 4244 [f]

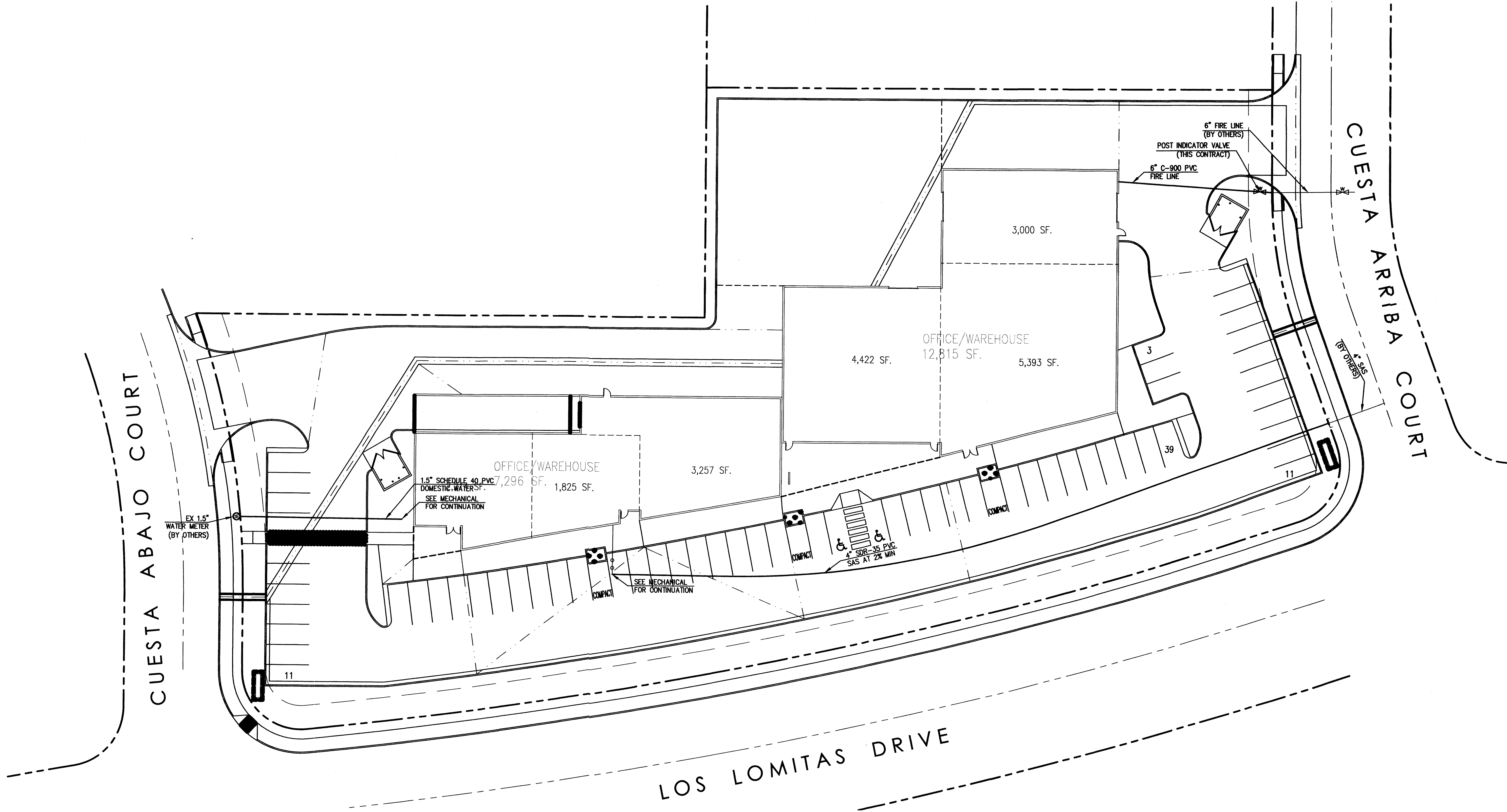


job number	05-44
drawn by	BOM
project manager	Douglas Heller, AIA
date	12/14/05

project title  
**BDW Office/Warehouse**  
 Tracts 13 and 14, Los Lomas Business Park  
 Albuquerque, New Mexico

sheet title  
**Site Utility Plan**

sheet 3 of 6  
**C003**



**PLANT LEGEND**

Qty.	Symbol	Scientific Name Common Name	Size	Water Use	Coverage Area
<b>Trees</b>					
15		Fraxinus velutina 'Modesto' Modesto Ash	2" B&B	Medium +	
9		Gleditsia triacanthos Honeylocust	2" B&B	Medium	
5		Pinus nigra Austrian Pine	5'-6'	Medium	
5		Pryus calleryana Flowering Pear	15 Gal	Medium +	
<b>Shrubs/Groundcovers</b>					
38		Buddleia davidii Butterfly Bush	5-Gal	Medium	20 sf x 38=760 sf
8		Caesalpinia gilliesii Yellow Bird of Paradise	5-Gal	Low	50 sf x 8=400 sf
31		Caryopteris clandonensis Blue Mist	5-Gal	Medium	32 sf x 31=992 sf
39		Cotoneaster parneyi Clusterberry	5-Gal	Low+	50 sf x 39=1950 sf
14		Rosmarinus Off. Pro. Creeping Rosemary	5-Gal	Low +	30 sf x 14=420 sf
13		Prunus besseyi Western Sand Cherry	5-Gal	Medium	25 sf x 13=325 sf
20		Rhaphiolepis indica India Hawthorn	5-Gal	Medium	30 sf x 20=600 sf
45		Rosmarinus officinalis Rosemary	5-Gal	Low +	30 sf x 45=1350 sf
43		Salvia greggii Cherry Sage	1-Gal	Medium	18 sf x 43=774 sf
<b>Ornamental Grasses</b>					
42		Miscanthus sinensis 'Gracillimus' Maiden Grass	5-Gal	Medium	20 sf x 42=840 sf

**SITE DATA**

GROSS LOT AREA	+/- 87,087 SF
LESS BUILDING(S)	20,111 SF
NET LOT AREA	66,976 SF
REQUIRED LANDSCAPE 15% OF NET LOT AREA	10,046 SF
PROPOSED LANDSCAPE PERCENT OF NET LOT AREA	14,275 SF (NOT INCLUDING 21% ROW)
REQUIRED LANDSCAPE COVERAGE MIN. 15% OF REQUIRED LANDSCAPE AREA	7,534 SF
PROPOSED LANDSCAPE COVERAGE PERCENT OF REQUIRED LANDSCAPE AREA	8,411 SF 83%
REQUIRED STREET TREES PROVIDED AT 30' O.C. SPACING ALONG STREET	24
REQUIRED PARKING LOT TREES PROVIDED AT 1 PER 10 SPACES (64 SPACES/10)	7

**NOTE**

MAINTENANCE OF LANDSCAPE AND IRRIGATION PROVIDED BY OWNER

LANDSCAPE AREAS TO BE MULCHED WITH SUNSET ROSE CRUSHER FINES AT 3" DEPTH

APPROVAL OF THE LANDSCAPE PLAN DOES NOT CONSTITUTE OR IMPLY COMPLIANCE WITH, OR EXEMPTION FROM, THE C.O.A LANDSCAPE AND WATER WASTE ORDINANCE

TREES ARE NOT TO BE PLACED IN PUBLIC UTILITY EASEMENTS

NO PARKING SPACE SHALL BE MORE THEN 100' FROM A TREE.

PLANTINGS TO BE WATERED BY AUTO. DRIP IRRIGATION SYSTEM WITH REDUCED PRESSURE BACKFLOW PREVENTER (WILKINS MODEL 975) PER CITY OF ALBUQUERQUE

WATER MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER

THIS PLAN IS TO COMPLY WITH C.O.A. LANDSCAPE AND WATER WASTE ORDINANCE  
PLANTING RESTRICTIONS APPROACH

IT IS THE INTENT OF THIS PLAN TO PROVIDE MIN. 75% LIVE GROUNDCOVER OF LANDSCAPE AREAS AT MATURITY

**PLANTING RESTRICTIONS APPROACH**

A MINIMUM OF 80% OF THE PLANTINGS TO BE LOW OR MEDIUM WATER USE PLANTS

A MAXIMUM OF 20% OF THE LANDSCAPE AREA TO BE HIGH WATER USE TURF

Total landscape coverage=8411 sf

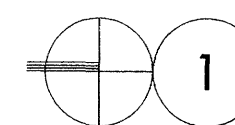
OFFICE/WAREHOUSE  
12,815 SF.

OFFICE/WAREHOUSE  
7,296 SF.

CUESTA ABAJO COURT  
(50' RIGHT-OF-WAY)

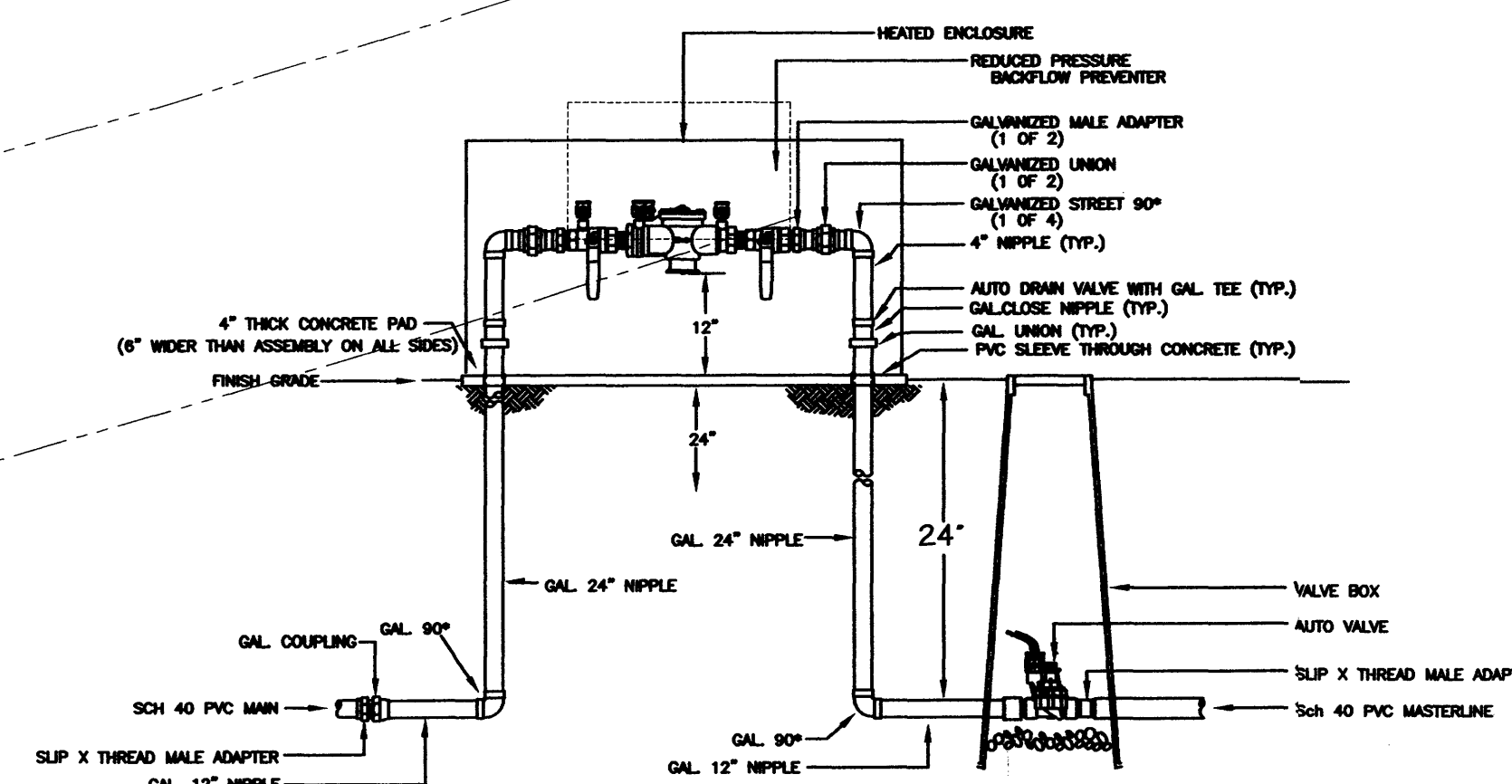
CUESTA ARIBA COURT  
(50' RIGHT-OF-WAY)

LOS LOMITAS DRIVE  
(68' RIGHT-OF-WAY)



1 Landscape Plan for Building Permit

Scale: 1"=20'-0"



Mastervalue w/RPBA

NOTE:  
1. INSTALL BACKFLOW PREVENTER AS REQUIRED BY LOCAL CODES AND HEALTH DEPARTMENT. VERIFY LOCAL REQUIREMENTS PRIOR TO INSTALLATION.

*Growing Better Up*  
**Heads**

LANDSCAPE CONTRACTORS  
www.headsuplandscapes.com

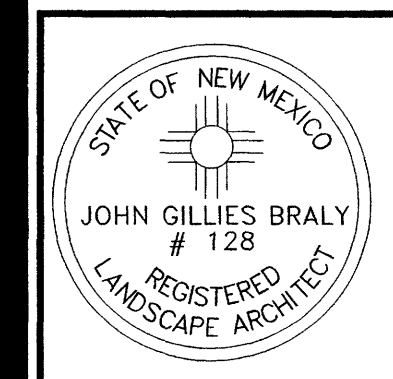
P.O. BOX 10597  
Albuquerque, NM 87184  
505.898.9615  
505.898.2105 (fax)  
design@hulc.com

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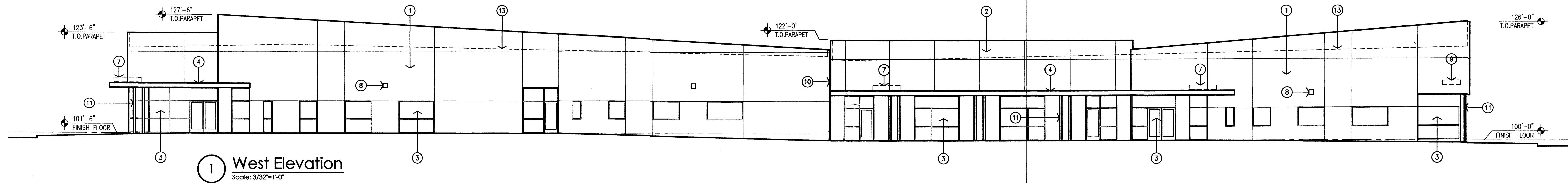
Mullen Heller  
Architecture P.C.

