



Supplemental Form (SF)

**SUBDIVISION**

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

**SITE DEVELOPMENT PLAN**

- for Subdivision
- for Building Permit
- Administrative Amendment (AA)
- Administrative Approval (DRT, URT, etc.)
- 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

**D L A APPEAL / PROTEST of...**

- Street Name Change (Local & Collector)
- 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 2<sup>nd</sup> 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): RIO GRANDE ENGINEERING PHONE: 505.321.9099

ADDRESS: PO BOX 93924 FAX: 505.872.0999

CITY: ALBUQUERQUE STATE NM Zip 87199 E-MAIL: david@riograndeengineering.com

APPLICANT: STATE EMPLOYEES CREDIT UNION PHONE: \_\_\_\_\_

ADDRESS: 813 SAINT MICHAELS DR FAX: \_\_\_\_\_

CITY: SANTA FE STATE NM ZIP 87505 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER BY CONTRACT List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: replat to incorporate vacation

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 G2a1 Block: \_\_\_\_\_ Unit: \_\_\_\_\_

Subdiv/Addn/TBKA: MONTGOMERY COMPLEX

Existing Zoning: SU1 FOR C2 Proposed zoning: SU1 FOR C2 MRGCD Map No \_\_\_\_\_

Zone Atlas page(s): F-16 UPC Code: 101606148502340312

**CASE HISTORY:**

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

10066604

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill?  NO

No. of existing lots: 1 No. of proposed lots: 1 Total site area (acres): 1.56

LOCATION OF PROPERTY BY STREETS: On or Near: MONTGOMERY NE

Between: INTERSTATE 25 and CARLISLE NE

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

**SIGNATURE** \_\_\_\_\_

DATE \_\_\_\_\_

(Print Name) DAVID SOULE

Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

Revised: 11/2014

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	_____	_____	_____	\$ _____
<input type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input 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				\$ _____
	<b>Hearing date</b> _____			

Project # \_\_\_\_\_

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.**
- na 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
  - na Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
  - na 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
  - na 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
  - na 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.

\_\_\_\_\_  
 DAVID SOULE  
 Applicant name (print)

\_\_\_\_\_  
 Applicant signature / date



- Checklists complete Application case numbers
- Fees collected \_\_\_\_\_ - \_\_\_\_\_
- Case #s assigned \_\_\_\_\_ - \_\_\_\_\_
- Related #s listed \_\_\_\_\_ - \_\_\_\_\_

Form revised **October 2007**

\_\_\_\_\_  
 Planner signature / date

\_\_\_\_\_  
 Project #

November 15, 2016

Jack Cloud  
Chair- DRB  
City of Albuquerque  
600 Second St. NW  
Albuquerque NM 87102

**RE: PRELIMINARY/FINAL PLAT  
Lot G2A1 Montgomery Complex**

Dear Mr. Cloud:

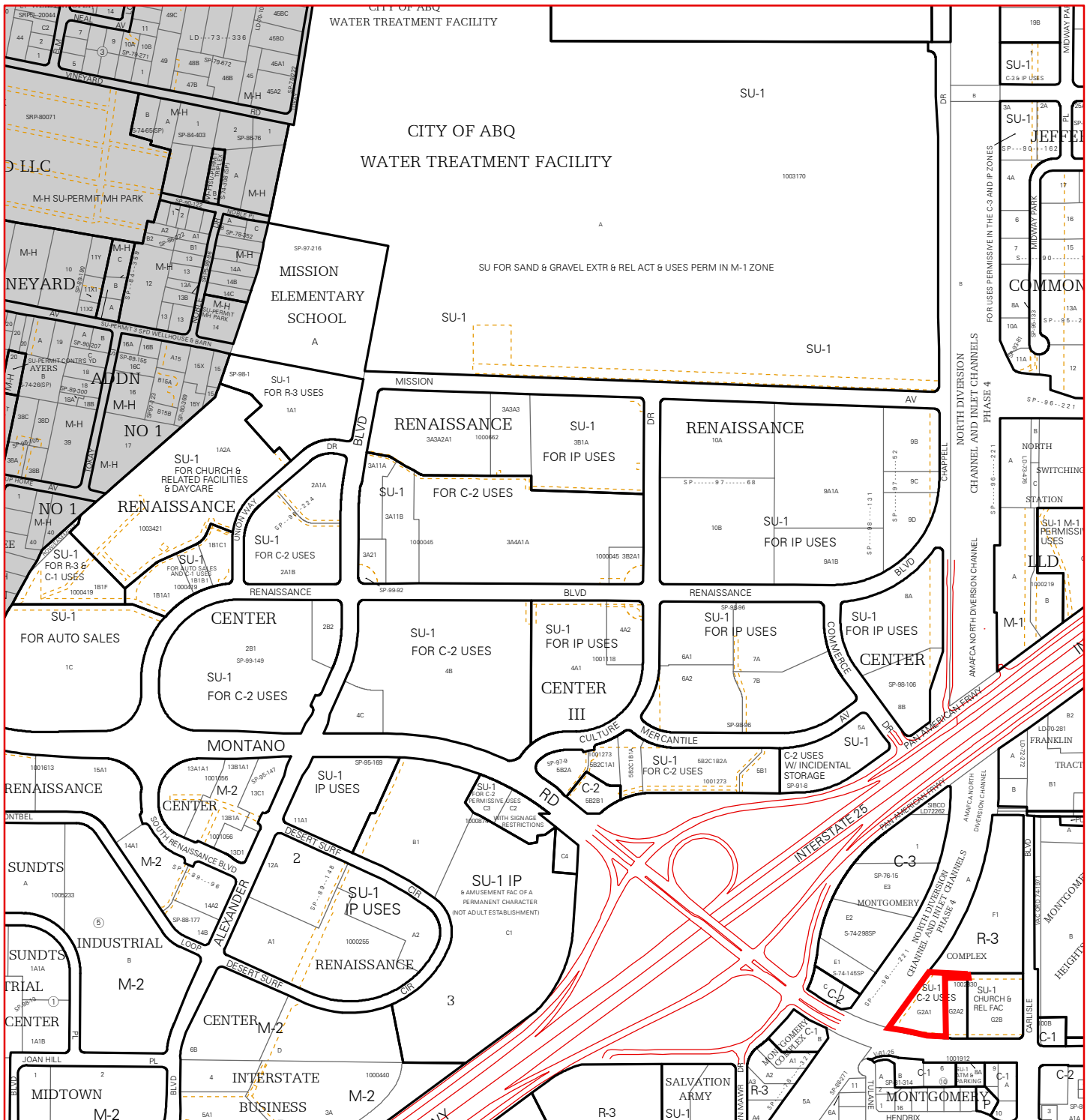
Rio Grande Engineering requests DRB approval of the attached replat. The purpose of the replat is to complete the previously approved vacation

