

10. **Project# 1010700**
16DRB-70045 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL 

HIGH MESA CONSULTING GROUP agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the above action(s) for all or a portion of Tract(s) E & F, **BOARD OF EDUCATION AZTEC ELEMENTARY SCHOOL** zoned R-1, located on 2611 EUBANK BLVD NE containing approximately 10.1564 acre(s). (H-20) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF, UTILITY COMPANY SIGNATURE AND AMAFCA SIGNATURE.**

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

11. **Project# 1007963**
16DRB-70049 SKETCH PLAT REVIEW
AND COMMENT 

JULIAN SERNA & SHANNON LOPEZ request(s) the above action(s) for all or a portion of Lot(s) 17, 18, 19 & 20, Block(s) 3, **ROMERO ADDITION** zoned S-R, located on KINLEY BETWEEN 5TH AND 6TH ST containing approximately .3268 acre(s). (J-14) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

12. **Project# 1003790**
16DRB-70034 SKETCH PLAT REVIEW
AND COMMENT 

RMKM ARCHITECTURE agent(s) for NEW MEXICO MUTUAL request(s) the above action(s) for all or a portion of Tract(s) C-2-B, **PAT FOR TRACTS B-1, C-1-A, C-2-A & C-2-B NORTH GATEWAY CONST.** zoned SU-2/IP OR C, located on NE CORNER OF BALLOON FIESTA PKWY AND SAN MATEO containing approximately 5 acre(s). (B-18) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

13. Approval of the Development Review Board Minutes for November 4th, 10th & 18th.

14. Other Matters:

ADJOURNED:



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
- 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): HIGH MESA CONSULTING GROUP PHONE: (505) 345-4250
 ADDRESS: 6010-B MIDWAY PARK BLVD NE FAX: (505) 345-4254
 CITY: ALBUQUERQUE STATE NM ZIP 87109 E-MAIL: gmeans@highmesacg.com
 APPLICANT: ALBUQUERQUE PUBLIC SCHOOLS c/o ANNELLE DARBY PHONE: (505) 848-8829
 ADDRESS: P.O. BOX 25704 FAX: (505) 246-9020
 CITY: ALBUQUERQUE STATE NM ZIP 87125 E-MAIL: annelle.darby@aps.edu
 Proprietary interest in site: OWNER List all owners: _____

DESCRIPTION OF REQUEST: Minor Subdivision Preliminary/Final Plat Approval

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 E AND F Block: N/A Unit: N/A
 Subdiv/Addn/TBKA: BOARD OF EDUCATION AZTEC ELEMENTARY SCHOOL
 Existing Zoning: R-1 Proposed zoning: NO CHANGE MRGCD Map No _____
 Zone Atlas page(s): H-20-Z UPC Code: 102005946942311015 & 102005950443111055

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 #1010700, 15DRB-70457, 15DRB-70458

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 2 No. of proposed lots: 1 Total site area (acres): 10.1564
 LOCATION OF PROPERTY BY STREETS: On or Near: 2611 EUBANK BLVD NE
 Between: CANDELARIA RD NE and MENAU BLVD NE
 Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: 01/06/2016

SIGNATURE J. Graeme Means DATE 2/2/2016
 (Print Name) J. GRAEME MEANS, P.E. Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 11/2014

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>16DRB-70045</u>	<u>PJF</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 checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" 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>Feb 10 2016</u>			Total \$ _____

J. Graeme Means
 Staff signature & Date 2-2-16

Project # 1010700

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
- N/A Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- N/A 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
- N/A 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
- N/A 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.

J. GRAEME MEANS, P.E.

 Applicant name (print)

 Applicant signature / date

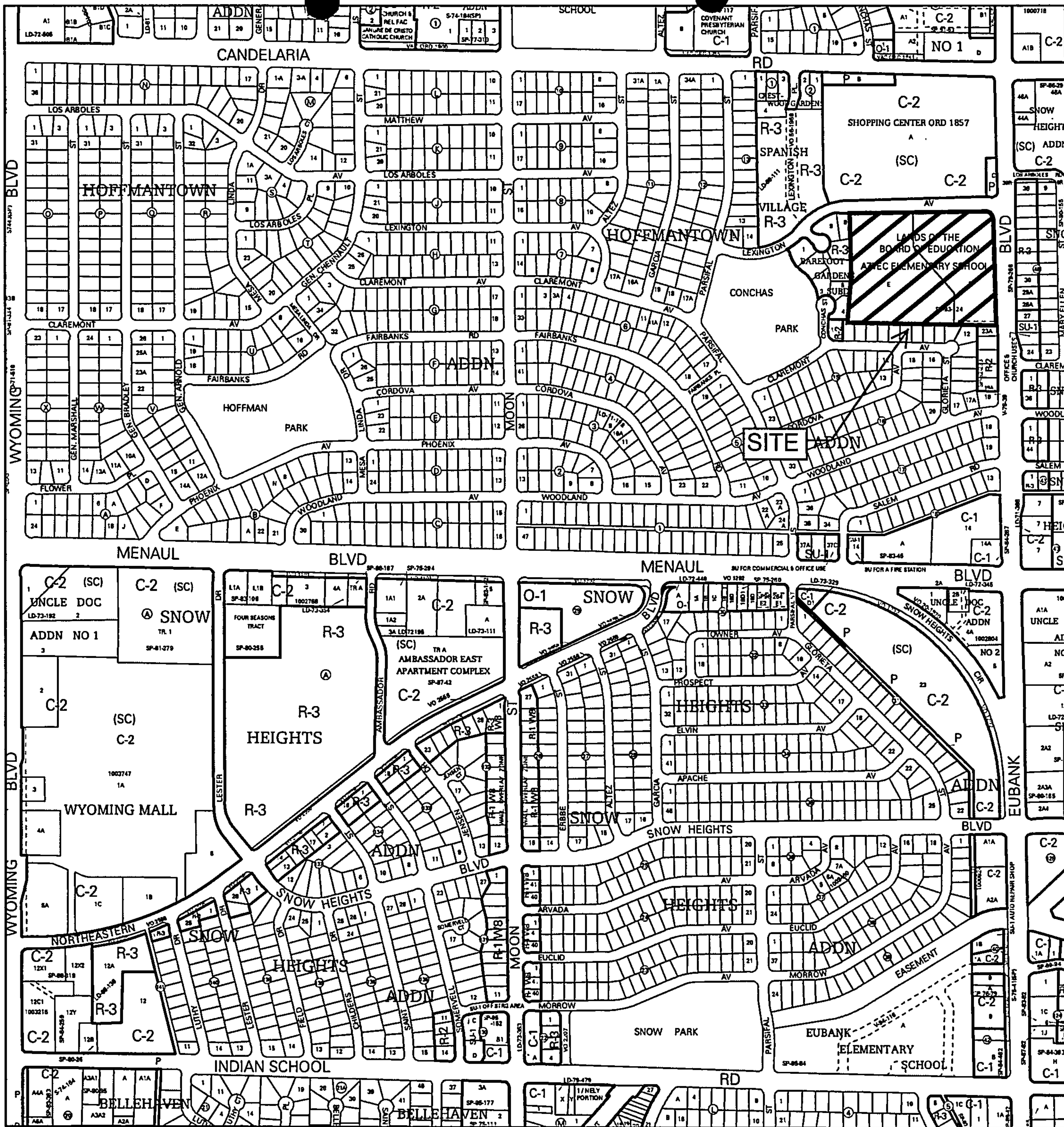


Form revised October 2007

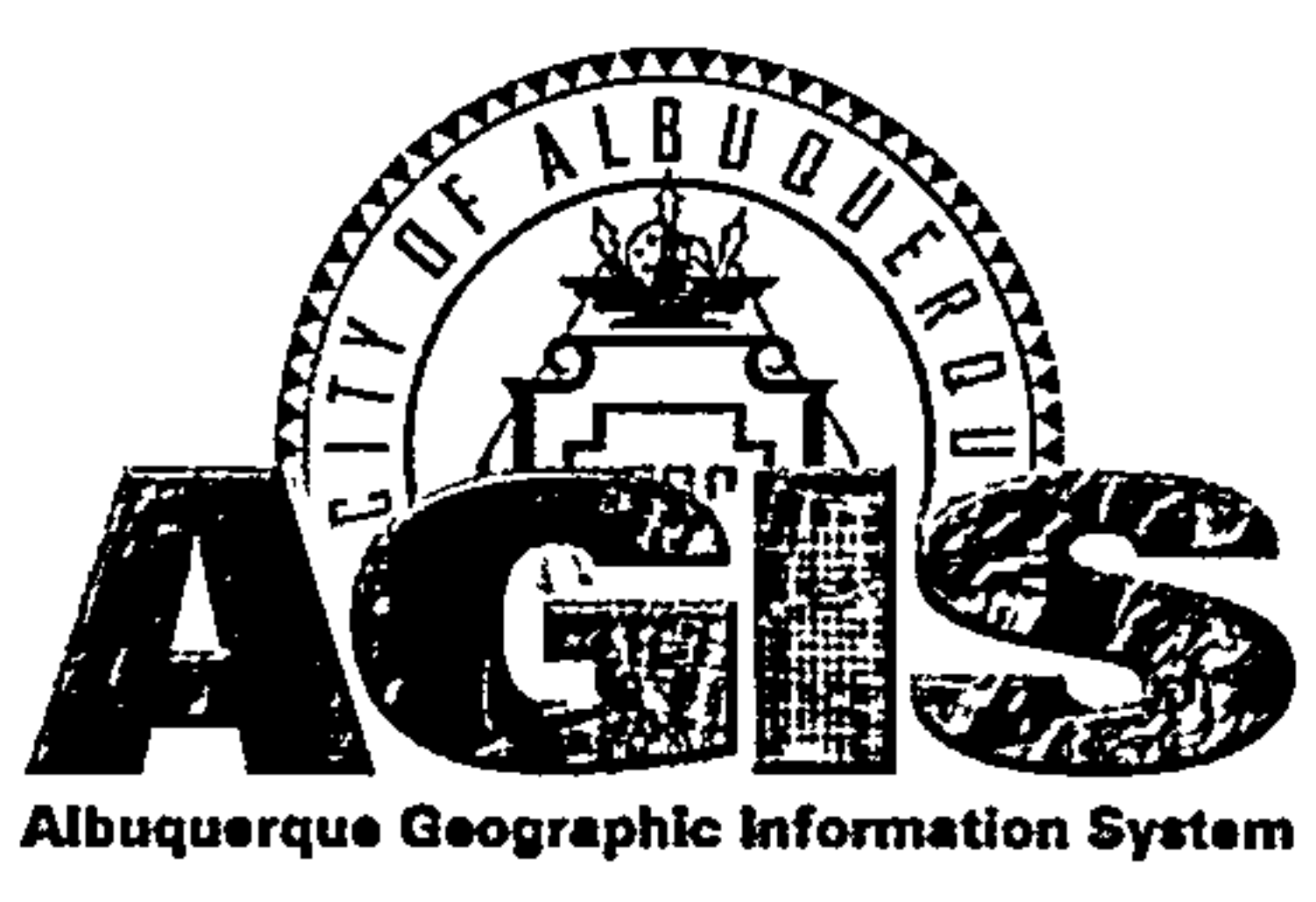
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 16DRR - 70045

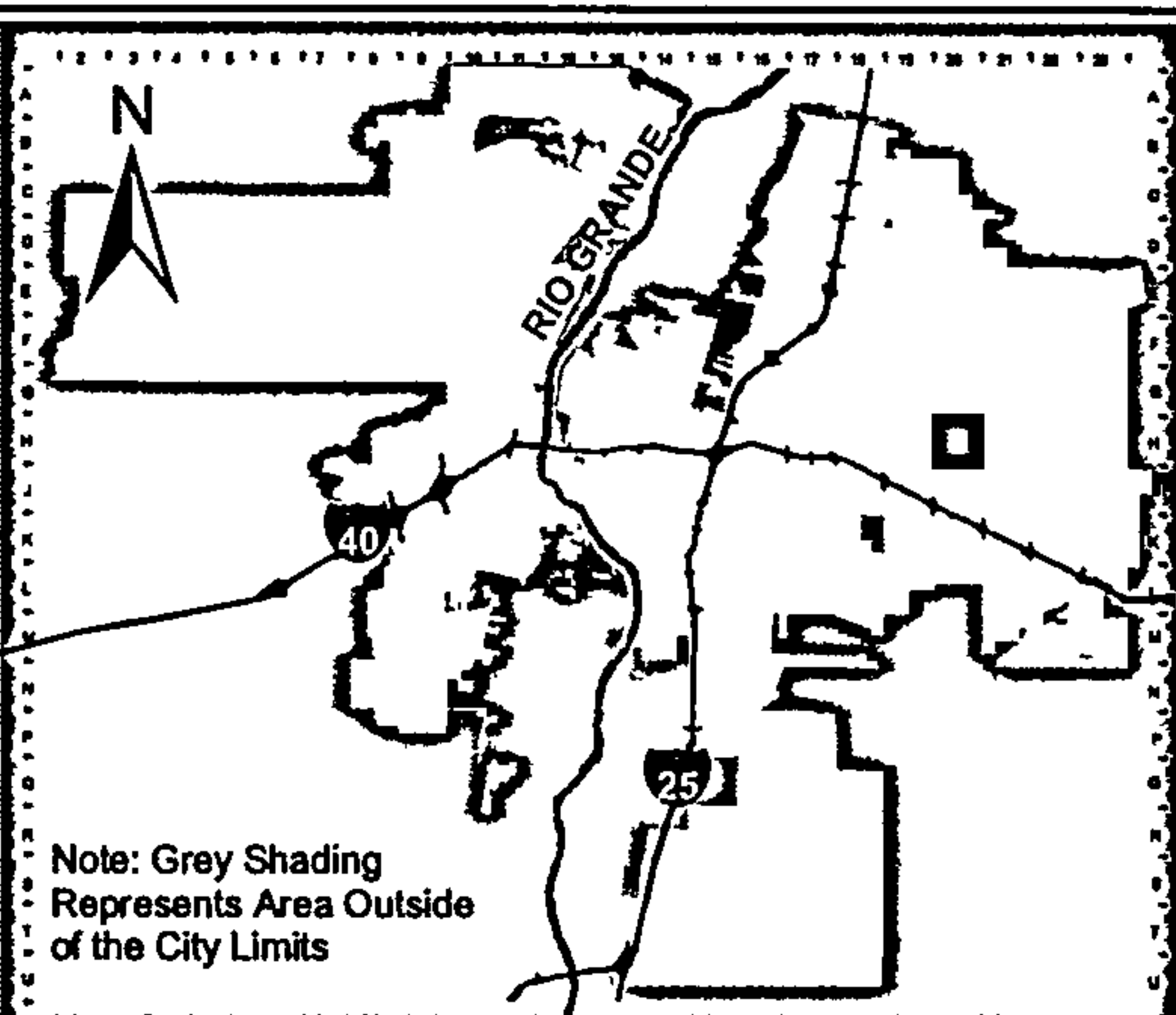
_____ 2-2-16
 Planner signature / date
 Project # 1010700



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



Map amended through: 6/7/2013

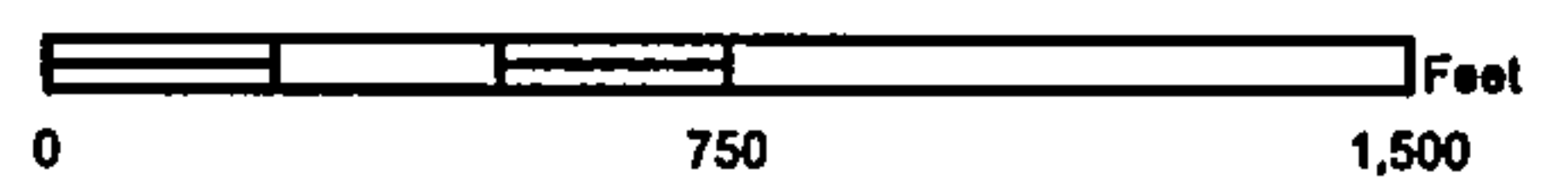


Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
H-20-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



HIGH MESA Consulting Group

2014.180.9
February 2, 2016

Jack Cloud
Planning Manager, DRB Chair
Planning Department
Development and Building Services Division
City of Albuquerque DRC Project Administrator
600 2nd St NW
Albuquerque, NM 87102

Re: Request for Minor Subdivision Preliminary/Final Plat Approval

Dear Jack:

Transmitted herewith are the following items associated with the subject request:

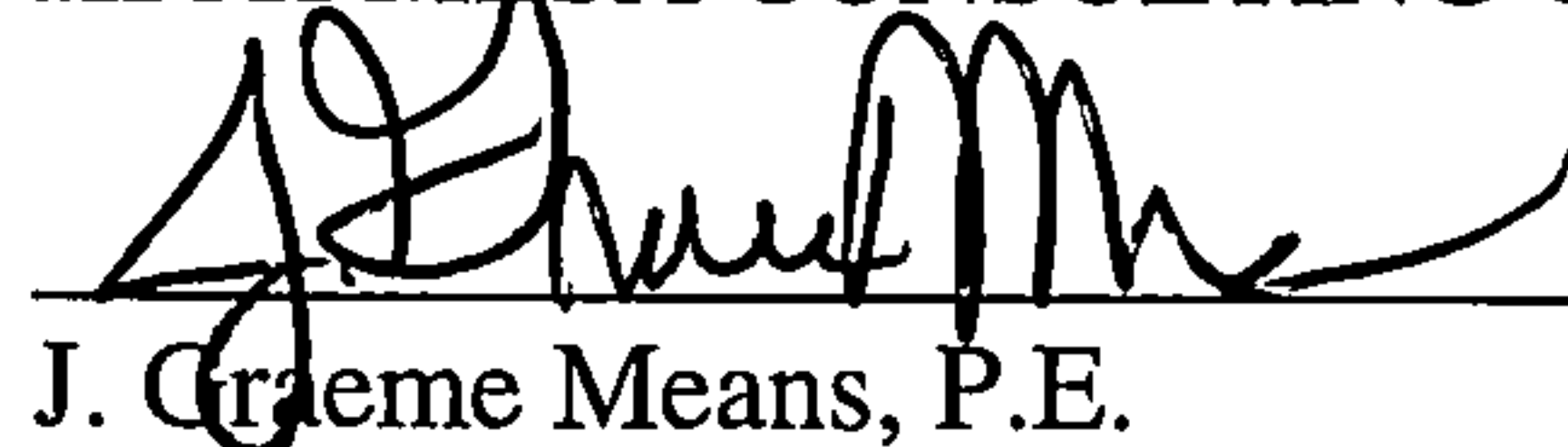
- DRB Application, Supplemental Form S(3), along with related fees
- City of Albuquerque Zone Atlas H-20 with the Site Marked
- Notice of Decision from January 06, 2016 Hearing for Vacation Request
- Copy of DXF Transmittal made to AGIS February 01, 2016
- Certificate of No Effect
- Six (6) Copies of the Site Sketch (Previously Submitted as Sketch Plat/Vacation Exhibit)
- Six (6) Copies of the Proposed Plat
- CD with PDF Files of Submittal Materials
- Letter Describing, Explaining, and Justifying this Request (See below)

On behalf of our client, Albuquerque Public School Facilities, Design and Construction, we are requesting Prelim/Final Plat approval. The site is currently developed as a public education facility. The plat will memorialize the vacations approved at the January 01, 2016 Hearing, grant new PNM and public water line easements, and consolidate the two existing tracts into a single parcel.

Please schedule this matter for the next appropriate DRB Hearing. If you have any questions or comments concerning this transmittal, or any other aspect of this project, please do not hesitate to call.

Sincerely,

HIGH MESA CONSULTING GROUP



J. Graeme Means, P.E.
Principal

GM/*
Enclosures
xc: Annelle Darby, APS Staff Architect
xc: Marty Eckert, APS Real Estate Director

Principals: Jeffrey G. Mortensen, P.E. + Charles G. Cala, Jr., P.S. + Juan M. Cala
Joseph M. Solomon, Jr., P.S. + J. Graeme Means, P.E. + Joseph E. Gonzales

Graeme Means

From: Timothy Tessendorf
Sent: Monday, February 01, 2016 8:59 AM
To: Gauden, Tim H.; Catherine Bradley
Cc: Charles Cala; Graeme Means
Subject: DRB 1010700 Tract 1, APS Aztec Complex dxf submittal
Attachments: 1010700_PLAT3.pdf; 1010700_PLAT2.pdf; 1010700_PLAT1.pdf; DRB_1010700.dwg; DRB_1010700.dxf

Tract 1, APS Aztec complex

New Mexico State Plane Coordinates – NAD 83

Grid Bearings

Ground Distance



Timothy N. Tessendorf, P.S.
Technical Manager

6010-B Midway Park Blvd. NE
Albuquerque, NM 87109
www.highmesacg.com

Phone: 505.345.4250
Fax: 505.345.4254
ttessendorf@highmesacg.com



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

Richard J. Berry, Mayor
Administrative Officer
February 1, 2016

Robert J. Perry, Chief

SUBJECT: ALBUQUERQUE ARCHAEOLOGICAL ORDINANCE—Compliance Documentation

Project Number(s): PROJECT# 1010700
Case Number(s): 15DRB-70457, 15DRB70458
Agent: HIGH MESA CONSULTING GROUP
Applicant: ALBUQUERQUE PUBLIC SCHOOLS
Legal Description: Tracts E and F, Board of Education Aztec Elementary School
Zoning: R-1
Acreage: 10.16 acres
Zone Atlas Page: H-20

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) .**

MFSchmader
Matthew Schmader, PhD
Superintendent, Open Space Division
City Archaeologist



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

January 6, 2016

Project# 1010700
15DRB-70457 VACATION/ PUBLIC EASEMENT
15DRB-70458 SKETCH PLAT REVIEW

HIGH MESA CONSULTING GROUP agents for ALBUQUERQUE PUBLIC SCHOOLS request the referenced/ above actions for Tracts E and F, **BOARD OF EDUCATION AZTEC ELEMENTARY SCHOOL** zoned R-1, located on the southwest corner of EUBANK BLVD NE and LEXINGTON AVE NE containing approximately 10 acres. (H-20)

At the January 6, 2016 Development Review Board meeting, the vacation was approved as shown on exhibit b in the planning file per section 14-14-7-2(a) (1) and (b) (1)(3) of the subdivision ordinance. The sketch plat was reviewed and comments were provided.

Findings

The request was submitted by the owner of all the frontage of land abutting the proposed vacation.

Based on the proposed replat, the public welfare is in no way served by retaining the easement.

There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right. Property owners of record abutting the proposed vacation were notified by first class mail at least six days prior to the Development Review Board hearing approving the vacation and no objection regarding access or the abridgement of a substantial property right was raised.

CONDITIONS:

1. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be filed for record with the Bernalillo County Clerk's Office within one year.
2. City franchised utilities shall acknowledge the vacation by their signature on the required replat.

If you wish to appeal this decision, you must do so by January 21, 2016 in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning

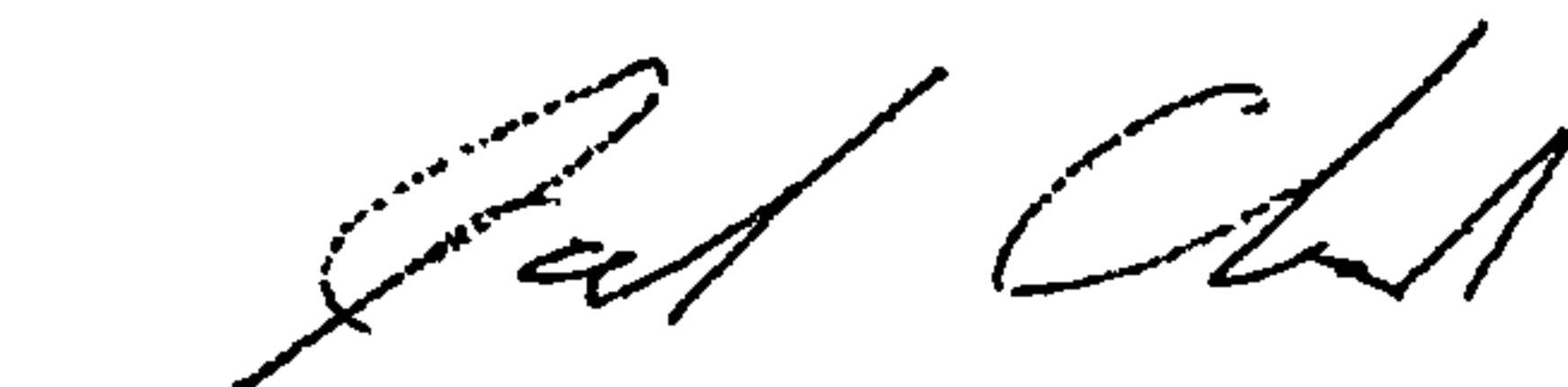
Department form, to the Planning Department, within 15 days of the Development Review Board's decision.

The date the determination in question is issued is not included in the 15-day period for filing an appeal.

If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the final appeal date referenced above if all conditions are not met (The effective date of Development Review Board approval is the hearing date plus the 15-day appeal period.) (REF: Chapter 14 Article 14 Part 7-2 (E)(3)(6) Revised Ordinance.)



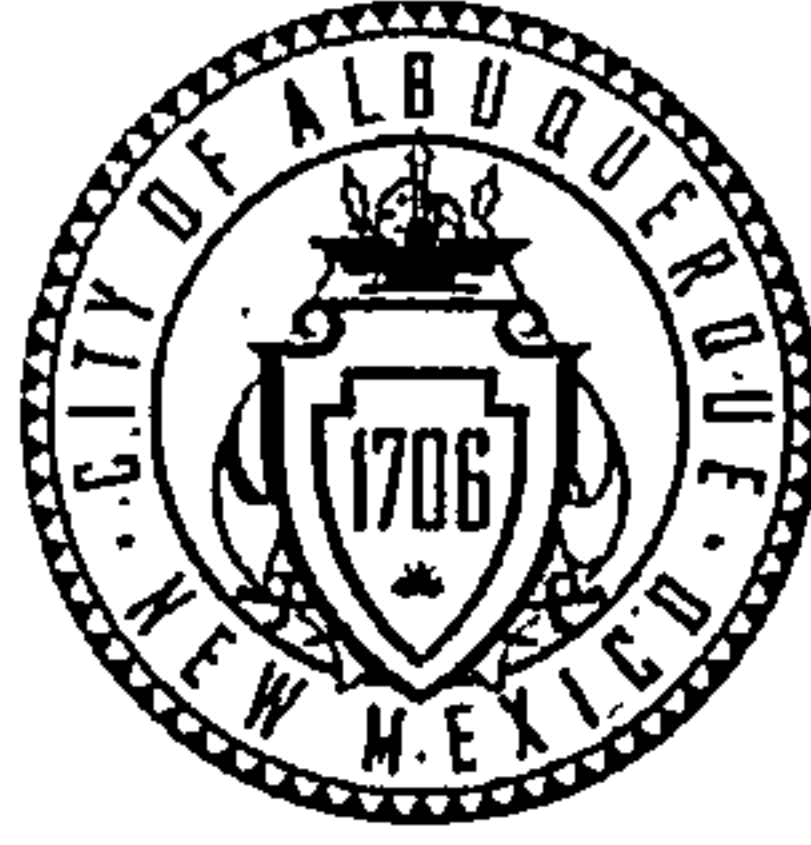
Jack Cloud, DRB Chair

PROJECT #

1010700

February 10. 2016

Piff



INTER-OFFICE MEMORANDUM

COMMENTING AGENCIES

TRANSPORTATION DEVELOPMENT*John MacKenzie*
TRANSIT & PARKING DEPARTMENT*Shabih Rizvi*
COUNCIL OF GOVERNMENTS.....*Kendra Watkins/Andrew Gingerich*
AMAFCA.....*Lynn Mazur*
APD CRIME PREVENTION.....*Steve Sink*
OPEN SPACE DIVISION.....*Kent Reed Swanson/Sarah Brown*
FIRE DEPARTMENT.....*Antonio Chinchilla*
ZONING ENFORCEMENT INSPECTOR.....*Vince Montano*
NEIGHBORHOOD COORDINATION.....*Stephani Winklepleck*
PNM.....*Daniel Aragon*
NEW MEXICO GAS COMPANY.....*Patrick Sanchez*
ALBUQUERQUE PUBLIC SCHOOLS.....*April Winters*
COMCAST CABLE.....*Mike Mortus*
Mid.Rio Grande Conserv. Dist. (MRGCD).....*Ray Gomez*
ENVIRONMENTAL HEALTH.....*Paul Olson*

Your comments on the following case(s) are requested.

PROJECT # 1010700

Board hearing date:

WEDNESDAY, January 6, 2015



Supplemental Form (SF)

SUBDIVISION

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

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
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 CITY: ALBUQUERQUE STATE NM ZIP 87109 E-MAIL: gmeans@highmesacg.com
 APPLICANT: ALBUQUERQUE PUBLIC SCHOOLS c/o ANNELLE DARBY PHONE: (505) 848-8829
 ADDRESS: P.O. BOX 25704 FAX: (505) 246-9020
 CITY: ALBUQUERQUE STATE NM ZIP 87125 E-MAIL: annelle.darby@aps.edu
 Proprietary interest in site: OWNER List all owners: _____

DESCRIPTION OF REQUEST: VACATION OF PUBLIC EASEMENTS AND SKETCH PLAT REVIEW AND COMMENT.

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 E AND F Block: N/A Unit: N/A
 Subdiv/Addn/TBKA: BOARD OF EDUCATION AZTEC ELEMENTARY SCHOOL
 Existing Zoning: R-1 Proposed zoning: NO CHANGE MRGCD Map No _____
 Zone Atlas page(s): H-20-Z UPC Code: 102005946942311015 & 102005950443111055

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: 1 Total site area (acres): 10.1564
 LOCATION OF PROPERTY BY STREETS: On or Near: 2611 EUBANK BLVD NE
 Between: CANDELARIA RD NE and MENAU BLVD NE
 Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE J. Graeme Means DATE 12/11/2015
 (Print Name) J. GRAEME MEANS, P.E. 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	<u>15 DRB - 70457</u>	<u>VPE</u>	_____	<u>\$285.00</u>
<input type="checkbox"/> All fees have been collected	_____	<u>CMF</u>	_____	<u>\$20.00</u>
<input type="checkbox"/> All case #s are assigned	_____	<u>ADV</u>	_____	<u>\$75.00</u>
<input type="checkbox"/> AGIS copy has been sent	<u>70458</u>	<u>SP</u>	_____	<u>\$0</u>
<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>Jan 6, 2015</u>			Total <u>\$320.00</u>

12-14-15
Staff signature & Date

Project # 1010700

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** **(PUBLIC HEARING CASE)**
 - Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
 - 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

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.

