

MAP C-19-Z VICINITY MAP  
NOT TO SCALE

**DISCLOSURE STATEMENT**

The purpose of this plat is to divide one existing lot into one new residential lot and one new Homeowners' Association Tract.

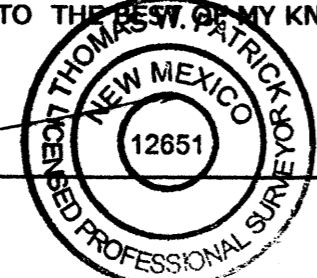
**NOTES:**

1. The basis of bearings for this survey is the Plat of Trementina Subdivision recorded December 18, 2003 in Vol.2003C, Folio 380.
2. Bearings and distances shown in ( ) are per said plat, note in 1 above.
3. Bearings are New Mexico State Plane bearings. Distances are ground distances.
4. The subject property is located in Zone X, designating areas determined to be outside the 0.2% annual chance floodplain according to FEMA Flood Insurance Rate Map No. 35001C0137 F, effective date November 19, 2003.

**SURVEYORS CERTIFICATION**

I, THOMAS W. PATRICK, HEREBY AFFIRM THAT I AM A DULY QUALIFIED REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO AND DO CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; SHOWS ACCURATE DIMENSIONS AND LAND AREAS; SHOWS ALL EASEMENTS AND RESTRICTIONS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST. I FURTHER CERTIFY THAT THIS PLAT MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND MEETS THE "MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO" AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

*Thomas W. Patrick*  
THOMAS W. PATRICK  
NEW MEXICO PROFESSIONAL SURVEYOR NO. 12651.



2-11-2005  
DATE

**FREE CONSENT AND DEDICATION**

THE REPLAT SHOWN HEREON IS WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND SAID OWNER WARRANTS THAT RAYLEE HOMES HOLDS COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED. THE REPLAT SHOWN HEREON IS ALSO WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE DESIRES OF THE TREMENTINA HOMEOWNERS ASSOCIATION, INC.

BY: *[Signature]* 02/11/05  
RAYLEE HOMES DATE

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS

ACKNOWLEDGED BEFORE ME THIS 11<sup>TH</sup> DAY OF FEBRUARY, 2005.  
BY OWNER:

BY: *[Signature]* NOTARY PUBLIC  
MY COMMISSION EXPIRES: 10/4/16  
KENT R. HOLLAND  
NOTARY PUBLIC-STATE OF NEW MEXICO  
My commission expires: 10/4/16

BY: *[Signature]* 02/11/05  
PRESIDENT, TREMENTINA HOMEOWNERS' ASSOCIATION, INC. DATE

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS

ACKNOWLEDGED BEFORE ME THIS 11<sup>TH</sup> DAY OF FEBRUARY, 2005.  
FOR HOMEOWNERS ASSOCIATION:

BY: *[Signature]* NOTARY PUBLIC  
MY COMMISSION EXPIRES: 10/4/16  
KENT R. HOLLAND  
NOTARY PUBLIC-STATE OF NEW MEXICO  
My commission expires: 10/4/16

**LEGAL DESCRIPTION**

Lot 17, Block A, TREMENTINA SUBDIVISION, as the same is shown and designated on the plat thereof recorded in the office of the County Clerk, Bernalillo County, New Mexico on December 18, 2003 in Vol. 2003C, Folio 380.

Contains 0.1091 acres, more or less.

PLAT OF  
**LOT 17A AND H.O.A. TRACT A**  
**BLOCK A**  
**TREMENTINA SUBDIVISION**

SITUATE WITHIN THE ELENA GALLEGOS GRANT  
PROJECTED SECTION 18, T.11N., R.4E., N.M.P.M.,  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
FEBRUARY, 2005

**LOT DATA:**

PROJECT NO	
GROSS ACREAGE	0.1091
ZONE ATLAS INDEX NO	C-19-Z
CURRENT ZONING	R-D7 DU/A
NO. OF EXISTING TRACTS	0
NO. OF EXISTING LOTS	1
NO. OF LOTS CREATED	1
NO. OF TRACTS CREATED	1
MILES OF FULL WIDTH STREETS CREATED	0
S.P. TALOS LOG	2005073417

**APPROVALS:**

DRB PROJECT NUMBER: \_\_\_\_\_ DATE

DRB APPLICATION NUMBER: \_\_\_\_\_ DATE

**UTILITY APPROVALS:**

PNM GAS AND ELECTRIC SERVICES \_\_\_\_\_ DATE

QWEST \_\_\_\_\_ DATE

COMCAST \_\_\_\_\_ DATE

**CITY APPROVALS:**

For CITY SURVEYOR *[Signature]* 2-14-05 DATE

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION \_\_\_\_\_ DATE

UTILITIES DEVELOPMENT \_\_\_\_\_ DATE

PARKS AND RECREATION \_\_\_\_\_ DATE

AMAFCA \_\_\_\_\_ DATE

CITY ENGINEER, ENGINEERING DIVISION \_\_\_\_\_ DATE

DRB CHAIRPERSON, PLANNING DEPARTMENT \_\_\_\_\_ DATE

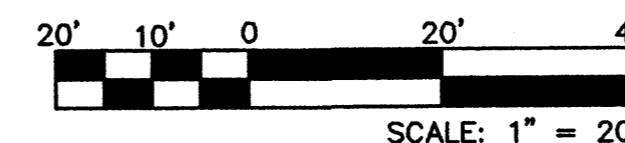
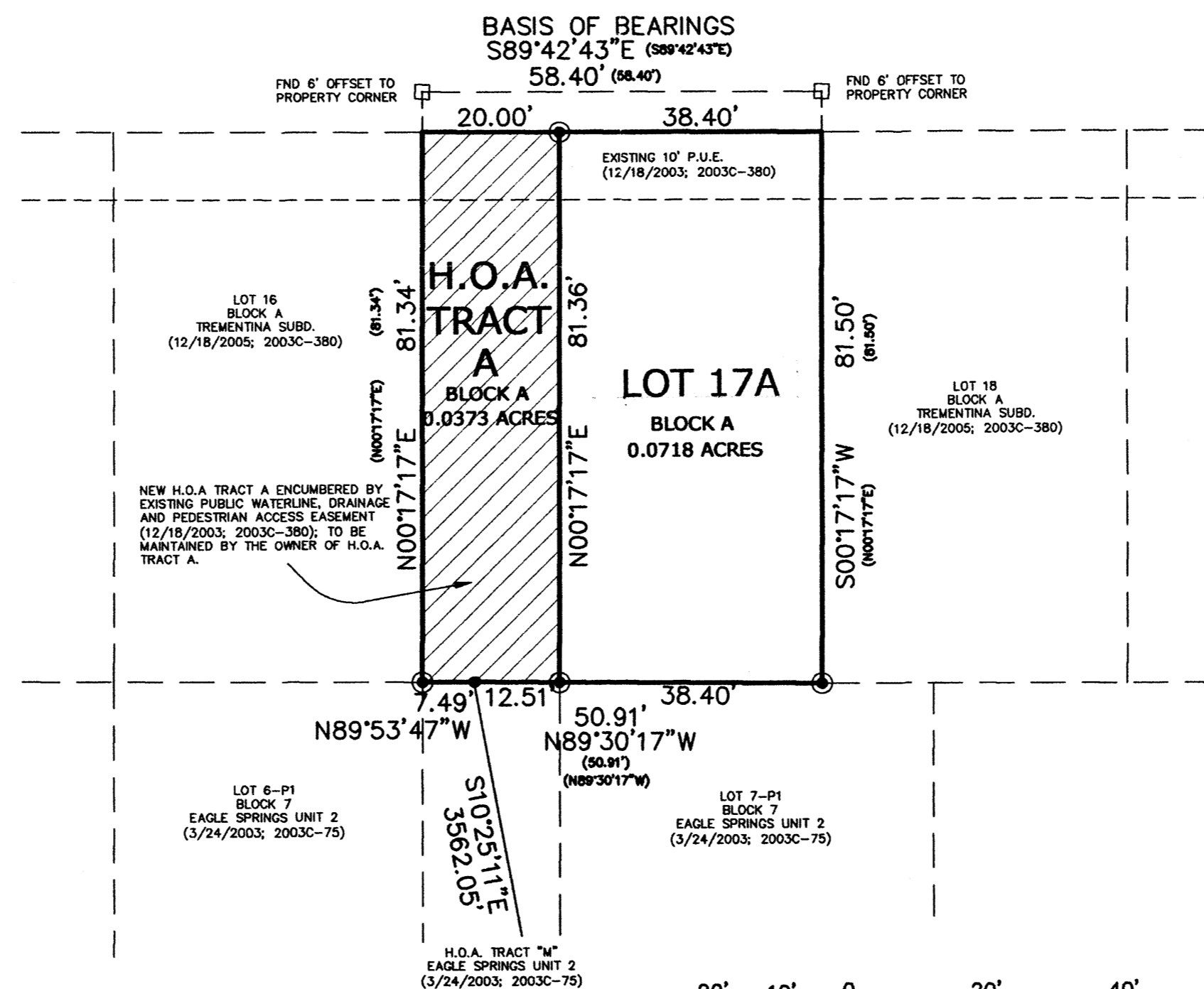
**TREASURERS CERTIFICATION:**

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON  
UPC # 101906415134320249

LOT 17, BLOCK A, TREMENTINA SUBDIVISION

BERNALILLO COUNTY TREASURER'S OFFICE:

BY: \_\_\_\_\_ DATE: \_\_\_\_\_



**MONUMENT LEGEND**

- FOUND MONUMENT AS NOTED
- SET #5 REBAR W/2" ALUMINUM CAP STAMPED "CSC PS12651"

ACS MONUMENT "HEAVEN"  
NAD 27 NEW MEXICO CENTRAL ZONE  
STATE PLANE COORDINATES  
X-407051.31  
Y-1518737.03  
GND TO GRID=-0.99965263  
DELTA ALPHA=0°10'45"  
NGVD 1929 ELEV.-5375.62

SHEET 1 OF 1

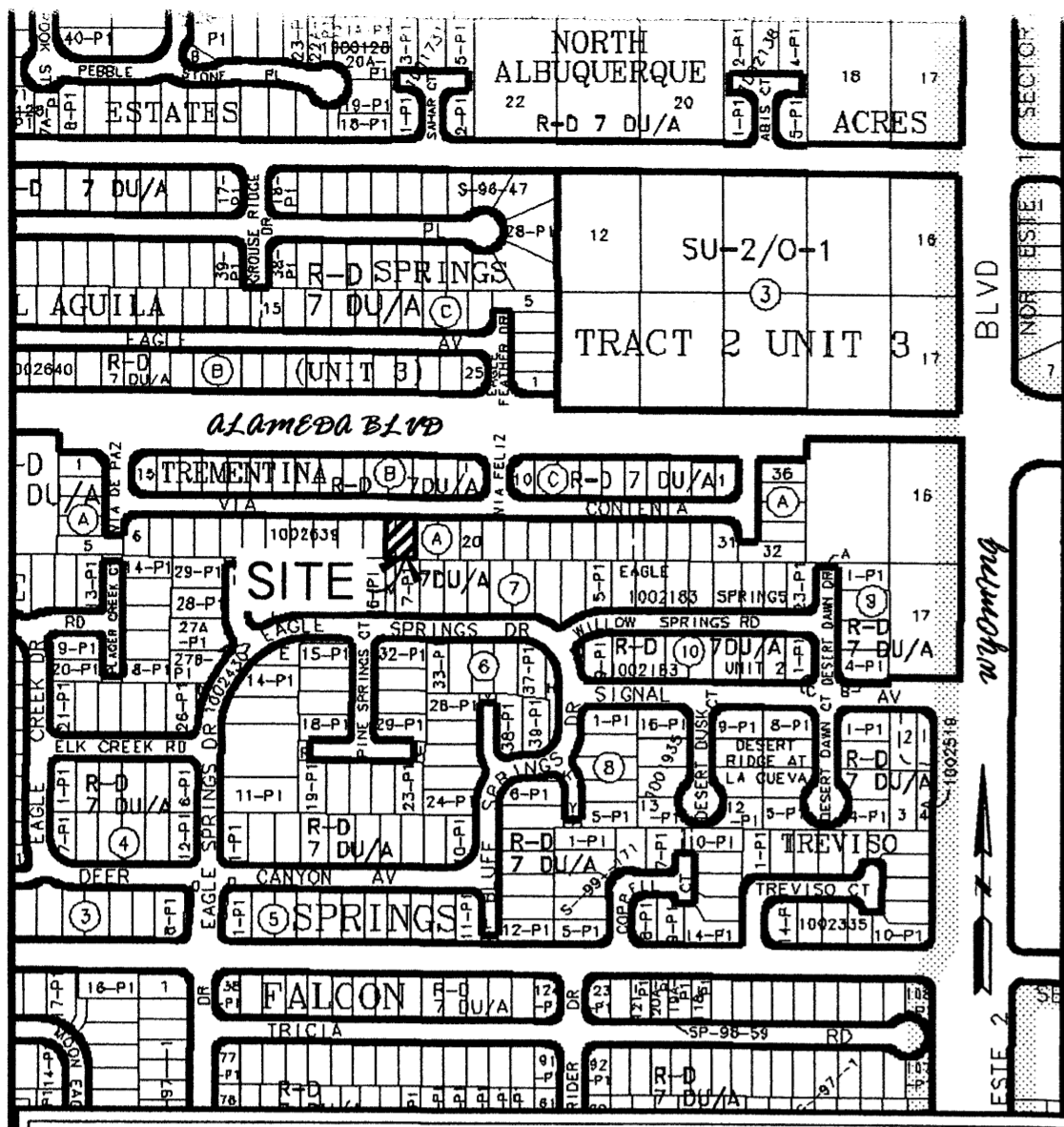
**LAND DIVISION PLAT**  
LOT 17A AND H.O.A. TRACT A  
TREMENTINA SUBDIVISION

DWG PATH: F:\N313 RAYLEE TREMENTINA REPLAT\DWG\LOT17 REPLAT

CRS: NONE  
DATE: 2/10/2005  
SCALE: 1" = 20'  
CREW: TWP  
DRAWN: TWP  
JOB NO: N313

*community sciences corporation*

LAND PLANNING ENGINEERING SURVEYING  
P.O.Box 1328 Corrales, N.M. 87048 (505)897-0000



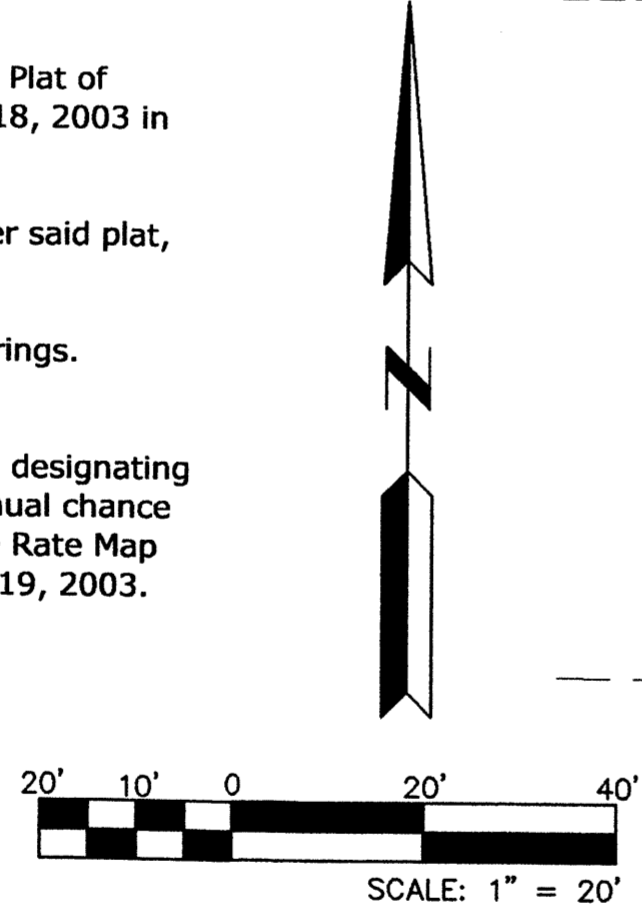
MAP C-19-Z VICINITY MAP  
NOT TO SCALE

**DISCLOSURE STATEMENT**

The purpose of this plat is to divide one existing lot into one new residential lot and one new Homeowners' Association Tract.

**NOTES:**

1. The basis of bearings for this survey is the Plat of Trementina Subdivision recorded December 18, 2003 in Vol.2003C, Folio 380.
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4. The subject property is located in Zone X, designating areas determined to be outside the 0.2% annual chance floodplain according to FEMA Flood Insurance Rate Map No. 35001C0137 F, effective date November 19, 2003.



**SURVEYORS CERTIFICATION**

I, THOMAS W. PATRICK, HEREBY AFFIRM THAT I AM A DULY QUALIFIED REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO AND DO CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; SHOWS ACCURATE DIMENSIONS AND LAND AREAS; SHOWS ALL EASEMENTS AND RESTRICTIONS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST. I FURTHER CERTIFY THAT THIS PLAT MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND MEETS THE "MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO" AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

*Thomas W. Patrick*  
 THOMAS W. PATRICK  
 NEW MEXICO PROFESSIONAL SURVEYOR NO. 12651.



3-01-2005  
 DATE

**FREE CONSENT AND DEDICATION**

THE REPLAT SHOWN HEREON IS WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND SAID OWNER WARRANTS THAT RAYLEE HOMES HOLDS COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED. THE REPLAT SHOWN HEREON IS ALSO WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE DESIRES OF THE TREMENTINA HOMEOWNERS ASSOCIATION, INC.

BY: \_\_\_\_\_ DATE \_\_\_\_\_  
 RAYLEE HOMES

STATE OF NEW MEXICO ) SS  
 COUNTY OF BERNALILLO )

ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005,  
 BY OWNER: \_\_\_\_\_

BY: \_\_\_\_\_ NOTARY PUBLIC

MY COMMISSION EXPIRES: \_\_\_\_\_

BY: \_\_\_\_\_ DATE \_\_\_\_\_  
 PRESIDENT, TREMENTINA HOMEOWNERS' ASSOCIATION, INC.

STATE OF NEW MEXICO ) SS  
 COUNTY OF BERNALILLO )

ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2005,  
 FOR HOMEOWNERS ASSOCIATION: \_\_\_\_\_

BY: \_\_\_\_\_ NOTARY PUBLIC

MY COMMISSION EXPIRES: \_\_\_\_\_

**LEGAL DESCRIPTION**

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Contains 0.1091 acres, more or less.

PLAT OF  
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**BLOCK A**  
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SITUATE WITHIN THE ELENA GALLEGOS GRANT  
 PROJECTED SECTION 18, T.11N., R.4E., N.M.P.M.,  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 FEBRUARY, 2005

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NO. OF EXISTING LOTS	1
NO. OF LOTS CREATED	1
NO. OF TRACTS CREATED	0
MILES OF FULL WIDTH STREETS CREATED	0
S.P. TALOS LOG	2005073417

**APPROVALS:**

DRB PROJECT NUMBER: \_\_\_\_\_

DRB APPLICATION NUMBER: \_\_\_\_\_

**UTILITY APPROVALS:**

PNM GAS AND ELECTRIC SERVICES \_\_\_\_\_ DATE \_\_\_\_\_

QWEST \_\_\_\_\_ DATE \_\_\_\_\_

COMCAST \_\_\_\_\_ DATE \_\_\_\_\_

**CITY APPROVALS:**

CITY SURVEYOR \_\_\_\_\_ DATE \_\_\_\_\_

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

UTILITIES DEVELOPMENT \_\_\_\_\_ DATE \_\_\_\_\_

PARKS AND RECREATION \_\_\_\_\_ DATE \_\_\_\_\_

AMAFCA \_\_\_\_\_ DATE \_\_\_\_\_

CITY ENGINEER, ENGINEERING DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

DRB CHAIRPERSON, PLANNING DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

**TREASURERS CERTIFICATION:**

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON  
 UPC # 101906415134320249

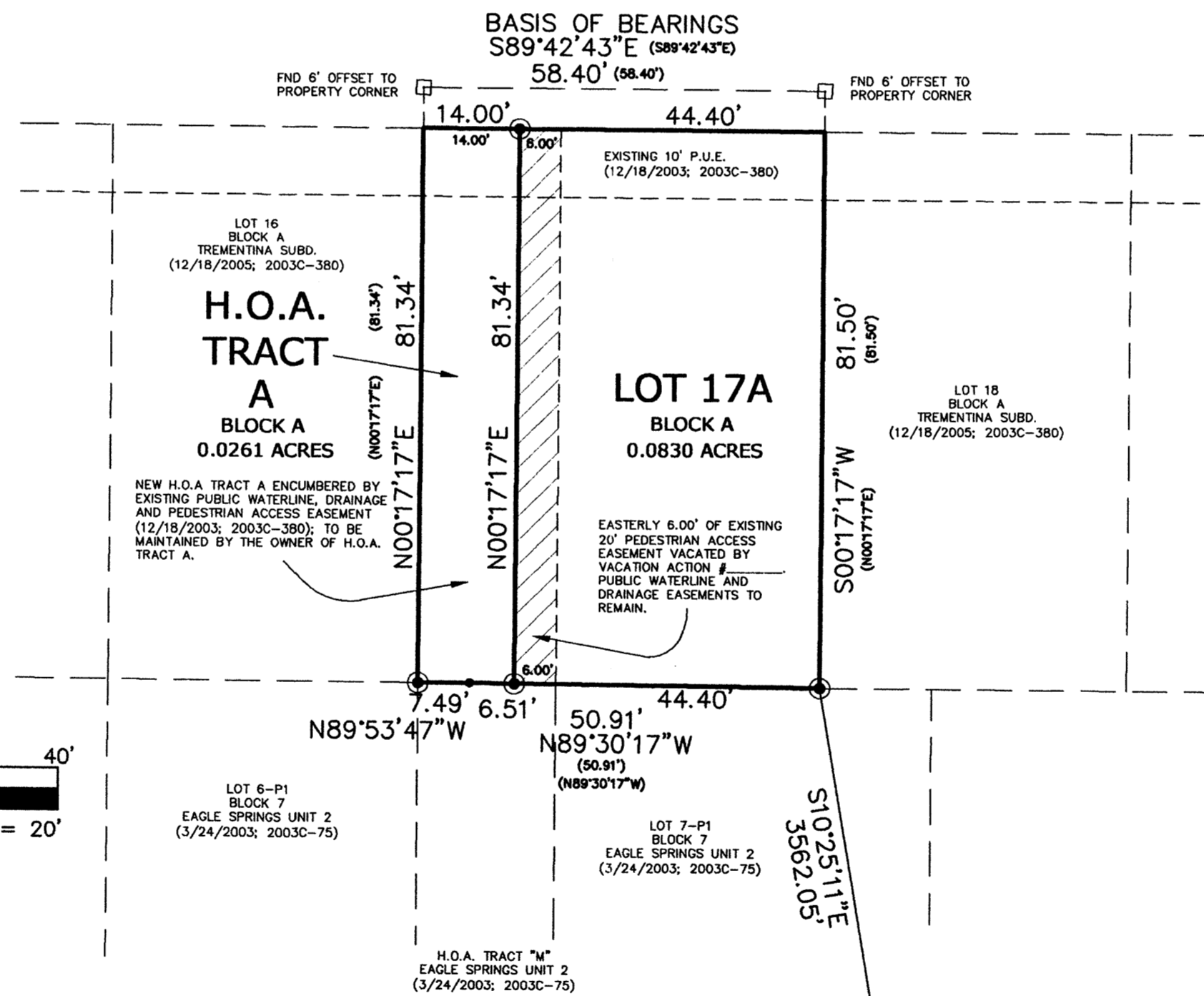
LOT 17, BLOCK A, TREMENTINA SUBDIVISION

BERNALILLO COUNTY TREASURER'S OFFICE:

BY: \_\_\_\_\_ DATE: \_\_\_\_\_

**VIA CONTENTA NE**

40' R/W (2003C-380)



**MONUMENT LEGEND**

□	FOUND MONUMENT AS NOTED
●	SET #5 REBAR W/2" ALUMINUM CAP STAMPED "CSC PS12651"

**SHEET 1 OF 1**

**LAND DIVISION PLAT**  
 LOT 17A AND H.O.A. TRACT A  
 TREMENTINA SUBDIVISION

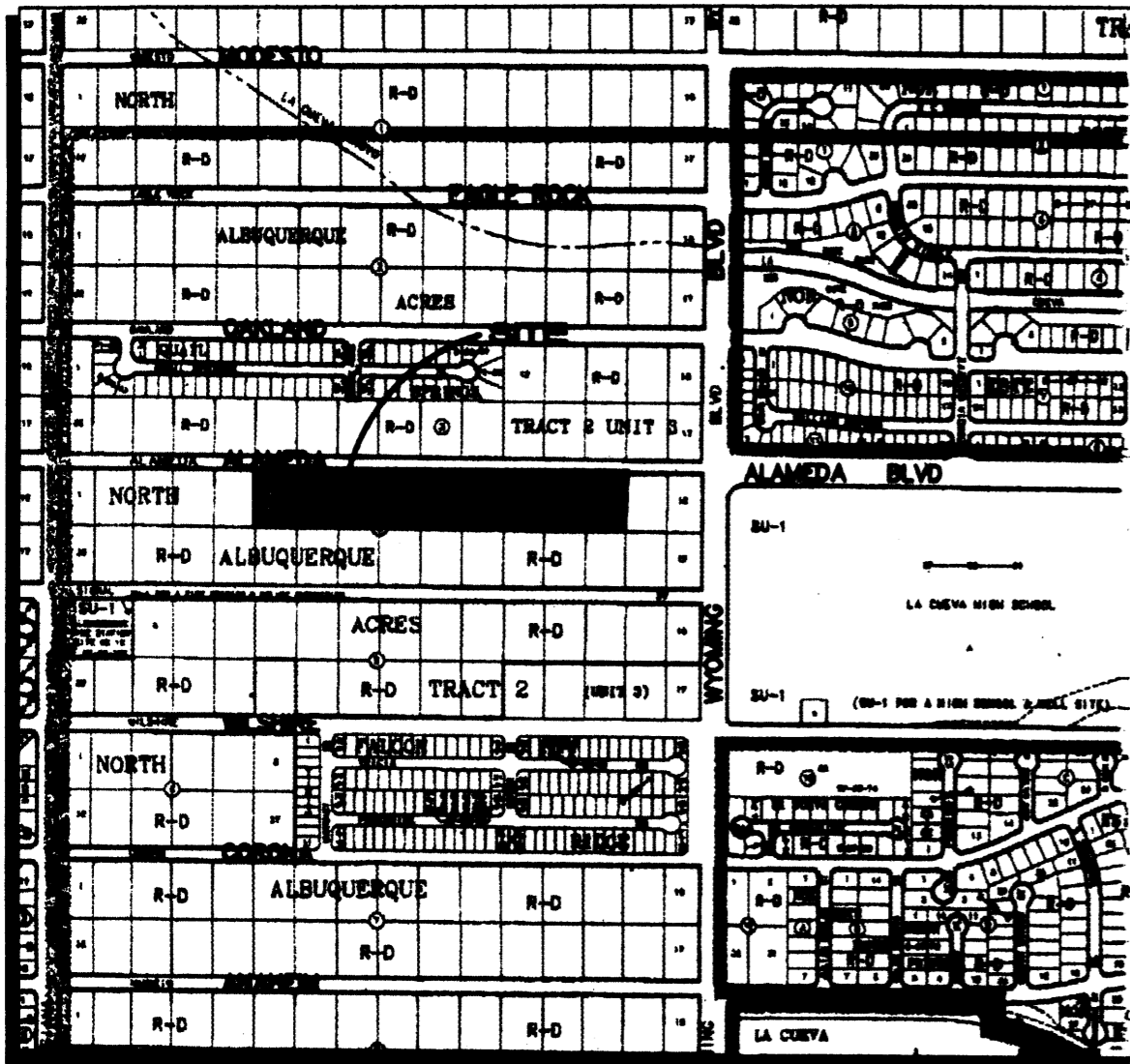
DWG PATH: F:\N313 RAYLEE TREMENTINA REPLAT\DWG\LOT17 REPLAT

CRS:	NONE
DATE:	2/10/2005
SCALE:	1" = 20'
CREW:	TWP
DRAWN:	TWP

*community sciences corporation*

LAND PLANNING ENGINEERING SURVEYING





C-19 VICINITY MAP 1"=750'±

**SUBDIVISION DATA / NOTES**

1. Total Number of Existing Tracts: 0
2. Total Number of Existing Lots: 9
3. Total Number of Tracts created: 0
4. Total Number of Lots created: 61
5. Gross Subdivision Acreage: 9.0101
6. Total Mileage of Full Width Streets Created: 0.3343
7. Total Mileage of Half Width Streets Created: 0.2810
8. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
9. Distances are ground distances.
10. Bearings and distances in parenthesis are record.
11. Basis of boundary are the following plats (and documents) of record entitled:
  - PLAT OF "NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3", (09-10-31, D1-20)
  - PLAT OF "QUAIL SPRINGS", (04-03-97, 97C-101)
  - PLAT OF "EAGLE SPRINGS", (03-11-02, 2002C-82)
  - PLAT OF "EAGLE SPRINGS, UNIT 2", (03-24-03, 03C-75)
 all being records of Bernalillo County, New Mexico.
12. Field Survey performed February 2003, by Aldrich Land Surveying.
13. Unless otherwise noted all points are "SET 5/8" REBAR with cap "ALS LS 7719".
14. Title Report: 02301754 HEV 1st Revision (Effective date: March 24, 2003)
15. City Standard Utility Note II:
  - "City of Albuquerque Water and Sanitary Sewer Service to this development must be verified and coordinated with the Public Works Department, City of Albuquerque"
16. Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersection prior to acceptance of subdivision street improvements and will consist of a standard four-inch (4") aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PLS #7719".
17. "Total remaining open space requirement are met via the provision of detached open space per the provisions of Section 14-16-3-8(A)(3)."
18. TALOS LOG NO. 2003412569
19. **No lots are allowed direct access onto ALAMEDA BLVD.**

**LEGAL DESCRIPTION**

A tract of land situate within the Elena Gallegos Grant, projected Section 18, Township 11 North, Range 4 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico, being all of LOTS 6 THRU 14, BLOCK 4, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3, as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on September 10, 1931 in Volume D1, Folio 20 and containing 9.0101 acres more or less.

