

PURPOSE OF PLAT

- 1. To create Lot 9-P1 as shown hereon.
- 2. To vacate a Temporary Public Drainage Easement

SUBDIVISION DATA

- 1. Project No.: Application No.:
- 2. Zone Atlas Index No.: C-18-Z
- 3. Total Number of Existing Lots: 0
- 4. Total Number of Existing Tracts: 1
- 5. Total Number of Lots created: 1
- 6. Total Number of Tracts created: 0
- 7. Gross Subdivision Acreage: 0.1640^{3}

NOTES

- 1. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
- 2. Distances are ground distances.
- 3. Bearings and distances are field and record.
- 4. Basis of boundary is from the plats of record entitled:
 Plat Of "NORTH ALBUQUERQUE ACRES, TRACT A, UNIT B"
 (04-24-36, D-130)

Plat Of "EAGLE ROCK ESTATES, UNIT 4" (07-12-99, 99C-180)

all being records of Bernalillo County, New Mexico.

- 5. Field Survey: performed April 1999.
- 6. Title Report: None provided.
- 7. Address of Property: None provided.
- 8. City of Albuquerque, New Mexico Zone. R-D
- 9. Utility Council Location System Log No.: 2002480773



DESCRIPTION

A tract of land situate within the Elena Gallegos Grant, projected Section 13, Township 11 North, Range 3 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of a Temporary Public Drainage Easement within BLOCK 2, UNIT 4, EAGLE ROCK ESTATES as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalilo County, New Mexico on July 12, 1999, Book 99C, Page 180 and containing 0.1640 acres more or less.

FREE CONSENT AND DEDICATION

The subdivision hereon described 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 consent to the creating of Lot 9—P1 as shown hereon. 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. Said owner(s) Warrants that (he/she) holds complete and indefeasible title in fee simple to the land subdivided.

Owner(s): Shakeel Rizvin at 31,2005 SHAKEEL RIZVI/ STATE OF NEW MEXICO, BERNALILLO COUNTY On this 28 day of September, 2005, this instrument was acknowledged before me by Shakeel Rizvi 07-20.06 Notary Public My Comission Expires UFFICIAL SEAL ERIN M. CANDELARIA Notary Public State of New Mexic My Commission Expires 07-30 Ob Owner(s): Adil Rizvi Oct 31 2005 ADIL RIZVI Date STATE OF NEW MEXICO BERNALILLO COUNTY On this 28 day of September, 2005, this instrument was acknowledged before me by Adil Rizvi 07-300L Notary Public OFFICIAL SEAL My Comission Expires Notary Public trate of New Mexico mission Expires 0220.06 Owner(s): Esmail Haidari oct 13,05 ESMAIL HAIDARI Date STATE OF NEW MEXICO) BERNALILLO COUNTY)
On this 28 day of September, 2005, this instrument was acknowledged before me by Esmail Haidari

March 29,09

My Comission Expires

PLAT OF
LOT 9-P1
BLOCK 2
UNIT 4
EAGLE ROCK ESTATES
WITHIN THE
ELENA GALLEGOS GRANT
PROJECTED SECTION 13
TOWNSHIP 11 NORTH, RANGE 3 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
SEPTEMBER, 2005

PROJECT NUMBER: /004712 Application Number: 06088-00233
PLAT APPROVAL Utility Approvals:

Othicy Approvais:	
Lend D. Mart	5-10-06
PNM Electric Services Division	Date
Lead S. Mart	5-10-06
PNM Gas Services Division	Date
Xou Captru	5.10-06 5.5.06
Qwest D	Date
Mu Du on	5.5.06
Comcast	Date
City Approval	
The flux	/ <i>0-3/-05</i> Date
City Surveyor	Date 1 /
<u> </u>	3/29/07
Real Property Division	Date
= N/A'	3/29/07
Environmental Health Bepartment	Date 04-12-06
- Mul E /M	
Traffie-Engineering, Transportation Division	Date
dogs & the	4-12-06
Utilities Development	Date
Christina Sandoval	4/12/de
Parks and Recreation Department	Date
Bradley L. Bingban AMAFCA	3/29/07
	Date
Bradley L. Bingham	3/29/07
City Engineer	Date
Delson	3/29/2
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, and correct to the best of my knowledge and belief