Should you have any questions regarding this matter, please do not hesitate to call me.

Sincerely,

David Soule, PE  
RIO GRANDE ENGINEERING  
PO Box 93924  
ALBUQUERQUE, NM 87199  
321-9099

Enclosures



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

Map amended through: 2/4/2010

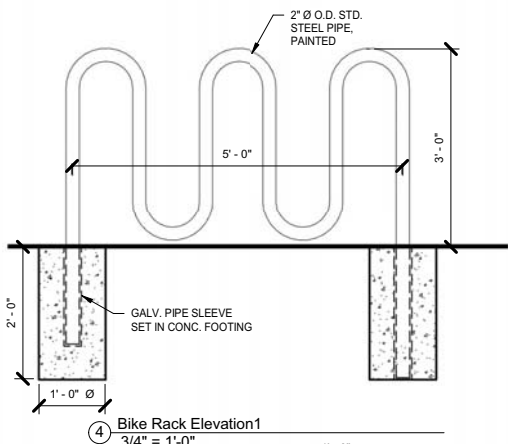
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**F-16-Z**

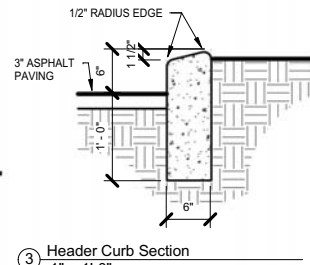
Selected Symbols

- 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

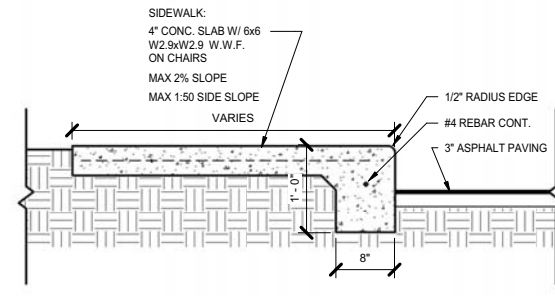
0 750 1,500 Feet



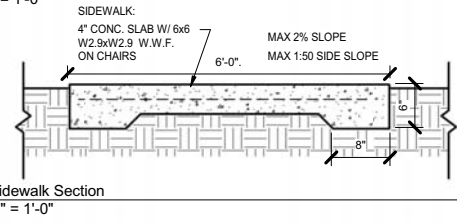
4 Bike Rack Elevation 1  
3/4" = 1'-0"



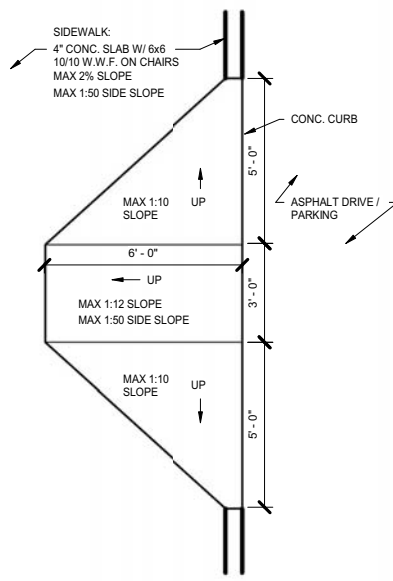
3 Header Curb Section  
1" = 1'-0"



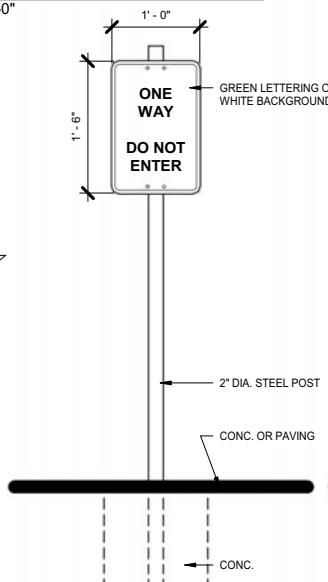
2 Turndown Curb / Sidewalk Section  
1" = 1'-0"



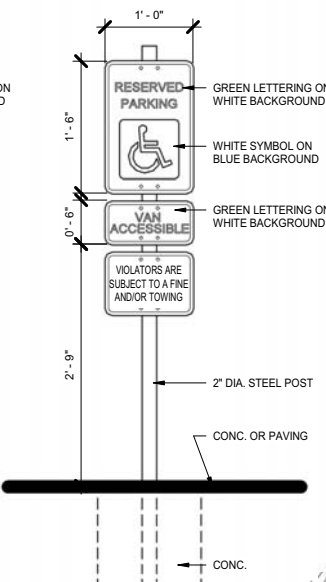
9 Sidewalk Section  
1" = 1'-0"



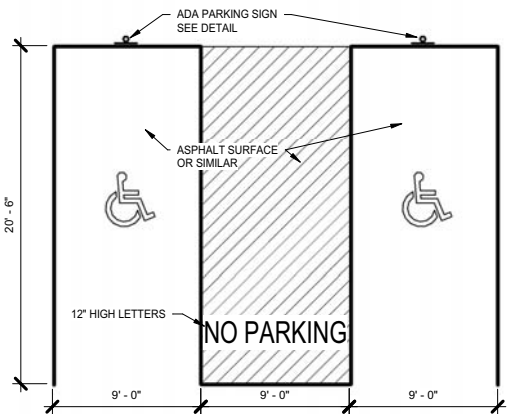
5 H.C. Ramp Detail  
3/8" = 1'-0"



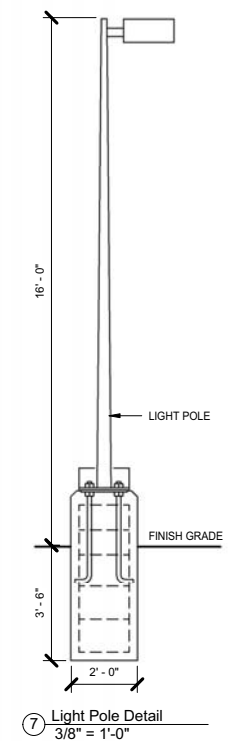
10 One-Way Sign  
1" = 1'-0"



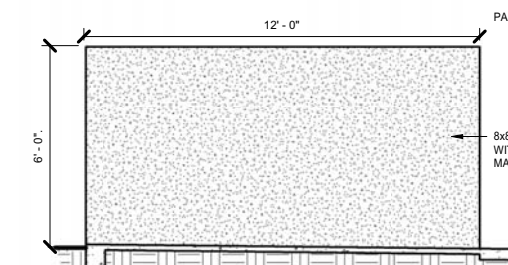
6 ADA Parking Sign  
1" = 1'-0"



