

**ORIGINAL**

Date Submitted: 9/29/04  
 Date Site Plan Approved: N/A  
 Date Preliminary Plat Approved: 9/29/04  
 Date Preliminary Plat Expires: 9/29/05

Figure 12

**INFRASTRUCTURE LIST**

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

DRB Project No. 1003593

⚠ 11-5-04  
 ⚠ 12-3-04

**VENTANA RIDGE SUBDIVISION  
 (TRACT 6, VENTANA RANCH WEST)**

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 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
<b>PUBLIC ROADWAY IMPROVEMENTS - ON-SITE (DR HORTON)</b>									
		22' F-F (IN)	RESIDENTIAL PAVING W/ PCC	ROUGH ROCK	VENTANA RIDGE	OSO RIDGE	/	/	/
		24' F-F (OUT) W/ 6' MEDIAN	CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES	ROAD	ROAD	PLACE	/	/	/
		22' F-F (IN)	RESIDENTIAL PAVING W/ PCC	STANDING ROCK	VENTANA RIDGE	OSO RIDGE	/	/	/
		24' F-F (OUT) W/ 6' MEDIAN	CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES	ROAD	ROAD	PLACE	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	ROUGH ROCK ROAD	OSO RIDGE PLACE	PINTADO COURT	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	OSO RIDGE PLACE	SOUTH CUL DE SAC TERMINUS	PUERCO RIDGE ROAD	/	/	/
		26' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON ONE SIDE* †	OSO RIDGE PLACE	PUERCO RIDGE ROAD	NORTH STUB STREET TERMINUS	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK (SEE NOTES) (Bansides)	BORREGO CREEK DRIVE	PINTADO COURT	PUERCO RIDGE ROAD	/	/	/
		26' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON ONE SIDE* †	BORREGO CREEK DRIVE	PUERCO RIDGE ROAD	NORTH STUB STREET TERMINUS	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	ANGEL PEAK ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	SEVEN SPRINGS ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE	/	/	/

ORIGINAL

SIA Sequence #	COA DRC Project #

Size	Type of Improvement	Location	From	To
<b>PUBLIC ROADWAY IMPROVEMENTS - ON-SITE CONTINUED (DR HORTON)</b>				
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	PUERCO RIDGE ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	PINTADO COURT	SOUTH CUL DE SAC TERMINUS	BORREGO CREEK DRIVE
*SIDEWALKS TO BE DEFERRED WHEN FRONTING A LOT; SIDEWALKS TO BE BUILT WHEN ADJACENT TO HOA TRACTS. †SIDEWALK TO BE WAIVED ON BORREGO CREEK DR ALONG LOTS 67, 66, 65 & OSO RIDGE PL ALONG LOTS 8, 9, 10. SIDEWALKS WILL CONNECT TO IRVING BLVD FROM OSO RIDGE & BORREGO CREEK STUB STREETS STREET LIGHTS AS PER COA DPM				

Private Inspector	City Inspector	City Cnst Engineer
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Size	Type of Improvement	Location	From	To
<b>PUBLIC ROADWAY IMPROVEMENTS - OFF-SITE (VENTANA WEST LLC)</b>				
20' F-F	ARTERIAL PAVING W/ PCC STD & MED CURB & GUTTER & ACC 8' WIDE PATH ON EAST SIDE	VENTANA RIDGE ROAD	LOT 101; VENTANA RIDGE SUBD; SOUTH BDRY	IRVING BOULEVARD
20' F-F	ARTERIAL PAVING W/ PCC STD & MED CURB & GUTTER & ACC 8' WIDE PATH ON SOUTH SIDE	IRVING BOULEVARD	VENTANA RIDGE ROAD	LOT 65; VENTANA RIDGE SUB; EAST BDRY
NOTE:	8' 10 FT ACC PATH TO BE CONSTRUCTED W/IN TRACT 1 W/ LANDSCAPING PLAN STREET LIGHTS AS PER COA DPM			

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Size	Type of Improvement	Location	From	To
<b>PUBLIC (NMU) WATERLINE IMPROVEMENTS - ON-SITE (DR HORTON)</b>				
8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	ROUGH ROCK ROAD	VENTANA RIDGE ROAD	PINTADO COURT
8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	STANDING ROCK ROAD	VENTANA RIDGE ROAD	OSO RIDGE PLACE
6" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	OSO RIDGE PLACE	SOUTH CUL DE SAC TERMINUS	NORTH STUB STREET TERMINUS
8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	BORREGO CREEK DRIVE	PINTADO COURT	PUERCO RIDGE ROAD
6" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	BORREGO CREEK DRIVE	PUERCO RIDGE ROAD	NORTH STUB STREET TERMINUS
8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	PINTADO COURT	ROUGH ROCK ROAD	SOUTH CUL DE SAC TERMINUS
6" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	ANGEL PEAK ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE
6" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	SEVEN SPRINGS ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE
6" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	PUERCO RIDGE ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE

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Size	Type of Improvement	Location	From	To
<b>PUBLIC (NMUI) WATERLINE IMPROVEMENTS - OFF-SITE (VENTANA WEST LLC)</b>				
12" - 20" DIA	WATERLINE W/ NEC. VALVES FH'S, MJS & RJS	EXISTING PUBLIC WL EASEMENT	NMUI PUMP STATION AT WELL SITE #7	VENTANA RIDGE RD / IRVING BLVD
12" DIA	WATERLINE W/ NEC. VALVES FH'S, MJS & RJS	VENTANA RIDGE ROAD	IRVING BLVD	LOT 101; VENTANA RIDGE SUB SOUTH BDRY

