

ORIGINAL

Figure 12

INFRASTRUCTURE LIST

EXHIBIT "A"
TO SUBDIVISION IMPROVEMENTS AGREEMENT
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

SW CORNER OF COMMERCIAL DEVELOPMENT FOR UNSER & CENTRAL, ALBUQUERQUE, NM

Date Submitted: December 8, 2003
Date Site Plan for Bldg Permit App: N/A
Date Site Plan for Sub. Approved: 12/17/03
Date Preliminary Plat Approved: 12/17/03
Date Preliminary Plat Expires: 12/17/04

DRB Project No. 1002971
Application No. 03DRB 01566

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
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PUBLIC ROADWAY IMPROVEMENTS

31' (WEST HALF)	25'-WIDE TRAFFIC LANES OF ARTERIAL PAVING W/STD C&G & 6' PCC SIDEWALK, 6' BIKE LANE.	UNSER BLVD	CENTRAL AVE	SOUTH PROPERTY LINE	/	/	/
*	150' WB-TO-SB LEFT-TURN LANE AND MEDIAN OPENING IN CENTRAL AVE, AT WESTERLY (DRIVEWAY "A") ENTRANCE TO SITE. UNSIGNALIZED, FULL-ACCESS DRIVEWAY, WITH TWO EXITING LANES, AND ONE ENTERING LANE.				/	/	/
*	370' SB-TO-WB RIGHT-TURN LANE IN UNSER BLVD, AT SOUTHERNMOST ENTRANCE TO SITE (DRIVEWAY "C").				/	/	/
8'	STANDARD C&G, PUBLIC 6' WIDE SIDEWALK, BIKE LANE (6' WIDE)	CENTRAL AVE	UNSER BLVD	NW CORNER OF PROPERTY	/	/	/
	450' DUAL EB LEFT-TURN LANES ON CENTRAL AVE AT UNSER, PLUS TRANSITION. **				/	/	/
	150' NB-TO-WB LEFT-TURN ON UNSER AND DRIVWAY "C".				/	/	/

- * **CENTRAL AND UNSER INTERSECTION: ****
 - EXTEND WB LEFT-TURN FROM 100' TO 200' LONG.
 - REMOVE THE EXISTING SB FREE RIGHT-TURN.
 - EXTEND SB LEFT-TURN FROM 150' TO 350' LONG.
 - EXTEND NB LEFT-TURN FROM 150' TO 250' LONG.
 - RECONFIGURE THE INTERSECTION OF CENTRAL AVE FRONTAGE ROAD WITH CENTRAL AVE, TO CREATE 90° INTERSECTION AND IMPROVE SAFETY CONDITIONS AND GENERAL OPERATION.
- * **BLUEWATER & UNSER INTERSECTION: ****
 - EXTEND NB LEFT-TURN LANE FROM 125' TO 175' LONG.
 - EXTEND SB LEFT-TURN LANE FROM 175' TO 300' LONG.
- * DRIVEWAY "C": 16' ENTERING LANE AND TWO EXISTING LANES (ONE DEDICATED RIGHT AND ONE LEFT TURN).

** SIGNAL MODIFICATIONS AS REQUIRED.

DUAL EB LEFT TURN LANES ON CENTRAL AVE./COORS TO A LENGTH OF 200'. **
DRIVEWAY "C" SHALL BE Right In/Right Out and Left In Only intersection.

* = NM DOT infrastructure requirements.

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PUBLIC SANITARY SEWER IMPROVEMENTS

15"-18" SANITARY SEWER LINE WITH MH, SERVICES UNSER BLVD
 (FINAL SIZING DETERMINED AT DRC)
DESIGN MUST BE INCLUDE PERMANENT OUTFALL TO BRIDGE BLVD.
 STREET ~~UNSER~~ LANDSCAPE MAINTENANCE AGREEMENT IS REQ'D.

CENTRAL AVE
 (DO NOT CONNECT TO EXISTING LINES IN CENTRAL AVE)

EXISTING 8" SEWER LINE IN GWIN
(TEMP. OUTFALL)

PUBLIC WATERLINE IMPROVEMENTS

12" WATERLINE W/ALL NECESSARY VALVES, FH'S AND RJ'S. SITE EASEMENTS CENTRAL AVE UNSER BLVD
 ABANDON/REMOVE (PER DRC) EXISTING 12" WATERLINE IN OLD BRIDGE BLVD ROW.

PUBLIC DRAINAGE IMPROVEMENTS

72" RCP STORM DRAIN W/NECESSARY MH'S, INLETS, AND LATERALS **w/ Junction Box** SITE PUBLIC EASEMENT CENTRAL AVE UNSER BLVD
 12"-36" PRIVATE STORM DRAIN W/NECESSARY MH'S, INLETS, AND LATERALS BASIN A* NW CORNER OF PROPERTY UNSER BLVD
 12"-36" RCP STORM DRAIN W/NECESSARY MH'S, INLETS, AND LATERALS BASIN B* SW CORNER OF PROPERTY UNSER BLVD
 TOTAL OF 4 TYPE 'A' AND TYPE 'C' DROP INLETS SOUTH SIDE OF CENTRAL JUST WEST OF UNSER

12/16/03 *Sheran Wilson* 12/17/02 *Christina Sandoral* 12/17/03
 PREPARED BY: PRINT NAME DATE DRB CHAIR DATE PARKS & GENERAL SERVICES DATE

BOHANNAN HUSTON INC. *Roger Hree* 12-17-03
 FIRM: TRANSPORTATION DEVELOPMENT DATE
Bruce Stidworthy 12/17/03
 SIGNATURE UTILITY DEVELOPMENT DATE
 AMAFCA
Paul [Signature] 12-17-03
 CITY ENGINEER DATE

MAXIMUM TIME ALLOWED TO CONSTRUCT IMPROVEMENTS WITHOUT A DRB EXTENSION DATE

DESIGN REVIEW COMMITTEE REVISIONS				
REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER