

VICINITY MAP

GENERAL NOTES

- Bearings are grid based on the New Mexico State Plane Coordinate System, Central Zone (NAD 83).
- \dot{N} Distances are ground.
- Distances shown along curved lines are arc lengths.

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- Record Plat or Deed bearings and distances, where they differ from those established by this field survey, are in parenthesis ().
- Ù All corners that were set are either a 5/8" rebar with cap stamped "HUGG L.S. 9750" or a concrete nail with brass disk stamped "HUGG L.S. 9750" unless otherwise indicated hereon.
- All corners found in place and held were tagged with a brass disk stamped "HUGG L.S. 9750" unless otherwise indicated hereon.

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- All street centerline monumentation shall be installed at all centerline PC's, PT's, angle points and street intersections and shown thus (a). All centerline monumentation will be set using the standard four (4") aluminum monument stamped "City of Albuquerque Centerline Monument— Do not disturb, PS Number 9750" and will be set flush with the final asphalt lift.
- Manholes will be offset at all points of curvature, points of tangency, street intersections, and all other angle points to allow use of centerline monumentation.

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SUBDIVISION DATA

Total number of existing Tracts: Total number of new Tracts created:

Public street right of way dedicated: 2.1003 acres

34.9419 acres

Gross Subdivision acreage:

of full width streets created: 0.25 mile

Ş SECTION 14-14-4-7 PROHIBITION ON PRIVATE RESTRICTIONS INSTALLATION OF SOLAR COLLECTORS

"No property within the area of this plat shall at any time be subject to a deed restriction, covenant, or binding 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."

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TREASURERS CERTIFICATION

This is to certify that taxes are current and paid on the following:

Date

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS shown on common and joint use of: this plat are granted for the

- Public Service Company of New Mexico ("PNM"), a New Mexico corporation, (PNM Electric) for installation, maintenance, and service of overhead and underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide electrical services.
- \mathcal{B} 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 d/b/a CenturyLink QC for the in and service of such lines, cable, and and facilities reasonably necessary to services. installation, maintenance, other related equipment provide communication
- Cable TV for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable services.

Included, is the right to build, rebuild, construct, 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. No building, sign, pool (aboveground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be erected 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 this plat.

Easements for electric transformer/switchgears, as installed, sextend ten (10) feet in front of transformer/switchgear doors and five (5) feet on each side. shall

In approving this plat, Public Service Company of New Mexico (PNM) and New Mexico Gas Company (NMGC) and Qwest Corporation d/b/a CenturyLink (QWEST) did not conduct a Title Search of the properties shown hereon. Consequently, PNM, NMGC and QWEST 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.

PURPOSE OF PLAT:

The Purpose of this plat is to:

- Q. Divide two (2) existing tracts into shown hereon. four (4) new tracts as
- Grant the Public Utility and Drainage easements hereon. as shown
- Dedicate the additional street right of way to the City of Albuquerque as shown hereon.
- Acknowledge the Vacation of a portion of an existing Interim Drainage Easement VACATED by 14DRB-____

SURVEYOR'S CERTIFICATION

I, Russ P. Hugg, New Mexico Professional Surveyor Number 9750, hereby certify that this plat of survey was prepared from field notes of an actual ground survey performed by me or under my direct supervision; that it meets the Standards for Land Surveys in the State of New Mexico as adopted by the New Mexico State Board of Registration for Professional Engineers and Professional Surveyor's; that it meets the minimum requirements for surveys and monumentation of the Albuquerque Subdivision Ordinance; that it shows all easements of record; and that it is true and correct to the best of my knowledge and belief.

Russ P. Hugg NMPS No. 9750 October 6, 2014

TRACTS SANTA 3-AMONICA PLACE , 3-B , 4-A PLAT9 AND 4-B

(BEING A REPLAT OF OF TRACTS 3 AND 4, SANTA MONICA PLACE)
SITUATE WITHIN
THE ELENA GALLEGOS GRANT

IN
PROJECTED SECTION 24, TOWNSHIP 11, NORTH, RANGE
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO OCTOBER, 2014

Date	DRB Chairperson, Planning Department
Date	City Engineer
Date	AMAFCA
Date	Parks and Recreation Department
Date	ABCWUA
Date	Traffic Engineering, Transportation Division
Date	Environmental Health Department
Date	Real Property Division
Date	City Surveyor Department of Municipal Development
	CITY APPROVALS:
Date	Comcast
Date	QWest Corporation d/b/a CenturyLink QC
Date	New Mexico Gas Company
Date	Public Service Company of New Mexico
	UTILITY APPROVALS:
	PLAT APPROVAL
	Application Number:
	PROJECT NUMBER:

SHEET 1 9



Consulting Surveyors 9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114