1015 Tijeras Avenue NW  
Suite 220  
Albuquerque, NM 87102  
505 268 4144(p)  
505 268 4244 (f)

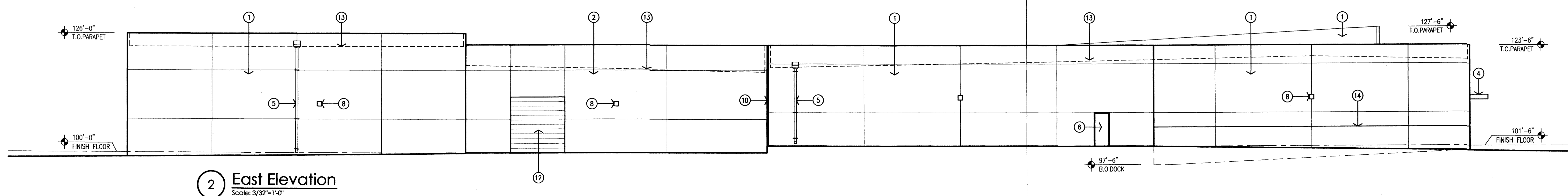


job number	mws
drawn by	Douglas Heller, AIA
project manager	Douglas Heller, AIA
date	11/17/05

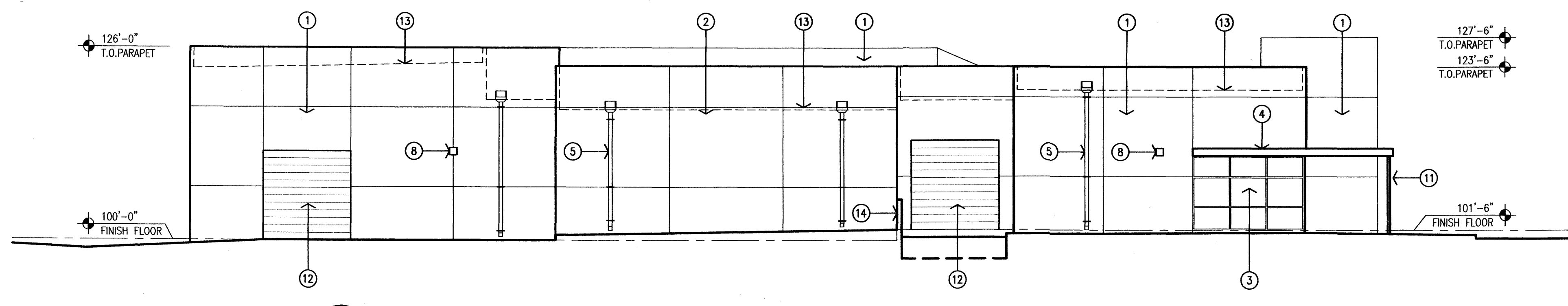
project title  
Albuquerque, New Mexico  
sheet title  
Landscape Plan



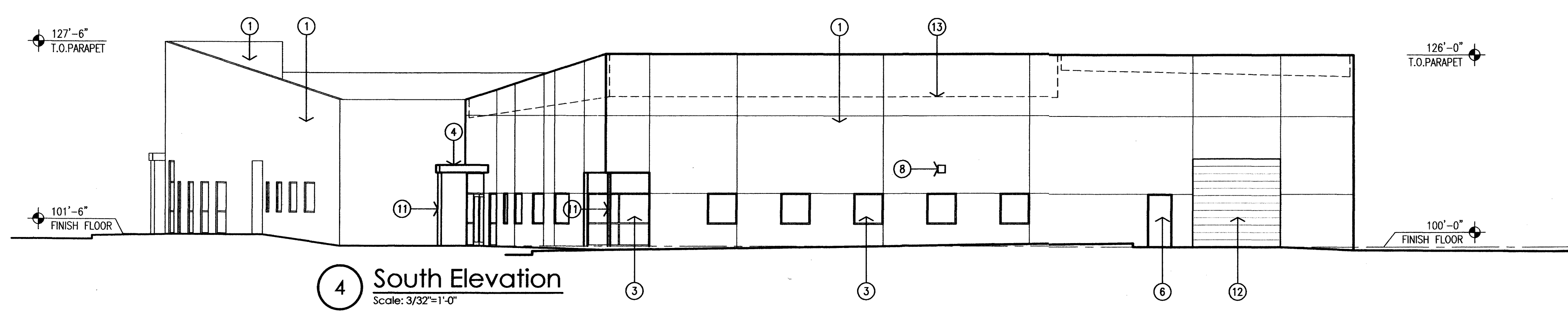
1 West Elevation  
Scale: 3/32"=1'-0"



2 East Elevation  
Scale: 3/32"=1'-0"



3 North Elevation  
Scale: 3/32"=1'-0"

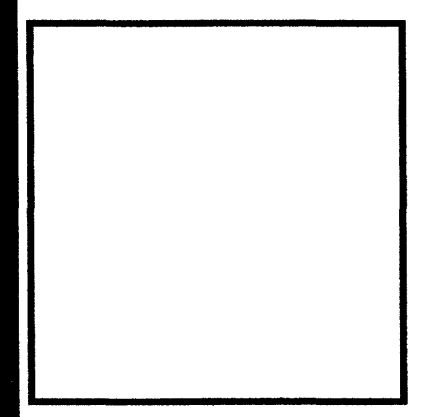


4 South Elevation  
Scale: 3/32"=1'-0"

- KEYED NOTES:
- [1] 2-COAT STUCCO SYSTEM OVER 1 LAYER BUILDING PAPER AND WIRE MESH. COLOR: TAN
  - [2] 2-COAT STUCCO SYSTEM OVER 1 LAYER BUILDING PAPER AND WIRE MESH. COLOR: BLUE
  - [3] CLEAR ANODIZED ALUMINUM STOREFRONT WITH BLUE TINTED INSULATED GLAZING.
  - [4] STEEL BEAM CONJOY, PAINTED DARK GRAY.
  - [5] PREFINISHED DARK GRAY SHEET METAL COLLECTOR BOX AND DOWNSPOUT.
  - [6] HOLLOW METAL DOOR AND FRAME, PAINTED DARK GRAY.
  - [7] INDIVIDUAL CHANNEL LETTER SIGNAGE.
  - [8] 150w HID FULL CUT-OFF WALL MOUNTED LIGHT FIXTURE.
  - [9] 12" HIGH ADDRESS CHANNEL LETTERS.
  - [10] 2" EXPANSION JOINT.
  - [11] STEEL PIPE COLUMN, PAINTED DARK GRAY.
  - [12] OVERHEAD DOOR, PAINTED DARK GRAY.
  - [13] LINE OF ROOF BEYOND.
  - [14] CMU SCREEN WALL AT RECESSED DOCK WELL.

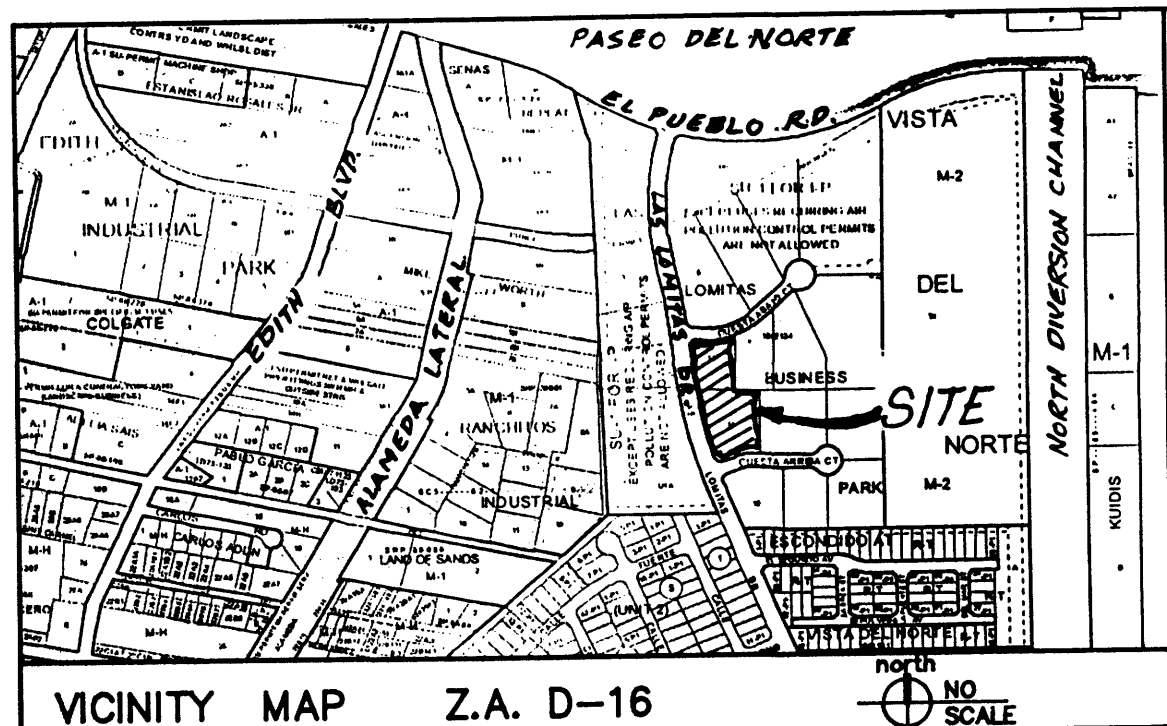
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date	
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**MH**  
Mullen Heller  
Architecture P.C.  
1015 Tijeras Avenue NW  
Suite 220  
Albuquerque, NM 87102  
505 268 4144 [p]  
505 268 4244 [f]



job number	
drawn by	mws
project manager	Douglas Heller, AIA
date	12/23/05

project title  
**BDW Office/Warehouse**  
Tracts 13 and 14, Las Lomas Business Park  
Albuquerque, New Mexico  
sheet title  
**Exterior Elevations**



PLAT FOR  
TRACT 14-A  
LAS LOMITAS BUSINESS PARK SUBDIVISION  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JUNE, 2006

PROJECT NO. 1002134  
APPLICATION NO. 06DRB-00883

APPROVALS:

*[Signature]* 6/13/06  
CITY SURVEYOR DATE

*[Signature]* 6-28-06  
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE

*Christina Sandoval* 6/28/06  
PARKS & RECREATION DEPARTMENT DATE

*Roger J. Hearn* 6-28-06  
UTILITIES DEVELOPMENT DIVISION DATE

*Bradley d. Bingham* 6/28/06  
A.M.A.F.C.A. DATE

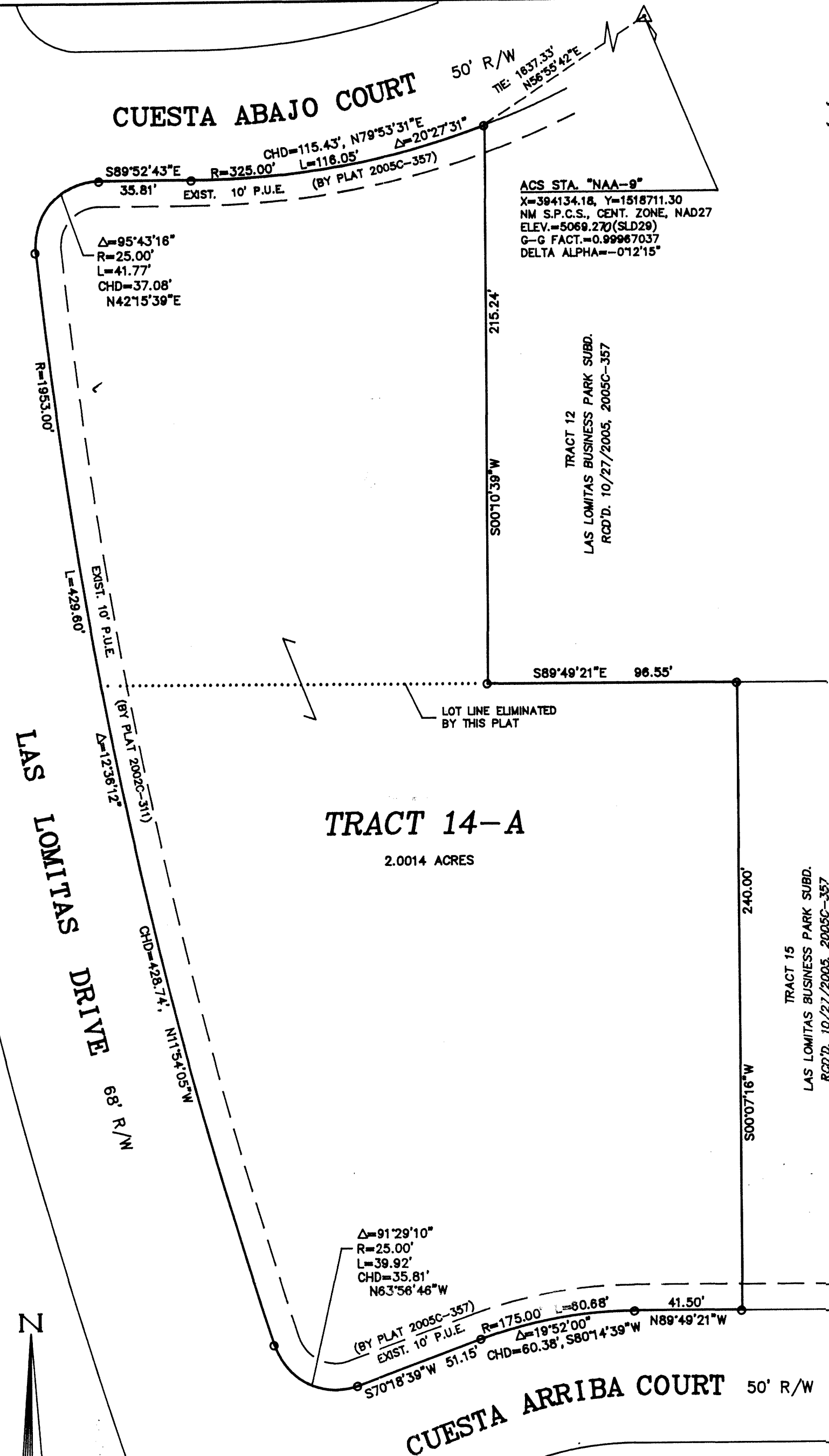
*Bradley d. Bingham* 6/28/06  
CITY ENGINEER DATE

*Andrew Garcia* 6/28/06  
DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

**DISCLOSURE STATEMENT:**  
THE PURPOSE OF THIS PLAT IS TO COMBINE TWO TRACTS INTO ONE TRACT.

**LEGAL DESCRIPTION:**  
TRACTS 13 AND 14 OF LAS LOMITAS BUSINESS PARK SUBDIVISION, WITHIN THE ELENA GALLEGOS GRANT, PROJECTED SECTION 22, T.11 N., R.3 E., NMPM, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON OCTOBER 27, 2005 IN PLAT BOOK 2005C, FOLIO 357.

- PLAT NOTES:**
- DATE OF SURVEY - MAY, 2006.
  - BEARINGS ARE NM S.P.C.S. GRID BEARINGS. DISTANCES ARE GROUND DISTANCES.
  - RECORD BEARING AND DISTANCE CALLS EQUAL MEASURED VALUES, UNLESS OTHERWISE SHOWN.
  - ALL PROPERTY CORNERS FOUND IN PLACE AND ARE MARKED BY A REBAR w/ CAP PS 7719.
  - CLERKS' INDEXING INFO:  
OWNER: BOLTON, BUSH, DOLAN & WILSON, LLC.  
LOCATION: SEC. 22, T.11N., R.3E., NMPM
  - UTILITY COUNCIL LOCATION SYSTEM LOG NO. 2006241087.
  - ALL EASEMENTS MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS, UTILITY COMPANIES, OR OTHER PARTIES EXPRESSING AN INTEREST, ARE SHOWN HEREON.