**DISCLOSURE STATEMENT**

The intent of this plat is to subdivide the subject lots into 61 residential lots, to dedicate public rights-of-way, and to grant those easements necessary to serve the residential development.

**FREE CONSENT AND DEDICATION**

The subdivision shown hereon is with the free consent and in accordance with the desires of the undersigned Owner(s) and/or Proprietor(s) thereof and said Owner(s) and/or Proprietor(s) do hereby dedicate the existing Alameda Boulevard right-of-way shown hereon to the City of Albuquerque in fee simple without warranty covenants, and do hereby dedicate all other streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for overhead and/or buried distribution lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and do hereby certify that this subdivision is their free act and deed.

**OWNER**

*Joe R. Hahn* 10-29-03  
 Two Joes, L.L.C. Date  
 Joe R. Hahn, Managing Member

**ACKNOWLEDGMENT**

STATE OF NEW MEXICO } SS  
 COUNTY OF BERNALILLO }



This instrument was acknowledged before me on October 29 2003, by Joe R. Hahn, as managing member of Two Joes, L.L.C.

My Commission Expires: 4/22/07

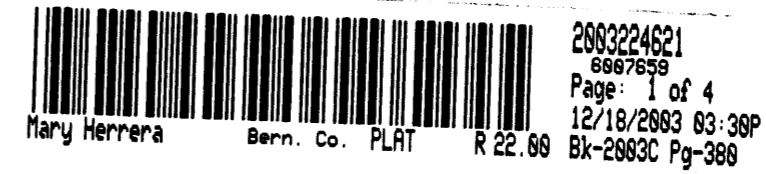
*Ruth T. Lozano*  
 Notary Public

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC # See Attached PROPERTY OWNER OF RECORD

BERNALILLO COUNTY TREASURER'S OFFICE:  
*Rainie Abuelto* 12-17-03



P.O. BOX 30701, ALBQ., N.M. 87190  
 505-884-1990



**PLAT FOR TREMENTINA SUBDIVISION**

BEING A REPLAT OF  
 NORTH ALBUQUERQUE ACRES  
 TRACT 2, UNIT 3, BLOCK 4, LOTS 6 THRU 14  
 WITHIN THE ELENA GALLEGOS GRANT  
 PROJECTED SECTION 18, T. 11 N., R. 4 E., NMPM  
 CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
 OCTOBER 2003

**APPROVALS**

DRB PROJECT NO. 1002630  
 APPLICATION NO. 08 DRB-02026  
 Utility Approvals

- Lead D. Mark* 11-05-03  
 PNM ELECTRIC SERVICES DIVISION DATE
- Lead D. Mark* 11-05-03  
 PNM GAS SERVICES DIVISION DATE
- David R. Muller* 11-05-03  
 QWEST DATE
- Rita E. Nichols* 12-2-03  
 COMCAST DATE
- NA  
 NEW MEXICO UTILITIES DATE
- Bob Hunt* 10-31-03  
 CITY SURVEYOR DATE
- NA  
 REAL PROPERTY DIVISION DATE
- NA  
 ENVIRONMENTAL HEALTH DEPARTMENT DATE
- John S. ...* 12-10-03  
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE
- Roger A. ...* 12/10/03  
 UTILITIES DEVELOPMENT DATE
- Christina Sandoral* 12/10/03  
 PARKS AND RECREATION DEPARTMENT DATE
- Bill D...* 12-10-03  
 AMAFCA DATE
- Bill D...* 12-10-03  
 CITY ENGINEER DATE
- Sheran Matson* 12/10/03  
 DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

**SURVEYOR'S CERTIFICATION**

"I, Timothy Aldrich, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and is true to the best of my knowledge and belief."

*Timothy Aldrich* 10-31-03  
 Timothy Aldrich, P.S. No. 7718 DATE  
**SHEET 1 OF 4**

**EASEMENT NOTES**

- ① EXISTING 15' PUBLIC WATERLINE EASEMENT (03-24-03, 03C-75)
- ② 10' PUBLIC UTILITY EASEMENT (GRANTED BY THIS PLAT)
- ③ 20' PUBLIC WATERLINE EASEMENT (GRANTED BY THIS PLAT)
- ④ 20' PUBLIC WATERLINE, DRAINAGE & PEDESTRIAN ACCESS EASEMENT GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER OF LOT 17, BLOCK A.
- ⑤ EXISTING PUBLIC WATER, SEWER & DRAINAGE, H.O.A. MAINTENANCE AND PEDESTRIAN ACCESS EASEMENT (03-11-02, 02C-82)
- ⑥ EXISTING PUBLIC WATER AND SEWER, H.O.A. MAINTENANCE AND P.U.E. EASEMENT (03-11-02, 02C-82)

**LEGEND**

- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- ▲ CENTERLINE MONUMENT
- ▨ EXISTING ALAMEDA BLVD TO BE DEDICATED WITHOUT WARRANTY COVENANTS (1.0217 ACRES)

**NOTES**

- 1. DISTANCES IN BRACKETS ARE Q MONUMENT DISTANCES
- 2. SEE SHEET 4 FOR CURVE & LINE TABLES

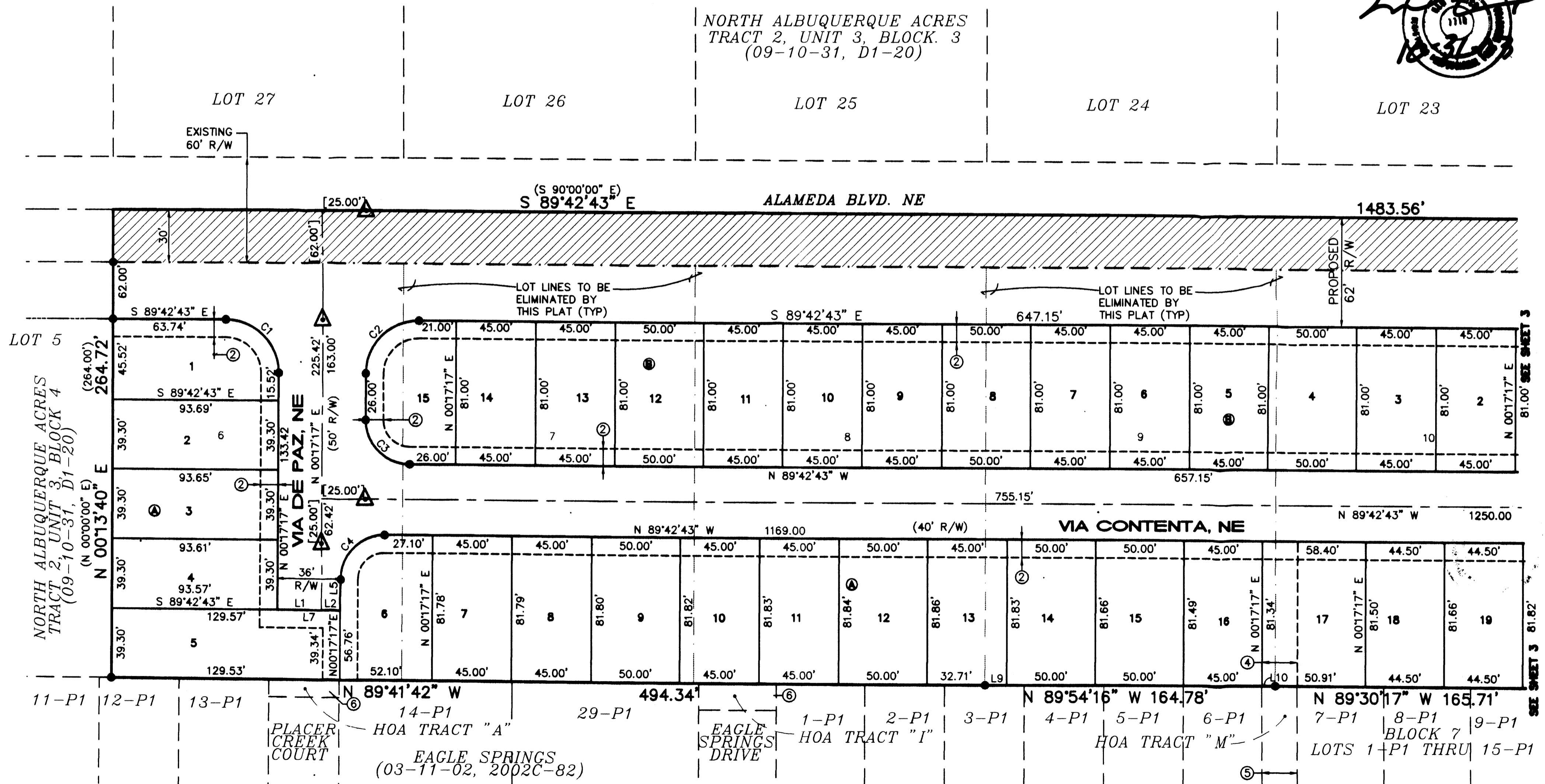
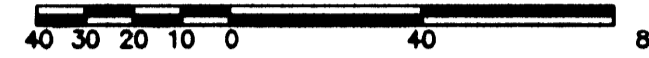
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Page: 2 of 4  
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Bk-2883C Pg-388

**PLAT**  
FOR  
**TREMENTINA**  
**SUBDIVISION**

BEING A REPLAT OF  
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TRACT 2, UNIT 3, BLOCK 4, LOTS 6 THRU 14  
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CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO  
OCTOBER 2003



SCALE:  
1" = 40'





**EASEMENT NOTES**

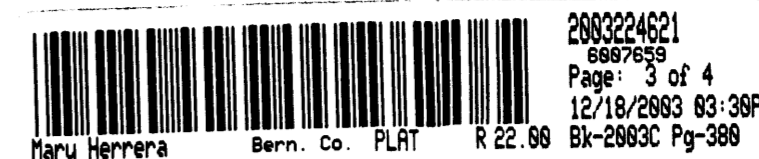
- ① EXISTING 15' PUBLIC WATERLINE EASEMENT (03-24-03, 03C-75)
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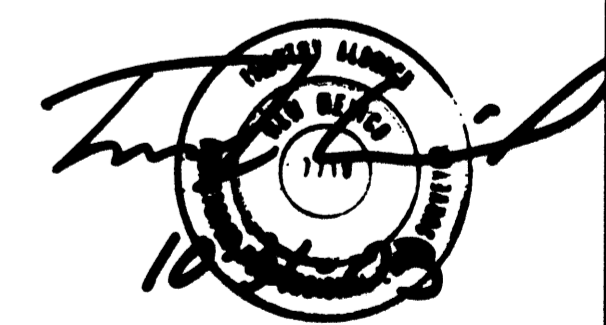
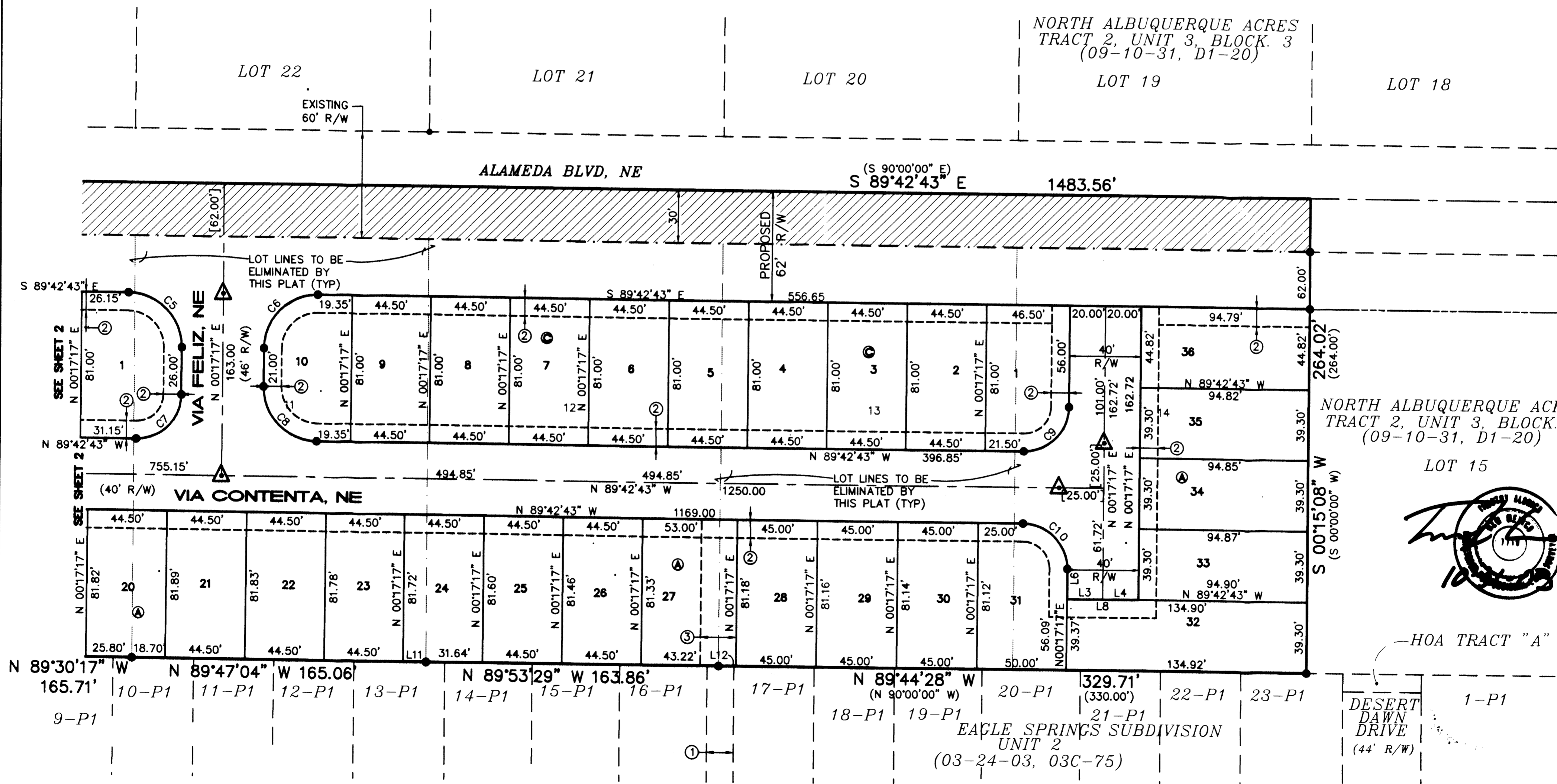
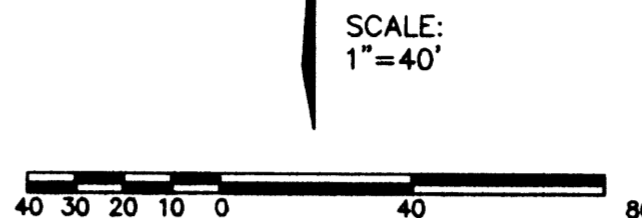
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 CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO  
 OCTOBER 2003



-HOA TRACT "A"

**PUBLIC UTILITY EASEMENTS**

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

1. THE PUBLIC SERVICE CO. OF NM--ELECTRIC SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF UNDERGROUND/OVERHEAD ELECTRICAL LINES, COMMUNICATION LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES, AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
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ACS MONUMENT  
"10-C18"  
Y=1524061.42  
X=402319.45  
G-G=0.9996613  
Δα=-00°11'18"  
CENTRAL ZONE  
(NAD 1927/SLD 1929)  
ELEVATION=5219.41

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- - - ADJOINING PROPERTY LINE
- △ CENTERLINE MONUMENT
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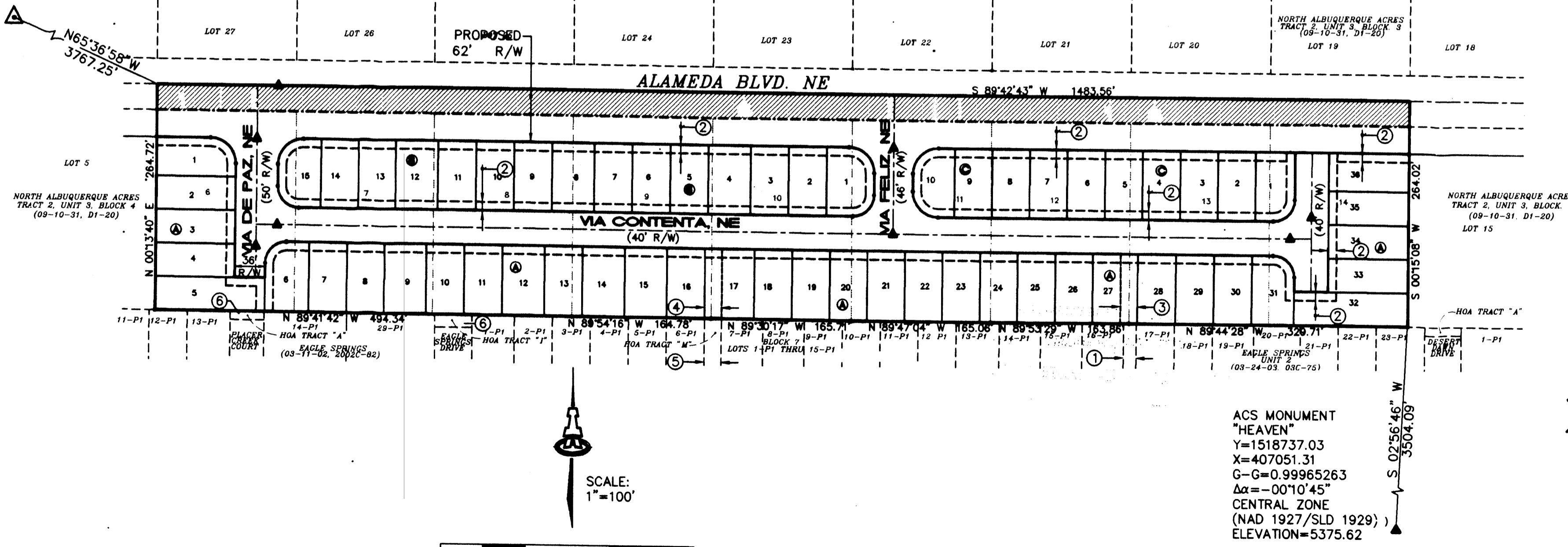
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C10	25.00	39.27	25.00	35.36	N 44°42'43" W	90°00'00"

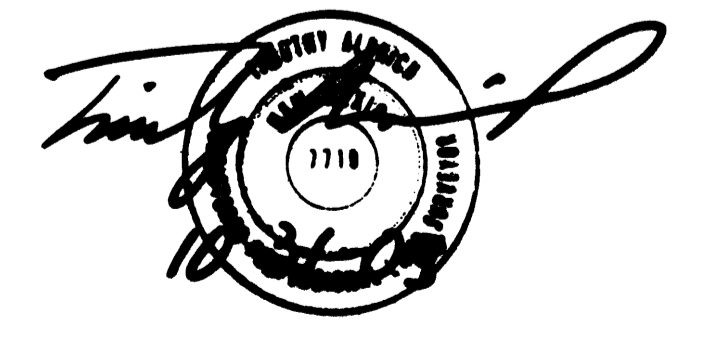
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OCTOBER 2003

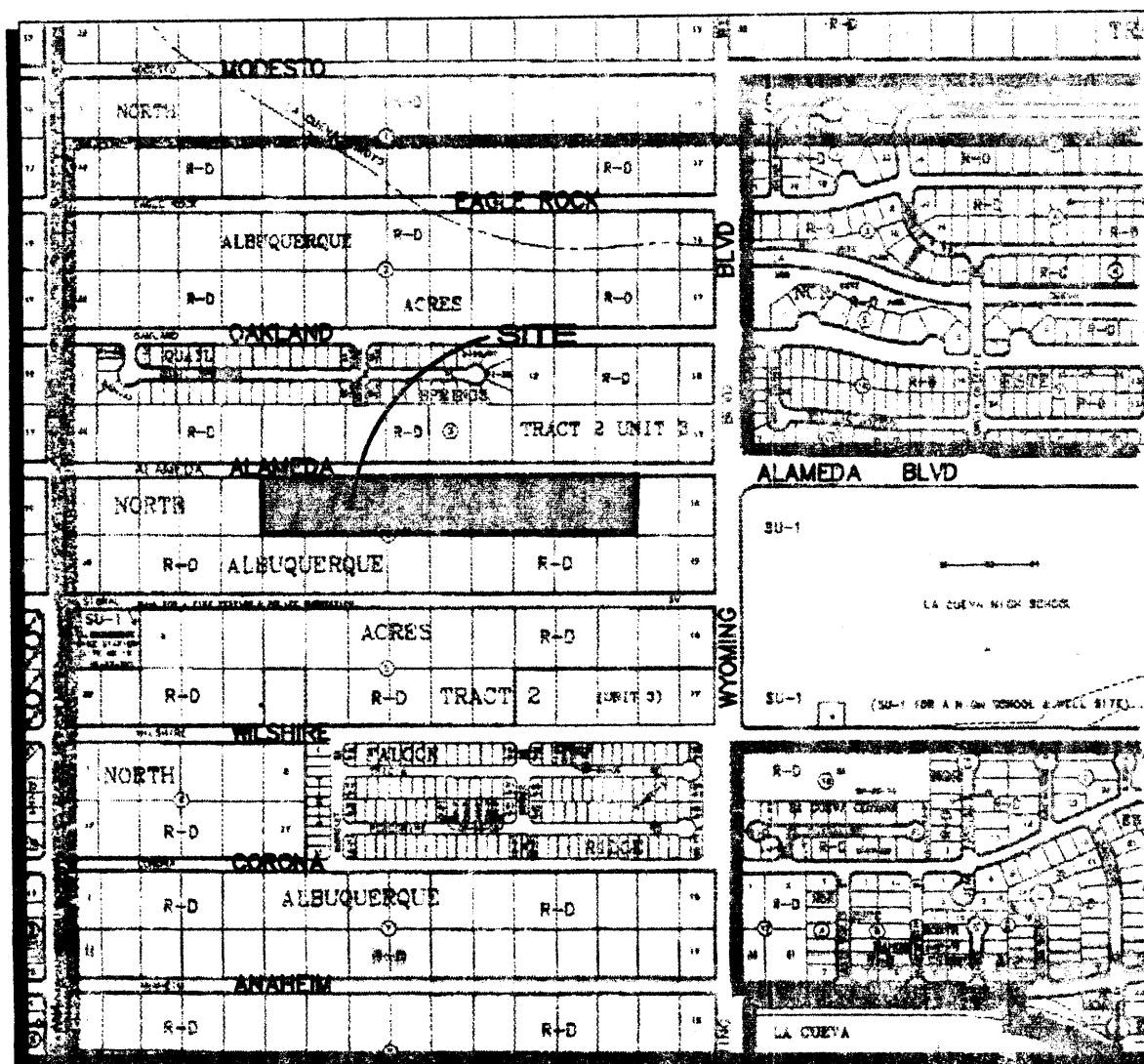
LOT AREA TABLE			
BLOCK A		BLOCK B	
LOT	AREA (SF)	LOT	AREA (SF)
1	4073	1	4221
2	3681	2	3645
3	3680	3	3645
4	3678	4	4050
5	5094	5	3645
6	4126	6	3645
7	3680	7	3645
8	3681	8	4050
9	4090	9	3645
10	3682	10	3645
11	3683	11	3645
12	4093	12	4050
13	3684	13	3645
14	4087	14	3645
15	4079	15	3804
16	3664	BLOCK C	
17	4753	LOT AREA (SF)	
18	3630	1	3632
19	3637	2	3605
20	3643	3	3605
21	3640	4	3605
22	3638	5	3605
23	3634	6	3605
24	3628	7	3605
25	3622	8	3605
26	4306	9	3605
27	3653	10	3611
28	3652		
29	3651		
30	3921		
31	5307		
32	3729		
33	3728		
34	3727		
35	3727		
36	4249		



ACS MONUMENT  
"HEAVEN"  
Y=1518737.03  
X=407051.31  
G-G=0.99965263  
Δα=-00°10'45"  
CENTRAL ZONE  
(NAD 1927/SLD 1929)  
ELEVATION=5375.62







C-19

VICINITY MAP

1"=750'±

SUBDIVISION DATA / NOTES

- 1. Total Number of Existing Tracts: 0
2. Total Number of Existing Lots: 9
3. Total Number of Tracts created: 0
4. Total Number of Lots created: 61
5. Gross Subdivision Acreage: 9.0101
6. Total Mileage of Full Width Streets Created: 0.3343
7. Total Mileage of Half Width Streets Created: 0.2810
8. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
9. Distances are ground distances.
10. Bearings and distances in parenthesis are record.
11. Basis of boundary are the following plats (and documents) of record entitled:
12. Field Survey performed February 2003, by Aldrich Land Surveying.
13. Unless otherwise noted all points are "SET 5/8" REBAR with cap "ALS LS 7719".
14. Title Report: 02301754 HEV 1st Revision (Effective date: March 24, 2003)
15. City Standard Utility Note II:
16. Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersection prior to acceptance of subdivision street improvements and will consist of a standard four-inch (4") aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PLS #7719".
17. "Total remaining open space requirement are met via the provision of detached open space per the provisions of Section 14-16-3-8(A)(3)."
18. TALOS LOG NO. 2003412569
19. NO LOTS ARE ALLOWED DIRECT ACCESS ONTO ALAMEDA BLVD.