J. Graeme Means

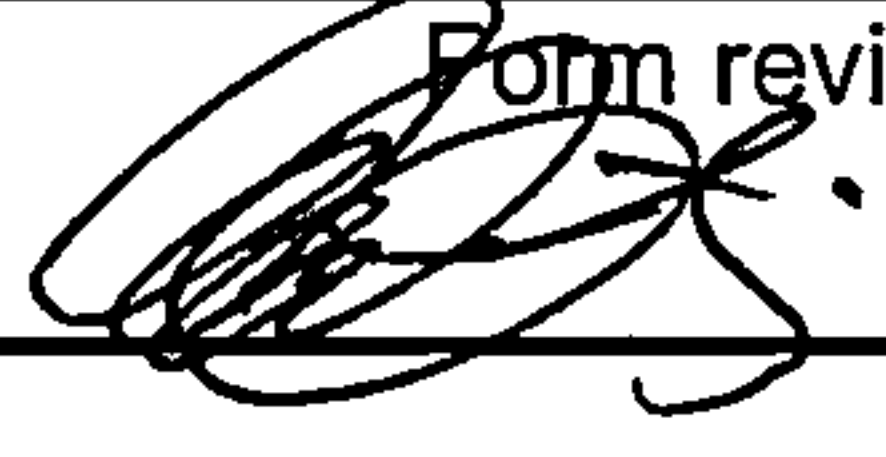
 Applicant name (print)

 Applicant signature / date



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

Application case numbers
 15 - DRB - 70457

Form revised 4/07

 12-14-15
 Planner signature / date
 Project # 1010700

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

- SKETCH PLAT REVIEW AND COMMENT (DRB22)** **Maximum Size: 24" x 36"**
- Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etc. (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
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

- SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB18)** **Maximum Size: 24" x 36"**
- 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - Scaled site plan and related drawings (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
 - Letter of authorization from the property owner if application is submitted by an agent
 - Copy of the document delegating approval authority to the DRB
 - Completed Site Plan for Subdivision Checklist
 - Infrastructure List, if relevant to the site plan
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

- SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB17)** **Maximum Size: 24" x 36"**
- 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. **6 copies.**
 - Solid Waste Management Department signature on Site Plan
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Letter of authorization from the property owner if application is submitted by an agent
 - Copy of the document delegating approval authority to the DRB
 - Infrastructure List, if relevant to the site plan
 - Completed Site Plan for Building Permit Checklist
 - Copy of Site Plan with Fire Marshal's stamp
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

- AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB01)** **Maximum Size: 24" x 36"**
- AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB02)** **Maximum Size: 24" x 36"**
- Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - DRB signed Site Plan being amended (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
 - Letter of authorization from the property owner if application is submitted by an agent
 - Infrastructure List, if relevant to the site plan
 - Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

- FINAL SIGN-OFF FOR EPC APPROVED SDP FOR BUILDING PERMIT (DRB05)**
- FINAL SIGN-OFF FOR EPC APPROVED SDP FOR SUBDIVISION (DRB06)**
- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - Solid Waste Management Department signature on Site Plan for Building Permit
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter carefully explaining how each EPC condition has been met and a copy of the EPC Notification of Decision
 - Infrastructure List, if relevant to the site plan
 - Copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. 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.

J. Graeme Means

 Applicant name (print)
 J Graeme Means 12/11/2015

 Applicant signature / date



- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
 15 - DRB - 70458

Form revised October 2007

12-14-15

 Planner signature / date

Project # 1010700

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

All persons making application to the City under the requirements and procedures established by the City Zoning Code or Subdivision Ordinance are responsible for the posting and maintaining of one or more signs on the property which the application describes. Vacations of public rights-of-way (if the way has been in use) also require signs. Waterproof signs are provided at the time of application. If the application is mailed, you must still stop at the Development Services Front Counter to pick up the sign.

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Development Services Front Counter at a charge of \$3.75 each.

1. LOCATION

- A. The sign shall be conspicuously located. It shall be located within twenty feet of the public sidewalk (or edge of public street). Staff may indicate a specific location.
- B. The face of the sign shall be parallel to the street, and the bottom of the sign shall be at least two feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs may be required on unpaved street frontages.
- B. If the land does not abut a public street, then, in addition to a sign placed on the property, a sign shall be placed on and at the edge of the public right-of-way of the nearest paved City street. Such a sign must direct readers toward the subject property by an arrow and an indication of distance.

3. PHYSICAL POSTING

- A. A heavy stake with two crossbars or a full plywood backing works best to keep the sign in place, especially during high winds.
- B. Large headed nails or staples are best for attaching signs to a post or backing; the sign tears out less easily.


4. TIME


Signs must be posted from Dec. 22, 2015 To Jan. 6, 2015

5. REMOVAL

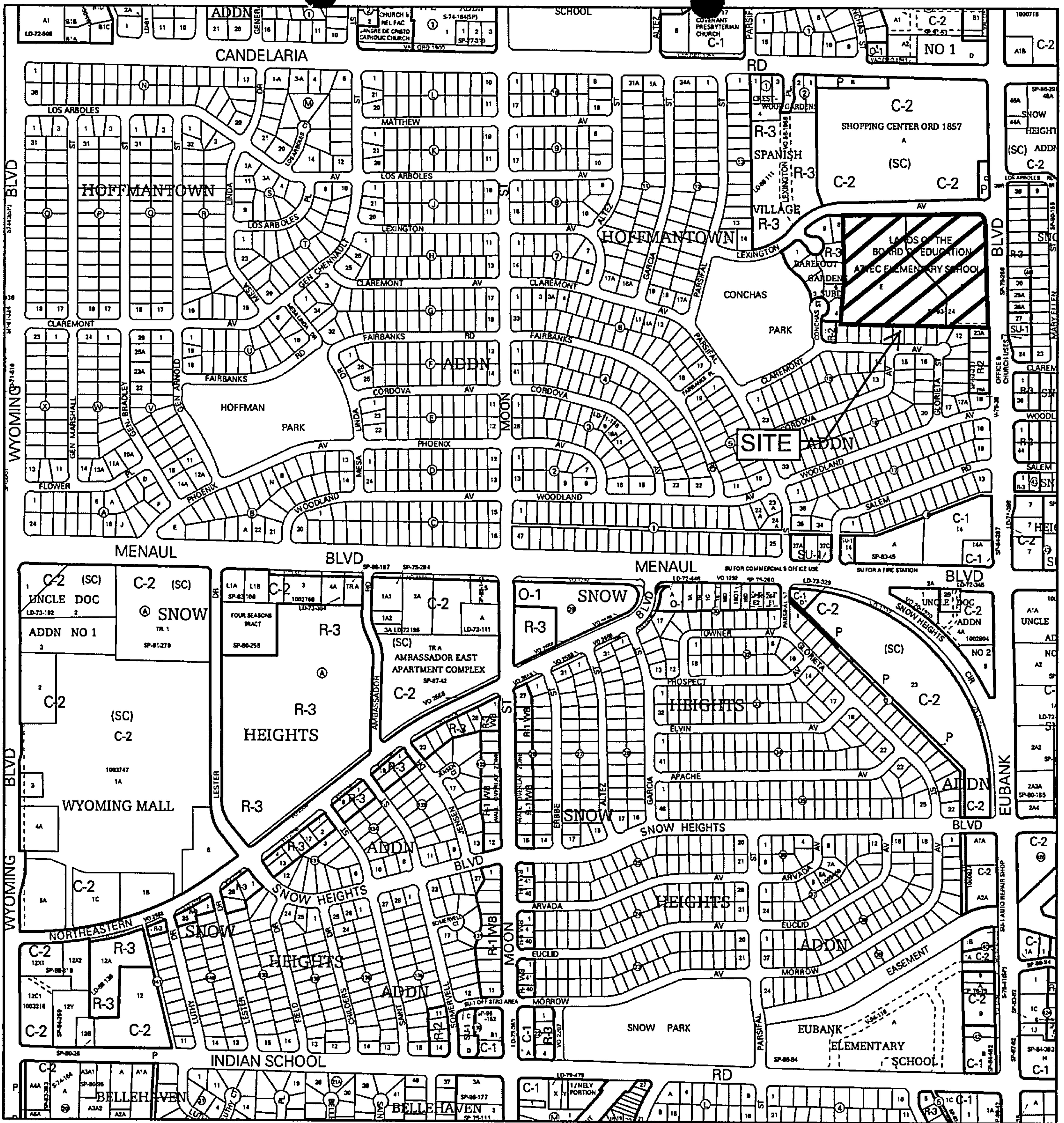
- A. The sign is not to be removed before the initial hearing on the request.
- B. The sign should be removed within five (5) days after the initial hearing.

I have read this sheet and discussed it with the Development Services Front Counter Staff. I understand (A) my obligation to keep the sign(s) posted for (15) days and (B) where the sign(s) are to be located. I am being given a copy of this sheet.

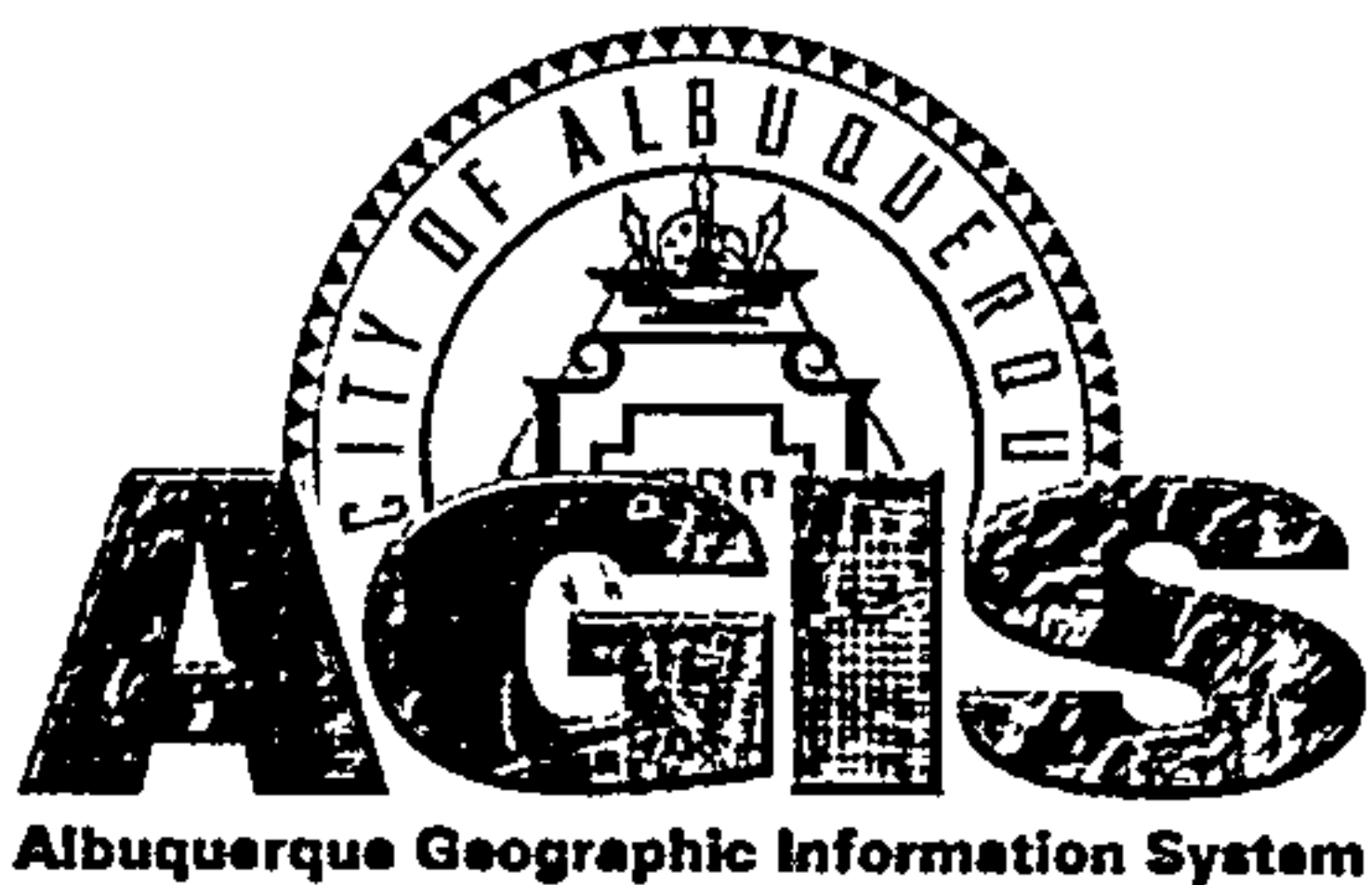
 12/11/15
(Applicant or Agent) (Date)

I issued 1 signs for this application, 12-11-15 
(Date) (Staff Member)

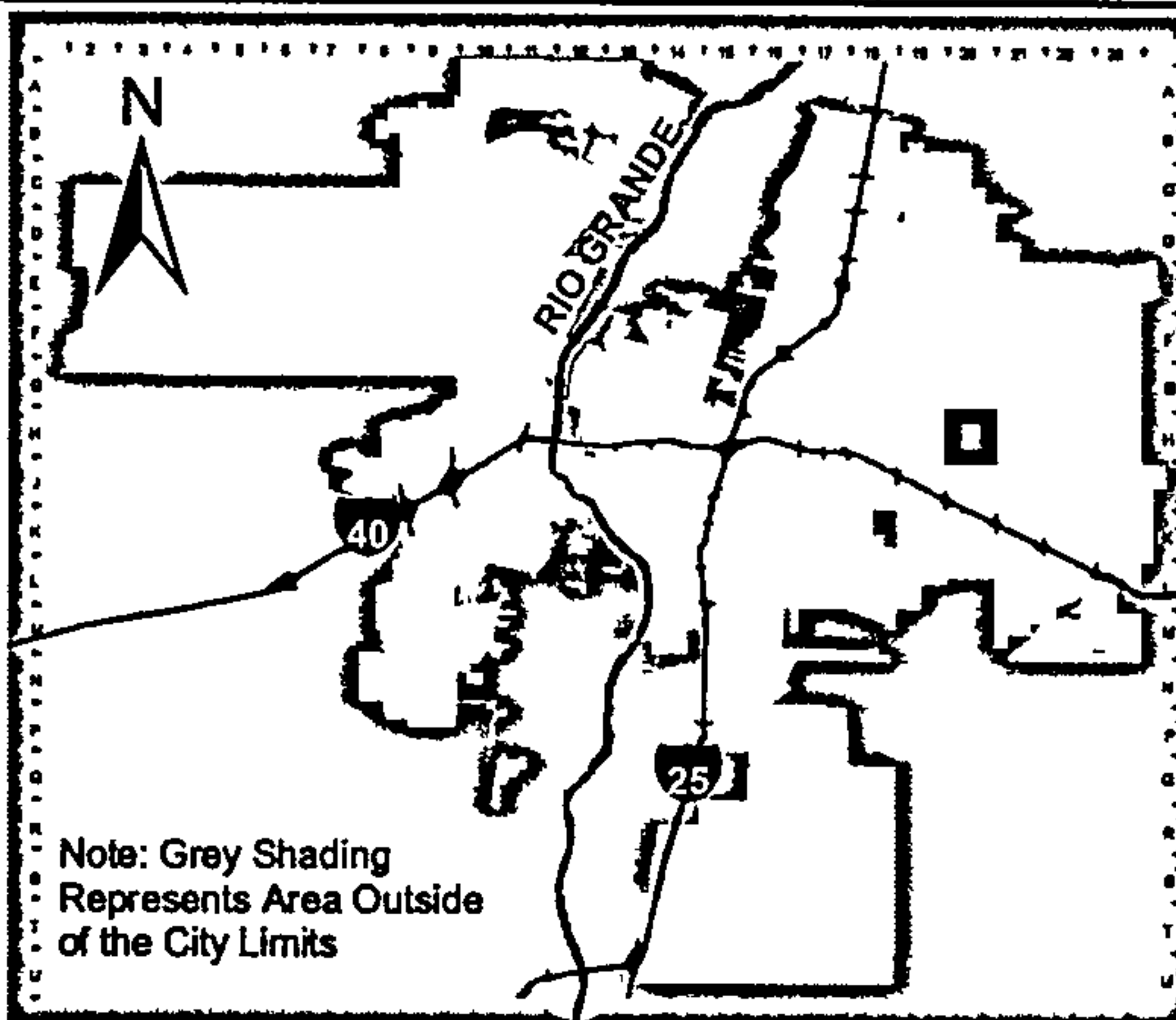
PROJECT NUMBER: 1010700



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



Map amended through: 6/7/2013



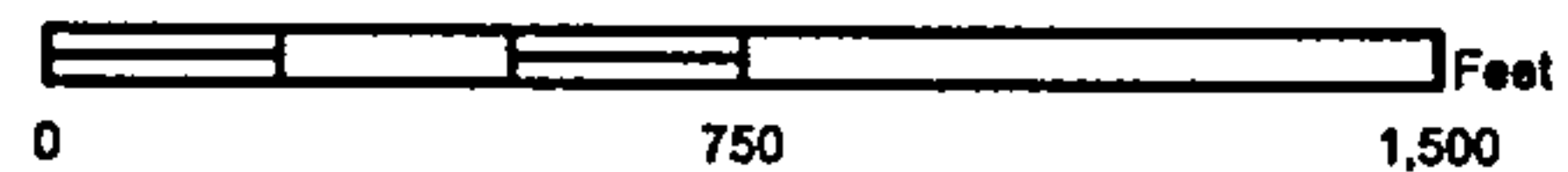
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