**OWNERS' CONSENT, GRANT AND ACKNOWLEDGEMENT:**  
THE UNDERSIGNED OWNERS OF THE LAND SHOWN AND DESCRIBED HEREOF STATE THAT THIS PLAT IS EXECUTED WITH THEIR FREE CONSENT AND IS IN ACCORDANCE WITH THEIR WISHES. SAID OWNER WARRANTS THAT HE HOLDS COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED

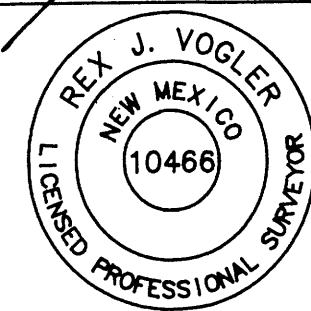
OWNER: BOLTON, BUSH, DOLAN & WILSON, LLC  
*Cary Bush*  
CARY BUSH, MANAGING PARTNER

STATE OF NEW MEXICO }  
COUNTY OF BERNALILLO } ss  
ON THIS 7th DAY OF June, 2006, THIS INSTRUMENT WAS EXECUTED BEFORE ME BY CARY BUSH, MANAGING PARTNER FOR BOLTON, BUSH, DOLAN & WILSON, LLC.

NOTARY PUBLIC: *[Signature]* MY COMMISSION EXPIRES: Aug 25th 2009

**SURVEYOR'S CERTIFICATION:**  
I, REX J. VOGLER, A PROFESSIONAL SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF NEW MEXICO, CERTIFIES THAT THIS PLAT AND THE FIELD SURVEY ON WHICH IT IS BASED WAS PREPARED BY ME AND MEETS THE MINIMUM REQUIREMENTS FOR LAND SURVEYING IN NEW MEXICO AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

REX J. VOGLER  
NM PS #10466  
DATE: June 6, 2006



**RIO GRANDE SURVEYING CO., PC**  
P.O. BOX 7155 ABQ, NM 87194  
PHONE & FAX (505) 784-8891

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND  
PAID ON UPC # 101606340243810205  
PROPERTY OWNER OF RECORD  
*[Signature]*  
BERNALILLO COUNTY TREASURER'S OFFICE  
*[Signature]* 6-29-06

SCALE: 1" = 40'





LEGAL DESCRIPTION:  
TRACT 13 AND 14, LAS LOMITAS BUSINESS PARK

PARKING CALCULATIONS:  
TOTAL OFFICE SPACE: 11,725 SF / 200 = 59 SPACES REQUIRED  
TOTAL WAREHOUSE SPACE: 8,240 SF / 2000 = 5 SPACES REQUIRED

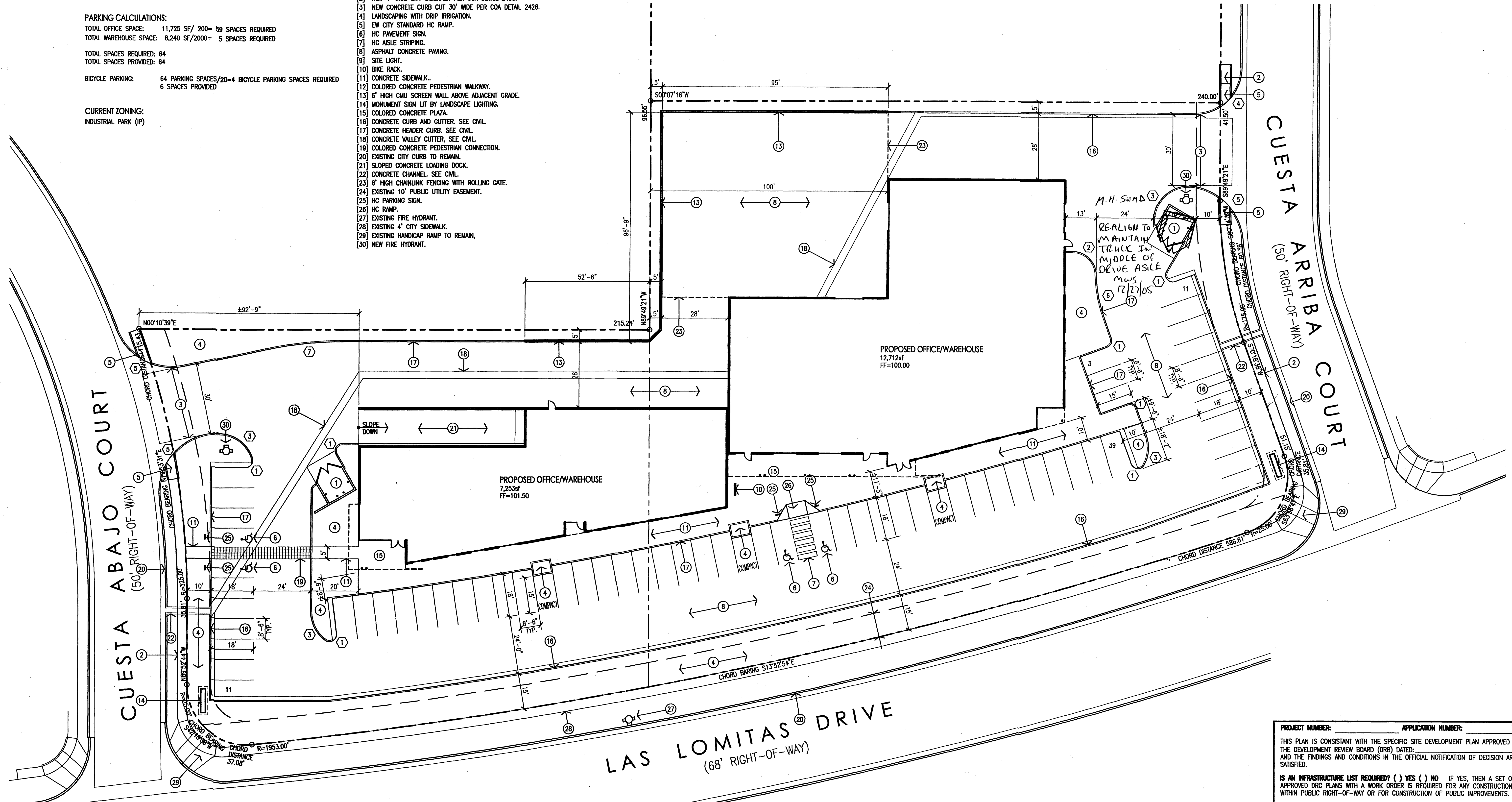
TOTAL SPACES REQUIRED: 64  
TOTAL SPACES PROVIDED: 64

BICYCLE PARKING: 64 PARKING SPACES/20=4 BICYCLE PARKING SPACES REQUIRED  
6 SPACES PROVIDED

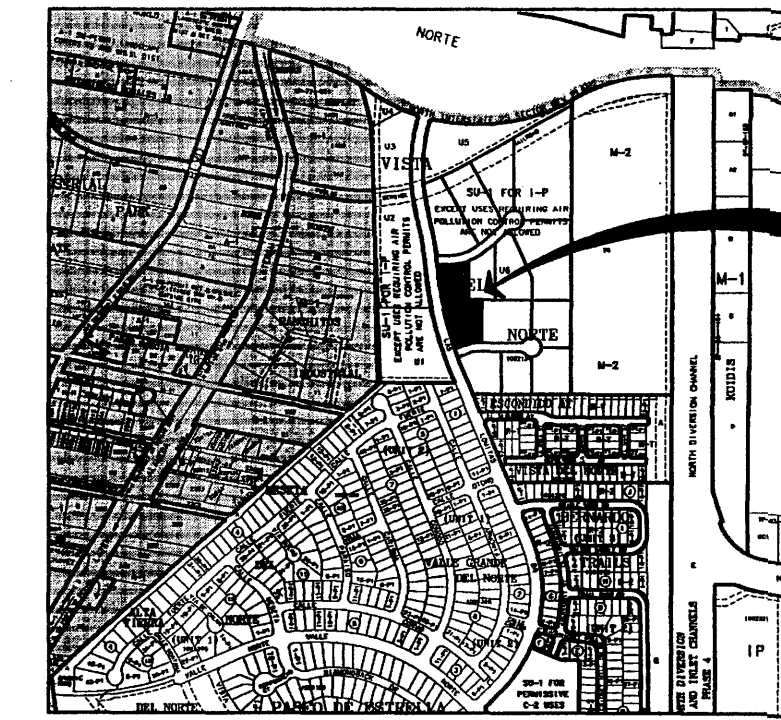
CURRENT ZONING:  
INDUSTRIAL PARK (IP)

KEYED NOTES:

- [1] CMU DUMPSTER ENCLOSURE WITH STUCCO FINISH.
- [2] NEW 4' WIDE CITY SIDEWALK PER COA DETAIL 2430.
- [3] NEW CONCRETE CURB CUT 30" WIDE PER COA DETAIL 2426.
- [4] LANDSCAPING WITH DRIP IRRIGATION.
- [5] EW CITY STANDARD HC RAMP.
- [6] HC PAVEMENT SIGN.
- [7] HC AISLE STRIPING.
- [8] ASPHALT CONCRETE PAVING.
- [9] SITE LIGHT.
- [10] BIKE RACK.
- [11] CONCRETE SIDEWALK.
- [12] COLORED CONCRETE PEDESTRIAN WALKWAY.
- [13] 6" HIGH CMU SCREEN WALL ABOVE ADJACENT GRADE.
- [14] MONUMENT SIGN LIT BY LANDSCAPE LIGHTING.
- [15] COLORED CONCRETE PLAZA.
- [16] CONCRETE CURB AND GUTTER. SEE CIVIL.
- [17] CONCRETE HEADER CURB. SEE CIVIL.
- [18] CONCRETE VALLEY CUTTER. SEE CIVIL.
- [19] COLORED CONCRETE PEDESTRIAN CONNECTION.
- [20] EXISTING CITY CURB TO REMAIN.
- [21] SLOPED CONCRETE LOADING DOCK.
- [22] CONCRETE CHANNEL. SEE CIVIL.
- [23] 6" HIGH CHAINLINK FENCING WITH ROLLING GATE.
- [24] EXISTING 10' PUBLIC UTILITY EASEMENT.
- [25] HC PARKING SIGN.
- [26] HC RAMP.
- [27] EXISTING FIRE HYDRANT.
- [28] EXISTING 4' CITY SIDEWALK.
- [29] EXISTING HANDICAP RAMP TO REMAIN.
- [30] NEW FIRE HYDRANT.



1 Site Development Plan for Building Permit  
Scale: 1"=20'-0"



VICINITY MAP (D-16)

- RADIUS INFORMATION
- [1] RADIUS = 3'-0"
  - [2] RADIUS = 10'-0"
  - [3] RADIUS = 15'-0"
  - [4] RADIUS = 20'-0"
  - [5] RADIUS = 25'-0"
  - [6] RADIUS = 60'-0"
  - [7] RADIUS = 150'-0"

PROJECT NUMBER: \_\_\_\_\_ APPLICATION NUMBER: \_\_\_\_\_

THIS PLAN IS CONSISTANT WITH THE SPECIFIC SITE DEVELOPMENT PLAN APPROVED BY THE DEVELOPMENT REVIEW BOARD (DRB) DATED: \_\_\_\_\_ AND THE FINDINGS AND CONDITIONS IN THE OFFICIAL NOTIFICATION OF DECISION ARE SATISFIED.

IS AN INFRASTRUCTURE LIST REQUIRED? ( ) YES ( ) NO IF YES, THEN A SET OF APPROVED DRG PLANS WITH A WORK ORDER IS REQUIRED FOR ANY CONSTRUCTION WITHIN PUBLIC RIGHT-OF-WAY OR FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

TRAFFIC ENGINEER, TRANSPORTATION DIVISION	Date
UTILITIES DEVELOPMENT	Date
PARKS AND RECREATION DEPARTMENT	Date
CITY ENGINEER	Date
*ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	Date
<i>Michael Helton</i> SOLID WASTE MANAGEMENT	12/27/05 Date
DRB CHAIRPERSON, PLANNING DEPARTMENT	Date

revision	
by	
date	
rev	6 A A A A

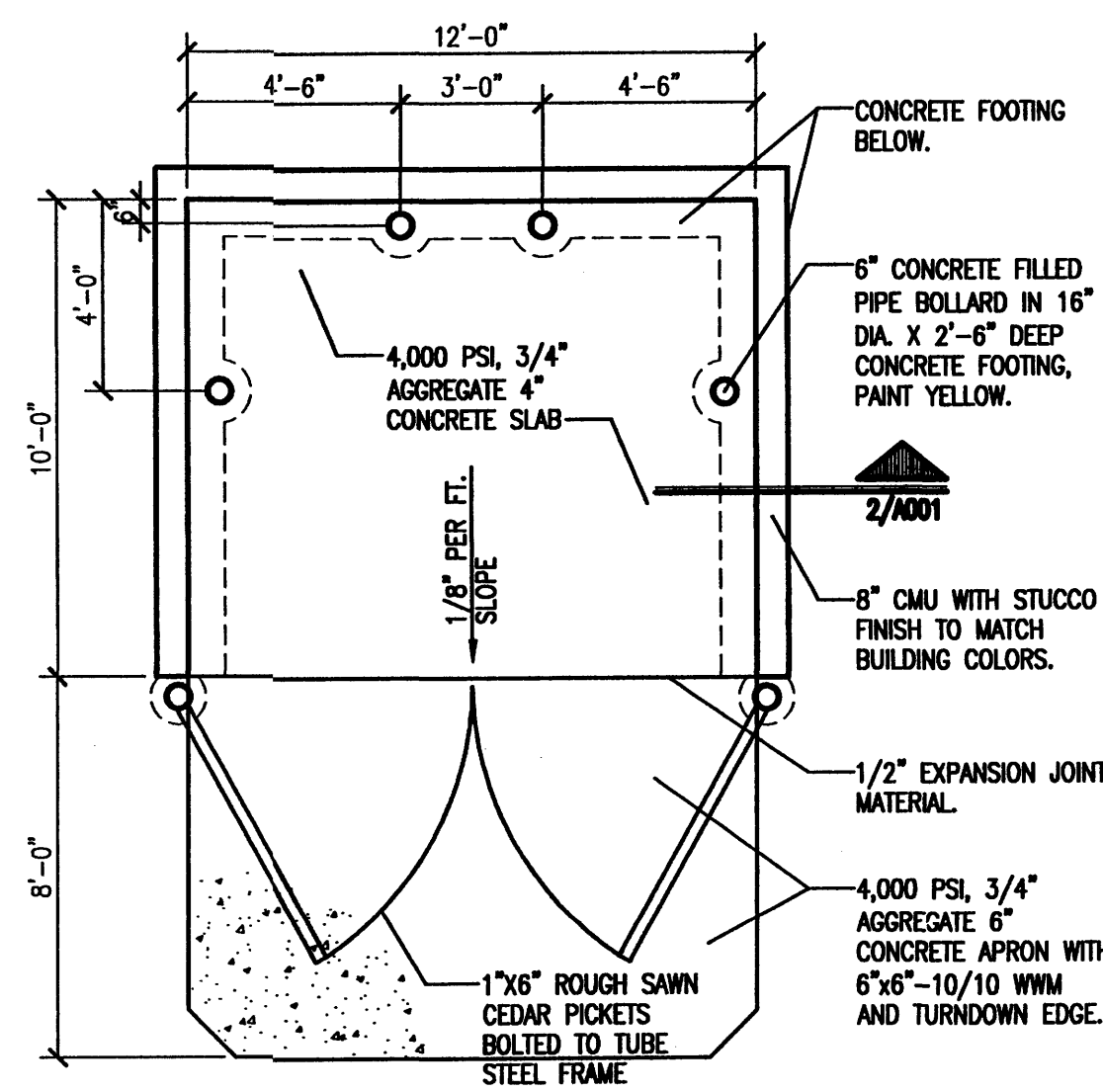
**MH**  
Mullen Heller  
Architecture P.C.  
1015 Tijeras Avenue NW  
Suite 220  
Albuquerque, NM 87102  
505 268 4144 [p]  
505 268 4244 [f]