LEGAL DESCRIPTION

A tract of land situate within the Elena Gallegos Grant, projected Section 18, Township 11 North, Range 4 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico, being all of LOTS 6 THRU 14, BLOCK 4, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3, as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on September 10, 1931 in Volume D1, Folio 20 and containing 9.0101 acres more or less.

DISCLOSURE STATEMENT

The intent of this plat is to subdivide the subject lots into 61 residential lots, to dedicate public rights-of-way, and to grant those easements necessary to serve the residential development.

FREE CONSENT AND DEDICATION

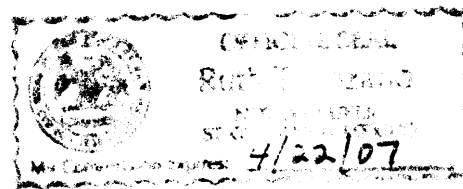
The subdivision shown hereon is with the free consent and in accordance with the desires of the undersigned Owner(s) and/or Proprietor(s) thereof and said Owner(s) and/or Proprietor(s) do hereby dedicate the existing Alameda Boulevard right-of-way shown hereon to the City of Albuquerque in fee simple without warranty covenants, and do hereby dedicate all other streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for overhead and/or buried distribution lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and do hereby certify that this subdivision is their free act and deed.

OWNER

Joe R. Hahn, Two Joes, L.L.C., Joe R. Hahn, Managing Member, Date 10-29-03

ACKNOWLEDGMENT

STATE OF NEW MEXICO }
COUNTY OF BERNALILLO }



This instrument was acknowledged before me on October 29, 2003, by Joe R. Hahn, as managing member of Two Joes, L.L.C.

My Commission Expires: 4/22/07

Ruth J. Lopez, Notary Public

THIS IS TO CERTIFY THAT TALOS ARE CURRENT AND PAID ON UPC. See Attached PROPERTY OWNER OF RECORD

BERNALILLO COUNTY TREASURER'S OFFICE: Rain Albrecht 12-17-03



P.O. BOX 30701, ALBQ., N.M. 87190 505-884-1990

Barcode information: Mary Herrera, Bernalillo Co., PLAT R 22, 00, Bk-2063C Pg-368

PLAT FOR TREMENTINA SUBDIVISION

BEING A REPLAT OF NORTH ALBUQUERQUE ACRES TRACT 2, UNIT 3, BLOCK 4, LOTS 6 THRU 14 WITHIN THE ELENA GALLEGOS GRANT PROJECTED SECTION 18, T. 11 N., R. 4 E., NMPM CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO OCTOBER 2003

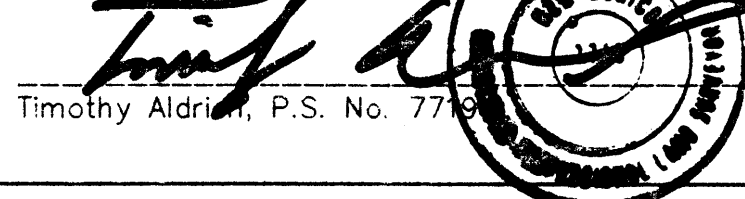
APPROVALS

DRB PROJECT NO. 1002639 APPLICATION NO. 08 DRB-02026 Utility Approvals

- Leah D. Mark, PNM ELECTRIC SERVICES DIVISION, DATE 11-05-03
Leah D. Mark, PNM GAS SERVICES DIVISION, DATE 11-05-03
Dan R. Muller, QWEST, DATE 11-05-03
Rita E. Nichols, COMCAST, DATE 12-2-03
NA, NEW MEXICO UTILITIES, DATE
City Approvals: [Signature], CITY SURVEYOR, DATE 10-31-03
NA, REAL PROPERTY DIVISION, DATE
NA, ENVIRONMENTAL HEALTH DEPARTMENT, DATE
[Signature], TRAFFIC ENGINEERING, TRANSPORTATION DIVISION, DATE 12-10-03
Roger A. Green, UTILITIES DEVELOPMENT, DATE 12/10/03
Christina S. Andoral, PARKS AND RECREATION DEPARTMENT, DATE 12/10/03
[Signature], AMAFCA, DATE 12-10-03
[Signature], CITY ENGINEER, DATE 12-10-03
Sheran Matson, DRB CHAIRPERSON, PLANNING DEPARTMENT, DATE 12/10/03

SURVEYOR'S CERTIFICATION

"I, Timothy Aldrich, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and is true and correct to the best of my knowledge and belief."



Timothy Aldrich, P.S. No. 7719

Date 10-31-03 SHEET 1 OF 4

**EASEMENT NOTES**

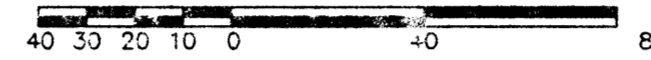
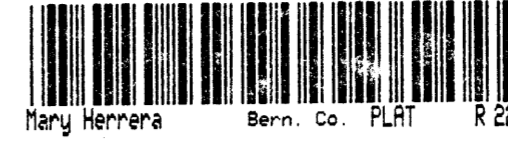
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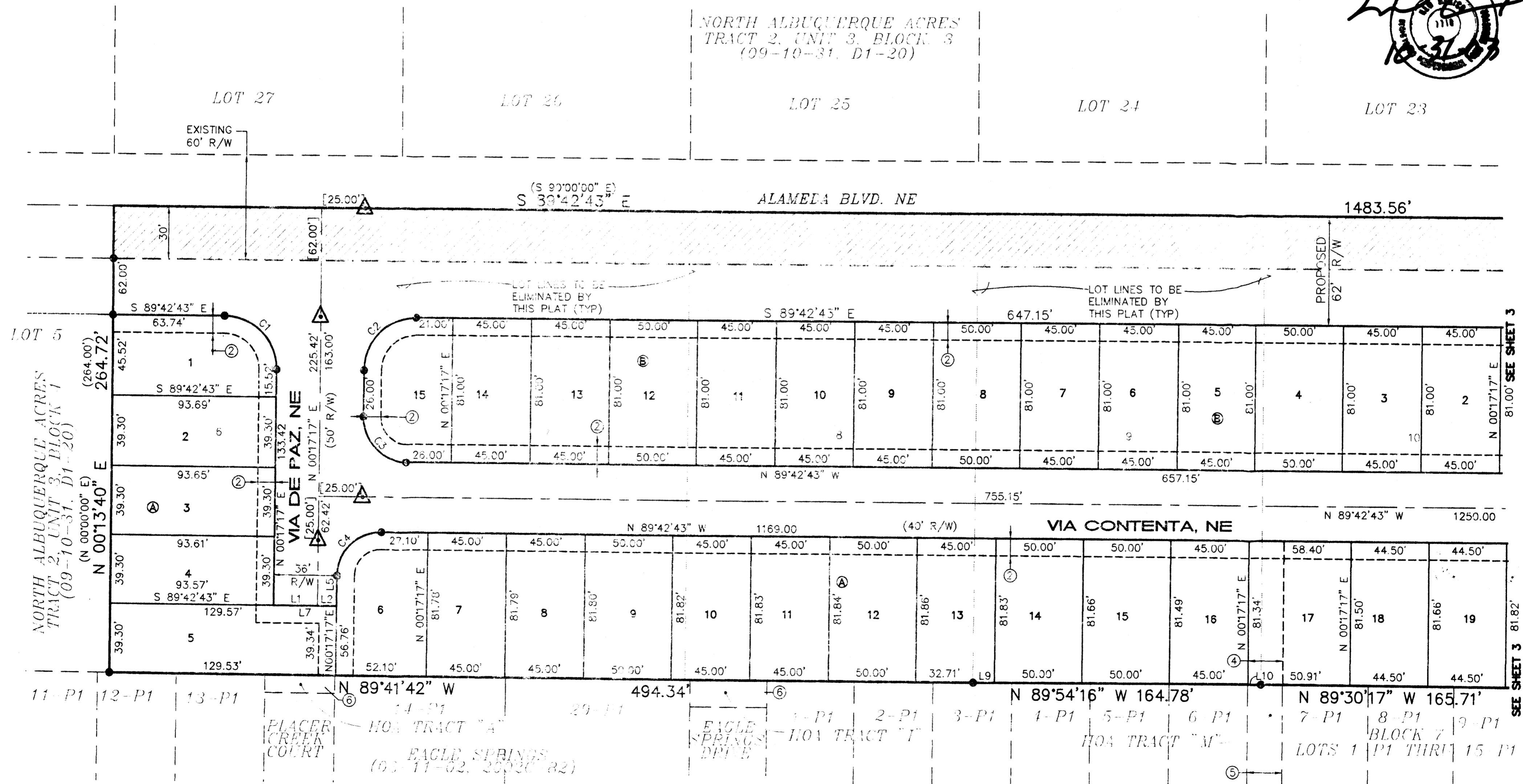
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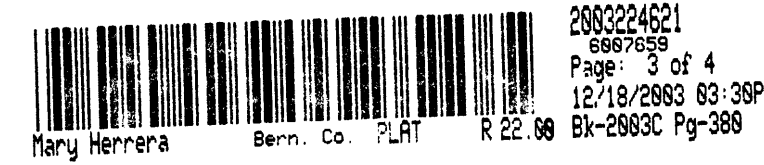
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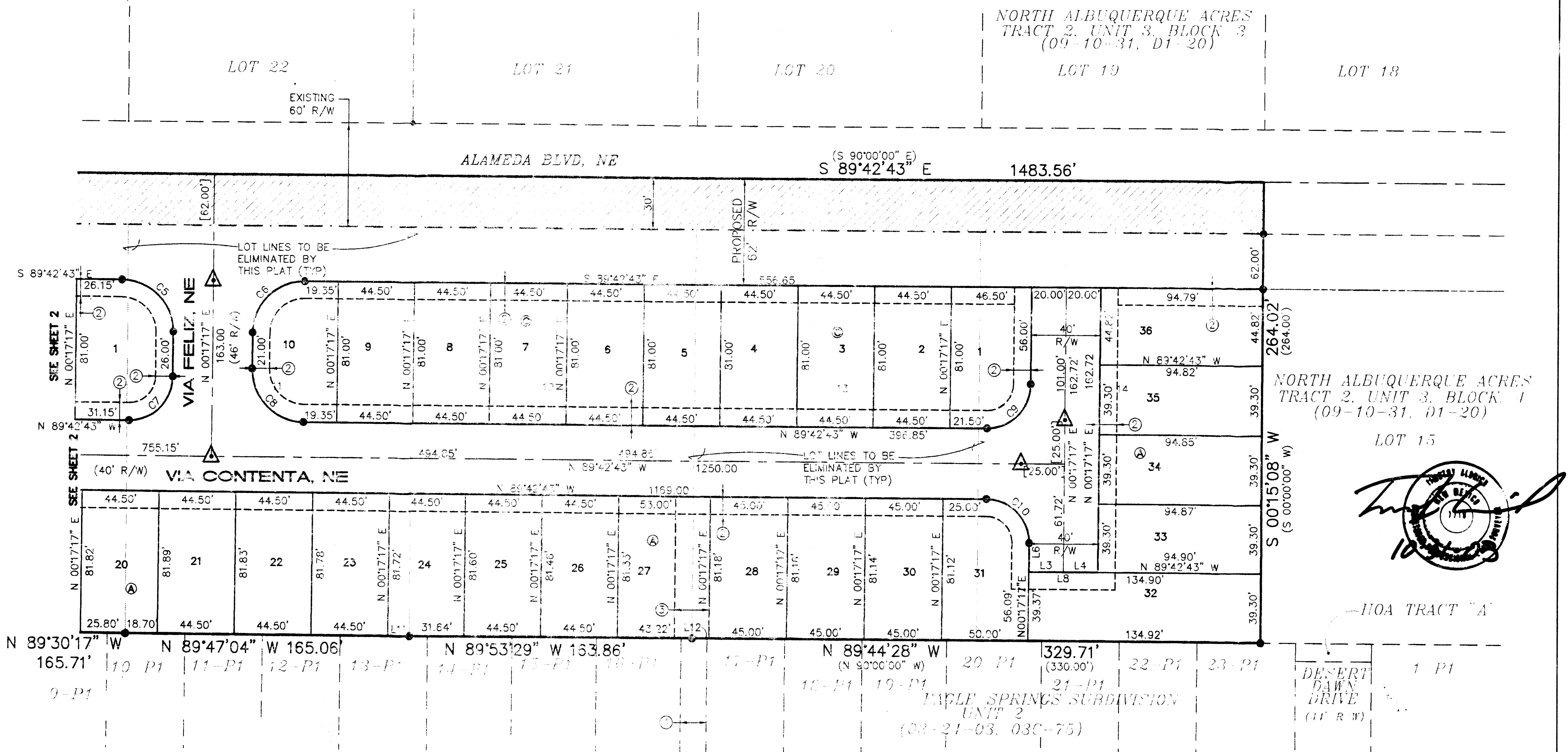
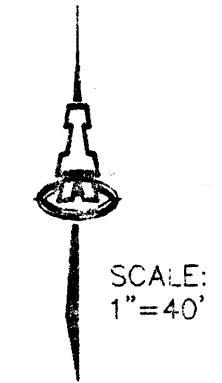
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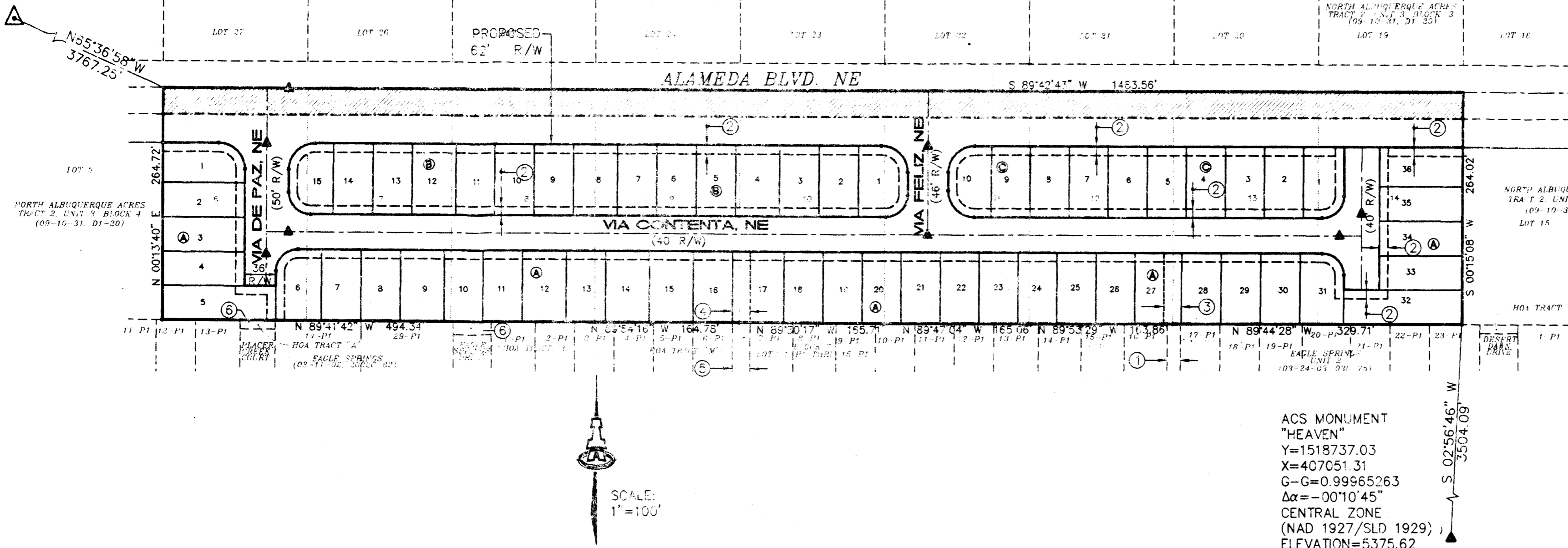
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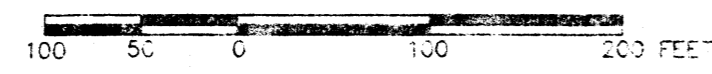
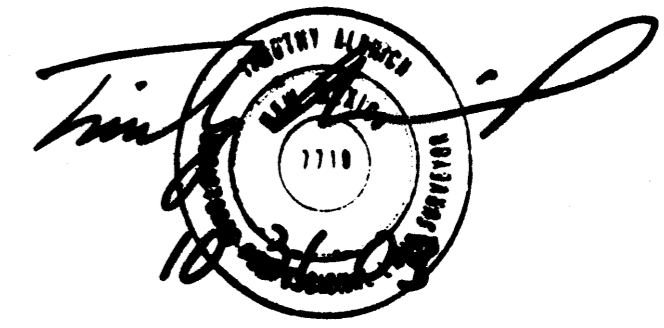
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C9	25.00	39.27	25.00	35.36	N 45°17'17" E	90°00'00"
C10	25.00	39.27	25.00	35.36	N 44°42'43" W	90°00'00"

LOT AREA TABLE			
BLOCK A		BLOCK B	
LOT	AREA (SF)	LOT	AREA (SF)
1	4073	1	4221
2	3681	2	3645
3	3680	3	3645
4	3678	4	4050
5	5094	5	3645
6	4126	6	3645
7	3680	7	3645
8	3681	8	4050
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10	3682	10	3645
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12	4093	12	4050
13	3684	13	3645
14	4087	14	3645
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16	3664	BLOCK C	
17	4753	LOT AREA (SF)	
18	3630	1	3632
19	3637	2	3605
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24	3634	7	3605
25	3628	8	3605
26	3622	9	3605
27	4306	10	3611
28	3653		
29	3652		
30	3651		
31	3921		
32	5307		
33	3729		
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36	4249		

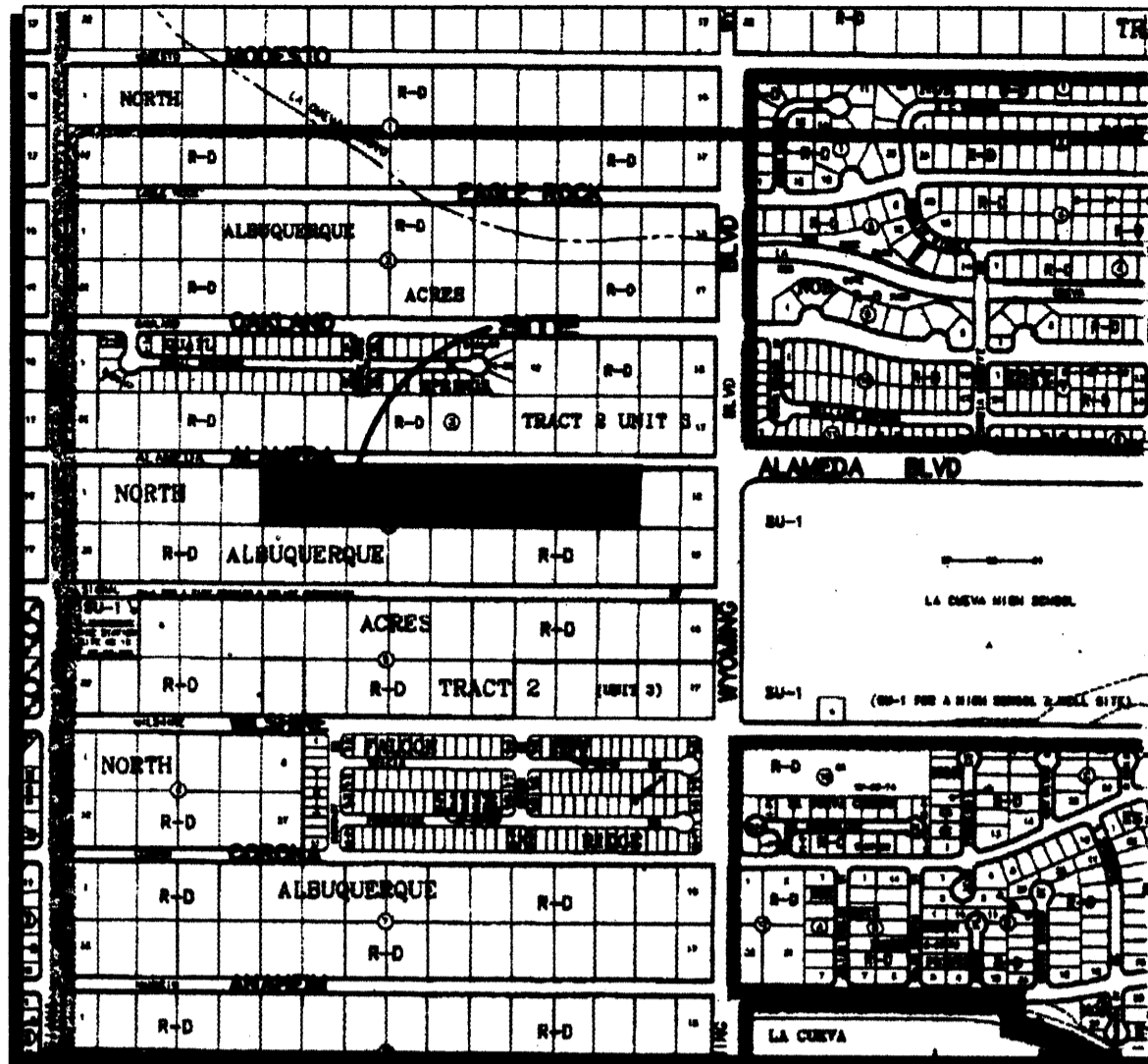
ACS MONUMENT  
 "10-C18"  
 Y=1524061.42  
 X=402319.45  
 G-G=0.9996613  
 Δα=-00°11'18"  
 CENTRAL ZONE  
 (NAD 1927/SLD 1929)  
 ELEVATION=5219.41



ACS MONUMENT  
 "HEAVEN"  
 Y=1518737.03  
 X=407051.31  
 G-G=0.99965263  
 Δα=-00°10'45"  
 CENTRAL ZONE  
 (NAD 1927/SLD 1929)  
 ELEVATION=5375.62







C-19

VICINITY MAP

1"=750'±

**SUBDIVISION DATA / NOTES**

1. Total Number of Existing Tracts: 0
2. Total Number of Existing Lots: 9
3. Total Number of Tracts created: 0
4. Total Number of Lots created: 61
5. Gross Subdivision Acreage: 9.0101
6. Total Mileage of Full Width Streets Created: 0.3343
7. Total Mileage of Half Width Streets Created: 0.2810
8. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
9. Distances are ground distances.
10. Bearings and distances in parenthesis are record.
11. Basis of boundary are the following plats (and documents) of record entitled:
  - PLAT OF "NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3", (09-10-31, D1-20)
  - PLAT OF "QUAIL SPRINGS", (04-03-97, 97C-101)
  - PLAT OF "EAGLE SPRINGS", (03-11-02, 2002C-82)
  - PLAT OF "EAGLE SPRINGS, UNIT 2", (03-24-03, 03C-75)
 all being records of Bernalillo County, New Mexico.
12. Field Survey performed February 2003, by Aldrich Land Surveying.
13. Unless otherwise noted all points are "SET 5/8" REBAR with cap "ALS LS 7719".
14. Title Report: 02301754 HEV 1st Revision (Effective date: March 24, 2003)
15. City Standard Utility Note II:
  - "City of Albuquerque Water and Sanitary Sewer Service to this development must be verified and coordinated with the Public Works Department, City of Albuquerque"
16. Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersection prior to acceptance of subdivision street improvements and will consist of a standard four-inch (4") aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PLS #7719".
17. "Total remaining open space requirement are met via the provision of detached open space per the provisions of Section 14-16-3-8(A)(3)."
18. TALOS LOG NO. 2003412569

**LEGAL DESCRIPTION**

A tract of land situate within the Elena Gallegos Grant, projected Section 18, Township 11 North, Range 4 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico, being all of LOTS 6 THRU 14, BLOCK 4, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3, as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on September 10, 1931 in Volume D1, Folio 20 and containing 9.0101 acres more or less.

**DISCLOSURE STATEMENT**

The intent of this plat is to subdivide the subject lots into 61 residential lots, to dedicate public rights-of-way, and to grant those easements necessary to serve the residential development.

**FREE CONSENT AND DEDICATION**

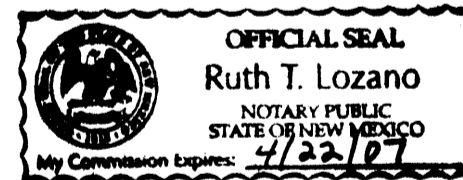
The subdivision shown hereon is with the free consent and in accordance with the desires of the undersigned Owner(s) and/or Proprietor(s) thereof and said Owner(s) and/or Proprietor(s) do hereby dedicate the existing Alameda Boulevard right-of-way shown hereon to the City of Albuquerque in fee simple without warranty covenants, and do hereby dedicate all other streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for overhead and/or buried distribution lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and do hereby certify that this subdivision is their free act and deed.

**OWNER**

*Joe R. Hahn*  
Two Joes, L.L.C.  
Joe R. Hahn, Managing Member  
Date: 10-29-03

**ACKNOWLEDGMENT**

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }



This instrument was acknowledged before me on October 29 2003, by Joe R. Hahn, as managing member of Two Joes, L.L.C.

My Commission Expires: 4/22/07

*Ruth T. Lozano*  
Notary Public

**PLAT FOR TREMENTINA SUBDIVISION**

BEING A REPLAT OF  
NORTH ALBUQUERQUE ACRES  
TRACT 2, UNIT 3, BLOCK 4, LOTS 6 THRU 14  
WITHIN THE ELENA GALLEGOS GRANT  
PROJECTED SECTION 18, T. 11 N., R. 4 E., NMPM  
CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
OCTOBER 2003

**APPROVALS**

DRB PROJECT NO. 1002630  
APPLICATION NO.

