

VICINITY MAP  
NOT TO SCALE

K-19

OWNER'S CERTIFICATE, DEDICATION AND FREE CONSENT

The undersigned hereby represents; that he is authorized to affirm on behalf of said owner that the subdivision hereon is with the free consent and in accordance with the desires of the undersigned owner and proprietor thereof; and that the undersigned owner does hereby dedicate to the City of Albuquerque in fee simple the public street rights-of-way and grant the easements as shown, including the rights of ingress and egress and the right to trim interfering trees.

Sarita Nair, Chief Administrative Officer,  
City of Albuquerque, a Municipal Corporation \_\_\_\_\_ Date

ACKNOWLEDGEMENT

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2019, by Sarita Nair, Chief Administrative Officer for the City of Albuquerque, New Mexico, a Municipal Corporation, on behalf of said Municipal Corporation.

\_\_\_\_\_  
Notary Public

VACATION REQUEST AND PLAT OF  
**TRACT A, INTERNATIONAL DISTRICT LIBRARY**

ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
OCTOBER, 2019

DESCRIPTION

A certain tract of land located within the Corporate Limits of the City of Albuquerque, Bernalillo County, New Mexico, comprising The Replat of Block 2 of Loma Verde, as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on February 19, 1974, Plat Book B9, Page 50; together with The Replat of Block 3 of Loma Verde, as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on June 18, 1974, Plat Book C10, Page 8; and together with the vacated portion of Grove Street N.E., and being more particularly described as follows:

Beginning at a northwest corner of the parcel herein described, being the northwest property corner of said Block 2, also being the point of intersection of the east right-of-way line of San Pablo Street N.E. with the south right-of-way line of Chico Road N.E. whence the A.G.R.S. Control Station "7-K19" bears S 84°53'06" W a distance of 1631.29 feet; thence S 89°59'32" E a distance of 599.85 feet along said south right-of-way line to the northeast corner of the parcel herein described being the northeast property corner of said Block 3, also being the point of intersection of the south right-of-way line of Chico Road N.E. with the west right-of-way line of Charleston Street N.E.; thence S 00°01'01" W a distance of 388.48 feet along said west right-of-way line to the southeast corner of the parcel herein described being the southeast property corner of said Block 3, also being the point of intersection of the west right-of-way line of Charleston Street N.E. with the north right-of-way line of East Central Avenue; thence N 82°20'19" W a distance of 604.68 feet along said north right-of-way line to the southwest corner of the parcel herein described being the southwest property corner of said Block 2, also being the point of intersection of the north right-of-way line of East Central Avenue with the east right-of-way line of San Pablo street N.E.; thence N 00°05'01" W a distance of 307.95 feet along said east right-of-way line to the point of beginning and containing 4.7928 acres more or less.

CITY OF ALBUQUERQUE  
OWNER  
SEC. 19, T 10 N, R 4 E, N.M.P.M.  
LOCATION  
INTERNATIONAL DISTRICT LIBRARY  
SUBDIVISION

COUNTY CLERK FILING DATA

PROJECT NUMBER: PR-2019-002544

APPLICATION NUMBER \_\_\_\_\_

CITY APPROVALS:

DRB CHAIRPERSON, PLANNING DEPARTMENT, CITY OF ALBUQUERQUE, NEW MEXICO \_\_\_\_\_ DATE

ABCWUA \_\_\_\_\_ DATE

CITY ENGINEER/HYDROLOGY, CITY OF ALBUQUERQUE, NEW MEXICO \_\_\_\_\_ DATE

A.M.A.F.C.A. \_\_\_\_\_ DATE

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION, CITY OF ALBUQUERQUE, NEW MEXICO \_\_\_\_\_ DATE