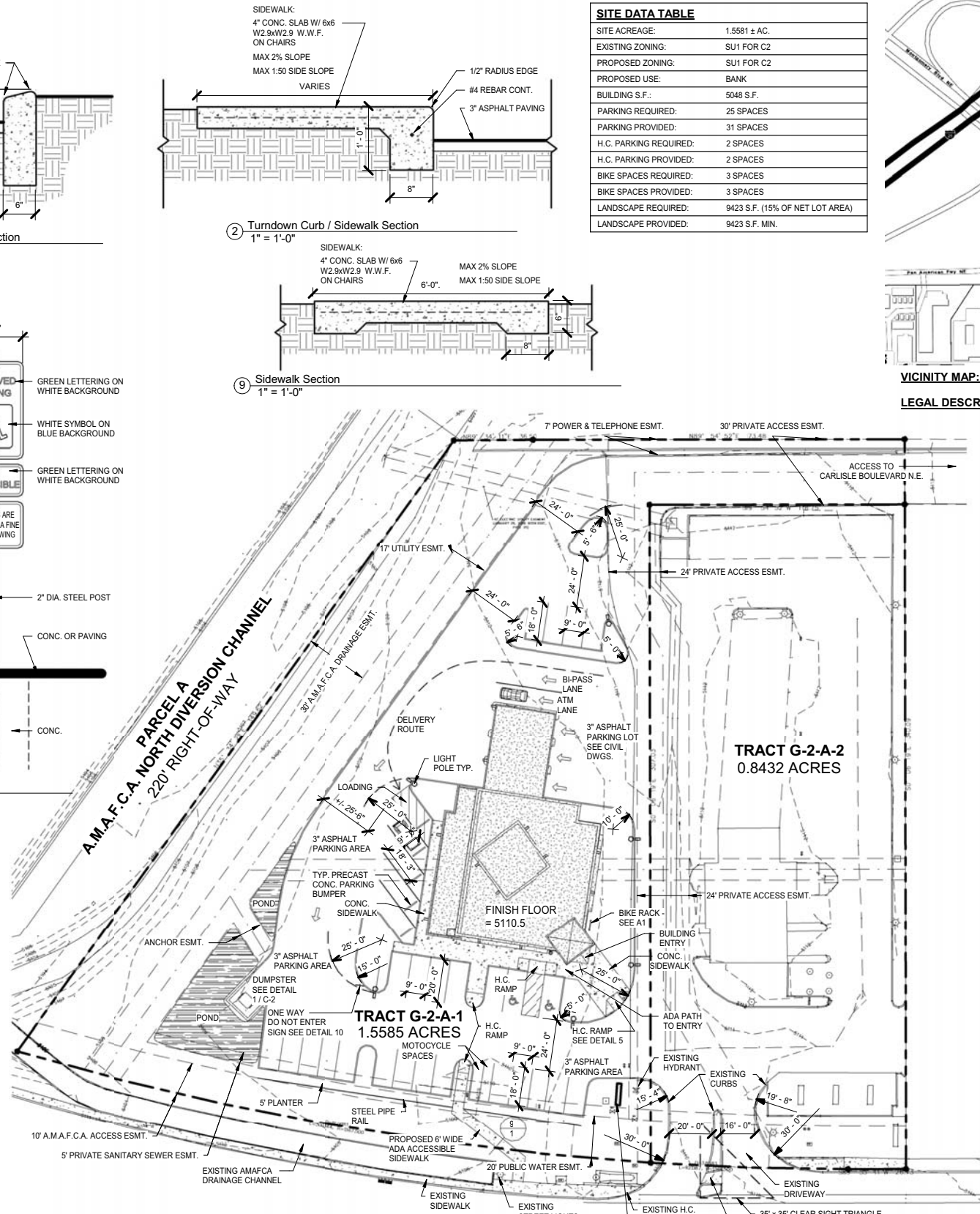
11 ADA Parking Space Details  
3/16" = 1'-0"



7 Light Pole Detail  
3/8" = 1'-0"

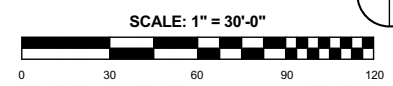


8 Dumpster Enclosure Detail  
3/8" = 1'-0"



**MONTGOMERY BOULEVARD N.E.**  
130' RIGHT-OF-WAY

1 Site Plan  
1" = 30'-0"



SCALE: 1" = 30'-0"

SITE DATA TABLE	
SITE ACREAGE:	1.5581 ± AC.
EXISTING ZONING:	SU1 FOR C2
PROPOSED ZONING:	SU1 FOR C2
PROPOSED USE:	BANK
BUILDING S.F.:	5048 S.F.
PARKING REQUIRED:	25 SPACES
PARKING PROVIDED:	31 SPACES
H.C. PARKING REQUIRED:	2 SPACES
H.C. PARKING PROVIDED:	2 SPACES
BIKE SPACES REQUIRED:	3 SPACES
BIKE SPACES PROVIDED:	3 SPACES
LANDSCAPE REQUIRED:	9423 S.F. (15% OF NET LOT AREA)
LANDSCAPE PROVIDED:	9423 S.F. MIN.



VICINITY MAP:

LEGAL DESCRIPTION: TR. G-2-A-1, MONGOMERY COMPLEX

PROJECT NUMBER: \_\_\_\_\_  
 APPLICATION NUMBER: \_\_\_\_\_

Is an Infrastructure List required? (x) Yes ( ) No If yes then set of approved DRC plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

DRB SITE DEVELOPMENT PLAN APPROVAL:

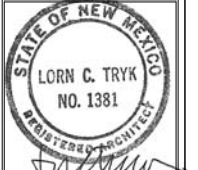
Traffic Engineer, Transportation Division	Date
Utilities Development	Date
Parks & Recreation Department	Date
City Engineer	Date
* Environmental Health Department (conditional)	Date 10-5-16
Solid Waste Management	Date
DRB Chairperson, Planning Department	Date

