

DRB CASE ACTION LOG - BLUE SHEET

- Preliminary/Final Plat [FP]
- Site Plan - Subdivision [SPS]
- Site Plan - Building Permit [SBP]

This sheet must accompany your plat or site plan to obtain delegated signatures. Return sheet with site plan/plat once comments have been addressed.

Project #: 1005141 Application #: 12DRB-70328
Project Name: Panorama Heights
Agent: Cartesian Surveys Inc. Phone #:

Your request was approved on 1-30-13 by the DRB with delegation of signature(s) to the following departments - outstanding comments to be addressed

TRANSPORTATION:

ABCWUA:

CITY ENGINEER / AMAFCA:

PARKS / CIP:

PLANNING (Last to sign): dap

PLATS:


Planning must record this plat. Please submit the following items:

- The original plat and a mylar copy for the County Clerk.
- Tax certificate from the County Treasurer.
- Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
- Tax printout from the County Assessor.
- County Treasurer's signature must be obtained prior to the recording of the plat with County Clerk.

- Property Management's signature must be obtained prior to Planning Department's signature.
- AGIS DXF File approval required.
- Copy of recorded plat for Planning.

ALL SITE PLANS:

3 copies of the approved site plan. Include all pages.

12. **Project# 1005141**
12DRB-70328 MINOR -
PRELIMINARY/FINAL PLAT
APPROVAL
12DRB-70342 VACATION OF
PRIVATE EASEMENT
- CARTESIAN SURVEYS INC agent(s) for CALVARY
CHAPEL EAST, request(s) the above action(s) for all or a
portion of Tract(s) L-1-A, L-1-B & L-1-C, **PANORAMA
HEIGHTS** zoned O-1, located on INDIAN SCHOOL
BETWEEN EASTRIDGE AND CONSTITUTION
containing approximately 7.677 acre(s). (J-22)[*Deferred
from 10/24/12*]**INDEFINITELY DEFERRED**
13. **Project# 1008192**
12DRB-70331 MINOR -
PRELIMINARY/FINAL PLAT
APPROVAL
12DRB-70343 VACATION OF
PRIVATE EASEMENT 
- JACKS HIGH COUNTRY INC agent(s) for SHAWNEE
M PEDRONCELLI request(s) the above action(s) for all or
a portion of Lot(s) 12, Block(s) 2, **GARDNER
ADDITION** located on 3RD ST NW BETWEEN
FREEMAN AND BELLROSE containing approximately
.1722 acre(s). (G-14) [*Deferred from 10/24/12*]
DEFERRED TO 11/7/12 AT THE AGENT'S REQUEST.
14. Other Matters: None.
ADJOURNED: 10:15

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
October 24, 2012
DRB Comments**

ITEM # 9

PROJECT # 1005141

APPLICATION # 12-70328

RE: Lots L-1-A thru L-1-C, Block 11, Panorama Heights

Vacation of platted easements requires a separate application for vacation (Form V), and payment of associated fees. Certification by a licensed architect or engineer is required to document that the existing buildings comply with the building and zoning codes regarding the proposed property lines.

Jack Cloud, DRB Chairman
924-3880/ jcloud@cabq.gov

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
September 12, 2012
DRB Comments**

ITEM # 10

PROJECT # 1005141

APPLICATION # 12-70280

RE: Tracts L1A & L1B, Panorama Heights Subdivision

Reciprocal access, drainage and parking easements will be needed (this will need to include Tract L1C unless it was on previous plat). Parking calculations are needed to demonstrate that each new lot meets the on-site parking requirements of the Zoning Code.

Jack Cloud, DRB Chairman
924-3880/ jcloud@cabq.gov



COMPLETED 07/27/07 SH
DRB CASE ACTION LOG (FINAL)

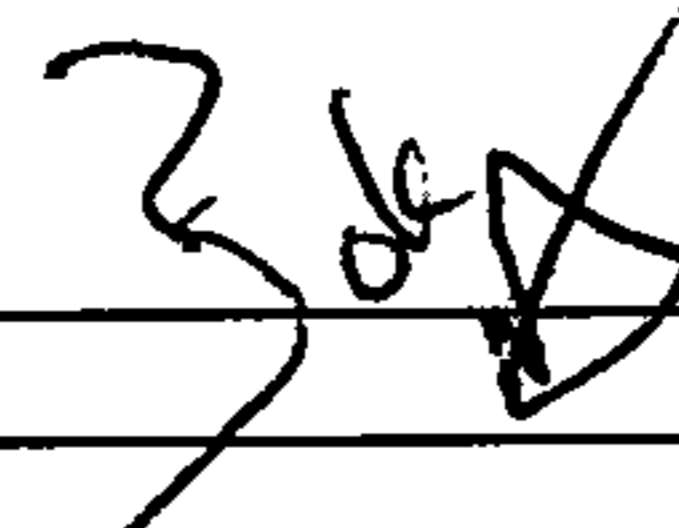
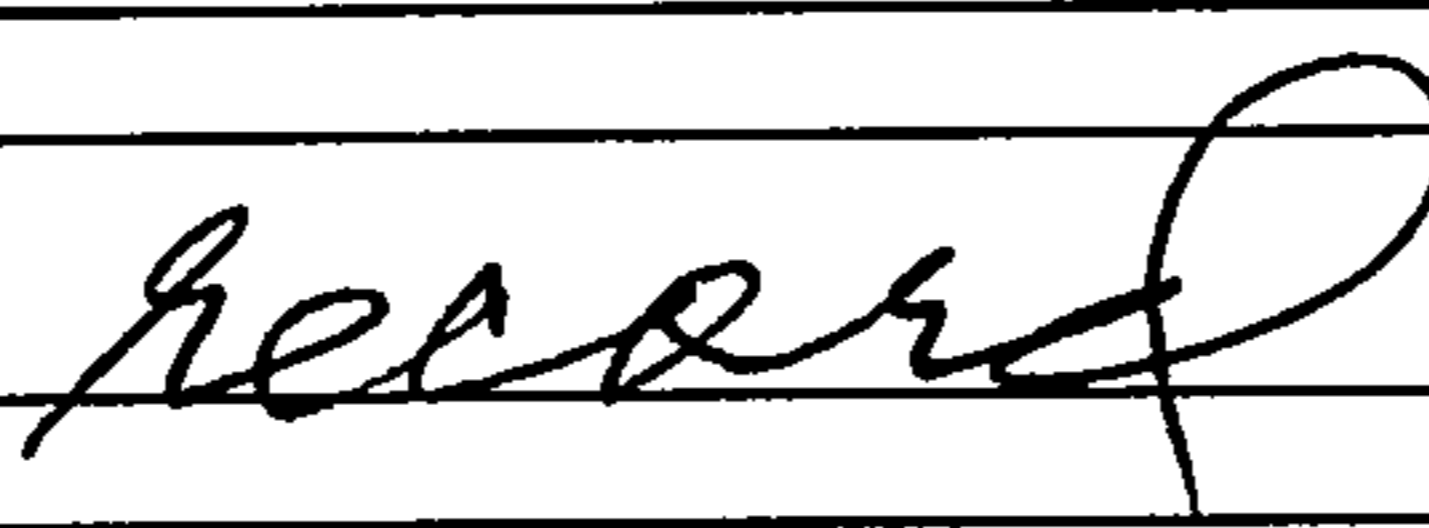
REVISED 9/28/05

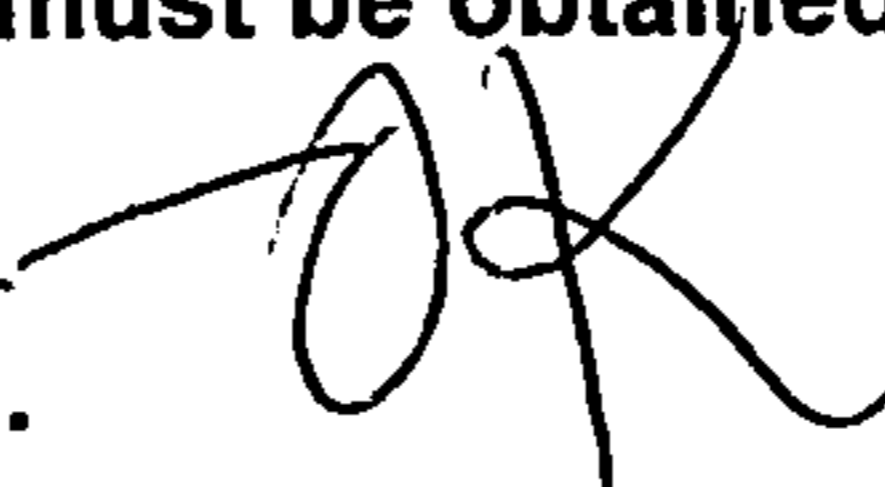
This sheet must accompany your plat or site plan to obtain delegated signatures. Return sheet with site plan/plat once comments are addressed.

DRB Application No.: 07DRB-70037 ~~FP~~
Project Name: PANORAMA HEIGHTS
Agent: ABQ ENGINEERING

Project # 1005141
Phone No.: 255-7802

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 7/11/07 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

- TRANSPORTATION: possible voiding of I.L. striping 
-
-
-
-
- UTILITIES:
-
-
-
-
- CITY ENGINEER / AMAFCA:
-
-
-
- PARKS / CIP:
-
-
-
- PLANNING (Last to sign): 
-
-
-

- Planning must record this plat. Please submit the following items:
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 - Tax certificate from the County Treasurer.
 - Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
 - Tax printout from the County Assessor.
- 3 copies of the approved site plan. Include all pages.
- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.
- Property Management's signature must be obtained prior to Planning Department's signature.
- AGIS DXF File approval required. 
- Copy of recorded plat for Planning.

Project Number 1005141



DRB CASE ACTION LOG (REDACTED) FINAL)

REVISED 9/28/05

This sheet must accompany your plat or site plan to obtain delegated signatures. Return sheet with site plan/plat once comments are addressed.

DRB Application No.: 07DRB-70037 ~~MP~~
Project Name: PANORAMA HEIGHTS
Agent: ABQ ENGINEERING

Project # 1005141
Phone No.: 255-7802

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 7/11/07 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

- TRANSPORTATION: possible voidings of I.L striping
- _____
- _____
- _____
- _____
- UTILITIES: _____
- _____
- _____
- _____
- CITY ENGINEER / AMAFCA: _____
- _____
- _____
- _____
- PARKS / CIP: _____
- _____
- _____
- PLANNING (Last to sign): Record
- _____
- _____
- _____

- Planning must record this plat. Please submit the following items:**
 - The original plat and a mylar copy for the County Clerk.
 - Tax certificate from the County Treasurer.
 - Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
 - Tax printout from the County Assessor.
- 3 copies of the approved site plan. Include all pages.**
- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.**
- Property Management's signature must be obtained prior to Planning Department's signature.**
- AGIS DXF File approval required.**
- Copy of recorded plat for Planning.**

OK

Project Number 1005141

2. **Project# 1006539**
07DRB-70047 BULK LAND
VARIANCE
07DRB-70043 VACATION OF PUBLIC
EASEMENT
07DRB-70045 VACATION OF PUBLIC
RIGHT-OF-WAY
07DRB-70048 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL
07DRB-70046 VACATION OF
PRIVATE EASE.

BOHANNAN HUSTON INC agent(s) for MESA DEL SOL, LLC request(s) the above action(s) for all or a portion of Tract(s) 4-A-1 & 4-B, **MESA DEL SOL (to be known as INNOVATION PARK)** zoned SU-2 PLANNED COMMUNITY, located on I-25 and UNIVERSITY BLVD SE containing approximately 2,270.5622 acre(s). (Q-16, R-15-17, S-14, S-16-17, T-16) **BULK LAND VARIANCE WAS APPROVED. THE VACATION OF PUBLIC EASEMENT, VACATION OF PUBLIC RIGHT-OF-WAY AND VACATION OF THE PRIVATE EASEMENT WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/11/07 AND THE APPROVAL OF THE GRADING PLAN ENGINEERING STAMP DATED 6-8-07, THE PRELIMINARY WAS APPROVED. THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF WAS DELEGATED TO PLANNING FOR A 15 DAY APPEAL PERIOD, FOR AGIS DXF FILE AND TO RECORD.**

3. **Project # 1004075**
06DRB-01537 Major-Vacation of Pub
Right-of-Way
06DRB-01539 Major-Vacation of
Public Easement

BOHANNAN HUSTON INC agent(s) for MESA DEL SOL LLC request(s) the above action(s) for all or a portion of Tract(s) 4A, 4B, 4C and 1 through 15, **MESA DEL SOL**, zoned PLANNED COMMUNITY, located on INTERSTATE 25 SW, between BROADWAY BLVD SW and LOS PICAROS RD SW containing approximately 2,294 acre(s). [REF: 06DRB-00744] [*Deferred from 11/15/06, 12/13/06 & 07/11/07*] (R-16, Q-16, R-15, R-17, S-14, S-16, S-17, T-16. **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

4. **Project# 1000976**
07DRB-70042 MAJOR -
PRELIMINARY PLAT APPROVAL
07DRB-70044 MINOR - TEMP DEFR
SWDK CONST

ABQ ENGINEERING INC. agent(s) for RIVERSIDE WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, **LANDS OF WESTLAND DEVELOPMENT CO.,INC.**, zoned SU-1 FOR PRD, located on ERVIEN LN SW between COORS BLVD SW and UNSER BLVD SW containing approximately 40.85 acre(s).*[Deferred from 07/11/07]* (M-10 & N-10) **DEFERRED AT THE AGENT'S REQUEST TO 07/18/07.**

07DRB-70107 MINOR - SDP FOR
SUBDIVISION

CONSENSUS PLANNING agent(s) for RIVERSIDE WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, **LANDS OF WESTLAND DEVELOPMENT, RIVERSIDE WEST SUBDIVISION** zoned SU-1/PRD, located on ERUIEN LANE SW BETWEEN COORS BLVD SW AND AMOLE ARROYO containing approximately 40.85 acre(s). *[Deferred from 07/11/07]* (M-10) **DEFERRED AT THE AGENT'S REQUEST TO 07/18/07.**

5. **Project# 1005334**
07DRB-70062 VACATION OF PUBLIC
RIGHT-OF-WAY
07DRB-70063 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for THOMAS SCHROEDER request(s) the above action(s) for all or a portion of Lot(s) 1, Block(s) 13, **MESA GRANDE ADDITION**, zoned O-R, located on MESA GRANDE PL SE between GRACELAND ST SE and VALVERDE SE containing approximately .1062 acre(s). (K-17) **THE VACATION OF PUBLIC RIGHT-OF-WAY WAS APPROVED AS SHOWN ON EXHIBIT B. THE PRELIMINARY AND FINAL PLAT WAS APPROVED AND DELEGATED TO PLANNING FOR FINAL SIGN OFF, A 15 DAY APPEAL PERIOD, AND REAL PROPERTY'S SIGNATURE AND TO RECORD THE PLAT.**

6. **Project# 1006549**
07DRB-70061 VACATION OF PUBLIC
EASEMENT

SURVEYS SOUTHWEST LTD agent(s) for
BENCOR, BRUCE WALKOWSKI, request(s) the
above action(s) for all or a portion of Tract(s) Z,
MILLS & BOREN SUBDIVISION, located on
MENAUL BLVD NE between CARLISLE BLVD NE
and SOLANO DR NE. (H-17) **THE VACATION OF
PUBLIC EASEMENT WAS APPROVED AS
SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

7. **Project # 1002371**
07DRB-00577 Major-Vacation of
Public Easements
07DRB-00576 Minor-Prelim&Final Plat
Approval

TIERRA WEST LLC agent(s) for HOFFMANTOWN
WEST CHURCH request(s) the above action(s) for all
or any portion of Tract(s) 1-A-1, Block(s) 15, ALBAN
HILLS (to be known as **HOFFMANTOWN WEST
CHURCH**) zoned SU-1 for R-2 with church related
uses, located on LA ORILLA RD NW between
COORS BLVD NW and the CORRALES DRAIN
containing approximately 17 acre(s). [REF:
02DRB01824, 03DRB02150, 05DRB00560,
03DRB02085, 03DRB02086, 03EPC01285,
07DRB00286] [*Deferred from 5/30/07 & 6/6/07*] (D-
12) **THE VACATION OF PUBLIC EASEMENT WAS
APPROVED AS SHOWN ON EXHIBIT B IN THE
PLANNING FILE. THE PRELIMINARY AND FINAL
PLAT WAS APPROVED WITH FINAL SIGN OFF
DELEGATED TO THE CITY ENGINEER FOR
AMAFCA'S SIGNATURE AND TO PLANNING FOR
A 15 DAY APPEAL PERIOD AND TO RECORD
THE PLAT.**

**SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND
MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)**

**NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED,
THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.**

8. **Project# 1004246**
07DRB-70090 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for PETE AND PEGGY DASKALOS request(s) the above action(s) for all or a portion of Lot(s) 10-A, Tract (s) A, Block(s) 35, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2/IP, located on HOLLY AVE NE BETWEEN SAN PEDRO NE AND LOUISIANA NE containing approximately 5.3279 acre(s). *[Deferred from 07/11/07]* (C-18) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

07DRB-70093 MINOR - SDP FOR
SUBDIVISION

TIERRA WEST LLC agent(s) for KOZANI, LLC request(s) the above action(s) for all or a portion of Lot(s) 10-A, Tract(s) A, Block(s) 35, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 FOR IP USES, located on PASEO DEL NORTE NE BETWEEN SAN PEDRO DR NE AND LOUISIANA BLVD NE containing approximately 5.42 acre(s). *[Deferred from 07/11/07]* (C-18) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

9. **Project# 1004871**
07DRB-70105 MINOR - SDP FOR
BUILDING PERMIT

THOMAS E. ROBSON ARCHITECT agent(s) for ALBUQUERQUE INNKEEPERS, LLC request(s) the above action(s) for all or a portion of Lot(s) 1A, **CAVAN SUNPORT CENTRE**, zoned SU-1 FOR IP, located on YALE BLVD SE BETWEEN ROSS AVE SE AND INTERNATIONAL AVE SE containing approximately 2.9 acre(s). *[Deferred from 07/11/07]* (L-15/16) **DEFERRED AT THE AGENT'S REQUEST TO 07/25/07.**

10. **Project# 1002329**
07DRB-70099 MINOR - SDP FOR
BUILDING PERMIT

RD HABIGER & ASSOCIATES INC. agent(s) for ST
STEPHEN'S UNITED METHODIST CHURCH
request(s) the above action(s) for all or a portion of
Tract(s) SS-1, **ST. STEPHENS UNITED
METHODIST CHURCH**, zoned SU-1 FOR CHURCH
AND RELATED USES, located on JUAN TABO NE
BETWEEN MONTGOMERY NE AND MANITOBA
NE containing approximately 4.5 acre(s). (F-21) **THE
SITE PLAN FOR BUILDING PERMIT WAS
APPROVED WITH FINAL SIGN OFF DELEGATED
TO PLANNING FOR 3 COPIES.**

10 **Project# 1005354**
A. 07DRB-70078 EPC APPROVED SDP
FOR SUBDIVISION

DEKKER/PERICH/SABATINI agent(s) for SAWMILL
VILLAGE LLC request(s) the above action(s) for all or
a portion of Lot(s) B-2-A, **DUKE CITY LUMBER
ADDITION** and Tract(s) 2D, **ARBOLERA DE VIDA**,
zoned S-2/S-1 FOR PRD & MICROBREWERY,
located on BELLAMAH NW BETWEEN ASPEN NW
AND 19TH ST NW containing approximately 9.97
acre(s). [*Deferred from 06/27/07*] [**Carol Toffaleti,
EPC Case Planner**] (J-13) **THE SITE PLAN FOR
BUILDING PERMIT WAS APPROVED WITH FINAL
SIGN OFF DELEGATED TO PLANNING FOR
CAROL TOFFALETI, EPC CASE PLANNER'S
INITIALS AND 3 COPIES.**

07DRB-70071 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

BOHANNAN HUSTON INC agent(s) for SAWMILL
COMMUNITY LAND TRUST request(s) the above
action(s) for all or a portion of Lot(s) B-2-A, **DUKE
CITY LUMBER ADDITION** (to be known as
SAWMILL VILLAGE) zoned SU-2/S-1 FOR PRD &
MICROBREWERY, located on BELLAMAH AVE NW
BETWEEN ASPEN NW AND 19TH ST NW containing
approximately 7.4628 acre(s). [REF: 07DRB-00499,
00500] [*Indef deferred from 06/27/07*] (J-13) **THE
PRELIMINARY PLAT WAS APPROVED. THE
FINAL PLAT WAS INDEFINITELY DEFERRED FOR
THE SIA.**

MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS

11. **Project #1003828**
07DRB-00717 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL
- WILLIAM T CANIGLIA, agent(s) for CANDELARIA VILLAGE COMPANY request(s) the above action(s) for all or a portion of Lot(s) 38, **CANDELARIA VILLAGE**, zoned R-1, located on 12TH ST NW and DON FRANCISCO PL NW containing approximately 0.338 acre(s). [Defer from 06/20/07 & 7/11/07] (G-13) **DEFERRED AT THE AGENT'S REQUEST TO 08/22/07.**
- 07DRB-70094 SIDEWALK VARIANCE
07DRB-70095 SIDEWALK WAIVER
- WILLIAM CANIGLIA agent(s) for CANDELARIA VILLAGE LLC request(s) the above action(s) for all or a portion of Tract(s) A, **CANDELARIA VILLAGE**, zoned R-1, located on 12TH ST NW BETWEEN VALLE LANE NW (G-13) **THE SIDEWALK WAIVER AND THE SIDEWALK VARIANCE WERE APPROVED AS SHOWN IN THE EXHIBIT C IN THE PLANNING FILE.**
12. **Project# 1005251**
07DRB-70091 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for CHARLES OAKS request(s) the above action(s) for all or a portion of Lot(s) 7-12, A, Block(s) 19 & 20, **PARIS ADDITION**, zoned M-2, located on 1ST ST NW BETWEEN MOUNTAIN RD NW AND SUMMER RD NW containing approximately 1.6046 acre(s). [REF: 06DRB-01616] (J-14) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS ACCESS EASEMENT FOR LOTS 12-A AND A-1 AND TO PLANNING FOR DRB APPLICATION NUMBER ON THE VACATION NOTE AND FOR AGIS DXF FILE AND TO RECORD.**

13. **Project# 1005219**
07DRB-70086 VACATION OF
PRIVATE EASEMENT
07DRB-70087 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

WAYJOHN SURVEYING INC agent(s) for DAVID HILLSON request(s) the above action(s) for all or a portion of Tract(s) A-1-A & A-1-B, **WAGGOMAN - DENISON ADDITION**, zoned C-2, located on CENTRAL AVE SE BETWEEN WYOMING BLVD SE AND ZUNI RD SE containing approximately 1.687 acre(s). (K-20) **THE VACATION OF PRIVATE EASEMENT WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD AFTER THE PAPER EASEMENT IS RECORDED.**

14. **Project# 1002017**
07DRB-70092 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

PRECISION SURVEYS INC agent(s) for DAVID & PAMELA MONTOYA request(s) the above action(s) for all or a portion of Tract(s) A, **M-T INVESTMENT NORTH**, zoned SU-2/M-1, IP, IP-EP, located on EDITH BLVD NE BETWEEN ALAMEDA BLVD NE AND ALAMEDA RD NE containing approximately 9.4116 acre(s). *[Defer from 7/11/07]* (C-16) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

15. **Project# 1003359**
07DRB-70089 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

RIO GRANDE SURVEYING CO agent(s) for KASSAM BUSINESS CENTER LLC request(s) the above action(s) for all or a portion of Lot(s) 8,9,10,23,24 & 25, Tract(s) A, Block(s) 26, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2/IP, located on EAGLE ROCK AVE NE BETWEEN SAN PEDRO NE AND LOUISIANA NE containing approximately 6 acre(s). *[Defer from 7/11/07]* (C-18) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

16. **Project# 1005197**
07DRB-70096 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

JACK'S HIGH COUNTRY INC agent(s) for T W INVESTMENT LLC request(s) the above action(s) for all or a portion of Tract(s) 1-A & 2-A, **LANDS OF RAYCO**, zoned SU-2 HC & SU-2 MR, located on BROADWAY SE BETWEEN SAN JOSE SE AND MECHEM SE containing approximately 7.5471 acre(s). [REF: 06ZHE 01466] [Defer from 7/11/07] (M-14) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

17. **Project# 1006596**
07DRB-70106 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

JACK'S HIGH COUNTRY INC agent(s) for MARY FRANCES PADILLA request(s) the above action(s) for all or a portion of Tract(s) M-6, **LANDS OF TEODORA PADILLA**, zoned RA-2, located on RIO GRANDE BLVD NW BETWEEN TEODORO LANE NW AND CANDELARIA RD NW containing approximately 0.5548 acre(s). [Defer from 7/11/07] (F-13) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

18. **Project# 1003105**
07DRB-70104 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for FRED & JAMIE MOSSMAN request(s) the above action(s) for all or a portion of Tract(s) A-2-A & B-1, **THE PLAZA AT PASEO DEL NORTE**, zoned C-2, located on EAGLE RANCH RD NW BETWEEN PARADISE BLVD NW AND IRVING NW containing approximately 13.8983 acre(s). (C-13) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK EASEMENT FOR ADA RAMPS AND TO PLANNING FOR AGIS DXF FILE AND TO RECORD THE PLAT.**

19. **Project# 1000195**
07DRB-70103 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for ASSOC. BUILDERS CONTRACTORS NM CHAPTER request(s) the above action(s) for all or a portion of Tract(s) M-1, **GATEWAY INDUSTRIAL PARK**, zoned SU-1 PLANNED INDUSTRIAL DEVELOPMENT, located on CLAREMONT AVE NE AND BROADWAY BLVD NE containing approximately 2.2412 acre(s). (H-15) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED AS A ADMINISTRATIVE AMENDMENT DIVIDING PROPERTY INTO 2 LOTS.**

20. **Project# 1004361**
07DRB-70097 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

CHESH ENT INC agent(s) request(s) the above action(s) for all or a portion of Lot(s) 1-A-P-1 & 13-A-P-1, **TULANE TOWNHOMES**, zoned R-3, located on TULANE NE BETWEEN COMANCHE NE AND CARLISLE NE containing approximately 0.1464 acre(s). (G-16) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR REAL PROPERTY'S SIGNATURE, AGIS DXF FILE AND TO RECORD THE PLAT.**

21. **Project# 1004715**
07DRB-70098 EXT OF MAJOR
PRELIMINARY PLAT

MARK GOOWWIN & ASSOCIATES agent(s) for JTH. LLC request(s) the above action(s) for all or a portion of Tract(s) 6 & 7, **JUAN TABO HILLS, UNIT 2**, zoned RD, located on JUAN TABO BLVD NE BETWEEN EUBANK BLVD NE AND FOUR HILLS containing approximately 82.9917 acre(s). (M-21/22) **THE ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED. THE CONDITIONS OF FINAL PLAT STILL APPLIES.**

22. **Project# 1005586**
07DRB-70108 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

CARTESIAN SURVEYING INC. agent(s) for DRAGONFLY DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 18, 23-27 & PORTIONS 6-17, Tract(s) A, Block(s) 21, **NORTH ALBUQUERQUE ACRES, UNIT A**, zoned SU-2/O-1, located on PASEO DEL NORTE NE BETWEEN WYOMING BLVD NE AND BARSTOW AVE NE containing approximately 7.7621 acre(s). [Defer from 7/11/07] (D-19) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

CITY OF ALBUQUERQUE



**PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1005141

AGENDA ITEM NO: 25

SUBJECT:

Final Plat

ACTION REQUESTED:

REV/CMT: () APPROVAL: (X) SIGN-OFF: () EXTN: () AMEND: ()

ENGINEERING COMMENTS:

No adverse comments.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

APPROVED ___; DENIED ___; DEFERRED ___; COMMENTS PROVIDED ___; WITHDRAWN ___

DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PRKS) (PLNG)

SIGNED: Bradley L. Bingham
City Engineer / AMAFCA Designee

505-924-3986

DATE: JULY 11, 2007

(J-22/D027)

23. **Project # 1004976**
07DRB-00303 Minor- Final Plat
Approval

FORSTBAUER SURVEYING LLC agent(s) for CALABACILLAS GROUP request(s) the above action(s) for Tract(s) A-1, B-1, C-1, **BLACK ARROYO DAM**, zoned C-2 (SC) located on GOLF COURSE RD NW between WESTSIDE BLVD NW and DRIFTWOOD AVE NW containing approximately 13 acre(s). [REF: 06DRB-00044] [*Deferred from 3/21/07 & Indef def 03/28/07*] (A-12) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD THE PLAT.**

24. **Project # 1003794**
07DRB-00183 Minor- Final Plat
Approval

PETERSON - 98TH CENTRAL LLC request(s) the above action(s) for all or a portion of Tract(s) 1-A, ROW 1, UNIT A, WEST OF WESTLAND (to be known as **VOLCANO POINT SHOPPING CENTER**) zoned SU-2 PCA, located on 98th ST NW, between CENTRAL AVE NW and VOLCANO RD NW containing approximately 5 acre(s). [REF: 06EPC-01587] [**Maggie Gould, EPC Case Planner**] [*Deferred from 2/21/07 & 3/07/ 07 & Indef def from 03/14/07*] (K-9) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO THE CITY ENGINEER FOR RECORDING OF DECLARATION OF EASEMENTS AND TO PLANNING TO RECORD THE PLAT.**

25. ~~**Project# 1005141**~~
07DRB-70037 MINOR - FINAL PLAT
APPROVAL

ABQ ENGINEERING agent(s) for LOUISE ABQ 2005, LLC request(s) the above action(s) for all or a portion of Block(s) 11, Tract(s) L-1, **PANORAMA HEIGHTS**, zoned O-1, located on INDIAN SCHOOL RD NE BETWEEN EASTRIDGE DR NE AND CONSTITUTION AVE NE containing approximately 7.71 acre(s). [*Indef def 06/13/07*] (J-22) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR POSSIBLE VOIDING OF THE INFRASTRUCTURE LIST & STRIPING AND TO PLANNING TO RECORD THE PLAT.**

26. **Project# 1004919**
07DRB-70073 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

WAYJOHN SURVEYING INC agent(s) for DAVID MURPHY request(s) the above action(s) for all or a portion of Tract(s) 127-B, 128-B, 129-B-2, 129-B-1, 131 & 131-A (to be known as **NORTH 2ND STREET BUSINESS CENTER**) zoned M-1, located on 2nd ST NW between MONTANO NW and GRIEGOS NW containing approximately 6.1315 acre(s). *[Deferred from 06/27/07 & 07/11/07]* [REF: 06DRB-00747] (F-15) **DEFERRED AT THE AGENT'S REQUEST TO 07/18/07.**

27. **Project # 1005363**
07DRB-00346 Minor- Final Plat
Approval

TERRAMETRICS OF NEW MEXICO agent(s) for GIL CORDOVA request(s) the above action(s) for all or any portion of the north half of Lot(s) 33, **ALVARADO GARDENS, UNIT 3**, zoned RA-2 located on RIO GRANDE BLVD NW between CANDELARIA RD NW and GRIEGOS RD NW containing approximately 2 acre(s). *[Deferred from 3/28/07 & Indef def from 04/04/07]* (G-12 /13) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF APPROVAL AND TO RECORD THE PLAT.**

28. **Project # 1004932**
06DRB-01654 Minor-Prelim&Final Plat
Approval

PRECISION SURVEYS INC. agent(s) for ALAN M. & LINDA MALOTT request(s) the above action(s) for all or a portion of Block(s) B (to be known as **LOT B-1, MONTE VISTA ADDITION**, zoned O-R, located on CAMPUS BLVD NE and TULANE AVE NE and containing approximately 1 acre(s). *[Indef deferred from 11/29/06]* (K-16) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR THE PLAT TO SHOW 11- FEET OF VACATED RIGHT-OF-WAY AND TO PLANNING FOR REAL PROPERTY'S SIGNATURE, AGIS DXF FILE AND TO RECORD THE PLAT.**

29. **Project # 1004354**
07DRB-00032 Minor- Final Plat
Approval

TIERRA WEST LLC agent(s) for KRANIA LLC request(s) the above action(s) for all or a portion of Lot(s) 27, Block(s) 9, Tract(s) O, ORIGINAL TOWNSITE OF WESTLAND (to be known as **KRANIA**) zoned SU-2 FOR IP, located on 98TH ST NW, between CENTRAL AVE NW and VOLCANO RD NW containing approximately 8 acre(s). [**Carmen Marrone for Petra Morris, EPC Case Planner**]. [*Deferred from 1/24/07 & 1/31/07 & Indef def from 02/07/07*] (K-9) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH NO DELEGATION.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

30. **Project# 1001317**
07DRB-70088 SKETCH PLAT
REVIEW AND COMMENT

PLAZA SURVEYING LLC agent(s) for CHRIS AND ELMA LANDGRAF request(s) the above action(s) for all or a portion of Lot(s) 1 & 2, **RINCON DEL RIO**, zoned RA-2, located on TRELIS NW BETWEEN CAMPBELL RD NW AND ORO VISTA NW containing approximately 1.2342 acre(s). (G-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

31. Approval of the Development Review Board Minutes for June 27, 2007. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR JUNE 27, 2007 WERE APPROVED BY THE BOARD.**

ADJOURNED: 12:10 P.M.