H-20-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



HIGH MESA Consulting Group

2014.180.9

December 11, 2015

Jack Cloud
Planning Manager, DRB Chair
Planning Department
Development and Building Services Division
City of Albuquerque DRC Project Administrator
600 2nd St NW
Albuquerque, NM 87102

Re: Request for Vacation of Public Easements and Sketch Plat Review and Comment

Dear Jack:

Transmitted herewith are the following items associated with the subject request:

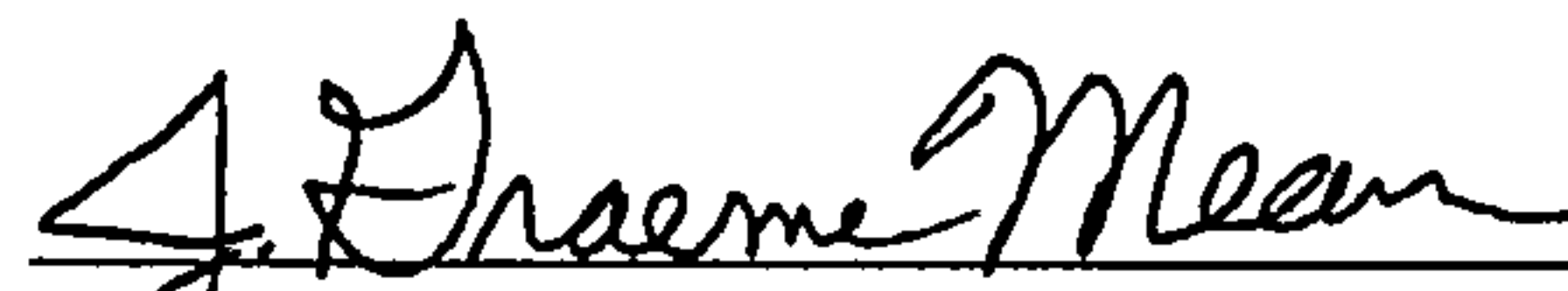
- DRB Application, Supplemental Forms V and S(3), along with related fees
- Twenty Four (24) Copies of the Vacation / Sketch Plat Exhibit
- Twenty Four (24) Copies of each of the Documents that Created the Easements to be Vacated
- City of Albuquerque Zone Atlas H-20 with the Site Marked
- Office of Community & Neighborhood Coordination Inquiry Response – **No Associations**
- CD with PDF Files of Submittal Materials
- Letter Describing, Explaining, and Justifying this Request (See below)

On behalf of our client, Albuquerque Public School Facilities, Design and Construction, we are requesting vacation of obsolete easements that are no longer applicable or required to serve the site. The site is currently developed as a public education facility. The proposed sketch plat depicts the upcoming platting action that will memorialize the vacations, grant new PNM and public water line easements, and consolidate the two existing tracts into a single parcel.

Please schedule this matter for the next appropriate DRB Hearing. If you have any questions or comments concerning this transmittal, or any other aspect of this project, please do not hesitate to call.

Sincerely,

HIGH MESA CONSULTING GROUP



J. Graeme Means, P.E.

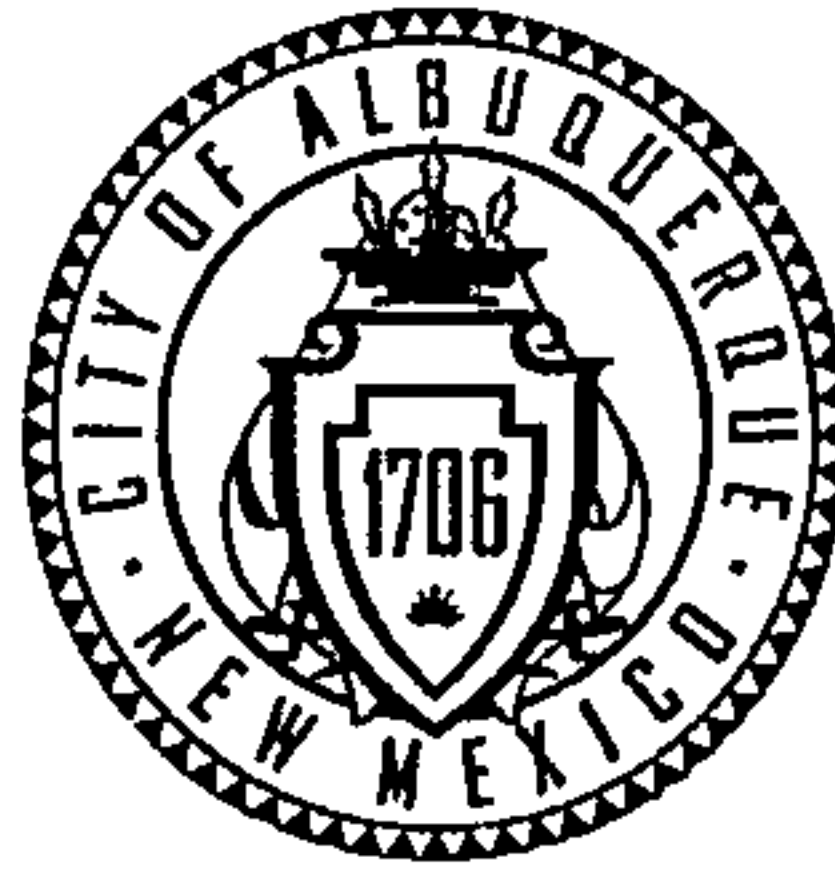
Principal

GM/*

Enclosures

xc: Annelle Darby, APS Staff Architect

Principals: Jeffrey G. Mortensen, P.E. • Charles G. Cala, Jr., P.S. • Juan M. Cala
Joseph M. Solomon, Jr., P.S. • J. Graeme Means, P.E. • Joseph E. Gonzales



City of Albuquerque

P.O. Box 1293, Albuquerque, NM 87103

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

December 9, 2015

Planning Department
Plaza Del Sol Building
600 Second St. NW
Second Floor (924-3860)

This letter will serve to notify you that on **December 9, 2015:**

Contact Name: GRAEME MEANS

Company or Agency: HIGH MESA CONSULTING GROUP
6010-B MIDWAY PARK BLVD. NE
PHONE: 505-345-4250 / FAX: 505-345-5254
E-MAIL: GMEANS@HIGHMESACG.COM

contacted the Office of Neighborhood Coordination requesting the contact names **ALL Neighborhood and/or Homeowners Associations** who would be affected under the provisions of O-92 by your proposed project at **(DRB SUBMITTAL) TRACTS E AND F, LANDS OF THE BOARD OF EDUCATION AZTEC ELEMENTARY SCHOOL LOCATED ON 2611 EUBANK BLVD. NE BETWEEN CANDELARIA RD. NE AND MENAUL BLVD. NE** zone map H-20.

Our records indicate that as of December 9, 2015, there were no Neighborhood and/or Homeowner Associations in this area.

If you have any questions about the information provided, please contact me at (505) 924-3902 or via an e-mail message at dlcarmona@cabq.gov or by fax at (505) 924-3913.

Sincerely,

Dalaina L. Carmona

Senior Administrative Assistant
OFFICE OF NEIGHBORHOOD COORDINATION
PLANNING DEPARTMENT

Planningnona/hoaform(02/18/13)

!!!Notice to Applicants!!!

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT.** Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
 - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
 - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendment describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.").
 - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area, plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
 - d) The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood associations may contact someone with questions or comments.

Information from the Office of Neighborhood Coordination

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

- [X] ONC's "Official" Letter to the applicant (*if there are associations*). A copy must be submitted with application packet -OR-
- [X] The ONC "Official" Letter (*if there are no associations*). A copy must be submitted with application packet.
- [] Copies of Letters to Neighborhood Associations (*if there are associations*). A copy must be submitted with application packet.
- [] Copies of the certified receipts to Neighborhood Associations (*if there are associations*). A copy must be submitted with application packet.

Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.

Any questions, please feel free to contact Dalaina at 924-3906 or via an e-mail message at dlcarmona@cabq.gov.

Thank you for your cooperation on this matter.

(below this line for ONC use only)

Date of Inquiry: **12/9/15** Time Entered: **10:53 a.m.** ONC Rep. Initials: **DC**

EASEMENT OF RIGHT-OF-WAY
Recorded Book 152, Page 133

APPROVED BY:

Gerald E. Welsh
Division Attorney

RECEIVED of the AMERICAN TELEPHONE AND TELEGRAPH COMPANY OF WYOMING Twenty 00/100 Dollars, in consideration of which I hereby grant and convey unto said Company, its associated and allied companies, their respective successors, assigns, leasees and agents, a perpetual right of way and easement to construct, reconstruct, operate and maintain lines of telephone and telegraph, consisting of such poles, wires, cables, conduits, guys, anchors and other fixtures and appurtenances as the grantee may from time to time require, upon, across, over and /or under the property, which I own or in which I have any interest in Section 8, Township 10 North, County of Bernalillo and State of New Mexico, Range 4 East, and upon, along and/or under the roads, streets or highways adjoining the said property with the right to trim from time to time any trees along said lines so as to keep the wires and cables cleared at least thirty-six inches and the right to permit the attachment of and/or carry in conduit wires and cables of any other company; and with the further right to cut down and to keep cut down all trees, limbs of trees and undergrowth within 50 feet of said line. Said sum being received in full payment for the rights herein granted, and the right to install and maintain in any fence or fences on said property such gates as the Company considers necessary in the construction or maintenance of said lines.

Witness my hand and seal this 14th day of June A.D. 1937
at McNary, Arizona. (Post-Office Address)

Witness:

J. R. Connell

Florinda D. Davis (SEAL)
(Land Owner)

STATE OF ARIZONA)
)ss.
County of Apache)

On this 14 day of June, 1937, before me personally appeared FLORINDA D. DAVIS, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal.

R. E. Emodoy, Notary Public
in and for Apache County, Arizona

My commission expires:
Aug 22, 1940
(Notarial Seal)

Filed for Record August 5, 1937

Recorded Book 152, Page 133

Records Bernalillo County, N.M.

PUBLIC SERVICE COMPANY OF NEW MEXICO
UNDERGROUND EASEMENT (ELECTRIC)

REC
ELEMENTARY
7

THIS EASEMENT made this 4th day of May, 20 11 by and between

The Board of Education of the Albuquerque Municipal School District No. 12, Counties of Bernalillo and Sandoval, New Mexico, a political subdivision of the State of New Mexico a/w/a Albuquerque Public Schools

(Grantor) and PUBLIC SERVICE COMPANY OF NEW MEXICO, a New Mexico corporation (Grantee), and their successors and assigns.

WITNESSETH

Grantor, for and in consideration of the sum of One Dollar (\$1.00) in hand paid and other valuable consideration, the receipt of which is acknowledged, does hereby give, bargain, sell, grant and convey unto Grantee a perpetual easement to build, rebuild, construct, reconstruct, locate, relocate, change, remove, replace, modify, renew, operate and maintain underground facilities for the transmission and distribution of electric power and energy and facilities for fiber optics and other communication purposes. Such facilities may include (but are not limited to) lines, cables, conduits and other equipment, fixtures, appurtenances and structures necessary to maintain such facilities on, over, beneath, through and across the easement hereinafter described, together with free access to, from and over said easement 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 easement to extend services to customers of Grantee and to trim and remove any trees, shrubs, bushes or vegetation and remove any structures which interfere with the purposes set forth herein. The easement granted herein is within lands situate in Bernalillo County, New Mexico, and is more particularly described as follows, to wit:

PP# ROWT 19023

An Underground easement for an electric underground line within Tract E of Plat of TRACTS E AND F, LANDS OF BOARD OF EDUCATION (Aztec elementary School) as shown and designated in Plat filed for record in the office of the County Clerk Bernalillo County New Mexico on July 28, 1993 in Plat Book 93C, page 219, situate in Section 8, T. 10 N., R. 4 E., NMPM, Bernalillo County New Mexico and being more particularly described as follows.

An underground electric easement being ten (10) feet wide being five (5) feet on each side of the following described survey line. Beginning at a point in the west boundary line of said Tract E, (riser pole in place) whence the northwest corner of Tract E bears N. 01° 07' 00" W. 132.00 feet distant; thence S. 44° 42' 55" E., 21.75 feet; thence N. 87° 55' 37" E., 115.00 feet to the east side of a ten foot by ten foot Transformer site.

This easement shall cease and terminate and be of no further force and effect All as shown on attached "EXHIBIT A" upon expiration of any continuous one-year period of non-use.

WITNESSETH: ~~Grantor hereby covenants that Grantor is the true and lawful owner of the land described herein.~~

Grantor shall have the right to use the above described easement for purposes not inconsistent with the rights hereby granted, provided that Grantor shall not erect nor construct any building, pool or other structure thereon, nor drill nor operate any well thereon, nor conduct any activity which violates provisions of the National Electric Safety Code.

The provisions hereof shall inure to the benefit of and bind the heirs, executors, mortgagees, lessees, tenants, successors and assigns of the parties hereto. Grantee shall have the unrestricted right to sell, transfer, assign, pledge, mortgage, lease, grant licenses or other use or occupancy rights with respect to, or otherwise dispose of, in whole or in part, any interest in the easement, and such assigns shall have the further right to convey, in whole or in part, the rights granted to them by Grantee.