**Utility Approvals**

*Lead D. Mark*  
PNM ELECTRIC SERVICES DIVISION  
DATE: 11-05-03

*Lead D. Mark*  
PNM GAS SERVICES DIVISION  
DATE: 11-05-03

*David R. Mull*  
QWEST  
DATE: 11-05-03

COMCAST  
DATE

NEW MEXICO UTILITIES  
DATE

**City Approvals**  
*T. B. Hart*  
CITY SURVEYOR  
DATE: 10-31-03

REAL PROPERTY DIVISION  
DATE

ENVIRONMENTAL HEALTH DEPARTMENT  
DATE

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION  
DATE

UTILITIES DEVELOPMENT  
DATE

PARKS AND RECREATION DEPARTMENT  
DATE

AMAFCA  
DATE

CITY ENGINEER  
DATE

DRB CHAIRPERSON, PLANNING DEPARTMENT  
DATE

**SURVEYOR'S CERTIFICATION**

"I, Timothy Aldrich, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and is true to the best of my knowledge and belief."



P.O. BOX 30701, ALBQ., N.M. 87190  
505-884-1990

*Timothy Aldrich*  
Timothy Aldrich, P.S. No. 7719  
Date: 10-31-03  
SHEET 1 OF 4

**EASEMENT NOTES**

- ① EXISTING 15' PUBLIC WATERLINE EASEMENT (03-24-03, 03C-75)
- ② 10' PUBLIC UTILITY EASEMENT (GRANTED BY THIS PLAT)
- ③ 20' PUBLIC WATERLINE EASEMENT (GRANTED BY THIS PLAT)
- ④ 20' PUBLIC WATERLINE, DRAINAGE & PEDESTRIAN ACCESS EASEMENT GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER OF LOT 17, BLOCK A.
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- ⑥ EXISTING PUBLIC WATER AND SEWER, H.O.A. MAINTENANCE AND P.U.E. EASEMENT (03-11-02, 02C-82)

**LEGEND**

- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- △ CENTERLINE MONUMENT
- ▨ EXISTING ALAMEDA BLVD TO BE DEDICATED WITHOUT WARRANTY COVENANTS (1.0217 ACRES)

**NOTES**

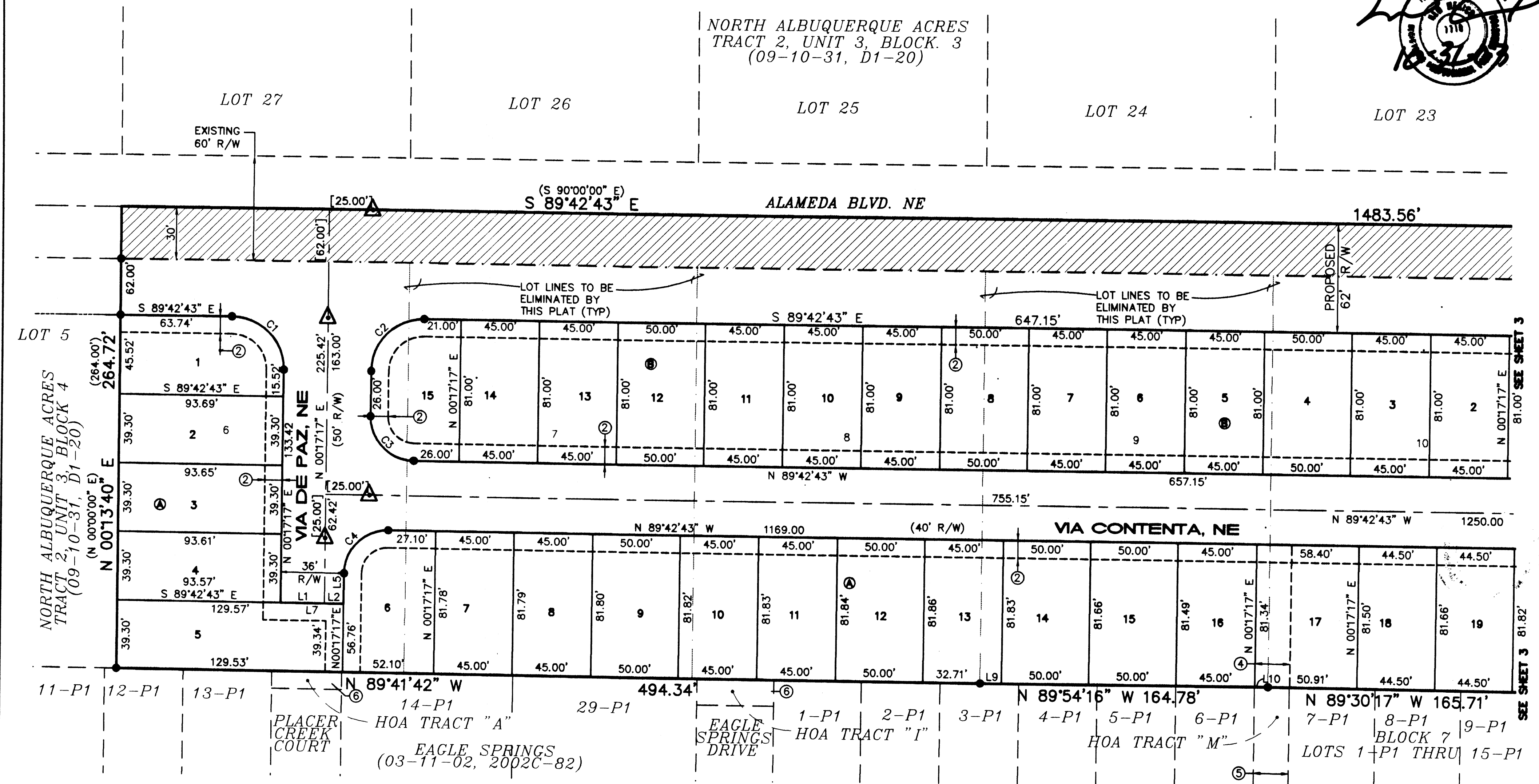
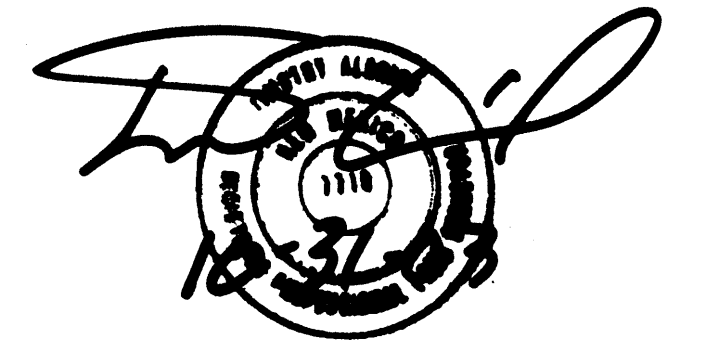
- 1. DISTANCES IN BRACKETS ARE  $\phi$  MONUMENT DISTANCES
- 2. SEE SHEET 4 FOR CURVE & LINE TABLES

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 CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO  
 OCTOBER 2003



SCALE: 1"=40'





# PLAT FOR TREMONTINA SUBDIVISION

BEING A REPLAT OF  
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CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO  
OCTOBER 2003

### EASEMENT NOTES

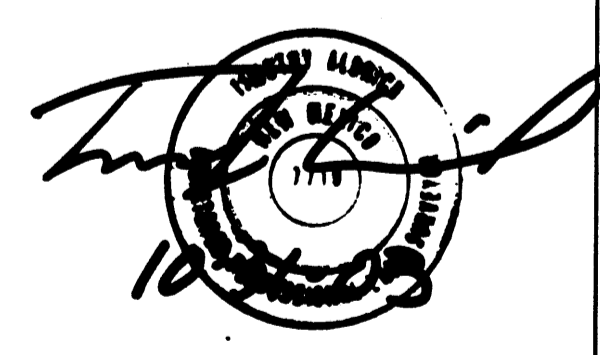
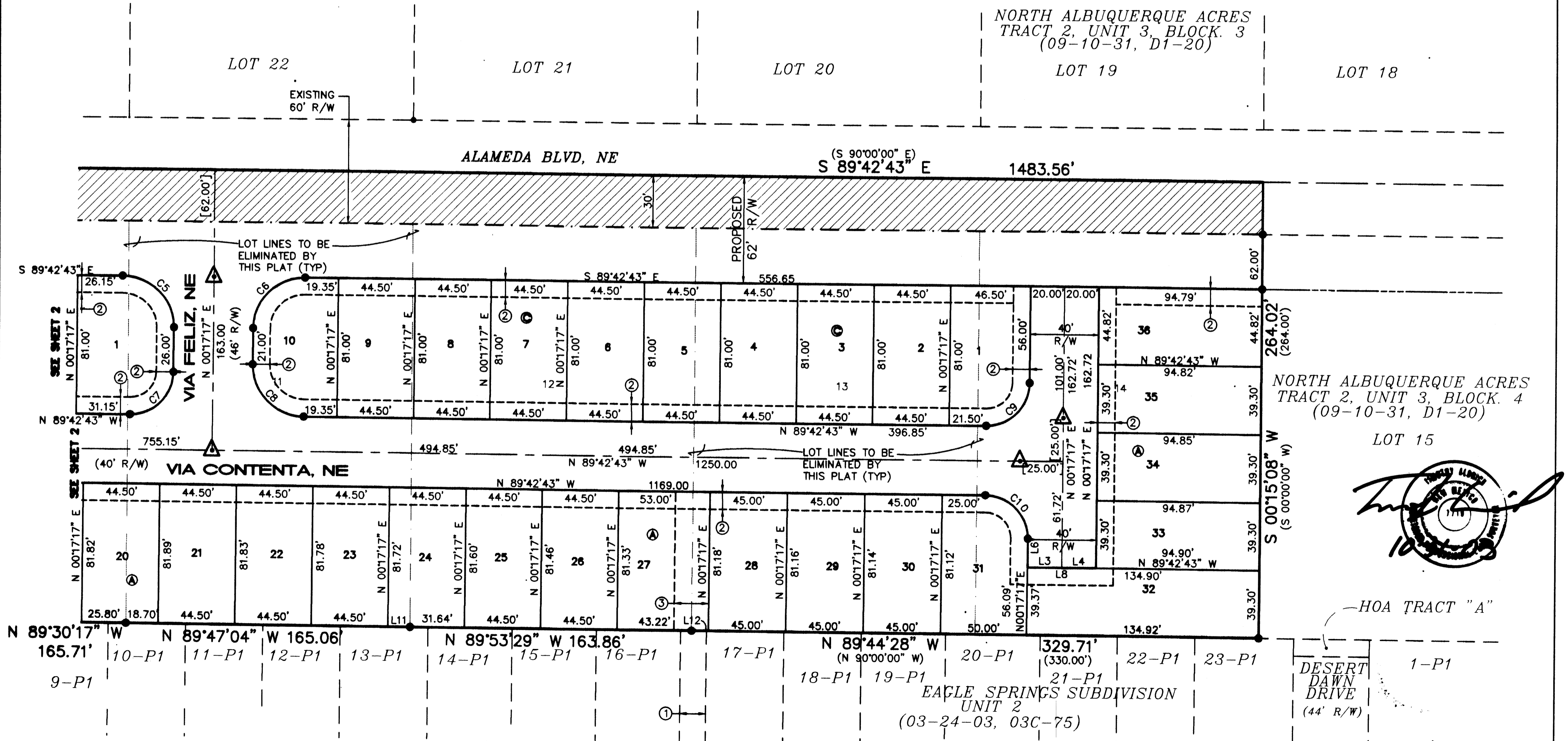
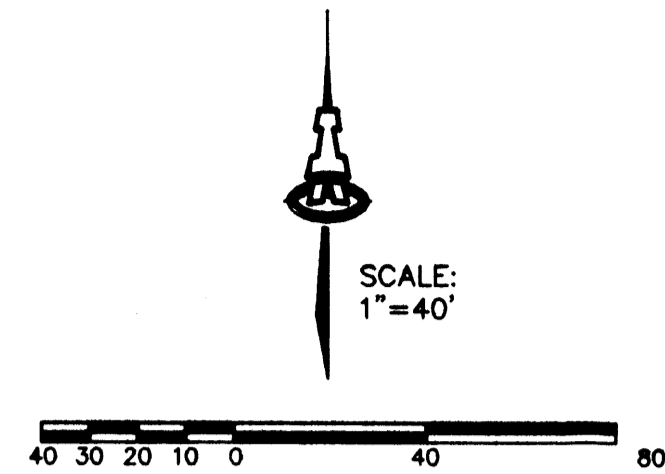
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- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- △ CENTERLINE MONUMENT
- ▨ EXISTING ALAMEDA BLVD TO BE DEDICATED WITHOUT WARRANTY COVENANTS (1.0217 ACRES)

### NOTES

1. DISTANCES IN BRACKETS ARE  $\odot$  MONUMENT DISTANCES
2. SEE SHEET 4 FOR CURVE & LINE TABLES



**PUBLIC UTILITY EASEMENTS**

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

1. THE PUBLIC SERVICE CO. OF NM--ELECTRIC SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF UNDERGROUND/OVERHEAD ELECTRICAL LINES, COMMUNICATION LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES, AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
2. QWEST FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES.
3. COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.
4. THE PUBLIC SERVICE CO. OF NM--GAS SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH DISTRIBUTION AND SERVICE LINES AND FACILITIES REASONABLY NECESSARY TO PROVIDE GAS SERVICE.

INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE, AND MAINTAIN FACILITIES FOR THE PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENT, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS, OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE CAUSED BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.

EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHGEAR DOORS AND FIVE FEET (5') ON EACH SIDE.

In approving this plat, PNM Electric Services and Gas Services (PNM) did not conduct a Title Search of the properties shown hereon. Consequently, PNM does not waive nor release any easement or easement rights to which it may be entitled.

ACS MONUMENT  
"10-C18"  
Y=1524061.42  
X=402319.45  
G-G=0.9996613  
Δα=-00°11'18"  
CENTRAL ZONE  
(NAD 1927/SLD 1929)  
ELEVATION=5219.41

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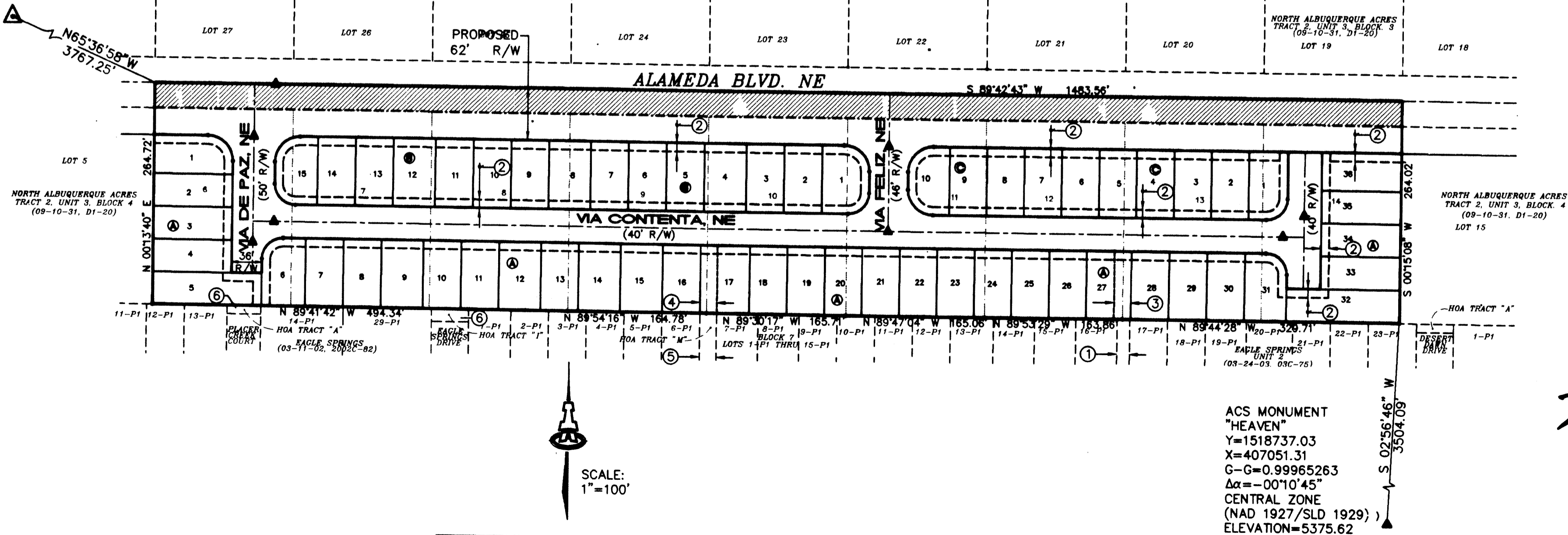
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CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO  
OCTOBER 2003

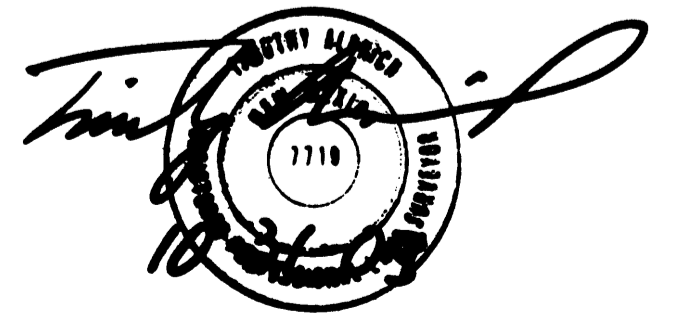
LINE	BEARING	DISTANCE
L1	N 89°42'43" W	25.00
L2	N 89°42'43" W	11.00
L3	N 89°42'43" W	20.00
L4	N 89°42'43" W	20.00
L5	N 00°17'17" E	17.42
L6	N 00°17'17" E	16.72
L7	S 89°42'43" E	36.00
L8	S 89°42'43" E	40.00
L9	S 89°54'16" E	12.29
L10	N 89°54'16" W	7.49
L11	N 89°47'04" W	12.86
L12	S 89°44'28" E	9.78

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	30.00	47.12	30.00	42.43	N 44°42'43" W	90°00'00"
C2	30.00	47.12	30.00	42.43	S 45°17'17" W	90°00'00"
C3	25.00	39.27	25.00	35.36	S 44°42'43" E	90°00'00"
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22	3640	5	3605
23	3638	6	3605
24	3634	7	3605
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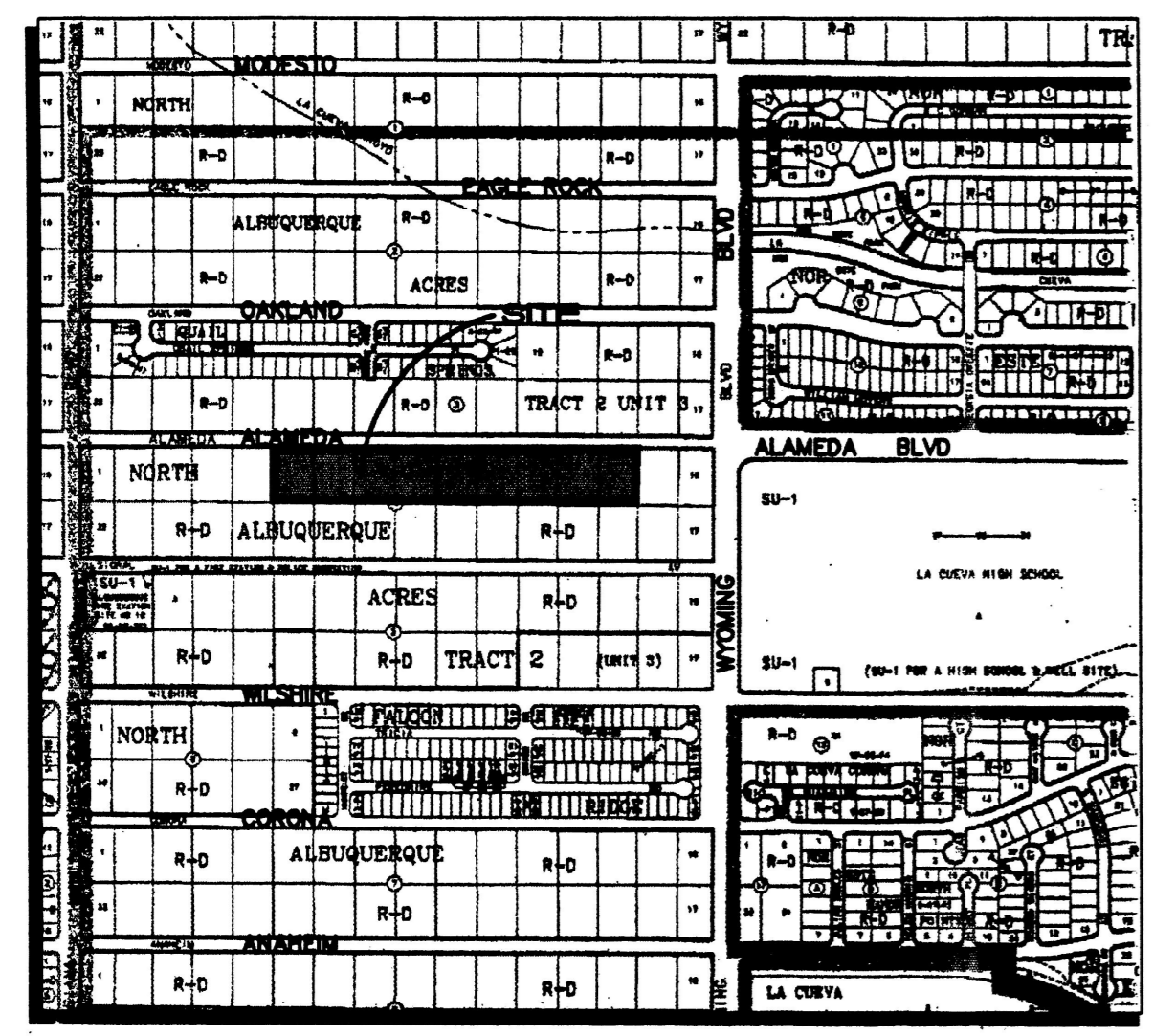
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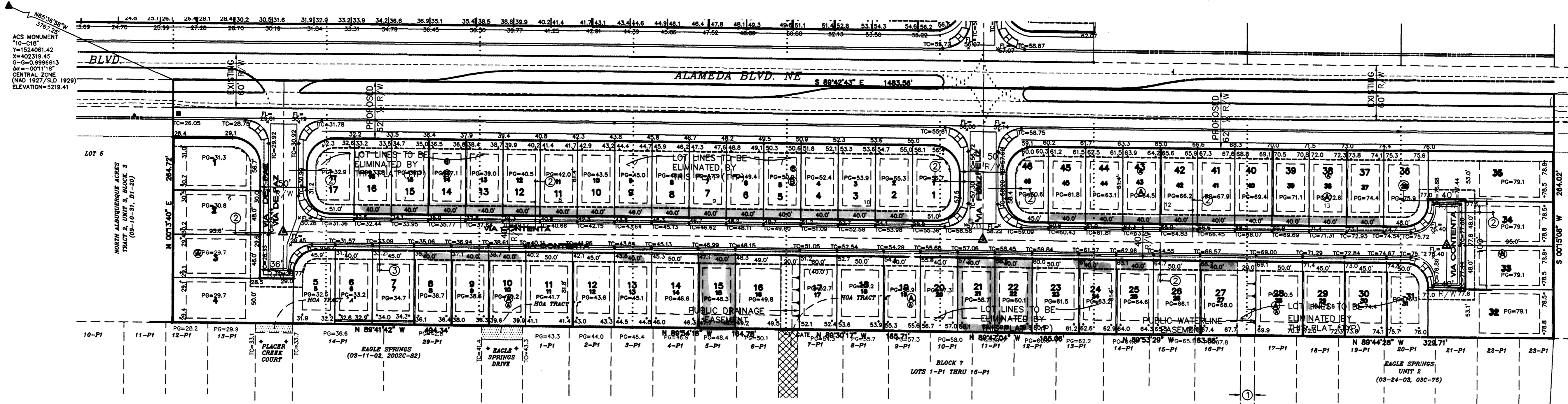
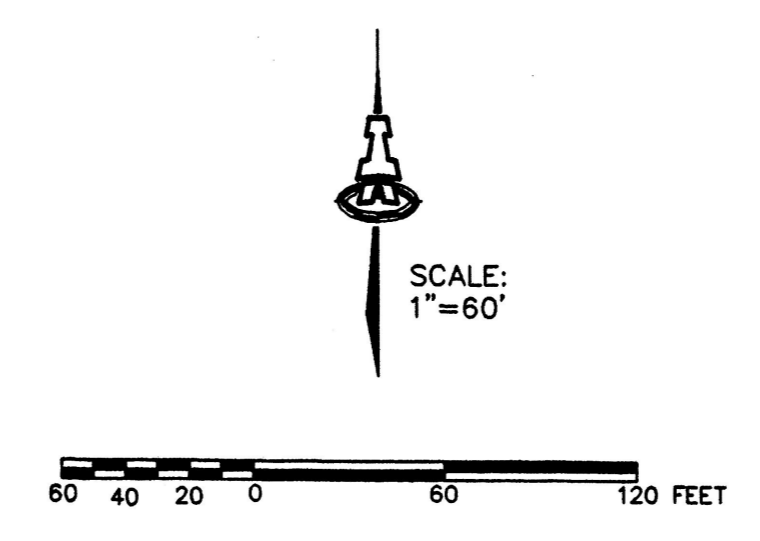
PRELIMINARY PLAT FOR  
**TREMENTINA**  
**SUBDIVISION**  
 BEING A REPLAT OF  
 NORTH ALBUQUERQUE ACRES  
 TRACT 2, UNIT 3  
 BLOCK 4, LOTS 6 THRU 14  
 WITHIN THE ELENA CALLEGOS GRANT  
 PROJECTED SECTION 18, T. 11 N., R. 4 E., NMPM  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY 2003

*Old Plat*



C-19  
**VICINITY MAP**  
 1"=750'±

- LEGEND**
- FOUND 5/8" REBAR (TYP.)
  - SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
  - FOUND 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
  - ⊙ FOUND 1/2" REBAR (TYP.)
  - PROPERTY LINE
  - - - ADJOINING PROPERTY LINE
  - △ CENTERLINE MONUMENT
  - ..... LOT LINE(S) TO BE ELIMINATED BY FINAL PLAT



**LEGAL DESCRIPTION**

NORTH ALBUQUERQUE ACRES  
 TRACT 2, UNIT 3, BLOCK 3  
 LOTS 6 THRU 14

**ACS BENCHMARK**

ACS MONUMENT "10-C18" LOCATED IN THE SOUTHEAST QUADRANT OF THE INTERSECTION OF MODESTO AVENUE N.E. AND SAN PEDRO BOULEVARD N.E.  
 ELEVATION: 5219.41

**SITE DATA**

1. TOTAL LAND AREA = 9.0036 ACRES.
2. NUMBER OF EXISTING LOTS IS 9.
3. NUMBER OF PROPOSED RESIDENTIAL LOTS IS 63.
4. CURRENT ZONING: R-D/SU-1. (7 D.U./ ACRE)
5. ALL STREETS WILL MEET CITY STANDARDS AND WILL BE PUBLIC BY PLAT DEDICATION AND BE MAINTAINED BY THE CITY OF ALBUQUERQUE.
6. ALL STREETS HAVE PAVING WIDTHS PER DPM STANDARDS. (SOME RIGHT-OF-WAY WIDTHS REDUCED BY VARIANCE.)
7. CITY OF ALBUQUERQUE WATER AND SANITARY SEWER SERVICES TO THIS DEVELOPMENT MUST BE VERIFIED AND COORDINATED WITH THE PUBLIC WORKS DEPARTMENT, CITY OF ALBUQUERQUE.
8. FIELD SURVEY PERFORMED FEBRUARY 2003, BY ALDRICH LAND SURVEYING.