2. **Project # 1004368**
07DRB-00656 Major-SiteDev Plan
BldPermit

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2, request(s) the above action(s) for all or any portion of Tract(s) 4A2, **RENAISSANCE CENTER**, zoned SU-1, IP USES, located on RENAISSANCE BLVD NE between ALEXANDER NE and CULTURE DR NE containing approximately 1 acre(s). (F-16) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS ACCESS AND CROSS PARKING EASEMENTS AND SIDEWALK AND TO PLANNING FOR 3 COPIES OF THE SITE PLAN AND 15 DAY APPEAL PERIOD.**

3. **Project # 1005590**
07DRB-00652 Major-Vacation of
Public Easements
07DRB-00654 Minor-Sketch Plat or
Plan

JEFF MORTENSEN & ASSOCIATES agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the above action(s) for all or any portion of Tract(s) A & B, **SUSIE RAYOS MARMON ELEMENTARY SCHOOL**, zoned R-D located on ILIFF RD NW between 72ND ST NW and 68TH ST NW containing approximately 15 acre(s). [REF: DRB 97-262] (H-10) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE . THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE GIVEN.**

4. **Project # 1003779**
07DRB-00662 Major-Preliminary Plat
Approval
07DRB-00663 Major-Vacation of
Public Right-of-Way
07DRB-00665 Minor-Sidewalk Waiver
07DRB-00666 Minor-Temp Defer
SDWK

LARRY READ & ASSOCIATES agent(s) for ADIL RIZVI request(s) the above action(s) for all or any portion of Lot(s) 17 & 18, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, **KUMAIL SUBDIVISION**, zoned R-D located on OAKLAND AVE NE , between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 06/13/07 AND THE APPROVED GRADING PLAN ENGINEER STAMP DATED 01/3/05 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITIONS OF FINAL PLAT: PROVIDE A 30- FEET RADIUS ON LOT 7-P-1, A SUBDIVISION DESIGN VARIANCE IS NEEDED FOR STREET CROSS SECTION. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED AS SHOWN OF EXHIBIT C.**

5. **Project # 1000072**
07DRB-00664 Major-Vacation of
Public Easements

D R HORTON request(s) the above action(s) for all or any portion of Tract(s) BB & AA, Block(s) 1, **CARMEL SUBDIVISION**, zoned R-D located on CARMELITO LOOP NE between HOLLY AVE NE and CARMEL AVE NE containing approximately 1 acre(s). [REF: 04DRB-00033] (C-18) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE .**

6. **Project # 1002371**
07DRB-00577 Major-Vacation of
Public Easements
07DRB-00576 Minor-Prelim&Final Plat
Approval

TIERRA WEST LLC agent(s) for HOFFMANTOWN WEST CHURCH request(s) the above action(s) for all or any portion of Tract(s) 1-A-1, Block(s) 15, ALBAN HILLS (to be known as **HOFFMANTOWN WEST CHURCH**) zoned SU-1 for R-2 with church related uses, located on LA ORILLA RD NW between COORS BLVD NW and the CORRALES DRAIN containing approximately 17 acre(s). [REF: 02DRB01824, 03DRB02150, 05DRB00560, 03DRB02085, 03DRB02086, 03EPC01285, 07DRB00286] [*Deferred from 5/30/07 & 06/06/07 & 6/13/07*] (D-12) **DEFERRED AT THE AGENT'S REQUEST TO 06/27/07.**

SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

7. **Project# 1004000**
07DRB-70027 MINOR - SDP FOR
BUILDING PERMIT

NCA ARCHITECTS PA agent(s) for NORTH VALLEY SEVENTH DAY ADVENTIST CHURCH request(s) the above action(s) for all or a portion of Tract(s) A-1, **EAGLE RANCH SUBDIVISION, WEST UNIT 2**, zoned SU-1 PDA TO INCLUDE C-3 USES, located on PARADISE BLVD NW BETWEEN EAGLE RANCH NW AND COORS NW containing approximately 3.48 acre(s). [*Indef deferred on 6/13/07*] (C-13) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

8. **Project# 1005317**
07DRB-70036 EPC APPROVED SDP
FOR BUILDING PERMIT

SITES SOUTHWEST agent(s) for CITY OF ALBUQUERQUE WATER UTILITY DEPT., WATER RESOURCES DIVISION request(s) the above action(s) for all or a portion of Tract(s) A, **ACADEMY ACRES SUBDIVISION, UNIT 5**, zoned C-3, located on FOREST HILLS DR. NE BETWEEN PAN AMERICAN HWY. NE AND PRESBYTERIAN HEALTHCARE SERVICES containing approximately 4.73 acre(s). [Carol Toffaleti, EPC Case Planner] (E-17/18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR A COPY OF THE LEASE AGREEMENT AND FUTURE SIDEWALK AND LANDSCAPING PLACEMENT AND TO PLANNING FOR 3 COPIES.**

9. **Project# 1004735**
07DRB-70022 EPC APPROVED SDP
FOR BUILD PERMIT
07DRB-70023 EPC APPROVED SDP
FOR SUBDIVISION

DORMAN & BREEN ARCHITECTS agent(s) for TRAMWAY COMMUNITY CHURCH request(s) the above action(s) for all or a portion of Lot(s) 1-A, **TRAMWAY RIDGE**, zoned SU-1 FOR CHURCH AND RELATED FACILITIES, located on TRAMWAY RIDGE NE BETWEEN MANITOBA NE AND MONTGOMERY BLVD NE containing approximately 3.938 acre(s). [Catalina Lehner, EPC Case Planner] [Deferred from 06/06/07] (F-22) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND DELEGATED TO PLANNING FOR 3 COPIES. THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND DELEGATED TO PLANNING FOR 3 COPIES.**

10. **Project# 1006505**
07DRB-70021 MINOR - SDP FOR
BUILDING PERMIT

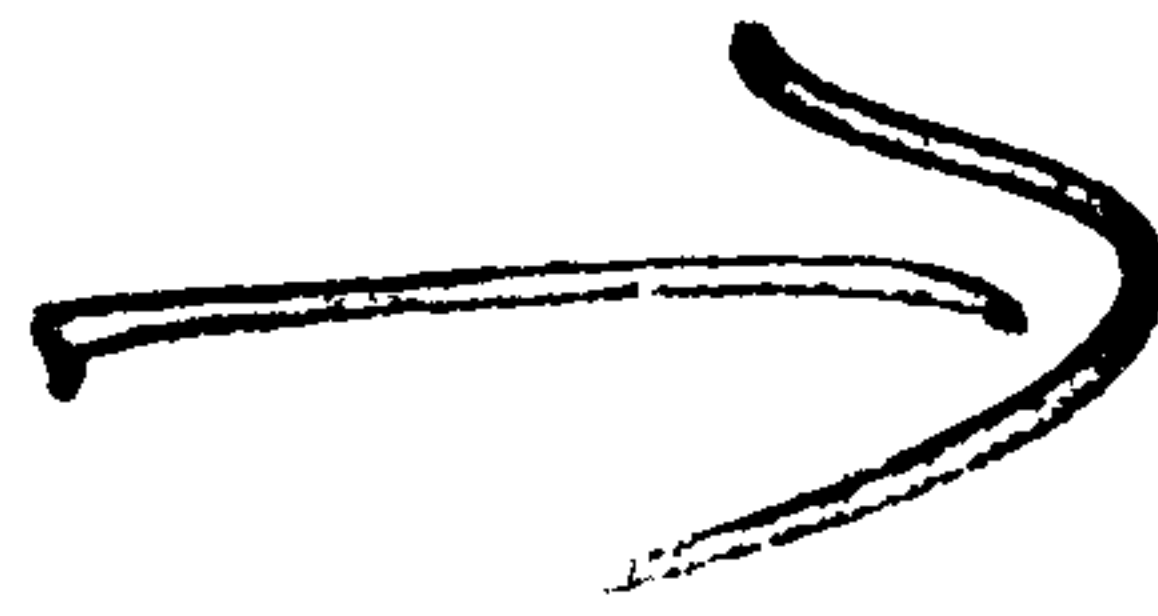
CLAUDIO VIGIL ARCHITECTS agent(s) for EDDIE CORLEY JR & SR LLC request(s) the above action(s) for all or a portion of Lot(s) 17, 18, 19, 20 & a portion 21, Tract(s) A, Block(s) 9, **NORTH ALBUQUERQUE ACRES, UNIT B**, (to be known as **CORLEY'S ALBUQUERQUE**) zoned SU-2 FOR IP USES, located on EAGLE ROCK ROAD NE BETWEEN EAST FRONTAGE ROAD NE AND SAN PEDRO NE containing approximately 3.9 acre(s). [Deferred from 06/06/07 & 6/13/07] (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 06/20/07.**

MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS

11. **Project# 1004871**
07DRB-70028 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for ALBUQUERQUE INN KEEPER, LLC request(s) the above action(s) for all or a portion of Tract(s) 1-A & 2-A, **CAVAN SUNPORT CENTRE**, zoned SU-1 FOR PERMISSIVE O-1, C-2 & IP USES, located on ROSS AVE SE BETWEEN YALE BLVD SE AND INTERNATIONAL AVE SE containing approximately 2.9833 acre(s). [REF: Z-93-122, DRB-94-599] [*Indef deferred from 6/13/07*] (L-16) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**
12. **Project# 1003692**
07DRB-70035 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL
- WILSON AND COMPANY INC agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the above action(s) for all or a portion of Tract(s) A, B, AND C, LANDS OF ALBUQUERQUE PUBLIC SCHOOLS (to be known as **HEIGHTS COMMUNITY CENTER**) zoned SU-2 for O-1, located on BUENA VISTA AVE SE BETWEEN ST. CYR AVE SE AND COAL AVE SE containing approximately 7.916 acre(s)(K-15) [*Deferred from 6/13/07*] **DEFERRED AT THE AGENT'S REQUEST TO 06/20/07.**
13. **Project# 1006518**
07DRB-70039 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL
- GEORGE T. RODRIGUEZ - DEVELOPMENT CONSULTANT agent(s) for COE AND PETERSON, LLC request(s) the above action(s) for all or a portion of Block(s) 6, Tract(s) 1, **DUKE CITY INDUSTRIAL AREA**, zoned C-3, located on RICHMOND DR NE BETWEEN CLAREMONT AVE NE AND LOS ARBOLES AVE NE containing approximately .856 acre(s). (H-16) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH THE FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CLOSURE OF THE DRIVE PADS ON LOS ARBOLES AND DEDICATION ALONG CLAREMONT AND TO PLANNING FOR AMAFCA'S SIGNATURE AND TO RECORD.**

14. ~~Project# 1005141~~
07DRB-70037 MINOR -
PRELIMINARY/ FINAL PLAT
APPROVAL

ABQ ENGINEERING agent(s) for LOUISE ABQ 2005, LLC request(s) the above action(s) for all or a portion of Block(s) 11, Tract(s) L-1, **PANORAMA HEIGHTS**, zoned O-1, located on INDIAN SCHOOL RD NE BETWEEN EASTRIDGE DR NE AND CONSTITUTION AVE NE containing approximately 7.71 acre(s). (J-22) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 06/13/07 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITIONS OF FINAL PLAT APPROVAL: A GRADING AND DRAINAGE PLAN AS REQUIRED AND THE ~~FINAL PLAT WAS~~ INDEFINITELY DEFERRED FOR SIA.**



15. **Project # 1003790**
07DRB-00299 Minor- Final Plat
Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for MCT INDUSTRIES INC request(s) the above action(s) for all or any portion of Tract(s) B, C-1 & C-2, **NORTH GATEWAY**, zoned IP located on BALLOON FIESTA PARKWAY NE between SAN MATEO BLVD NE and I-25 NE containing approximately 23 acre(s). [*Final plat was indef deferred 4/4/07*] (B-18) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CLARIFICATION OF LANGUAGE ON NOTE 8 AND PLANNING FOR AMAFCA'S SIGNATURE AND TO RECORD.**

16. **Project# 1002743**
07DRB-70024 MAJOR - FINAL PLAT
APPROVAL

DAC ENTERPRISES INC agent(s) for HARVEST LAND LLC request(s) the above action(s) for all or any portion of Tract(s) I & J, **LA LUZ DEL OESTE**, zoned SU-1 PRD located on COORS NW between WESTERN TRAILS NW and DELLYNE NW containing approximately 4 acre(s). [*Deferred from 6/06/07*] (F-11) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA'S SIGNATURE AND TO RECORD.**

NO ACTION IS TAKEN ON THESE CASES:
APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

THERE ARE NO SKETCH PLATS THIS WEEK. . . .

17. **Approval of the Development Review Board Minutes for June 6, 2007. THE DEVELOPMENT REVIEW BOARD MINUTES FOR JUNE 6, 2007 WERE APPROVED BY THE BOARD.**

ADJOURNED: 10: 25 A.M.

**CITY OF ALBUQUERQUE
Planning Department
June 13, 2007
DRB Comments**

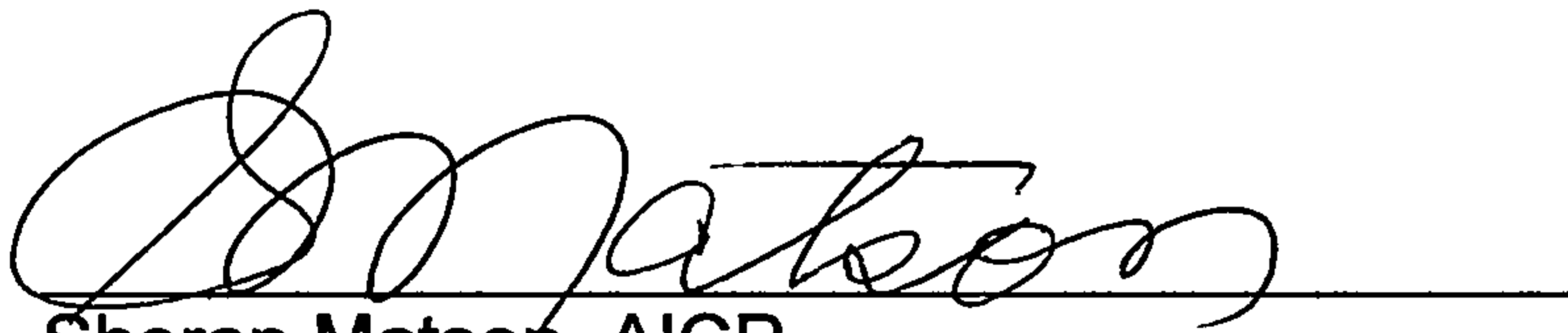
ITEM # 14

PROJECT # 1005141

APPLICATION # 07-70037

RE: Block 11, Tract L-1, Panorama Heights/minor plat

No objection to the requested replat. Planning will record the plat.

A handwritten signature in black ink, appearing to read "S. Matson", is written over a horizontal line.

Sheran Matson, AICP

DRB Chair

924-3880 fax 924-3864 smatson@cabq.gov

CITY OF ALBUQUERQUE



**PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1005141

AGENDA ITEM NO: 14

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

REV/CMT: () APPROVAL: (X) SIGN-OFF: () EXTN: () AMEND: ()

ENGINEERING COMMENTS:

An approved drainage report must be on file prior to ^{Final}~~Preliminary~~ Plat approval.
Cross lot drainage easement required.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION: SIGNED IL FP- INDEF

APPROVED ; DENIED __; DEFERRED ; COMMENTS PROVIDED __; WITHDRAWN __

DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PRKS) (PLNG)

SIGNED: Bradley L. Bingham
City Engineer / AMAFCA Designee

DATE: JUNE 13, 2007

0

#14

5141

**
**
**

DXF Electronic Approval Form

DRB Project Case #: 1005141

Subdivision Name: PANORAMA HEIGHTS TRACTS L1A, L1B & L1C

Surveyor: DAVID VIGIL

Contact Person: FRANCIS PHILLIPS

Contact Information: 877-5469

DXF Received: 6/12/2007

Hard Copy Received: 6/12/2007

Coordinate System: NMSP Grid (NAD 27)


Approved

6-13-2007
Date

* The DXF file cannot be accepted (at this time) for the following reason(s):

AGIS Use Only

Copied fc **5141** to agiscov on **6/13/2007** Contact person notified on **6/13/2007**

Cloud, Jack W.

**
**
**

From: Darby Miera [darby@rba81.com]
Sent: Friday, October 26, 2012 12:15 PM
To: Cloud, Jack W.
Subject: Lots I-1-A thru L-1-C, Block 11, Panorama Heights

Mr Cloud,

Rick Bennett Architects has been asked to look into Project #1005141 and Application #12-70328 to certify if the existing buildings complies with the building and zoning codes regarding the new/proposed property line between the existing building.

Will a letter certifying that the existing buildings meets the building and zoning codes and what needs to be done to the existing building to make them two separate buildings or do we need drawings detailing a new two hour fire separation wall located in line with the new/proposed property line along with building code data and zoning code data?

The owners understand that new drawings for the new two hour fire separation wall and modifications to the existing fire sprinkler system and utility's to separate the two building will be required for building permit after DRB approval.

Thank you for any help you can give us so we can move this project along.

Darby Miera

--

Darby Miera
Project Designer / Manager
RBA - Architecture Planning Design

1104 Park Ave. SE
Albuquerque, NM 87102
P: 505-242-1859
F: 505-242-6630
Direct: 505-924-7194

darby@rba81.com

11/14/2012



Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
 - Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): Cartesian Surveys Inc PHONE: 896-3050
 ADDRESS: PO Box 44414 FAX: 891-0244
 CITY: Rio Rancho STATE NM ZIP 87174 E-MAIL: wplotnerjr@aol.com

APPLICANT: Calvary Chapel East, Inc PHONE: _____
 ADDRESS: 12820 Indian School Rd NE FAX: _____
 CITY: Albuquerque STATE NM ZIP 87112 E-MAIL: _____

Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: VACATION OF PRIVATE EASEMENT

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. Lot L-1-B-1 AND L-1-A-1 Block: 11 Unit: _____
 Subdiv/Addn/TBKA: Panorama Heights
 Existing Zoning: _____ Proposed zoning: _____ MRGCD Map No _____
 Zone Atlas page(s): J-22 UPC Code: 102205837732710167, 1022058399302
102205840927010169 10168

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): 1005141

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 3 No. of proposed lots: 2 Total site area (acres): 7.7677
 LOCATION OF PROPERTY BY STREETS: On or Near: Constitution / Indian School Rd.
 Between: TRAMWAY and Juan Tabo

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: 10/24/12

SIGNATURE Will Plotner DATE 10/24/12
 (Print Name) Will Plotner JR Applicant: Agent:

FOR OFFICIAL USE ONLY

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Revised: 4/2012

Application case numbers	Action	S.F.	Fees
<u>12-DRB-70342</u>	<u>VPE</u>		<u>\$ 45.00</u>
	<u>CMF</u>		<u>\$ 20.00</u>
			\$ _____
			\$ _____
			\$ _____
			\$ _____
			\$ _____
			Total
			<u>\$ 65.00</u>

Hearing date 10/31/12

10-24-12
 Staff signature & Date

Project # 1005141

FORM V: SUBDIVISION VARIANCES & VACATIONS

BULK LAND VARIANCE (DRB04)

(PUBLIC HEARING CASE) 24 copies

- Application for Minor Plat on FORM S-3, including those submittal requirements.
- Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all improvements to be waived.
- Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

VACATION OF PUBLIC EASEMENT (DRB27)

VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) 24 copies. (Not required for City owned public right-of-way.)
- Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") 24 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

SIDEWALK VARIANCE (DRB20)

SIDEWALK WAIVER (DRB21)

- Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the variance or waiver
- List any original and/or related file numbers on the cover application

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)

- Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") 24 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the variance
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.

TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)

EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)

- Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the deferral or extension
- List any original and/or related file numbers on the cover application

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

VACATION OF PRIVATE EASEMENT (DRB26)

VACATION OF RECORDED PLAT (DRB29)

- The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") 6 copies
- Scale drawing showing the easement to be vacated (8.5" by 11") 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter/documents briefly describing, explaining, and justifying the vacation 6 copies
- Letter of authorization from the grantors and the beneficiaries (private easement only)
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Already Submitted

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Wm Platt
Applicant name (print)

[Signature]
Applicant signature / date



Form revised 4/07

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
12 - DRB 70342

[Signature] 10-24-12
Planner signature / date
Project # 1005141



Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
- Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102.

Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): Cartesian Surveys Inc PHONE: 896-3050
 ADDRESS: PO Box 44414 FAX: 891-0244
 CITY: Rio Rancho STATE NM ZIP 87174 E-MAIL: wplotnerjr@aol.com

APPLICANT: Calvary Chapel East, Inc PHONE: _____
 ADDRESS: 12820 Indian School Rd NE FAX: _____
 CITY: Albuquerque STATE NM ZIP 87112 E-MAIL: _____

Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: VACATION OF PRIVATE EASEMENT

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. Lot L-1-B-1 AND L-1-A-1 Block: B-11 Unit: _____
 Subdiv/Addn/TBKA: Panorama Heights
 Existing Zoning: _____ Proposed zoning: _____ MRGCD Map No _____
 Zone Atlas page(s): J-22 UPC Code: 102205837732710167, 1022058399302
102205840927010169 10168

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z, V, S, etc.):
1005141

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 3 No. of proposed lots: 2 Total site area (acres): 7.7677
 LOCATION OF PROPERTY BY STREETS: On or Near: Constitution / Indian School Rd.
 Between: TRAMWAY and Juan Tabo

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: 10/24/12

SIGNATURE Will Plotner DATE 10/24/12

(Print Name) Will Plotner JR Applicant: Agent:

FOR OFFICIAL USE ONLY

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers
12-URB-70342

Hearing date 10/31/12

10-24-12
 Staff signature & Date

Project # 1005141

Revised: 4/2012

Action	S.F.	Fees
<u>VPE</u>	—	\$ <u>45.00</u>
<u>CMF</u>	—	\$ <u>20.00</u>
—	—	\$ _____
—	—	\$ _____
—	—	\$ _____
—	—	\$ _____
Total		\$ <u>65.00</u>

BULK LAND VARIANCE (DRB04)

(PUBLIC HEARING CASE)

24 copies

- Application for Minor Plat on FORM S-3, including those submittal requirements.
- Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all improvements to be waived.
- Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

VACATION OF PUBLIC EASEMENT (DRB27)

VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) 24 copies. (Not required for City owned public right-of-way.)
- Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") 24 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
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SIDEWALK WAIVER (DRB21)

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EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)

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VACATION OF PRIVATE EASEMENT (DRB26)

VACATION OF RECORDED PLAT (DRB29)

- The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") 6 copies
- Scale drawing showing the easement to be vacated (8.5" by 11") 6 copies
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- Letter/documents briefly describing, explaining, and justifying the vacation 6 copies
- Letter of authorization from the grantors and the beneficiaries (private easement only)
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

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I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Wm Platt
 Applicant name (print)
 Applicant signature / date



Form revised 4/07

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
12 - DRB 70342

[Signature] 10-24-12
 Planner signature / date
 Project # 1005141

Gary Cowan
Calvary Chapel East
12820 Indian School Rd NE
Albuquerque, NM 87112

City of Albuquerque
Development Review Board
600 Second NW.
Albuquerque, NM 87102

RE: Letter of Authorization to Vacate Private Easements

To Whom it may concern,

I, Gary Cowan, President of Calvary Chapel East, Inc. owner of the property shown on the proposed replat attached herein; also being the beneficiary and burdening property owner of an existing 10' private drainage easement. And, the burdening property owner of an existing 15' gas easement, do hereby give Cartesian Surveys Inc., authorization to vacate all of the drainage easement and a portion of the gas easement as shown on the attached proposed plat.

Thank You,


Gary Cowan

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

October 24, 2012

Development Review Board
City of Albuquerque

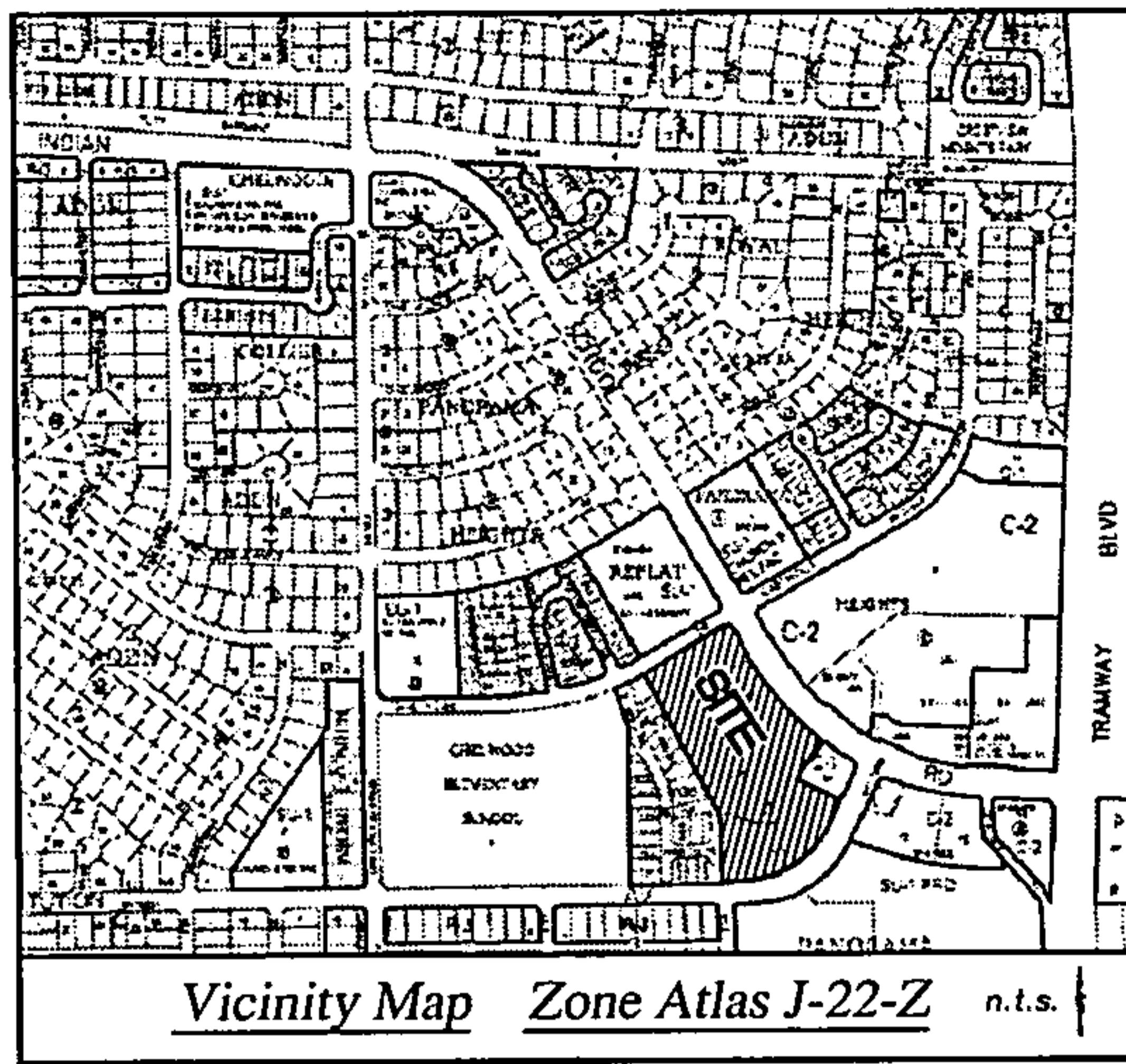
Re: Proposed Tract L-1-A-1 and L-1-B-1, Panorama Heights

Members of the Board:

Cartesian Surveys is acting as an agent for the owner and requests to vacate a 10' private drainage easement and a portion of a 15' gas easement as shown on the proposed replat.

Thank you for your time and consideration.

Will Plotner Jr., NMLS 14271



Indexing Information

Section 15, Township 10 North, Range 4 East, N.M.P.M.
 Subdivision: Panorama Heights
 Owner: Calvary Chapel East, a New Mexico Non-Profit Corporation
 UPC #102205837732710167 (Tract L-1-A)
 UPC #102205839930210168 (Tract L-1-B)
 UPC #102205840927010169 (Tract L-1-C)

Purpose of Plat

- SUBDIVIDE AS SHOWN HEREON.
- GRANT EASEMENTS AS SHOWN HEREON AS [8] & [9].
- VACATE A PORTION OF A GAS EASEMENT AS SHOWN ON SHEET 3 AS [11] AND VACATE THE PRIVATE DRAINAGE EASEMENT AS SHOWN ON SHEET 2 AS [12].

Plat for
Tracts L-1-A-1 and L-1-B-1
Block 11, Panorama Heights
 Being Comprised of Tracts L-1-A
 L-1-B & L-1-C, Panorama Heights
 City of Albuquerque
 Bernalillo County, New Mexico
 October 2012

Subdivision Data

GROSS ACREAGE. 7.7677 ACRES
 ZONE ATLAS PAGE NO. J-22-Z
 NUMBER OF EXISTING LOTS. 3
 NUMBER OF LOTS CREATED. 2
 MILES OF FULL WIDTH STREETS. 0.0 MILES
 MILES OF HALF WIDTH STREETS. 0.00
 RIGHT-OF-WAY DEDICATION TO THE CITY OF ALBUQUERQUE. 0.0 ACRES
 DATE OF SURVEY. MARCH 2012, SEPTEMBER 2012

Legal Description

TRACTS LETTERED L-1-A, L-1-B AND "L-1-C" IN BLOCK NUMBERED ELEVEN (11) OF PANORAMA HEIGHTS, (FORMERLY TRACT L-1, BLOCK 11, PANORAMA HEIGHTS), ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE REPLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON JULY 27, 2007, IN PLAT BOOK 2007C, PAGE 201, AS DOC. NO. 2007108801.

BEING MORE PARTICULARLY DESCRIBED TOGETHER BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT L-1-B, BEING THE POINT OF BEGINNING, AND MARKED WITH A BATHEY MARKER WITH CAP "LS 14271", WHENCE A TIE TO THE ACS MONUMENT "1-J23A", BEARS N 89°11'47" E, A DISTANCE OF 959.45 FEET;

THENCE, FROM SAID POINT OF BEGINNING, S 37°06'01" W, A DISTANCE OF 137.36 FEET, TO A POINT, BEING MARKED WITH A BATHEY MARKER WITH CAP "LS 14271";

THENCE, S 14°19'37" W, A DISTANCE OF 33.57 FEET, BEING MARKED WITH A BATHEY MARKER WITH CAP "LS 14271";

THENCE, S 63°52'28" E, A DISTANCE OF 168.17 FEET, TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY OF CONSTITUTION AVENUE, NE, BEING MARKED WITH A 1/2 INCH REBAR WITH CAP "LS 10464";

THENCE, COINCIDING SAID WESTERLY RIGHT-OF-WAY THE FOLLOWING 3 COURSES:

S 26°08'05" W, A DISTANCE OF 107.48 FEET, MARKED WITH A 1/2 INCH REBAR WITH CAP "LS 10464";

ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 347.65, AN ARC LENGTH OF 384.04 FEET, A DELTA OF 63°17'36", AND A CHORD OF S 57°46'53" W, A DISTANCE OF 364.81 FEET, MARKED WITH A 1/2 INCH REBAR WITH CAP "LS 10464";

S 83°45'36" W, A DISTANCE OF 70.31 FEET, MARKED WITH A BATHEY MARKER "LS 14271", TO THE SOUTHWEST CORNER OF THE HEREIN TRACT;

THENCE, LEAVING SAID RIGHT-OF-WAY, N 01°28'59" W, A DISTANCE OF 244.95 FEET, MARKED WITH A 1/2" REBAR;

THENCE, N 28°12'09" W, A DISTANCE OF 585.78 FEET, TO A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY OF EASTRIDGE DRIVE, NW, MARKED WITH A BATHEY MARKER "LS 14271";

THENCE, COINCIDING SAID SOUTHEASTERLY RIGHT-OF-WAY, THE FOLLOWING TWO COURSES:

ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1153.45, AN ARC LENGTH OF 44.37 FEET, A DELTA OF 02°12'14", AND A CHORD OF N 60°43'17" E, A DISTANCE OF 44.36, MARKED WITH A 1/2 INCH REBAR;

N 59°37'10" E, A DISTANCE OF 299.39, MARKED WITH A 1/2 REBAR WITH CAP "LS 4078";

THENCE, ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00, AN ARC LENGTH OF 39.22 FEET, A DELTA OF 89°52'55", AND CHORD OF S 75°26'23" E, A DISTANCE OF 35.32 FEET, TO A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY OF INDIAN SCHOOL DRIVE NE, MARKED WITH A 1/2 REBAR WITH CAP "LS 4078";

THENCE, COINCIDING SAID RIGHT-OF-WAY, THE FOLLOWING THREE COURSES:

S 30°29'55" E, A DISTANCE OF 29.09 FEET, MARKED WITH A 1/2 REBAR WITH CAP "LS 4078";

S 24°39'35" E, A DISTANCE OF 100.50 FEET, MARKED WITH A 1/2 REBAR WITH CAP "LS 10464";

ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1007.93, AN ARC LENGTH OF 396.05 FEET, A DELTA OF 22°30'48" AND A CHORD OF S 41°37'18" E, A DISTANCE OF 393.50 FEET, TO THE POINT OF BEGINNING, CONTAINING 7.7677 ACRES (338,361 SQ. FT.) MORE OR LESS.

Approved and Accepted by:

APPROVAL AND CONDITIONAL ACCEPTANCE AS SPECIFIED BY THE ALBUQUERQUE SUBDIVISION ORDINANCE, CHAPTER 14 ARTICLE 14 OF THE REVISED ORDINANCES OF ALBUQUERQUE, NEW MEXICO, 1994.

Project Number _____

Application Number _____

Plat approvals:

PNM Electric Services _____ Date _____

New Mexico Gas Company _____ Date _____

Qwest Corporation d/b/a CenturyLink QC _____ Date _____

Comcast _____ Date _____

City approvals:

City Surveyor _____ Date _____

Traffic Engineer _____ Date _____

ABCWJA _____ Date _____

Parks and Recreation Department _____ Date _____

AMAFCA _____ Date _____

City Engineer _____ Date _____

DRB Chairperson, Planning Department _____ Date _____

Surveyor's Certificate

"I, WILL PLOTNER JR., 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, THE UTILITY COMPANIES OR OTHER INTERESTED PARTIES 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 IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF."

WILL PLOTNER JR. _____ DATE _____
 N.M.R.P.S. No. 14271

CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 898-3050 Fax (505) 891-0244



Notes

- FIELD SURVEY PERFORMED IN MARCH 2012 AND SUPPLEMENTAL DATA GATHERED IN SEPTEMBER 2012.
- ALL DISTANCES ARE GROUND DISTANCES: U.S. SURVEY FOOT.
- THE BASIS OF BEARINGS REFERENCES NEW MEXICO STATE PLANE COORDINATES (NAD 83-GRID).
- LOT LINES BEING ELIMINATED BY PLAT ARE SHOWN AS THUS.

Documents

- TITLE COMMITMENT PROVIDED BY STEWART TITLE, FILE NO. 12030516, EFFECTIVE DATE 3/22/12.
- PLAT OF PANORAMA HEIGHTS FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO, ON APRIL 10, 1985, BOOK C26 PAGE 185.
- PLAT OF PANORAMA HEIGHTS FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO, ON JULY 27, 2007, BOOK 2007C, PAGE 201.
- PLAT FOR CHELWOOD HILLS SUBDIVISION FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON AUGUST 25, 2006, IN BOOK 2006C, PAGE 259.

Free Consent

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 NEW EASEMENTS SHOWN HEREON AS [8] & [9] INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, INSPECT, MAINTAIN FACILITIES THEREIN 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. SAID OWNER(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

GARY COWAN, PRESIDENT,
 CALVARY CHAPEL EAST, INC.

DATE

Acknowledgment

STATE OF NEW MEXICO }
 COUNTY OF } SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____

BY: GARY COWAN, PRESIDENT, CALVARY CHAPEL EAST, INC.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

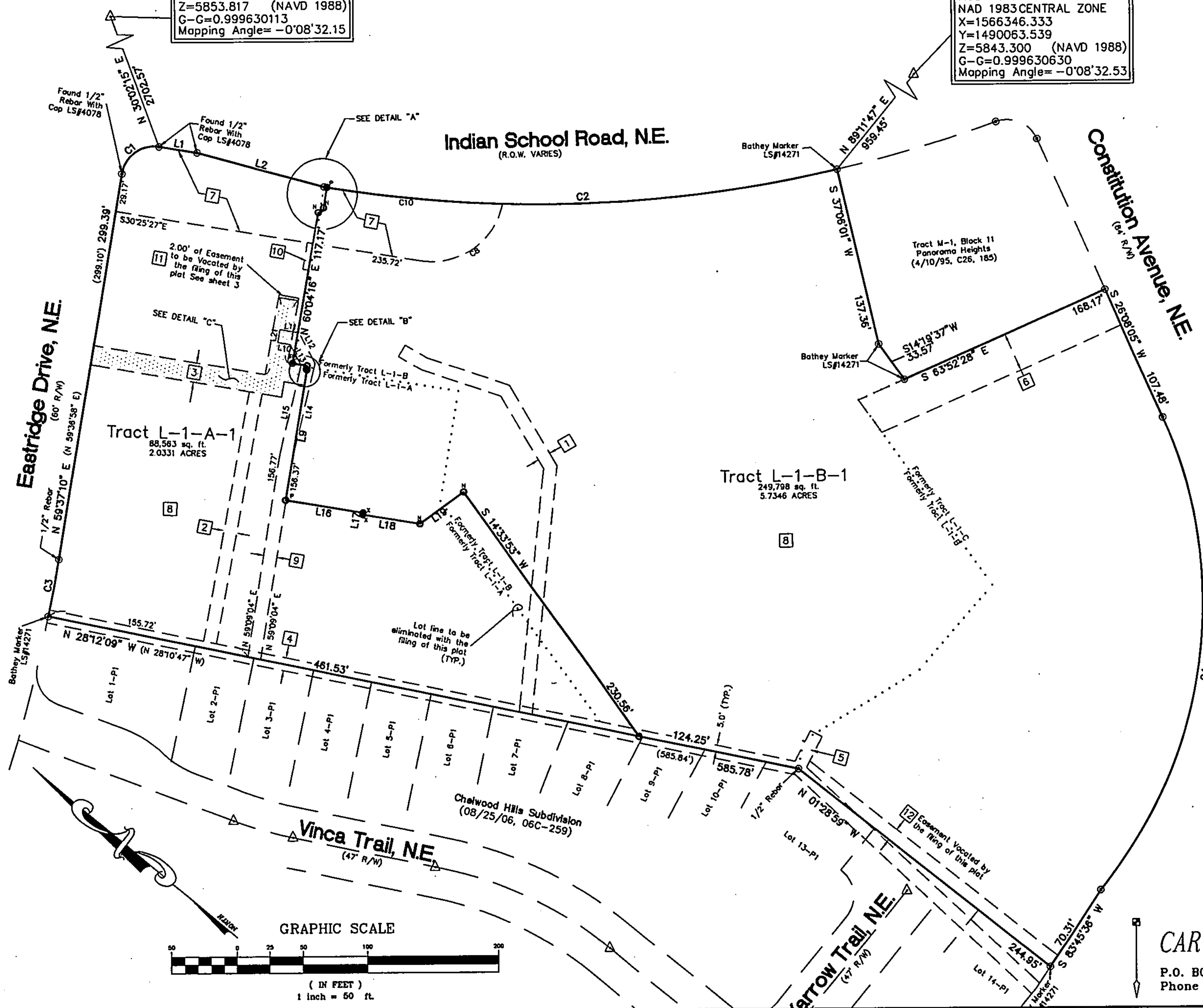
**Plat for
Tracts L-1-A-1 and L-1-B-1
Block 11, Panorama Heights
Being Comprised of Tracts L-1-A
L-1-B & L-1-C, Panorama Heights
City of Albuquerque
Bernalillo County, New Mexico
October 2012**

Legend

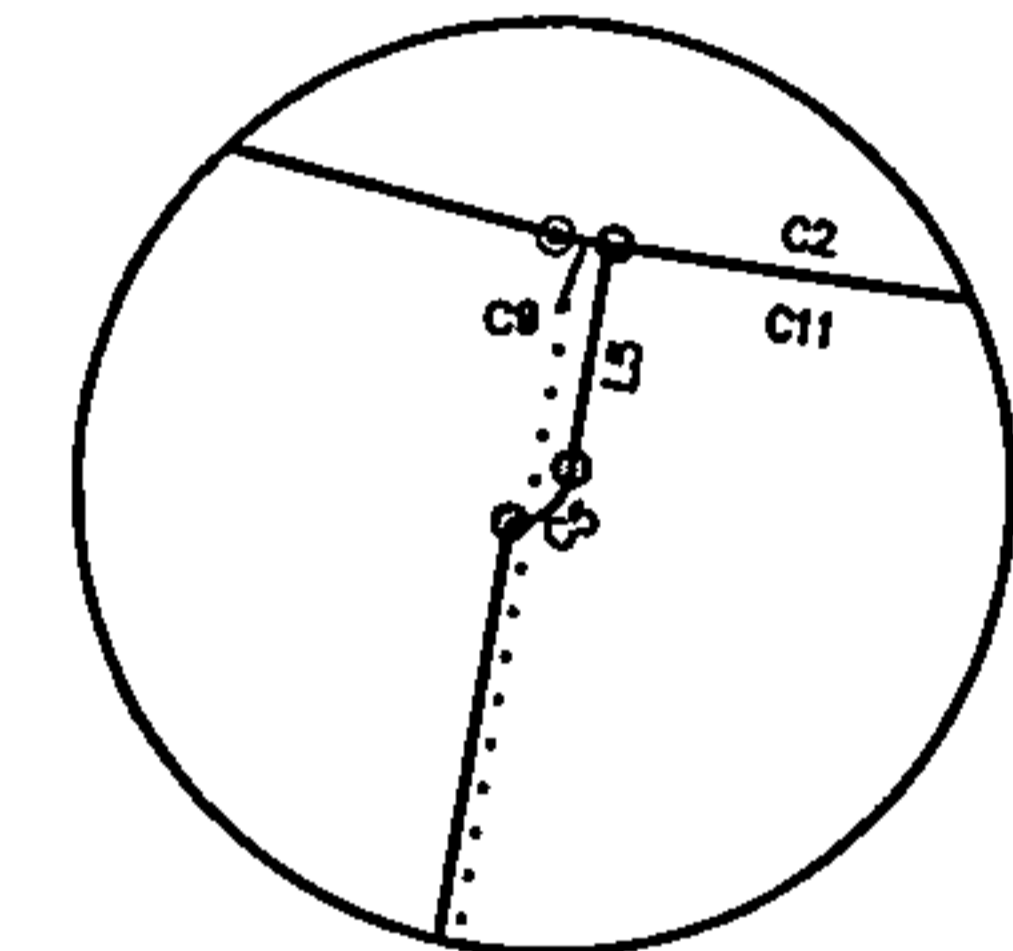
N 90°00'00" E	MEASURED BEARING AND DISTANCES
(N 90°00'00" E)	RECORD BEARINGS AND DISTANCES (7/27/07, 2007C-201)
⊙	FOUND REBAR W/CAP LS#10484 UNLESS OTHERWISE NOTED
○	SET BATHEY MARKER "LS 14271"
○ ^H	SET NAIL WITH TAG "LS 14271"
○ ^P	SET PK NAIL WITH TAG "LS 14271"
○ ^X	SET CHISELED X
△	FOUND CENTERLINE MONUMENT UNLESS OTHERWISE NOTED