Timothy Aldrick, Sp.S. No.17719

09-30-05

02089B2.DWG

1 of 2

LDRICH LAND SURVEYING

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

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND

PAID ON UPC # 10 13059 119 310 20119

PROPERTY OWNER OF RECORD:

BERNALILLO COUNTY TREASURER'S OFFICE:

Checked By: TA Drawing Name:

Job No.: 02-089 Sheet:

OFFICIAL SEAL
ANN M. BAUER

NOTARY PUBLIC STATE OF NEW MEXICO

aun M Bauer

Notary Public

MODESTO AVENUE NE (60' R/W)

3612'55"

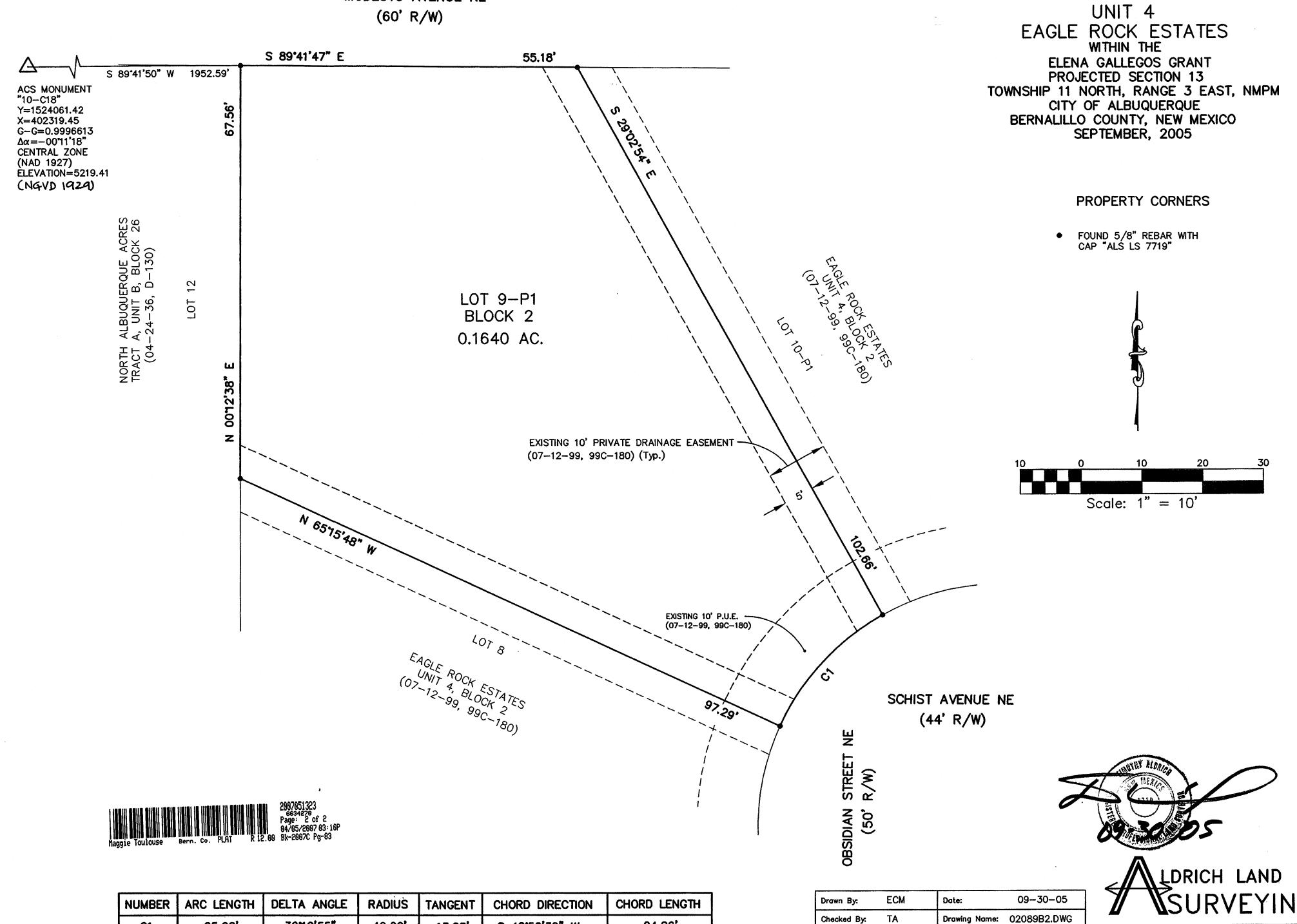
40.00'