- NOTES:
- ALL BUILDING USAGE MUST COMPLY WITH EXISTING ZONING OF PROPERTY AND SITE PLAN FOR BUILDING PERMIT SHALL BE DELEGATED TO THE DEVELOPMENT REVIEW BOARD FOR FINAL APPROVAL.
  - UNUSED CURB CUTS MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER.
  - CROSS LOT ACCESS EASEMENT SHALL BE GRANTED.
  - BLANKET CROSS LOT DRAINAGE EASEMENTS SHALL BE GRANTED.
  - APPROVAL OF THIS PLAN DOES NOT CONSTITUTE OR IMPLY EXEMPTION FROM WATER WASTE PROVISIONS OF THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE WATER WASTE MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.
  - LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNERS.
  - ALL WHEELCHAIR RAMPS SHALL BE BUILT PER ADA.
  - BUILDING MOUNTED SIGNS SHALL CONSIST OF INDIVIDUAL CHANNEL LETTERS WITHOUT INTERNAL ILLUMINATIONS. NO ILLUMINATED PLASTIC PANEL SIGNS ARE ALLOWED EXCEPT LOGOS.
  - PARAPETS/SCREEN WALLS SHALL BE EQUAL TO OR ABOVE THE TOP OF ALL HVAC EQUIPMENT.
  - NO OFF PREMISE OR POLE MOUNTED SIGNAGE SHALL BE ALLOWED.
  - VINYL COATED, PLASTIC REFLECTIVE TYPE AWNINGS, FASCIA, BUILDING PANELS, SIGN RACEWAYS OR ROOFS SHALL NOT BE PERMITTED.
  - FREE STANDING LIGHTING SHALL INCLUDE UNIFORM 16' HIGH POLES WITH FULLY SHIELDED FIXTURES. ALL FIXTURES SHOULD BE HORIZONTALLY-MOUNTED LENSES SHOULD AND NOT PROJECT BELOW THE HOUSING. LIGHTING LEVELS MUST CONFORM TO ZONING CODE LIMITATIONS.
  - CONSTRUCTION TYPE IIB, PREMISE ID SHALL BE PLACED IN POSITION PLAINLY LEGIBLE AND VISIBLE FROM THE STREET. KNOX BOX SHALL BE PROVIDED.
  - ALL IMPROVEMENTS LOCATED IN RIGHT OF WAY MUST BE INCLUDED ON A WORKORDER. ALL BROKEN OR CRACKED SIDEWALKS ADJACENT TO THE SITE MUST BE REPLACED PER COA STD.
  - BUILDING SIGNAGE IS ALLOWED UP TO 6% OF FACADE AREA.
  - ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER.
  - ADA SIDEWALK CONNECTION TO EXISTING SIDEWALK ON MONTGOMERY SHALL CONFORM TO COA STD 2430, 2431, 2432

SHEET INDEX:

- SITE PLAN FOR BUILDING PERMIT
- LANDSCAPE PLAN
- MASTER UTILITY PLAN
- CONCEPTUAL GRADING AND DRAINAGE PLAN
- ELEVATIONS
- ELEVATIONS
- SIGNAGE ELEVATIONS

**LORN TRYK ARCHITECTS**  
 436 W. San Francisco Street  
 Santa Fe, New Mexico 87501  
 Telephone: 505-982-5340 Fax: 505-982-5393  
 E-Mail: mail@ltryk.com