ACS Monument "2-H23
NAD 1983 CENTRAL ZONE
X=1566421.704
Y=1492799.178
Z=5853.817 (NAVD 1988)
G-G=0.999630113
Mapping Angle=-0°08'32.15

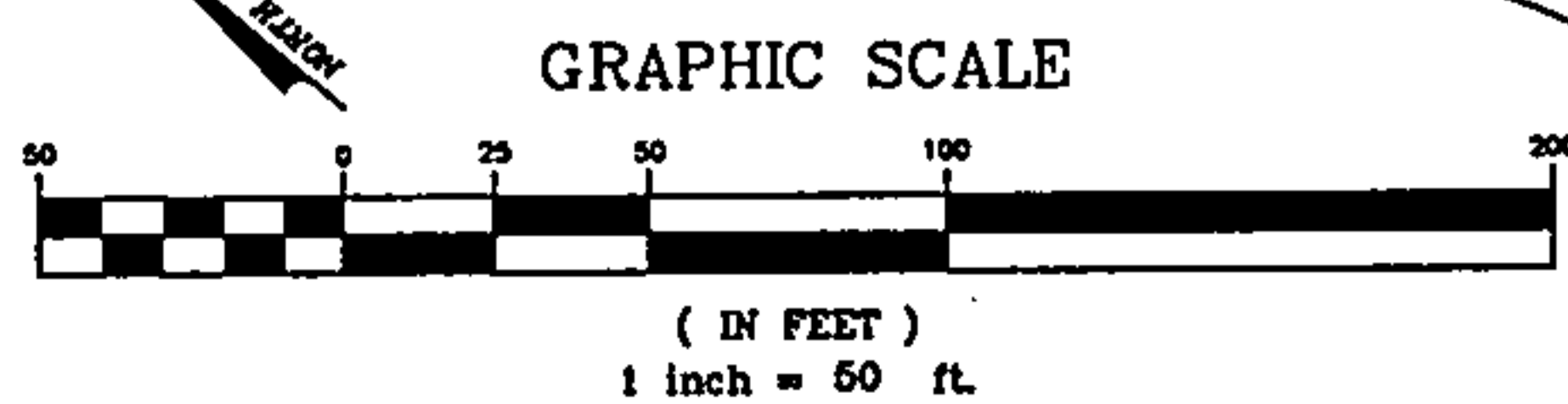
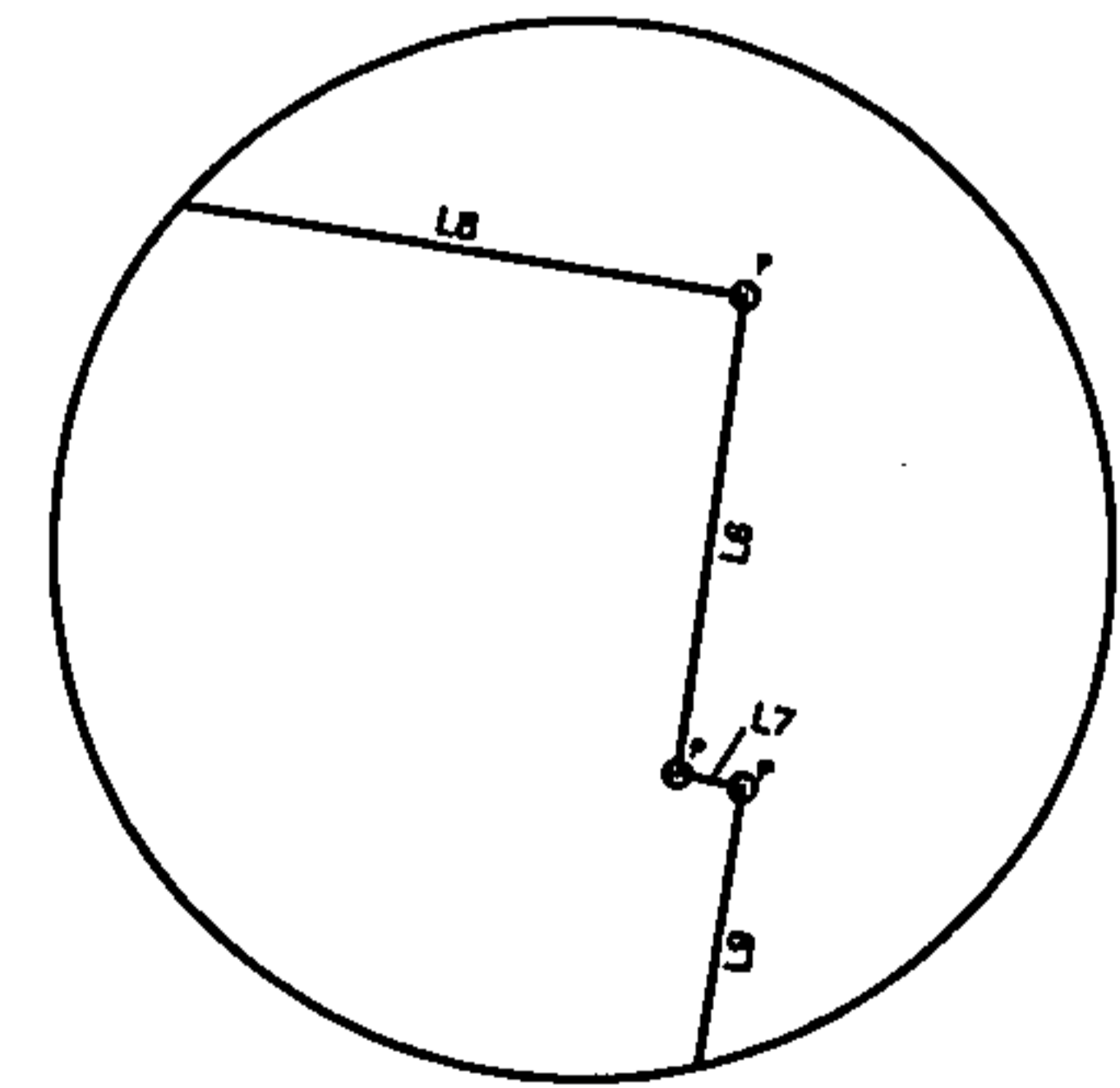
ACS Monument "1-J23A
NAD 1983 CENTRAL ZONE
X=1566346.333
Y=1490063.539
Z=5843.300 (NAVD 1988)
G-G=0.999630630
Mapping Angle=-0°08'32.53



Detail "A"



Detail "B"



CARTESIAN SURVEYS INC.
P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244

**Plat for
Tracts L-1-A-1 and L-1-B-1
Block 11, Panorama Heights
Being Comprised of Tracts L-1-A
L-1-B & L-1-C, Panorama Heights
City of Albuquerque
Bernalillo County, New Mexico
October 2012**

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C1	39.22' (39.27')	25.00 (25.00')	89°52'55"	35.32'	N75°26'23"W
C2	396.05' (396.08')	1007.93 (1007.94')	22°30'48"	393.50'	S41°37'18"E
C3	44.37' (44.37')	1153.45 (1153.45')	2°12'14"	44.36'	N60°43'17"E
C4	384.04' (384.13')	347.65 (347.65')	63°17'36"	364.81'	N57°46'53"E
C5	6.24'	3.93	91°05'08"	5.60'	S80°59'56"E
C8	85.04'	55.68	87°30'55"	77.01'	S74°15'07"E
C9	2.15'	1007.93	0°07'19"	2.15'	S30°25'34"E
C10	135.48'	1007.93	7°42'05"	135.38'	S34°20'16"E

LINE TABLE		
LINE	LENGTH	BEARING
L1	29.09' (29.09')	S 30°29'55" E (S 30°23'02" E)
L2	100.50' (100.50')	S 24°39'35" E (S 24°40'22" E)
L4	59.64'	S 61°52'20" W
L5	15.74'	S 59°38'49" W
L6	3.05'	N 58°28'20" E
L7	0.42'	N 27°40'17" W
L8	11.19'	N 30°20'40" W
L9	101.42'	N 59°31'38" E
L10	9.59'	N 30°02'08" W
L11	14.56'	N 30°02'08" W
L12	26.44'	N 22°51'58" E
L13	17.75'	N 22°51'58" E
L14	74.24'	N 63°37'41" E
L15	70.92'	N 63°37'41" E
L16	60.47'	N 30°31'20" W
L17	1.42'	S 59°23'15" W
L18	43.82'	N 30°31'20" W
L19	41.54'	N 75°29'00" W
L21	10.00'	N 60°00'03" E
L22	147.94'	N 30°00'00" W
L23	15.00'	N 60°00'00" E
L24	132.94'	S 30°00'00" E
L25	60.00'	N 60°00'00" E
L26	15.00'	S 30°00'00" E
L27	48.00'	S 60°00'00" W
L28	15.78'	S 30°00'00" E
L29	15.00'	S 60°00'00" W
L30	15.78'	N 30°00'00" W
L31	12.00'	S 60°00'00" W

Utility Easements:

EASEMENTS GRANTED AS [9] SHOWN ON THIS PLAT ARE GRANTED FOR:

A. QWEST CORP. D/B/A CENTURYLINK QC FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.

INCLUDED, IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, REPLACE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENTS, WITH THE RIGHT AND PRIVILEGE OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF GRANTOR FOR THE PURPOSES SET FORTH HEREIN AND WITH THE RIGHT TO UTILIZE THE RIGHT OF WAY AND EASEMENT TO EXTEND SERVICES TO CUSTOMERS OF GRANTEE, 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.

DISCLAIMER

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM) AND NEW MEXICO GAS COMPANY (NMGC) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM AND NMGC DO NOT WAIVE OR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT.

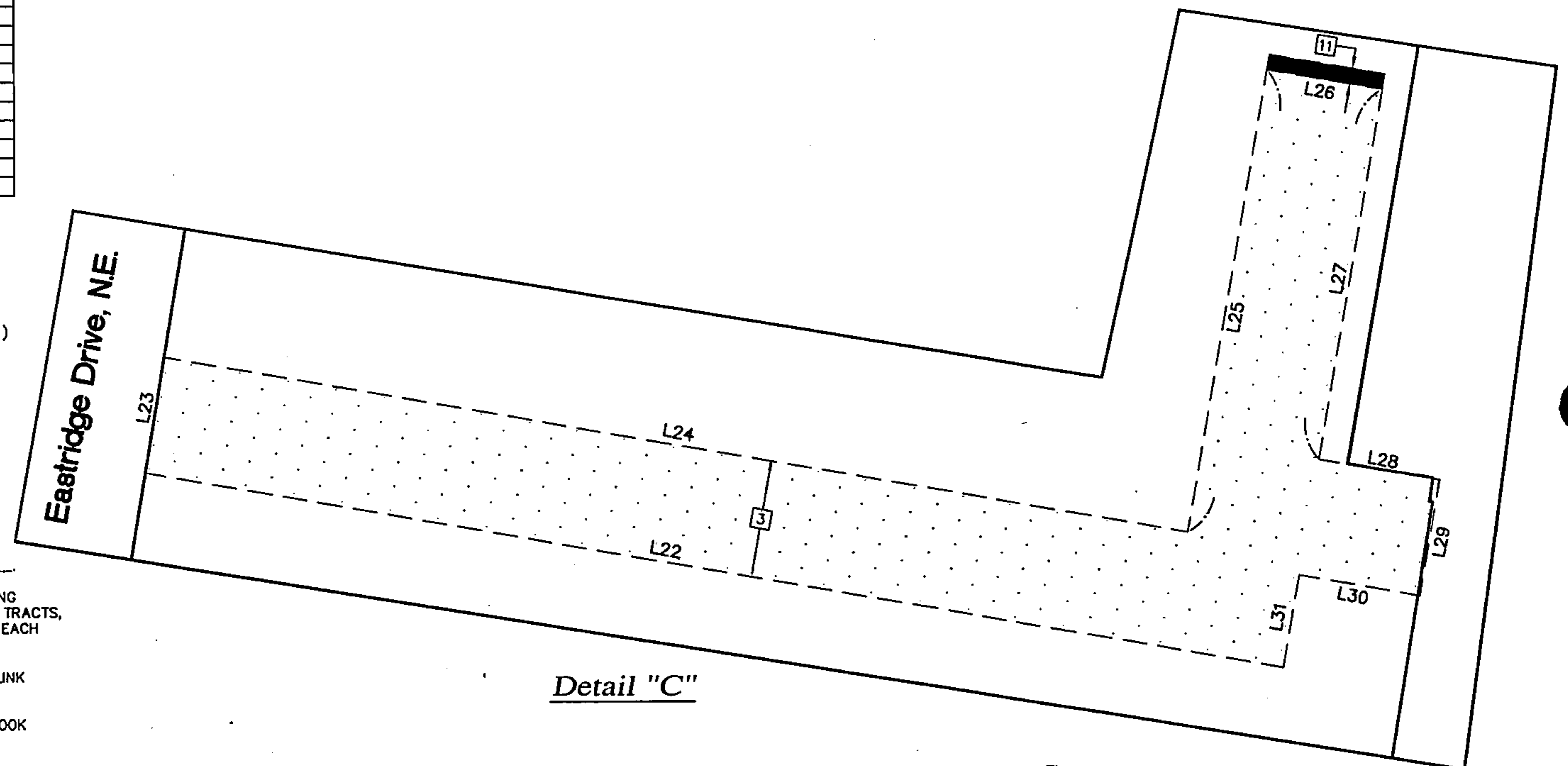
Solar Collection Note

PER SECTION 14-14-4-7 OF THE SUBDIVISION ORDINANCE:

NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BUILDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT, THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT.

Easement Notes

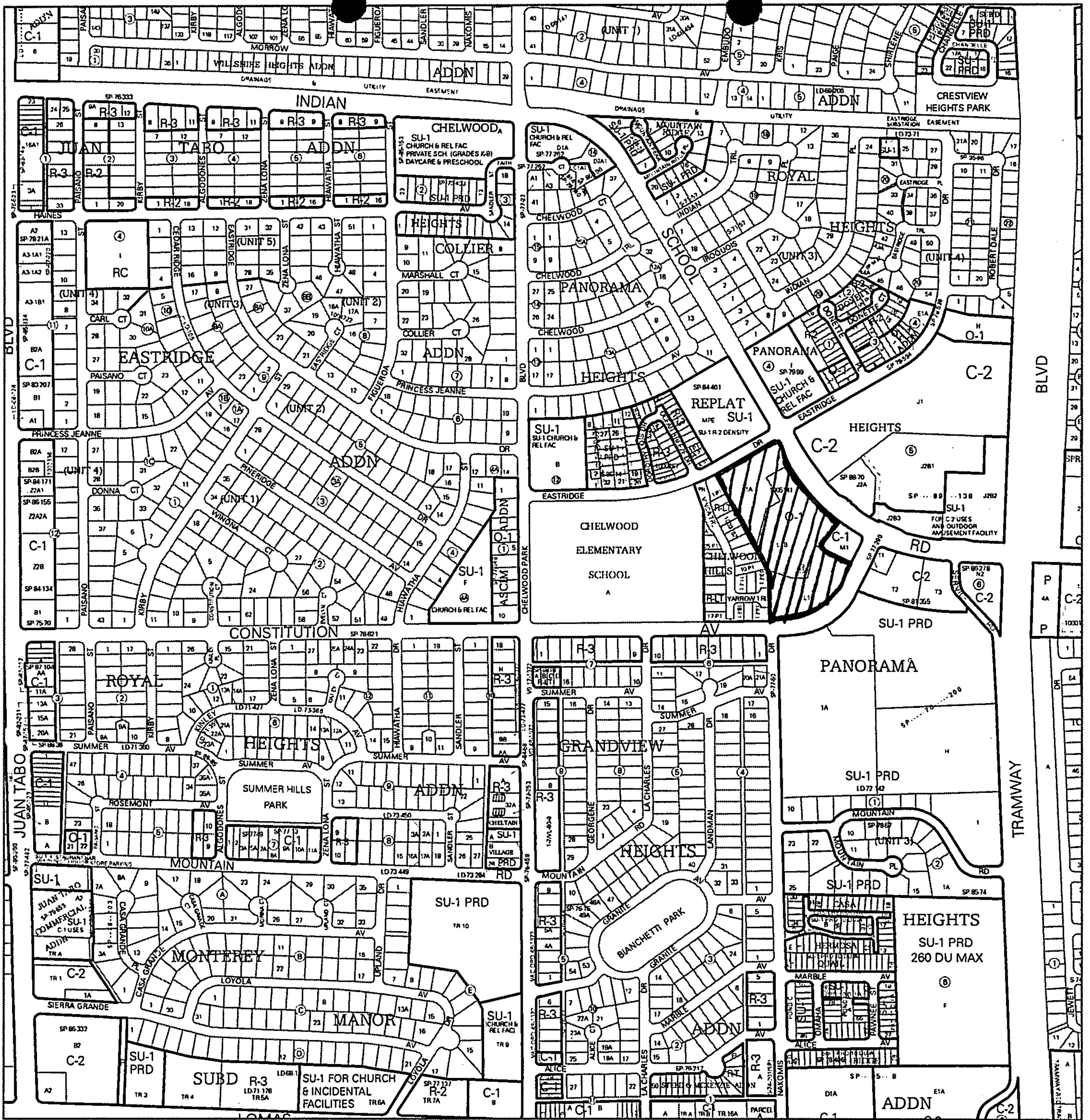
- [1] EXISTING 10' UNDERGROUND EASEMENT (04/01/87, BK. MISC. 469-A, PG. 875, DOC. NO. 87-32969)
- [2] EXISTING 10' P.U.E. (07/27/07, 2007C-201, DOC. NO. 2007108801)
- [3] EXISTING 15' PNM GAS EASEMENT (07/27/07, 2007C-201, DOC. NO. 2007108801)
- [4] EXISTING 10' P.U.E. (09/17/63, C26-185 & D3-76)
- [5] EXISTING 10' X 30' ANCHOR EASEMENT (04/08/85, BK. 217A, PG. 679)
- [6] EXISTING 30' PRIVATE ACCESS EASEMENT (07/27/07, 2007C-201, DOC. NO. 2007108801)
- [7] A PRIVATE CROSS LOT ACCESS, AND PARKING EASEMENT FILED IN BOOK _____ PAGE _____ DOC. _____
- [8] A PRIVATE CROSS LOT DRAINAGE EASEMENT, EXCLUSIVE OF EXISTING BUILDING AREAS, IS GRANTED BY THIS PLAT FOR THE BENEFIT OF TRACTS, L-1-A-1 AND L-1-B-1 AND M-1 AND IS TO BE MAINTAINED BY EACH OWNER OF THEIR RESPECTIVE TRACT.
- [9] 10' UTILITY EASEMENT FOR QWEST CORPORATION D/B/A CENTURYLINK GRANTED BY THE FILING OF THIS PLAT
- [10] EMERGENCY PEDESTRIAN EXIT EASEMENT FILED _____ IN BOOK _____ PAGE _____ DOC. _____
- [11] 2' OF 15' GAS EASEMENT VACATED BY THE FILING OF THIS PLAT
- [12] 10' PRIVATE DRAINAGE EASEMENT (07/27/07, 2007C-201, DOC. NO. 2007108801) VACATED BY THE FILING OF THIS PLAT



Detail "C"

CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 898-3050 Fax (505) 891-0244



For more current information and more details visit: <http://www.cabq.gov/gis>

AGIS
Albuquerque Geographic Information System

Map amended through: 1/24/2011

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
J-22-Z

Selected Symbols

	SECTOR PLANS		Escarpment
	Design Overlay Zones		2 Mile Airport Zone
	City Historic Zones		Airport Noise Contours
	H-1 Buffer Zone		Wall Overlay Zone
	Petroglyph Mon.		

0 750 1,500 Feet

October 31. 2012



Supplemental Form (SF)

SUBDIVISION	S	Z	ZONING & PLANNING
<input checked="" type="checkbox"/> Major subdivision action			Annexation
<input checked="" type="checkbox"/> Minor subdivision action			
<input type="checkbox"/> Vacation	V		Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
<input type="checkbox"/> Variance (Non-Zoning)			
SITE DEVELOPMENT PLAN	P		Adoption of Rank 2 or 3 Plan or similar Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
<input type="checkbox"/> for Subdivision			
<input type="checkbox"/> for Building Permit			
<input type="checkbox"/> Administrative Amendment/Approval (AA)			
<input type="checkbox"/> IP Master Development Plan	D		Street Name Change (Local & Collector)
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	L	A	APPEAL / PROTEST of...
STORM DRAINAGE (Form D)			Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other
<input type="checkbox"/> Storm Drainage Cost Allocation Plan			

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): Cartesian Surveys Inc PHONE: 890-3050
 ADDRESS: PO Box 44414 FAX: 891-0244
 CITY: Rio Rancho STATE NM ZIP 87174 E-MAIL: Cartesianamber@aol.com

APPLICANT: Calvary Chapel east, Gary Cowan PHONE: _____
 ADDRESS: 12820 Indian School Rd NE FAX: _____
 CITY: Albuquerque STATE NM ZIP 87112 E-MAIL: _____

Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: Replat three lots into two new lots grant easements and vacate a portion of a gas easement.

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. Tracts L-1-A, L-1-B + L-1-C Block: _____ Unit: _____
 Subdiv/Addn/TBKA: Panorama Heights
 Existing Zoning: O-1 Proposed zoning: O-1 MRGCD Map No _____
 Zone Atlas page(s): J22 UPC Code: 102205837732710167 (Tract L-1-A)
102205830930210108 (Tract L-1-B)
102205837732710107 (Tract L-1-C)

CASE HISTORY: List any current or prior case number that may be relevant to your application (Proj., App., DRB, AX, Z, V, S, etc.):
Project #1005141, 12DRB-70280

CASE INFORMATION:
 Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 3 No. of proposed lots: 2 Total site area (acres): 7.6077 Acres
 LOCATION OF PROPERTY BY STREETS: On or Near: Indian School Rd NE
 Between: Eastridge Dr NE and Constitution Ave NE
 Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Amber Palmer DATE 10/15/12
 (Print Name) Amber Palmer Applicant: Agent:

FOR OFFICIAL USE ONLY Revised: 4/2012

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>12DRB-70328</u>	<u>P&F</u>	_____	\$ <u>285.00</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	<u>CMF</u>	_____	\$ <u>20.00</u>
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ _____
	Hearing date <u>Oct. 24, 2012</u>			Total \$ <u>305.00</u>
	<u>10-16-12</u>	Project # <u>1005141</u>		
	Staff signature & Date			

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

- SKETCH PLAT REVIEW AND COMMENT (DRB22)** Your attendance is required.
- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - List any original and/or related file numbers on the cover application

- EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)** Your attendance is required.
- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.**

- MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)** Your attendance is required.
- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
 - Design elevations & cross sections of perimeter walls 3 copies
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - Copy of recorded SIA
 - Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
 - List any original and/or related file numbers on the cover application
 - DXF file and hard copy of final plat data for AGIS is required.

- MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16)** Your attendance is required.
- 5 Acres or more: Certificate of No Effect or Approval
 - Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
 - Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
 - Design elevations and cross sections of perimeter walls (11" by 17" maximum) 3 copies
 - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
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 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
 - Infrastructure list if required (verify with DRB Engineer)
 - DXF file and hard copy of final plat data for AGIS is required.

- AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03)** Your attendance is required.
- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
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 - Letter briefly describing, explaining, and justifying the request
 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year**

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Amber Palmer
Applicant name (print)
Amber Palmer 10/16/12
Applicant signature / date



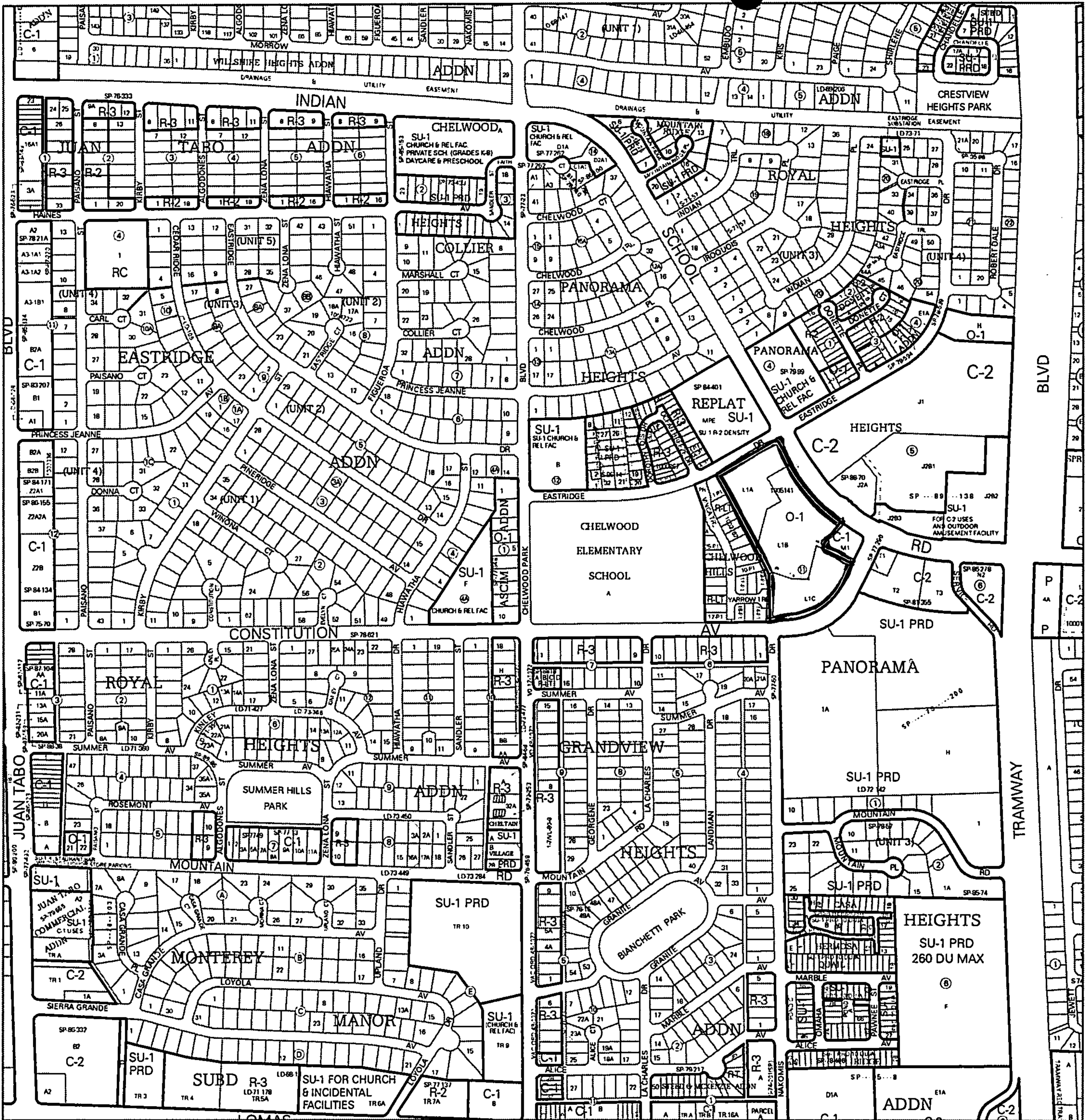
Form revised October 2007

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
2 DRB - 70328

[Signature]
Planner signature / date
Project # 4005141

10-16-12



For more current information and more details visit: <http://www.cabq.gov/gis>

AGIS
Albuquerque Geographic Information System

Map amended through: 1/24/2011

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
J-22-Z

Selected Symbols

	SECTOR PLANS		Escarpment
	Design Overlay Zones		2 Mile Airport Zone
	City Historic Zones		Airport Noise Contours
	H-1 Buffer Zone		Wall Overlay Zone
	Petroglyph Mon.		

0 750 1,500 Feet

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

October 15, 2012

Development Review Board
City of Albuquerque

Re: Proposed Tract L-1-A-1 and L-1-B-1, Panorama Heights

Members of the Board:

Cartesian Surveys is acting as an agent for the owner and requests to subdivide 3 existing tracts into two proposed tracts.

Thank you for your time and consideration.

Will Plotner Jr., NMLS 14271



City of Albuquerque
P.O. Box 1293 Albuquerque, New Mexico 87103
Planning Department
Suzanne Lubar, Director

Richard J. Berry, Mayor
September 25, 2012

Robert J. Perry, CAO

SUBJECT: ALBUQUERQUE ARCHAEOLOGICAL ORDINANCE—Compliance Documentation

Project Number(s): N/A
Case Number(s): N/A
Agent: Cartesian Surveys Inc
Applicant: Calvary Chapel East
Legal Description: Tracts L-1-A & L-1-B, Panorama Heights
Zoning: O-1
Acreage: 5.66 ACRES
Zone Atlas Page: J-22

CERTIFICATE OF NO EFFECT: Yes No

CERTIFICATE OF APPROVAL: Yes No

TREATMENT PLAN REVIEW:
DISCOVERY:

SUPPORTING DOCUMENTATION:
SITE VISIT: N/A

RECOMMENDATION(S):

- ***CERTIFICATE OF NO EFFECT IS ISSUED (ref O-07-72 Section 4B(2)—extensive previous land disturbance).***

SUBMITTED:

Matthew Schmader, PhD
Superintendent, Open Space Division
City Archaeologist

October 24, 2012

*



Supplemental Form (SF)

SUBDIVISION	S	Z	ZONING & PLANNING
<input checked="" type="checkbox"/> Major subdivision action			<input type="checkbox"/> Annexation
<input checked="" type="checkbox"/> Minor subdivision action			
<input type="checkbox"/> Vacation	V		<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
<input type="checkbox"/> Variance (Non-Zoning)			<input type="checkbox"/> Adoption of Rank 2 or 3 Plan or similar
SITE DEVELOPMENT PLAN	P		<input type="checkbox"/> Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
<input type="checkbox"/> for Subdivision			
<input type="checkbox"/> for Building Permit			
<input type="checkbox"/> Administrative Amendment/Approval (AA)			
<input type="checkbox"/> IP Master Development Plan	D		<input type="checkbox"/> Street Name Change (Local & Collector)
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	L	A	APPEAL / PROTEST of...
STORM DRAINAGE (Form D)			<input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other
<input type="checkbox"/> Storm Drainage Cost Allocation Plan			

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): Cartesian Surveys Inc PHONE: 8910-3050
 ADDRESS: PO Box 44414 FAX: 891-0244
 CITY: Rio Rancho STATE NM ZIP 87174 E-MAIL: cartesianamber@aol.com

APPLICANT: Calvary Chapel East PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

Proprietary interest in site: _____ List all owners: Calvary Chapel East

DESCRIPTION OF REQUEST:

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. Tract L-1A and Tract L-1B Block: _____ Unit: _____
 Subdiv/Addn/TBKA: Panorama Heights
 Existing Zoning: O-1 Proposed zoning: O-1 MRGCD Map No _____
 Zone Atlas page(s): J-22 UPC Code: Tract L-1A (102205837732710167)
Tract L-1B (102205839930210168)

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB, AX, Z, V, S, etc.): _____

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 2 No. of proposed lots: 2 Total site area (acres): 5.6586 Acres
 LOCATION OF PROPERTY BY STREETS: On or Near: 12800 Indian School NE
 Between: Eastridge Dr NE and Constitution Ave NE

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Amber Palmer DATE 8/31/12
 (Print Name) Amber Palmer Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>12ARB-70280</u>	<u>SP</u>	_____	\$ <u>0</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	Total
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ <u>0</u>

Hearing date Sept. 12, 2012
9-4-12 Project # 1005141
 Staff signature & Date

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

A **Bulk Land Variance** requires application on FORM-V in addition to application for subdivision on FORM-S.

- SKETCH PLAT REVIEW AND COMMENT (DRB22)** Your attendance is required.
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- required.
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 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.**

- MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)** Your attendance is required.
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 - DXF file and hard copy of final plat data for AGIS is required.

- MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16)** Your attendance is required.
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 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year**

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Amber Palmer
Applicant name (print)
Amber Palmer 8/31/12
Applicant signature / date



Form revised October 2007

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
12 - DRB - 70280

[Signature] 9-4-12
Planner signature / date
Project # 1005141

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

September 4, 2012

Development Review Board
City of Albuquerque

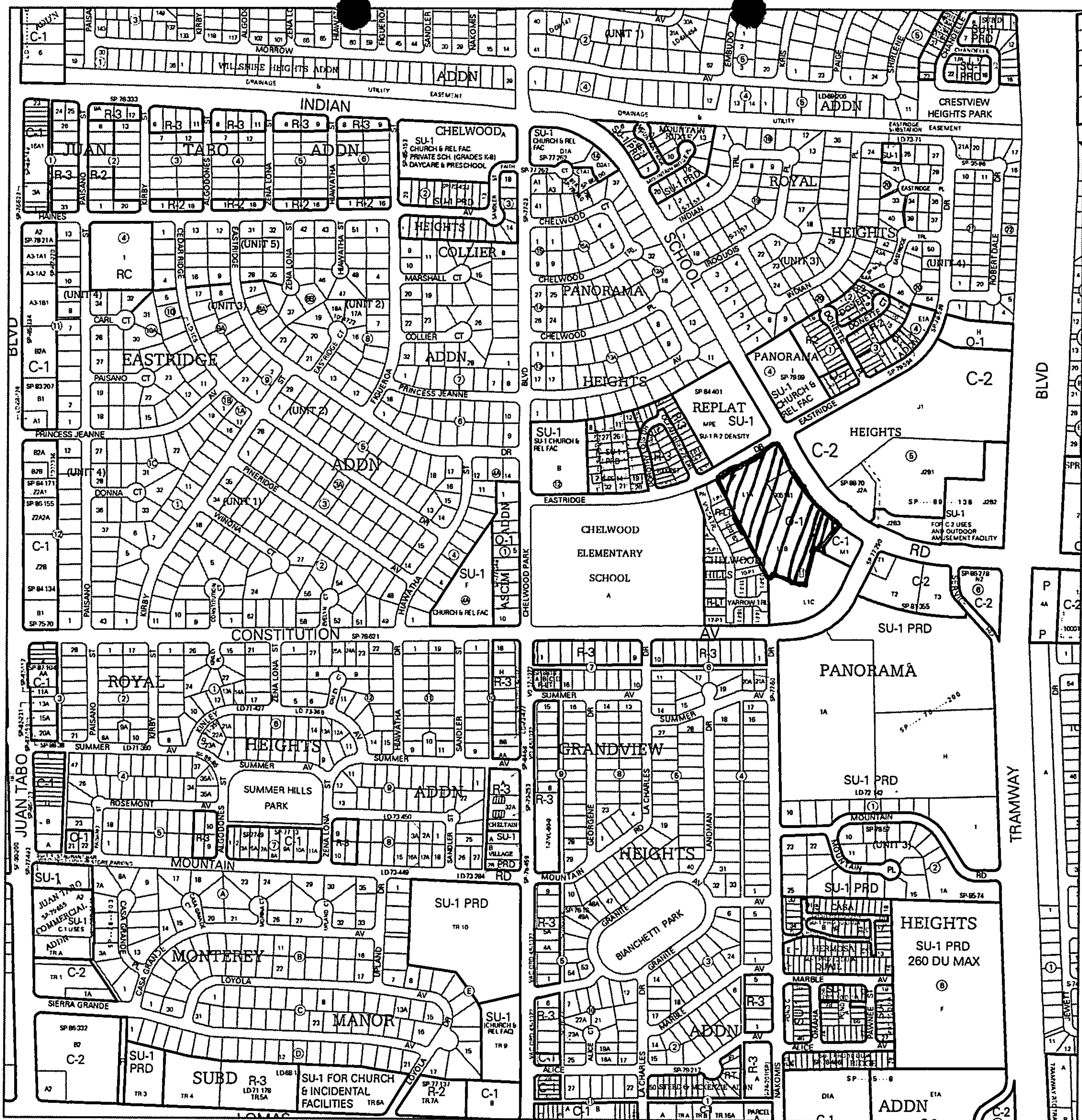
Re: Proposed Tract L-1-A-a & L-1-B-1, Panorama Heights

Members of the Board:

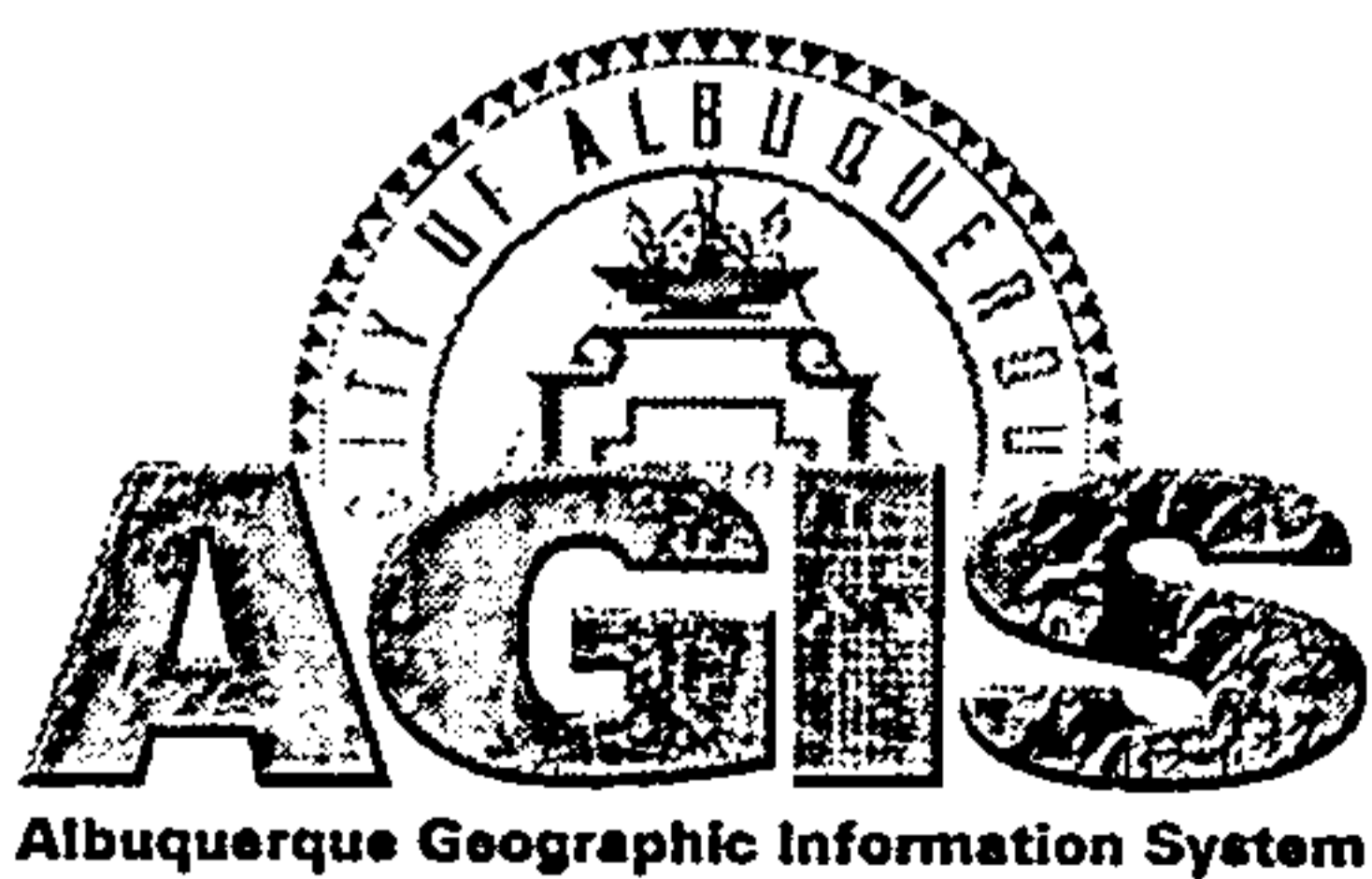
Cartesian Surveys is acting as an agent for the owner and requests to adjust the lot line between the existing two tracts.