WITNESS our hands this 4th day of May, 20 11

Paula Maes (SIGNATURE) Katherine Korte (SIGNATURE)
Paula Maes, President Katherine Korte, Secretary

ACKNOWLEDGMENT

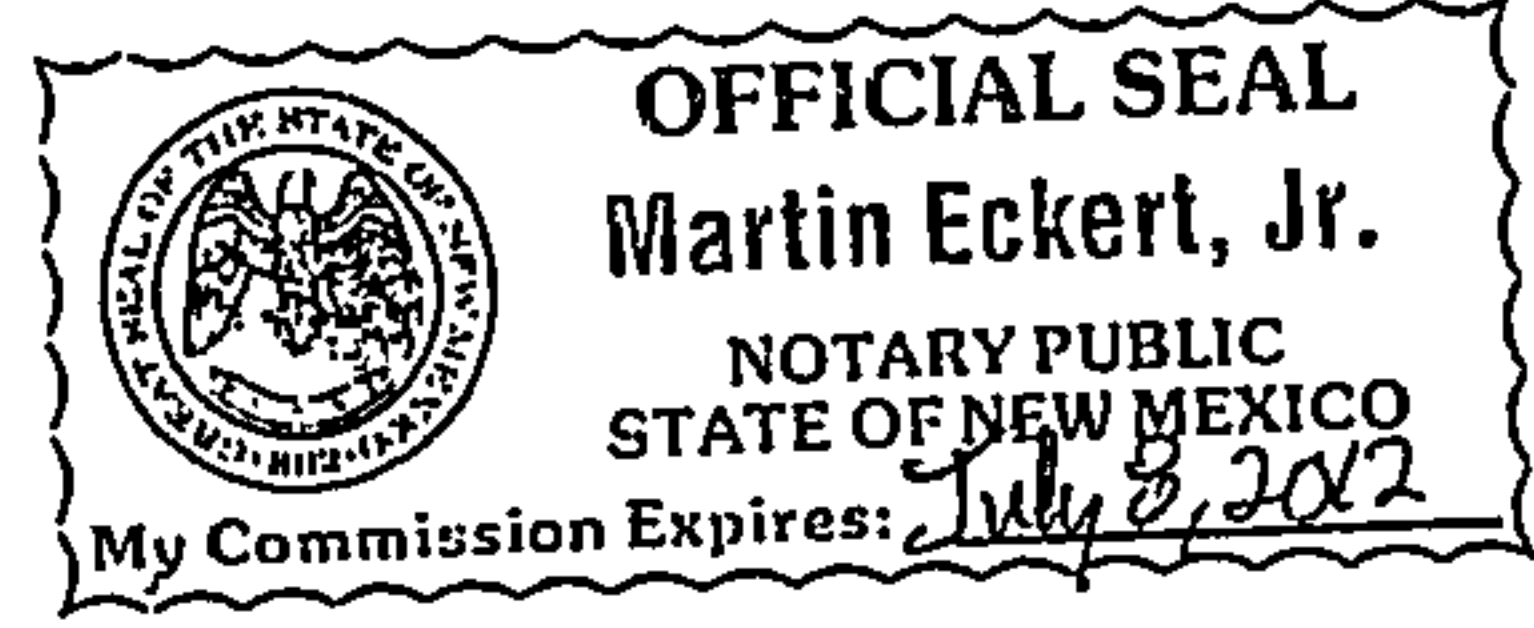
STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 4, 20 11

By Paula Maes and Katherine Korte

My commission expires: July 8, 2012
(Seal)

Martin Eckert, Jr.
Notary Public



ACKNOWLEDGMENT FOR CORPORATION

STATE OF _____
COUNTY OF _____
This instrument was acknowledged before me on _____, 20 _____

By _____ (Name of Officer) _____ (Title of Officer)

of _____ (Corporation Acknowledgment)

a _____ corporation, on behalf of said corporation.
(State of Incorporation)

Said officer hereby acknowledges that s/he is the duly authorized signatory for said corporation.

My commission expires: _____
(Seal)

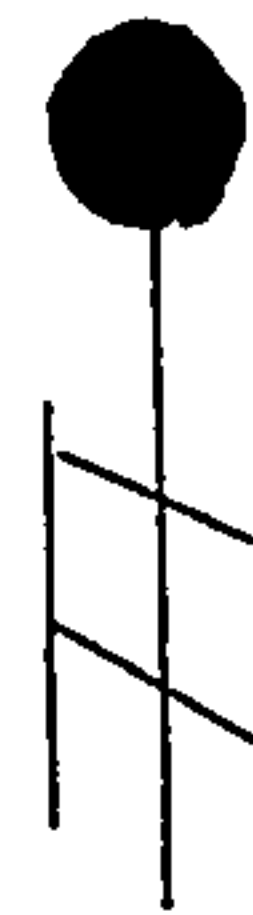
Notary Public

Doc# 2011060938

06/30/2011 03:38 PM Page: 1 of 2
EASE R:\$11.00 M. Toulouse Oliver, Bernalillo County



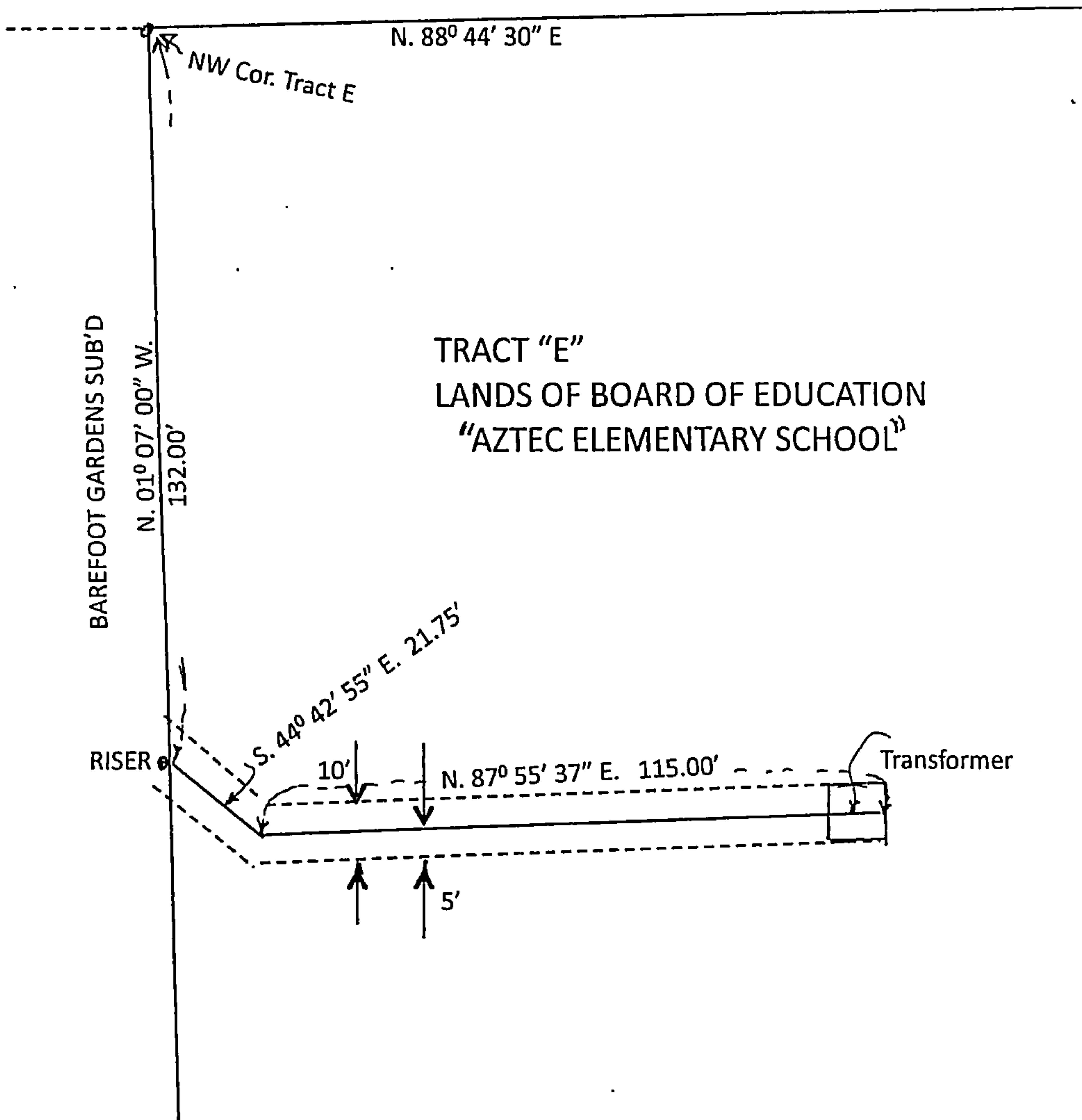
EXHIBIT "A"
AS BUILT UNDERGROUND ELECTRIC LINE WITHIN
TRACT "E" LANDS OF BOARD OF EDUCATION
(AZTEC ELEMENTARY SCHOOL)



SCALE: 1" = 30'

ROW 19023

LEXINGTON AVENUE NE



PREPARED BY:

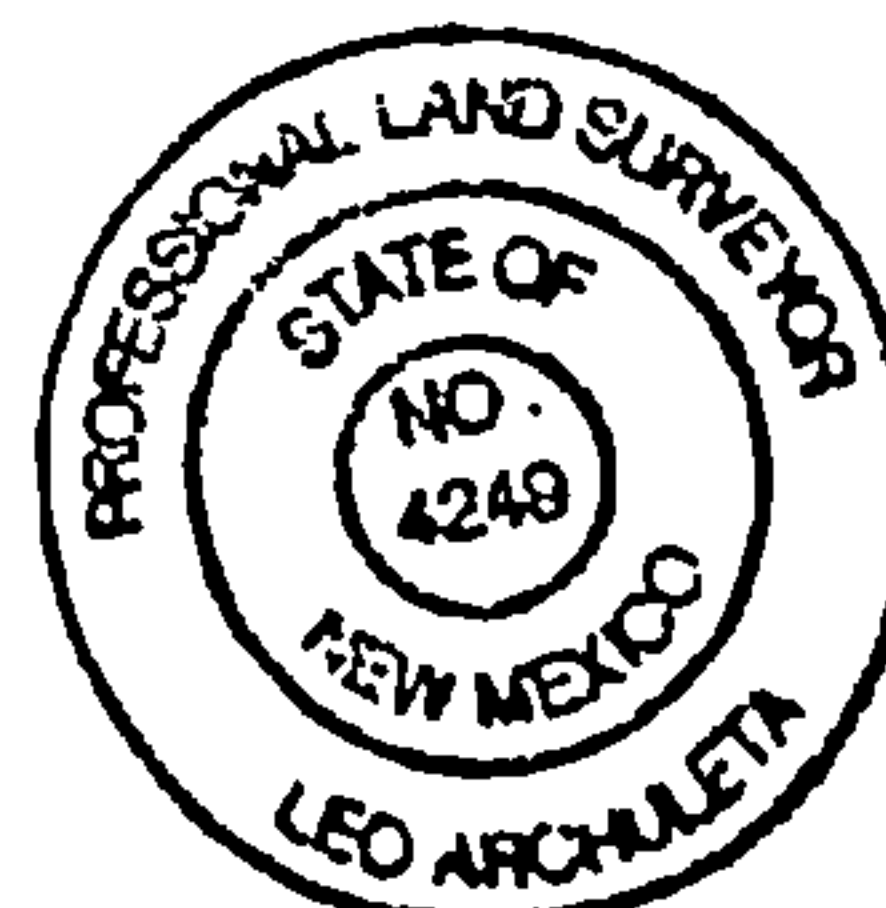
Leo Archuleta

LEO ARCHULETA, NMPLS NO. 4249

PNM RIGHT OF WAY AGENT

PH. (505) 604 4972

8-30-2010



EASEMENT

THIS INDENTURE, made this 1st day of MARCH, 1957, by and between

BOARD OF EDUCATION, CITY OF ALBUQUERQUE and his wife, first parties, and PUBLIC SERVICE COMPANY OF NEW MEXICO, a New Mexico corporation, and MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY, a Colorado corporation authorized to do business in New Mexico, second parties, their successors and assigns.

WITNESSETH:

That the said first parties, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid, and other valuable consideration, the receipt of which is hereby acknowledged, do hereby give and grant unto said second parties, an easement to build, construct, operate and maintain a power transmission and communications line on, over, beneath and across the lands hereinafter described, and to erect all necessary poles, guy wires and other equipment, fixtures and structures necessary to maintain the said power and communications line on, over, beneath and across said lands at or near the points hereinafter designated, as the course of said power and communications line on, over, beneath and across said lands; together with rights and privileges of going upon, over and across said lands for the purpose of maintaining said line, and trimming any trees which interfere with the operation of said line; said lands being situate in the County of Bernalillo, State of New Mexico, and more particularly described as follows, to-wit:

An easement within Section 8, T.10N., R.4E., N.M.P.M., at the 2600 Block of Eubank Blvd., N. E., City of Albuquerque, County of Bernalillo, New Mexico.

An easement ten (10) feet in width, beginning at a point on the South boundary line of the above described property, said point being 389 feet West of the Southeast corner, running thence N.46°19'E., a distance of 316 feet, the terminus point of this easement.

IN WITNESS WHEREOF, the said first parties have hereunto set their hands and seals the day and year first above written.

ATTEST:

[Signature]

CLERK

STATE OF NEW MEXICO COUNTY OF

BOARD OF EDUCATION, CITY OF ALBUQUERQUE, N.M.

[Signature]

PRESIDENT

On this day of, 19, before me personally appeared to me known to be the person described in and who executed the foregoing instrument and acknowledged that executed the same as free act and deed.

WITNESS my hand and seal the day and year last above written.