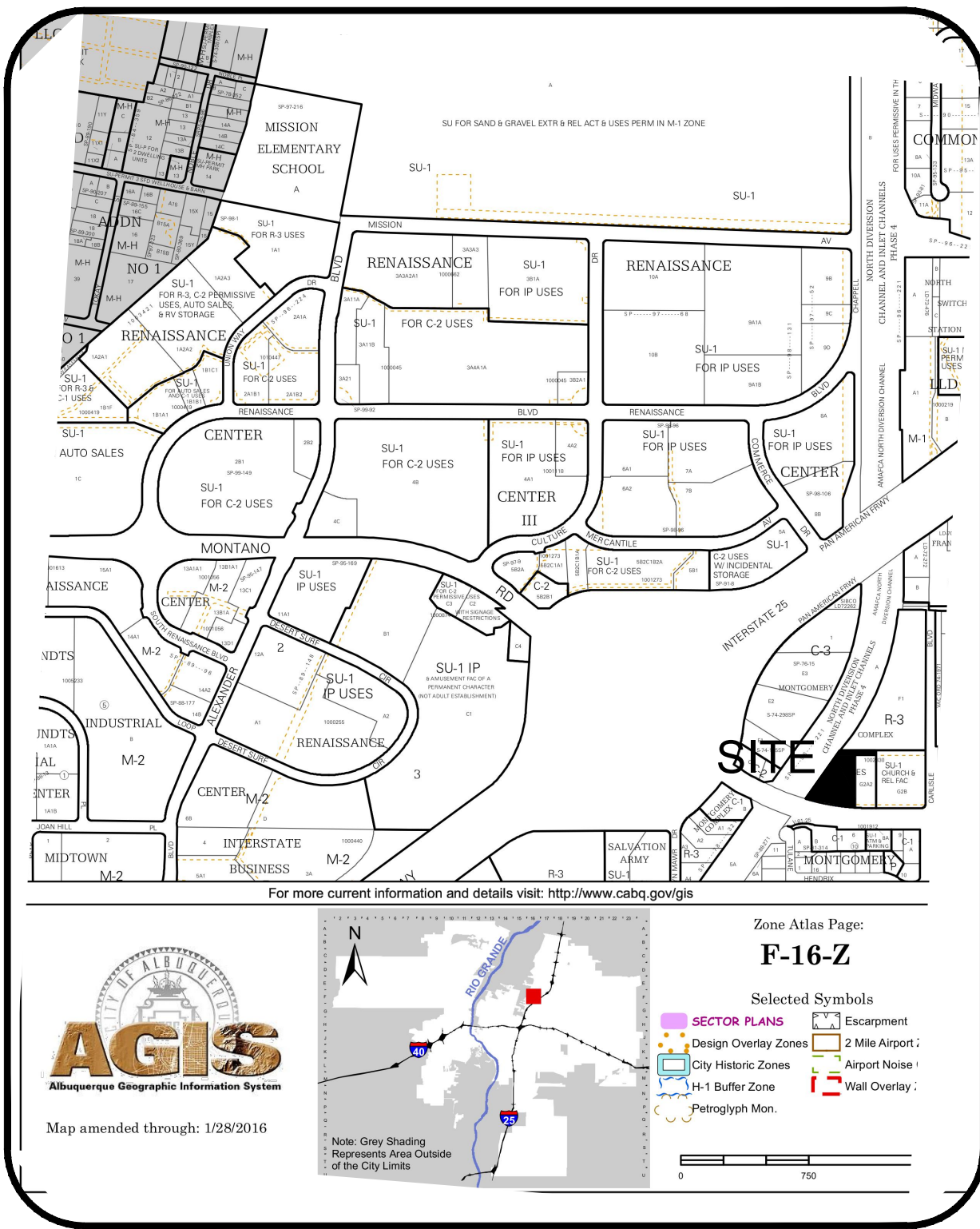
**State Employees Credit Union**  
 Albuquerque, New Mexico

Date  
 Revision 10/18/2016 8:20:58 PM  
 Drawn by AKT  
 Checked by LTA  
 Project number

**SITE PLAN**  
 Scale As indicated

1





**PURPOSE OF PLAT:**

THE PURPOSE OF THIS PLAT IS TO VACATE A PORTION OF A 10' POWER & TELEPHONE EASEMENT (BK. C7, PG. 118) AND GRANT ANY EASEMENTS AS SHOWN HEREON.

**NOTES:**

1. BEARINGS ARE GRID BASED---NEW MEXICO STATE PLANE CENTRAL ZONE (NAD 1983)
2. ALL DISTANCES SHOWN ARE GROUND DISTANCES.
3. ALL BOUNDARY CORNERS IDENTIFIED AS "SET", ARE 5/8" REBAR WITH CAP STAMPED "PS 21082" OR NAIL/WASHER "PS 21082", UNLESS OTHERWISE INDICATED.
4. BEARINGS AND DISTANCES IN ( ) ARE RECORD

**SUBDIVISION DATA:**

DRB#  
 ZONE ATLAS INDEX NO. F-16-Z  
 DATE OF FIELD SURVEY: OCTOBER 2016  
 TOTAL NO. OF TRACTS EXISTING 1  
 GROSS SUBDIVISION ACREAGE 1.5585 (67,887 SQ FT)

**DOCUMENTS USED:**

-PLAT OF TRACTS G-2-A-1 & G-2-A-2  
 MONTGOMERY COMPLEX  
 (BK.2006C, PG. 25 JANUARY 27, 2016)

**SOLAR COLLECTION NOTE:**

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

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

**LEGAL DESCRIPTION:**

TRACT G-2-A-1 OF MONTGOMERY COMPLEX 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 17, 2003 IN BOOK 2003C, PAGE 104.

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

**PUBLIC SERVICE COMPANY OF NEW MEXICO ("PNM"), A NEW MEXICO CORPORATION, (PNM ELECTRIC) FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMER, AND OTHER EQUIPMENT RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICES.**

**NEW MEXICO GAS COMPANY FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.**

**QWEST CORPORATION D.B.A. CENTURY LINK QC FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES RESPONSIBLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.**

**COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES RESPONSIBLY NECESSARY TO PROVIDE CABLE SERVICES.**

INCLUDED, IS THE RIGHT TO 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 EASEMENT, WITH THE RIGHT AND PRIVILEGED OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF "GRANTOR" FOR 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 SPACE FOR ELECTRICAL TRANSFORMERS, WITHIN THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVEGROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD 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 OR NEAR EASEMENTS SHOWN ON PLAT.