job number  
drawn by  
project manager  
date

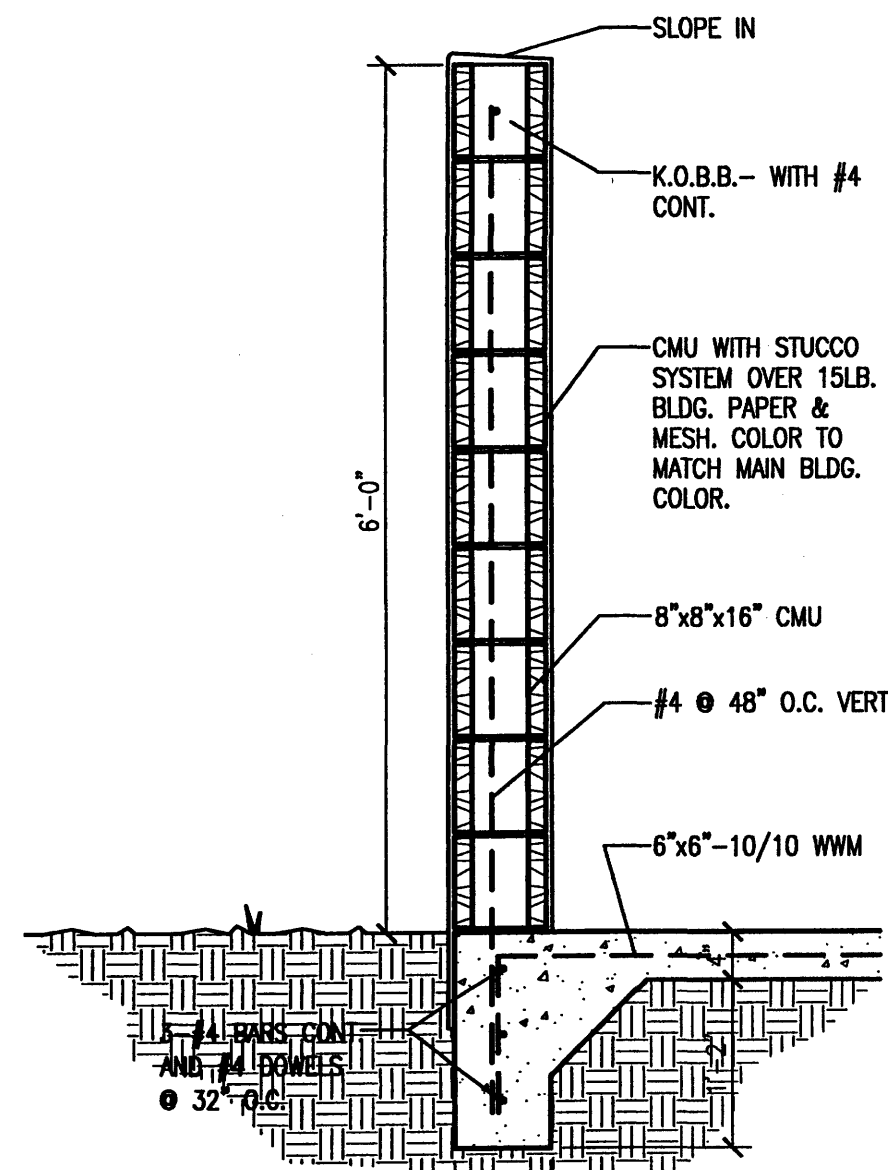
mms  
Douglas Heller, AIA  
12/23/05

project title  
BDW Office/Warehouse  
Tracts 13 and 14, Las Lomitas Business Park  
Albuquerque, New Mexico  
sheet title  
Site Development Plan

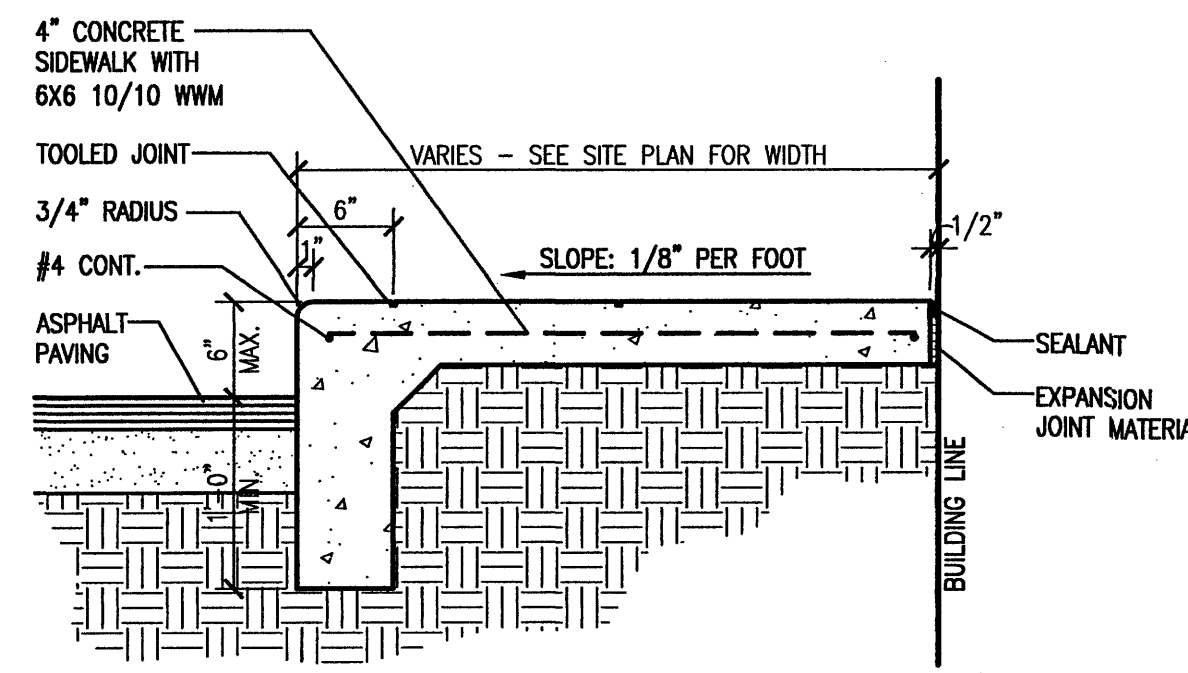
sheet-  
**A001**



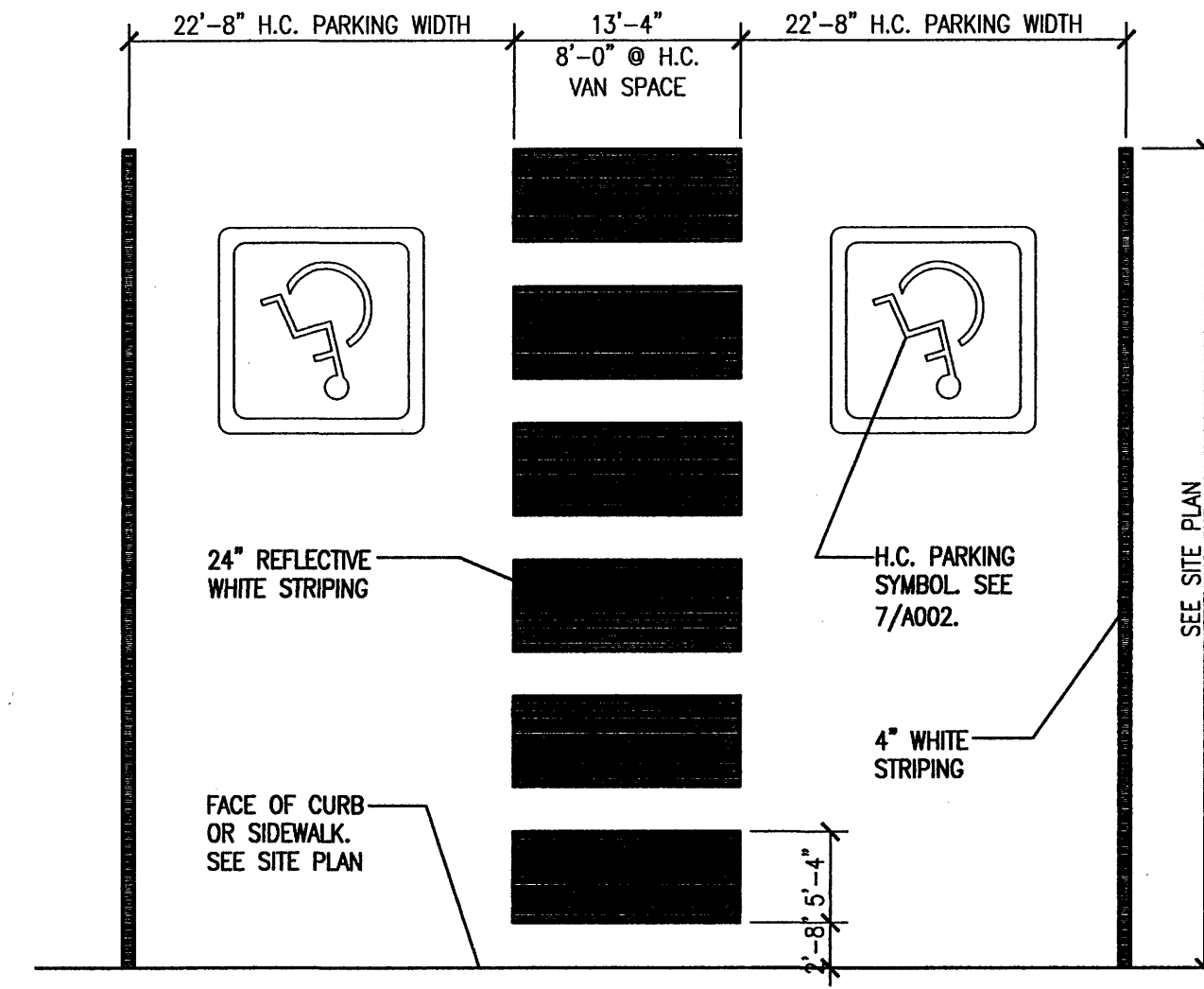
1 Dumpster Enclosure Plan  
Scale: 1/4"=1'-0"



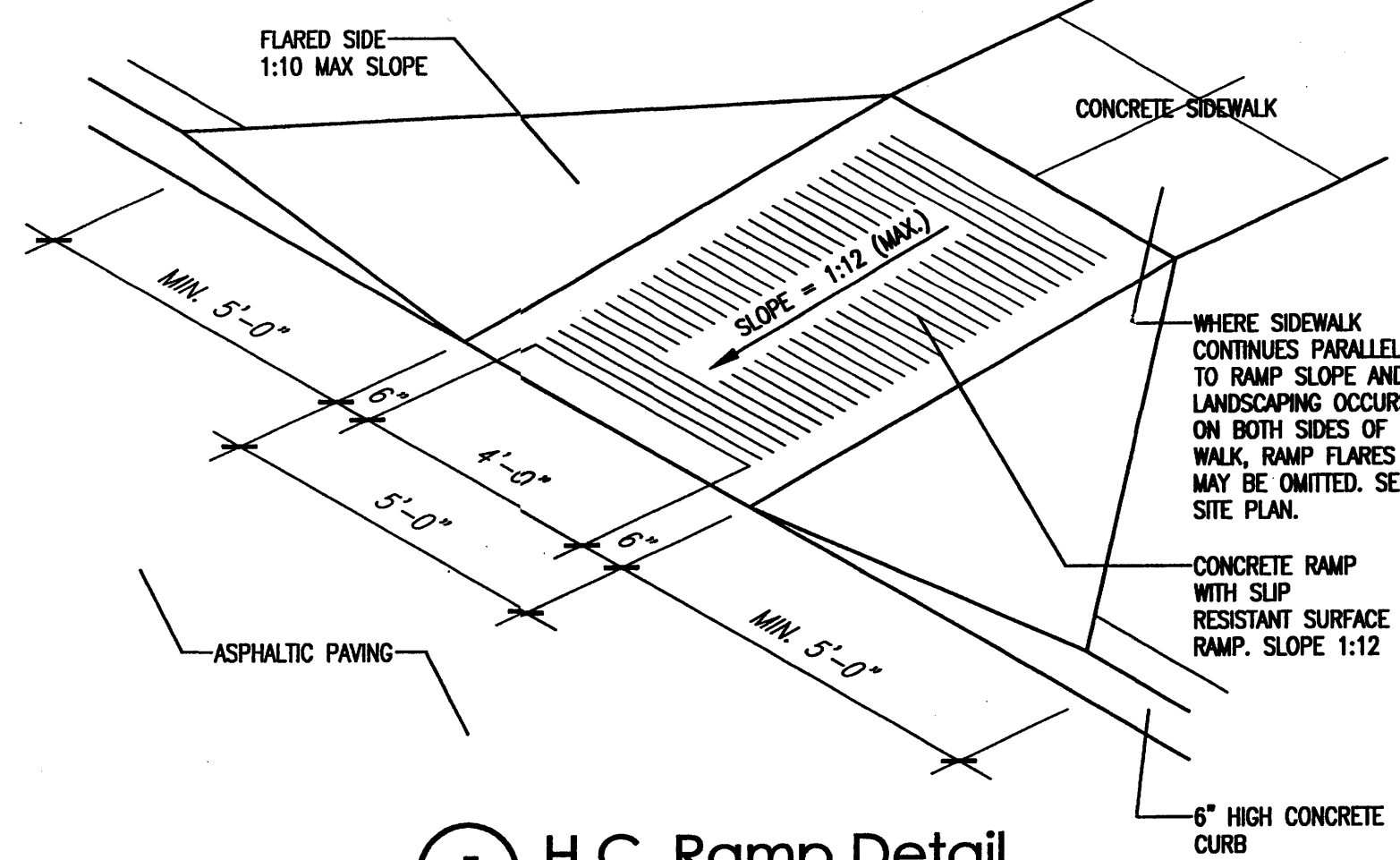
2 Enclosure Wall Section  
Scale: 3/4"=1'-0"