NOTARY PUBLIC

My commission expires

ACKNOWLEDGEMENT (CORPORATION)

STATE OF NEW MEXICO COUNTY OF BERNALILLO

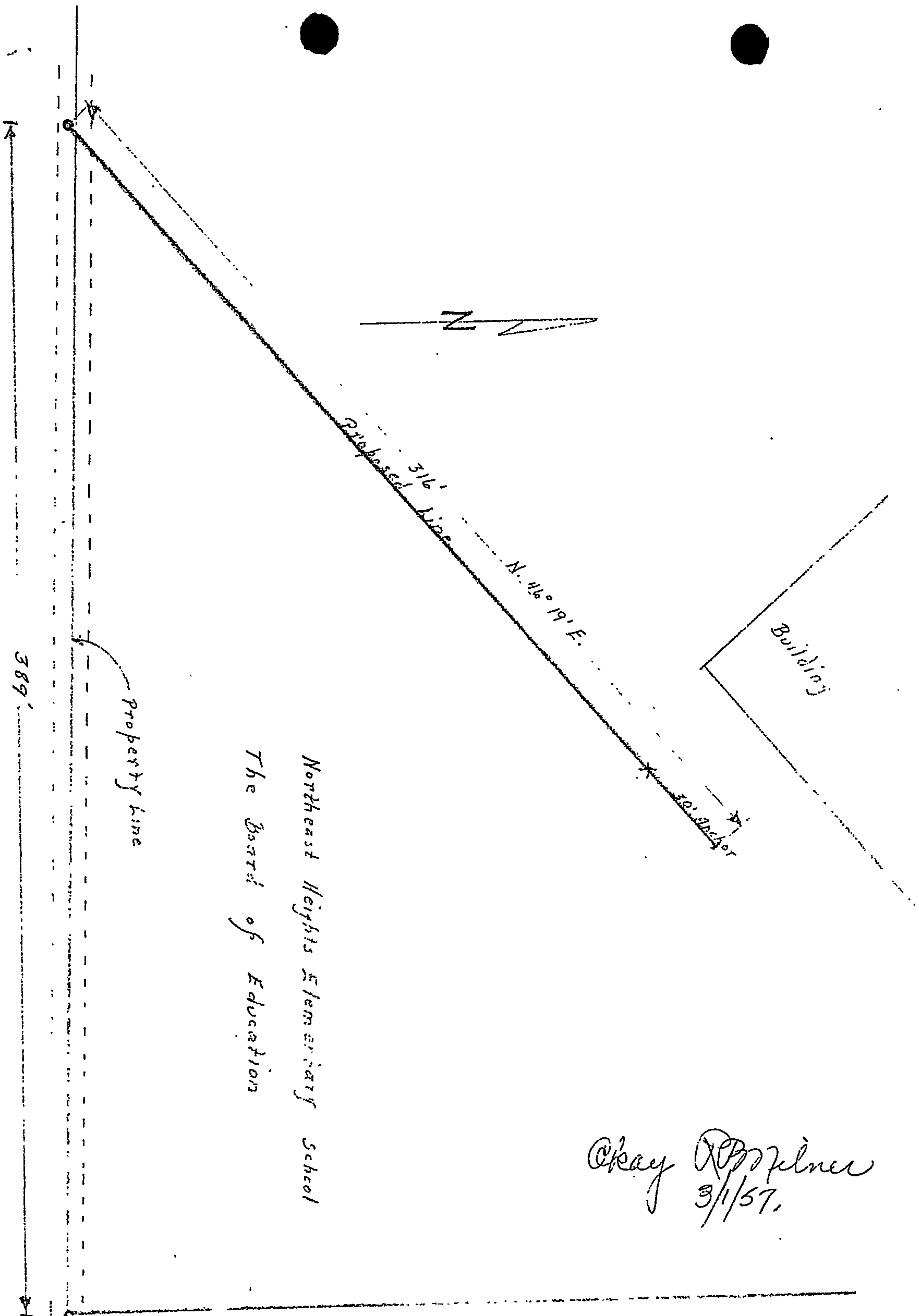
On this 1st day of MARCH, 1957, before me personally appeared S. Y. JACKSON, to me personally known, who being by me duly sworn, did say that he is PRESIDENT of BOARD OF EDUCATION a corporation, organized under the laws of the State of New Mexico and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation, by authority of its board of directors, and said S. Y. JACKSON acknowledged said instrument to be the free act and deed of said corporation.

WITNESS MY HAND AND SEAL the day and year last above written.

[Signature]

NOTARY PUBLIC

My commission expires Nov. 4, 1958



2100 Block Fuhrer Blvd N E

Ray R. Palmer
3/1/57.

EASEMENT

THIS INDENTURE made this 26th day of July, 19 95 by and between

Board of Education

(Grantor) and PUBLIC SERVICE COMPANY OF NEW MEXICO, a New Mexico corporation and U S WEST COMMUNICATIONS, INC., a Colorado Corporation authorized to do business in New Mexico (Grantees), their successors and assigns.

WITNESSETH:

Grantor, for and in consideration of the sum of One Dollar (\$1.00) in hand paid and other valuable consideration, the receipt of which is acknowledged, does hereby give, bargain, sell, grant and convey unto Grantees, their successors and assigns, an easement to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, renew, operate, and maintain overhead and/or underground facilities for the transmission and distribution of electric power and energy and facilities for communication purposes, or either of, any or all such purposes, including lines, poles, guy wires, conduits, and other equipment, fixtures and structures necessary to maintain such facilities on, over, beneath and across the easement hereinafter described, together with free access to, from, and over said easement, 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 easement to extend services to customers of Grantees, and to trim and remove any trees, shrubs or bushes which interfere with the purpose set forth herein. The easement granted herein is within lands situate in Bernalillo County, New Mexico, and is more particularly described as follows, to wit:

To old Row LINE INTER

PNM Project No. A2799

An easement within Tract F of Plat of LANDS OF BOARD OF EDUCATION AZTEZ ELEMENTARY SCHOOL situate in Section 8, T.10 N., R. 4 E., N.M.P.M., Bernalillo County, New Mexico, as the same is shown and designated on said Plat filed for record in the office of the County Clerk of Bernalillo County in Plat Book 93C, Page 219 on July 26, 1993 and being more particularly described as follows:

An easement ten (10) feet wide being five (5) feet on each side of the following described centerline: Beginning at a point on the east boundary line of said Tract F, whence the southeast corner of said Tract F bears S.01°18'20"E., 7.07 feet distant; running thence as an easement N.86°58'08"W., 114.54 feet to junction point No. 1; thence N.11°08'56"W., 250.89 feet. Also beginning at above mentioned junction point No. 1; running thence as an easement N.86°58'08"W., 130.00 feet. Also beginning at above mentioned junction point No. 1; running thence as an easement S.09°50'27"E., 11.57 feet to the south boundary line of said Tract F.

SEE EXHIBIT "A" (Drawing of Easement Description)

Grantor hereby covenants that Grantor is the true and lawful owner of the land described herein.

Grantor shall have the right to use the above described easement for purposes not inconsistent with the rights hereby granted, provided that Grantor shall not erect nor construct any building, pool, or other structure thereon, nor drill nor operate any well thereon, nor conduct any activity which violates clearance provisions of the National Electric Safety Code.

The provisions hereof shall inure to the benefit of and bind the heirs, mortgages, lessees, tenants, successors and assigns of the parties hereto, Grantees shall have the unrestricted right to sell, transfer, assign, pledge, mortgage, lease, grant licenses or other use or occupancy rights with respect to, or otherwise dispose of, in whole or in part, any interest in the easement and such assigns shall have the further right to convey, in whole or in part, the rights granted to them by Grantees, in whole or in part, any interest in the easement and such assigns shall have the further right to convey, in whole or in part, the rights granted to them by Grantees.

WITNESS hand and seal this 26th day of July, 19 95

By: Robert D. Lucas (SEAL) By: Agatha M. Lopez (SEAL)

Board of Education (SEAL) Secretary (SEAL) President (SEAL)

ACKNOWLEDGEMENT FOR NATURAL PERSONS

STATE OF NEW MEXICO COUNTY OF Bernalillo

This instrument was acknowledged before me on July 26, 19 95

By Agatha M. Lopez / Robert D. Lucas My commission expires: 7-1-97 (Seal)

Betty B. Montoya Notary Public

ACKNOWLEDGEMENT FOR CORPORATION

STATE OF NEW MEXICO

COUNTY OF

This instrument was acknowledged before me on

, 19

By (Name of Officer) (Title of Officer)

of (Corporation Acknowledgement)

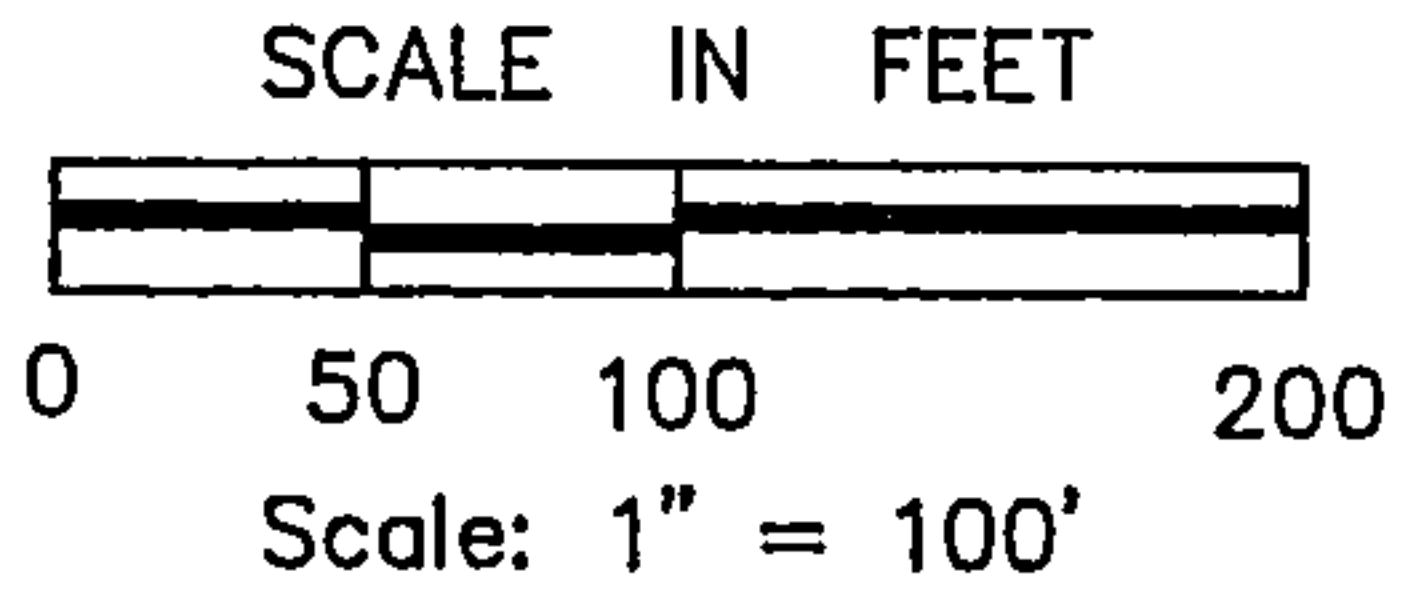
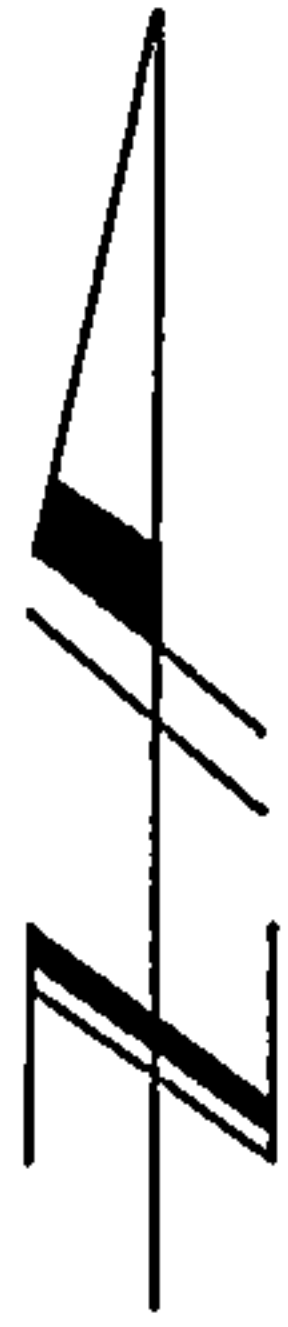
a corporation, on behalf of said corporation. (State of Incorporation)

My Commission expires: (Seal)

Notary Public

FOR RECORDER'S USE ONLY Aztec Complex

PNM REFERENCE NUMBER



LINE TABLE

LABEL	BEARING	DISTANCE
a	S 01°15'30"E	5.01
b	N 86°58'08"W	30.00
c	S 09°50'27"E	11.57
d	S 01°18'20"E	7.07

SURVEYOR'S CERTIFICATION

I, Leonard G. Martinez, New Mexico Professional Land Surveyor No. 9801, certify that this map was prepared from field notes of actual surveys made by me or under my supervision; and that it is true and correct to the best of my knowledge and belief.

Leonard G. Martinez

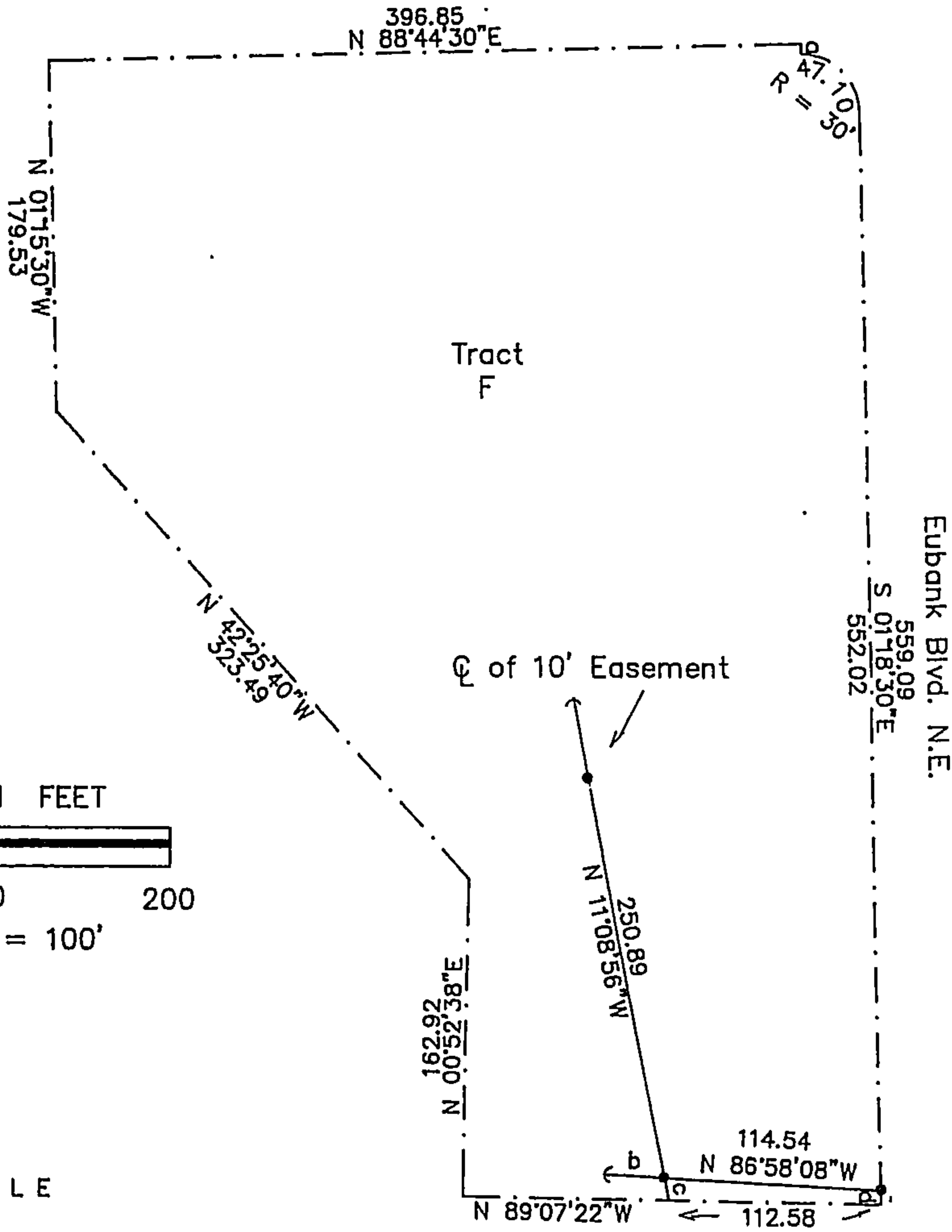
Leonard G. Martinez, N.M.L.S. No. 9801

EXHIBIT "A"

PROPOSED ELECTRIC LINE XING
 Tract F
 Lands of Board of Education, Aztec Elementary School
 WITHIN SEC. 8, T.10 N., R.4 E., N.M.P.M.
 BERNALILLO COUNTY, NEW MEXICO
 PUBLIC SERVICE CO. OF NEW MEXICO
 ALBUQUERQUE, NEW MEXICO

DWN BY: L.G.M. DATE: 08-25-94
 OKD BY: SCALE SHOWN

Req. No. A2799



EASEMENT OF RIGHT-OF-WAY
Recorded Book 152, Page 133

APPROVED BY:

Gerald E. Welsh
Division Attorney

RECEIVED of the AMERICAN TELEPHONE AND TELEGRAPH COMPANY OF WYOMING Twenty 00/100 Dollars, in consideration of which I hereby grant and convey unto said Company, its associated and allied companies, their respective successors, assigns, leasees and agents, a perpetual right of way and easement to construct, reconstruct, operate and maintain lines of telephone and telegraph, consisting of such poles, wires, cables, conduits, guys, anchors and other fixtures and appurtenances as the grantee may from time to time require, upon, across, over and /or under the property, which I own or in which I have any interest in Section 8, Township 10 North, County of Bernalillo and State of New Mexico, Range 4 East, and upon, along and/or under the roads, streets or highways adjoining the said property with the right to trim from time to time any trees along said lines so as to keep the wires and cables cleared at least thirty-six inches and the right to permit the attachment of and/or carry in conduit wires and cables of any other company; and with the further right to cut down and to keep cut down all trees, limbs of trees and undergrowth within 50 feet of said line. Said sum being received in full payment for the rights herein granted, and the right to install and maintain in any fence or fences on said property such gates as the Company considers necessary in the construction or maintenance of said lines.