**DISCLAIMER**

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

**FREE CONSENT, VACATION AND DEDICATION:**

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE LAND HEREIN DESCRIBED AND BEING COMPRISED OF TRACT G-2-A-1 MONTGOMERY COMPLEX AS THE SAME IS SHOWN AND DESIGNATED ON THE FILED PLAT IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO IN PLAT BOOK 2006C, PAGE 25, DO HEREBY CONSENT TO THE SUBDIVISION OF THE PROPERTY AS SHOWN AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) AND SAID OWNER(S) AND/OR PROPRIETOR(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE PARCEL(S) HEREIN DESCRIBED AND HEREBY GRANT ALL EASEMENTS, VACATE ALL RIGHT OF WAY AND DEDICATE IN FEE SIMPLE TITLE TO THE CITY OF ALBUQUERQUE AS SHOWN HEREON. SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY REPRESENT THAT THEY ARE SO AUTHORIZED TO ACT.

BY: \_\_\_\_\_  
 OWNER/DATE

**ACKNOWLEDGMENT**

STATE OF \_\_\_\_\_ )  
 ) SS.  
 COUNTY OF \_\_\_\_\_ )

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2016, BY \_\_\_\_\_

NOTARY PUBLIC: \_\_\_\_\_  
 MY COMMISSION EXPIRES: \_\_\_\_\_

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON

UNIFORM PROPERTY CODE #:

BERNALILLO COUNTY TREASURE'S OFFICE: \_\_\_\_\_

**SHEET INDEX**

PAGE 1. COVER  
 PAGE 2 SUBDIVISION PLAT

**SUBDIVISION PLAT OF  
 TRACT G-2-A-1-A  
 MONTGOMERY COMPLEX  
 BEING A RE-PLAT OF  
 TRACT G-2-A-1 MONTGOMERY COMPLEX  
 SECTION 34, T 11 N, R 3 E, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 NOVEMBER 2016**

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

CITY APPROVALS:

_____	DATE
CITY SURVEYOR	DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
_____	DATE
UTILITIES DEVELOPMENT	DATE
_____	DATE
PARKS AND RECREATION DEPARTMENT	DATE
_____	DATE
A.M.A.F.C.A.	DATE
_____	DATE
ABCWUA	DATE
_____	DATE
CITY ENGINEER	DATE
_____	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE
_____	DATE
REAL PROPERTY DIVISION	DATE

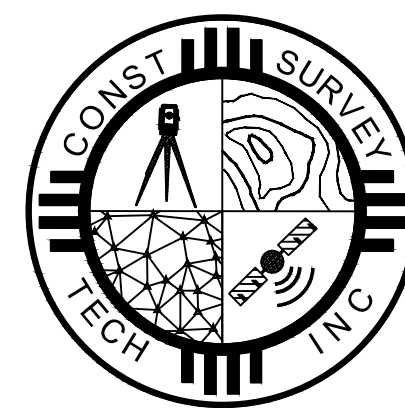
**UTILITY APPROVALS:**

_____	DATE
PNM ELECTRIC SERVICES	DATE
_____	DATE
NEW MEXICO GAS	DATE
_____	DATE
QWEST CORPORATION D.B.A. CENTURY LINK QC	DATE
_____	DATE
COMCAST	DATE

**SURVEYOR'S CERTIFICATE:**

I, DAVID P ACOSTA, NEW MEXICO PROFESSIONAL SURVEYOR NO. 21082, DO HEREBY CERTIFY THAT THIS PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WAS PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION; MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE; SHOWS ALL EASEMENTS ON SUBJECT TRACT(S) AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNER(S), UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST; MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE MAY 1, 2007; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

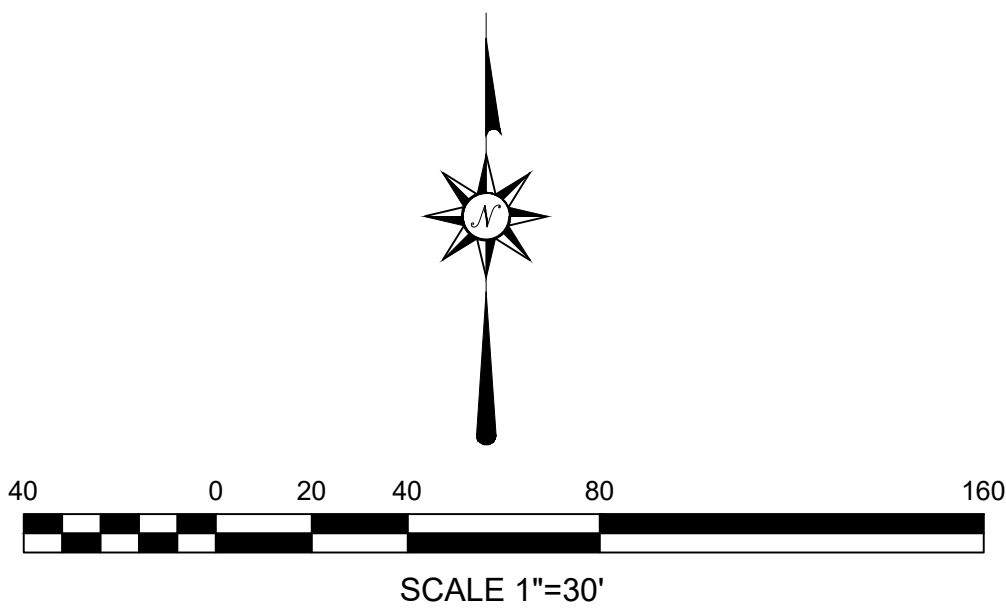
DAVID P. ACOSTA, NMPLS NO. 21082 \_\_\_\_\_ DATE