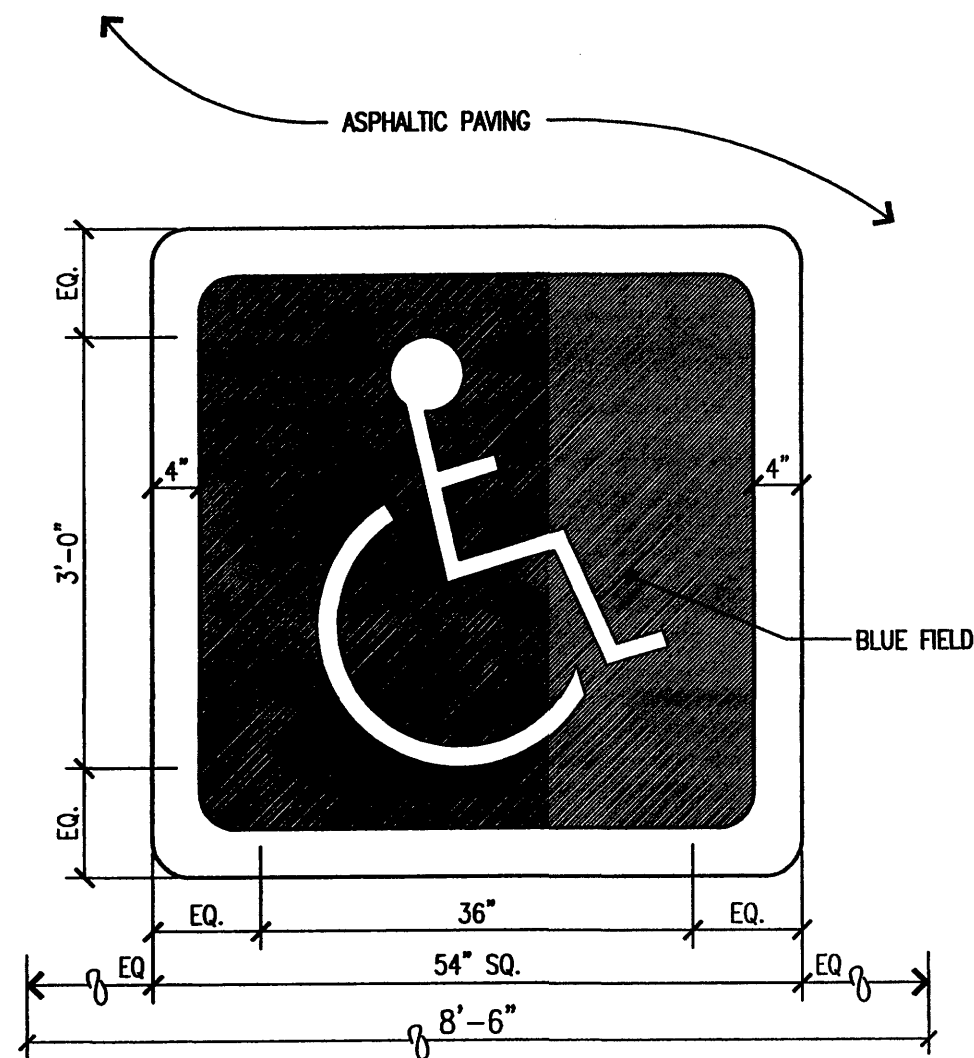
3 Concrete Sidewalk Detail  
Scale: 1"=1'-0"



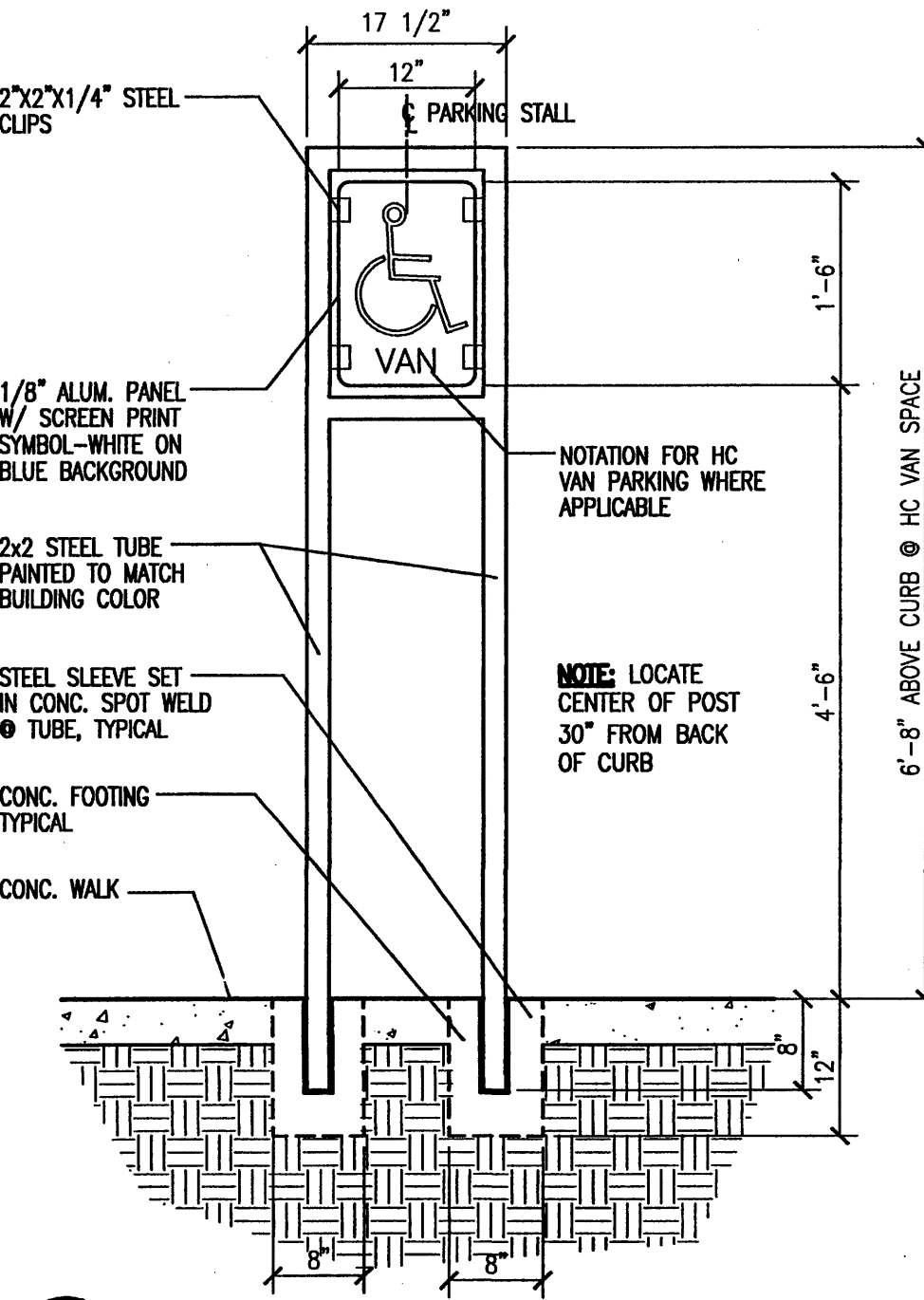
4 HC Parking Striping Detail  
Scale: 1/4"=1'-0"



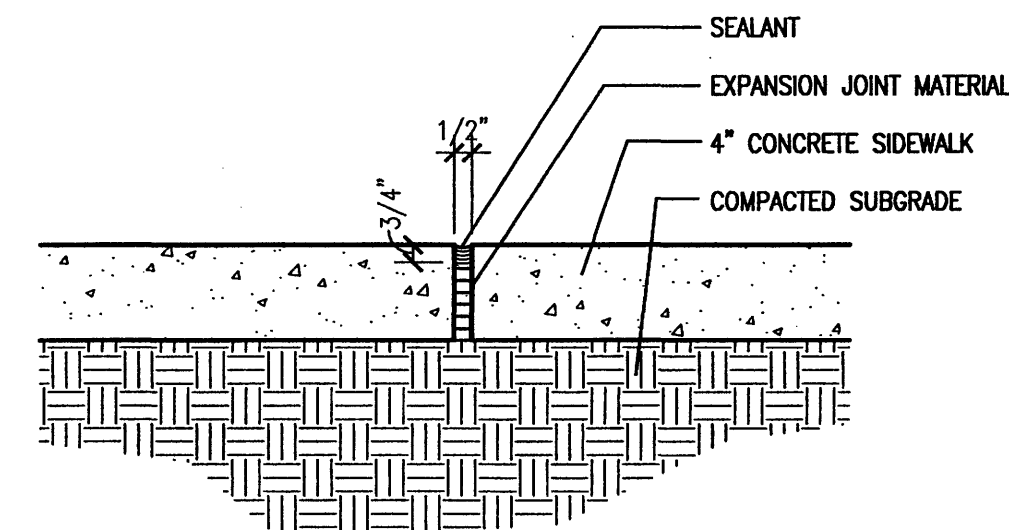
5 H.C. Ramp Detail  
Scale: Not To Scale (Isometric)



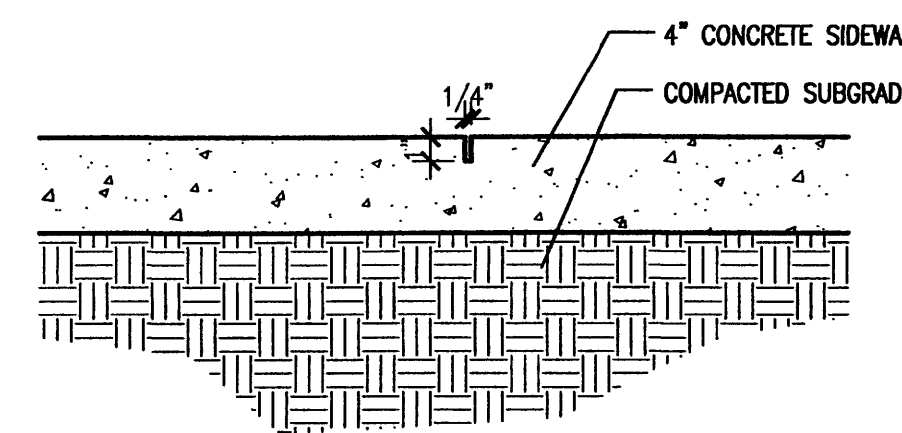
6 HC Pavement Sign Detail  
Scale: 3/4"=1'-0"



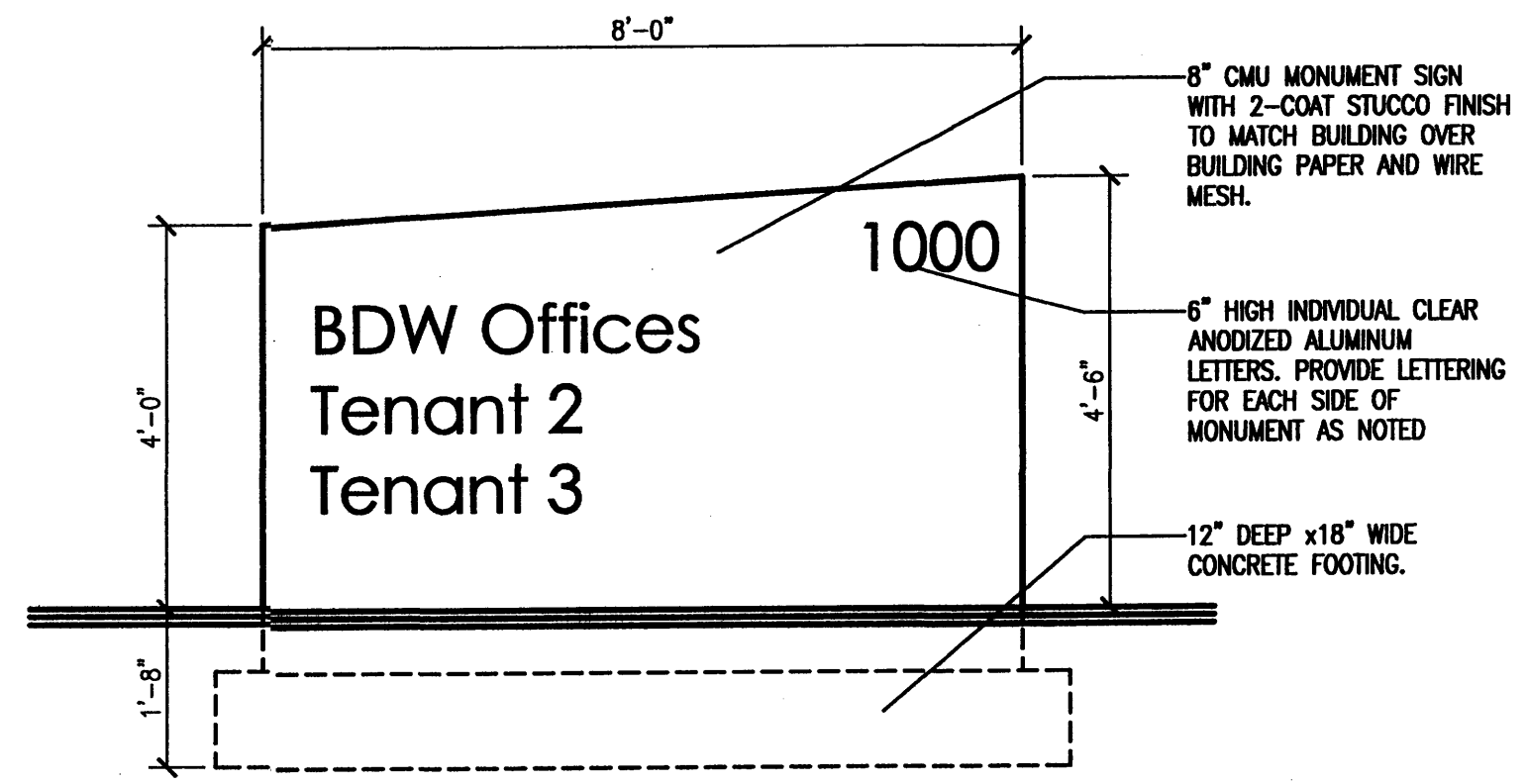
7 HC Parking Sign Detail  
Scale: 3/4"=1'-0"