**EASEMENT NOTES**

- ① EXISTING 15' PUBLIC WATERLINE EASEMENT (03-24-03, 03C-75)
- ② 10' PUBLIC UTILITY EASEMENT

- EXISTING PUBLIC WATER, SEWER & DRAINAGE, H.O.A. MAINTENANCE AND PEDESTRIAN ACCESS EASEMENT (03-11-02, 02C-82)
- EXISTING PUBLIC WATER AND SEWER, H.O.A. MAINTENANCE AND P.U.E. EASEMENT (03-11-02, 02C-82)

**NOTES**

1. UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THIS ○ WILL BE MARKED BY A NO. 5 IRON REBAR WITH PLASTIC CAP STAMPED "PLS #7719".
2. ALL STREET CENTERLINE POINTS SHOWN THIS △ WILL BE MARKED BY A 4" ALUMINUM DISK STAMPED "CENTERLINE MONUMENT, PLS #7719".
3. BOUNDARY WILL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
4. BASIS OF BEARINGS WILL BE NMSP GRID BEARINGS.
5. DISTANCES WILL BE GROUND DISTANCES.
6. MANHOLES WILL BE OFFSET AT ALL POINTS OF CURVATURE, POINTS OF TANGENCY, STREET INTERSECTIONS AND ALL OTHER ANGLE POINTS TO ALLOW USE OF CENTERLINE MONUMENTATION.

**APPROVED FOR MONUMENTATION AND STREET NAMES**

*[Signature]* 5-1-03  
 CITY SURVEYOR DATE

**OWNERSHIP**

*[Signature]* 5-1-03  
 BOYHANN L.L.C. MEMBER DATE  
 JOE BOYDEN, MEMBER

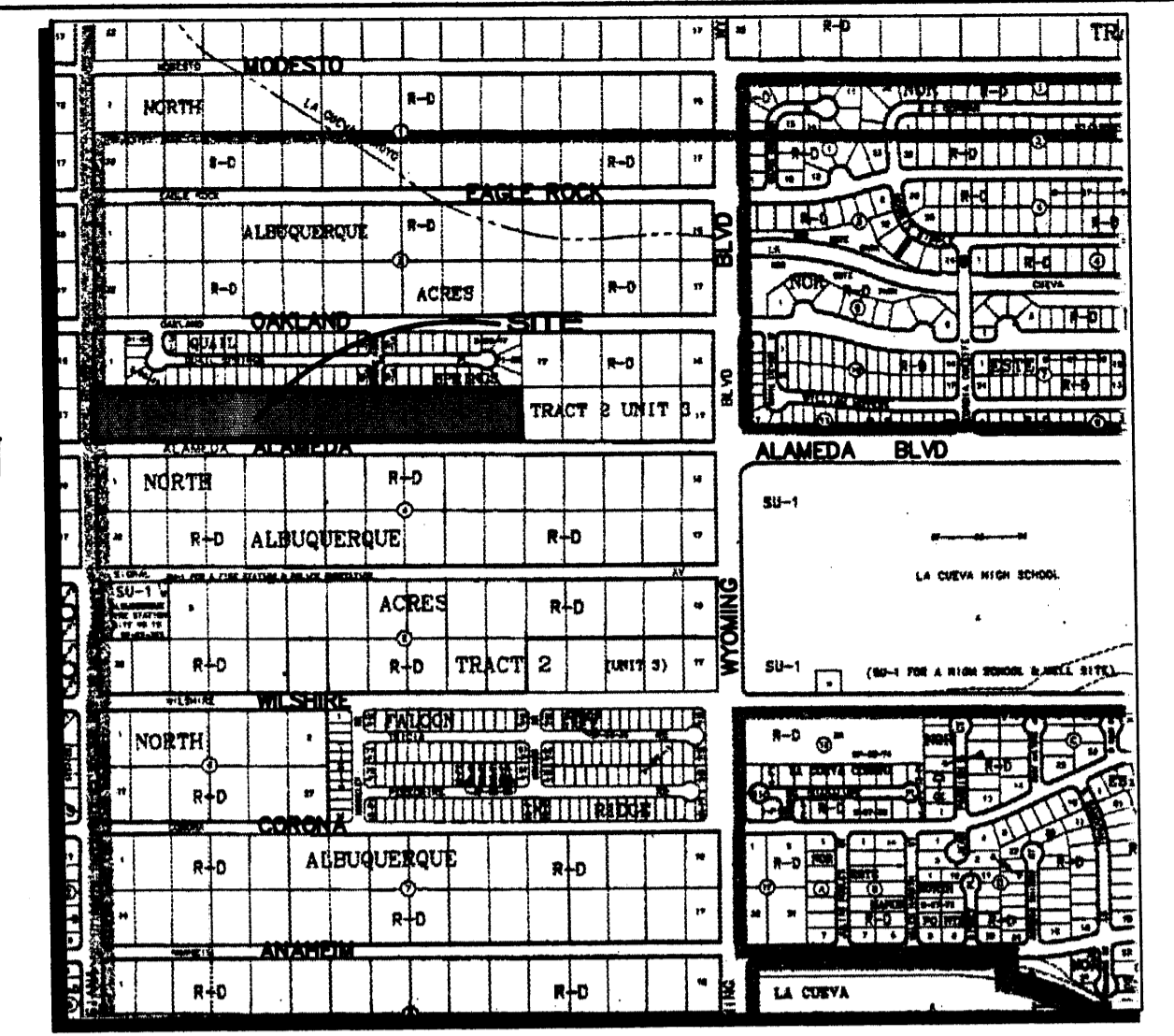
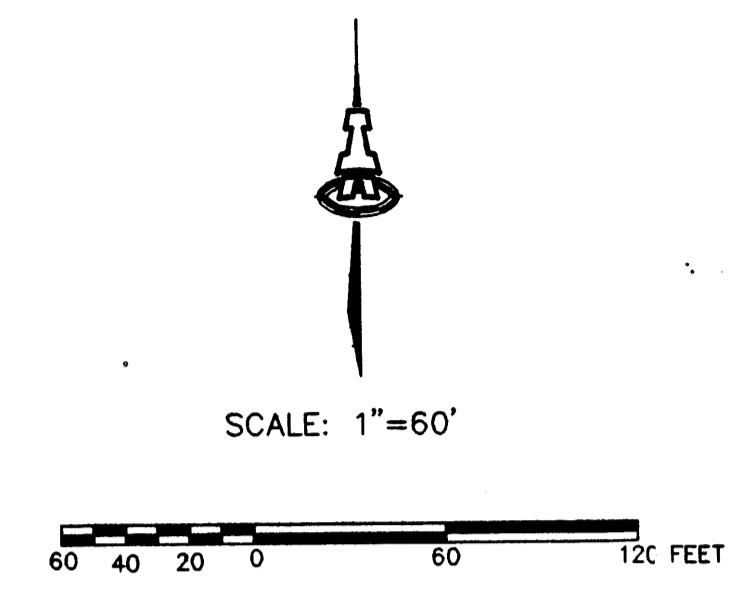
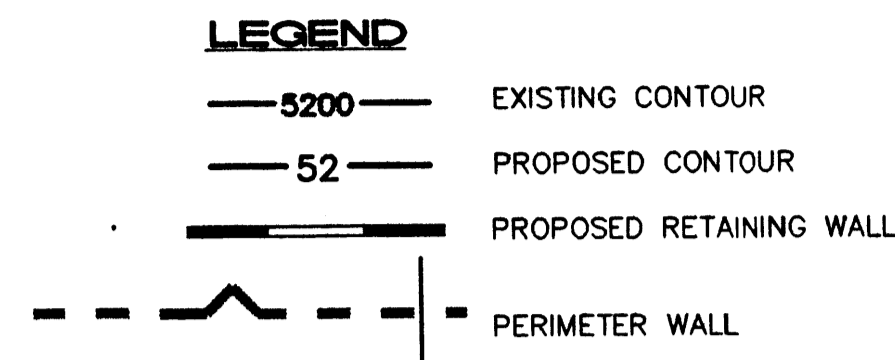
**ISAACSON & ARFMAN, P.A.**  
 Consulting Engineering Associates  
 128 Monroe Street N.E.  
 Albuquerque, New Mexico



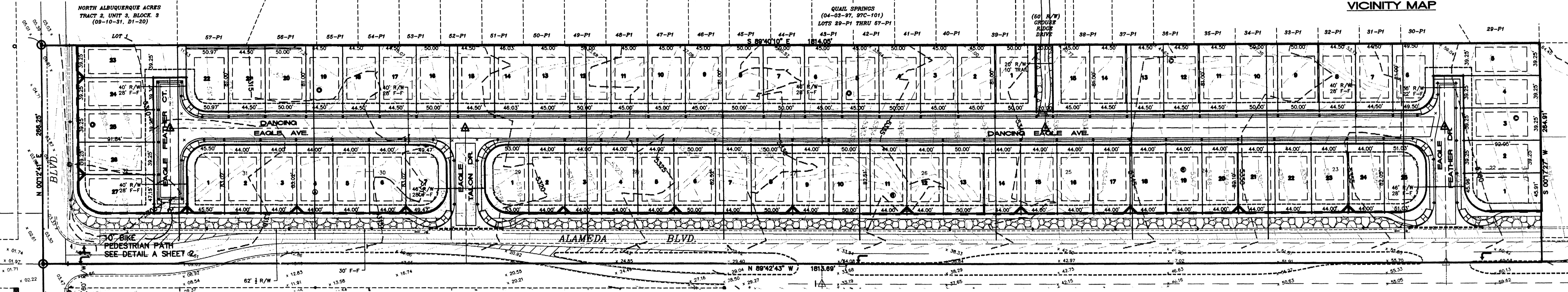




EXTERIOR BUILDING MATERIAL COLORS				
PACKAGE	STUCCO	FACADE	ROOFING (TILE OR SLATE)	TRIM
A	PUEBLO	TORREON	4576 SLATE	PUEBLO
B	SUEDE	ADOBE BROWN	4553	SUEDE
C	TORREON	PALOMA	4598	TORREON
D	MESILLA	ALAMO	4532	MESILLA
E	TORREON	SAN JUAN	4549	TORREON



C-19 VICINITY MAP 1"=750'±

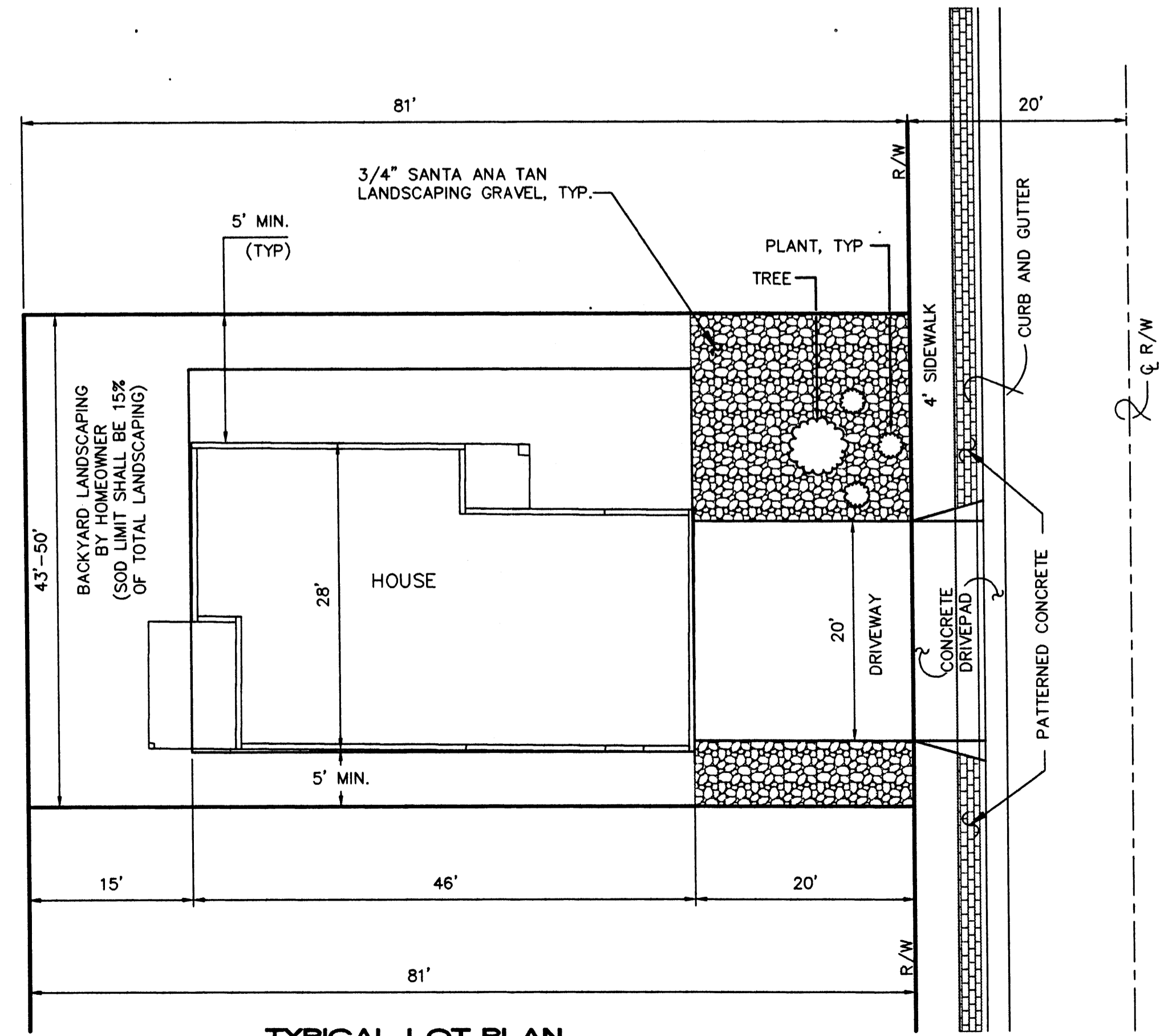


**VIEW NOTES:**

- ENSURE THAT DEVELOPMENT RESPECTS THE VIEWS OF THE SANDIA MOUNTAINS TO THE EAST AND THE MESA TO THE WEST. THIS INCLUDES PRESERVING VIEWS FROM OUT OF SITE AND SITE DESIGN TO TAKE ADVANTAGE OF VIEWS FROM THE SITE.
- ALL UTILITIES SHALL BE PLACED UNDERGROUND.
- ROOFTOP MECHANICAL AND ELECTRICAL EQUIPMENT, MICROWAVE ANTENNAE, OR SIMILAR ROOFTOP HARDWARE SHALL BE SCREENED FROM PUBLIC VIEW.

**NOTES:**

- LOT 5, BLOCK C SHALL BE A ONE-STORY HOME.
- ALL 50' WIDE LOTS ADJACENT TO THE NORTH BOUNDARY THAT ARE NOT CORNER LOTS SHALL HAVE ONE-STORY HOMES.



**TYPICAL LOT PLAN**  
SCALE: 1"=10'-0"

**PROJECT NUMBER: 1002699-40**

**APPLICATION NUMBER:**

This plan is consistent with the La Cueva Sector Development Plan approved by the Environmental Planning Commission (EPC), dated June 2000 and the Findings and Conditions in the Official Notification of Decision are satisfied.

**DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:**

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
UTILITIES DEVELOPMENT	DATE
PARKS AND RECREATION DEPARTMENT	DATE
CITY ENGINEER	DATE
* ENVIRONMENTAL HEALTH DEPARTMENT (conditional)	DATE
SOLID WASTE MANAGEMENT	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

**VISTA DEL AGUILA  
SUBDIVISION UNIT 3  
SITE DEVELOPMENT PLAN  
FOR SUBDIVISION**

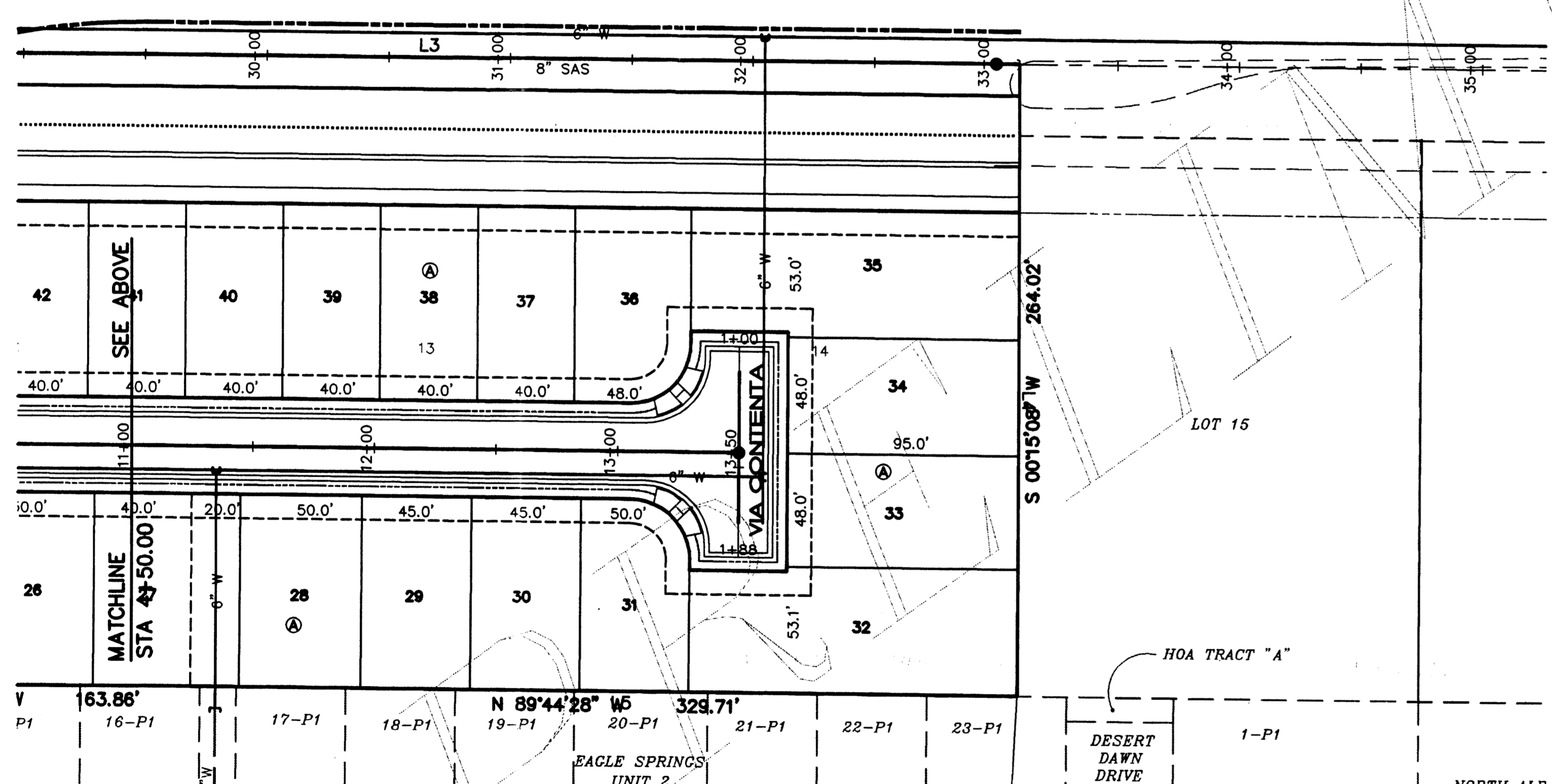
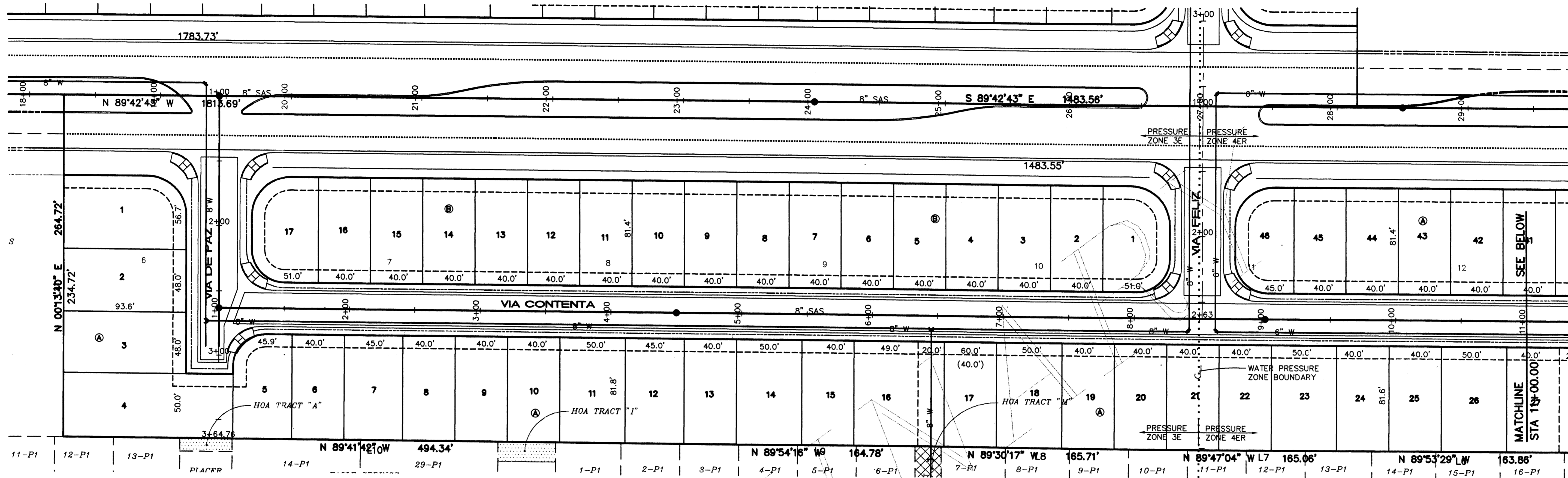
**ISAACSON & ARFMAN, P.A.**  
Consulting Engineering Associates  
128 Monroe Street N.E.  
Albuquerque New Mexico

1257SDP-PH1.DWG/Thor 10/20/03  
**SHEET 1 OF 2**

Sheran Matson







**RESTRAINED JOINT LENGTHS FOR WATERLINE FITTINGS**

**RESTRAINED JOINT LENGTHS, L<sub>r</sub>, FOR HORIZONTAL BENDS, VALVES, AND DEAD ENDS, (FT.)**

SIZE	HORZ. BENDS				VALVES & DEAD ENDS	
	90°	45°	22 1/2°	11 1/4°	6"	4"
12	30	12	6	3	35	35
10	26	11	5	3	32	32
8	22	9	4	2	60	60
6	17	7	3	2	46	46
4	12	5	2	1	32	32

**RESTRAINED JOINT LENGTHS, L<sub>r</sub>, FOR VERTICAL BENDS (FT.)**

SIZE	VERT. BENDS			
	45°		11 1/4°	
	HIGH END	LOW END	HIGH END	LOW END
8"	27	5	10	1

**RESTRAINED JOINT LENGTHS, L<sub>r</sub>, FOR REDUCERS, (FT.)**  
 MINIMUM UNOBSTRUCTED, STRAIGHT-RUN LENGTH: RESTRAIN EITHER LARGE PIPE, OR SMALL PIPE.

SIZE	LARGE SIDE		SMALL SIDE	
	SIZE	LENGTH	SIZE	LENGTH
12x10	25	30	10x6	44
12x8	45	68	10x4	58
12x6	62	121	8x6	25
12x4	74	213	8x4	43
10x8	24	30	6x4	24

**RESTRAINED JOINT LENGTHS, L<sub>r</sub>, FOR TEES, (FT.)**  
 ALL JOINTS AT THE TEE MUST BE RESTRAINED.

SIZE	RUN		BRANCH	
	SIZE	LENGTH	SIZE	LENGTH
12x12x12	15	17		
12x12x10	10	18		
12x12x8	6	19		
12x12x6	3	19		
12x12x4	1	19		
10x10x10	12	18		
10x10x8	8	15		
10x10x6	4	16		
10x10x4	2	4		
8x8x8	9	20		
8x8x6	5	17		
8x8x4	2	15		
6x6x6	6	20		
6x6x4	2	20		

THIS TABLE IS BASED UPON THE FOLLOWING CRITERIA:  
 DEPTH OF BURY: 3.0 FT. MINIMUM  
 FACTOR OF SAFETY: 1.25  
 MATERIAL: PVC PIPE  
 SOIL TYPE: GM/SM - SILTY GRAVELS AND SILTY SANDS, GRAVEL-SAND-SILT MIXTURES.  
 TEST PRESSURE: 150 PSI  
 TRENCH TYPE 4: PIPE BEDDED IN SAND, GRAVEL, OR CRUSHED STONE TO DEPTH OF 1/8 PIPE DIAMETER, 4 INCH MINIMUM; BACKFILL COMPACTED TO TOP OF PIPE.  
 DIFFERENT CRITERIA, E.G., DUCTILE IRON PIPE, GREATER DEPTH OF BURY, ETC., WILL REQUIRE DIFFERENT RESTRAINED LENGTHS. THESE MUST BE CALCULATED BY A QUALIFIED PROFESSIONAL ENGINEER AND APPROVED BY THE PUBLIC WORKS DEPARTMENT.