Thank you for your time and consideration.

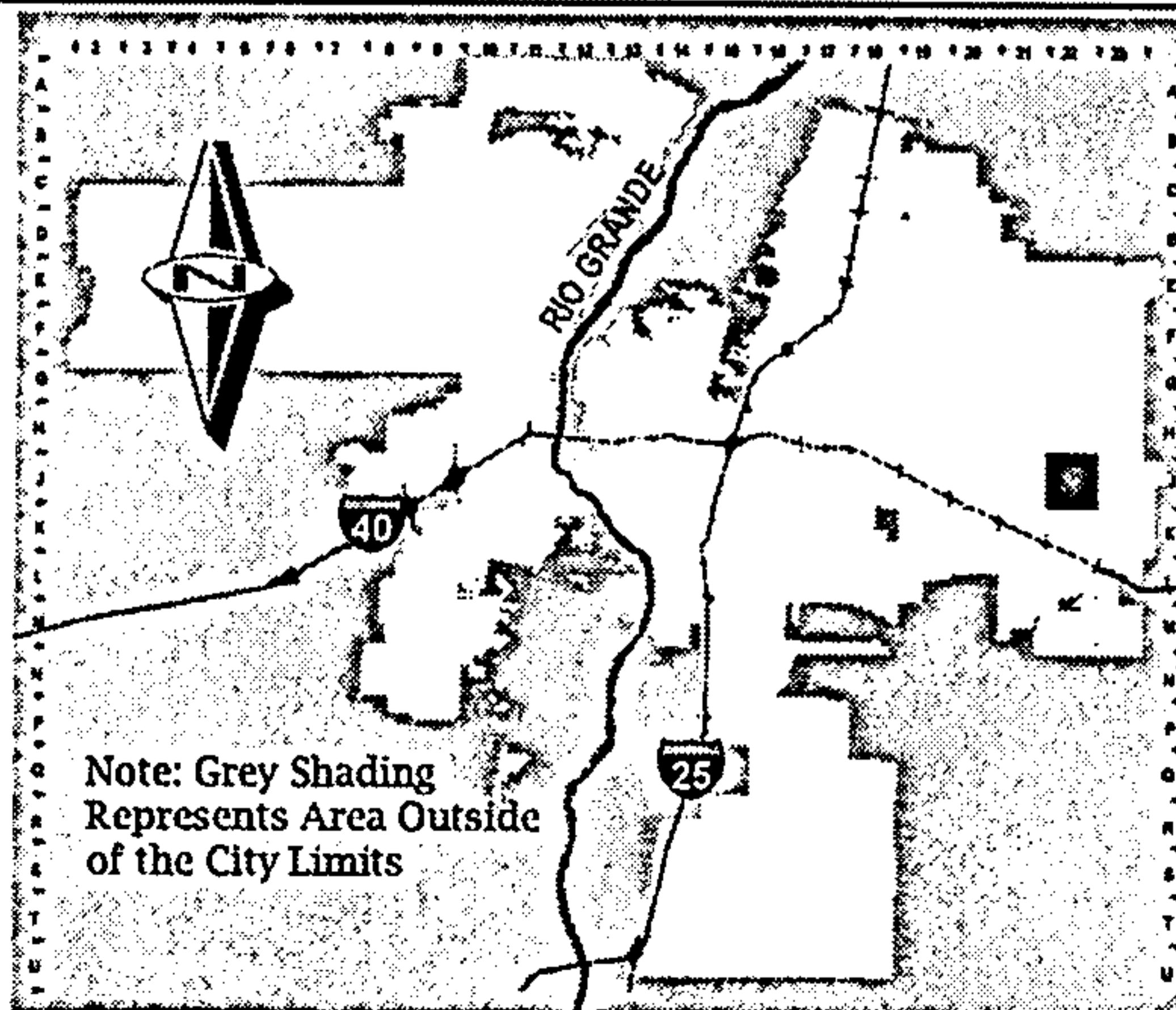
Will Plotner Jr., NMLS 14271



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 1/24/2011



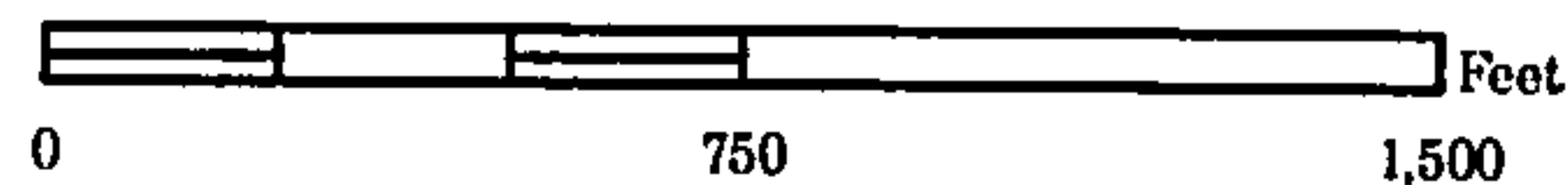
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

J-22-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone



September 12, 2012

The items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval of this listing. The items listed below are subject to the standard SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
							/	/	/
							/	/	/

Approval of Creditable Items:

Impact Fee Administrator Signature _____ Date _____

Approval of Creditable Items:

City User Dept. Signature _____ Date _____

NOTES

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.

Street lights per City requirements.

- 1 * STRIPING REQUIRED TO ACCOMMODATE NEW LEFT TURN LANE ON CONSTITUTION
- 2 ** REMOVE EXISTING TREE THAT OBSTRUCTS SIGHT DISTANCE ON INDIAN SCHOOL
- 3

AGENT / OWNER

MARTIN J. GARCIA
NAME (print)

ABQ ENGINEERING INC
FIRM

[Signature] 6/12/07
SIGNATURE - date

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

[Signature] 6/13/07
DRB CHAIR - date

[Signature] 6-13-07
PARKS & GENERAL RECREATION - date

[Signature] 6-13-07
TRANSPORTATION DEVELOPMENT - date

[Signature] 6/13/07
UTILITY DEVELOPMENT - date

[Signature] 6-13-07
CITY ENGINEER - date

AMAFCA - date

- date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER
Δ	7-24-07	<u>[Signature]</u>	<u>[Signature]</u>	<u>[Signature]</u>

July 20, 2007

Mr. Wilfred Gallegos
Traffic Engineer
City of Albuquerque Development Services
600 Second Street NW
Albuquerque, NM 87102

RE: Plat for Lots L-1-A, L-1-b, and L-1-C Panorama Heights COA Project # 1005141,
07 DRB-70037

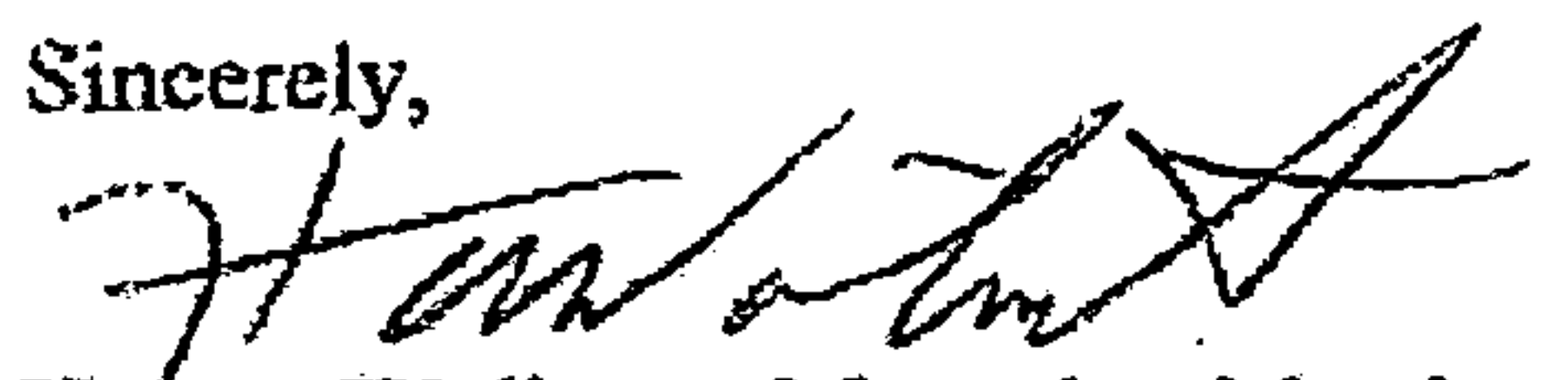
Dear Mr. Gallegos:

The Traffic Study performed by Nevin Harwick for this project recommends re-striping a portion of Constitution to accommodate a left turn lane upon full development of the property. As you are aware approximately 75% of the property is currently developed. ABQ Engineering met with Mr. Andrew Gallegos from City streets and the both agree that the best time to provide the striping on Constitution is concurrent with the development of the remaining 25% of the re-striping can be done based on an actual building plan, and not a speculation of a building plan.

Louise ABQ 2005 LLC as the current owner agrees to install the striping concurrent with the development of the remaining 25% of the property. If interest in this property is conveyed to another owner, the new owner will be notified of this requirement.

It is my understanding that with submittal of this letter, you will be able to sign off on our final plat. Please let me or my engineer, Martin Garcia know if there is any additional information you may require. Thank you for your help in this matter.

Sincerely,



Harvey Wolinetz, Managing Member
Louise ABQ 2005 LLC
26268

ONE STOP SHOP
CITY OF ALBUQUERQUE PLANNING DEPARTMENT
Development & Building Services

PAID RECEIPT

APPLICANT NAME

AGENT

ADDRESS

PROJECT & APP #

PROJECT NAME

ABQ Engineering
1005141 (07-70037)
Panorama Heights

\$ 441032/3424000 Conflict Management Fee

\$ 50⁰⁰ 441006/4983000 DRB Actions *Deferral fee*

\$ 441006/4971000 EPC/AA/LUCC Actions & All Appeals

\$ 441018/4971000 Public Notification

\$ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
() Major/Minor Subdivision () Site Development Plan () Bldg Permit
() Letter of Map Revision () Conditional Letter of Map Revision
() Traffic Impact Study

\$ 50⁰⁰ TOTAL AMOUNT DUE

***NOTE: If a subsequent submittal is required, bring a copy of this paid receipt with you to avoid an additional charge.

ORIGINAL CHECK HAS A COLORED BACKGROUND PRINTED ON CHEMICAL REACTIVE PAPER - SEE BACK FOR DETAILS

006801

WELLS FARGO BANK NEW MEXICO, N.A. 95-219-130
ALBUQUERQUE, NM 87110 1070

6/26/2007

ABQ ENGINEERING, INC.
6739 ACADEMY RD., NE SUITE 130
ALBUQUERQUE, NM 87109
(505) 255-7802

PAY TO THE ORDER OF City of Albuquerque

City of Albuquerque

Fifty and 00/100

City of Albuquerque

DUPLICATE \$50.00

City of Albuquerque

6/26/2007 10:32AM LCCT ANN

RECEIPT# 00078720 USH 006 TRANSH 0007

Account 441006 Fund 0000

Activity 4983000

TRF Amt

24 Hi

CK

Mr. Brod

AUTHORIZED SIGNATURE

MEMO Plat Submittal #26268

CHANGE \$0.00

14

Current Df
Project Num.:

ORIGINAL

FIGURE 12

INFRASTRUCTURE LIST

(Rev. 9-05)

EXHIBIT "A"

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

Date Submitted: 6/12/07
Date Site Plan Approved: N/A
Date Preliminary Plat Approved: 6/13/07
Date Preliminary Plat Expires: 6/13/08
DRB Project No.: 1005141
DRB Application No.:

TRACTS L-1-A, L-1-B, L-1-C PANORAMA HEIGHTS
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT L-1 BLOCK 11 PANORAMA HEIGHTS.
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

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.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
			STRIPING *	CONSTITUTION	INDIAN SCHOOL	100 FT From Intersection	/	/	/
			** TREE REMOVAL	INDIAN SCHOOL	~300 FT FROM SITE		/	/	/
<p>DELETED LIST VOIDED BY MILDRED GALLEGOS SEE LETTER DATED 7-20-07</p>							/	/	/
							/	/	/
							/	/	/
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							/	/	/

The Items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval of this listing. The Items listed below are subject to the standard SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
							/	/	/
							/	/	/
Approval of Creditable Items:							Approval of Creditable Items:		
Impact Fee Administrator Signature Date							City User Dept. Signature Date		

NOTES

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.

Street lights per City requirements.

1 * STRIPING REQUIRED TO ACCOMMODATE NEW LEFT TURN LANE ON CONSTITUTION

2 ** REMOVE EXISTING TREE THAT OBSTRUCTS SIGHT DISTANCE ON INDIAN SCHOOL

3

AGENT / OWNER

MARIN J. GARCIA
NAME (print)

ABQ ENGINEERING INC
FIRM

[Signature] 6/12/07
SIGNATURE - date

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

[Signature] 6/13/07 DRB CHAIR - date
[Signature] 6-13-07 PARKS & GENERAL RECREATION - date

[Signature] 6-13-07 TRANSPORTATION DEVELOPMENT - date
[Signature] 6/13/07 UTILITY DEVELOPMENT - date
[Signature] 6-13-07 CITY ENGINEER - date

AMAFCA - date

- date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER

City of Albuquerque Planning Department

One Stop Shop – Development and Building Services

08/05/2007 Issued By: PLNJMP

Permit Number: 2007 070 037 **Category Code 0910**

Application Number: 07DRB-70037, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: INDIAN SCHOOL RD NE BETWEEN EASTRIDGE DR NE AND CONSTITUTION AVE NE

Project Number: 1005141

Applicant

Louise Abq 2005, Llc

2929 Coors Blvd Nw Suite 202
Albuquerque, NM 87120
998-7298

Agent / Contact

Abq Engineering

Martin Garcia

1631 Eubank Blvd Ne- Suite C

Albuquerque, NM 87112

mjgarcia@abqeng.com

Application Fees

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$355.00
TOTAL:		\$375.00

6/5/2007 10:32AM LOC: ANHX
 RECEIPT# 00077588 WSH 006 TRANS# 0009
 Account 441006 Fund 0110 TRSCCS
 Activity 4983000 \$375.00
 Trans Amt \$355.00
 J24 Misc \$375.00
 CK \$0.00
 CHANGE
 Thank You

City Of Albuquerque
 Treasury Division

City Of Albuquerque
Treasury Division

6/5/2007 10:32AM LOC: ANHX
 RECEIPT# 00077587 WSH 006 TRANS# 0009
 Account 441032 Fund 0110
 Activity 3424000 TRSCCS
 Trans Amt \$375.00
 J24 Misc \$20.00

Thank You



Supplemental form

SUBDIVISION

- Major Subdivision action
- Minor Subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
- D** Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICANT INFORMATION:

Professional/Agent (if any): ABQ ENGINEERING PHONE: 255-7902
 ADDRESS: 6739 ACADEMY NE SUITE 130 FAX: 255-7902
 CITY: ALBUQU STATE NM ZIP 87109 E-MAIL: mjgarcia@abqeng.com

APPLICANT: LOUISE ABQ 2005 LLC PHONE: 998-7298
 ADDRESS: 2929 COORS BLDG NW SUITE 202 FAX: _____
 CITY: ALBUQUENQUE STATE NM ZIP 87120 E-MAIL: _____
 Proprietary interest in site: MANAGING PARTNER List all owners: _____

DESCRIPTION OF REQUEST: REPLAT ONE PARCEL INTO 3 PARCELS

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. TRACT L-1 Block: 11 Unit: _____
 Subdiv/Addn/TBKA: PANORAMA HEIGHTS
 Existing Zoning: O-1 Proposed zoning: _____ MRGCD Map No _____
 Zone Atlas page(s): J-22 UPC Code: 1022 058 399 319 10114

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): _____

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No.
 No. of existing lots: 1 No. of proposed lots: 3 Total area of site (acres): 7.71
 LOCATION OF PROPERTY BY STREETS: On or Near: Indian School Rd NE
 Between: Eastridge Dr NE and Constitution Ave NE
 Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: _____

SIGNATURE [Signature] DATE 6/5/07
 (Print) GABRIEL J. GARCIA Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/07

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers
07 DRB- 70031

Action
P&F
CMF

S.F. Fees
 _____ \$ 355.⁰⁰
 _____ \$ 20.⁰⁰

Hearing date June 13, 2007

Total
 \$ 375.⁰⁰

Andrew Garcia 6-5-07
 Planner signature / date

Project # 1005141

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

SKETCH PLAT REVIEW AND COMMENT (DRB22) Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08) Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12) Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls 3 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recrded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations and cross sections of perimeter walls (11" by 17" maximum) 3 copies
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- Fee (see schedule)
- List any original and/or related file numbers on the cover application
- Infrastructure list if required (verify with DRB Engineer)
- DXF file and hard copy of final plat data for AGIS is required.

AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) Your attendance is required.

- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

MARTIN J. RAICIA
 Applicant name (print)
[Signature] 6/5/07
 Applicant signature / date
 Form revised 4/07



- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- | | |
|--------------------------|-------|
| Application case numbers | |
| 07 DRB - | 70037 |
| - | - |
| - | - |

[Signature] 6-5-07
 Planner signature / date
Project # 1005141

June 5, 2007

Ms. Sheran Matson
DRB Chair
City of Albuquerque Development Services
600 2nd Street NW
Albuquerque, NM 87102

RE: Replat of Lot l-1 Panorama Heights Subdivision
Zone Atlas Map Page J-22

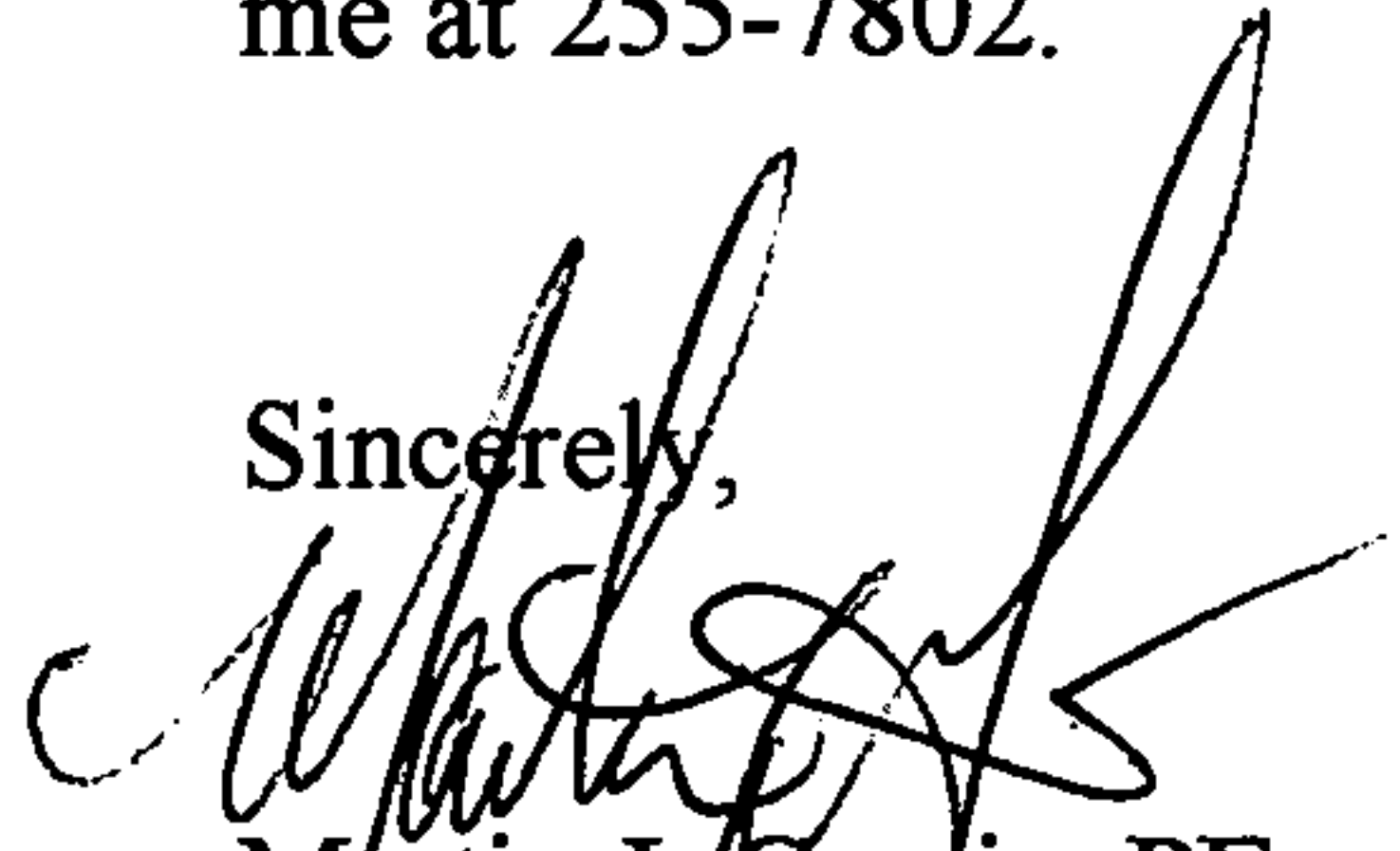
Dear Ms. Matson:

ABQ Engineering, Inc. has been retained by Louise ABQ 2005 LLC. to perform the replatting for Lot L-1 Panorama Heights Subdivision. The subdivision is located at the corner of Indian School and Constitution in the northeast area of Albuquerque. The property is located on Zone Atlas Page J-22

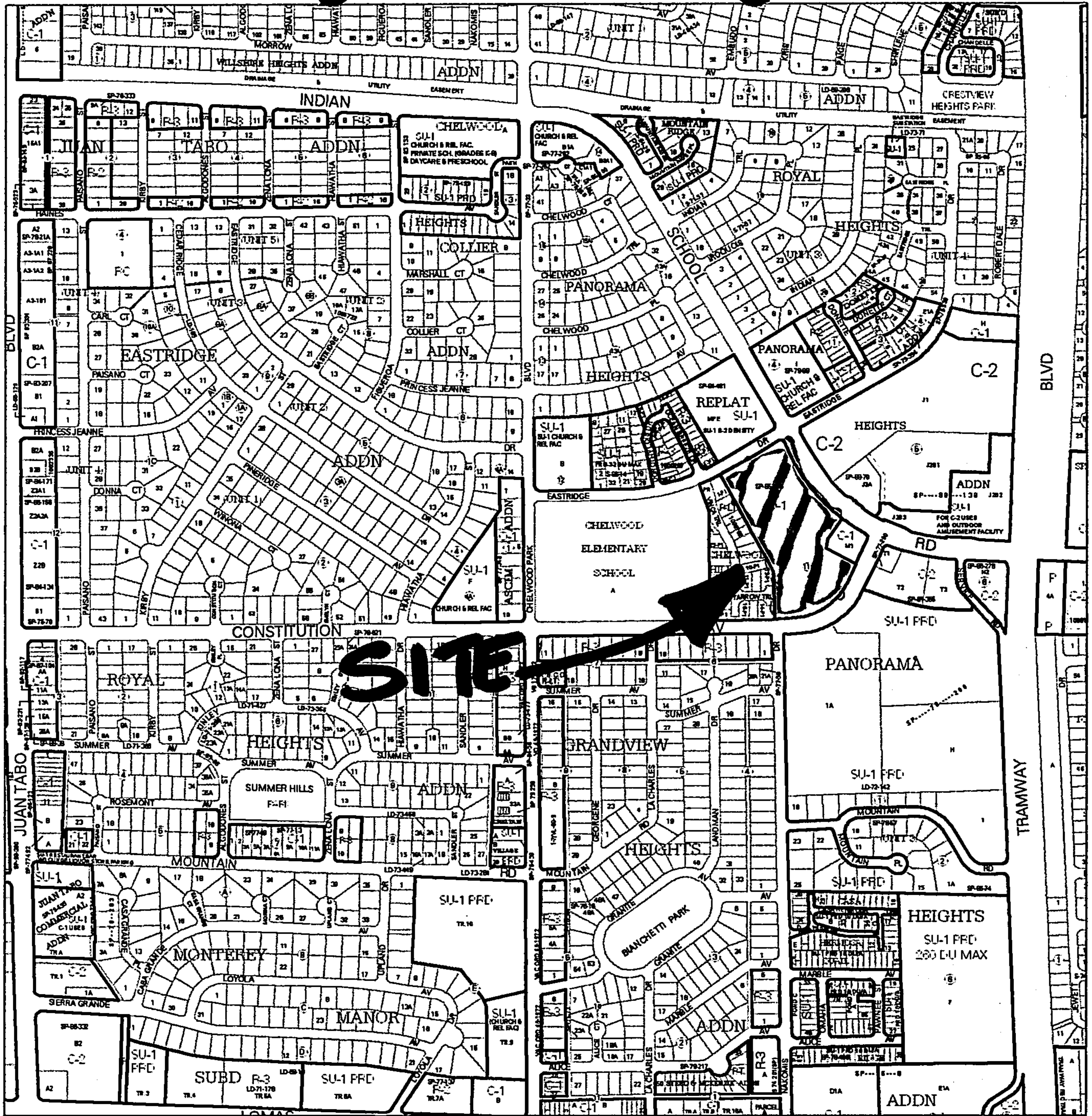
This action proposes to subdivide lot L-1 into three lots. Submitted with this letter are twenty four (6) copies of the proposed Plat, Zone Atlas Map, existing site drawing. Perimeter wall details are not included due to the fact that this subdivision is not proposing perimeter walls.

Please schedule the subdivision before the DRB for preliminary and final plat approval as soon as possible. If you have any questions or require additional information, please call me at 255-7802.

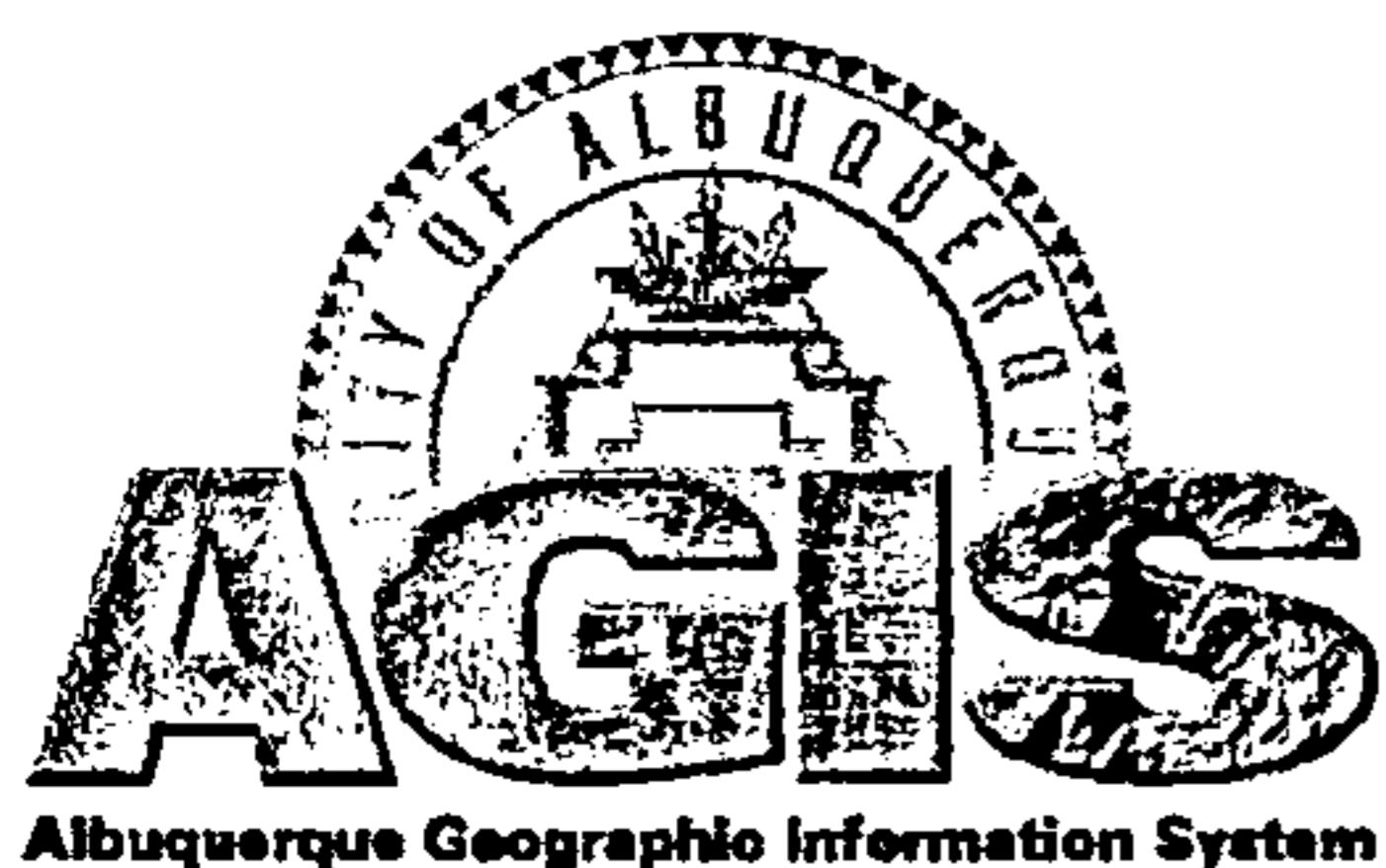
Sincerely,



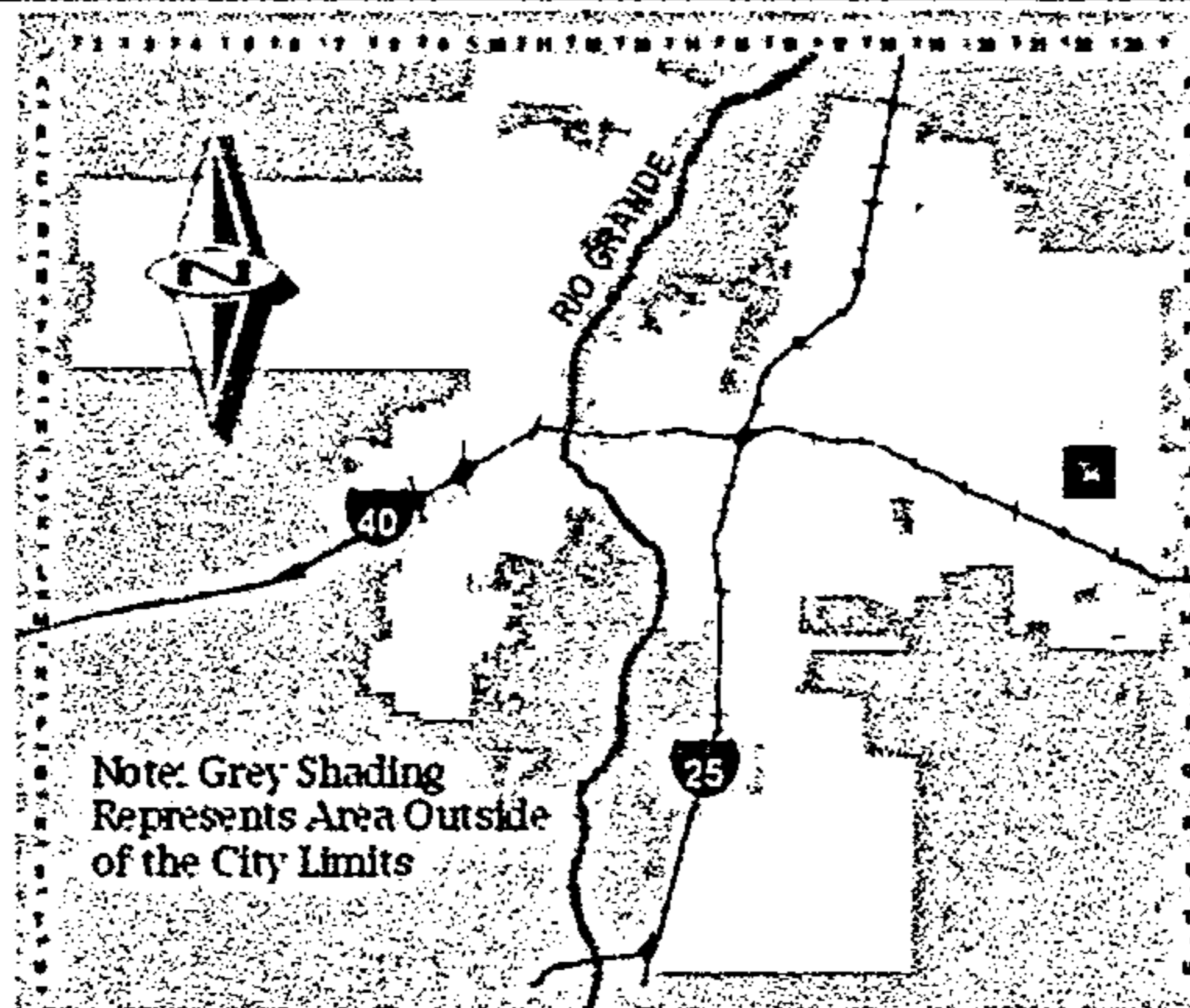
Martin J. Garcia, PE
ABQ Engineering, Inc.
26268



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 5/17/2007

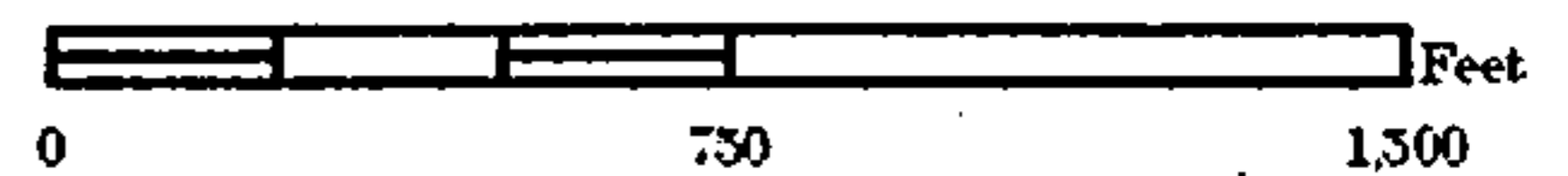


Zone Atlas Page:

J-22-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone





Pre-Development Facilities Fee (PDFF) Cover Sheet

PDFF agreements received by 5PM Thursday will be ready for pick up by 8AM on the following Tuesday.

Please drop off and pick up all Pre-Development Facilities Fee agreements at APS' Capital Master Plan office. The office is located in Suite 9, 2nd floor, of the Lincoln Building at 915 Locust St SE. A map to our offices is located at: <http://construction.voteaps.com/LincolnMap.html>

Project # (if already assigned by DRB/EPC) _____

Please check one:

- | | | |
|--|--|---|
| <input checked="" type="checkbox"/> Preliminary PDFF
(Preliminary PDFF are required for preliminary plat submittals.) | <input checked="" type="checkbox"/> Final PDFF
(Final PDFF are required for final plat submittals and must be recorded prior to DRB hearing) | <input type="checkbox"/> Waiver/Deferral
(Must provide reason for waiver/deferral) |
|--|--|---|

Project Information

Subdivision Name Panorama Heights
Location of Project (address or major cross streets) Constitution Blvd NE and Indian School Rd NE
Proposed Number of Units: Single-Family 35 Multi-Family
Note: A single-family unit is a single-family, detached dwelling unit.

Waiver Information

Property Owner _____ Legal Description _____ Zoning _____
Reason for Waiver/Deferral _____

Contact Information

Name Martin J. Garcia
Company ABQ Engineering Inc.
Phone 255-7802
E-mail mjgara@abqeng.com

Please include with your submittal:

- Zone Atlas map with the entire property(ies) precisely and clearly outlined
- Copy of a plat or plan for the proposed project
- List of legal description (e.g. lot, block) and street address for each lot (for final plat only)
- Please include project number on the top right corner of all documents
- Please paper clip all submitted documents (for ease of making copies)

FOR OFFICE USE ONLY
APS Cluster Manzano

Date Submitted 6/1/2007

Date Completed 6/4/2007

EXHIBIT B

FINAL
PRE-DEVELOPMENT FACILITIES FEE AGREEMENT

THIS AGREEMENT is made by and between the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico ("Albuquerque Public Schools" or "APS"), a public school district organized and existing pursuant to the laws of New Mexico, and

Louise ABC 2005, LLC. ("Developer") effective as of this 1 day of June, 2007 and pertains to the subdivision commonly known as Panorama Heights, and more particularly described as replot of tracts L-1-A, L-1-B, L-1-C
[use new legal description of subdivision]

(the "Subdivision".) The following individual lots comprise the subdivision:

[List lots by street address and new legal description; Lots which will be used for multi-family residences should be marked "multifamily- ___ units" with the number of units filled in.]