13.08

S 42'50'39" W

25.28

C1



24.86'

Job No.:

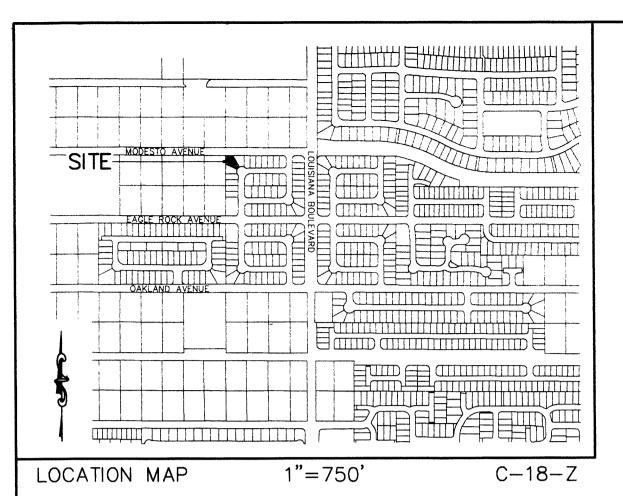
02-089

2 of 2

PLAT OF LOT 9-P1

BLOCK 2

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



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Plat Of "EAGLE ROCK ESTATES, UNIT 4" (07-12-99, 99C-180)

- all being records of Bernalillo County, New Mexico.
- 5. Field Survey: performed April, 1999.
- 6. Title Report: None provided.
- 7. Address of Property: None provided.
- 8. City of Albuquerque, New Mexico Zone: R-D
- 9. Utility Council Location System Log No.: 2002480773

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Owner(s): Shakeel Rizvi at 31, 2005 SHAKEEL RIZVI/

STATE OF NEW MEXICO) BERNALILLO COUNTY

On this 28 day of September, 2005, this instrument was acknowledged before me by Shakeel Rizvi

Notary Public ERIN M. CANGELARIA

Notary Public State of New Mexico My Commission Exercise 67-30 Ob Owner(s): Adil Rizvi

Oct 31, 2005

07-3006

My Comission Expires

07-30 OL

Date

Date

STATE OF NEW MEXICO) BERNALILLO COUNTY (

On this 28 day of September, 2005, this instrument was acknowledged before me by Adil Rizvi

ADIL RIZVI

My Comission Expires M. CANDELARIA

Owner(s): Esmail Haidari

oct 13,05

Date

FSMAIL HAIDARI

STATE OF NEW MEXICO

BERNALILLO COUNTY)
On this 28 day of September, 2005, this instrument was acknowledged before me by Esmail Haidari

ann m Bauer

March 29,09 My Comission Expires

Notary Public

OFFICIAL SEAL ANN M. BAUER NOTARY PUBLIC STATE OF NEW MEXICO My Commission Expires: March 31.09

09-30-05 **ECM** Date: Drawn By: TA Drawing Name: 02089B2.DWG Checked By: Job No.: Sheet: 1 of 2 02-089

PLAT OF LOT 9-P1 BLOCK 2 UNIT 4 EAGLE ROCK ESTATES WITHIN THE **ELENA GALLEGOS GRANT** PROJECTED SECTION 13 TOWNSHIP 11 NORTH, RANGE 3 EAST, NMPM CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO SEPTEMBER, 2005

PRELIMINARY FOR APPROVAL APPROVAL ON	PLAT DRB
PNM Electric Services Division	Date
PNM Gas Services Division	Date
Qwest	Date
Comcast	Date
City Approvals:	10-3/-09
City Surveyor	Date
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