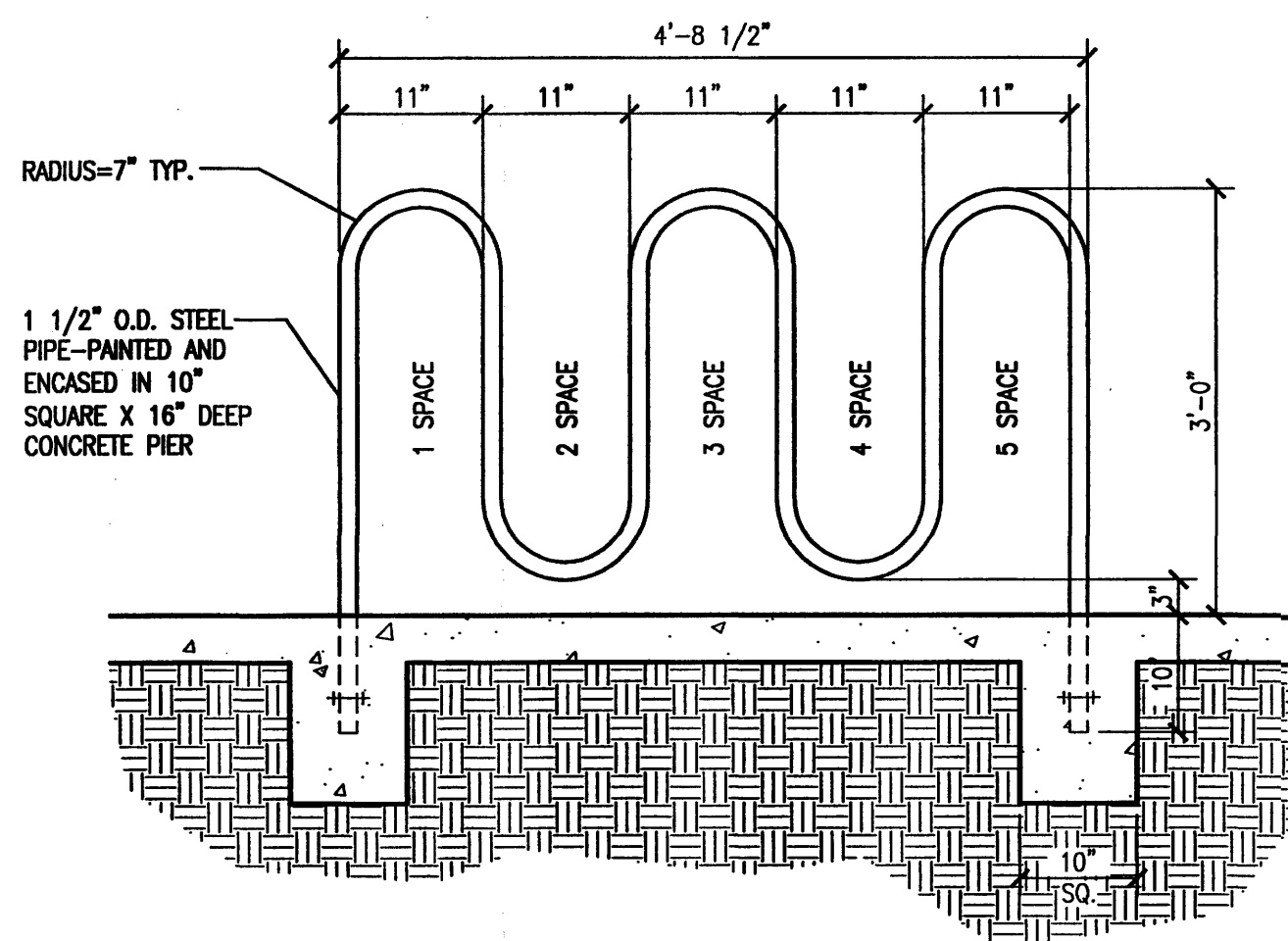
8A Expansion Joint Detail  
Scale: 1-1/2"=1'-0"



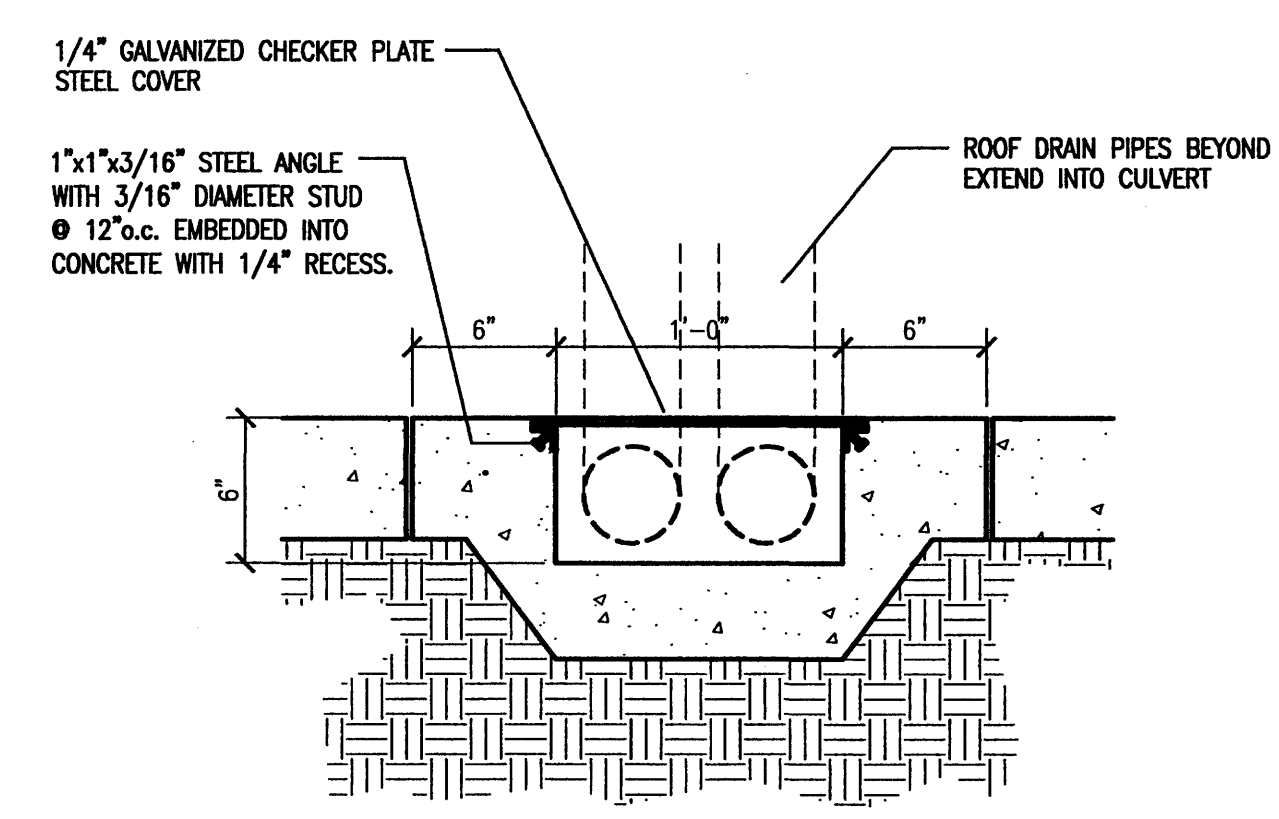
8B Contraction Joint Detail  
Scale: 1-1/2"=1'-0"



9 Monument Sign Elevation  
Scale: 1/2"=1'-0"



10 Bicycle Rack Detail  
Scale: 3/4"=1'-0"



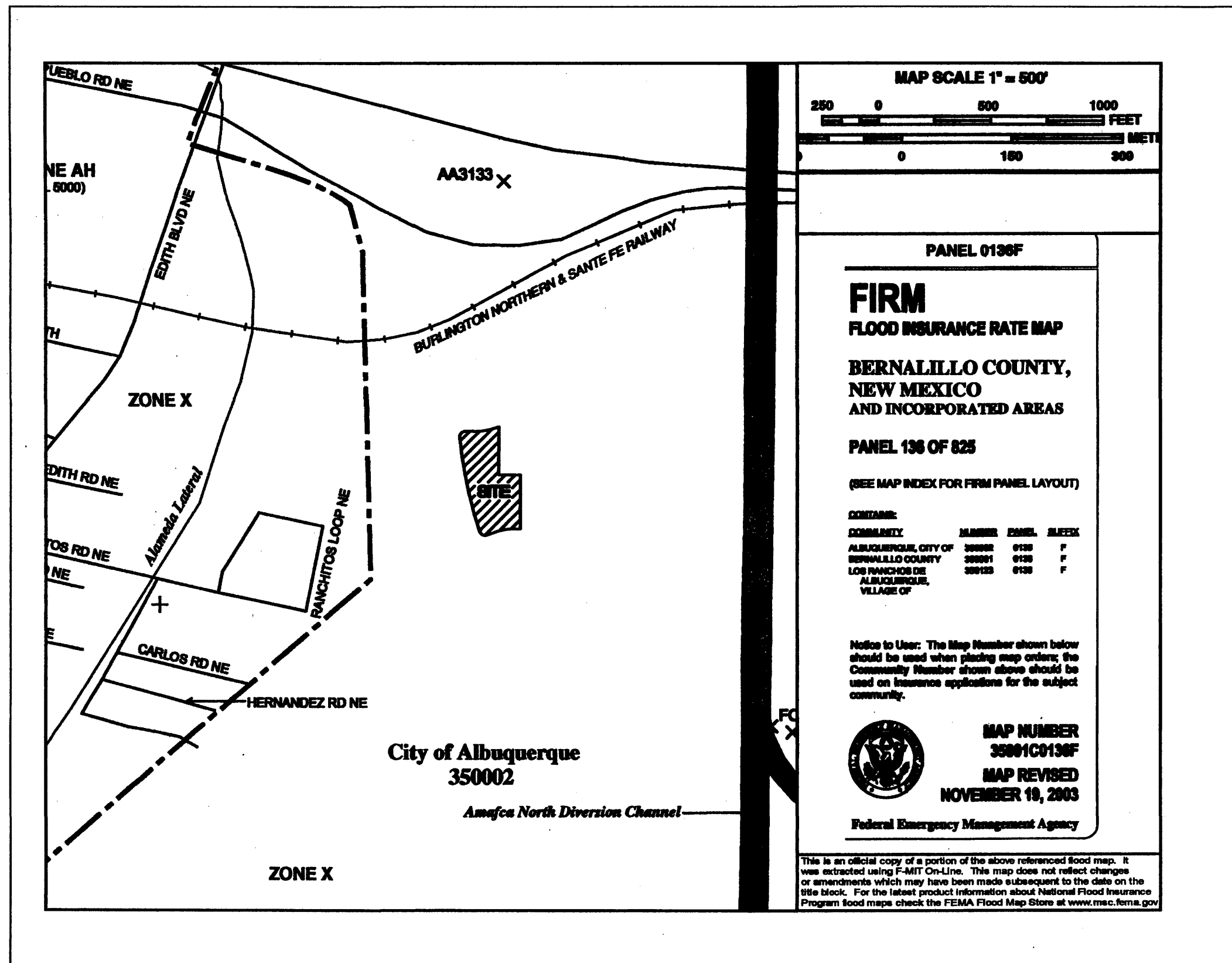
11 Gutter Box Details  
Scale: 1 1/2"=1'-0"

revision  
by  
date  
rev  
Mullen Heller  
Architecture P.C.  
1015 Tijeras Avenue NW  
Suite 220  
Albuquerque, NM 87102  
505 268 4144 [p]  
505 268 4244 [f]

job number  
drawn by  
project manager  
date  
mws  
Douglas Heller, AIA  
12/23/05

project title  
BDW Office/Warehouse  
Tracts 13 and 14, Las Lomas Business Park  
Albuquerque, New Mexico  
sheet title  
Site Details

sheet  
A002



**MAP SCALE 1" = 500'**

250 0 500 1000 FEET

0 100 500 METERS

**PANEL 0138F**

**FIRM**  
FLOOD INSURANCE RATE MAP

**BERNALILLO COUNTY, NEW MEXICO AND INCORPORATED AREAS**

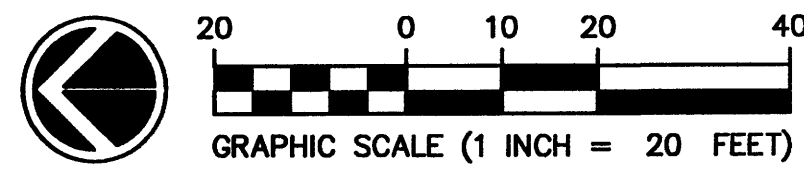
**PANEL 138 OF 825**

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

JURISDICTION	NUMBER	DATE	INDEX
BERNALILLO COUNTY	0000	05/00	F
BERNALILLO COUNTY	0001	05/00	F
LOS RANCHOS	0002	05/00	F
ALBUQUERQUE	0003	05/00	F
VILLAGE OF			

**Map Number:** 35001C0138F  
**Map Revised:** NOVEMBER 19, 2003  
**Agency:** Federal Emergency Management Agency

This is an edited copy of a portion of the above referenced flood map. A new extracted using F-ART On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps, check the FEMA Flood Map Show at www.fema.gov



**LEGAL DESCRIPTION**  
TRACTS 13 AND 14, LOS LOMITAS BUSINESS PARK SUBDIVISION.

**ACS BENCHMARK**  
ACS MONUMENT "AA-9", BEING A STANDARD BRASS TABLET (AMAFCA RIGHT-OF-WAY MARKER), STAMPED "AA-9", WITH AN ELEVATION OF 5069.27 (SLD 1929); ADJUSTED 5071.90 (NAVDB8).

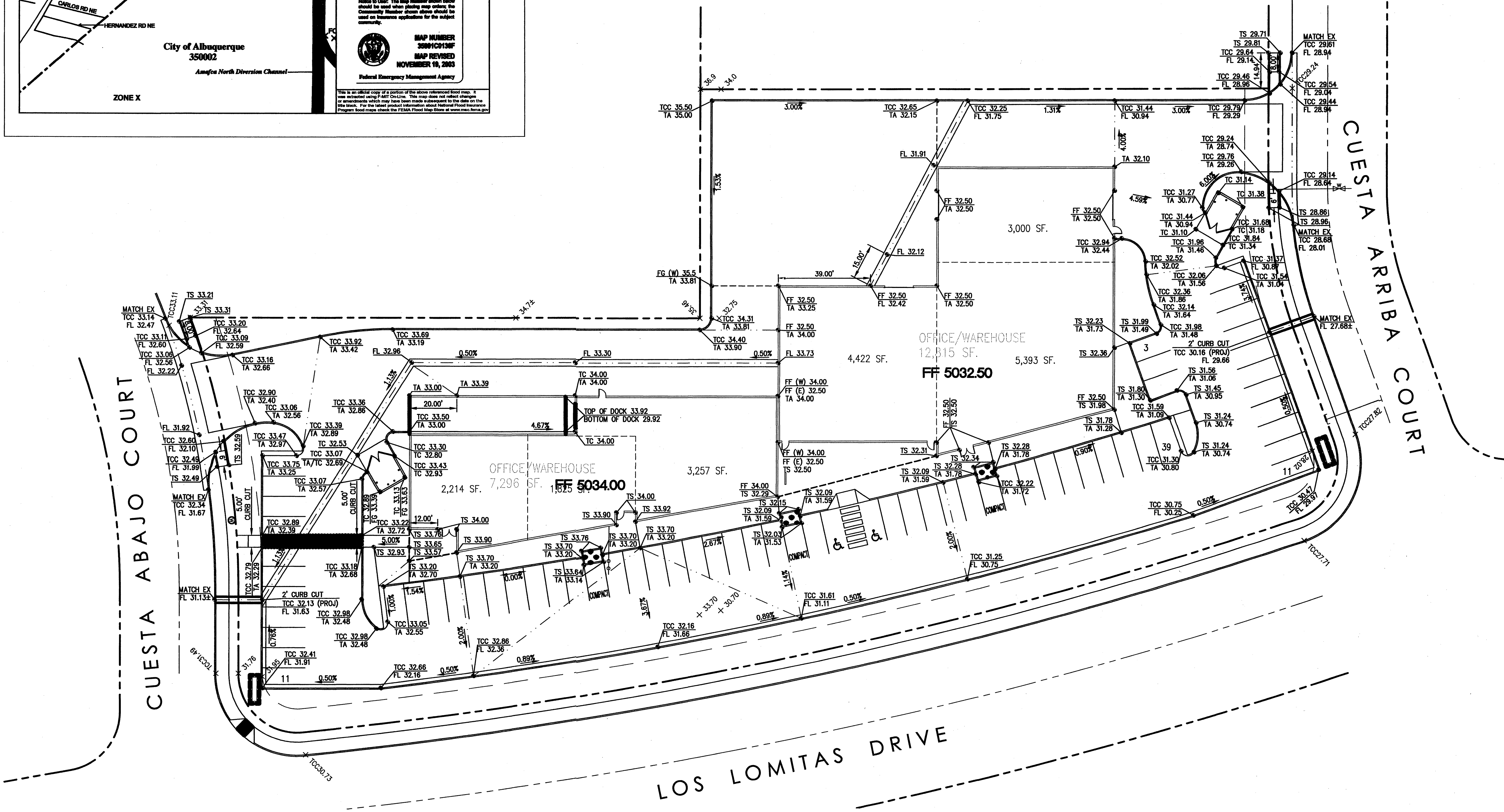
**FLOODPLAIN**  
THE PROPERTY SHOWN HEREON DOES NOT LIE WITHIN ANY DESIGNATED FLOODPLAIN PER THE FLOOD INSURANCE RATE MAP OF THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMMUNITY-PANEL NO. 35001C0138 F; EFFECTIVE DATE NOVEMBER 19, 2003 AS SHOWN ON THIS SHEET.