WHEREAS, the City of Albuquerque requires that APS approve the plat(s) for any new subdivision; and

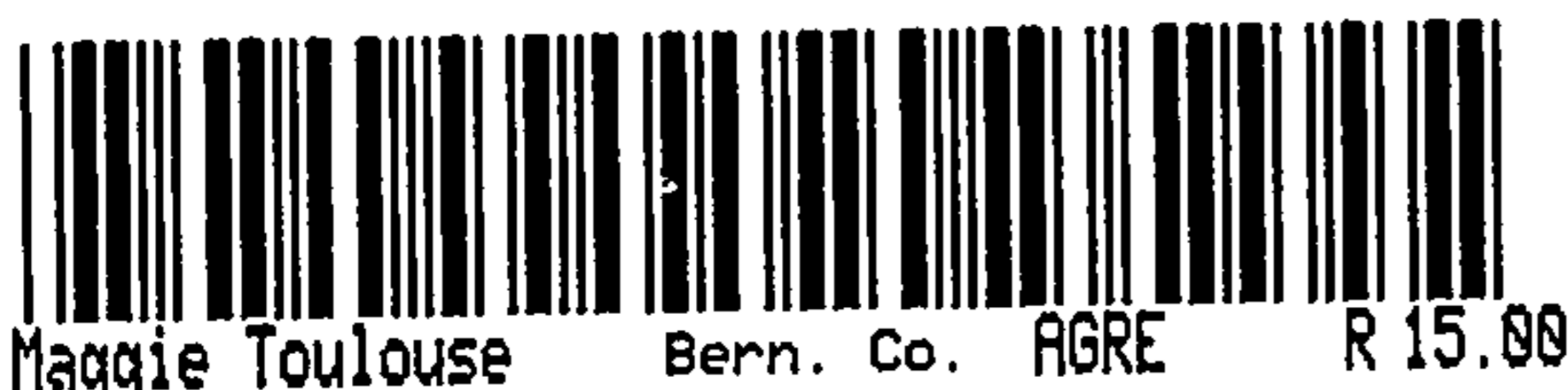
WHEREAS, Developer is proposing the development of a new subdivision, and requires APS approval of the plat for said subdivision; and

WHEREAS, Developer is the owner of the real estate being subdivided and platted; and

WHEREAS, Developer is required by the Albuquerque Subdivision Ordinance to provide appropriate infrastructure and improvements as a condition of developing a subdivision; and

WHEREAS, as a condition of approving such plat APS requires the provision of appropriate infrastructure and facilities or the payment of a facilities fee for each new residence to be constructed to help defray the cost of school construction, expansion, or maintenance;

Rev 11/13/06



2007082335
665285
Page: 1 of 4
06/05/2007 09:51A
Bk-A138 Pg-2149

THEREFORE, in consideration of the mutual promises contained herein, APS and Developer agree as follows:

1. Developer agrees to pay to APS a facilities fee for each dwelling unit to be constructed in the Subdivision.
2. The amount of the fee shall be:
 - If the building permit is issued on or after January 1, 2007, the fee shall be \$1875 per dwelling unit.
 - If the building permit is issued on or after July 1, 2008, the fee shall be \$2425 per dwelling unit.
 - If the permit is issued on or after January 1, 2010, the fee shall be \$2975 per dwelling unit.

The fee for each dwelling unit in multi-family residential structures shall be sixty percent (60 %) of the fee for a single family home. "Multi-family residential structure" means any type of residential property other than single-family houses (one single family, detached dwelling unit per lot).

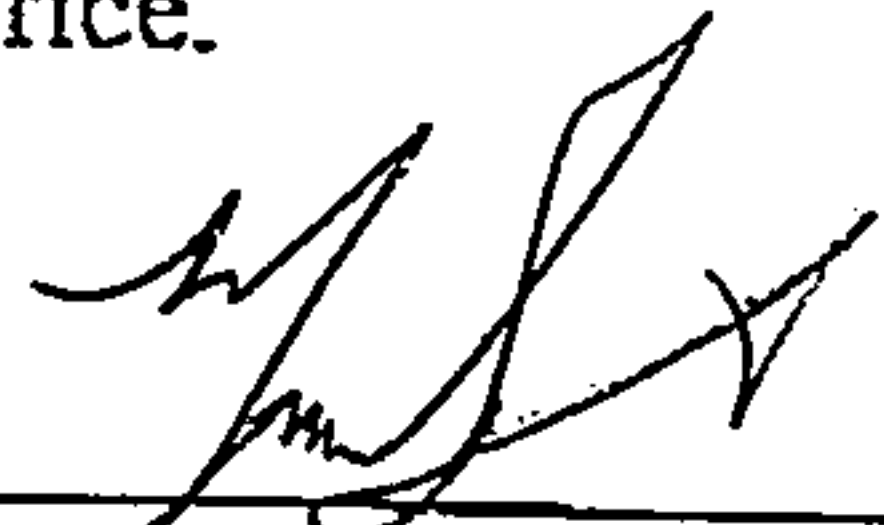
3. Developer agrees that the fee shall be paid to APS at or before the issuance of any building permit for any lot or other parcel of property subject to this agreement.
4. Developer may satisfy all or part of its obligations under this contract by transferring improved or unimproved property to APS, provided that APS must agree to the transfer and to the value placed on the transferred property. APS, upon accepting such transfer, shall credit Developer with an amount equal to the agreed value, and the developer may designate the lot(s) to which such amount(s) shall be applied in satisfaction of its obligations hereunder.
5. This contract shall be recorded in the office of the County Clerk of Bernalillo and/or Sandoval County, and shall serve as notice of the Developer's obligation to pay facilities fees. Developer shall include on the plat of the Subdivision a statement that "The property on this plat is subject to a Pre-Development Facilities Fee Agreement with the Albuquerque Public Schools, recorded at [recording data]."
6. APS, through its Facilities Fee Administrator, will provide a Payment Acknowledgement in the form attached hereto to the Developer reflecting receipt of the facilities fee (or equivalent compensation as described in paragraph 4 above), which form may be given to the City to show satisfaction of the fee obligation and satisfy that condition for receiving building permits. Developer may record that Payment Acknowledgment in the real estate records of Bernalillo or Sandoval County, but APS shall not be responsible for paying any recording fees nor shall APS be responsible for recording any such documents with the office of the County Clerk or any other office.



- If the building permit is issued on or after July 1, 2008, the fee shall be \$2425 per dwelling unit.
- If the permit is issued on or after January 1, 2010, the fee shall be \$2975 per dwelling unit.

The fee for each dwelling unit in multi-family residential structures shall be sixty percent (60 %) of the fee for a single family home. "Multi-family residential structure" means any type of residential property other than single-family houses (one single family, detached dwelling unit per lot).

4. Developer agrees that the fee shall be paid to APS at or before the issuance of any building permit for any lot or other parcel of property subject to this agreement.
5. Developer may satisfy all or part of its obligations under this contract by transferring improved or unimproved property to APS, provided that APS must agree to the transfer and to the value placed on the transferred property. APS, upon accepting such transfer, shall credit Developer with an amount equal to the agreed value, and the developer may designate the lot(s) to which such amount(s) shall be applied in satisfaction of its obligations hereunder.
6. This contract may be recorded in the office of the County Clerk of Bernalillo and/or Sandoval County, and shall serve as notice of the Developer's obligation to pay facilities fees. Developer shall include on the plat of the Subdivision a statement that "The property on this plat is subject to a Pre-Development Facilities Fee Agreement with the Albuquerque Public Schools, recorded at [recording data]."
7. APS, through its Facilities Fee Administrator, will provide a Payment Acknowledgement in the form attached hereto to the Developer reflecting receipt of the facilities fee (or equivalent compensation as described in paragraph 4 above), which form may be given to the City to show satisfaction of the fee obligation and satisfy that condition for receiving building permits. Developer may record that Payment Acknowledgment in the real estate records of Bernalillo or Sandoval County, but APS shall not be responsible for paying any recording fees nor shall APS be responsible for recording any such documents with the office of the County Clerk or any other office.



Signature

MARIE EDWARDS

Name (typed or printed) and title

MEMBER / LOUIS ABQ 2005 LLC

Developer

STATE OF NEW MEXICO

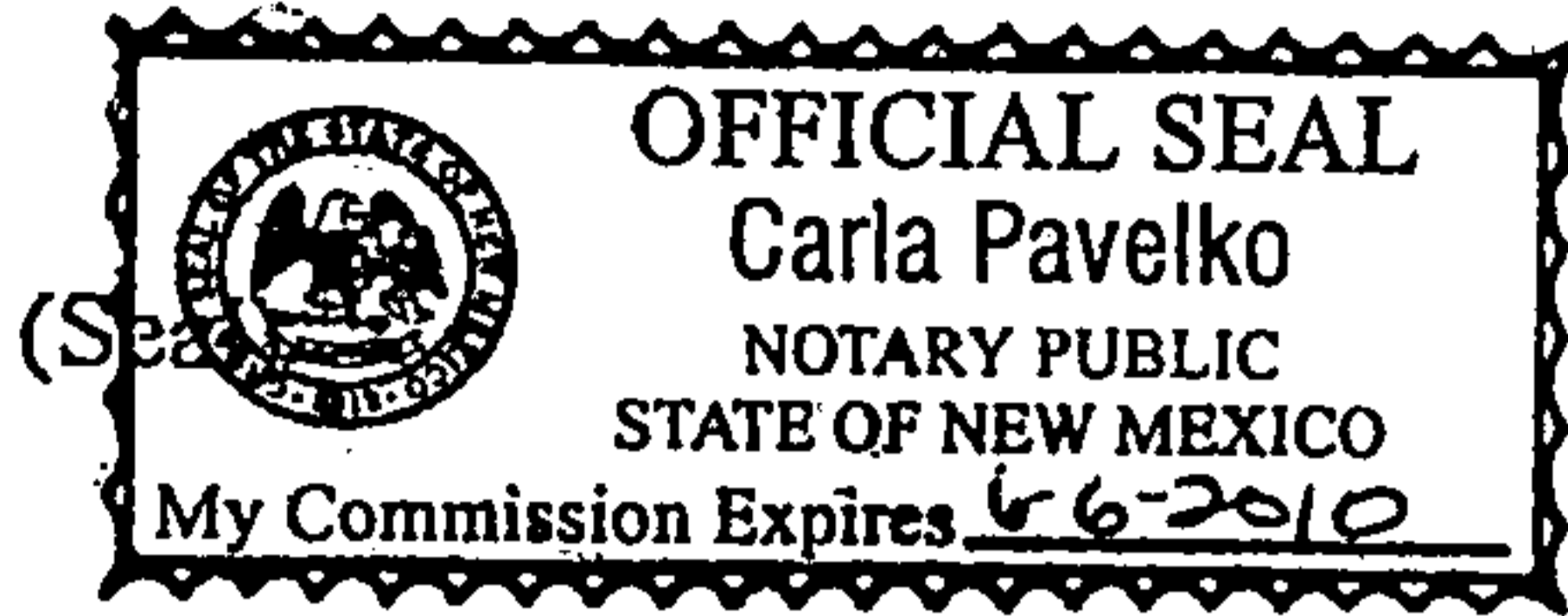


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Page: 3 of 4
06/05/2007 09:51A
BK-A138 Pg-2149

Rev 11/3/06

COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 31, 2007, by Mark Edwards
as developer of Louise ABA, 2005 LLC, a corporation.



Carla Pavelko
Notary Public

My commission expires: 6-6-2010

ALBUQUERQUE PUBLIC SCHOOLS

By: _____
Signature

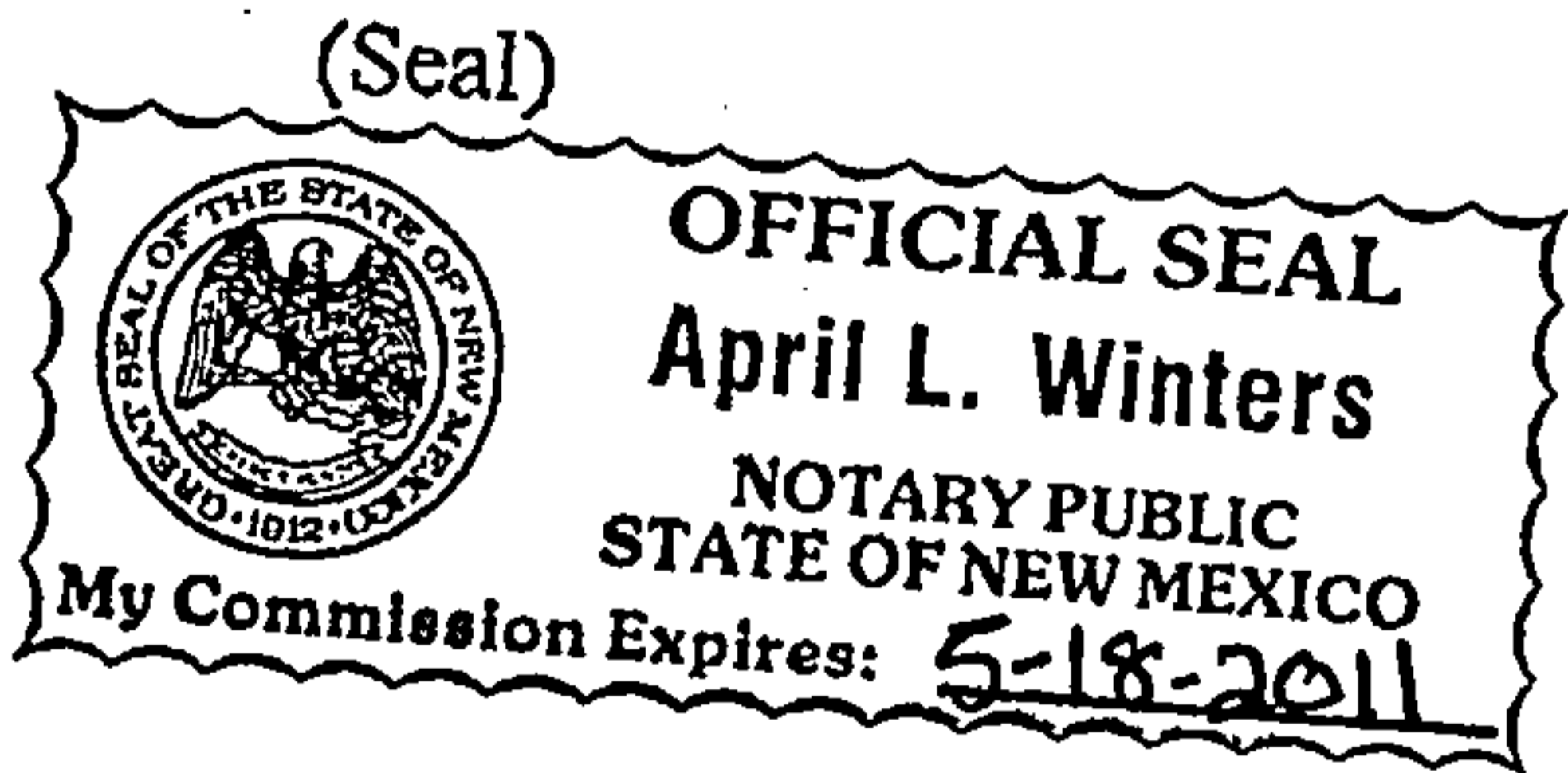
[Handwritten Signature]

Kizito Wijenje, Director, Capital Master Plan

Name (typed or printed) and title

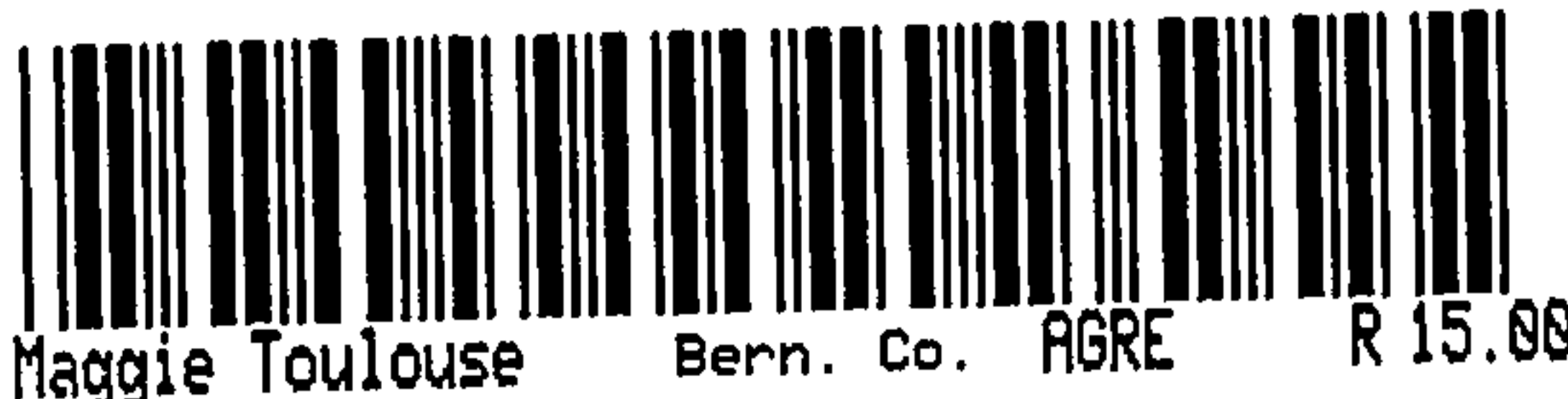
STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on June 4, 2007, by Kizito Wijenje
as Director of Capital Master Plan of the Albuquerque Municipal School
District No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under
the laws of the State of New Mexico.



April L. Winters
Notary Public

My commission expires: May 18th, 2011



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Page: 4 of 4
06/05/2007 09:51A
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Rev 11/3/06



Pre-Development Facilities Fee (PDFF) Cover Sheet

PDFF agreements received by 5PM Thursday will be ready for pick up by 8AM on the following Tuesday.
Please drop off and pick up all Pre-Development Facilities Fee agreements at APS' Capital Master Plan office. The office is located in Suite 9, 2nd floor, of the Lincoln Building at 915 Locust St SE. A map to our offices is located at: <http://construction.voteaps.com/LincolnMap.html>

DRB Project # (if already assigned) _____

Please check one:

Preliminary PDFF
(Preliminary PDFF are required for preliminary plat submittals.)

Final PDFF
(Final PDFF are required for final plat submittals and must be recorded prior to DRB hearing)

Project Information

Subdivision Name REPLAT OF TRACTS L-1-A, L-1-B, L-1-C. PANORAMA HEIGHTS

Location of Project (address or major cross streets) CONSTITUTION AND INDIAN SCHOOL

Proposed # of Units: _____ Single-Family 35 Multi-Family

Note: A single-family unit is a single-family, detached dwelling unit.

Contact Information

Name MARTIN J. GARCIA

Company ABQ ENGINEERING INC

Phone 255-7802

E-mail mjgarcia@abqeng.com

Please include with your submittal:

- Zone Atlas map with the entire property(ies) precisely and clearly outlined
- Copy of a plat or plan for the proposed project
- List of legal description (e.g. lot, block) and street address for each lot (for final plat only)
- Please include DRB project number on the top right corner of all documents
- Please paper clip all submitted documents (for ease of making copies)

FOR OFFICIAL USE ONLY

APS Cluster _____
Preliminary PDFF Date Submitted _____
Preliminary PDFF Date Completed _____

Final PDFF Date Submitted _____
Final PDFF Date Completed _____

EXHIBIT A

PRELIMINARY
PRE-DEVELOPMENT FACILITIES FEE AGREEMENT

THIS AGREEMENT is made by and between the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico (“Albuquerque Public Schools” or “APS”), a public school district organized and existing pursuant to the laws of New Mexico, and Louise ABQ 2005, LLC. (“Developer”) effective as of this 4 day of June, 2007, and pertains to the subdivision commonly known as Panorama Heights, and more particularly described as [use current legal description] re-plat of tracts L-1-A, L-1-B, L-1-C

_____ (the “Subdivision”.)

WHEREAS, In order to provide for APS becoming more knowledgeable of development plans within the City so that APS may better plan for future growth, the City of Albuquerque requires that APS approve the plat(s) for any new subdivision; and

WHEREAS, Developer is proposing the development of a new subdivision, and requires APS approval of the plat for said subdivision; and

WHEREAS, Developer is the owner of the real estate being subdivided and platted; and

WHEREAS, Developer is required by the Albuquerque Subdivision Ordinance to provide appropriate infrastructure and improvements as a condition of developing a subdivision; and

WHEREAS, as a condition of approving such plat APS requires the provision of appropriate infrastructure and facilities or the payment of a facilities fee for each new residence to be constructed to help defray the cost of school construction, expansion, or maintenance;

THEREFORE, in consideration of the mutual promises contained herein, APS and Developer agree as follows:

1. Developer agrees that a facilities fee will be paid to APS for each dwelling unit to be constructed in the Subdivision.
2. The amount of the fee shall be:
 - If the building permit is issued on or after January 1, 2007, the fee shall be \$1875 per dwelling unit.

- If the building permit is issued on or after July 1, 2008, the fee shall be \$2425 per dwelling unit.
- If the permit is issued on or after January 1, 2010, the fee shall be \$2975 per dwelling unit.

The fee for each dwelling unit in multi-family residential structures shall be sixty percent (60 %) of the fee for a single family home. "Multi-family residential structure" means any type of residential property other than single-family houses (one single family, detached dwelling unit per lot).

3. Developer agrees that the fee shall be paid to APS at or before the issuance of any building permit for any lot or other parcel of property subject to this agreement.
4. Developer may satisfy all or part of its obligations under this contract by transferring improved or unimproved property to APS, provided that APS must agree to the transfer and to the value placed on the transferred property. APS, upon accepting such transfer, shall credit Developer with an amount equal to the agreed value, and the developer may designate the lot(s) to which such amount(s) shall be applied in satisfaction of its obligations hereunder.
5. This contract may be recorded in the office of the County Clerk of Bernalillo and/or Sandoval County, and shall serve as notice of the Developer's obligation to pay facilities fees. Developer shall include on the plat of the Subdivision a statement that "The property on this plat is subject to a Pre-Development Facilities Fee Agreement with the Albuquerque Public Schools, recorded at [recording data]."
6. APS, through its Facilities Fee Administrator, will provide a Payment Acknowledgement in the form attached hereto to the Developer reflecting receipt of the facilities fee (or equivalent compensation as described in paragraph 4 above), which form may be given to the City to show satisfaction of the fee obligation and satisfy that condition for receiving building permits. Developer may record that Payment Acknowledgment in the real estate records of Bernalillo or Sandoval County, but APS shall not be responsible for paying any recording fees nor shall APS be responsible for recording any such documents with the office of the County Clerk or any other office.

[Signature]
Signature

MEMBER
Name (typed or printed) and title

LOUISE ABA 2005 LLC
Developer

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on June 5, 2007, by MARK EDWARDS
as Member of LOUISE ABA 2005 LLC, a corporation.

(Seal)

[Signature]
Notary Public

My commission expires: 8/8/2009

ALBUQUERQUE PUBLIC SCHOOLS

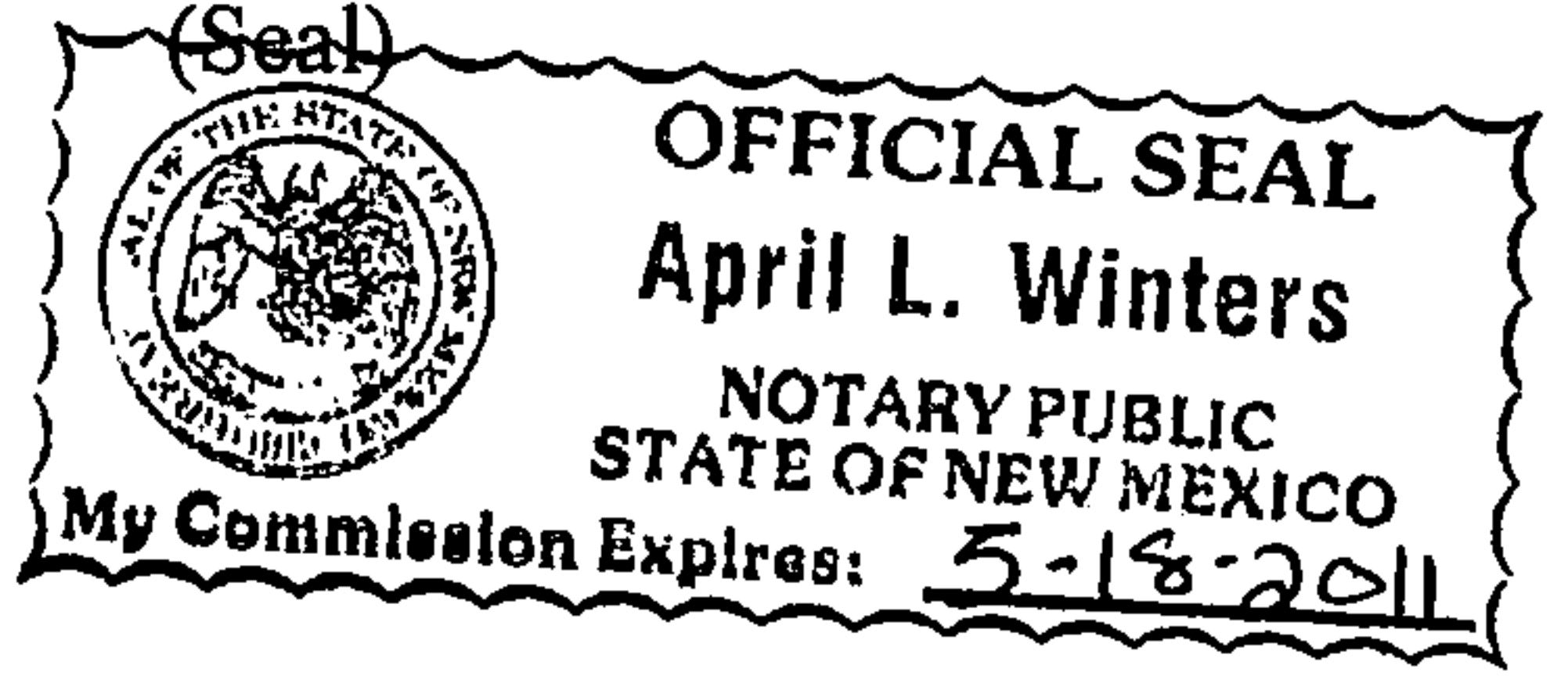
[Signature]
Signature
Kizito Wijenje, Director, Capital Master Plan

Name (typed or printed) and title

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on June 4, 2007, by Kizito Wijenje
as Director of CMP of the Albuquerque Municipal School
District No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under
the laws of the State of New Mexico.

(Seal)



[Signature]
Notary Public

My commission expires: May 18th, 2011

June 13. 2007



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1005141

TO: ALL MEMBERS

Application No. 12 DRB 70342

Jack Cloud, DRB Chairman, Planning Department

Curtis Cherne, P.E., Hydrology

Kristal Metro, P.E., Transportation Development

Allan Porter, P.E., Albuquerque/ Bernalillo Co. WUA

Carol Dumont, Parks/Municipal Development

NEXT HEARING DATE: _____

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON. IF THE APPLICANT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

SUBMITTAL DESCRIPTION: Tract L-1-A-1 + L-1-B-1

Block 11 Panorama Heights

CONTACT NAME: Charlie Calderon Amber Palmer

TELEPHONE: 506-3050 EMAIL: Carteresian.amber@aol.com



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1005141

TO: ALL MEMBERS

Application No. 12 DRB 70342

Jack Cloud, DRB Chairman, Planning Department

Curtis Cherne, P.E., Hydrology

Kristal Metro, P.E., Transportation Development

Allan Porter, P.E., Albuquerque/ Bernalillo Co. WUA

Carol Dumont, Parks/Municipal Development

NEXT HEARING DATE: _____

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SUBMITTAL DESCRIPTION: Tract L-1-A-1 + LTB-1

Block 11 Panorama Heights

CONTACT NAME: Charles Calderon Amber Palmer

TELEPHONE: 896-3050 EMAIL: Cartesian.amber@aol.com

PROJECT

1005141

App #

Action

Date

12-70342

VFE

10-31-12



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1005141

TO: Application No. _____

- ALL MEMBERS
- Jack Cloud, DRB Chairman, Planning Department
- Curtis Cherne, P.E., Hydrology
- Kristal Metro, P.E., Transportation Development
- Allan Porter, P.E., Albuquerque/ Bernalillo Co.WUA
- Carol Dumont, Parks/Municipal Development

NEXT HEARING DATE: 11/14/12

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON. IF THE APPLICANT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFIINITELY DEFERRED ON A NO SHOW.

SUBMITTAL DESCRIPTION: revised plot to reflect easement

Vacations

CONTACT NAME: Will Plotner

TELEPHONE: 896-3050 EMAIL: wplotnerjr@aol.com

ACCESS AND PARKING EASEMENT

This Access and Parking Easement ("Document") is dated as of November 2, 2012, and made by Calvary Chapel East, a New Mexico non-profit corporation ("Calvary").

WHEREAS, Calvary owns the parcels of land which are more particularly described on Exhibit A, attached hereto and incorporated herein ("Property").

WHEREAS, Calvary is in the process of replatting the Property. The replat will result in a parcel containing only the office building and related improvements, which will be legally described as set forth on Exhibit B, attached hereto and incorporated herein ("Office Property"). The replat also will result in a parcel of land which includes the existing warehouse, church and related improvements, which will be legally described as set forth on Exhibit C, attached hereto and incorporated herein ("Church Property").

WHEREAS, Calvary desires to create the easements set forth in this Document for the respective benefit of the Church Property and the Office Property.

NOW, THEREFORE, in consideration of the foregoing, the provisions of this Document, it is declared, agreed and established as follows:

1. Recitals. The above recitals are incorporated herein as operative provisions of this Document.
2. Easement for Benefit of Church Property. Calvary hereby declares, establishes and grants a non-exclusive access and parking easement in, on and across the portion of the Office Property, which is generally depicted as the front parking area and driveway adjacent to Indian School Road, as depicted on Exhibit D ("Church Property Easement"). The Church Property Access Easement is for parking and ingress and egress by pedestrians and vehicles. The Church Property Easement benefits the Church Property and burdens the Office Property.
3. Easement for Benefit of Office Property. Calvary hereby declares, establishes and grants a non-exclusive access and parking easement in, on and across the portion of the Church Property, which is generally depicted as the front parking area and driveway adjacent to Indian School Road, as depicted on Exhibit D ("Office Property Easement"). The Office Property Easement is for parking and ingress and egress by pedestrians and vehicles. The Office Property Easement benefits the Office Property and burdens the Church Property.
4. Certain Definitions. The Church Property Easement and the Office Property Easement are sometimes individually referred to in this Document as an "Easement" and are sometimes collectively referred to in this Document as the "Easements." The owner of fee simple title to the Office Property and the owner of fee simple title to the Church Property are sometimes individually referred to as an "Owner" and are sometimes collectively referred to in this Document as the "Owners." The Office Property and the Church Property are sometimes collectively referred to as the

"Properties." The Office Property and the Church Property are sometimes individually referred to as a "Property."

5. No Speed Control. No speed control devices shall be installed in the Easements without the consent of both Owners, which can be granted or denied by an Owner in its sole and absolute discretion.

6. Beneficiaries of Easements. The Easements are for the owners, tenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees of each Owner and each Owner's tenants or other party in rightful possession or control of its Parcel.

7. Termination of Parking Easements. Notwithstanding any other provision of this Document, the Owner of the Church Property may terminate the right to park on the Church Property pursuant to the Office Property Easement by giving thirty (30) days notice to the Owner of the Office Property. Notwithstanding any other provision of this Document, the Owner of the Office Property may terminate the right to park on the Office Property pursuant to the Church Property Easement by giving thirty (30) days notice to the Owner of the Church Property. The Owner that terminates the right to park on its Property pursuant to this Section 7 may record in the real estate records a document evidencing such termination, upon which this Document shall be deemed to exclude the terminated parking Easement; however, no such termination shall affect the parking Easement not so terminated pursuant to this Section 7 nor the access Easements created by this Document.

8. Maintenance. Each Owner shall keep in good condition and repair such portions of its Property as are covered by or subject to an Easement. Notwithstanding the foregoing, if the requisite repair and maintenance has not occurred, the Owner benefited by an Easement shall be permitted to repair such portion of the other Owner's Property as is necessary to maintain the functional use of the Easement. Prior to doing any repair or maintenance on the other Owner's Property, thirty (30) days prior written notice and an opportunity to perform such maintenance shall be given.

9. Access. To the extent necessary, each Owner hereby grants the other party the reasonable right of access to perform repair, maintenance and replacement activities regarding the Easements.

10. Mechanic's Liens. In conjunction with the responsibilities, actions and activities pursuant to this Document, each Owner shall prevent the filing of any mechanic's or materialmen's lien against the other Owner's Property (the "Affected Property") and shall indemnify and hold the Owner of the Affected Property against any damages, liability, claims and attorneys' fees arising therefrom. It is specifically agreed that each Owner shall give the other Owner at least thirty (30) days prior written notice before engaging in any activity which could give rise to a lien on the Affected Property. Each Owner, in conjunction with such work, may post notices of non-responsibility and take other action as is reasonably necessary to prevent the attachment of a mechanic's or materialmen's lien against such Owner's Property.

11. Taxes. The Owner of the Church Property shall be solely responsible for all property taxes and assessments related to the Church Property. The Owner of the Office Property shall be solely responsible for all property taxes and assessments related to the Office Property.

12. Insurance.

- A. *General Coverage and Limits*. Each Owner shall at all times maintain, or cause to be maintained, a policy or policies of liability insurance issued by an insurer with an A.M. Best Rating of not less than A- (FSC VIII) against claims for bodily injury, death or property damage occurring on, in or about such Owner's Property with a "Combined Single Limit" (covering bodily injury liability and property damage) with commercially reasonable limits of not less than Two Million Dollars (\$2,000,000.00), increased at least every ten (10) years to reflect the increase during such ten-year period in the Consumer Price Index of the Bureau of Labor Statistics of the U.S. Department of Labor for All Urban Consumers, U.S. City Average All Items (1982-84 = 100) ("CPI-U"). At each adjustment, the insurance coverage adjustment shall be calculated as follows: the amount of insurance required for the immediately preceding ten-year term shall be multiplied by a fraction, the numerator of which shall be the CPI-U of the calendar month three (3) months before the adjustment is to take effect (numerator month), and the denominator of which shall be the CPI-U of the calendar month ten (10) years prior to the numerator month. The amount calculated shall constitute the new minimum liability insurance coverage amount for each Owner. At no time shall the minimum insurance coverage amount decrease. If the compilation and/or publication of the CPI-U is transferred to any other governmental department or bureau or agency or discontinued, then the index most nearly the same as the CPI-U shall be used to make such calculation.
- B. *Form and Proof of Coverage*. Such insurance may be in the form of blanket liability coverage applicable to the Owner's Property, and such coverage limit may be satisfied with underlying and umbrella policies totaling not less than the amount set forth above. An Owner shall, upon written request, provide the other Owner with evidence of such coverage and a description of any plan of insurance being used.
- C. *Additional Policy Provisions*. All policies of insurance required under this Document shall provide that the Owner of the other Property shall be included as an additional insured, and shall contain a provision that the insurance company will give the Owner of the other Property thirty (30) days advance written notice prior to cancellation or lapse, or the effective date of any reduction in the amounts or scope of coverage. Each Owner shall deliver to the other Owner a statement from the applicable insurer that such insurance insures the performance by the Owner insured thereunder of the indemnity agreements to limits not less than those specified above. An Owner shall promptly notify the other Owner of any asserted claim with respect to which the Owner receiving notice is or may be indemnified against hereunder, and shall deliver to such Owner copies of process and pleadings.

13. Church Property Indemnification. The Owner of the Church Property hereby indemnifies, holds harmless, and agrees to defend the Owner of the Office Property from all losses, claims, damages, liabilities and expenses, including but not limited to costs and attorneys' fees, resulting from any injury to any person or any loss or damage to any property caused by or resulting from use of the Church Property Easement by the Owner of the Church Property and its tenants, subtenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees ("Church Property Owner Persons"), except to the extent caused by the negligence or intentional misconduct of any of the Office Property Owner Persons (as defined below). In conjunction with a defense pursuant to this paragraph, the party to be defended shall have the right to reasonably designate the attorney to be used in conjunction with such defense.

14. Office Property Indemnification. The Owner of the Office Property hereby indemnifies, holds harmless, and agrees to defend the Owner of the Church Property from all losses, claims, damages, liabilities and expenses, including but not limited to costs and attorneys' fees, resulting from any injury to any person or any loss or damage to any property caused by or resulting from use of the Office Property Easement by the Owner of the Office Property and its tenants, and any of their subtenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees ("Office Property Owner Persons"), except to the extent caused by the negligence or intentional misconduct of any of the Church Property Owner Persons. In conjunction with a defense pursuant to this paragraph, the party to be defended shall have the right to reasonably designate the attorney to be used in conjunction with such defense.

15. Limitation of Indemnification. To the extent applicable, if at all, the indemnifications contained in this Document are subject to and limited by the provisions of Section 56-7-1 of the New Mexico Statutes, as amended from time to time.

16. Notice. Any notice required or permitted to be given under this Document shall be in writing and may be either hand-delivered, sent by recognized overnight courier or mailed, postage prepaid, certified mail, return receipt requested to the address previously provided in writing by the recipient Owner to the Owner providing such notice, or in the absence of such previous notice, by delivery to the property subject to this Document owned by such Owner.

17. Costs and Attorneys' Fees. If this Document is breached by any Owner, the breaching Owner shall be liable to the non-breaching Owner for all costs and expenses, including but not limited to attorneys' fees, incurred by the non-breaching Owner as a result of the breach.

18. Invalidity. If any provision of this Document is determined to be invalid or unenforceable, all of the remaining provisions of this Document shall remain in full force and effect.

19. Governing Law. This Document shall be governed by the law of the State of New Mexico.


20. Captions. The headings or captions used in this Document are for convenience and reference only, and in no way define, limit or describe the scope, meaning or intent of this Document or any part, section, paragraph or subparagraph of this Document.

21. No Dedication. Nothing in this Document shall be deemed to be a dedication of any portion of any property to or for the general public, or for any public purpose or use whatsoever.

22. Modification. This Document may be amended or modified only by a written instrument executed by the Owners of the Properties and recorded in the real estate records of Bernalillo County, New Mexico.