Witness my hand and seal this 14th day of June A.D. 1937
at McNary, Arizona. (Post-Office Address)

Witness:

J. R. Connell

Florinda D. Davis (SEAL)
(Land Owner)

STATE OF ARIZONA)
) ss.
County of Apache)

On this 14 day of June, 1937, before me personally appeared FLORINDA D. DAVIS, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal.

R. E. Emodoy, Notary Public
in and for Apache County, Arizona

My commission expires:

Aug 22, 1940

(Notarial Seal)

Filed for Record August 5, 1937

Recorded Book 152, Page 133

Records Bernalillo County, N.M.

PUBLIC SERVICE COMPANY OF NEW MEXICO
UNDERGROUND EASEMENT (ELECTRIC)

AZTEC
ELEMENTARY
7

THIS EASEMENT made this 4th day of May, 20 11 by and between

The Board of Education of the Albuquerque Municipal School District No. 12, Counties of Bernalillo and Sandoval, New Mexico, a political subdivision of the State of New Mexico a/k/a Albuquerque Public Schools

(Grantor) and PUBLIC SERVICE COMPANY OF NEW MEXICO, a New Mexico corporation (Grantee), and their successors and assigns.

WITNESSETH

Grantor, for and in consideration of the sum of One Dollar (\$1.00) in hand paid and other valuable consideration, the receipt of which is acknowledged, does hereby give, bargain, sell, grant and convey unto Grantee a perpetual easement to build, rebuild, construct, reconstruct, locate, relocate, change, remove, replace, modify, renew, operate and maintain underground facilities for the transmission and distribution of electric power and energy and facilities for fiber optics and other communication purposes. Such facilities may include (but are not limited to) lines, cables, conduits and other equipment, fixtures, appurtenances and structures necessary to maintain such facilities on, over, beneath, through and across the easement hereinafter described, together with free access to, from and over said easement 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 easement to extend services to customers of Grantee and to trim and remove any trees, shrubs, bushes or vegetation and remove any structures which interfere with the purposes set forth herein. The easement granted herein is within lands situate in Bernalillo County, New Mexico, and is more particularly described as follows, to wit:

PP# ROWT 19023

An Underground easement for an electric underground line within Tract E of Plat of TRACTS E AND F, LANDS OF BOARD OF EDUCATION (Aztec elementary School) as shown and designated in Plat filed for record in the office of the County Clerk Bernalillo County New Mexico on July 28, 1993 in Plat Book 93C, page 219, situate in Section 8, T. 10 N., R. 4 E., NMPM, Bernalillo County New Mexico and being more particularly described as follows.

An underground electric easement being ten (10) feet wide being five (5) feet on each side of the following described survey line. Beginning at a point in the west boundary line of said Tract E, (riser pole in place) whence the northwest corner of Tract E bears N. 01° 07' 00" W. 132.00 feet distant; thence S. 44° 42' 55" E., 21.75 feet; thence N. 87° 55' 37" E., 115.00 feet to the east side of a ten foot by ten foot Transformer site.

This easement shall cease and terminate and be of no further force and effect All as shown on attached "EXHIBIT A" upon expiration of any continuous one-year period of non-use.

~~WITNESSETH: This easement shall cease and terminate and be of no further force and effect~~
Grantor hereby covenants that Grantor is the true and lawful owner of the land described herein.

Grantor shall have the right to use the above described easement for purposes not inconsistent with the rights hereby granted, provided that Grantor shall not erect nor construct any building, pool or other structure thereon, nor drill nor operate any well thereon, nor conduct any activity which violates provisions of the National Electric Safety Code.

The provisions hereof shall inure to the benefit of and bind the heirs, executors, mortgagees, lessees, tenants, successors and assigns of the parties hereto. Grantee shall have the unrestricted right to sell, transfer, assign, pledge, mortgage, lease, grant licenses or other use or occupancy rights with respect to, or otherwise dispose of, in whole or in part, any interest in the easement, and such assigns shall have the further right to convey, in whole or in part, the rights granted to them by Grantee.

WITNESS our hand s this 4th day of May, 20 11

Paula Maes (SIGNATURE) Katherine Korte (SIGNATURE)
Paula Maes, President Katherine Korte, Secretary

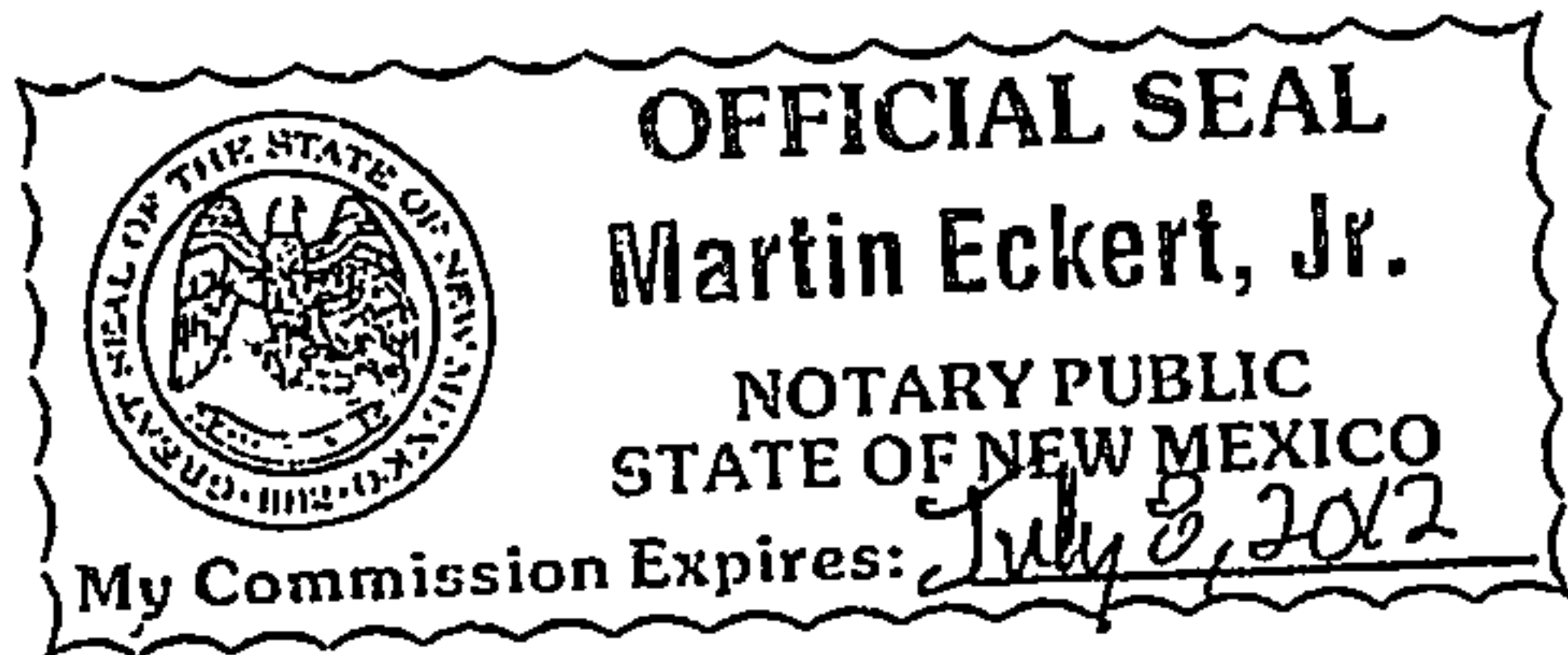
ACKNOWLEDGMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO
This instrument was acknowledged before me on May 4, 20 11

By Paula Maes and Katherine Korte

My commission expires: July 8, 2012
(Seal)

Martin Eckert, Jr.
Notary Public



ACKNOWLEDGMENT FOR CORPORATION

STATE OF _____
COUNTY OF _____
This instrument was acknowledged before me on _____, 20 _____

By _____ (Name of Officer) _____ (Title of Officer)

of _____ (Corporation Acknowledgment)

a _____ corporation, on behalf of said corporation. (State of Incorporation)

Said officer hereby acknowledges that s/he is the duly authorized signatory for said corporation.

My commission expires: _____ (Seal)

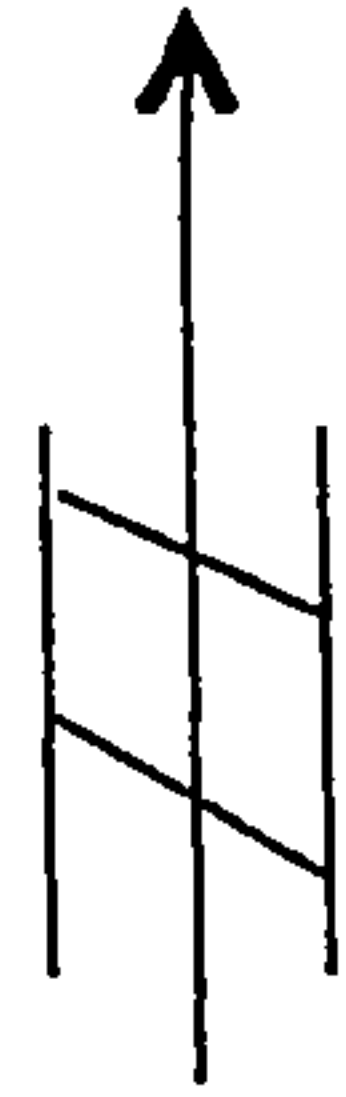
Notary Public

Doc# 2011060938

06/30/2011 03:38 PM Page: 1 of 2
EASE R:\$11.00 M. Toulouse Oliver, Bernalillo County



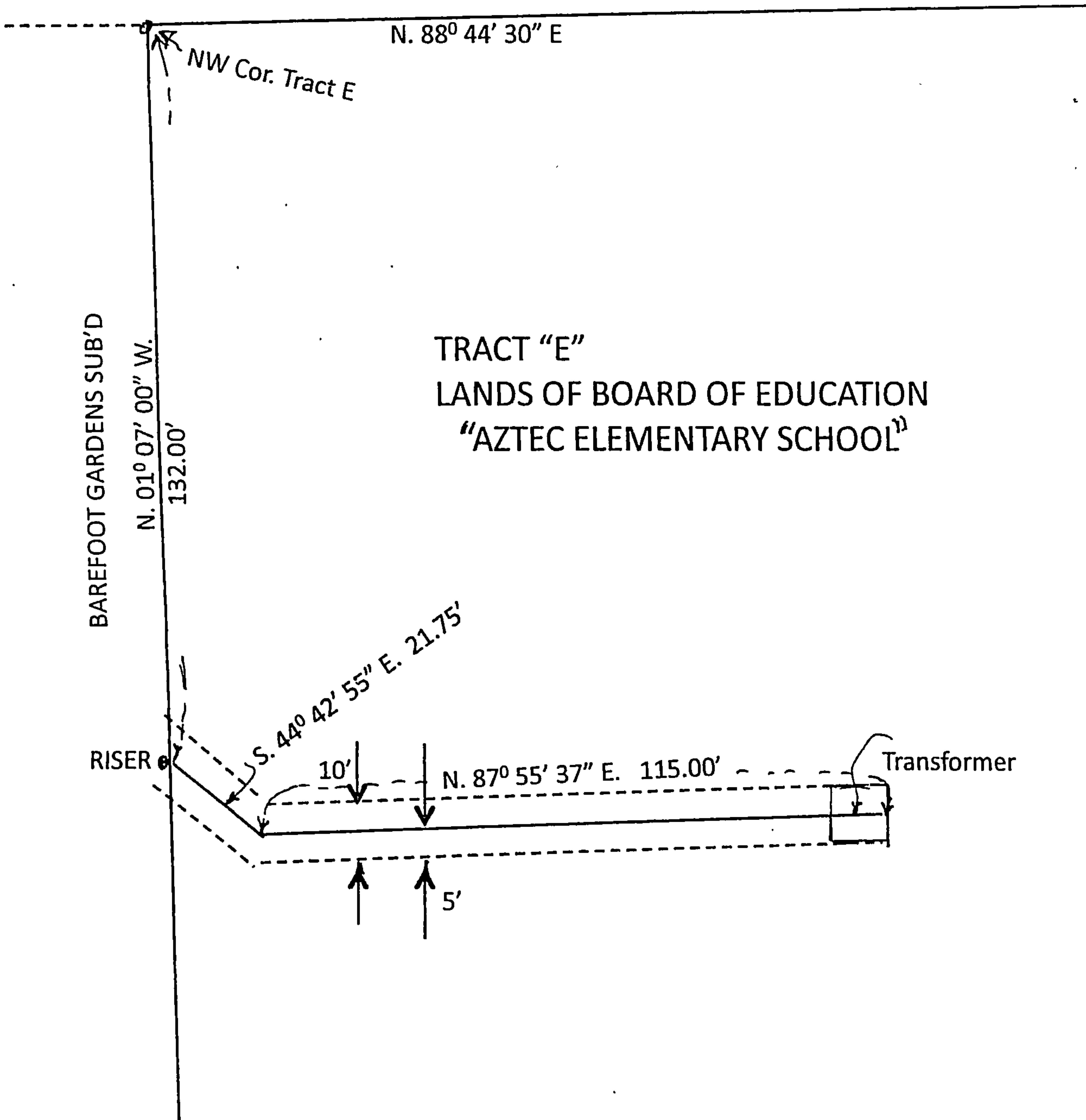
EXHIBIT "A"
AS BUILT UNDERGROUND ELECTRIC LINE WITHIN
TRACT "E" LANDS OF BOARD OF EDUCATION
(AZTEC ELEMENTARY SCHOOL)



SCALE: 1" = 30'

ROW 19023

LEXINGTON AVENUE NE



PREPARED BY:

Leo Archuleta

LEO ARCHULETA, NMPLS NO. 4249

PNM RIGHT OF WAY AGENT

PH. (505) 604 4972

8-30-2010



EASEMENT

2

THIS INDENTURE, made this 1st day of MARCH, 1957, by and between

BOARD OF EDUCATION, CITY OF ALBUQUERQUE and his wife, first parties, and PUBLIC SERVICE COMPANY OF NEW MEXICO, a New Mexico corporation, and MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY, a Colorado corporation authorized to do business in New Mexico, second parties, their successors and assigns.