**ISAACSON & ARFMAN, P.A.**  
 Consulting Engineering Associates  
 128 Monroe Street N.E.  
 Albuquerque, New Mexico  
 1257UMSTR-PH2.DWG/its 05/02/03

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

TITLE: **TREMONTINA SUBDIVISION  
 CONCEPTUAL UTILITY PLAN**

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

City Project No. \_\_\_\_\_ Zone Map No. **C-19** Sheet **13** of \_\_\_\_\_

**AS-BUILT INFORMATION**

CONTRACTOR	DATE
DRAWN BY	DATE
CHECKED BY	DATE
REVISIONS	DATE
NO.	DATE
BY	DATE
REMARKS	DATE
DESIGN	DATE

**BENCH MARKS**

**SURVEY INFORMATION**

FIELD NOTES

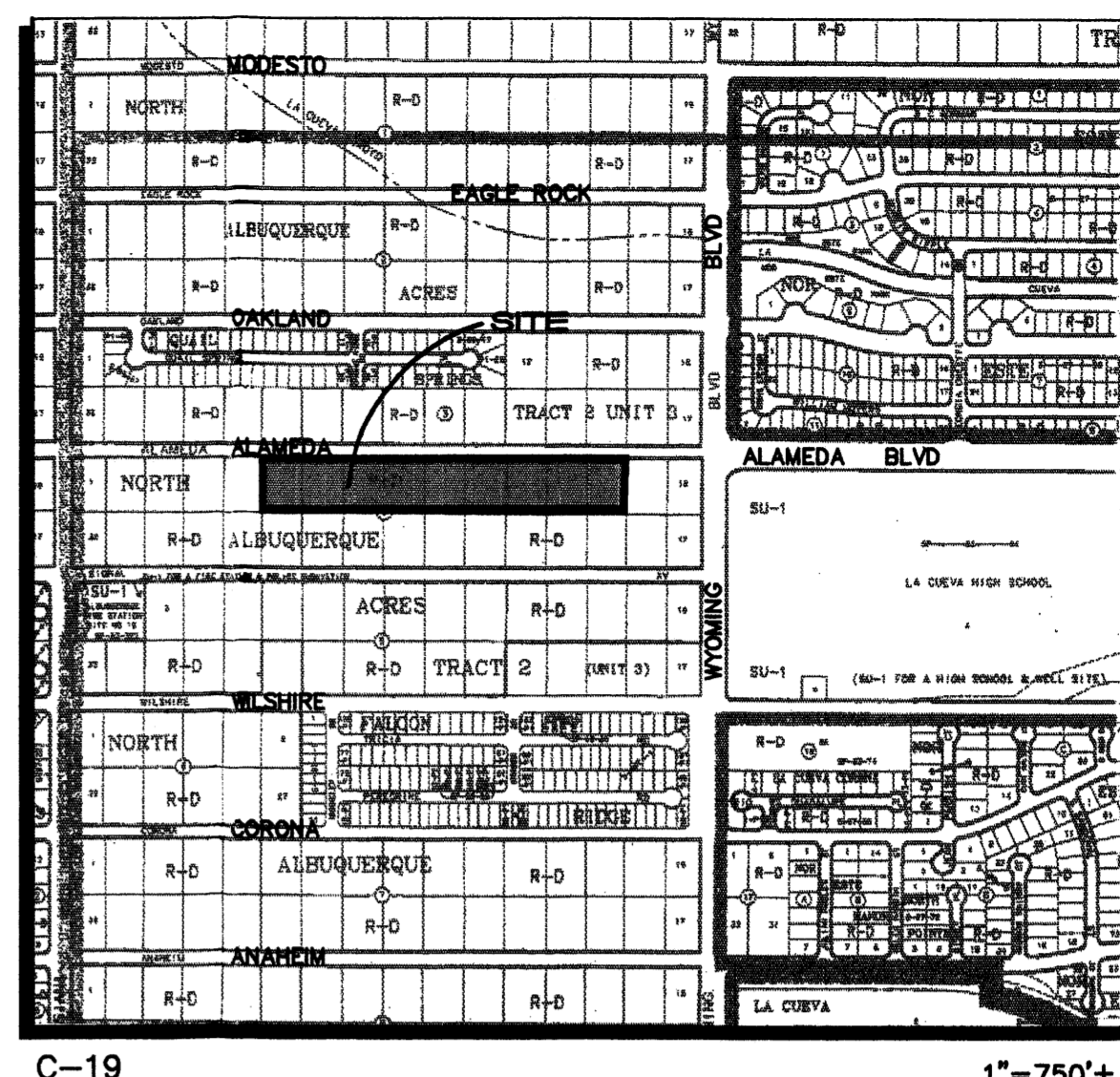
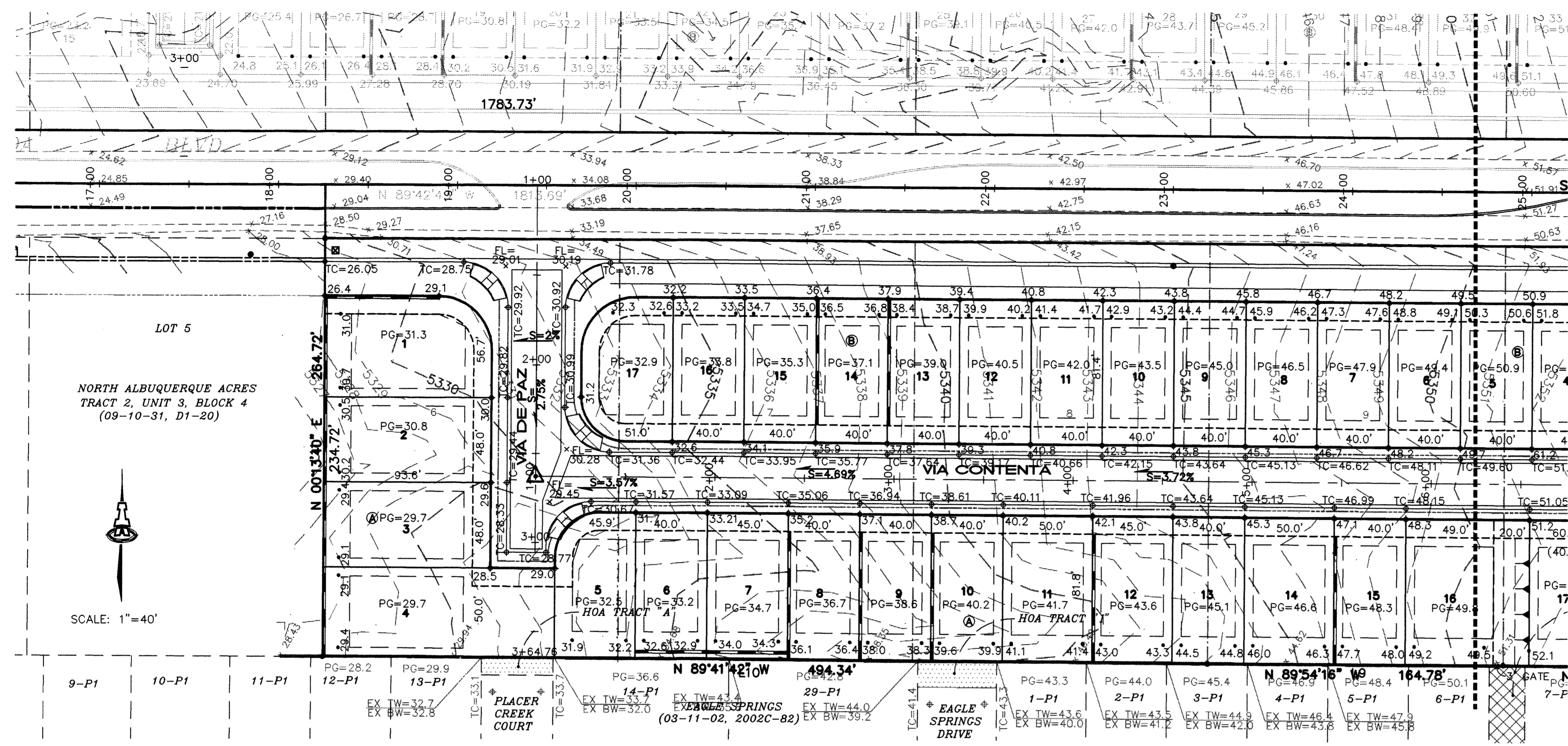
1. ALDRICH SURVEYING 04/03

**ENGINEER'S SEAL**

**PRELIMINARY FOR REVIEW ONLY NOT FOR CONSTRUCTION USE.**

- LEGEND**
- SINGLE WATER METER & BOX
  - DOUBLE WATER METER & BOX
  - ⊕ GATE VALVE W/ TYPE 'A' VALVE BOX
  - ⊕ FIRE HYDRANT
  - WATER LINE W/ FITTING
  - ⊕ STORM DRAIN CATCH BASIN
  - ⊕ STORM DRAIN MANHOLE
  - ⊕ EXISTING SAS MANHOLE
  - ⊕ PROPOSED SAS MANHOLE
  - ⋯ WATER PRESSURE ZONE BOUNDARY