23. Successors and Assigns. This Document shall be recorded in the real property records of the County Clerk of Bernalillo County, New Mexico. The Easements created by this Document and all other rights created by this Document shall run with the land. This Document shall bind and extend to the successors and assigns of the party to this Document. If all or any portion of any property covered by an Easement is assigned, sold, given, leased, mortgaged, transferred or otherwise conveyed, the assignee/successor shall take the conveyed interest subject to the provisions of this Document.

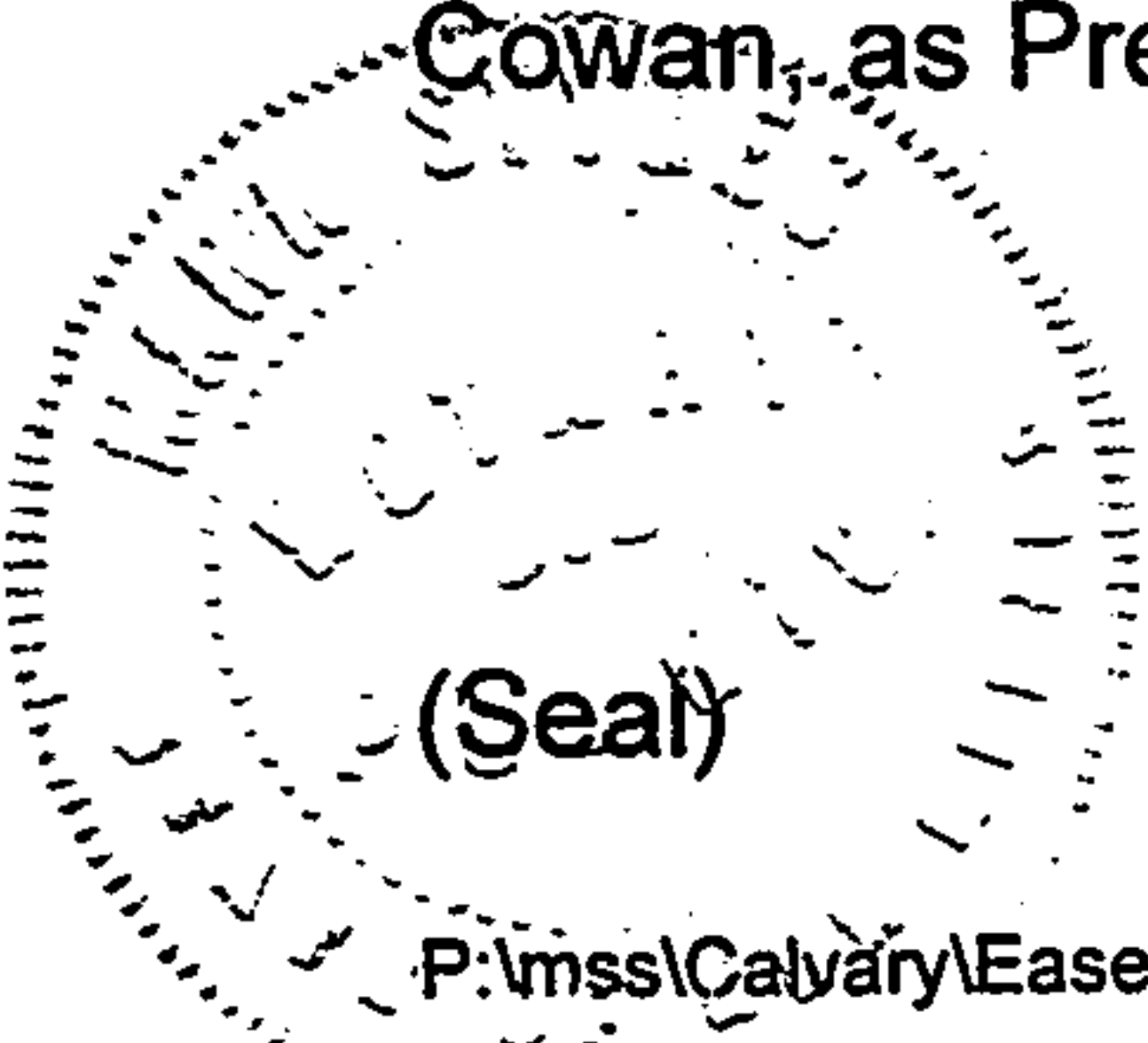
CALVARY CHAPEL EAST, a New Mexico non-profit corporation

By: 
Print Name: GARY COWAN
Its: President

ACKNOWLEDGMENT

COUNTY OF BERNALILLO)
) ss
STATE OF NEW MEXICO)

This instrument was acknowledged before me on NOV. 2, 2012, by Gary L. Cowan, as President of Calvary Chapel East, a New Mexico non-profit corporation.




Notary Public
My Commission Expires on: Oct. 30, 2014

EXHIBIT A

PARCEL 1:

Tract lettered "M-1" in Block numbered Eleven (11) of Panorama Heights, Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on April 10, 1985, in Plat Book C26, Page 185.

PARCEL 2:

Tracts lettered "L-1-A," "L-1-B" and "L-1-C" in Block numbered Eleven (11) of Panorama Heights, (Formerly Tract L-1, Block 11, Panorama Heights), Albuquerque, Bernalillo County, New Mexico, as the same are shown and designated on the replat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 27, 2007, in Plat Book 2007C, Page 201, as Doc. No. 2007108801.

EXHIBIT B

Lot "L-1-A-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

EXHIBIT C

Lot "L-1-B-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

Exhibit for
Parking, Access and Drainage Easement
Within Lots "L-1-A-1", and "L-1-B-1",
Block 11, Panorama Heights
City of Albuquerque
Bernalillo County, New Mexico
October 2012

Legal Description

A CERTAIN PARCEL, BEING A PORTION OF LOTS "L-1-A-1" AND "L-1-B-1", IN BLOCK NUMBERED ELEVEN (11), OF PANORAMA HEIGHTS SUBDIVISION, IN THE CITY OF ALBUQUERQUE, COUNTY OF BERNALILLO AND STATE OF NEW MEXICO, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY ON _____, IN BOOK _____, PAGE _____.

SAID PARCEL BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT BEING THE MOST EASTERLY END OF THE SOUTHEASTERLY RETURN LOCATED AT EASTRIDGE DRIVE NE AND INDIAN SCHOOL ROAD NE MARKED BY A 1/2" REBAR WITH CAP "LS 4078", WHENCE A TIE TO AN ACS MONUMENT "2_H23", BEARS N 30°02'15" E, A DISTANCE OF 2702.57 FEET, COINCIDING WITH THE SAID SOUTHERLY RIGHT-OF-WAY OF INDIAN SCHOOL DRIVE, S 30°29'55" E, A DISTANCE OF 29.09 FEET;

THENCE, COINCIDING WITH SAID SOUTHERLY RIGHT-OF-WAY, S 24°39'35" E, A DISTANCE OF 100.50 FEET;

THENCE, 137.63 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 996.86, A DELTA OF 07°54'38", AND A CHORD OF S 34°17'57" E, A DISTANCE OF 137.52 FEET;

THENCE, 85.04 FEET ALONG A CURVE TO THE RIGHT, NON RADIAL TO THE PREVIOUS COURSE, HAVING A RADIUS OF 55.68, A DELTA OF 87°30'55", AND A CHORD OF N 74°15'07" W, A DISTANCE OF 77.01 FEET;

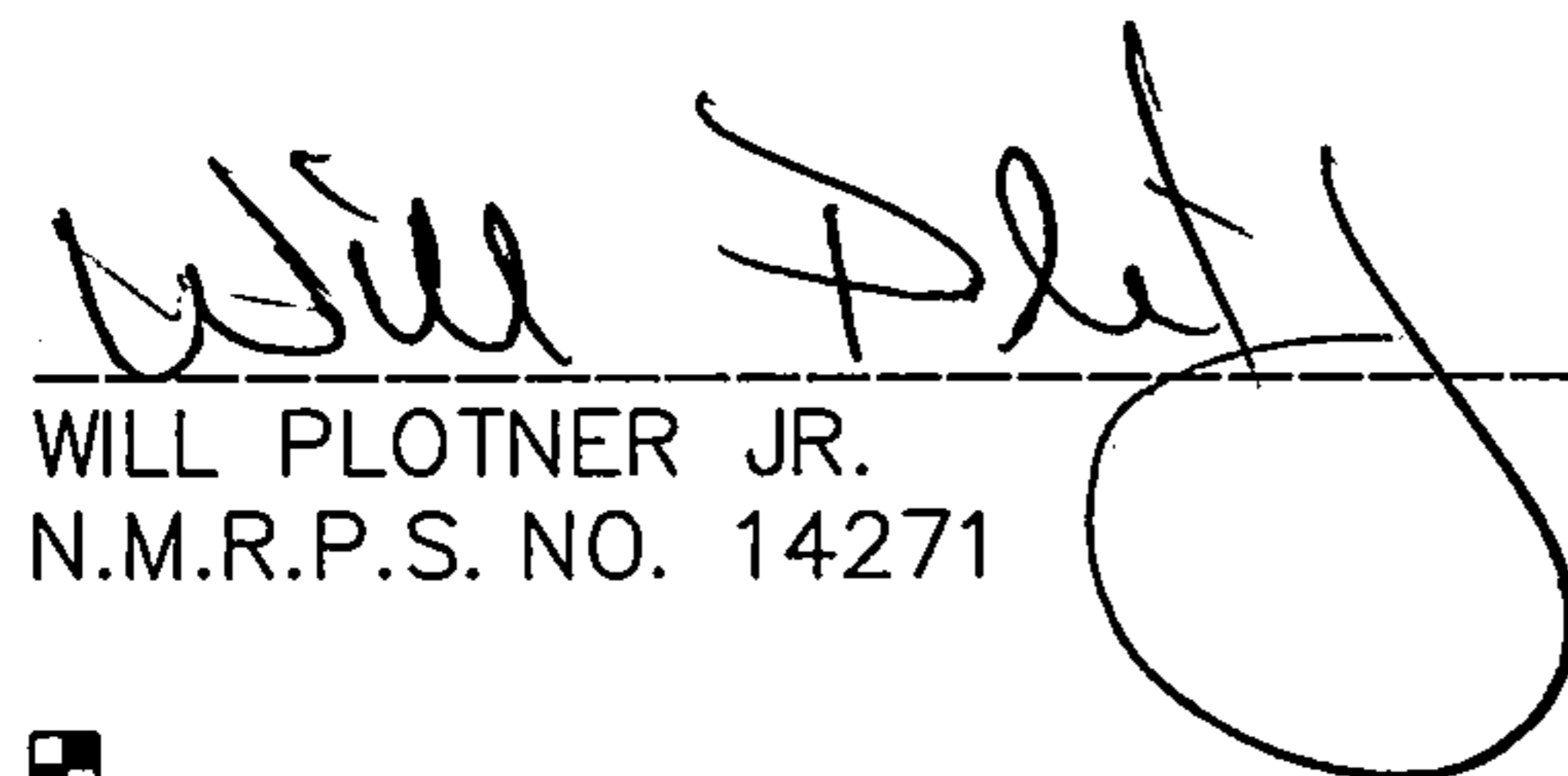
THENCE, N 30°25'27" W, A DISTANCE OF 235.72 FEET TO THE MOST WESTERLY CORNER OF THE HEREIN DESCRIBED PARCEL, BEING A POINT ON THE EASTERLY RIGHT-OF-WAY OF EASTRIDGE DRIVE NE;

THENCE, COINCIDING SAID EASTERLY RIGHT-OF-WAY, N 59°37'10" E, A DISTANCE OF 29.11 FEET;

THENCE, 39.22 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00, A DELTA OF 89°52'55", AND A CHORD OF S 75°26'23" E, A DISTANCE OF 35.32 FEET, TO THE POINT OF BEGINNING, CONTAINING 0.0305 ACRES (1,327 SQ. FT.) MORE OR LESS.

Surveyor's Certificate

I, WILL PLOTNER JR., A NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT THE EXHIBIT SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

 11/2/12
WILL PLOTNER JR. DATE
N.M.R.P.S. NO. 14271



CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244

**Exhibit for
Parking, Access and Drainage Easement
Within Lots "L-1-A-1", and "L-1-B-1",
Block 11, Panorama Heights**

**City of Albuquerque
Bernalillo County, New Mexico**

October 2012

Notes

1. FIELD SURVEY PERFORMED IN OCTOBER 2012.
2. ALL DISTANCES ARE GROUND DISTANCES: U.S. SURVEY FOOT.
3. THIS LEGAL AND EXHIBIT SHOULD NOT BE USED TO CONVEY TITLE.
4. THE BASIS OF BEARINGS REFERENCES NEW MEXICO STATE PLANE COORDINATES (NAD 83-GRID).

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	39.22'	25.00'	89°52'55"	35.32'	S 75°26'23" E
C14	85.04'	55.68'	87°30'55"	77.01'	N 74°15'07" W
C16	137.63'	996.86'	7°54'38"	137.52'	S 34°17'57" E

LINE TABLE		
LINE	LENGTH	BEARING
L1	29.09'	S 30°29'55" E
L2	100.50'	S 24°39'35" E
L22	235.72'	N 30°25'27" W
L23	29.11'	N 59°37'10" E



CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244




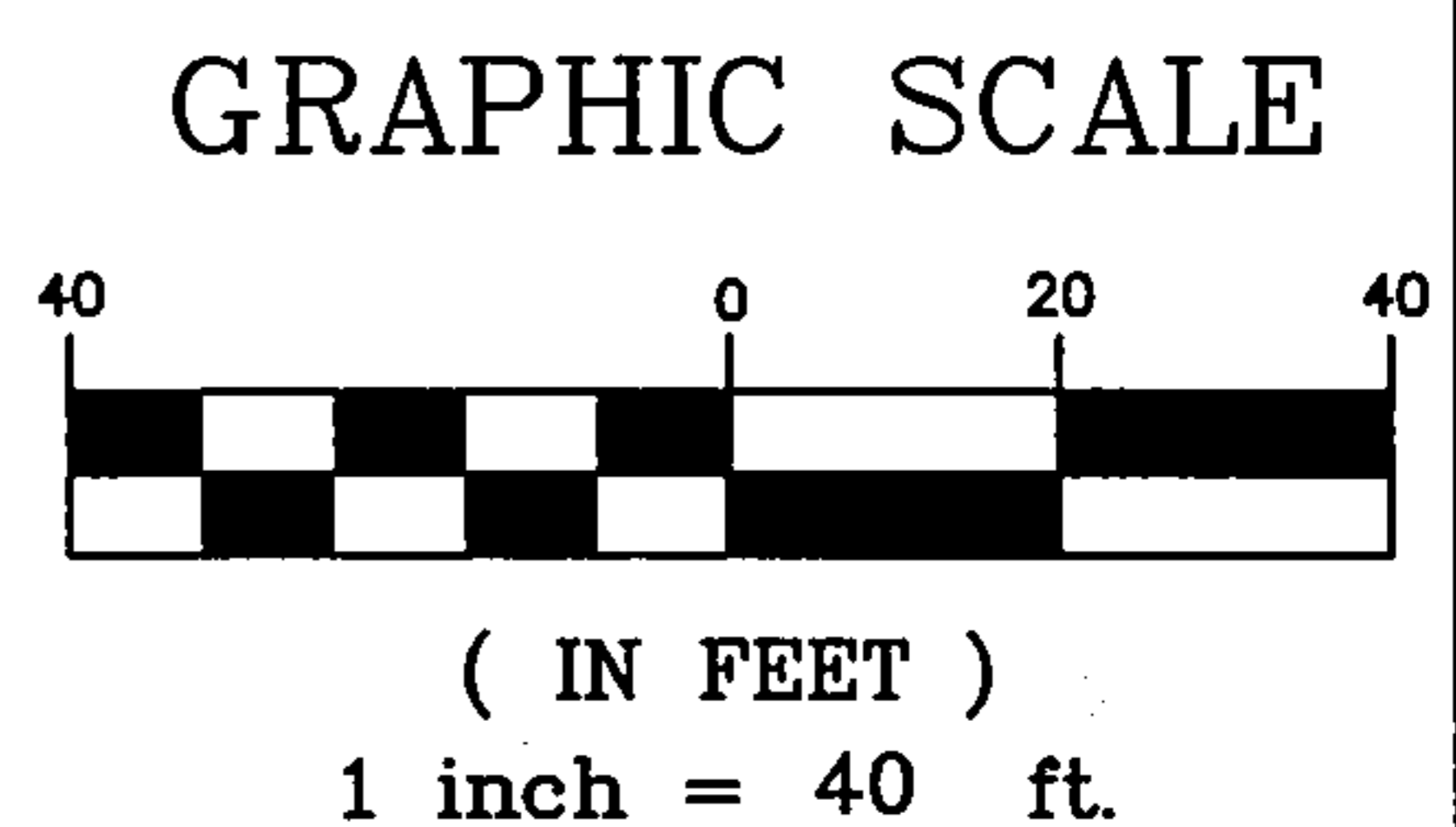
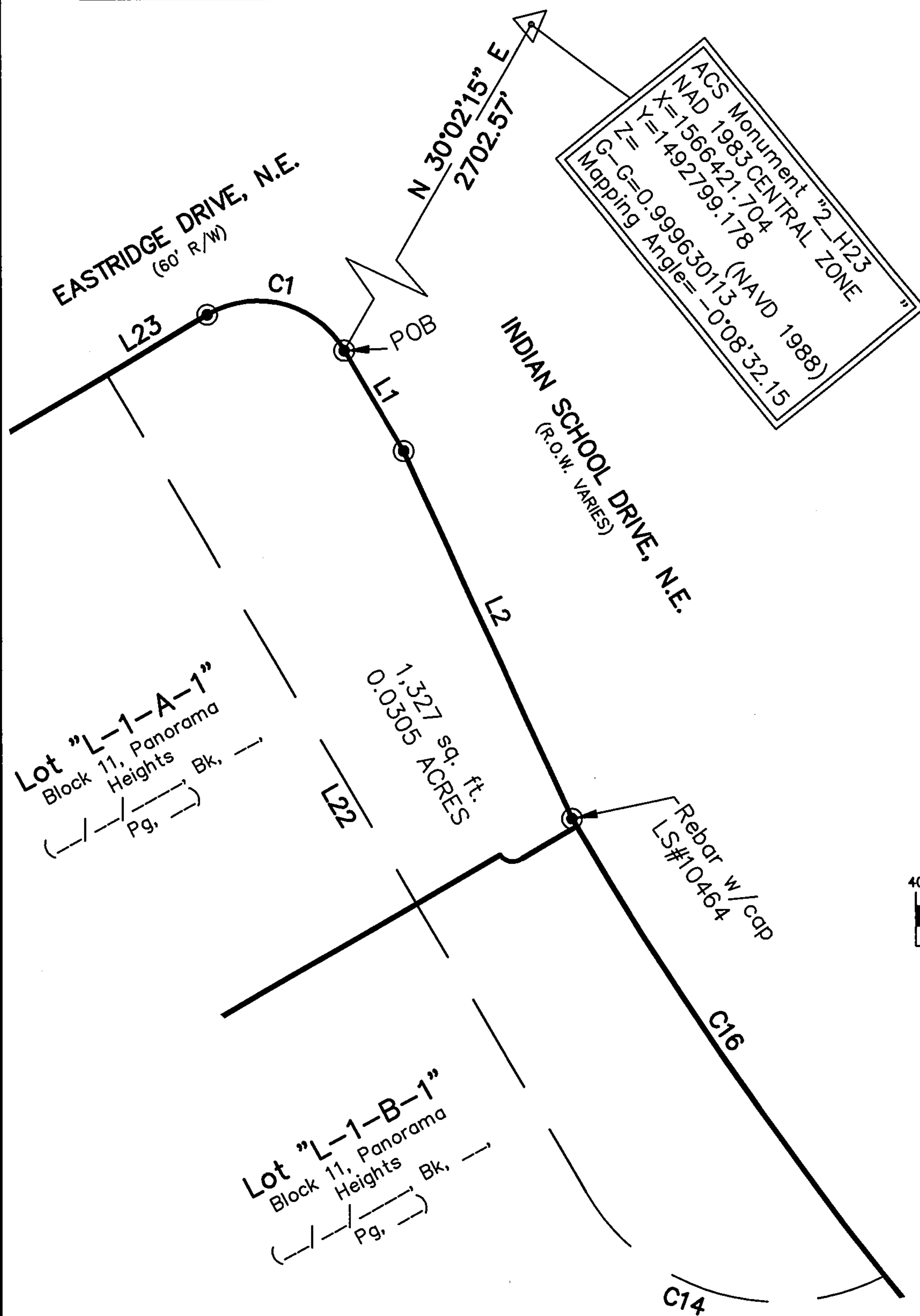
Exhibit for Parking, Access and Drainage Easement Within Lots "L-1-A-1", and "L-1-B-1", Block 11, Panorama Heights

City of Albuquerque
Bernalillo County, New Mexico

October 2012

Legend

	FOUND 1/2' REBAR WITH CAP "LS 4078" UNLESS OTHERWISE NOTED
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CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244



EMERGENCY EXIT EASEMENT

This Emergency Exit Easement ("Document") is dated as of November 2, 2012, and made by Calvary Chapel East, a New Mexico non-profit corporation ("Calvary").

WHEREAS, Calvary owns the parcels of land which are more particularly described on Exhibit A, attached hereto and incorporated herein ("Property").

WHEREAS, Calvary is in the process of replatting the Property. The replat will result in a parcel containing only the office building and related improvements, which will be legally described as set forth on Exhibit B, attached hereto and incorporated herein ("Office Property"). The replat also will result in a parcel of land which includes the existing warehouse, church and related improvements, which will be legally described as set forth on Exhibit C, attached hereto and incorporated herein ("Church Property").

WHEREAS, a stairwell exit and breezeway exit to the exterior exist on the existing building that fronts Indian School NE located on the Church Property (the "Building").

WHEREAS, upon completion of the Replat, it will be necessary for persons exiting the Building to cross the Office Property.

WHEREAS, Calvary desires to create an emergency exit easement as set forth in this Document for the benefit of the Church Property.

NOW, THEREFORE, in consideration of the foregoing, the provisions of this Document, it is declared, agreed and established as follows:

1. Recitals. The above recitals are incorporated herein as operative provisions of this Document.

2. Church Property Easement. Calvary hereby declares, establishes and grants a non-exclusive pedestrian emergency exit easement in, on and across the portion of the Office Property, which is generally depicted on Exhibit D ("Easement"). The Easement is for emergency egress by pedestrians from the Building. It is intended that the Exit Easement enable pedestrians to exit the Building and cross the Office Property to the front driveway adjacent to Indian School Road. The Easement benefits the Church Property and burdens the Office Property.

3. Access. To the extent necessary, the owner of the Office Property hereby grants the owner of the Church Property the reasonable right of access to perform repair, maintenance and replacement activities regarding the Easement.

4. Insurance.

A. *General Coverage and Limits.* Each Owner shall at all times maintain, or cause to be maintained, a policy or policies of liability insurance issued by an insurer with an A.M. Best Rating of not less than A- (FSC VIII) against claims

for bodily injury, death or property damage occurring on, in or about such Owner's Property with a "Combined Single Limit" (covering bodily injury liability and property damage) with commercially reasonable limits of not less than Two Million Dollars (\$2,000,000.00), increased at least every ten (10) years to reflect the increase during such ten-year period in the Consumer Price Index of the Bureau of Labor Statistics of the U.S. Department of Labor for All Urban Consumers, U.S. City Average All Items (1982-84 = 100) ("CPI-U"). At each adjustment, the insurance coverage adjustment shall be calculated as follows: the amount of insurance required for the immediately preceding ten-year term shall be multiplied by a fraction, the numerator of which shall be the CPI-U of the calendar month three (3) months before the adjustment is to take effect (numerator month), and the denominator of which shall be the CPI-U of the calendar month ten (10) years prior to the numerator month. The amount calculated shall constitute the new minimum liability insurance coverage amount for each Owner. At no time shall the minimum insurance coverage amount decrease. If the compilation and/or publication of the CPI-U is transferred to any other governmental department or bureau or agency or discontinued, then the index most nearly the same as the CPI-U shall be used to make such calculation.

B. Form and Proof of Coverage. Such insurance may be in the form of blanket liability coverage applicable to the Owner's Property, and such coverage limit may be satisfied with underlying and umbrella policies totaling not less than the amount set forth above. An Owner shall, upon written request, provide the other Owner with evidence of such coverage and a description of any plan of insurance being used.

C. Additional Policy Provisions. All policies of insurance required under this Document shall provide that the Owner of the other Property shall be included as an additional insured, and shall contain a provision that the insurance company will give the Owner of the other Property thirty (30) days advance written notice prior to cancellation or lapse, or the effective date of any reduction in the amounts or scope of coverage. Each Owner shall deliver to the other Owner a statement from the applicable insurer that such insurance insures the performance by the Owner insured thereunder of the indemnity agreements to limits not less than those specified above. An Owner shall promptly notify the other Owner of any asserted claim with respect to which the Owner receiving notice is or may be indemnified against hereunder, and shall deliver to such Owner copies of process and pleadings.

5. Indemnification. The owner of the Church Property hereby indemnifies, holds harmless, and agrees to defend the owner of the Office Property from all losses, claims, damages, liabilities and expenses, including but not limited to costs and attorneys' fees, resulting from any injury to any person or any loss or damage to any property caused by or resulting from use of the Easement by the owner of the Church Property, and its tenants, subtenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees. In conjunction with a defense pursuant to this

paragraph, the owner of the Office Building shall have the right to reasonably designate the attorney to be used in conjunction with such defense.

6. Notice. Any notice required or permitted to be given under this Document shall be in writing and may be either hand-delivered, sent by recognized overnight courier or mailed, postage prepaid, certified mail, return receipt requested to the address previously provided in writing by the recipient owner to the owner providing such notice, or in the absence of such previous notice, by delivery to the property subject to this Document owned by such owner.

7. Costs and Attorneys' Fees. If this Document is breached by any party, the breaching party shall be liable to the non-breaching party for all costs and expenses, including but not limited to attorneys' fees, incurred by the non-breaching party as a result of the breach.

8. Invalidity. If any provision of this Document is determined to be invalid or unenforceable, all of the remaining provisions of this Document shall remain in full force and effect.

9. Governing Law. This Document shall be governed by the law of the State of New Mexico.

10. Captions. The headings or captions used in this Document are for convenience and reference only, and in no way define, limit or describe the scope, meaning or intent of this Document or any part, section, paragraph or subparagraph of this Document.

11. No Dedication. Nothing in this Document shall be deemed to be a dedication of any portion of any property to or for the general public, or for any public purpose or use whatsoever.

12. Successors and Assigns. This Document shall be recorded in the real property records of the County Clerk of Bernalillo County, New Mexico. The Easement created by this Document and all other rights created by this Document shall run with the land. This Document shall bind and extend to the successors and assigns of the party to this Document. If all or any portion of the Office Property or the Church Property is assigned, sold, given, leased, mortgaged, transferred or otherwise conveyed, the assignee/successor shall take the conveyed interest subject to the provisions of this Document.

13. Termination. This Document and the Easement shall automatically terminate if the Building no longer exists.

CALVARY CHAPEL EAST, a New Mexico
non-profit corporation

By: 

Print Name: GARY L. COWAN

Its: President

ACKNOWLEDGMENT

COUNTY OF BERNALILLO)
) ss
STATE OF NEW MEXICO)

This instrument was acknowledged before me on Nov. 2, 2012, by Gary L. Cowan, as President of Calvary Chapel East, a New Mexico non-profit corporation.

Mark Styler

Notary Public
My Commission Expires on: Oct. 30, 2014

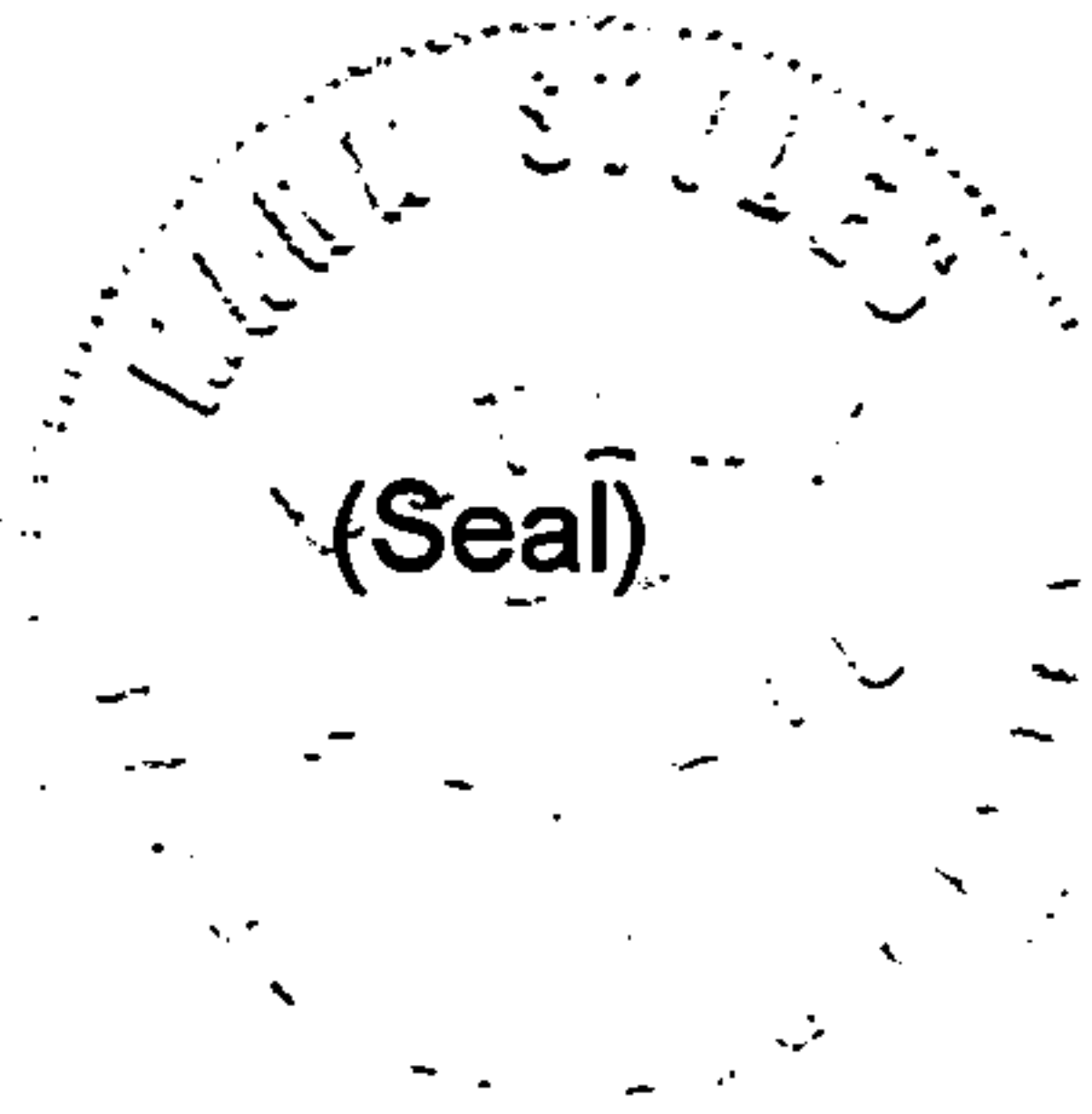


EXHIBIT A

PARCEL 1:

Tract lettered "M-1" in Block numbered Eleven (11) of Panorama Heights, Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on April 10, 1985, in Plat Book C26, Page 185.

PARCEL 2:

Tracts lettered "L-1-A," "L-1-B" and "L-1-C" in Block numbered Eleven (11) of Panorama Heights, (Formerly Tract L-1, Block 11, Panorama Heights), Albuquerque, Bernalillo County, New Mexico, as the same are shown and designated on the replat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 27, 2007, in Plat Book 2007C, Page 201, as Doc. No. 2007108801.

EXHIBIT B

Lot "L-1-A-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

##

EXHIBIT C

Lot "L-1-B-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

**Exhibit for
Emergency Exit Easement
Within Lot "L-1-A-1", Block 11,
Panorama Heights
City of Albuquerque
Bernalillo County, New Mexico
October 2012**

Legal Description

A CERTAIN PARCEL, BEING A PORTION OF LOT "L-1-A-1", IN BLOCK NUMBERED ELEVEN (11), OF PANORAMA HEIGHTS SUBDIVISION, IN THE CITY OF ALBUQUERQUE, COUNTY OF BERNALILLO AND STATE OF NEW MEXICO, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY ON _____, IN BOOK _____, PAGE _____

SAID EASEMENT PARCEL BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT BEING THE MOST EASTERLY CORNER OF THE HEREIN DESCRIBED PARCEL, BEING A POINT ON THE LOT LINE BETWEEN LOTS "L-1-A-1" AND "L-1-B-1", WHENCE A TIE TO THE MOST EASTERLY CORNER OF TRACT "L-1-A-1" BEARS THE FOLLOWING 3 COURSES:

N 60°04'16" E, A DISTANCE OF 23.97 FEET;

6.24 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 3.93, A DELTA OF 91°05'08", AND A CHORD OF S 80°59'56" E, A DISTANCE OF 5.60 FEET;

N 59°38'49" E, A DISTANCE OF 15.74 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF INDIAN SCHOOL ROAD NE BEING THE MOST EASTERLY CORNER OF SAID LOT "L-1-A-1";

THENCE, FROM THE SAID POINT OF BEGINNING, COINCIDING WITH SAID LOT LINE, S 60°04'16" W, A DISTANCE OF 20.94 FEET TO THE MOST SOUTHERLY CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE, LEAVING SAID LOT LINE AND TRAVERSING LOT "L-1-A-1", N 30°25'26" W, A DISTANCE OF 4.29 FEET TO THE MOST WESTERLY CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE, N 60°19'11" E, A DISTANCE OF 20.94 FEET TO THE MOST EASTERLY CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE, S 30°25'27" E, A DISTANCE OF 4.20 FEET TO THE POINT OF BEGINNING, CONTAINING 0.0020 ACRES (89 SQ. FT.) MORE OR LESS.

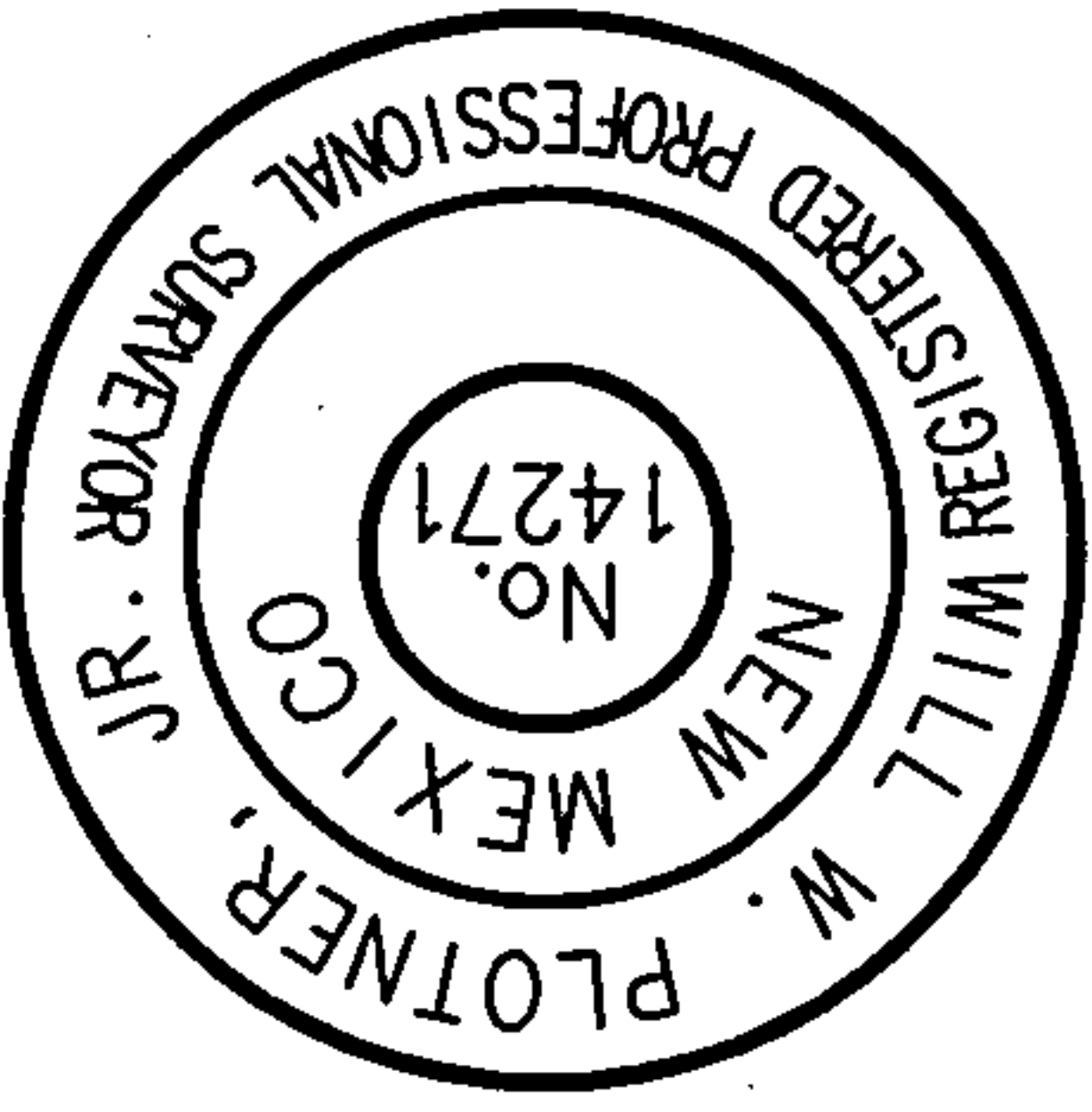
Surveyor's Certificate

I, WILL PLOTNER JR., A NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT THE EXHIBIT SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

WILL PLOTNER JR.
N.M.R.P.S. NO. 14271

Will Plotner Jr.