**BEAM DESIGNS**  
BUILDING ENGINEERING AND MUNICIPAL DESIGNS  
855 POLARIS BLVD., SE  
RIO RANCHO, NM 87124  
PHONE (505) 896-0391  
FAX (505) 994-3952  
beamdesigns@quest.net

**VICINITY MAP D-16**

revision  
by  
date  
rev

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1015 Tijeras Avenue NW  
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Albuquerque 87102  
505 268 4144 [p]  
505 268 4244 [f]



job number 05-44  
drawn by BOM  
project manager Douglas Heller, AIA  
date 12/14/05

project title **BDW Office/Warehouse**  
Tracts 13 and 14, Los Lomitas Business Park  
Albuquerque, New Mexico  
sheet title **Grading Plan**

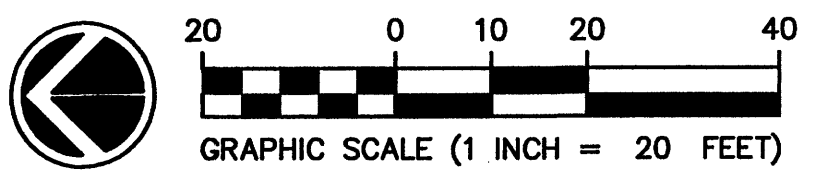
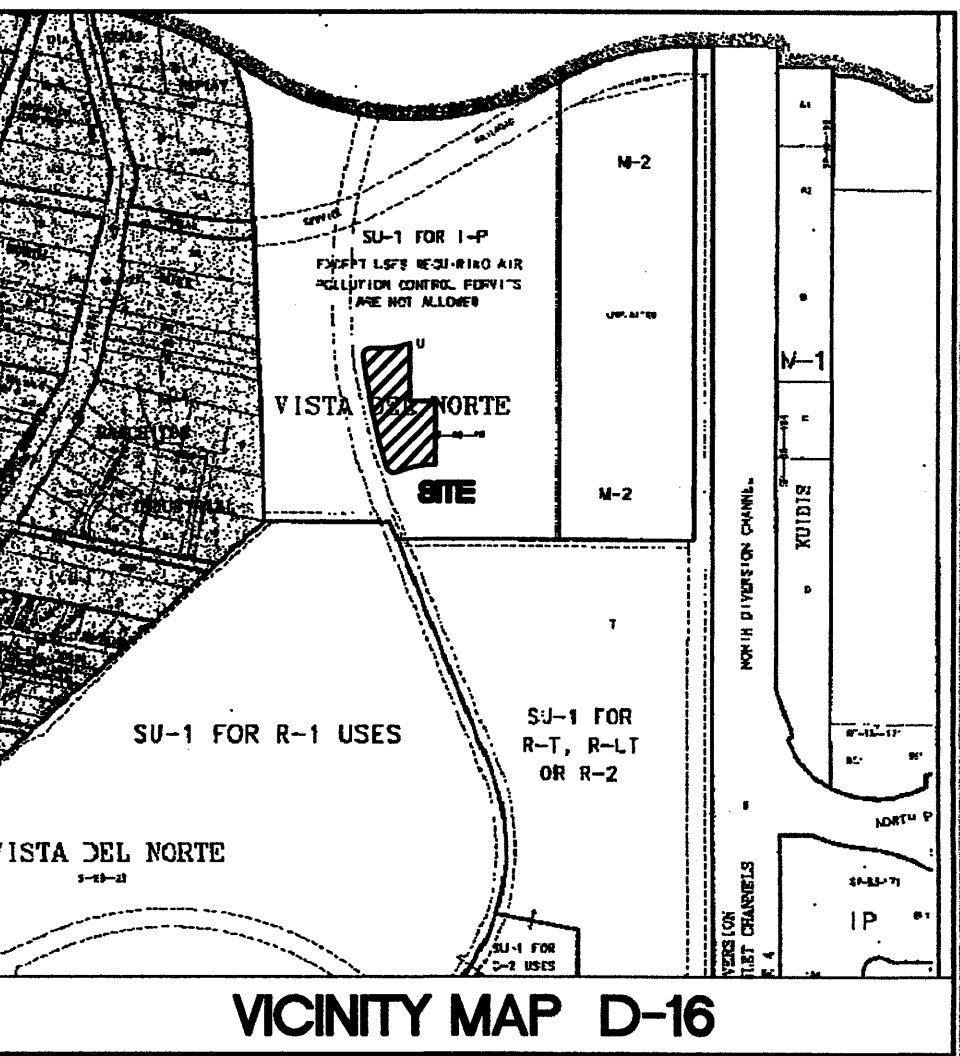
sheet **C002**

**LEGAL DESCRIPTION**  
 TRACTS 13 AND 14, LOS LAMITAS BUSINESS PARK SUBDIVISION.

**ACS BENCHMARK**  
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**FLOODPLAIN**  
 THE PROPERTY SHOWN HEREON DOES NOT LIE WITHIN ANY DESIGNATED FLOODPLAIN PER THE FLOOD INSURANCE RATE MAP OF THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMMUNITY-PANEL NO. 35001C0136 F; EFFECTIVE DATE NOVEMBER 19, 2003 AS SHOWN ON THIS SHEET.

**BEAM DESIGNS**  
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 855 POLARIS BLVD., SE RIO RANCHO, NM 87124  
 PHONE (505) 896-0391  
 FAX (505) 994-3952  
 beamdesigns@qwest.net



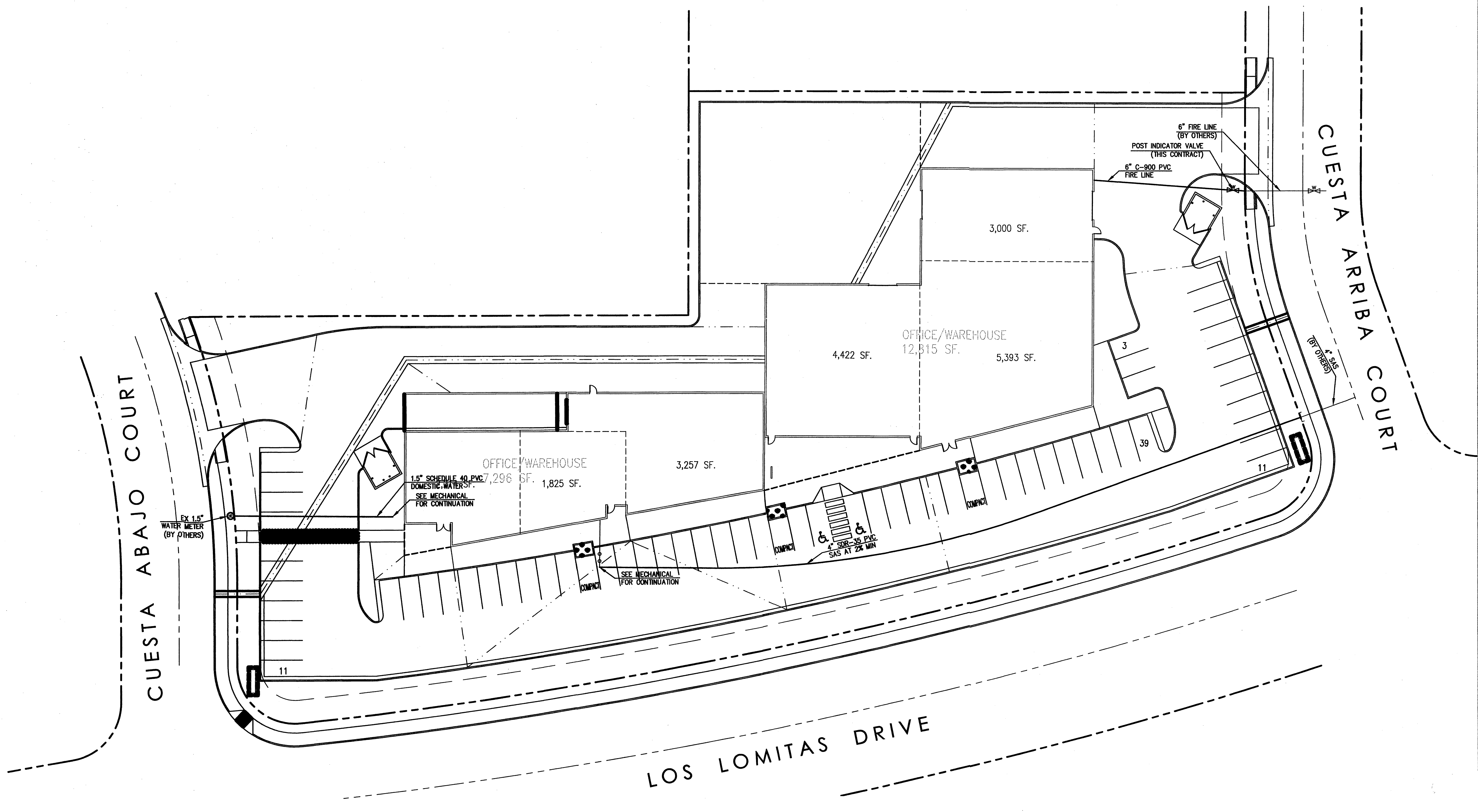
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 by \_\_\_\_\_  
 date \_\_\_\_\_  
 rev

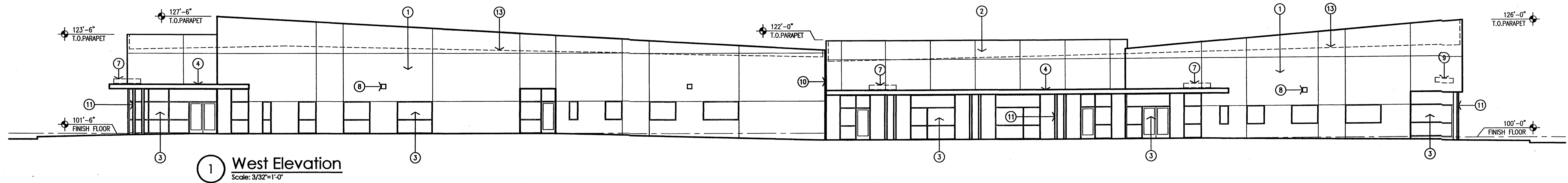
**MH**  
 Mullen Heller  
 Architecture P.C.  
 1015 Tijeras Avenue NW  
 Suite 220  
 Albuquerque 87102  
 505 268 4144 [p]  
 505 268 4244 [f]

job number 05-44  
 drawn by BDM  
 project manager Douglas Heller, AIA  
 date 12/14/05

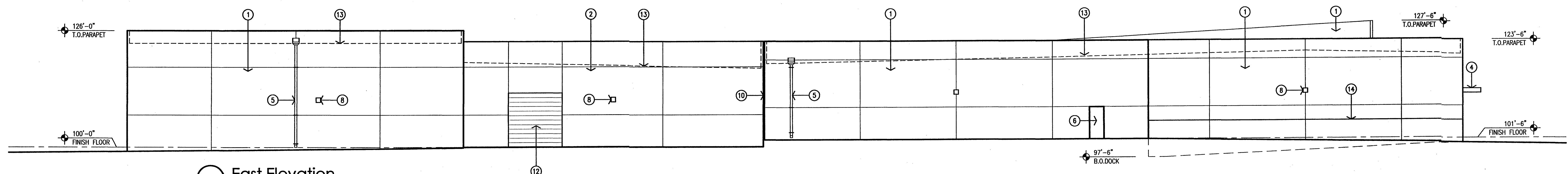
project title **BDW Office/Warehouse**  
 Tracts 13 and 14, Los Lomitas Business Park  
 Albuquerque, New Mexico  
 sheet title **Site Utility Plan**

sheet **C003**

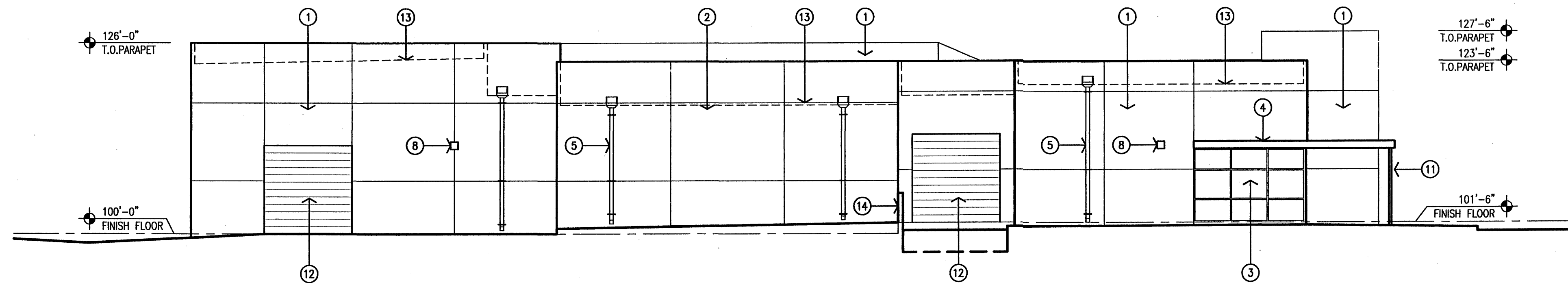




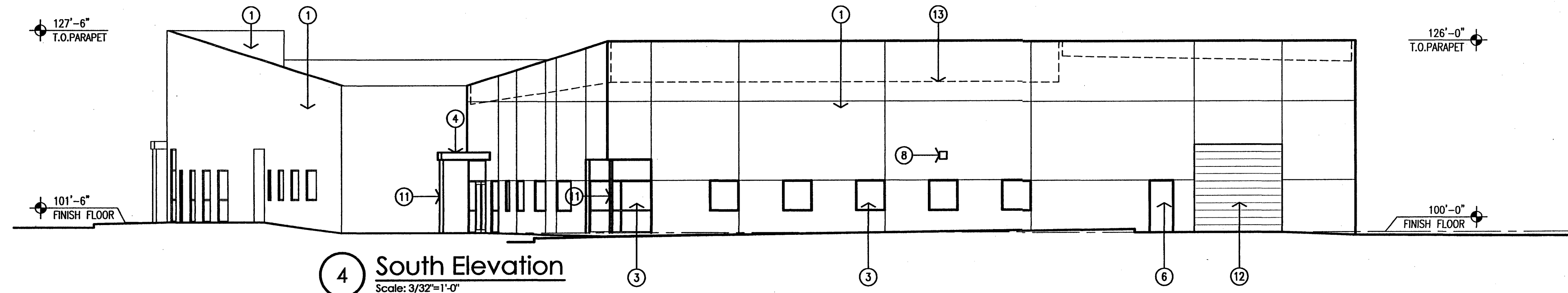
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Scale: 3/32"=1'-0"