- LEGEND**
- 5200— EXISTING CONTOUR
  - 52— PROPOSED CONTOUR
  - ◆78.3 PROPOSED SPOT ELEVATION
  - FLOW ARROW
  - PG=6881.0 PAD GRADE ELEVATION
  - SIDEWALK CULVERT
  - TC=81.95 TOP OF CURB ELEVATION
  - FL=81.45 FLOWLINE ELEVATION
  - ~~~~~ WATER BAR
  - PROPOSED RETAINING WALL
  - TW=52.0 TOP OF WALL ELEVATION
  - BW=50.0 BOTTOM OF WALL ELEVATION
  - INV=72.5 INVERT ELEVATION
  - STORM DRAIN MANHOLE
  - BASIN (A) BASIN ID
  - BASIN BOUNDARY
  - EROSION CONTROL BERM

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	WORKS BY	INSPECTOR'S ACCEPTANCE	DATE	FIELD NOTES	ALDRICH SURVEYING	04/03	
VERIFICATION BY	DATE	DATE	DATE	1.			
MICRO-FILM INFORMATION		REVISIONS		REMARKS		BY	
RECORDED BY	DATE	NO.	DATE	DESIGN	DATE	04/03	
					DATE	04/03	
					DATE	04/03	

**ISAACSON & ARFMAN, P.A.**  
 Consulting Engineering Associates  
 128 Monroe Street N.E.  
 Albuquerque, New Mexico  
 1257GRD2.DWG/ta 05/01/03

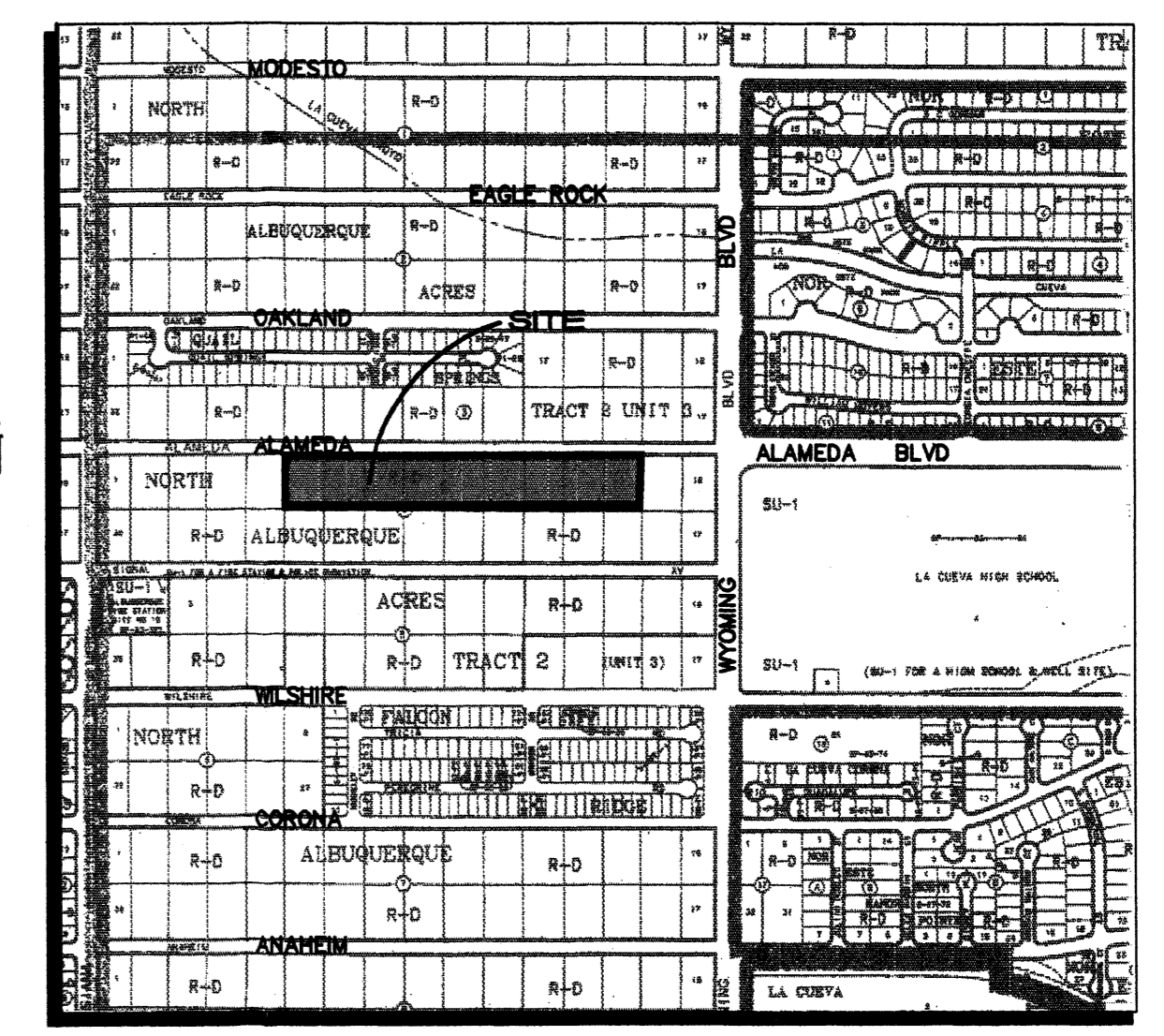
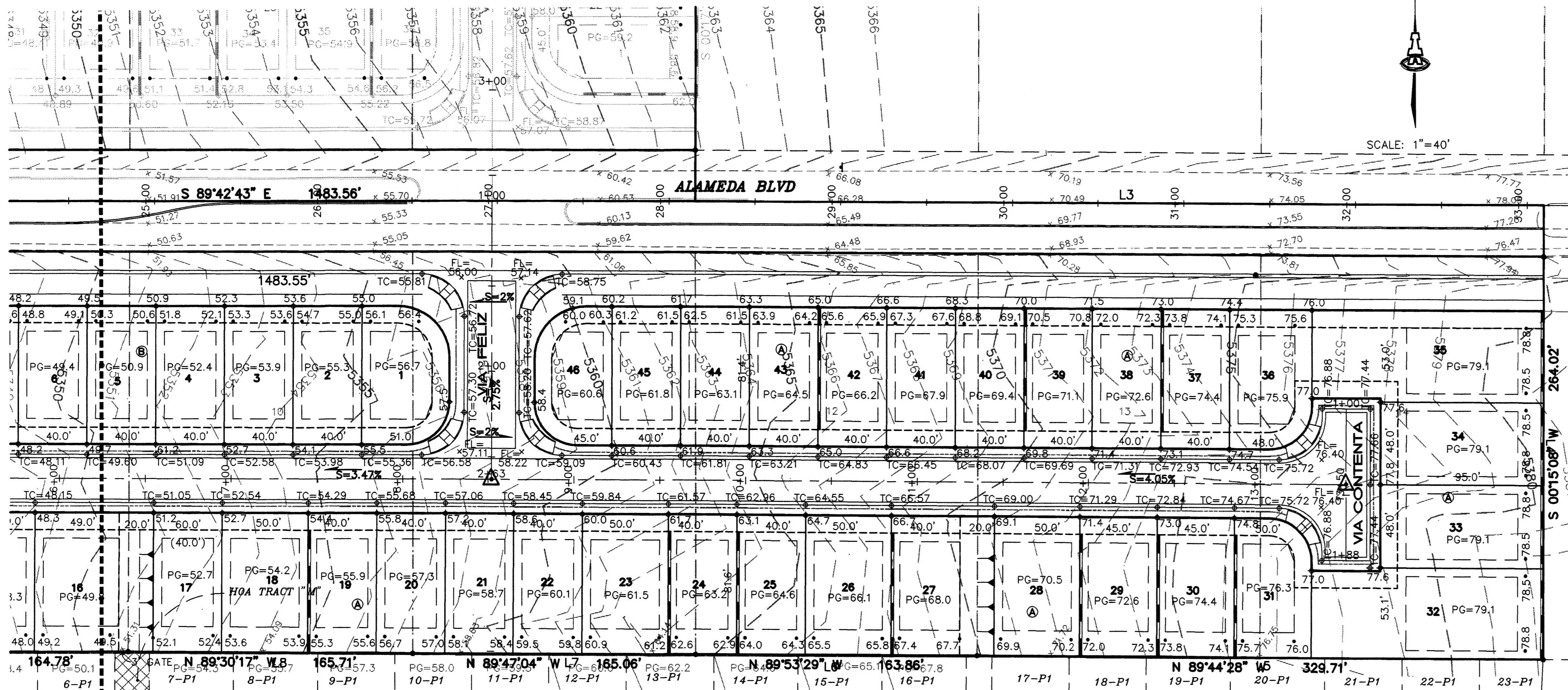
CITY OF ALBUQUERQUE  
 PUBLIC WORKS DEPARTMENT  
 ENGINEERING GROUP

TITLE: TREMENTINA SUBDIVISION  
**GRADING & DRAINAGE PLAN**

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

City Project No. \_\_\_\_\_ Zone Map No. **C-19** Sheet **1** Of **2**





- LEGEND**
- 5200 — EXISTING CONTOUR
  - 52 — PROPOSED CONTOUR
  - ◆ 78.3 PROPOSED SPOT ELEVATION
  - FLOW ARROW
  - PG=6881.0 PAD GRADE ELEVATION
  - SIDEWALK CULVERT
  - TC=81.95 TOP OF CURB ELEVATION
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  - STORM DRAIN MANHOLE
  - BASIN (A) BASIN ID
  - ■ ■ ■ ■ BASIN BOUNDARY
  - ■ ■ ■ ■ EROSION CONTROL BERM

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	DATE	CONTRACTOR	DATE	FIELD NOTES	DATE		NO. DATE BY
INSPECTOR'S VERIFICATION BY	DATE	INSPECTOR'S VERIFICATION BY	DATE	ALDRICH SURVEYING	04/03		
FIELD CHANGE BY	DATE	FIELD CHANGE BY	DATE	1.		REVISIONS	REMARKS
VERIFICATION BY	DATE	VERIFICATION BY	DATE			DESIGN	
CORRECTED BY	DATE	CORRECTED BY	DATE			DESIGNED BY	GLD 04/03
MICRO-FILM INFORMATION	DATE	MICRO-FILM INFORMATION	DATE			DRAWN BY	RFH 04/03
RECORDED BY	DATE	RECORDED BY	DATE			CHECKED BY	GLD 04/03

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 Albuquerque, New Mexico  
 1257GRD2.DWG/its 05/01/03

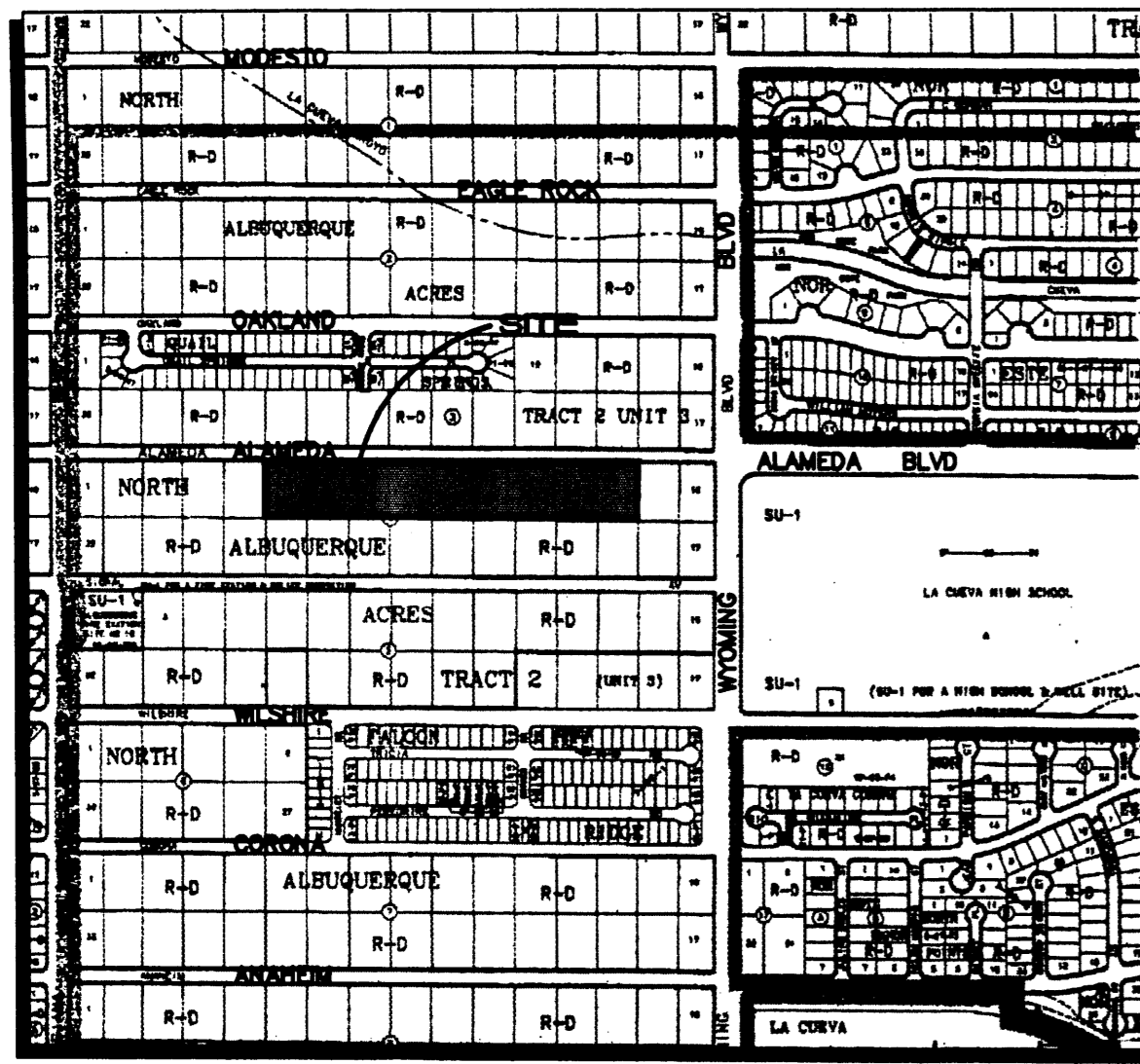
CITY OF ALBUQUERQUE  
 PUBLIC WORKS DEPARTMENT  
 ENGINEERING GROUP

TITLE: TREMENTINA SUBDIVISION  
**GRADING & DRAINAGE PLAN**

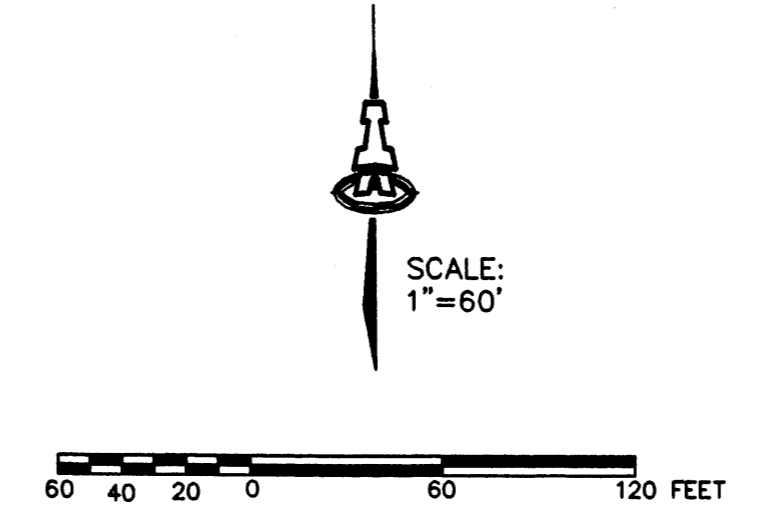
Design Review Committee	City Engineer Approval	Mo./Day/Yr.	Mo./Day/Yr.

City Project No. Zone Map No. Sheet **2** Of **2**  
 C-19





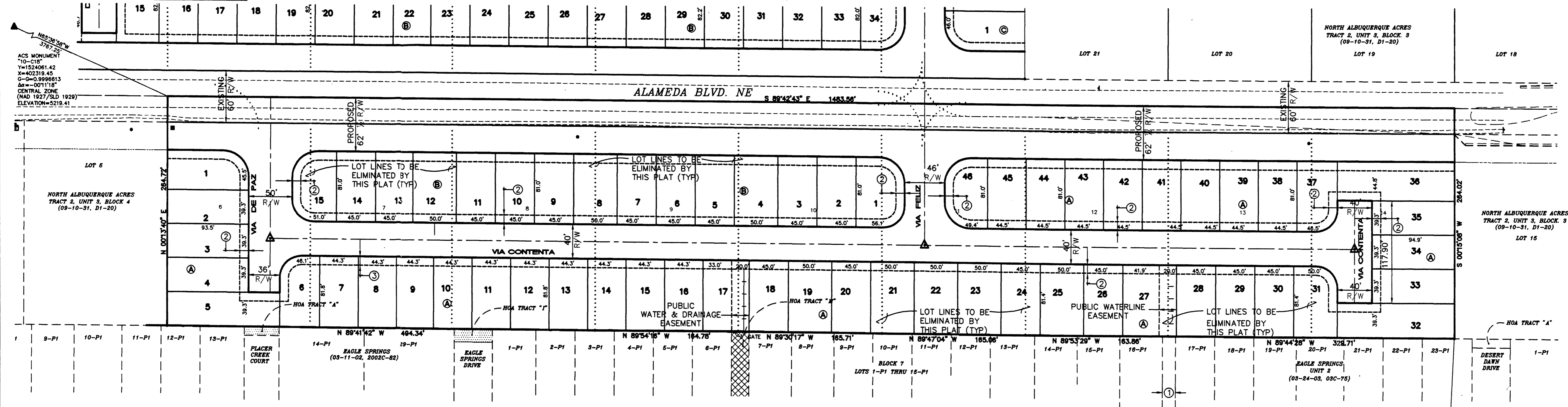
- LEGEND**
- FOUND 5/8" REBAR (TYP.)
  - SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
  - FOUND 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
  - ⊙ FOUND 1/2" REBAR (TYP.)
  - PROPERTY LINE
  - - - ADJOINING PROPERTY LINE
  - △ CENTERLINE MONUMENT
  - ..... LOT LINE(S) TO BE ELIMINATED BY FINAL PLAT



*PROJ*  
*1002639*  
*Revised*  
*5/21/03*

PRELIMINARY PLAT FOR  
**TREMENTINA**  
**SUBDIVISION**  
BEING A REPLAT OF  
NORTH ALBUQUERQUE ACRES  
TRACT 2, UNIT 3  
BLOCK 4, LOTS 6 THRU 14  
WITHIN THE ELENA GALLEGOS GRANT  
PROJECTED SECTION 18, T. 11 N., R. 4 E., NMPM  
CITY OF ALBUQUERQUE  
BERNALLILLO COUNTY, NEW MEXICO  
MAY 2003

**VICINITY MAP**  
1"=750'±



ACS MONUMENT  
"10-C18"  
N=1524081.42  
E=402519.45  
G=C=0.9998513  
A=001118"  
CENTRAL ZONE  
(NAD 1927/SLD 1929)  
ELEVATION=5219.41

ACS MONUMENT  
"10-C18"  
N=1524081.42  
E=402519.45  
G=C=0.9998513  
A=001118"  
CENTRAL ZONE  
(NAD 1927/SLD 1929)  
ELEVATION=5219.41

**LEGAL DESCRIPTION**

NORTH ALBUQUERQUE ACRES  
TRACT 2, UNIT 3, BLOCK 4  
LOTS 6 THRU 14

**ACS BENCHMARK**

ACS MONUMENT "10-C18" LOCATED IN  
THE SOUTHEAST QUADRANT OF THE  
INTERSECTION OF MODESTO AVENUE N.E.  
AND SAN PEDRO BOULEVARD N.E.

ELEVATION: 5219.41

**SITE DATA**

1. TOTAL LAND AREA = 9.2151 ACRES.
2. NUMBER OF EXISTING LOTS IS 09.
3. NUMBER OF PROPOSED RESIDENTIAL LOTS IS 61.
4. CURRENT ZONING: R-D. (7 D.U./ ACRE)
5. ALL STREETS WILL MEET CITY STANDARDS AND WILL BE PUBLIC BY PLAT DEDICATION AND BE MAINTAINED BY THE CITY OF ALBUQUERQUE.
6. ALL STREETS HAVE PAVING WIDTHS PER DPM STANDARDS. (SOME RIGHT-OF-WAY WIDTHS REDUCED BY VARIANCE.)
7. CITY OF ALBUQUERQUE WATER AND SANITARY SEWER SERVICES TO THIS DEVELOPMENT MUST BE VERIFIED AND COORDINATED WITH THE PUBLIC WORKS DEPARTMENT, CITY OF ALBUQUERQUE.
8. FIELD SURVEY PERFORMED FEBRUARY 2003, BY ALDRICH LAND SURVEYING.

**EASEMENT NOTES**

- ① EXISTING 15' PUBLIC WATERLINE EASEMENT (03-24-03, 03C-75)
  - ② 10' PUBLIC UTILITY EASEMENT
- EXISTING PUBLIC WATER, SEWER & DRAINAGE, H.O.A. MAINTENANCE AND PEDESTRIAN ACCESS EASEMENT (03-11-02, 02C-82)
- EXISTING PUBLIC WATER AND SEWER, H.O.A. MAINTENANCE AND P.U.E. EASEMENT (03-11-02, 02C-82)

**NOTES**

1. UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS ○ WILL BE MARKED BY A NO. 5 IRON REBAR WITH PLASTIC CAP STAMPED "PLS #7719".
2. ALL STREET CENTERLINE POINTS SHOWN THUS △ WILL BE MARKED BY A 4" ALUMINUM DISK STAMPED "CENTERLINE MONUMENT, PLS #7719".
3. BOUNDARY WILL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
4. BASIS OF BEARINGS WILL BE NMSP GRID BEARINGS.
5. DISTANCES WILL BE GROUND DISTANCES.
6. MANHOLES WILL BE OFFSET AT ALL POINTS OF CURVATURE, POINTS OF TANGENCY, STREET INTERSECTIONS AND ALL OTHER ANGLE POINTS TO ALLOW USE OF CENTERLINE MONUMENTATION.

**APPROVED FOR MONUMENTATION AND STREET NAMES**

*[Signature]* 5-1-03  
CITY SURVEYOR DATE

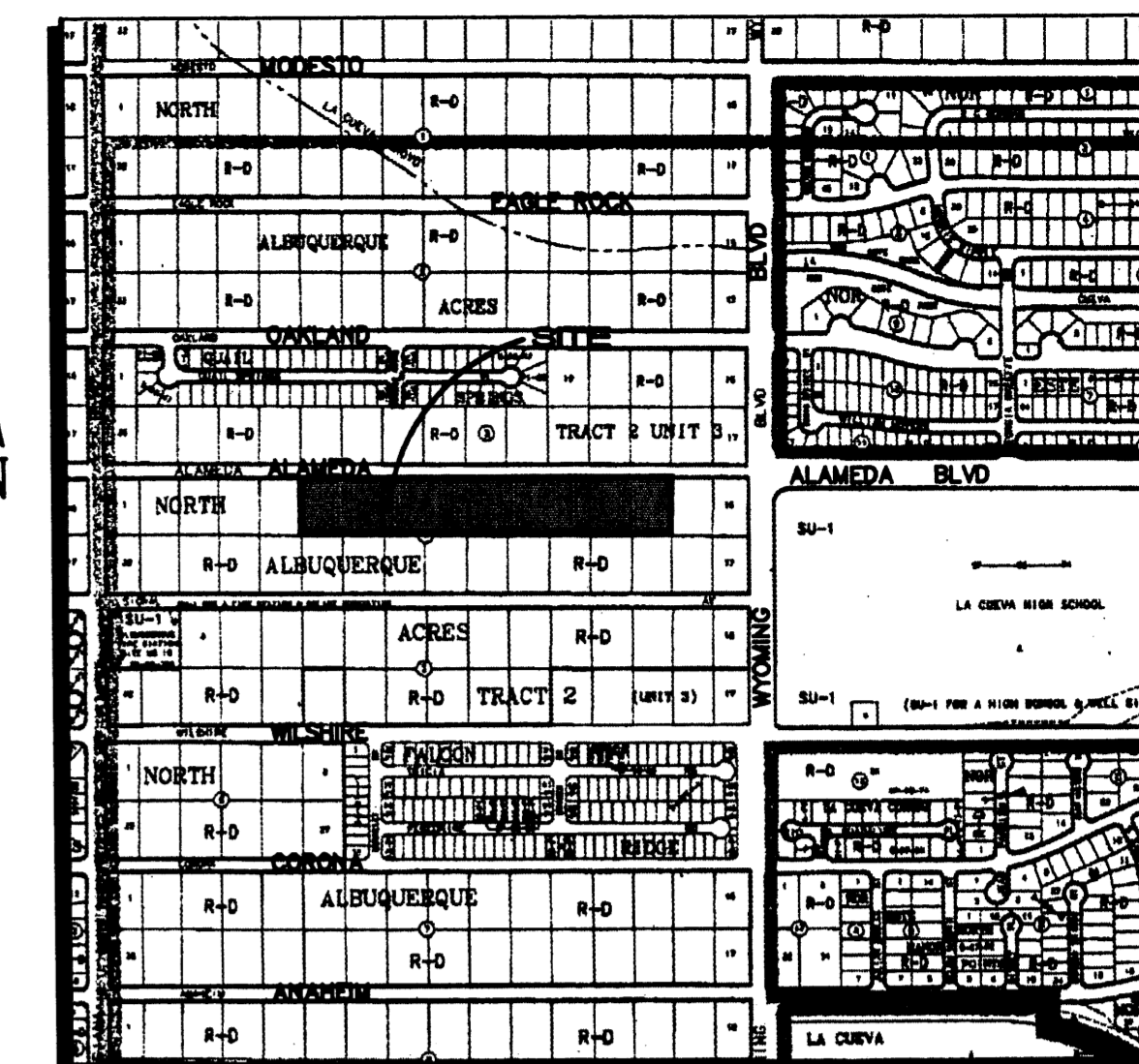
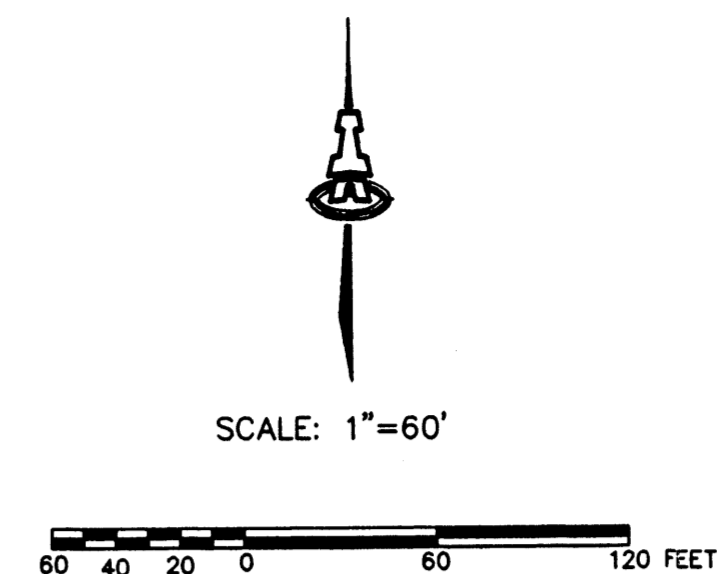
**OWNERSHIP**

*[Signature]* 5-1-03  
BOYHANN L.L.C. DATE  
JOE BOYDEN, MEMBER

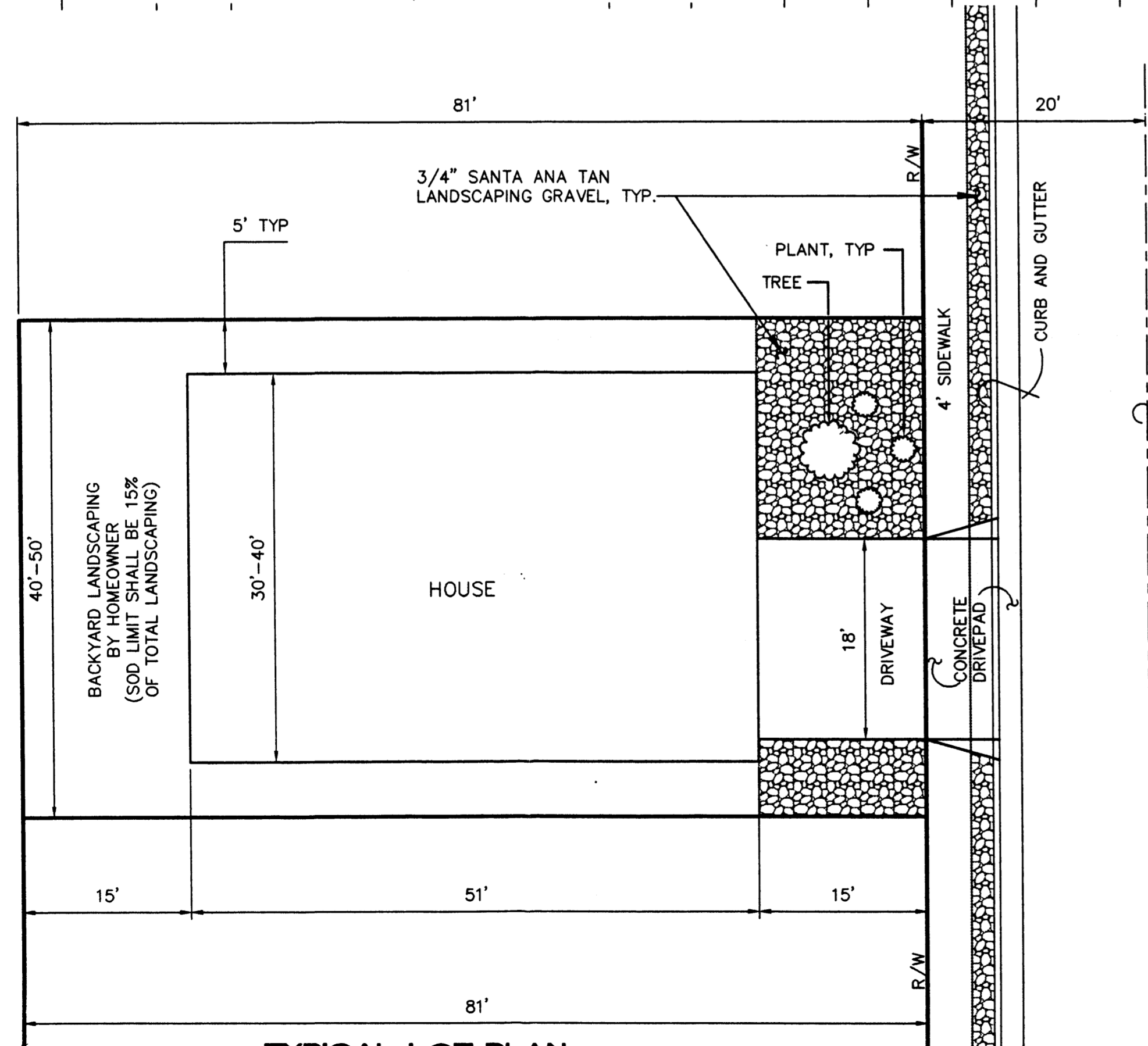
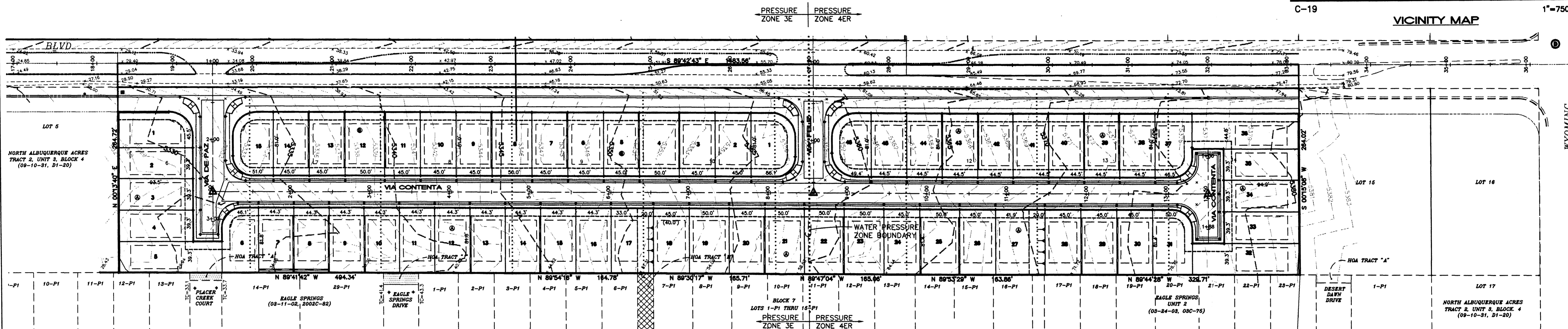
**ISAACSON & ARFMAN, P.A.**  
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128 Monroe Street N.E.  
Albuquerque New Mexico

**LEGEND**

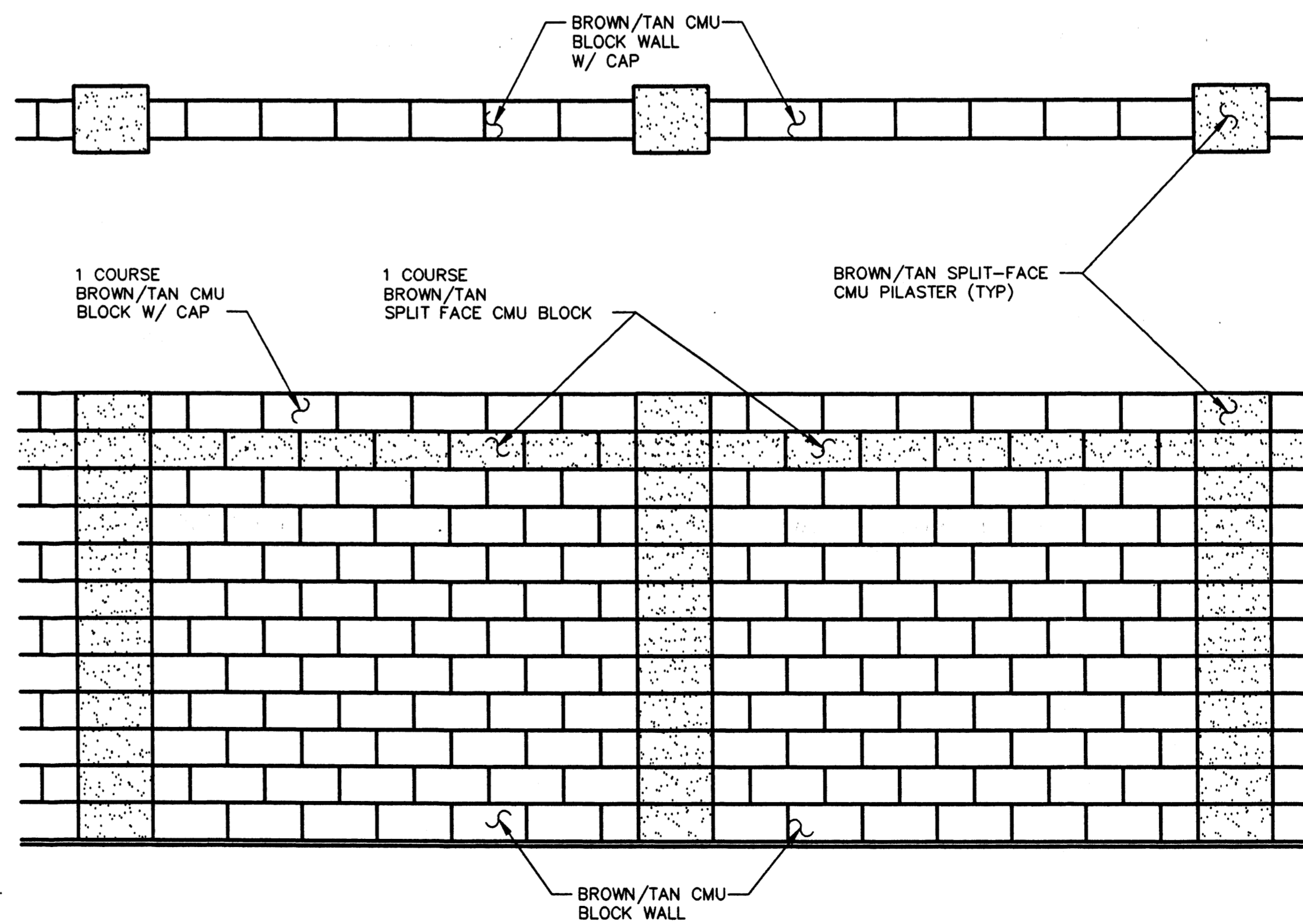
- 5200 — EXISTING CONTOUR
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- / — STORM DRAIN MANHOLE
- BASIN (A) BASIN ID
- / — BASIN BOUNDARY
- / — EROSION CONTROL BERM
- · · · · WATER PRESSURE ZONE BOUNDARY



C-19 VICINITY MAP 1"=750'±



TYPICAL LOT PLAN  
SCALE: 1"=10'-0"



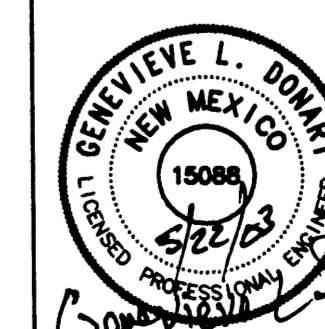
PERIMETER WALL DETAIL  
SCALE: 1"=2'-0"

15-28-03  
#7

1002639

File

TREMENTINA SUBDIVISION  
SITE DEVELOPMENT PLAN



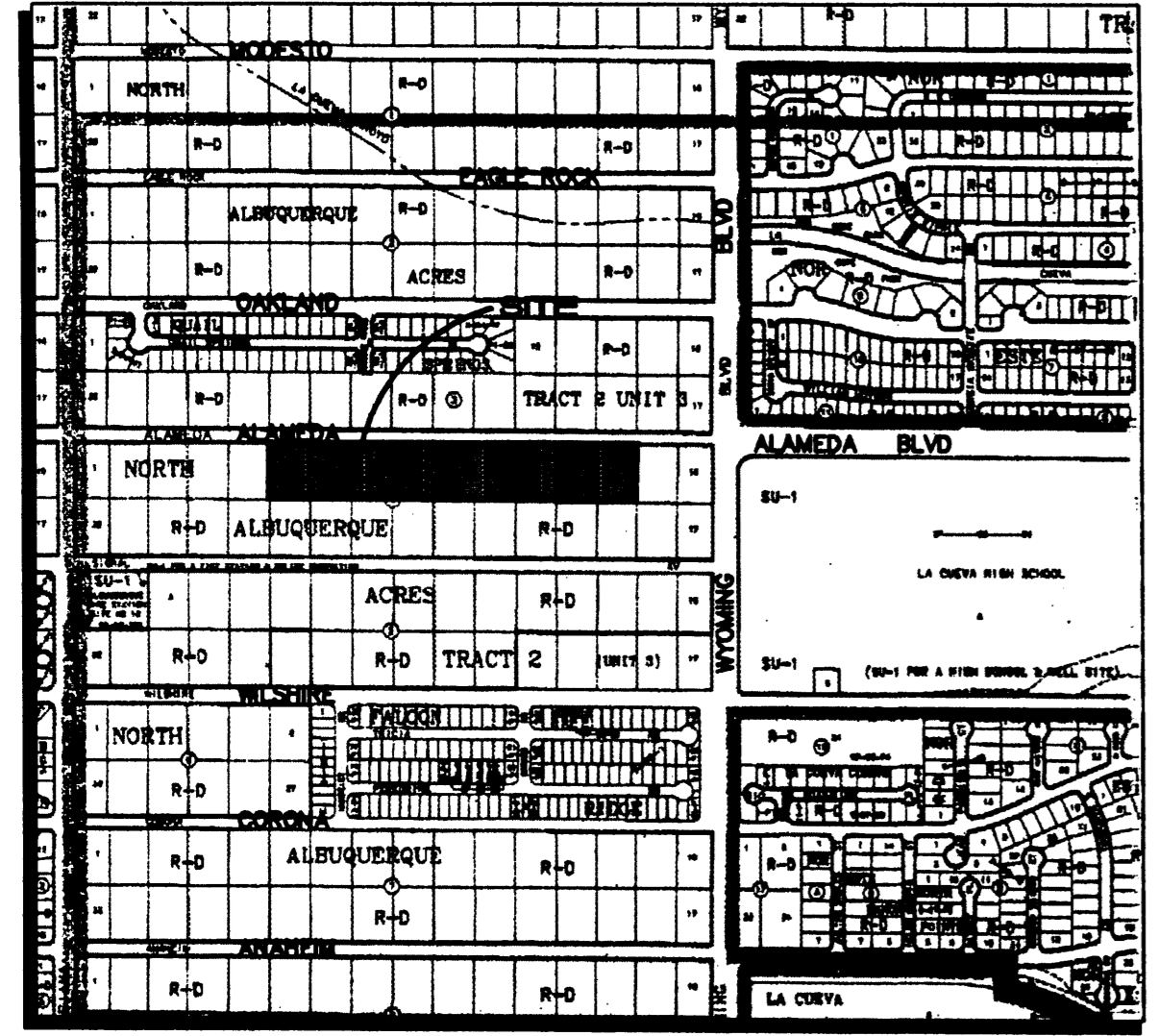
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Consulting Engineering Associates  
128 Monroe Street N.E.  
Albuquerque New Mexico

1257SDP-PH2.DWG.rh 05/01/03



PRELIMINARY PLAT FOR  
**TREMENTINA**  
**SUBDIVISION**  
 BEING A REPLAT OF  
 NORTH ALBUQUERQUE ACRES  
 TRACT 2, UNIT 3  
 BLOCK 4, LOTS 6 THRU 14  
 WITHIN THE ELENA GALLEGOS GRANT  
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 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY 2003

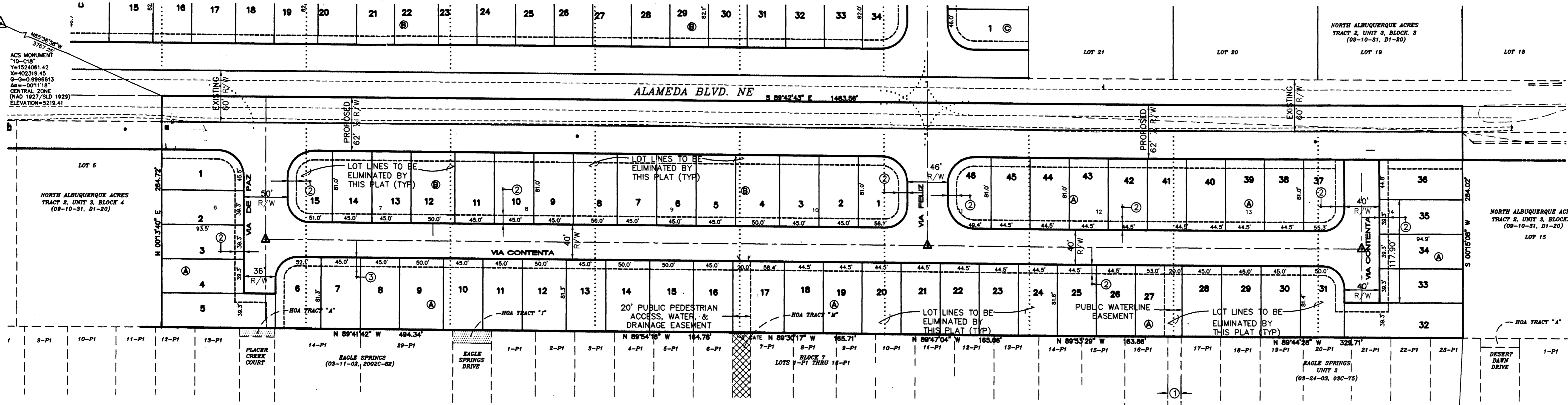
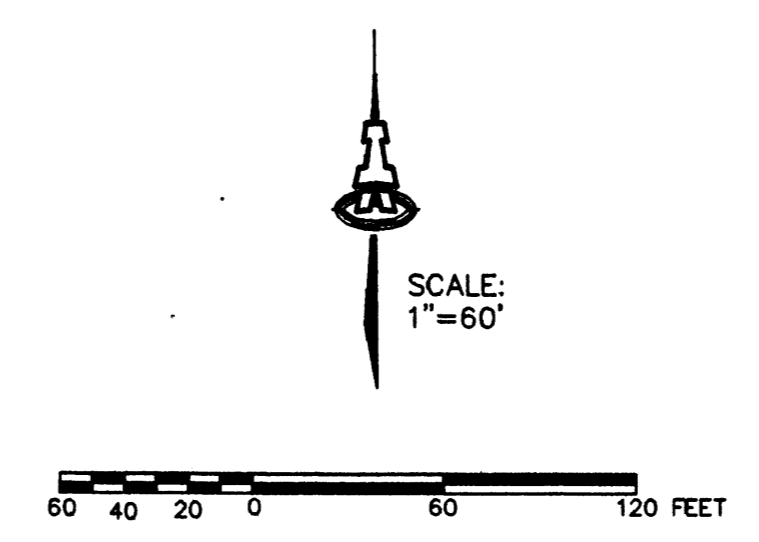
PRELIMINARY PLAT  
 APPROVED BY DTS  
 ON 6/25/03



C-19 VICINITY MAP 1"=750'±

**LEGEND**

- FOUND 5/8" REBAR (TYP.)
- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
- FOUND 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
- FOUND 1/2" REBAR (TYP.)
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- △ CENTERLINE MONUMENT
- ..... LOT LINE(S) TO BE ELIMINATED BY FINAL PLAT



ACS MONUMENT "10-C18"  
 Y=1524081.42  
 X=402319.45  
 C=0.9998513  
 Δα=-0°01'11.8"  
 CENTRAL ZONE  
 (NAD 1927/SLD 1929)  
 ELEVATION=5219.41

- NOTES**
- UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS ○ WILL BE MARKED BY A NO. 5 IRON REBAR WITH PLASTIC CAP STAMPED "PLS #7719".
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**LEGAL DESCRIPTION**

NORTH ALBUQUERQUE ACRES  
 TRACT 2, UNIT 3, BLOCK 4  
 LOTS 6 THRU 14

**ACS BENCHMARK**

ACS MONUMENT "10-C18" LOCATED IN THE SOUTHEAST QUADRANT OF THE INTERSECTION OF MODESTO AVENUE N.E. AND SAN PEDRO BOULEVARD N.E.  
 ELEVATION: 5219.41

**SITE DATA**

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- FIELD SURVEY PERFORMED FEBRUARY 2003, BY ALDRICH LAND SURVEYING.

**EASEMENT NOTES**

- EXISTING 15' PUBLIC WATERLINE EASEMENT (03-24-03, 03C-75)
- 10' PUBLIC UTILITY EASEMENT (TO BE GRANTED BY FINAL PLAT)

- EXISTING PUBLIC WATER, SEWER & DRAINAGE, H.O.A. MAINTENANCE AND PEDESTRIAN ACCESS EASEMENT (03-11-02, 02C-82)
- EXISTING PUBLIC WATER AND SEWER, H.O.A. MAINTENANCE AND P.U.E. EASEMENT (03-11-02, 02C-82)

APPROVED FOR MONUMENTATION AND STREET NAMES

*[Signature]* 5-1-03  
 CITY SURVEYOR DATE

**OWNERSHIP**

*[Signature]* 5-1-03  
 BOYHANN L.L.C. MEMBER DATE  
 JOE BOYDEN, MEMBER

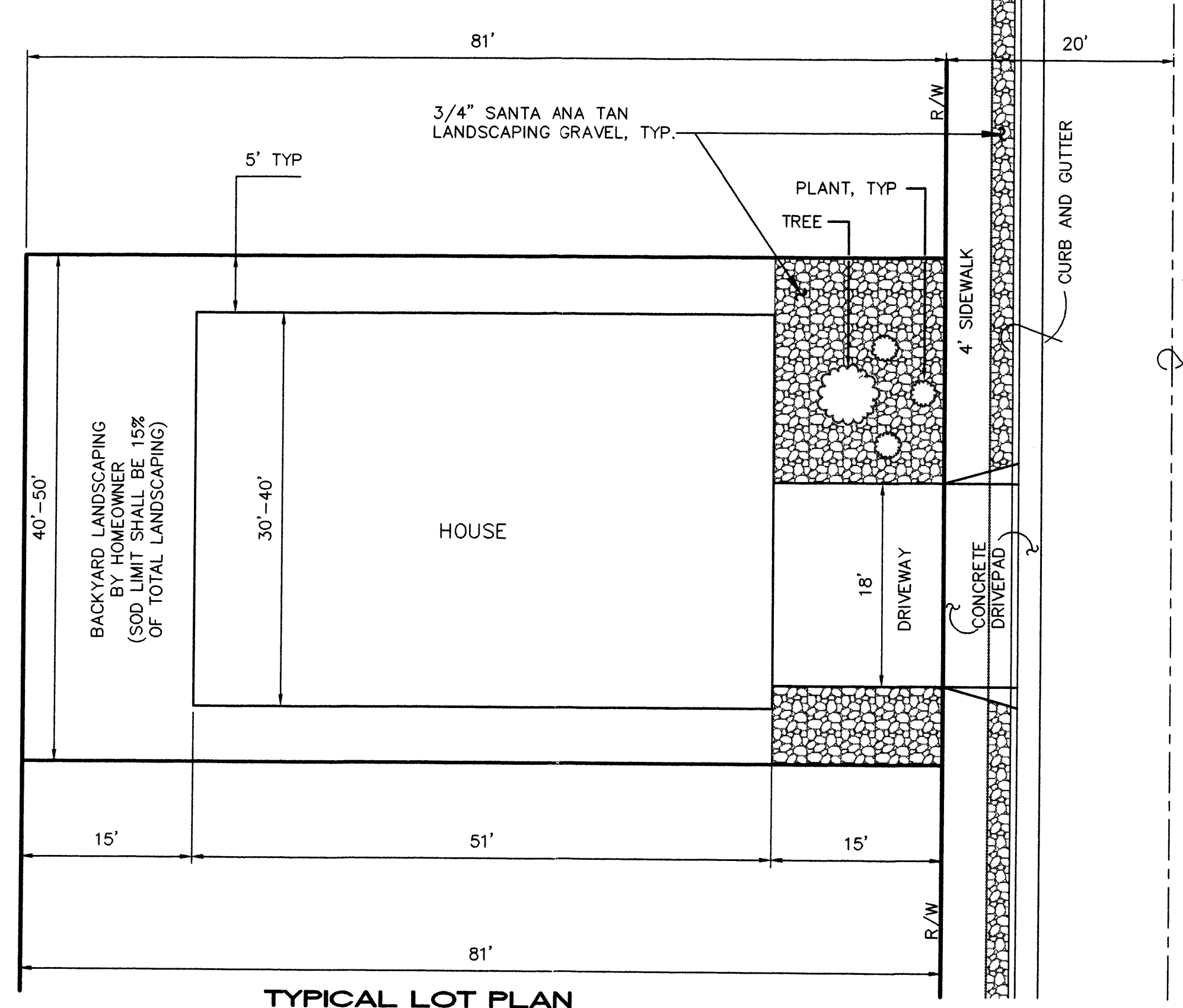
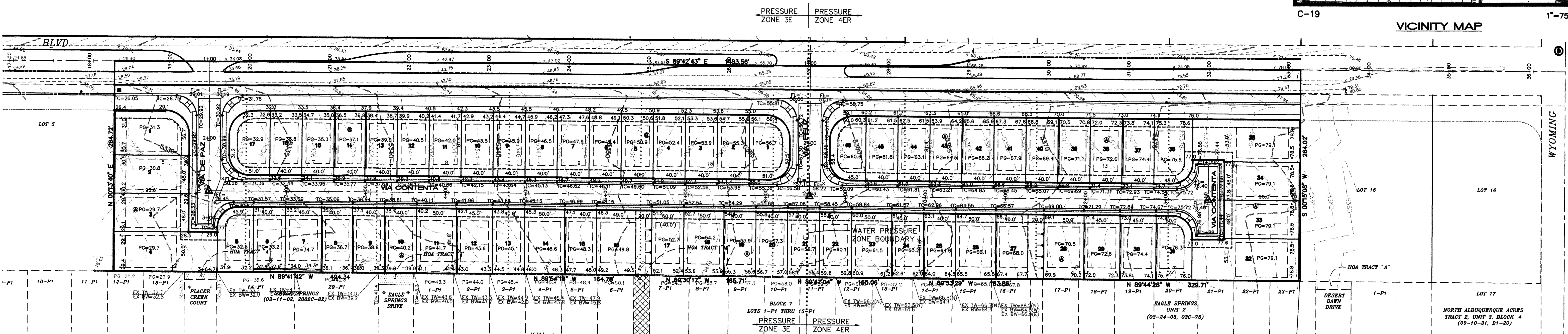
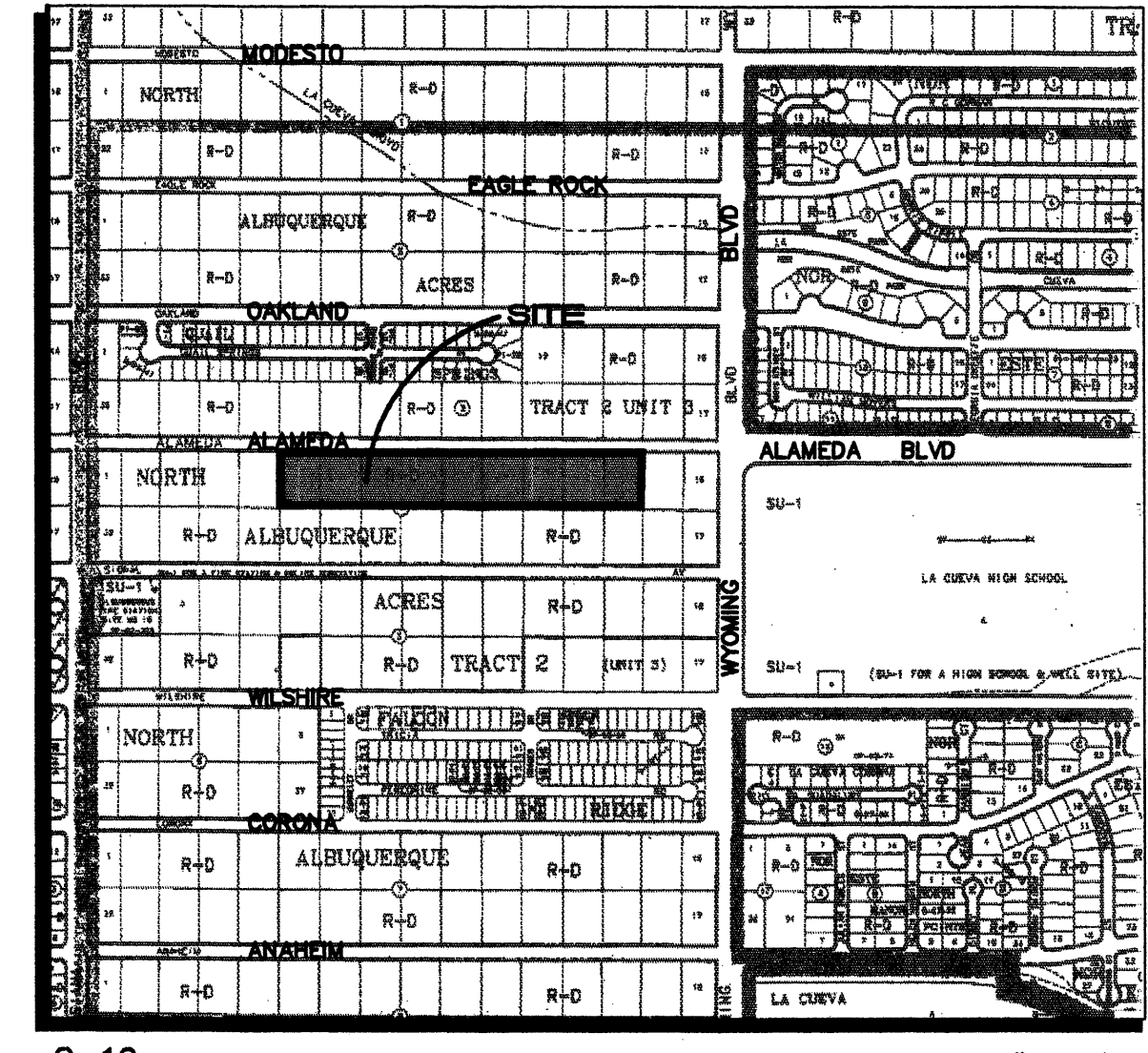
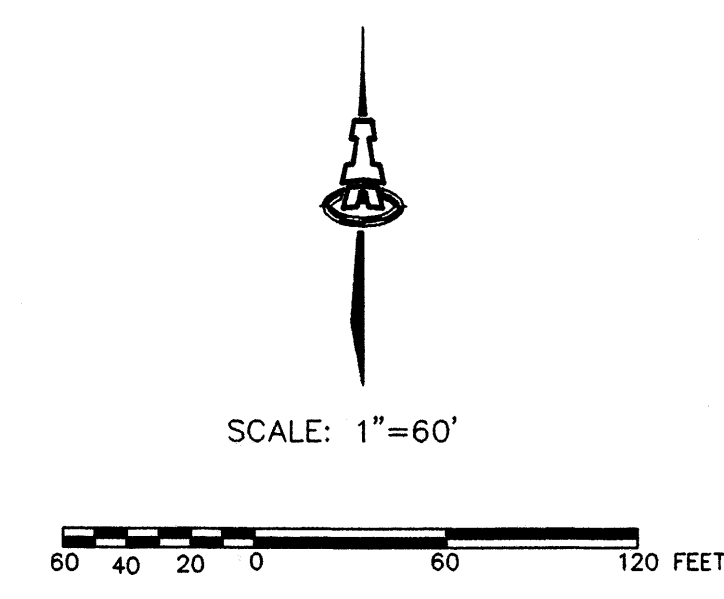
**ISAACSON & ARFMAN, P.A.**  
 Consulting Engineering Associates  
 128 Monroe Street N.E.  
 Albuquerque New Mexico

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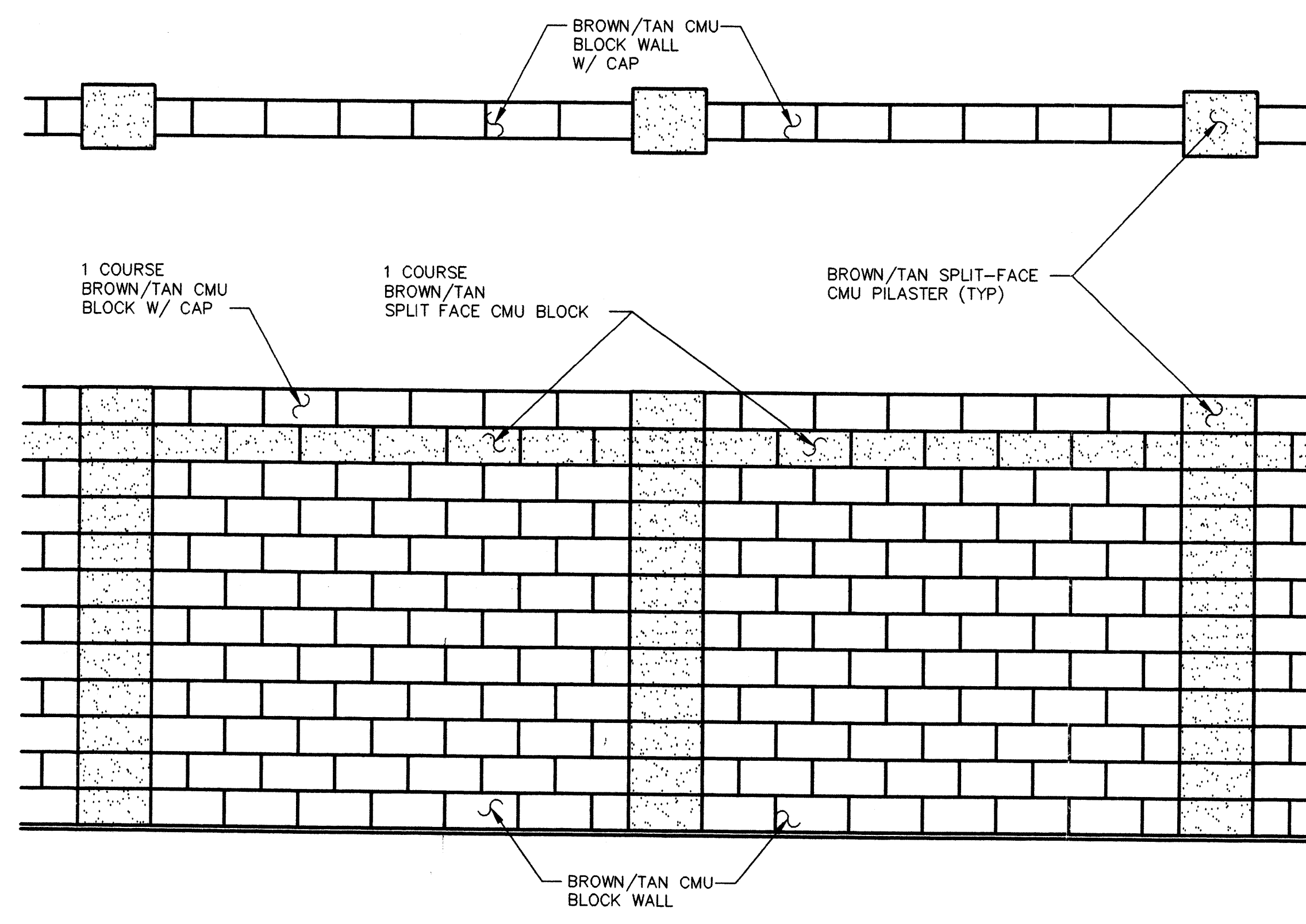


**LEGEND**

- 5200— EXISTING CONTOUR
- 52— PROPOSED CONTOUR
- ◆78.3 PROPOSED SPOT ELEVATION
- FLOW ARROW
- PG=6881.0 PAD GRADE ELEVATION
- |— SIDEWALK CULVERT
- TC=81.95  
FL=81.45 TOP OF CURB ELEVATION  
FLOWLINE
- ~~~~~ WATER BAR
- |— PROPOSED RETAINING WALL
- TW=52.0  
BW=50.0 TOP OF WALL ELEVATION  
BOTTOM OF WALL ELEVATION
- INV=72.5 INVERT ELEVATION
- |— STORM DRAIN MANHOLE
- BASIN (A) BASIN ID
- |— BASIN BOUNDARY
- |— EROSION CONTROL BERM
- ... WATER PRESSURE ZONE BOUNDARY