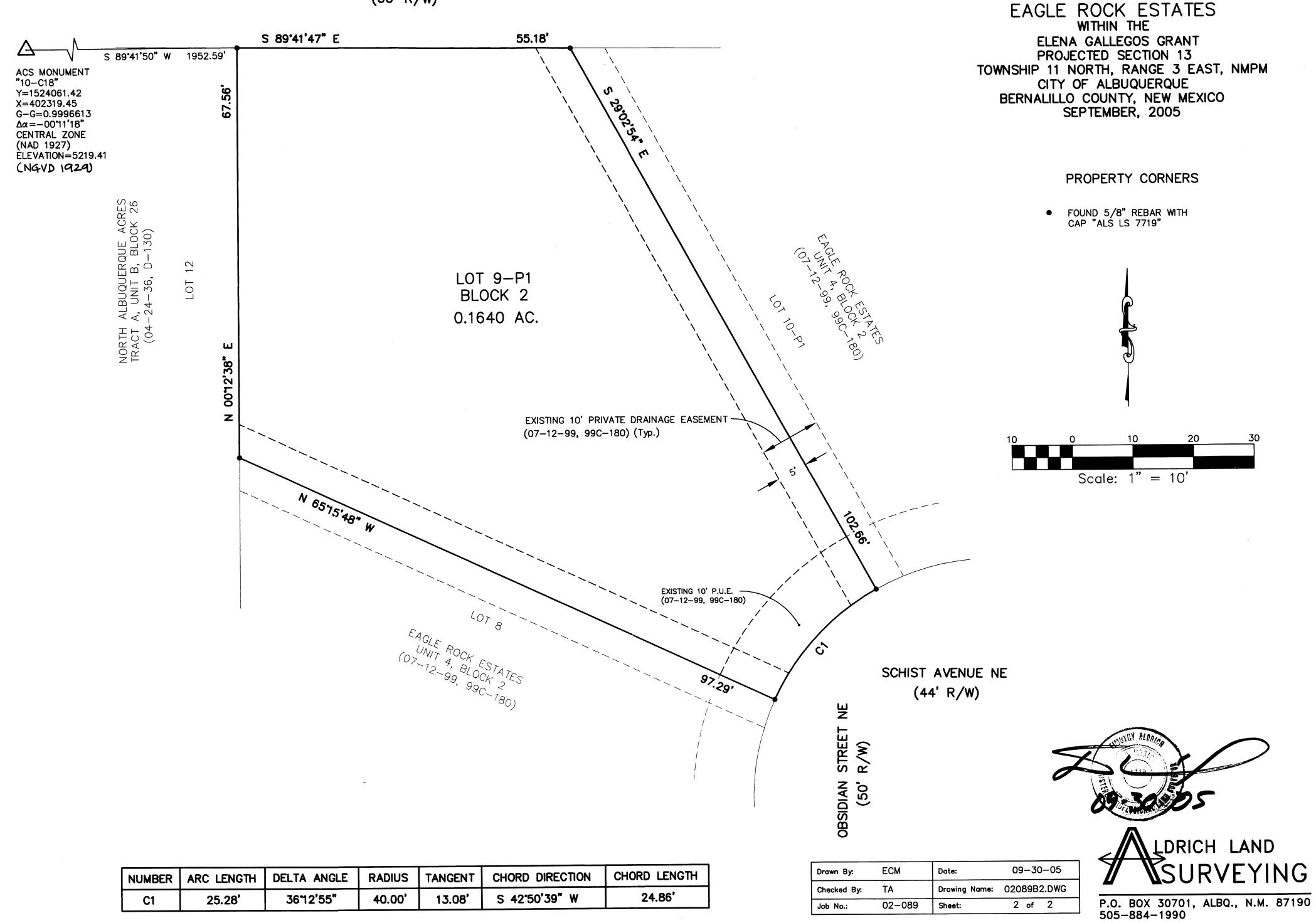
"I, Timothy Aldrich, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or 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 king is true and correct to the best of my knowledge and be

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

MODESTO AVENUE NE (60' R/W)

25.28'