DATE 11/2/12



CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244

Exhibit for Emergency Exit Easement Within Tract "L-1-A-1", Block 11, Panorama Heights

City of Albuquerque
Bernalillo County, New Mexico

October 2012

Notes

1. FIELD SURVEY PERFORMED IN OCTOBER 2012.
2. ALL DISTANCES ARE GROUND DISTANCES: U.S. SURVEY FOOT.
3. THIS LEGAL AND EXHIBIT SHOULD NOT BE USED TO CONVEY TITLE.
4. THE BASIS OF BEARINGS REFERENCES NEW MEXICO STATE PLANE COORDINATES (NAD 83-GRID).

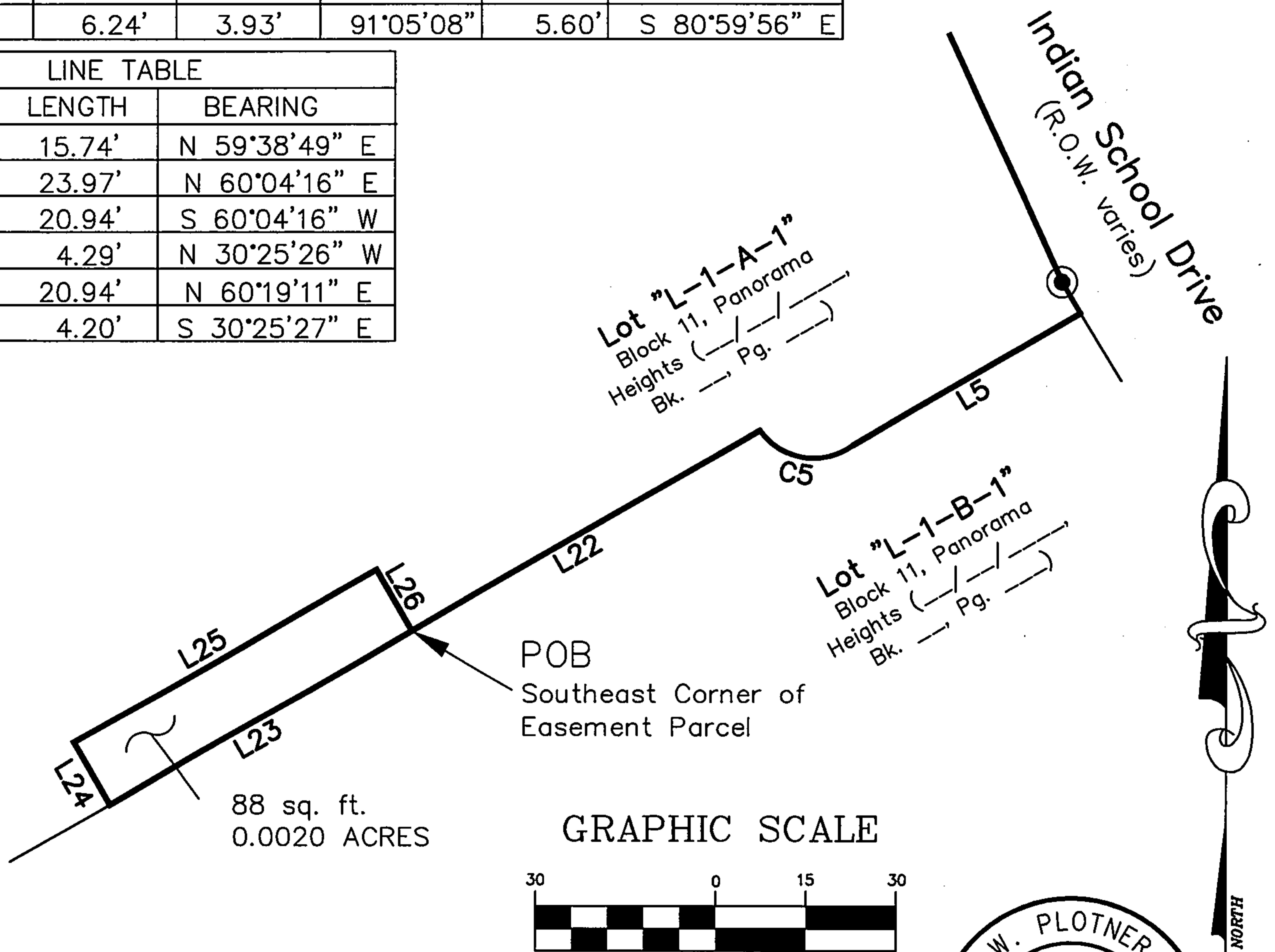
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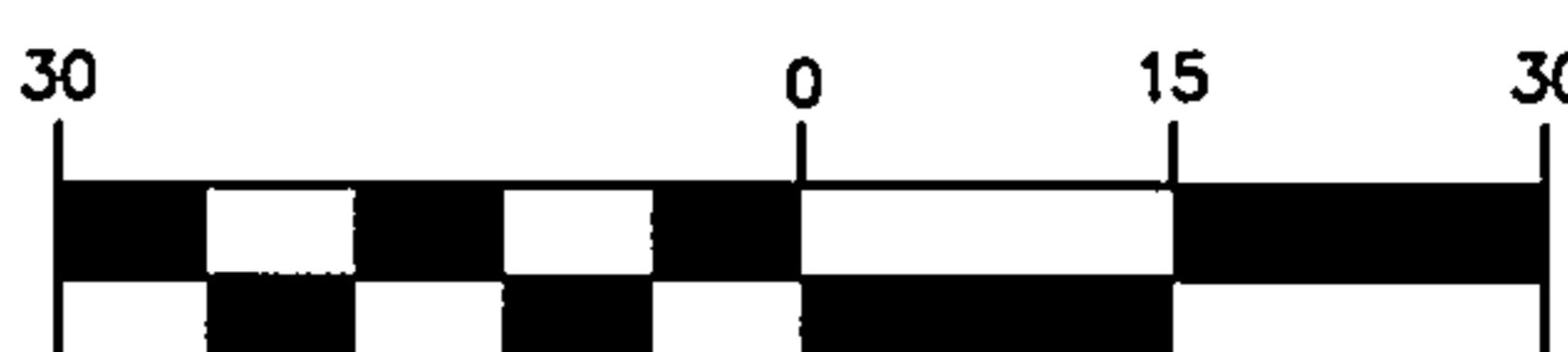
FOUND 1/2" REBAR WITH CAP "LS 10464"

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C5	6.24'	3.93'	91°05'08"	5.60'	S 80°59'56" E

LINE TABLE		
LINE	LENGTH	BEARING
L5	15.74'	N 59°38'49" E
L22	23.97'	N 60°04'16" E
L23	20.94'	S 60°04'16" W
L24	4.29'	N 30°25'26" W
L25	20.94'	N 60°19'11" E
L26	4.20'	S 30°25'27" E



GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.

CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244



Sheet 2 of 2
120597

ACCESS AND PARKING EASEMENT

This Access and Parking Easement ("Document") is dated as of November 2, 2012, and made by Calvary Chapel East, a New Mexico non-profit corporation ("Calvary").

WHEREAS, Calvary owns the parcels of land which are more particularly described on Exhibit A, attached hereto and incorporated herein ("Property").

WHEREAS, Calvary is in the process of replatting the Property. The replat will result in a parcel containing only the office building and related improvements, which will be legally described as set forth on Exhibit B, attached hereto and incorporated herein ("Office Property"). The replat also will result in a parcel of land which includes the existing warehouse, church and related improvements, which will be legally described as set forth on Exhibit C, attached hereto and incorporated herein ("Church Property").

WHEREAS, Calvary desires to create the easements set forth in this Document for the respective benefit of the Church Property and the Office Property.

NOW, THEREFORE, in consideration of the foregoing, the provisions of this Document, it is declared, agreed and established as follows:

1. Recitals. The above recitals are incorporated herein as operative provisions of this Document.

2. Easement for Benefit of Church Property. Calvary hereby declares, establishes and grants a non-exclusive access and parking easement in, on and across the portion of the Office Property, which is generally depicted as the front parking area and driveway adjacent to Indian School Road, as depicted on Exhibit D ("Church Property Easement"). The Church Property Access Easement is for parking and ingress and egress by pedestrians and vehicles. The Church Property Easement benefits the Church Property and burdens the Office Property.

3. Easement for Benefit of Office Property. Calvary hereby declares, establishes and grants a non-exclusive access and parking easement in, on and across the portion of the Church Property, which is generally depicted as the front parking area and driveway adjacent to Indian School Road, as depicted on Exhibit D ("Office Property Easement"). The Office Property Easement is for parking and ingress and egress by pedestrians and vehicles. The Office Property Easement benefits the Office Property and burdens the Church Property.

4. Certain Definitions. The Church Property Easement and the Office Property Easement are sometimes individually referred to in this Document as an "Easement" and are sometimes collectively referred to in this Document as the "Easements." The owner of fee simple title to the Office Property and the owner of fee simple title to the Church Property are sometimes individually referred to as an "Owner" and are sometimes collectively referred to in this Document as the "Owners." The Office Property and the Church Property are sometimes collectively referred to as the

"Properties." The Office Property and the Church Property are sometimes individually referred to as a "Property."

5. No Speed Control. No speed control devices shall be installed in the Easements without the consent of both Owners, which can be granted or denied by an Owner in its sole and absolute discretion.

6. Beneficiaries of Easements. The Easements are for the owners, tenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees of each Owner and each Owner's tenants or other party in rightful possession or control of its Parcel.

7. Termination of Parking Easements. Notwithstanding any other provision of this Document, the Owner of the Church Property may terminate the right to park on the Church Property pursuant to the Office Property Easement by giving thirty (30) days notice to the Owner of the Office Property. Notwithstanding any other provision of this Document, the Owner of the Office Property may terminate the right to park on the Office Property pursuant to the Church Property Easement by giving thirty (30) days notice to the Owner of the Church Property. The Owner that terminates the right to park on its Property pursuant to this Section 7 may record in the real estate records a document evidencing such termination, upon which this Document shall be deemed to exclude the terminated parking Easement; however, no such termination shall affect the parking Easement not so terminated pursuant to this Section 7 nor the access Easements created by this Document.

8. Maintenance. Each Owner shall keep in good condition and repair such portions of its Property as are covered by or subject to an Easement. Notwithstanding the foregoing, if the requisite repair and maintenance has not occurred, the Owner benefited by an Easement shall be permitted to repair such portion of the other Owner's Property as is necessary to maintain the functional use of the Easement. Prior to doing any repair or maintenance on the other Owner's Property, thirty (30) days prior written notice and an opportunity to perform such maintenance shall be given.

9. Access. To the extent necessary, each Owner hereby grants the other party the reasonable right of access to perform repair, maintenance and replacement activities regarding the Easements.

10. Mechanic's Liens. In conjunction with the responsibilities, actions and activities pursuant to this Document, each Owner shall prevent the filing of any mechanic's or materialmen's lien against the other Owner's Property (the "Affected Property") and shall indemnify and hold the Owner of the Affected Property against any damages, liability, claims and attorneys' fees arising therefrom. It is specifically agreed that each Owner shall give the other Owner at least thirty (30) days prior written notice before engaging in any activity which could give rise to a lien on the Affected Property. Each Owner, in conjunction with such work, may post notices of non-responsibility and take other action as is reasonably necessary to prevent the attachment of a mechanic's or materialmen's lien against such Owner's Property.

11. Taxes. The Owner of the Church Property shall be solely responsible for all property taxes and assessments related to the Church Property. The Owner of the Office Property shall be solely responsible for all property taxes and assessments related to the Office Property.

12. Insurance.

A. *General Coverage and Limits*. Each Owner shall at all times maintain, or cause to be maintained, a policy or policies of liability insurance issued by an insurer with an A.M. Best Rating of not less than A- (FSC VIII) against claims for bodily injury, death or property damage occurring on, in or about such Owner's Property with a "Combined Single Limit" (covering bodily injury liability and property damage) with commercially reasonable limits of not less than Two Million Dollars (\$2,000,000.00), increased at least every ten (10) years to reflect the increase during such ten-year period in the Consumer Price Index of the Bureau of Labor Statistics of the U.S. Department of Labor for All Urban Consumers, U.S. City Average All Items (1982-84 = 100) ("CPI-U"). At each adjustment, the insurance coverage adjustment shall be calculated as follows: the amount of insurance required for the immediately preceding ten-year term shall be multiplied by a fraction, the numerator of which shall be the CPI-U of the calendar month three (3) months before the adjustment is to take effect (numerator month), and the denominator of which shall be the CPI-U of the calendar month ten (10) years prior to the numerator month. The amount calculated shall constitute the new minimum liability insurance coverage amount for each Owner. At no time shall the minimum insurance coverage amount decrease. If the compilation and/or publication of the CPI-U is transferred to any other governmental department or bureau or agency or discontinued, then the index most nearly the same as the CPI-U shall be used to make such calculation.

B. *Form and Proof of Coverage*. Such insurance may be in the form of blanket liability coverage applicable to the Owner's Property, and such coverage limit may be satisfied with underlying and umbrella policies totaling not less than the amount set forth above. An Owner shall, upon written request, provide the other Owner with evidence of such coverage and a description of any plan of insurance being used.

C. *Additional Policy Provisions*. All policies of insurance required under this Document shall provide that the Owner of the other Property shall be included as an additional insured, and shall contain a provision that the insurance company will give the Owner of the other Property thirty (30) days advance written notice prior to cancellation or lapse, or the effective date of any reduction in the amounts or scope of coverage. Each Owner shall deliver to the other Owner a statement from the applicable insurer that such insurance insures the performance by the Owner insured thereunder of the indemnity agreements to limits not less than those specified above. An Owner shall promptly notify the other Owner of any asserted claim with respect to which the Owner receiving notice is or may be indemnified against hereunder, and shall deliver to such Owner copies of process and pleadings.

13. Church Property Indemnification. The Owner of the Church Property hereby indemnifies, holds harmless, and agrees to defend the Owner of the Office Property from all losses, claims, damages, liabilities and expenses, including but not limited to costs and attorneys' fees, resulting from any injury to any person or any loss or damage to any property caused by or resulting from use of the Church Property Easement by the Owner of the Church Property and its tenants, subtenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees ("Church Property Owner Persons"), except to the extent caused by the negligence or intentional misconduct of any of the Office Property Owner Persons (as defined below). In conjunction with a defense pursuant to this paragraph, the party to be defended shall have the right to reasonably designate the attorney to be used in conjunction with such defense.

14. Office Property Indemnification. The Owner of the Office Property hereby indemnifies, holds harmless, and agrees to defend the Owner of the Church Property from all losses, claims, damages, liabilities and expenses, including but not limited to costs and attorneys' fees, resulting from any injury to any person or any loss or damage to any property caused by or resulting from use of the Office Property Easement by the Owner of the Office Property and its tenants, and any of their subtenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees ("Office Property Owner Persons"), except to the extent caused by the negligence or intentional misconduct of any of the Church Property Owner Persons. In conjunction with a defense pursuant to this paragraph, the party to be defended shall have the right to reasonably designate the attorney to be used in conjunction with such defense.

15. Limitation of Indemnification. To the extent applicable, if at all, the indemnifications contained in this Document are subject to and limited by the provisions of Section 56-7-1 of the New Mexico Statutes, as amended from time to time.

16. Notice. Any notice required or permitted to be given under this Document shall be in writing and may be either hand-delivered, sent by recognized overnight courier or mailed, postage prepaid, certified mail, return receipt requested to the address previously provided in writing by the recipient Owner to the Owner providing such notice, or in the absence of such previous notice, by delivery to the property subject to this Document owned by such Owner.

17. Costs and Attorneys' Fees. If this Document is breached by any Owner, the breaching Owner shall be liable to the non-breaching Owner for all costs and expenses, including but not limited to attorneys' fees, incurred by the non-breaching Owner as a result of the breach.

18. Invalidity. If any provision of this Document is determined to be invalid or unenforceable, all of the remaining provisions of this Document shall remain in full force and effect.

EXHIBIT A

PARCEL 1:

Tract lettered "M-1" in Block numbered Eleven (11) of Panorama Heights, Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on April 10, 1985, in Plat Book C26, Page 185.

PARCEL 2:

Tracts lettered "L-1-A," "L-1-B" and "L-1-C" in Block numbered Eleven (11) of Panorama Heights, (Formerly Tract L-1, Block 11, Panorama Heights), Albuquerque, Bernalillo County, New Mexico, as the same are shown and designated on the replat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 27, 2007, in Plat Book 2007C, Page 201, as Doc. No. 2007108801.

EXHIBIT B

Lot "L-1-A-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

EXHIBIT C

Lot "L-1-B-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

Exhibit for
Parking, Access and Drainage Easement
Within Lots "L-1-A-1", and "L-1-B-1",
Block 11, Panorama Heights
City of Albuquerque
Bernalillo County, New Mexico
October 2012

Legal Description

A CERTAIN PARCEL, BEING A PORTION OF LOTS "L-1-A-1" AND "L-1-B-1", IN BLOCK NUMBERED ELEVEN (11), OF PANORAMA HEIGHTS SUBDIVISION, IN THE CITY OF ALBUQUERQUE, COUNTY OF BERNALILLO AND STATE OF NEW MEXICO, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY ON _____, IN BOOK _____, PAGE _____.

SAID PARCEL BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT BEING THE MOST EASTERLY END OF THE SOUTHEASTERLY RETURN LOCATED AT EASTRIDGE DRIVE NE AND INDIAN SCHOOL ROAD NE MARKED BY A 1/2" REBAR WITH CAP "LS 4078", WHENCE A TIE TO AN ACS MONUMENT "2_H23", BEARS N 30°02'15" E, A DISTANCE OF 2702.57 FEET, COINCIDING WITH THE SAID SOUTHERLY RIGHT-OF-WAY OF INDIAN SCHOOL DRIVE, S 30°29'55" E, A DISTANCE OF 29.09 FEET;

THENCE, COINCIDING WITH SAID SOUTHERLY RIGHT-OF-WAY, S 24°39'35" E, A DISTANCE OF 100.50 FEET;

THENCE, 137.63 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 996.86, A DELTA OF 07°54'38", AND A CHORD OF S 34°17'57" E, A DISTANCE OF 137.52 FEET;

THENCE, 85.04 FEET ALONG A CURVE TO THE RIGHT, NON RADIAL TO THE PREVIOUS COURSE, HAVING A RADIUS OF 55.68, A DELTA OF 87°30'55", AND A CHORD OF N 74°15'07" W, A DISTANCE OF 77.01 FEET;

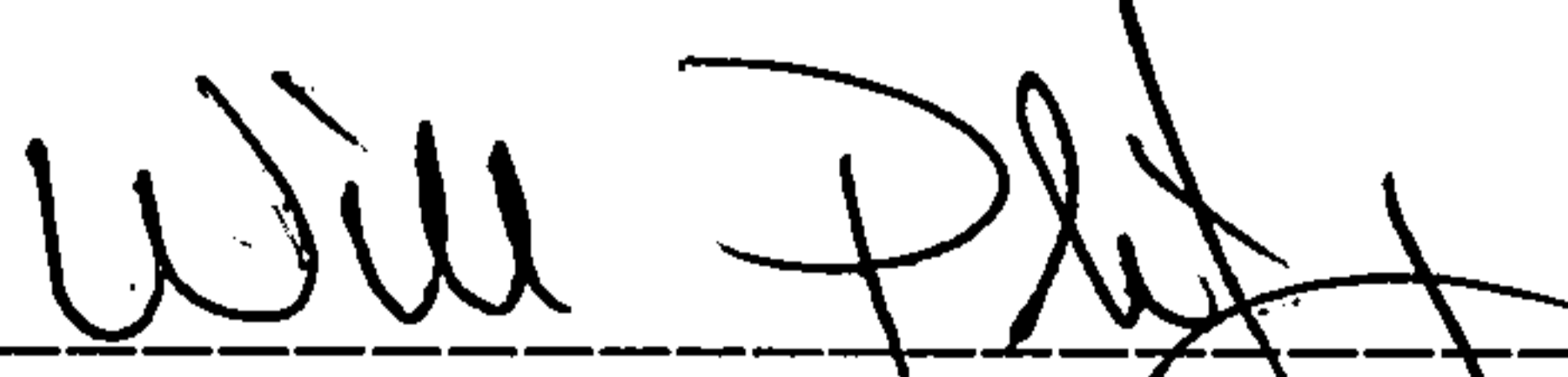
THENCE, N 30°25'27" W, A DISTANCE OF 235.72 FEET TO THE MOST WESTERLY CORNER OF THE HEREIN DESCRIBED PARCEL, BEING A POINT ON THE EASTERLY RIGHT-OF-WAY OF EASTRIDGE DRIVE NE;

THENCE, COINCIDING SAID EASTERLY RIGHT-OF-WAY, N 59°37'10" E, A DISTANCE OF 29.11 FEET;

THENCE, 39.22 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00, A DELTA OF 89°52'55", AND A CHORD OF S 75°26'23" E, A DISTANCE OF 35.32 FEET, TO THE POINT OF BEGINNING, CONTAINING 0.0305 ACRES (1,327 SQ. FT.) MORE OR LESS.

Surveyor's Certificate

I, WILL PLOTNER JR., A NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT THE EXHIBIT SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



WILL PLOTNER JR.
N.M.R.P.S. NO. 14271

11/2/12

DATE



CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244

**Exhibit for
Parking, Access and Drainage Easement
Within Lots "L-1-A-1", and "L-1-B-1",
Block 11, Panorama Heights**

**City of Albuquerque
Bernalillo County, New Mexico
October 2012**

Notes

1. FIELD SURVEY PERFORMED IN OCTOBER 2012.
2. ALL DISTANCES ARE GROUND DISTANCES: U.S. SURVEY FOOT.
3. THIS LEGAL AND EXHIBIT SHOULD NOT BE USED TO CONVEY TITLE.
4. THE BASIS OF BEARINGS REFERENCES NEW MEXICO STATE PLANE COORDINATES (NAD 83-GRID).

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	39.22'	25.00'	89°52'55"	35.32'	S 75°26'23" E
C14	85.04'	55.68'	87°30'55"	77.01'	N 74°15'07" W
C16	137.63'	996.86'	7°54'38"	137.52'	S 34°17'57" E

LINE TABLE		
LINE	LENGTH	BEARING
L1	29.09'	S 30°29'55" E
L2	100.50'	S 24°39'35" E
L22	235.72'	N 30°25'27" W
L23	29.11'	N 59°37'10" E



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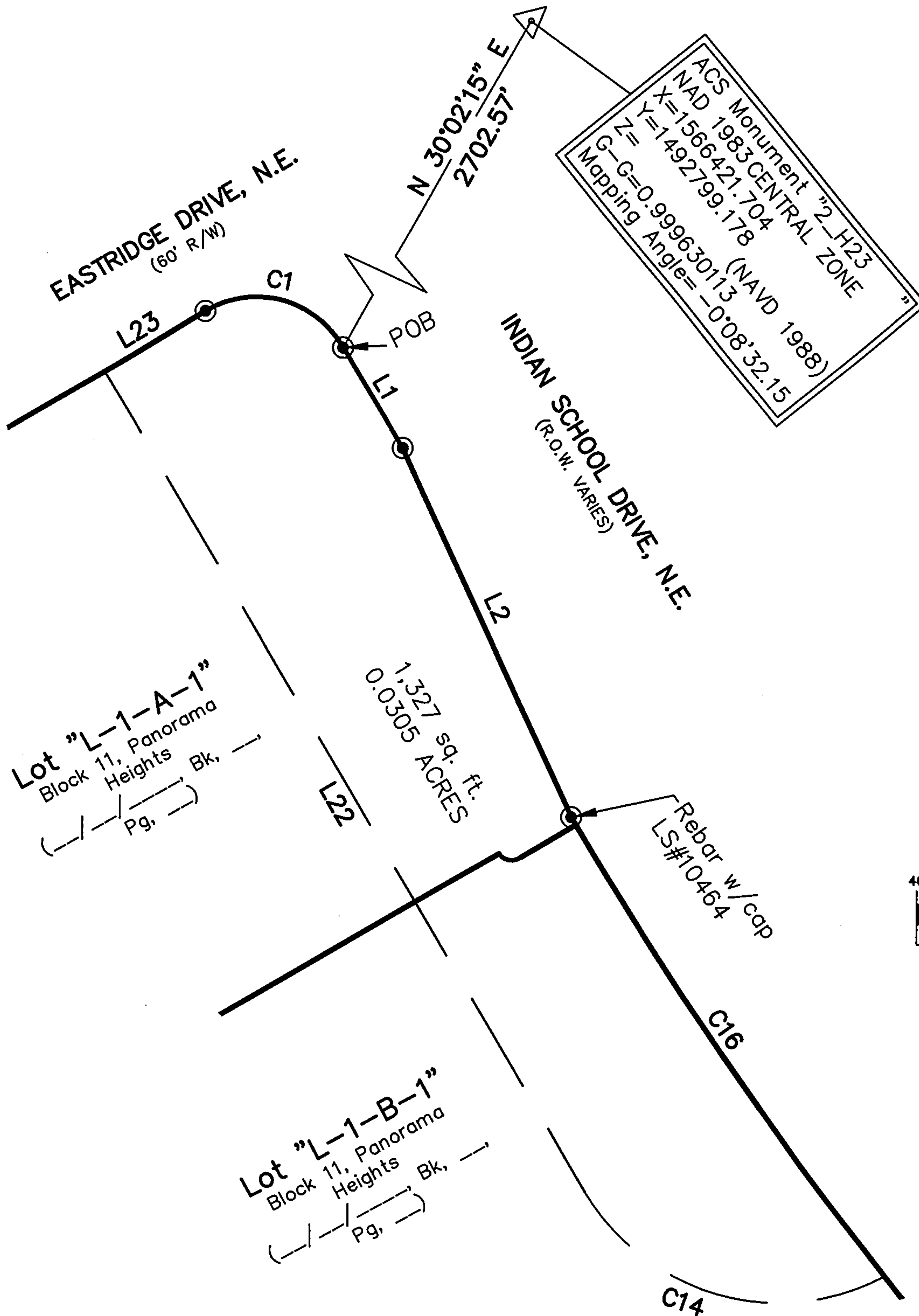
Exhibit for Parking, Access and Drainage Easement Within Lots "L-1-A-1", and "L-1-B-1", Block 11, Panorama Heights

City of Albuquerque
Bernalillo County, New Mexico

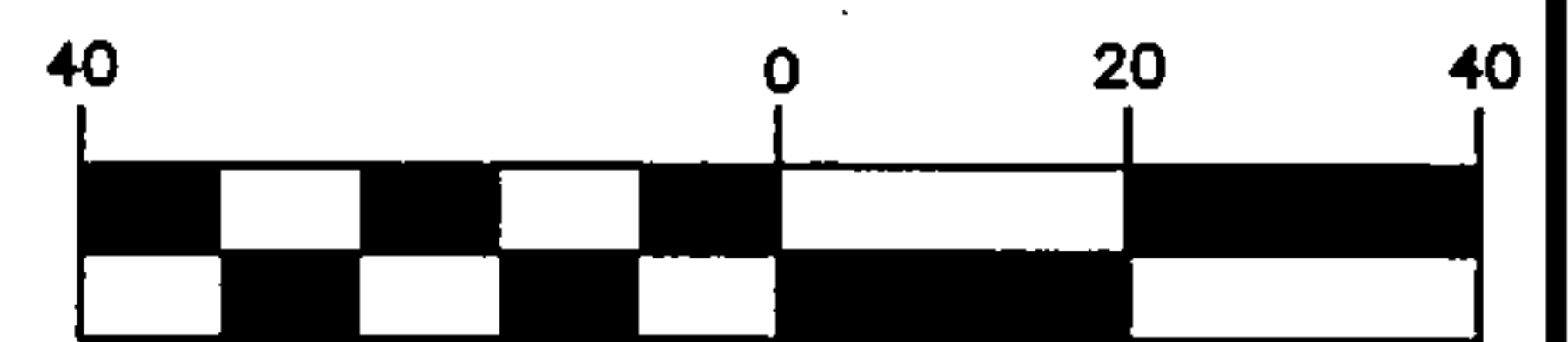
October 2012

Legend

	FOUND 1/2' REBAR WITH CAP "LS 4078" UNLESS OTHERWISE NOTED
---	---



GRAPHIC SCALE



(IN FEET)
1 inch = 40 ft.



CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244



Sheet 3 of 3
120597

EMERGENCY EXIT EASEMENT

This Emergency Exit Easement ("Document") is dated as of November 2, 2012, and made by Calvary Chapel East, a New Mexico non-profit corporation ("Calvary").

WHEREAS, Calvary owns the parcels of land which are more particularly described on Exhibit A, attached hereto and incorporated herein ("Property").

WHEREAS, Calvary is in the process of replatting the Property. The replat will result in a parcel containing only the office building and related improvements, which will be legally described as set forth on Exhibit B, attached hereto and incorporated herein ("Office Property"). The replat also will result in a parcel of land which includes the existing warehouse, church and related improvements, which will be legally described as set forth on Exhibit C, attached hereto and incorporated herein ("Church Property").

WHEREAS, a stairwell exit and breezeway exit to the exterior exist on the existing building that fronts Indian School NE located on the Church Property (the "Building").

WHEREAS, upon completion of the Replat, it will be necessary for persons exiting the Building to cross the Office Property.

WHEREAS, Calvary desires to create an emergency exit easement as set forth in this Document for the benefit of the Church Property.

NOW, THEREFORE, in consideration of the foregoing, the provisions of this Document, it is declared, agreed and established as follows:

1. Recitals. The above recitals are incorporated herein as operative provisions of this Document.

2. Church Property Easement. Calvary hereby declares, establishes and grants a non-exclusive pedestrian emergency exit easement in, on and across the portion of the Office Property, which is generally depicted on Exhibit D ("Easement"). The Easement is for emergency egress by pedestrians from the Building. It is intended that the Exit Easement enable pedestrians to exit the Building and cross the Office Property to the front driveway adjacent to Indian School Road. The Easement benefits the Church Property and burdens the Office Property.

3. Access. To the extent necessary, the owner of the Office Property hereby grants the owner of the Church Property the reasonable right of access to perform repair, maintenance and replacement activities regarding the Easement.

4. Insurance.

A. *General Coverage and Limits.* Each Owner shall at all times maintain, or cause to be maintained, a policy or policies of liability insurance issued by an insurer with an A.M. Best Rating of not less than A- (FSC VIII) against claims

for bodily injury, death or property damage occurring on, in or about such Owner's Property with a "Combined Single Limit" (covering bodily injury liability and property damage) with commercially reasonable limits of not less than Two Million Dollars (\$2,000,000.00), increased at least every ten (10) years to reflect the increase during such ten-year period in the Consumer Price Index of the Bureau of Labor Statistics of the U.S. Department of Labor for All Urban Consumers, U.S. City Average All Items (1982-84 = 100) ("CPI-U"). At each adjustment, the insurance coverage adjustment shall be calculated as follows: the amount of insurance required for the immediately preceding ten-year term shall be multiplied by a fraction, the numerator of which shall be the CPI-U of the calendar month three (3) months before the adjustment is to take effect (numerator month), and the denominator of which shall be the CPI-U of the calendar month ten (10) years prior to the numerator month. The amount calculated shall constitute the new minimum liability insurance coverage amount for each Owner. At no time shall the minimum insurance coverage amount decrease. If the compilation and/or publication of the CPI-U is transferred to any other governmental department or bureau or agency or discontinued, then the index most nearly the same as the CPI-U shall be used to make such calculation.

B. Form and Proof of Coverage. Such insurance may be in the form of blanket liability coverage applicable to the Owner's Property, and such coverage limit may be satisfied with underlying and umbrella policies totaling not less than the amount set forth above. An Owner shall, upon written request, provide the other Owner with evidence of such coverage and a description of any plan of insurance being used.

C. Additional Policy Provisions. All policies of insurance required under this Document shall provide that the Owner of the other Property shall be included as an additional insured, and shall contain a provision that the insurance company will give the Owner of the other Property thirty (30) days advance written notice prior to cancellation or lapse, or the effective date of any reduction in the amounts or scope of coverage. Each Owner shall deliver to the other Owner a statement from the applicable insurer that such insurance insures the performance by the Owner insured thereunder of the indemnity agreements to limits not less than those specified above. An Owner shall promptly notify the other Owner of any asserted claim with respect to which the Owner receiving notice is or may be indemnified against hereunder, and shall deliver to such Owner copies of process and pleadings.

5. Indemnification. The owner of the Church Property hereby indemnifies, holds harmless, and agrees to defend the owner of the Office Property from all losses, claims, damages, liabilities and expenses, including but not limited to costs and attorneys' fees, resulting from any injury to any person or any loss or damage to any property caused by or resulting from use of the Easement by the owner of the Church Property, and its tenants, subtenants, guests, visitors, students, teachers, administrators, parents, members, employees, agents, contractors, customers, suppliers, licensees and invitees. In conjunction with a defense pursuant to this

paragraph, the owner of the Office Building shall have the right to reasonably designate the attorney to be used in conjunction with such defense.

6. Notice. Any notice required or permitted to be given under this Document shall be in writing and may be either hand-delivered, sent by recognized overnight courier or mailed, postage prepaid, certified mail, return receipt requested to the address previously provided in writing by the recipient owner to the owner providing such notice, or in the absence of such previous notice, by delivery to the property subject to this Document owned by such owner.

7. Costs and Attorneys' Fees. If this Document is breached by any party, the breaching party shall be liable to the non-breaching party for all costs and expenses, including but not limited to attorneys' fees, incurred by the non-breaching party as a result of the breach.

8. Invalidity. If any provision of this Document is determined to be invalid or unenforceable, all of the remaining provisions of this Document shall remain in full force and effect.

9. Governing Law. This Document shall be governed by the law of the State of New Mexico.

10. Captions. The headings or captions used in this Document are for convenience and reference only, and in no way define, limit or describe the scope, meaning or intent of this Document or any part, section, paragraph or subparagraph of this Document.

11. No Dedication. Nothing in this Document shall be deemed to be a dedication of any portion of any property to or for the general public, or for any public purpose or use whatsoever.

12. Successors and Assigns. This Document shall be recorded in the real property records of the County Clerk of Bernalillo County, New Mexico. The Easement created by this Document and all other rights created by this Document shall run with the land. This Document shall bind and extend to the successors and assigns of the party to this Document. If all or any portion of the Office Property or the Church Property is assigned, sold, given, leased, mortgaged, transferred or otherwise conveyed, the assignee/successor shall take the conveyed interest subject to the provisions of this Document.

13. Termination. This Document and the Easement shall automatically terminate if the Building no longer exists.

CALVARY CHAPEL EAST, a New Mexico
non-profit corporation

By: 
Print Name: GARY L. COWAN
Its: President

ACKNOWLEDGMENT

COUNTY OF BERNALILLO)
) ss
STATE OF NEW MEXICO)

This instrument was acknowledged before me on Nov. 2, 2012, by Gary L. Cowan, as President of Calvary Chapel East, a New Mexico non-profit corporation.

Mark Styler

Notary Public
My Commission Expires on: Oct. 30, 2014

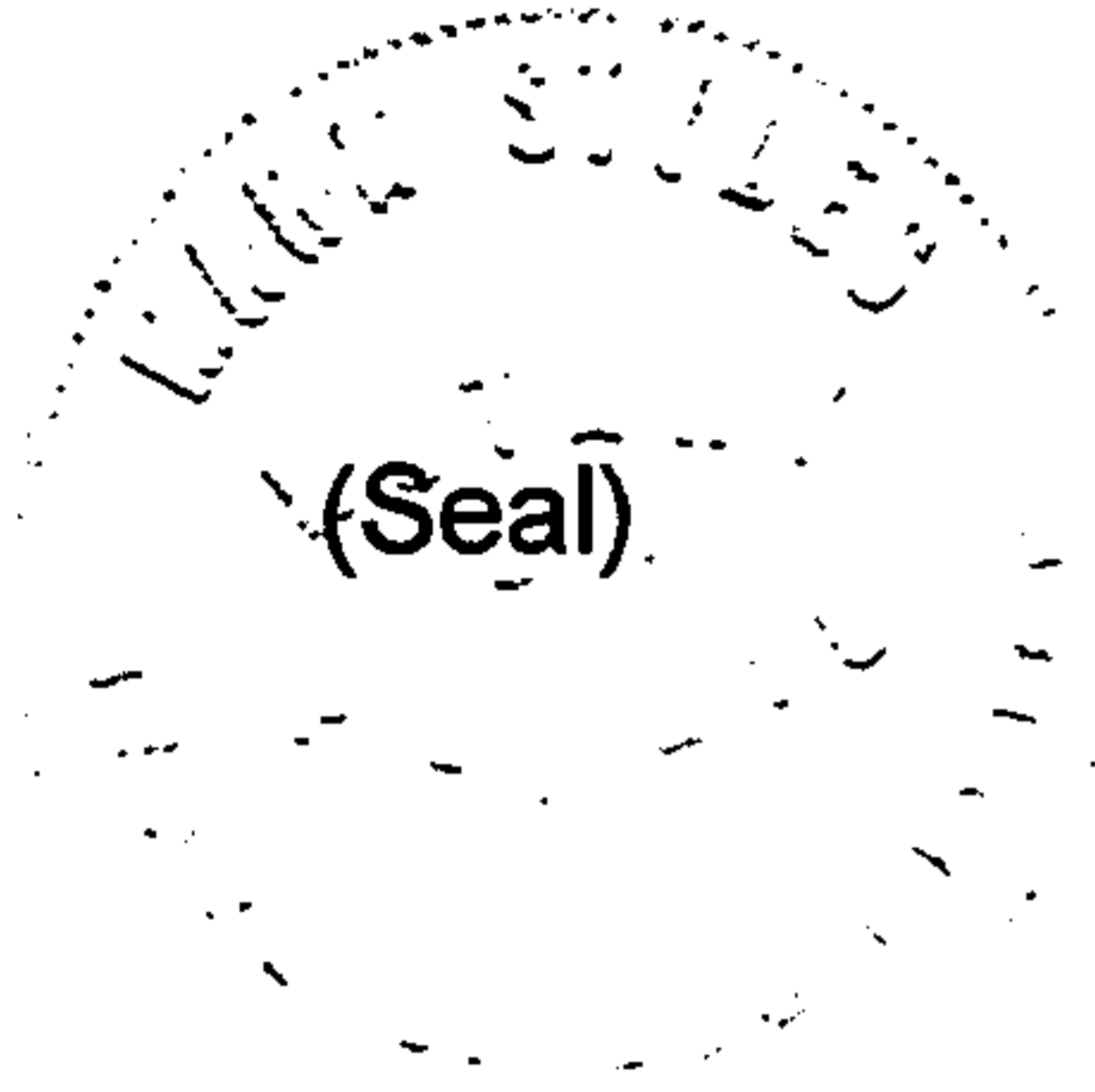


EXHIBIT A

PARCEL 1:

Tract lettered "M-1" in Block numbered Eleven (11) of Panorama Heights, Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on April 10, 1985, in Plat Book C26, Page 185.