**TYPICAL LOT PLAN**  
SCALE: 1"=10'-0"



**PERIMETER WALL DETAIL**  
SCALE: 1"=2'-0"

*Doesn't match revised plan.*

**TREMONTINA SUBDIVISION  
SITE DEVELOPMENT PLAN**

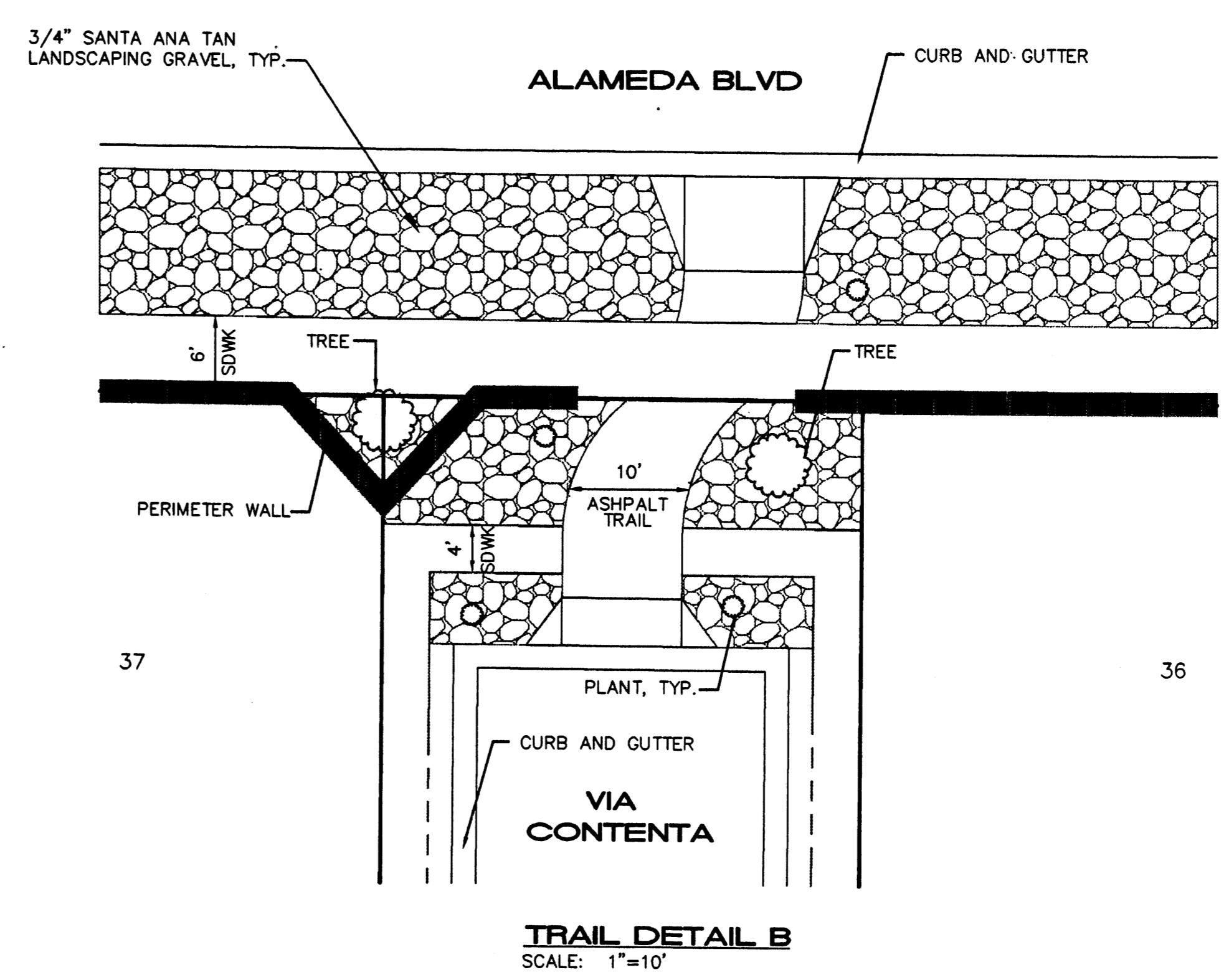
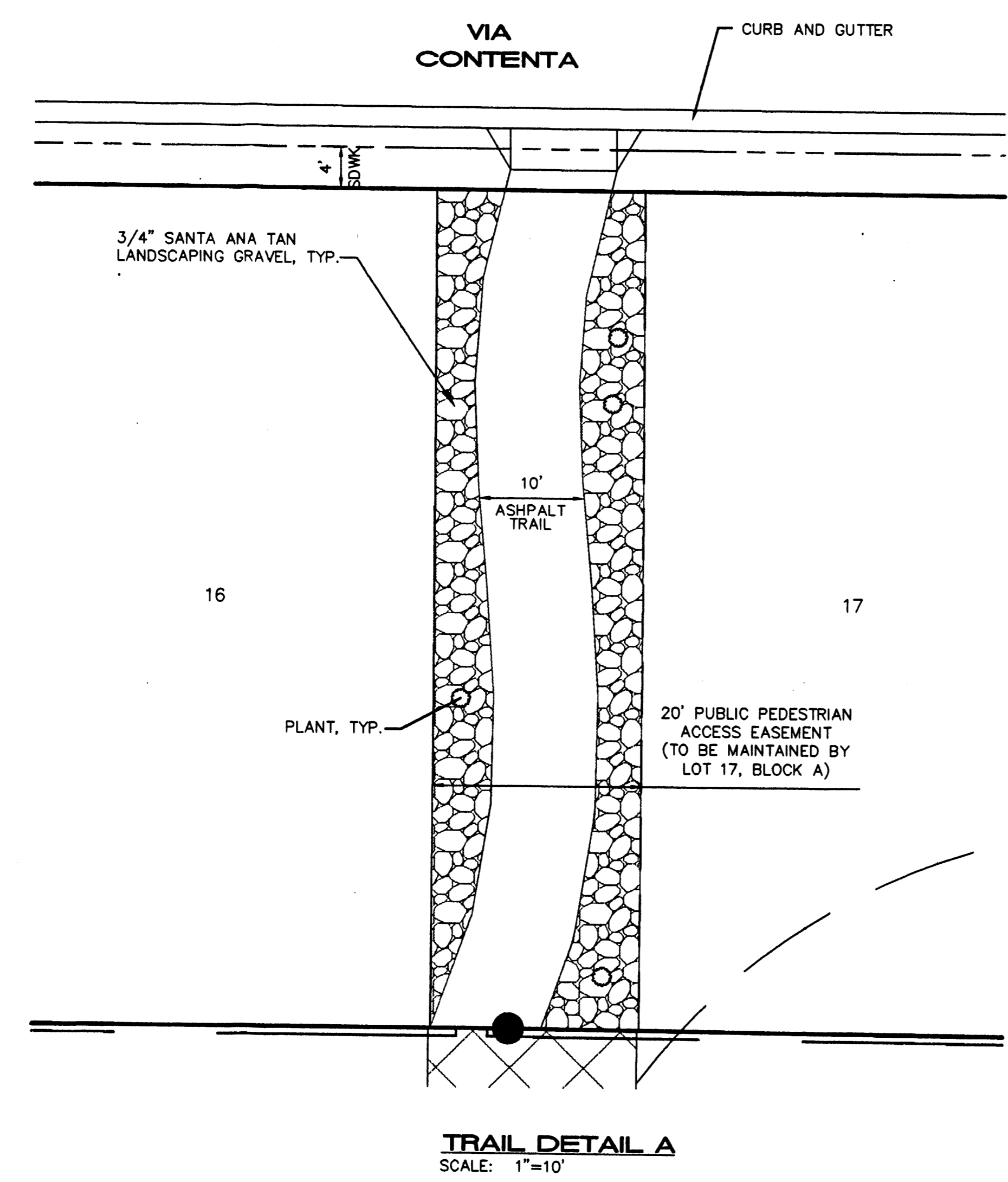
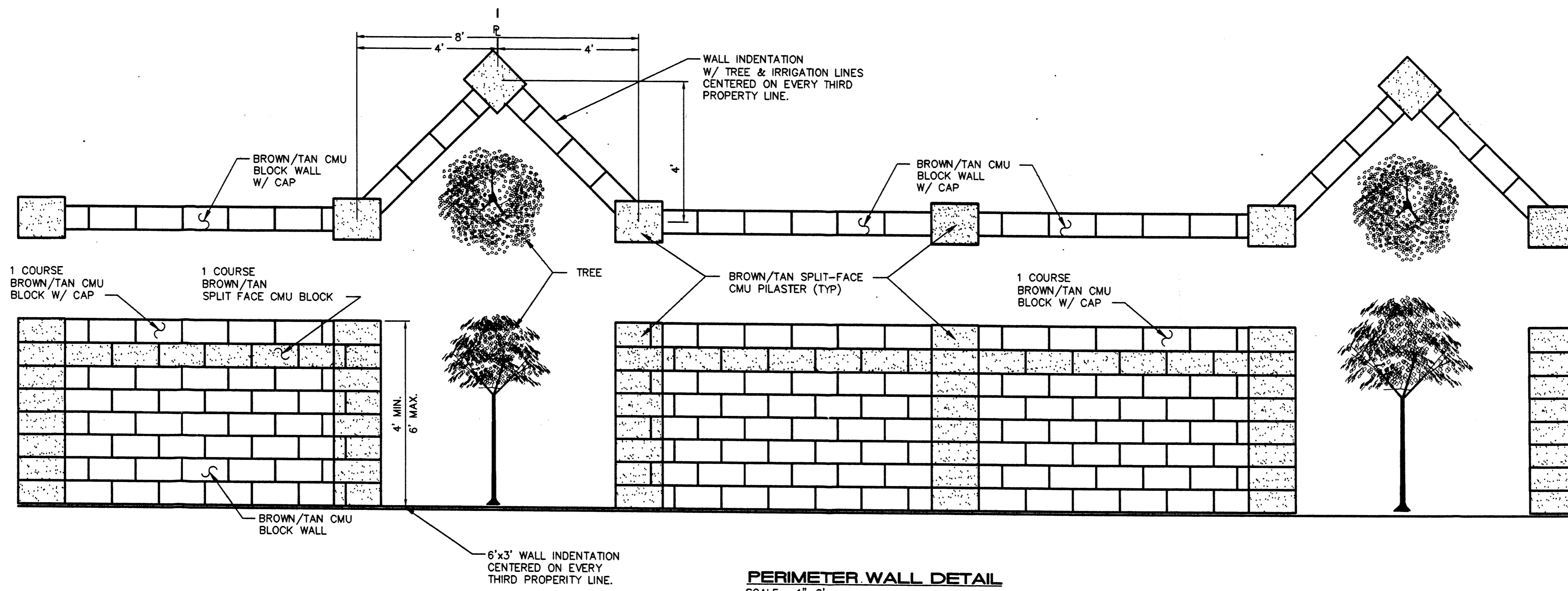
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TREMENTINA SUBDIVISION  
SITE DEVELOPMENT PLAN



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