2 East Elevation  
Scale: 3/32"=1'-0"



3 North Elevation  
Scale: 3/32"=1'-0"



4 South Elevation  
Scale: 3/32"=1'-0"

- KEYED NOTES:**
- [1] 2-COAT STUCCO SYSTEM OVER 1 LAYER BUILDING PAPER AND WIRE MESH. COLOR: TAN
  - [2] 2-COAT STUCCO SYSTEM OVER 1 LAYER BUILDING PAPER AND WIRE MESH. COLOR: BLUE
  - [3] CLEAR ANODIZED ALUMINUM STOREFRONT WITH BLUE TINTED INSULATED GLAZING.
  - [4] STEEL BEAM CONOPY, PAINTED DARK GRAY.
  - [5] PREFINISHED DARK GRAY SHEET METAL COLLECTOR BOX AND DOWNSPOUT.
  - [6] HOLLOW METAL DOOR AND FRAME, PAINTED DARK GRAY.
  - [7] INDIVIDUAL CHANNEL LETTER SIGNAGE.
  - [8] 150w HID FULL CUT-OFF WALL MOUNTED LIGHT FIXTURE.
  - [9] 12" HIGH ADDRESS CHANNEL LETTERS.
  - [10] 2" EXPANSION JOINT.
  - [11] STEEL PIPE COLUMN, PAINTED DARK GRAY.
  - [12] OVERHEAD DOOR, PAINTED DARK GRAY.
  - [13] LINE OF ROOF BEYOND.
  - [14] CMU SCREEN WALL AT RECESSED DOCK WELL.

revision

by

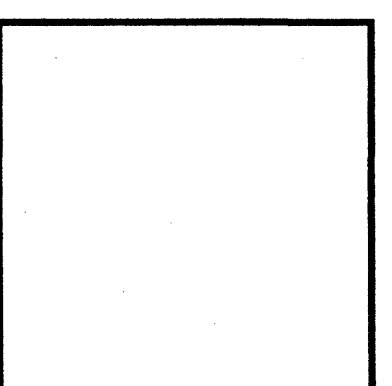
date

rev



Mullen Heller  
Architecture P.C.

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505 268 4144 [p]  
505 268 4244 [f]



job number  
drawn by  
project manager  
date

mvs  
Douglas Heller, AIA  
12/23/05

project title  
BDW Office/Warehouse  
Tracts 13 and 14, Los Lomas Business Park  
Albuquerque, New Mexico

sheet title  
Exterior Elevations

sheet-  
A401

**PLANT LEGEND**

Qty.	Symbol	Scientific Name Common Name	Size	Water Use	Coverage Area
<b>Trees</b>					
15		Fraxinus velutina 'Modesto' Modesto Ash	2" B&B	Medium +	
9		Gleditsia triacanthos Honeylocust	2" B&B	Medium	
5		Pinus nigra Austrian Pine	5'-6"	Medium	
5		Pryus calleryana Flowering Pear	15 Gal	Medium +	
<b>Shrubs/Groundcovers</b>					
38		Buddleia davidii Butterfly Bush	5-Gal	Medium	20 sf x 38=760 sf
8		Caesalpinia gilliesii Yellow Bird of Paradise	5-Gal	Low	50 sf x 8=400 sf
31		Caryopteris clandonensis Blue Mist	5-Gal	Medium	32 sf x 31=992 sf
39		Cotoneaster pameyi Clusterberry	5-Gal	Low+	50 sf x 39=1950 sf
14		Rosmarinus Off. Pro. Creeping Rosemary	5-Gal	Low +	30 sf x 14=420 sf
13		Prunus besseyi Western Sand Cherry	5-Gal	Medium	25 sf x 13=325 sf
20		Rhaphiolepis indica India Hawthorn	5-Gal	Medium	30 sf x 20=600 sf
45		Rosmarinus officinalis Rosemary	5-Gal	Low +	30 sf x 45=1350 sf
43		Salvia greggii Cherry Sage	1-Gal	Medium	18 sf x 43=774 sf
<b>Ornamental Grasses</b>					
42		Miscanthus sinensis 'Gracillimus' Maiden Grass	5-Gal	Medium	20 sf x 42=840 sf

**SITE DATA**

GROSS LOT AREA	+/- 87,087 SF
LESS BUILDING(S)	20,111 SF
NET LOT AREA	66,976 SF
REQUIRED LANDSCAPE 15% OF NET LOT AREA	10,046 SF
PROPOSED LANDSCAPE PERCENT OF NET LOT AREA	14,275 SF (NOT INCLUDING 21% ROW)
REQUIRED LANDSCAPE COVERAGE MIN. 15% OF REQUIRED LANDSCAPE AREA	7,534 SF
PROPOSED LANDSCAPE COVERAGE PERCENT OF REQUIRED LANDSCAPE AREA	8,411 SF 83%

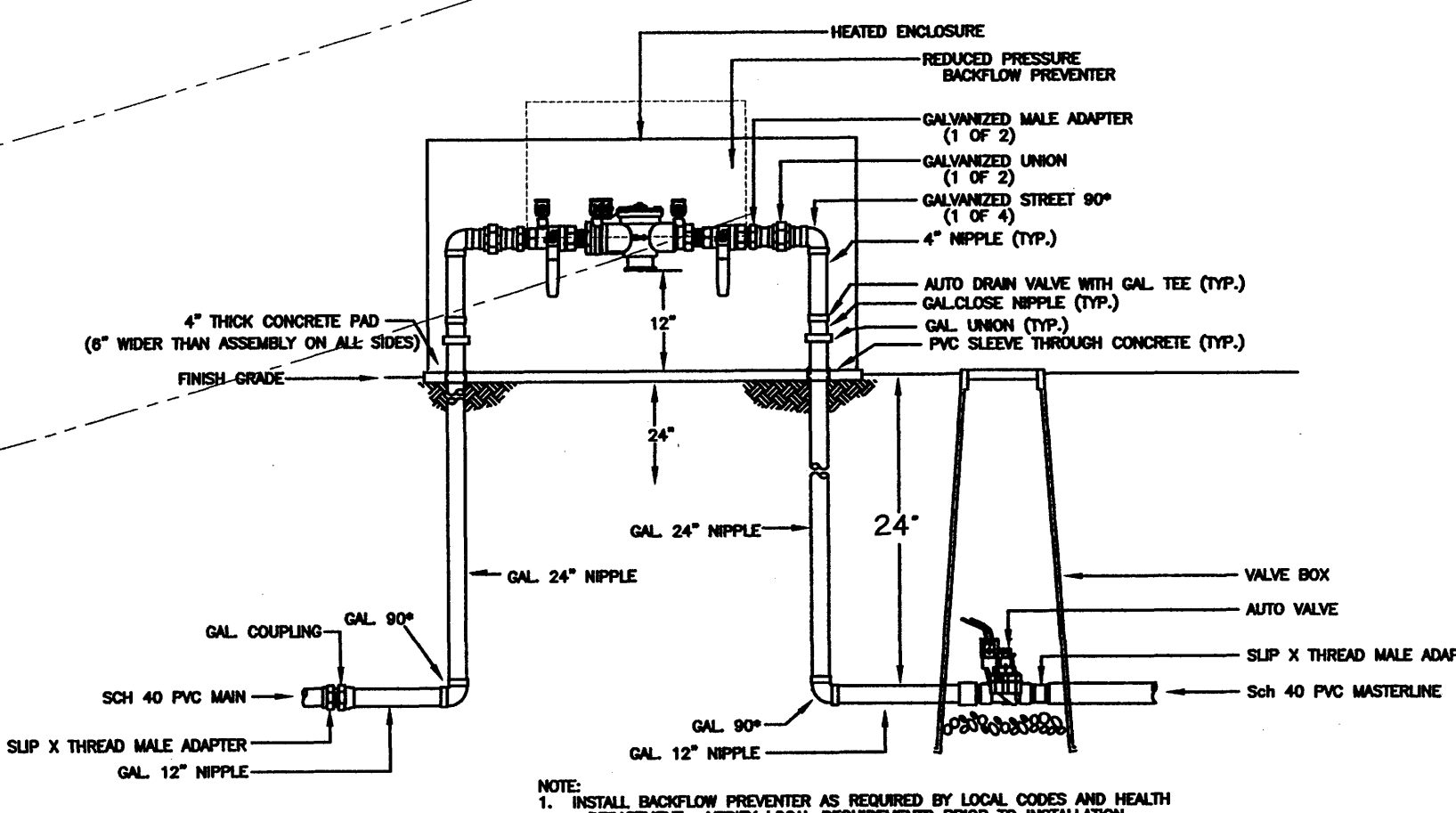
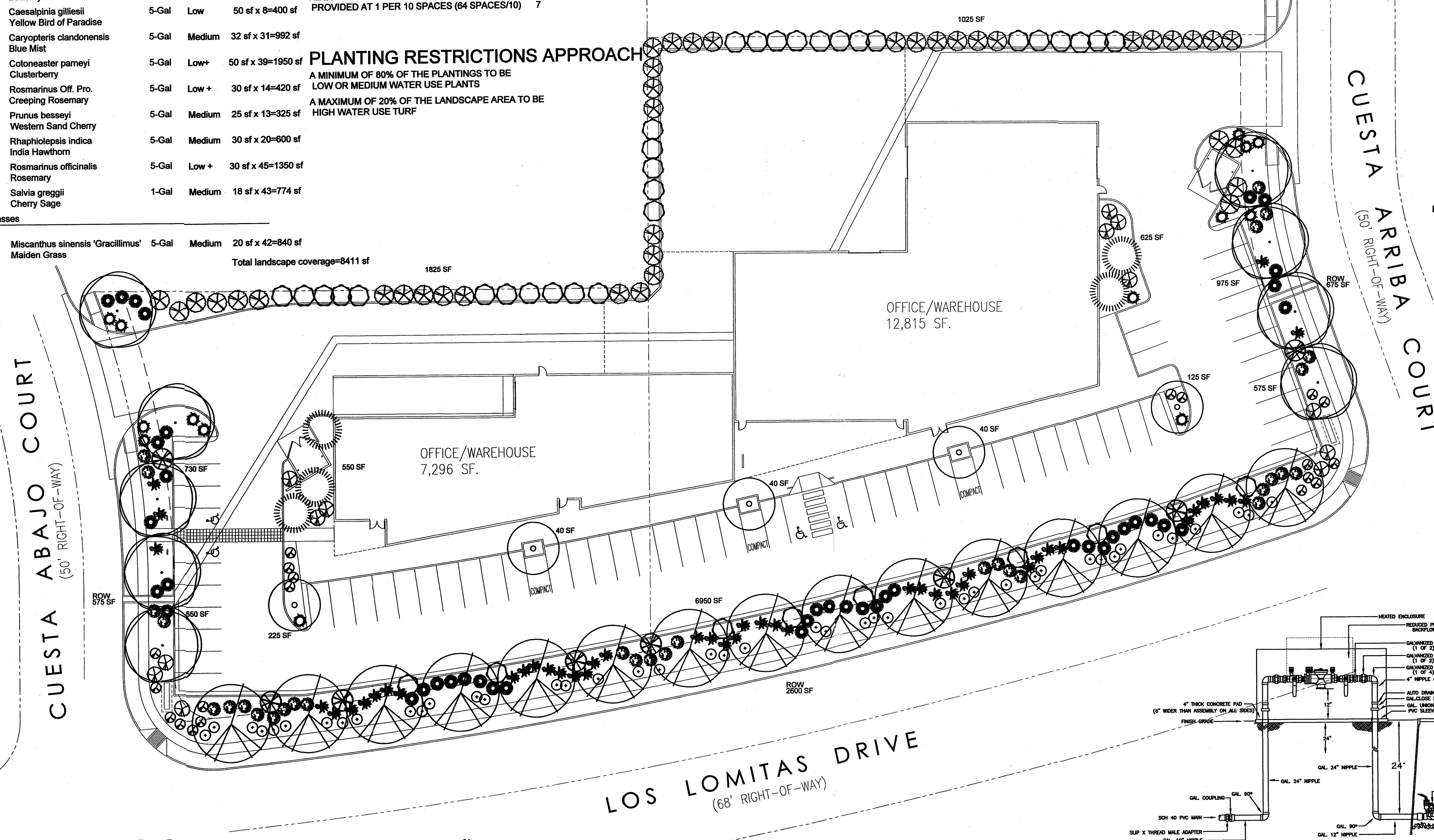
REQUIRED STREET TREES  
PROVIDED AT 30' O.C. SPACING ALONG STREET 24  
REQUIRED PARKING LOT TREES  
PROVIDED AT 1 PER 10 SPACES (64 SPACES/10) 7

**PLANTING RESTRICTIONS APPROACH**

A MINIMUM OF 80% OF THE PLANTINGS TO BE  
LOW OR MEDIUM WATER USE PLANTS  
A MAXIMUM OF 20% OF THE LANDSCAPE AREA TO BE  
HIGH WATER USE TURF

**NOTE**

MAINTENANCE OF LANDSCAPE AND IRRIGATION PROVIDED BY OWNER  
LANDSCAPE AREAS TO BE MULCHED WITH SUNSET ROSE  
CRUSHER FINES AT 3" DEPTH  
APPROVAL OF THE LANDSCAPE PLAN DOES NOT CONSTITUTE  
OR IMPLY COMPLIANCE WITH, OR EXEMPTION FROM, THE  
C.O.A LANDSCAPE AND WATER WASTE ORDINANCE  
TREES ARE NOT TO BE PLACED IN PUBLIC UTILITY EASEMENTS  
NO PARKING SPACE SHALL BE MORE THEN 100'  
FROM A TREE.  
PLANTINGS TO BE WATERED BY AUTO. DRIP IRRIGATION  
SYSTEM WITH REDUCED PRESSURE BACKFLOW PREVENTER  
(WILKINS MODEL 975) PER CITY OF ALBUQUERQUE  
WATER MANAGEMENT IS THE SOLE RESPONSIBILITY  
OF THE PROPERTY OWNER  
THIS PLAN IS TO COMPLY WITH C.O.A. LANDSCAPE  
AND WATER WASTE ORDINANCE  
PLANTING RESTRICTIONS APPROACH  
IT IS THE INTENT OF THIS PLAN TO PROVIDE MIN.  
75% LIVE GROUNDCOVER OF LANDSCAPE AREAS  
AT MATURITY



1 Landscape Plan for Building Permit  
Scale: 1"=20'-0"

revision	
by	
date	
rev	△ △ △ △ △

**MH**  
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STATE OF NEW MEXICO  
JOHN GILLIES BRALY  
# 128  
REGISTERED  
LANDSCAPE ARCHITECT  
job number  
drawn by  
project manager  
date  
rms  
Douglas Heller, AIA  
11/17/05