**CONSTRUCTION SURVEY TECHNOLOGIES, INC**

MAILING: PO BOX 65395, ALBUQUERQUE, NM 87193 505-917-8921  
 OFFICE: 1606 CENTRAL AVE SE, SUITE 101, ALBUQUERQUE, NM 87106  
 NMSURVEYOR@GMAIL.COM

SUBDIVISION PLAT OF  
**TRACT G-2-A-1-A**  
**MONTGOMERY COMPLEX**  
 BEING A RE-PLAT OF  
 TRACT G-2-A-1 MONTGOMERY COMPLEX  
 SECTION 34, T 11 N, R 3 E, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 NOVEMBER 2016



**LEGEND OF SYMBOLS**

- FOUND MONUMENT AS NOTED
- SET 5/8" REBAR WITH 1" PLASTIC CAP "LS 21082" OR PK NAIL WITH SHINER "21082"

ACS CONTROL STATION  
 NDC\_14\_1A  
 N 1503894.997  
 E 1534209.698  
 NEW MEXICO STATE PLANE  
 CENTRAL ZONE  
 G-G= 0.999672286  
 DELTA-ALPHA= -00°12' 15.93"  
 NAD 1983

TRACT F-1  
 MONTGOMERY COMPLEX  
 (06/16/70, BK. C7, PG. 118)

**TRACT G-2-A-1**

67,887 SQ. FT. (Gross)  
 1.5585 Acres (Gross)  
 61,114 Acres (Net)  
 1.4030 Acres (Net)

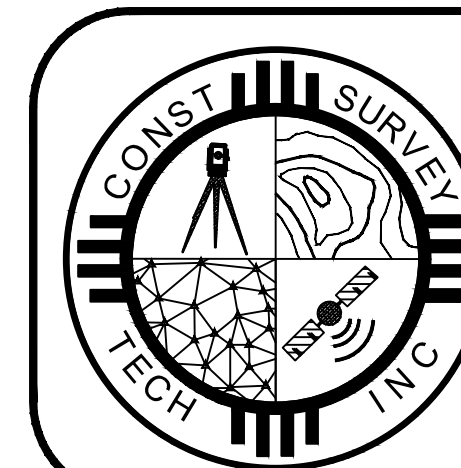
Parcel Line Table		
Line #	Length	Direction
L1	36.50	N89° 33' 48.88"E
L2	30.00	S0° 05' 43.50"E

**EASEMENTS**

- ① EXISTING 30' A.M.A.F.C.A. DRAINAGE EASEMENT (04-17-03, BK2003C, PG.104)
- ② EXISTING 17' UTILITY EASEMENT (BK. C7, PG. 118)
- ④ EXISTING 24' PRIVATE ACCESS EASEMENT (01-27-06, BK. 2006C, PG. 25)
- ⑤ EXISTING 7' POWER & TELEPHONE EASEMENT (BK. C7, PG. 118)
- ⑥ EXISTING 10' POWER AND TELEPHONE EASMENT (BK. C7, PG. 118) (VACATED BY THIS PLAT)
- ⑦ EXISTING ANCHOR EASEMENT (BK. C7, PG. 118)
- ⑧ EXISTING 10' P.N.M. & M.S.T.&T. EASMENT (01-11-77, BK. 514, PG. 806, DOC# 77-1708)
- ⑨ EXISTING 5' PRIVATE SANITARY SEWER EASEMENT (04-17-03, BK2003C, PG.104)
- ⑩ EXISTING 15' A.M.A.F.C.A. ACCESS EASEMENT (04-17-03, BK2003C, PG.104)
- ⑪ EXISTING 20' PUBLIC WATERLINE EASEMENT (04-17-03, BK2003C, PG.104)
- ⑫ EXISTING 10' ELECTRIC UTILITY EASEMENT (01-28-06, BK200C, PG.25)
- ⑬ EXISTING 10' PUBLIC WATERLINE EASEMENT (06-25-07, DOC#2007092441)

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	300.44	1367.50	12.59	N79° 57' 10"W	299.84

MONTGOMERY BOULEVARD N.E.  
 (130' RIGHT OF WAY)



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