C1



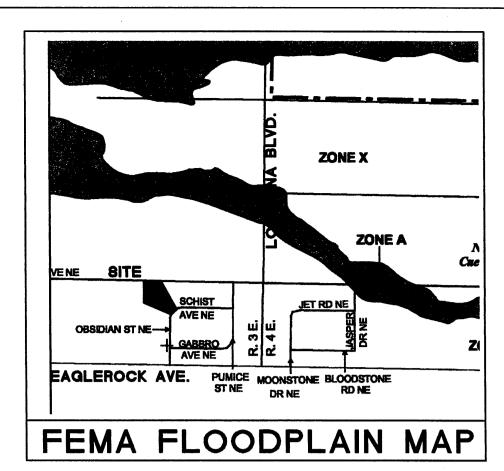
02-089

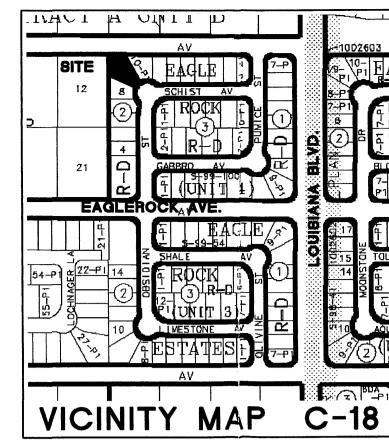
2 of 2

PLAT OF LOT 9-P1

BLOCK 2

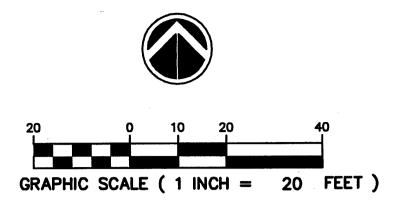
UNIT 4

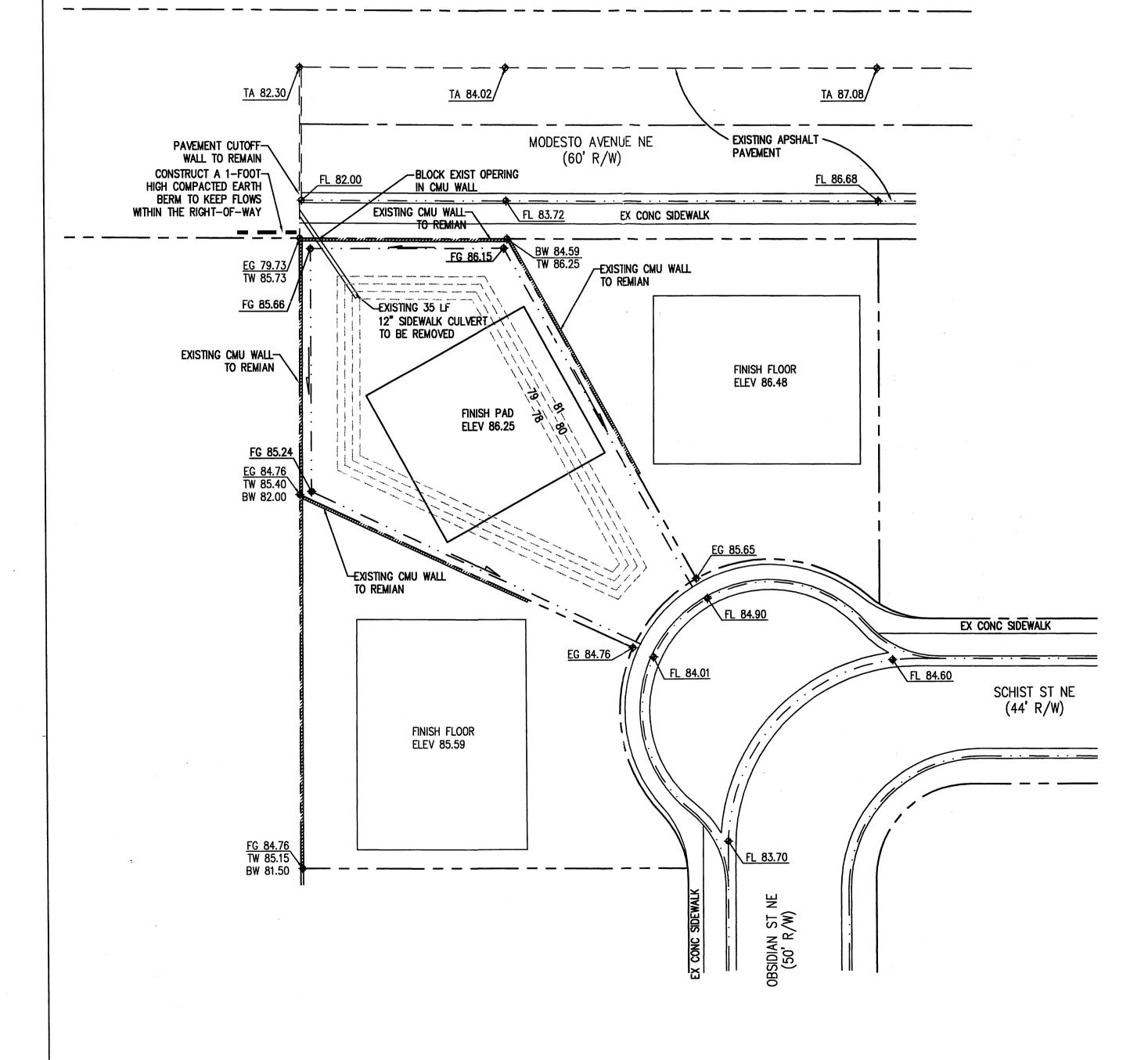




LOT 9-P1, BLOCK 2, UNIT 4, EAGLE ROCK ESTATES

LEGAL DESCRIPTION





DRAINAGE INFORMATION

LOCATION & DESCRIPTION

THE PROPOSED SITE IS A 0.1640 ACRE RESIDENTIAL LOT LOCATED IN THE NORTHWEST CORNER OF EAGLE ROCK ESTATES UNIT IV AT THE INTERSECTION OF OBSIDIAN STREET AND SCHIST STREET. THE LOT IS CURRENTLY SERVING AS A RETENTION POND TO HOLD THE RUNOFF FROM THE SOUTHERN HALF OF MODESTO AVENUE ON THE NORTH.

THE OWNER DESIRES TO RECOVER THE LOT TO BE USED AS IT'S INDENTED SINGLE FAMILY LOT.

FLOODPLAIN STATUS

THIS PROJECT, AS SHOWN ON FEMA'S FLOOD INSURANCE RATE MAP 35001C0129 E, DATED NOVEMBER 19, 2003 IS NOT WITHIN A DESIGNATED 100—YEAR FLOODPLAIN. AN EXHIBIT WITH THE SITE SHOWN ON THE FIRM PANEL IS INCLUDED ON THIS SHEET.

METHODOLOGY