WITNESSETH:

That the said first parties, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid, and other valuable consideration, the receipt of which is hereby acknowledged, do hereby give and grant unto said second parties, an easement to build, construct, operate and maintain a power transmission and communications line on, over, beneath and across the lands hereinafter described, and to erect all necessary poles, guy wires and other equipment, fixtures and structures necessary to maintain the said power and communications line on, over, beneath and across said lands at or near the points hereinafter designated, as the course of said power and communications line on, over, beneath and across said lands; together with rights and privileges of going upon, over and across said lands for the purpose of maintaining said line, and trimming any trees which interfere with the operation of said line; said lands being situate in the County of Bernalillo, State of New Mexico, and more particularly described as follows, to-wit:

An easement within Section 8, T.10N., R.4E., N.M.P.M., at the 2600 Block of Eubank Blvd., N. E., City of Albuquerque, County of Bernalillo, New Mexico.

An easement ten (10) feet in width, beginning at a point on the South boundary line of the above described property, said point being 389 feet West of the Southeast corner, running thence N.46°19'E., a distance of 316 feet, the terminus point of this easement. E1

IN WITNESS WHEREOF, the said first parties have hereunto set their hands and seals the day and year first above written.

ATTEST:

[Signature]

CLERK

STATE OF NEW MEXICO

COUNTY OF

BOARD OF EDUCATION, CITY OF ALBUQUERQUE, N.M.

[Signature]

PRESIDENT

On this day of 19, before me personally appeared to me known to be the person described in and who executed the foregoing instrument and acknowledged that executed the same as free act and deed.

WITNESS my hand and seal the day and year last above written.

NOTARY PUBLIC

My commission expires

ACKNOWLEDGEMENT

(CORPORATION)

STATE OF NEW MEXICO

COUNTY OF BERNALILLO

On this 1st day of MARCH, 1957, before me personally appeared S. Y. JACKSON, to me personally known, who being by me duly sworn, did say that he is PRESIDENT of BOARD OF EDUCATION

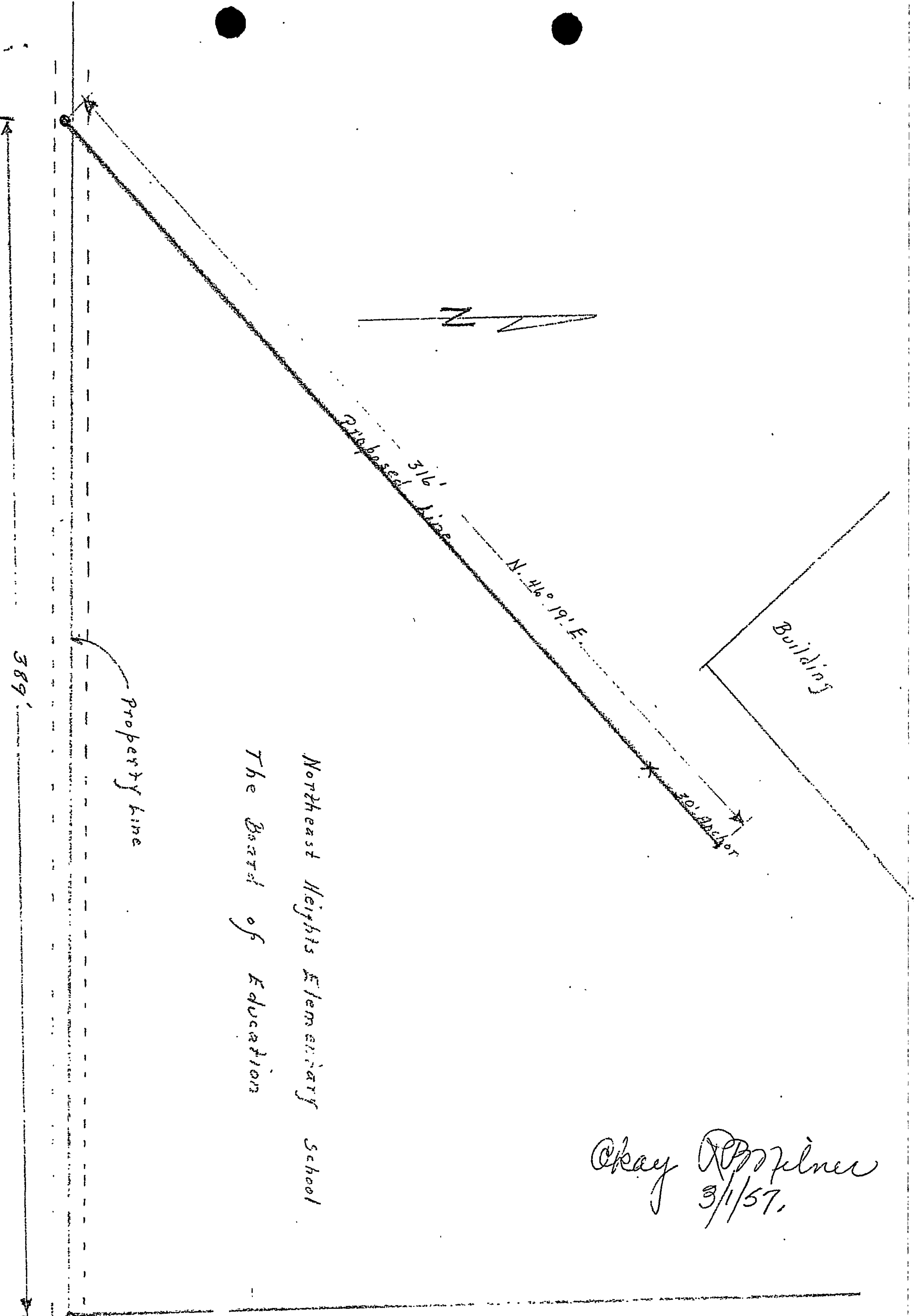
a corporation, organized under the laws of the State of NEW MEXICO and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation, by authority of its board of directors, and said S. Y. JACKSON acknowledged said instrument to be the free act and deed of said corporation.

WITNESS MY HAND AND SEAL the day and year last above written.

[Signature]

NOTARY PUBLIC

My commission expires Nov. 4, 1958



389'

Property line

Northeast Heights Elementary School
The Board of Education

316'
Riprapped Line

N. 46° 19' E.

Building

30' Anchor

Okay R. P. Palmer
3/1/57.

2100 Block Eubank Blvd NE

EASEMENT

6

THIS INDENTURE made this 26th day of July, 19 95 by and between

Board of Education

(Grantor) and PUBLIC SERVICE COMPANY OF NEW MEXICO, a New Mexico corporation and U S WEST COMMUNICATIONS, INC., a Colorado Corporation authorized to do business in New Mexico (Grantees), their successors and assigns.

WITNESSETH:

Grantor, for and in consideration of the sum of One Dollar (\$1.00) in hand paid and other valuable consideration, the receipt of which is acknowledged, does hereby give, bargain, sell, grant and convey unto Grantees, their successors and assigns, an easement to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, renew, operate, and maintain overhead and/or underground facilities for the transmission and distribution of electric power and energy and facilities for communication purposes, or either of, any or all such purposes, including lines, poles, guy wires, conduits, and other equipment, fixtures and structures necessary to maintain such facilities on, over, beneath and across the easement hereinafter described, together with free access to, from, and over said easement, 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 easement to extend services to customers of Grantees, and to trim and remove any trees, shrubs or bushes which interfere with the purpose set forth herein. The easement granted herein is within lands situate in Bernalillo County, New Mexico, and is more particularly described as follows, to wit:

PNM Project No. A2799

An easement within Tract F of Plat of LANDS OF BOARD OF EDUCATION AZTEZ ELEMENTARY SCHOOL situate in Section 8, T.10 N., R. 4 E., N.M.P.M., Bernalillo County, New Mexico, as the same is shown and designated on said Plat filed for record in the office of the County Clerk of Bernalillo County in Plat Book 93C, Page 219 on July 26, 1993 and being more particularly described as follows:

An easement ten (10) feet wide being five (5) feet on each side of the following described centerline: Beginning at a point on the east boundary line of said Tract F, whence the southeast corner of said Tract F bears S.01°18'20"E., 7.07 feet distant; running thence as an easement N.86°58'08"W., 114.54 feet to junction point No. 1; thence N.11°08'56"W., 250.89 feet. Also beginning at above mentioned junction point No. 1; running thence as an easement N.86°58'08"W., 30.00 feet. Also beginning at above mentioned junction point No. 1; running thence as an easement S.09°50'27"E., 11.57 feet to the south boundary line of said Tract F.

SEE EXHIBIT "A" (Drawing of Easement Description)

Grantor hereby covenants that Grantor is the true and lawful owner of the land described herein.

Grantor shall have the right to use the above described easement for purposes not inconsistent with the rights hereby granted, provided that Grantor shall not erect nor construct any building, pool, or other structure thereon, nor drill nor operate any well thereon, nor conduct any activity which violates clearance provisions of the National Electric Safety Code.

The provisions hereof shall inure to the benefit of and bind the heirs, mortgages, lessees, tenants, successors and assigns of the parties hereto, Grantees shall have the unrestricted right to sell, transfer, assign, pledge, mortgage, lease, grant licenses or other use or occupancy rights with respect to, or otherwise dispose of, in whole or in part, any interest in the easement and such assigns shall have the further right to convey, in whole or in part, the rights granted to them by Grantees, in whole or in part, any interest in the easement and such assigns shall have the further right to convey, in whole or in part, the rights granted to them by Grantees.

WITNESS hand and seal this 26th day of July, 19 95

By: Robert D. Lucero (SEAL) By: Agathe M Lopez (SEAL) Board of Education (SEAL) President (SEAL) Secretary

ACKNOWLEDGEMENT FOR NATURAL PERSONS

STATE OF NEW MEXICO COUNTY OF Bernalillo

This instrument was acknowledged before me on July 26, 19 95

By Agathe M. Lopez / Robert D. Lucero My commission expires: 7-1-97 (Seal) Betty B. Shoulberg Notary Public

ACKNOWLEDGEMENT FOR CORPORATION

STATE OF NEW MEXICO

COUNTY OF

This instrument was acknowledged before me on

, 19

By (Name of Officer) (Title of Officer)

of (Corporation Acknowledgement)

a corporation, on behalf of said corporation. (State of Incorporation)

My Commission expires: (Seal)

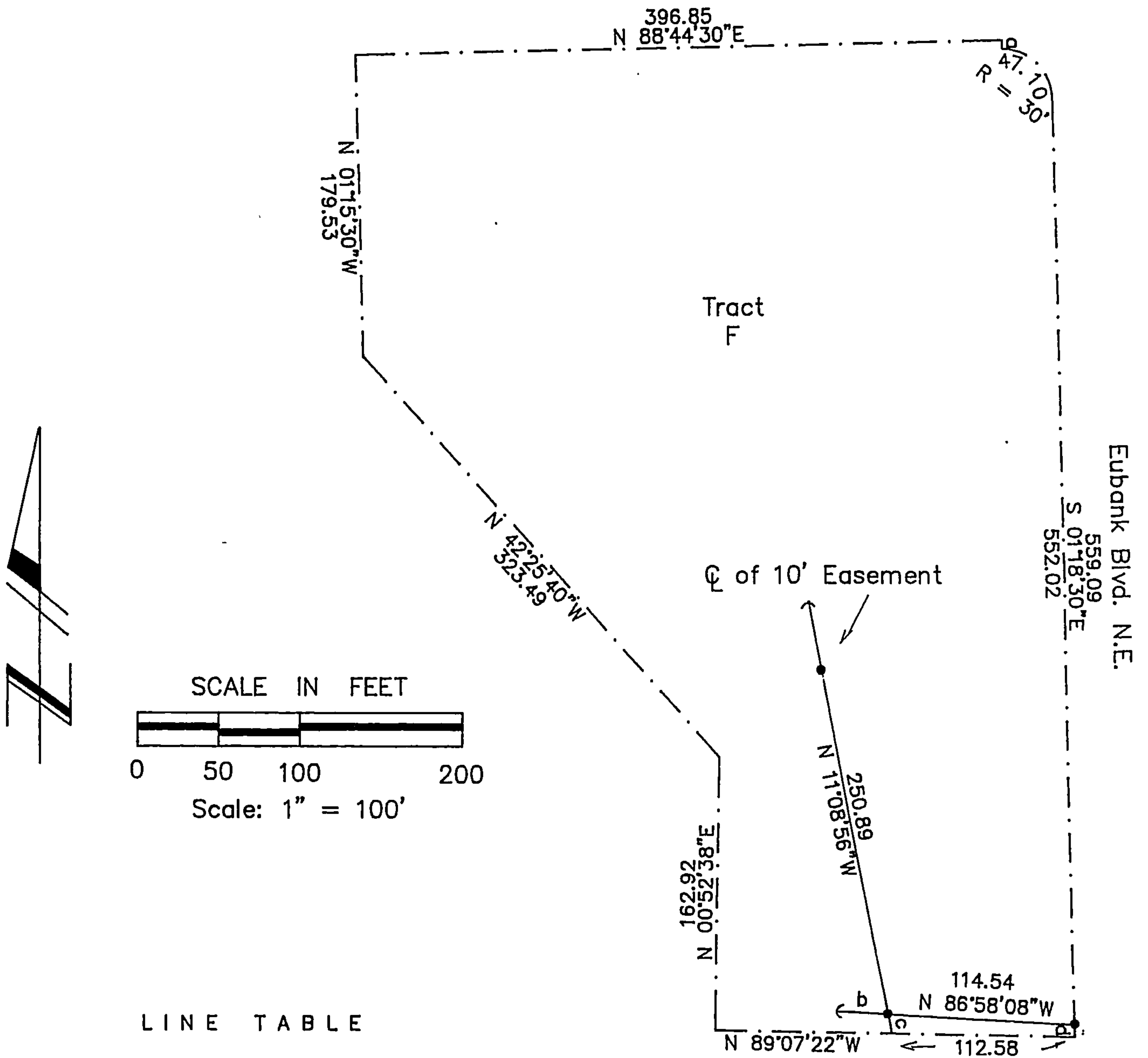
Notary Public

FOR RECORDER'S USE ONLY Aztec Complex

PNM REFERENCE NUMBER

[Empty box for PNM Reference Number]

To old ROW LINE WASTHE INTENT



SURVEYOR'S CERTIFICATION

I, Leonard G. Martinez, New Mexico Professional Land Surveyor No. 9801, certify that this map was prepared from field notes of actual surveys made by me or under my supervision; and that it is true and correct to the best of my knowledge and belief.

Leonard G. Martinez

Leonard G. Martinez, N.M.L.S. No. 9801

EXHIBIT "A"

PROPOSED ELECTRIC LINE XING
Tract F
Lands of Board of Education, Aztec Elementary School
WITHIN SEC. 8, T.10 N., R.4 E., N.M.P.M.
BERNALILLO COUNTY, NEW MEXICO
PUBLIC SERVICE CO. OF NEW MEXICO
ALBUQUERQUE, NEW MEXICO

DWN BY: L.G.M.
OKD BY:

DATE: 08-25-94
SCALE SHOWN

Req. No. A2799

PROJECT #

1010700

1/28
5X

January 6, 2015