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Size	Type of Improvement	Location	From	To
<b>PUBLIC (NMUI) SANITARY SEWER IMPROVEMENTS - ON-SITE (DR HORTON)</b>				
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	OSO RIDGE PLACE	SOUTH CUL DE SAC TERMINUS	NORTH STUB STREET TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	ROUGH ROCK ROAD	OSO RIDGE PLACE	PINTADO COURT
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	BORREGO CREEK DRIVE	PINTADO COURT	IRVING BLVD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	PINTADO COURT	ROUGH ROCK ROAD	SOUTH CUL DE SAC TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	ANGEL PEAK ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	SEVEN SPRINGS ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	PUERCO RIDGE ROAD	OSO RIDGE PLACE	BORREGO CREEK DRIVE

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Size	Type of Improvement	Location	From	To
<b>PUBLIC (NMUI) SANITARY SEWER IMPROVEMENTS - OFF-SITE (VENTANA WEST LLC)</b>				
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	VENTANA RIDGE ROAD	IRVING BLVD	LOT 101; VENTANA RIDGE SUB SOUTH BDRY
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	IRVING BLVD	VENTANA RIDGE ROAD	LOT 65; VENTANA RIDGE SUB; EAST BDRY

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Size	Type of Improvement	Location	From	To
<b>PUBLIC STORM DRAIN IMPROVMENTS - ON-SITE (DR HORTON)</b>				
24" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	PUBLIC SD EASEMENT LOTS 93 & 94	PINTADO COURT	EXISTING SD STUB W/IN TRACT 5
24" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	PUBLIC SD EASEMENT W/IN TRACT I	BORREGO CREEK DR	TRACT A OF PINON POINTE 6
36" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	PUBLIC SD EASEMENT	BORREGO CREEK DR STUB STREET	IRVING BLVD
3' WIDE	CONCRETE RIBBON CHANNEL	5' PRIVATE EASEMENT ON TRACT A, PP 6	LOT 71	IRVING BLVD
3' WIDE	CONCRETE RIBBON CHANNEL	5' PRIVATE EASEMENT BACKYARD LOT 99	LOT 100	ROUGH ROCK ROAD

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NOTE: A GRADING AND DRAINAGE CERTIFICATION OF THE APPROVED GRADING PLAN IS REQUIRED PRIOR TO THE RELEASE OF FINANCIAL GUARANTEES. **PEC (3PT) FUNDOWN ON OSO RIDGE NORTH STREET TERMINUS TO IRVING BLVD**

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**PUBLIC STORM SEWER IMPROVEMENTS - OFF-SITE (VENTANA WEST LLC)**

Size	Type of Improvement	Location	From	To
18" - 36" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	IRVING BLVD	VENTANA RIDGE ROAD	EAST BDRY OF SUB (LOT 65)

Private Inspector	City Inspector	City Cnst Engineer
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**PUBLIC IMPROVEMENTS (VENTANA WEST LLC)**

NOTE: OFFSITE TRAFFIC MITIGATION IS NOT REQUIRED AND HAS BEEN MET VIA THE APPROVED OFFSITE TRANSPORTATION IMPROVEMENTS CONSTRUCTION AGREEMENT BETWEEN VENTANA WEST LLC AND COA (FOR VENTANA RANCH WEST) SEE CITY LEGAL OR CITY ENGINEER FOR FUTHER DETAILS.

NOTE: LANDSCAPING WITHIN THE PUBLIC RIGHT OF WAY WILL BE CONSTRUCTED IN ACCORDANCE WITH THE APPROVED STREETScape-GIFT AND FREE WORK AGREEMENT. A FINANCIAL GUARANTY WILL NOT BE REQUIRED FOR LANDSCAPING WITHIN PUBLIC RIGHT OF WAY.

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AGENT/OWNER		DEVELOPMENT REVIEW BOARD MEMBER APPROVALS			
KEVIN PATTON, P.E.					
PREPARED BY: PRINT NAME	<i>Sheran Motson</i>	<i>9/29/04</i>	<i>Christina Sandoval</i>	<i>9/29/04</i>	
	DRB CHAIR	DATE	PARKS & GENERAL SERVICES	DATE	
FIRM:	<i>Bohannon</i>	<i>9-29-04</i>			
	TRANSPORTATION DEVELOPMENT	DATE	AMAFCA	DATE	
SIGNATURE	<i>Dennis Muscare</i>	<i>9/29/04</i>	<i>[Signature]</i>	<i>9-27-04</i>	
	UTILITY DEVELOPMENT	DATE	NEW MEXICO UTILITIES INCORPORATED	DATE	
MAXIMUM TIME ALLOW TO CONSTRUCT IMPROVEMENTS WITHOUT A DRB EXTENSION	<i>Bradley D. Bingham</i>	<i>9/29/04</i>			
<input type="text"/>	CITY ENGINEER	DATE		DATE	

DESIGN REVIEW COMMITTEE REVISIONS				
REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER
<i>1</i>	<i>11/5/04</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
<i>2</i>	<i>12-3-04</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>