THE HYDROLOGY FOR THIS PROJECT WAS ANALYZED USING THE QUICK CALCULATIONS OF THE JUNE 1997 RELEASE OF THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL, SECTION 22.2.

PRECIPITATION

THE 100-YR 6-HR DURATION STORM WAS USED AS THE DESIGN STORM FOR THIS ANALYSIS SINCE THE SITE WILL FREE DISCHARGE AND THE RETENTION PONDING WILL BE ELIMINATED. THIS SITE IS WITHIN ZONE 3 AS IDENTIFIED IN THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL, SECTION 22.2. TABLES WITHIN THIS SECTION WAS USED TO ESTABLISH THE 6-HOUR PRECIPITATION, EXCESS PRECIPITATION, AND PEAK DISCHARGE.

EXISTING DRAINAGE

THIS LOT IS WITHIN A DEVELOPED SUBDIVISION WITH CURB AND GUTTER AND SITE WALLS BETWEEN THE LOTS. AS SUCH, THERE IS NO CROSS LOT DRAINAGE OR OFFSITE DRAINAGE AFFECTING THIS SITE EXCEPT THE RUNOFF FROM THE SOUTHERN HALF OF MODESTO AVE. WHICH IS CURRENTLY BEING INTERCEPTED IN THE POND. MODESTO AVE. IS FULLY DEVELOPED AS A HALF STREET SECTION WITH CURB AND GUTTER AND SIDEWALK AS ARE THE STREET TO THE SOUTH WITHIN THE SUBDIVISION.