PARCEL 2:

Tracts lettered "L-1-A," "L-1-B" and "L-1-C" in Block numbered Eleven (11) of Panorama Heights, (Formerly Tract L-1, Block 11, Panorama Heights), Albuquerque, Bernalillo County, New Mexico, as the same are shown and designated on the replat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 27, 2007, in Plat Book 2007C, Page 201, as Doc. No. 2007108801.

EXHIBIT B

Lot "L-1-A-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

EXHIBIT C

Lot "L-1-B-1", in block numbered eleven (11), of Panorama Heights Subdivision in the City of Albuquerque, County of Bernalillo and State of New Mexico.

Exhibit for

Emergency Exit Easement

Within Lot "L-1-A-1", Block 11,

Panorama Heights

City of Albuquerque

Bernalillo County, New Mexico

October 2012

Legal Description

A CERTAIN PARCEL, BEING A PORTION OF LOT "L-1-A-1", IN BLOCK NUMBERED ELEVEN (11), OF PANORAMA HEIGHTS SUBDIVISION, IN THE CITY OF ALBUQUERQUE, COUNTY OF BERNALILLO AND STATE OF NEW MEXICO, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY ON _____, IN BOOK _____, PAGE _____

SAID EASEMENT PARCEL BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT BEING THE MOST EASTERLY CORNER OF THE HEREIN DESCRIBED PARCEL, BEING A POINT ON THE LOT LINE BETWEEN LOTS "L-1-A-1" AND "L-1-B-1", WHENCE A TIE TO THE MOST EASTERLY CORNER OF TRACT "L-1-A-1" BEARS THE FOLLOWING 3 COURSES:

N 60°04'16" E, A DISTANCE OF 23.97 FEET;

6.24 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 3.93, A DELTA OF 91°05'08", AND A CHORD OF S 80°59'56" E, A DISTANCE OF 5.60 FEET;

N 59°38'49" E, A DISTANCE OF 15.74 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF INDIAN SCHOOL ROAD NE BEING THE MOST EASTERLY CORNER OF SAID LOT "L-1-A-1";

THENCE, FROM THE SAID POINT OF BEGINNING, COINCIDING WITH SAID LOT LINE, S 60°04'16" W, A DISTANCE OF 20.94 FEET TO THE MOST SOUTHERLY CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE, LEAVING SAID LOT LINE AND TRAVERSING LOT "L-1-A-1", N 30°25'26" W, A DISTANCE OF 4.29 FEET TO THE MOST WESTERLY CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE, N 60°19'11" E, A DISTANCE OF 20.94 FEET TO THE MOST EASTERLY CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE, S 30°25'27" E, A DISTANCE OF 4.20 FEET TO THE POINT OF BEGINNING, CONTAINING 0.0020 ACRES (89 SQ. FT.) MORE OR LESS.

Surveyor's Certificate

I, WILL PLOTNER JR., A NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT THE EXHIBIT SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Will Plotner Jr.
WILL PLOTNER JR.
N.M.R.P.S. NO. 14271
DATE 11/2/12

CARTESIAN SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244

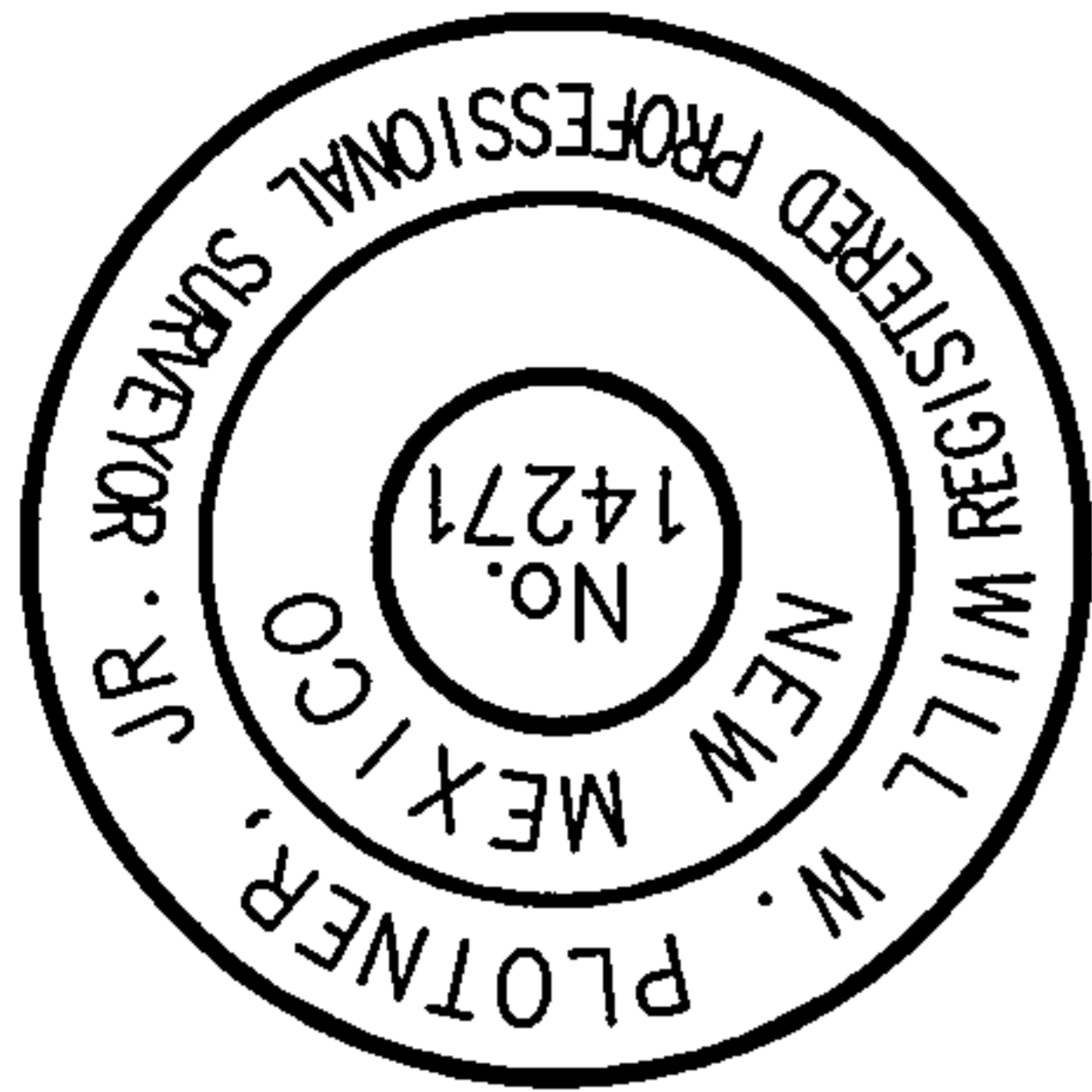


Exhibit for Emergency Exit Easement Within Tract "L-1-A-1", Block 11, Panorama Heights

City of Albuquerque
Bernalillo County, New Mexico

October 2012

Notes

1. FIELD SURVEY PERFORMED IN OCTOBER 2012.
2. ALL DISTANCES ARE GROUND DISTANCES: U.S. SURVEY FOOT.
3. THIS LEGAL AND EXHIBIT SHOULD NOT BE USED TO CONVEY TITLE.
4. THE BASIS OF BEARINGS REFERENCES NEW MEXICO STATE PLANE COORDINATES (NAD 83-GRID).

Legend



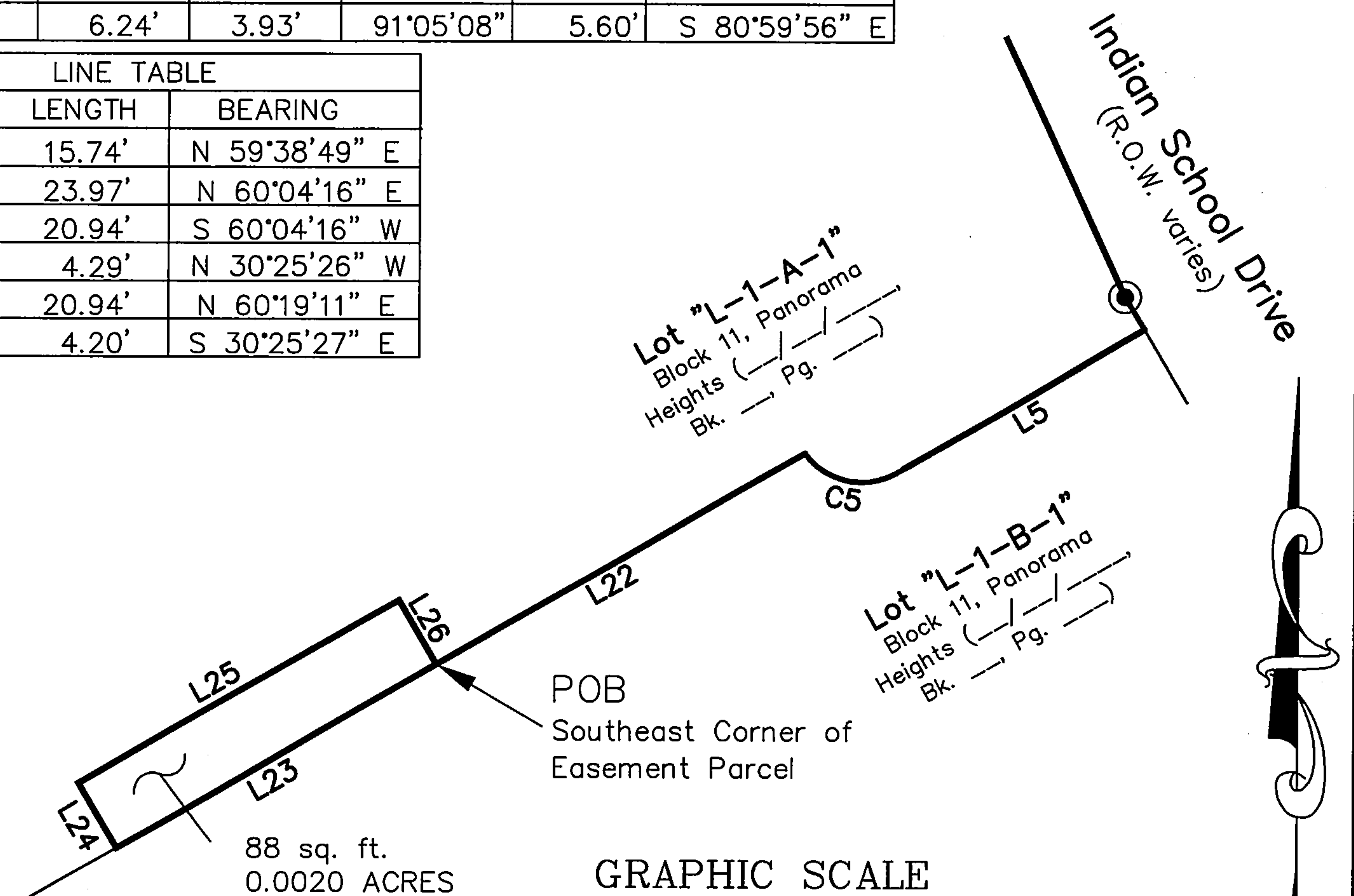
FOUND 1/2" REBAR WITH CAP "LS 10464"

CURVE TABLE

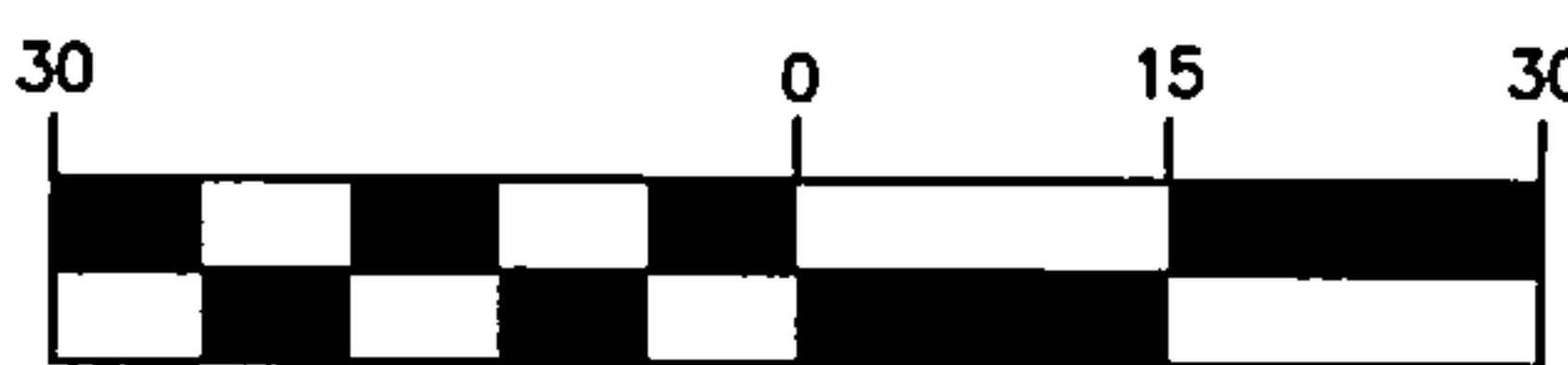
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C5	6.24'	3.93'	91°05'08"	5.60'	S 80°59'56" E

LINE TABLE

LINE	LENGTH	BEARING
L5	15.74'	N 59°38'49" E
L22	23.97'	N 60°04'16" E
L23	20.94'	S 60°04'16" W
L24	4.29'	N 30°25'26" W
L25	20.94'	N 60°19'11" E
L26	4.20'	S 30°25'27" E



GRAPHIC SCALE



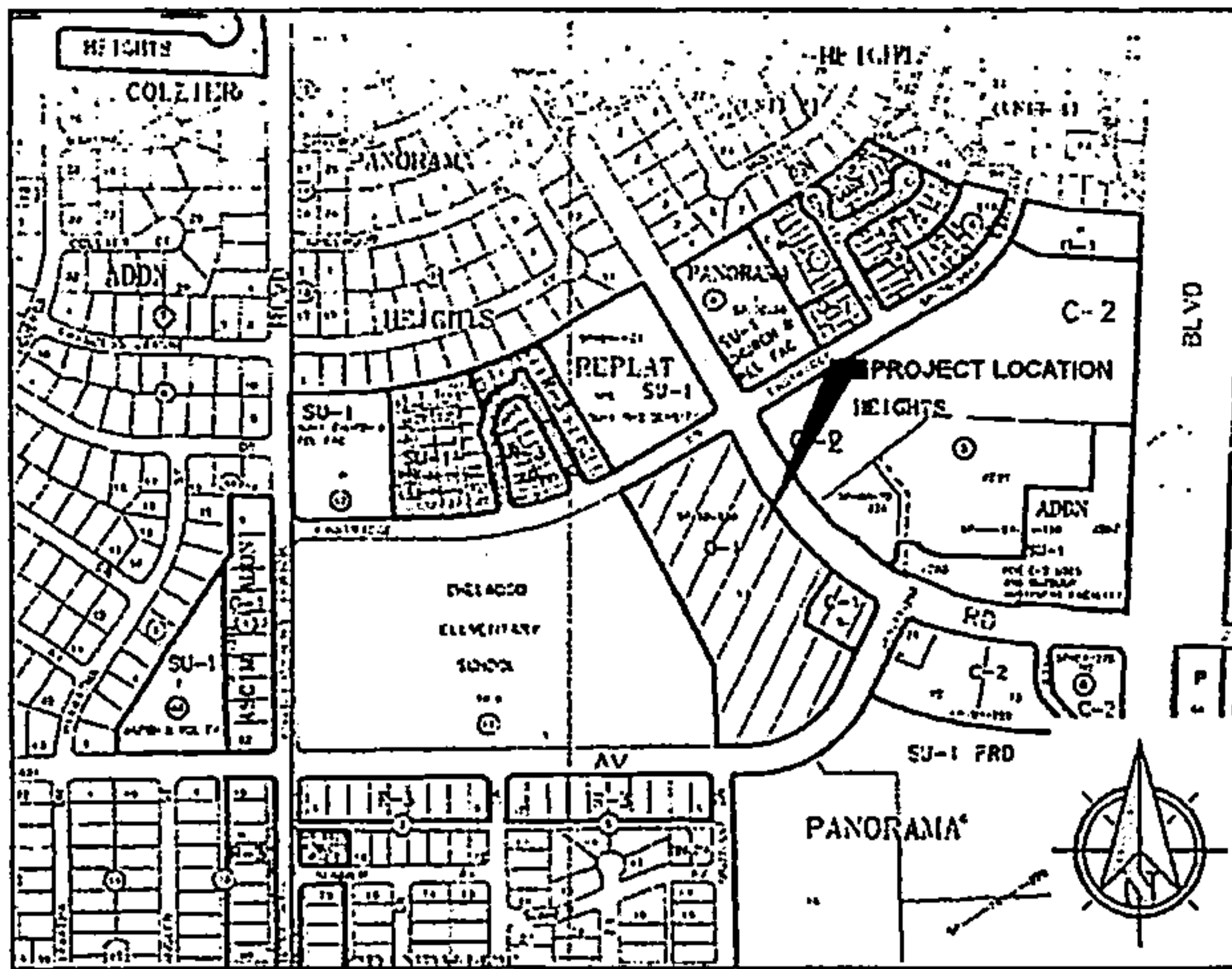
(IN FEET)
1 inch = 30 ft.



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Phone (505) 896-3050 Fax (505) 891-0244





VICINITY MAP N.T.S. J-22

DOC# 2007108801
 07/27/2007 08:36 AM Page: 1 of 2
 PLAT # 512.00 9 2007C 0201 N. Toulouse, Bernalillo County

REPLAT OF
TRACTS L-1-A, L-1-B, L-1-C
PANORAMA HEIGHTS

FORMERLY TRACT L-1, BLOCK 11
 PANORAMA HEIGHTS
 WITHIN SEC. 15, T. 10 N., R. 4 E.
 ALBUQUERQUE, NEW MEXICO
 JANUARY 2007

Treasurers Certification

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND
 PAID ON UPC # L-1: 1022-058-399-319-101-14

PROPERTY OWNER(S) OF RECORD: Louise ABO 2005 LLC
[Signature] 7/27/07
 COUNTY TREASURER DATE

Legal Description

TRACT L-1, PANORAMA HEIGHTS, SEC 15, T 10 N., R. 4 E., N.M.P.M. AS THE SAME AS IS FILED IN BOOK C26, PAGE 185, DATED APRIL 10, 1985 IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT A FOUND REBAR WITH CAP STAMPED "LS 4078" WHENCE AN ACS BRASS CAP STAMPED "1-J23A" BEARS N 75°40'33" E, A DISTANCE OF 928.37 FEET; THENCE,
 S 25°07'43" W, A DISTANCE OF 107.41 FEET TO A POINT BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 ALONG THE ARC OF A CURVE HAVING A RADIUS OF 347.65 FEET, A DISTANCE OF 384.13 FEET, A DELTA OF 63°18'30", CHORD BEARING S 57°46'58" W, A DISTANCE OF 364.88 FEET TO A POINT OF NON TANGENCY BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 S 83°45'33" W, A DISTANCE OF 70.31 FEET TO A POINT BEING THE SOUTHWEST CORNER OF SAID TRACT L-1, BEING A FOUND REBAR WITH CAP STAMPED "LS 11184"; THENCE,
 N 01°27'37" W, A DISTANCE OF 244.96 FEET TO A POINT BEING A FOUND REBAR WITH CAP STAMPED "LS 11184"; THENCE,
 N 28°10'47" W, A DISTANCE OF 587.84 FEET TO A POINT BEING THE NORTHWEST CORNER OF TRACT L-1, BEING A FOUND REBAR WITH CAP STAMPED "LS 11184"; THENCE,
 ALONG THE ARC OF A CURVE HAVING A RADIUS OF 1153.45 FEET, A DISTANCE OF 44.37 FEET, A DELTA OF 02°12'15", A CHORD BEARING N 60°43'05" E, A DISTANCE OF 44.37 FEET TO A POINT BEING A FOUND REBAR WITH CAP STAMPED "LS 4087"; THENCE,
 N 59°36'58" E, A DISTANCE OF 299.10 FEET TO A POINT BEING THE NORTHEAST CORNER OF SAID TRACT L-1, BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 S 30°23'02" E, A DISTANCE OF 29.09 FEET TO A POINT BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 S 24°40'22" E, A DISTANCE OF 100.50 FEET TO A POINT BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 ALONG THE ARC OF A CURVE HAVING A RADIUS OF 1007.94 FEET, A DISTANCE OF 396.08 FEET, A DELTA OF 22°30'54", A CHORD BEARING S 45°01'53" E, A DISTANCE OF 521.81 FEET BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 S 37°06'21" W, A DISTANCE OF 137.43 FEET TO A POINT BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 S 14°18'57" W, A DISTANCE OF 33.59 FEET TO A POINT BEING A FOUND REBAR WITH CAP STAMPED "LS 4078"; THENCE,
 S 63°52'17" E, A DISTANCE OF 168.13 FEET TO A POINT BEING THE ORIGINAL POINT AND PLACE OF BEGINNING, CONTAINING 335,855.646 SQUARE FEET, 7.7101 ACRES MORE OR LESS.

Approvals

PROJECT NUMBER: 1005141
 Application Number: 07DRB-70037

PLAT APPROVAL

xxx Utility Approvals:
[Signature] PNM Electric Services 2-22-07
[Signature] PNM Gas Services 2-22-07
[Signature] WEST Telecommunications 2-22-07
[Signature] Comcast 2-22-07

CITY APPROVALS:

[Signature] City Surveyor 2-12-07
 N/A Real Property Division (conditional) Date
 N/A Environmental Health Department (conditional) Date
[Signature] Traffic Engineering/Transportation Division 7-24-07
[Signature] Water Utilities Department A B C W U A 7-11-07
[Signature] Parks and Recreation Department 7/11/07
[Signature] AMAFCA 7/11/07
[Signature] City Engineer 7/11/07
[Signature] DRB Chairperson, Planning Department 7/24/07

Disclosure Statement

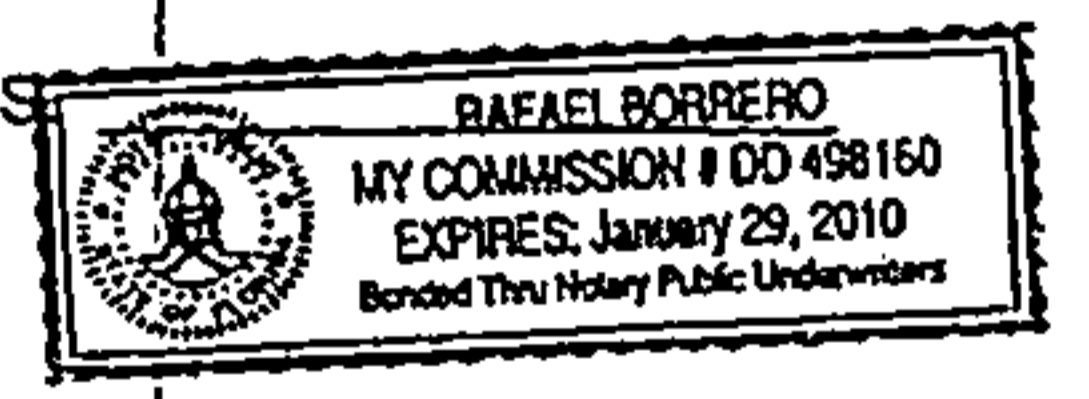
THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE TRACT L-1 INTO 3 LOTS, GRANT A PRIVATE ACCESS EASEMENT WITHIN TRACT L-1 AND GRANT A PUBLIC DRAINAGE EASEMENT AS SHOWN HEREON.

Free Consent and Dedication

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S), SAID OWNER WARRANTS THAT HE HOLDS COMPLETE & INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

[Signature]
 TRACT L-1
 HARVEY WOLINETZ, MANAGING PARTNER
 LOUISE ABO 2005 LLC

STATE OF NEW MEXICO)
 COUNTY OF BERNALILLO)
 ON THIS 26 DAY OF January, 2007, THE FORGOING INSTRUMENT
 WAS ACKNOWLEDGED BEFORE ME BY HARVEY WOLINETZ
[Signature] 1/26/07
 NOTARY PUBLIC DATE



General Notes

- THE BEARING BASE FOR THIS PLAT ARE FROM MONUMENTS 2-H23 AND 1-J23A. ALL DISTANCES ON PLAT ARE GROUND DISTANCES UNLESS NOTED OTHERWISE. BEARINGS ARE GRID BASED UPON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (NAD 1927).
- RECORDED PLAT FILED ON APRIL 10, 1985 IN BOOK C26, PG 185 FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO.
- GROSS ACREAGE: 7.7650 AC
- NUMBER OF EXISTING TRACTS: 1
- NUMBER OF TRACTS CREATED: 3
- PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON THIS PLAT ARE FOR THE COMMON AND JOINT USE OF UTILITIES, INCLUDING BUT NOT LIMITED TO THE FOLLOWING:
 - PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE
 - PNM GAS SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
 - COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICES.
- QWEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES. INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR THE PURPOSE DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS, 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 PURPOSE SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVE GROUND OR SUBSURFACE) HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERRECTED 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 BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THE PLAT.
- TALOS LOG NUMBER: 2007012141
- CITY OF ALBUQUERQUE WATER AND SEWER SERVICES ARE AVAILABLE TO THIS SITE.
- ZONE CLASSIFICATION: CITY O-1
- 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.
- ALL PUBLIC/PRIVATE EASEMENTS ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE INDIVIDUAL LOT OWNER.



Surveyor's Certification

I, DAVID R. VIGIL, A NEW MEXICO PROFESSIONAL SURVEYOR NUMBER 8911, HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION, THAT IT MEETS THE STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL SURVEYORS; THAT IT COMPLIES WITH THE SURVEY REQUIREMENTS CONTAINED IN THE ALBUQUERQUE SUBDIVISION ORDINANCE; THAT IT SHOWS ALL EASEMENTS OF RECORD MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING INTEREST; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

[Signature] 05/24/07
 DAVID R. VIGIL, N.M.P.S. 8911 DATE

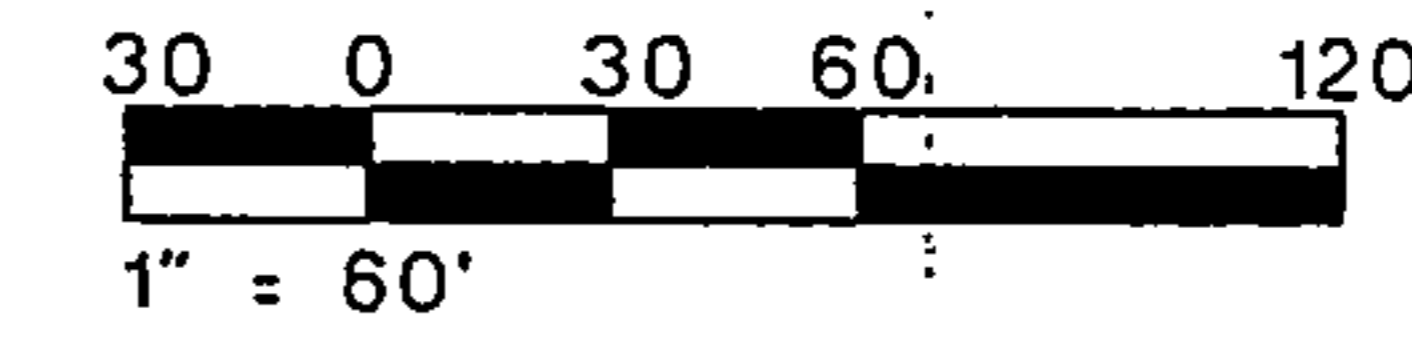
NORTH STAR SURVEYING
 1240 Sunset Rd. S.W., Albuquerque, N.M. 87105
 Office: 505.877.6489 Fax: 505.452.0331
 Mobile: 505.980.0465 SHEET 1 OF 2

REPLAT OF
TRACTS L-1-A, L-1-B, L-1-C
PANORAMA HEIGHTS

FORMERLY TRACT L-1, BLOCK 11
PANORAMA HEIGHTS
WITHIN SEC. 15, T. 10 N., R. 4 E.
ALBUQUERQUE, NEW MEXICO
JANUARY 2007

DOCH 2007108801
8/27/2007 08:36 AM Page 2 of 2
PLAT R: 12.00 S: 2007C P: 0201 R. Toujouse, Bernalillo County

"ACS 2-H23"
X=426,176.01
Y=1,492,736.68
G-G=0.99966715
 $\Delta\alpha = 00^{\circ}08'31''$
NAD 1927
CENTRAL ZONE
ELEV=5853.82
(NAVD88)

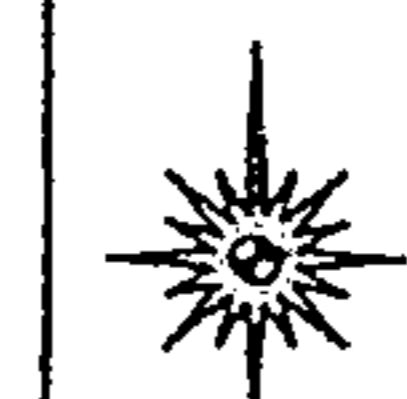


CURVE	CURVE			CHORD	
	RADIUS	DISTANCE	DELTA	LENGTH	BEARING
C1	347.65	384.13	63°18'30"	364.88	S 57°46'58" W
	347.65	384.13	63°18'30"	364.88	S 57°46'58" W
C2	1153.45	44.37	02°12'15"	44.37	N 60°43'05" E
	1153.45	44.37	02°12'15"	44.37	N 60°43'05" E
C3	25.00	39.27	90°00'00"	35.35	S 75°23'02" E
	25.00	39.27	90°00'00"	35.35	S 75°23'02" E
C4	1007.94	396.08	22°30'54"	393.53	S 41°38'12" E
	1007.94	396.08	22°30'54"	393.53	S 41°38'12" E

LINE	LINE DATA TABLE	
	LENGTH	BEARING
L1	15.78	S 30°00'00" E
L2	33.59	S 14°18'57" W
L3	29.09	S 30°23'02" E
	29.09	S 30°23'50" E
L4	100.50	S 24°40'22" E
	100.50	S 24°47'10" E
L5	107.41	S 26°07'43" W
L6	70.31	S 83°45'33" W
L7	38.61	S 63°52'17" E
L8	85.40	N 89°12'34" W
L9	104.43	N 71°04'25" W
L10	21.55	S 60°00'00" W
L11	84.97	S 59°39'09" W
L12	214.46	S 14°25'00" W
L13	62.00	S 60°00'00" W
L14	15.00	S 30°00'00" E
L15	15.12	S 59°58'13" W
L16	15.78	S 30°00'00" E
L17	12.00	S 60°00'00" W
L18	71.51	N 19°44'13" E
L19	66.67	N 21°23'47" W
L20	19.47	N 09°27'47" W
L21	10.00	S 80°32'13" W
L22	20.52	S 09°27'47" E
L23	63.96	S 21°23'47" E
L24	64.48	S 19°44'13" W

Legend

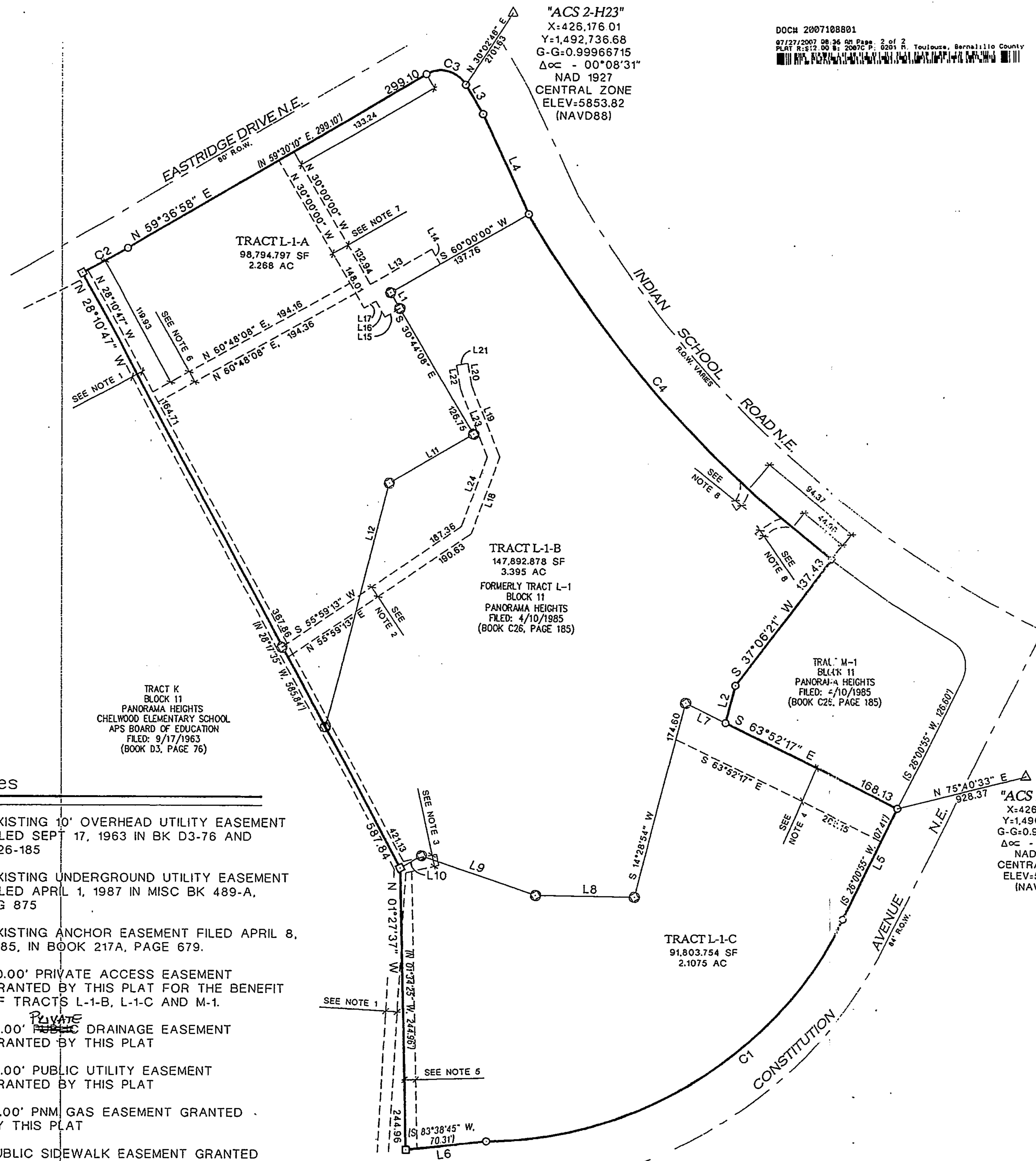
- FOUND REBAR WITH CAP STAMPED "LS 4078"
- FOUND REBAR WITH CAP STAMPED "LS 11184"
- ⊙ SET REBAR WITH CAP STAMPED "LS 8911"
- △ ACS BRASS CAP BENCHMARK
- PROPERTY BOUNDARY
- - - EASEMENT



NORTH STAR SURVEYING
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105
Office: 505.877.5469 Fax: 505.452.0331
Mobile: 505.980.0465

Notes

1. EXISTING 10' OVERHEAD UTILITY EASEMENT FILED SEPT 17, 1963 IN BK D3-76 AND C26-185
2. EXISTING UNDERGROUND UTILITY EASEMENT FILED APRIL 1, 1987 IN MISC BK 489-A, PG 875
3. EXISTING ANCHOR EASEMENT FILED APRIL 8, 1985, IN BOOK 217A, PAGE 679.
4. 30.00' PRIVATE ACCESS EASEMENT GRANTED BY THIS PLAT FOR THE BENEFIT OF TRACTS L-1-B, L-1-C AND M-1.
5. 10.00' PRIVATE DRAINAGE EASEMENT GRANTED BY THIS PLAT
6. 10.00' PUBLIC UTILITY EASEMENT GRANTED BY THIS PLAT
7. 15.00' PNM GAS EASEMENT GRANTED BY THIS PLAT
8. PUBLIC SIDEWALK EASEMENT GRANTED BY THIS PLAT.



TRACT K
BLOCK 11
PANORAMA HEIGHTS
CHELWOOD ELEMENTARY SCHOOL
APS BOARD OF EDUCATION
FILED: 9/17/1963
(BOOK D3, PAGE 76)

TRACT L-1-B
147,892.878 SF
3.395 AC
FORMERLY TRACT L-1
BLOCK 11
PANORAMA HEIGHTS
FILED: 4/10/1985
(BOOK C26, PAGE 185)

TRACT M-1
BLOCK 11
PANORAMA HEIGHTS
FILED: 4/10/1985
(BOOK C26, PAGE 185)

TRACT L-1-C
91,803.754 SF
2.1075 AC

"ACS 1-J23A"
X=426,100.69
Y=1,490,001.03
G-G=0.99962698
 $\Delta\alpha = 00^{\circ}08'31''$
NAD 1927
CENTRAL ZONE
ELEV=5843.30
(NAVD88)

PROJECT

1005141

App #

Action

Date

12-70328

P_εF
|

10-24-12

PROJECT

1005141

App #

Action

Date

12-70280

SK

9-12-12



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1005141

TO: Application No. _____

ALL MEMBERS

Jack Cloud, DRB Chairman, Planning Department

Curtis Cherne, P.E., Hydrology

Kristal Metro, P.E., Transportation Development

Allan Porter, P.E., Albuquerque/ Bernalillo Co.WUA

Carol Dumont, Parks/Municipal Development

NEXT HEARING DATE: 9/19/12

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON. IF THE APPLICANT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

SUBMITTAL DESCRIPTION: SKETCH PLAT - UPDATED

RECEIVED
SEP 17 2012
AO

CONTACT NAME: Will Plotner Jr

TELEPHONE: 350-5148 EMAIL: wplotnerjr@aol.com



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1005141

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PROJECT

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App #

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Date

07-70037

P&F

6-13-07