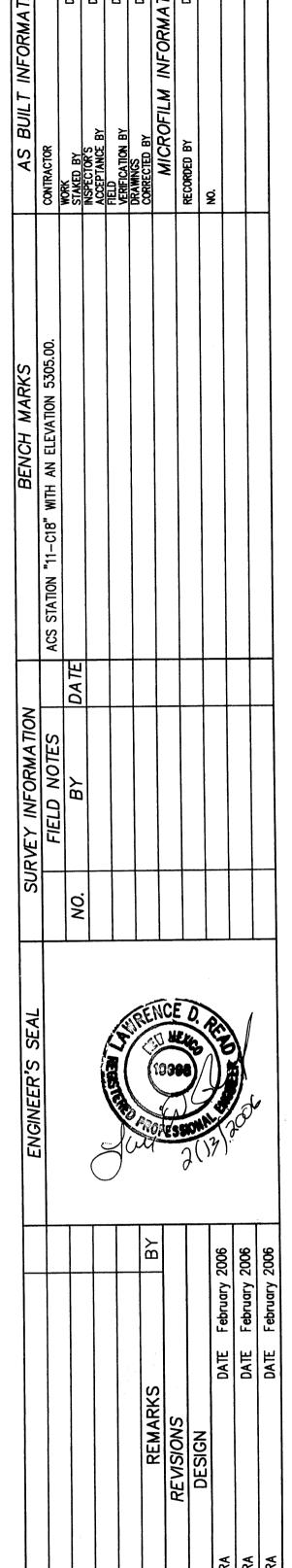
DEVELOPED CONDITION

THE BASIS OF THIS PLAN IS TO ELIMINATE THE RUNOFF BEING PONDED ON IN THIS LOT AND RECOVER THE LOT FOR A SINGLE FAMILY RESIDENCE. THE POND WILL BE FILLED AND GRADED AS SHOWN ON THE GRADING PLAN. THE SIDEWALK CULVERT THAT INTERCEPTS TO FLOW FROM MODESTO AVE. WILL BE ELIMINATED AND THE OPENING IN THE SITE WALL BLOCKED TO ELIMINATE THE FLOWS INTO THE POND. THE RUNOFF THAT CURRENTLY ENTERS THE POND WILL BE ALLOWED TO PROCEED WEST IN IT'S HISTORICAL ROUTE.

THE RUNOFF GENERATED ON THE SITE WILL BE ROUTED TO THE EXISTING CUL-DE-SAC AT THE SOUTH END OF THE SITE VIA SWALES ALONG THE SITE BOUNDARY AS WAS INTENDED IN THE GRADING AND DRAINAGE PLAN FOR THE SUEDIVISION DEVELOPMENT. ELIMINATION OF THIS POND WILL INCREASE THE RUNOFF TO THE WEST FROM THE SOUTHERN HALF OF MODESTO AVE. UNTIL SUCH TIME AS THE BALANCE OF MODESTO AVE. IS IMPROVED.

100-YEAR HYDROLOGIC CALCULATIONS

		LAND TREATMENT			WEIGHTED						
BASIN	AREA	Α	В	С	D	E	V (6-hr)	V (6-hr)	V(10 day)	V(10 day)	Q
#	(acre)	(%)	(%)	(%)	(%)	(in)	(acre-ft)	(cu-ft)	(acre-ft)	(cu-ft)	(cfs)
			1		EXIST	ING CONDITI	ONS				
SITE	0.1640	0.00	100.00	0.00	0.00	0.92	0.01	548	0.01	548	0.43
					PROPO	SED CONDIT	IONS				
SITE	0.1640	0.00	29.00	29.00	42.00	1.63	0.02	972	0.04	1,547	0.63
EXCESS	PRECIP.	0.66	0.92	1.29	2.36	E _i (in)					
PEAK DIS	CHARGE	1.87	2.6	3.45	5.02	Qei (cfs)					
									ZONE =	3	
WEIGHTED E (in) = $(E_A)(%A) + (E_B)(%B) + (E_C)(%C) + (E_D)(%D)$							P _{6-HR} (in.) =	2.60			
V _{6-HR} (acre-ft) = (WEIGHTED E)(AREA)/12							Р _{24-ня} (iп.) =	= 3.10			
V_{10DAY} (acre-ft) = V_{6-HR} + (AD)(P _{10DAY} - P _{6-HR})/12						*	P10DAY (in.)	= 4.90			
	QPA)(AA) + (C				A D)						



LARRY READ & ASSOCIATES, Inc.

Civil Engineers

2430 Midtown Place NE Suite C
Albuquerque, New Mexico 87107
(505) 237-8421

(303) 237-0421										سا	۰	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP												
	TITLE: EAGLE ROCK ESTATES UNIT IV LOT 9-P1 POND RECOVERY GRADING PLAN											
	DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	•	LAST DESIGN DATE	MO)./D <i>/</i>	AY/YR.		MO.	/DA	Y/Y	R.
	PROJECT NO.	MAP NO. C—	18	3	SHE	ET	1	OF	1			