PARKS AND RECREATION DEPARTMENT, CITY OF ALBUQUERQUE, NEW MEXICO \_\_\_\_\_ DATE

CODE ENFORCEMENT, CITY OF ALBUQUERQUE, NEW MEXICO \_\_\_\_\_ DATE

*Lores M. Rincheles P.S.* \_\_\_\_\_ *10/17/19*  
CITY SURVEYOR, CITY OF ALBUQUERQUE, NEW MEXICO \_\_\_\_\_ DATE

REAL PROPERTY DIVISION, CITY OF ALBUQUERQUE, NEW MEXICO \_\_\_\_\_ DATE

UTILITY APPROVALS:

PUBLIC SERVICE COMPANY OF NEW MEXICO \_\_\_\_\_ DATE

QWEST CORPORATION d/b/a CENTURYLINK QC \_\_\_\_\_ DATE

NEW MEXICO GAS COMPANY \_\_\_\_\_ DATE

COMCAST CABLE VISION OF NEW MEXICO, INC. \_\_\_\_\_ DATE

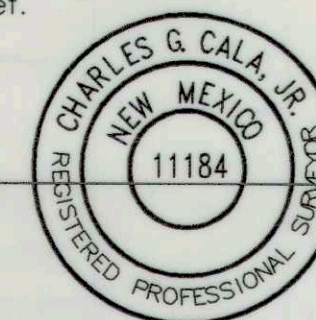
DISCLAIMER

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

SURVEYORS CERTIFICATION

I, Charles G. Cala, Jr., New Mexico Professional Surveyor No. 11184, do hereby certify; that this Plat and the actual survey on the ground upon which it is based were performed by me or under my direct supervision; that the survey shows all easements made known to me by this owner, utility companies, or other parties expressing an interest; that this survey complies with the minimum requirements for Monumentation and Surveys of the Albuquerque Subdivision Ordinance; that this survey meets the Minimum Standards for Surveying in New Mexico, and that it is true and correct to the best of my knowledge and belief.

*Charles G. Cala, Jr.*  
Charles G. Cala, Jr., NMPS 11184



*10/15/2019*  
Date

**HIGH MESA Consulting Group**

6010-B MIDWAY PARK BLVD. NE • ALBUQUERQUE, NEW MEXICO 87109  
PHONE: 505.345.4250 • FAX: 505.345.4254 • www.highmesacg.com

JOB #2018.017.2 PLATBASE



VACATION REQUEST AND PLAT OF  
**TRACT A, INTERNATIONAL DISTRICT LIBRARY**  
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
OCTOBER, 2019

NOTES:

1. A BOUNDARY SURVEY WAS PERFORMED IN APRIL, 2018 AND VERIFIED IN JUNE, 2019. PROPERTY CORNERS WERE FOUND OR SET AS INDICATED.
2. ALL DISTANCES ARE GROUND DISTANCES.
3. SITE LOCATED WITHIN SECTION 19, TOWNSHIP 10 NORTH, RANGE 4 EAST, N.M.P.M.
4. BEARINGS SHOWN HEREON ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE (NAD 83). THESE BEARINGS ARE POSITIONED FROM A.G.R.S. CONTROL STATION "7-K19".
5. RECORD BEARINGS AND DISTANCES ARE SHOWN IN PARENTHESIS.
6. NO PUBLIC STREET MILEAGE WAS CREATED BY THIS PLAT.
7. THE PURPOSE OF THIS PLAT IS TO:
  - A. CREATE 1 (ONE) TRACT FROM FORMER BLOCK 2, LOMA VERDE; FORMER BLOCK 3, LOMA VERDE; TOGETHER WITH THE VACATED PORTION OF GROVE STREET N.E.
  - B. VACATE THE PORTION OF THE PUBLIC RIGHT-OF-WAY OF GROVE STREET N.E. BETWEEN CHICO ROAD N.E. AND EAST CENTRAL AVENUE, INCLUDING THE PUBLIC UTILITY EASEMENTS, SEE KEYED NOTE 2.
  - C. VACATE THE 16' RESERVATIONS FOR EASEMENTS FOR PUBLIC UTILITIES, WETHER MUNICIPALLY OR PRIVATELY OWNED GRANTED BY V-612, SEE KEYED NOTE 1.
  - D. VACATE THE RESERVATIONS FOR DITCHES OR CANALS CONTAINED IN THE PATENT FROM THE UNITED STATES OF AMERICA, SEE KEYED NOTE 3.
  - E. GRANT THE PNM OVERHEAD ANCHOR EASEMENTS, A PNM TRANSFORMER EASEMENT AND AN ABCWUA WATER LINE EASEMENT, AS SHOWN.
8. THE FOLLOWING DOCUMENTS AND INSTRUMENTS WERE USED FOR THE PERFORMANCE AND PREPARATION OF THIS SURVEY:
  - A. PLAT OF THE REPLAT OF BLOCK 2 OF LOMA VERDE, FILED 02-19-1974, PLAT BOOK B9, PAGE 50, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
  - B. PLAT OF THE REPLAT OF BLOCK 3 OF LOMA VERDE, FILED 06-18-1974, PLAT BOOK C10, PAGE 8, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
  - C. BOUNDARY SURVEY OF THE REPLATS OF BLOCKS 2 AND 3, LOMA VERDE, PREPARED BY CARTESIAN SURVEYS INC. (NMPS 14271) DATED 11-09-2016 (UNRECORDED).
  - D. PLAT OF LOMA VERDE, FILED 07-27-1983, PLAT BOOK C21, PAGE 166, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
  - E. PLAT OF LOMA VERDE, FILED 10-21-1941, PLAT BOOK C, PAGE 41, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
  - F. PLAT OF FIREHOUSE NUMBER 5, FILED 09-22-2004, PLAT BOOK 2004C, PAGE 293, DOC. #2004133310, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
  - G. SPECIAL WARRANTY DEED, FILED 12-15-2016, DOC. #2016116939, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
  - H. OWNER'S POLICY OF TITLE INSURANCE, POLICY NO. 0-9301-004139326, PREPARED BY STEWART TITLE GUARANTY COMPANY DATED 12-15-2016.
  - I. CITY COMMISSION VACATION ORDINANCE NO. 10-1968 (V-612), FILED 01-17-1968, BOOK MISC. 91, PAGES 695-696, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
  - J. BOUNDARY SURVEY OF THE REPLATS OF BLOCKS 2 AND 3, LOMA VERDE, PREPARED BY THIS FIRM (NMPS 11184) DATED 04-30-2018.
9. GROSS SUBDIVISION ACREAGE = 4.7928 ACRES.
10. CURRENT ZONING ON SITE IS MX-M, BASED UPON REVIEW OF THE CITY OF ALBUQUERQUE IDO ZONE ATLAS (DATED MAY, 2018) AND WEB SITE.
11. NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION 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 THE PROPOSED PLAT.

KEYED NOTES

PUBLIC OR PRIVATE UTILITY EASEMENTS TO BE VACATED BY THIS PLATTING ACTION

- ① 16' RESERVATION FOR EASEMENTS FOR PUBLIC UTILITIES, WHETHER MUNICIPALLY OR PRIVATELY OWNED GRANTED BY DOCUMENT FILED 01-17-1968, MISC. BOOK 91, PAGES 695-696 (V-612); TOGETHER WITH A 16' SEWER EASEMENT GRANTED BY PLAT C10-8

PUBLIC RIGHT-OF-WAY AND UTILITIES TO BE VACATED BY THIS PLATTING ACTION

- ② 60' PUBLIC RIGHT-OF-WAY FOR GROVE STREET N.E. BETWEEN CHICO ROAD N.E. AND EAST CENTRAL AVENUE; TOGETHER WITH THE PUBLIC UTILITY EASEMENTS (0.4797 ACRES±)

RESERVATIONS CONTAINED IN PATENT TO BE VACATED BY THIS PLATTING ACTION

- ③ VACATE THE RESERVATIONS FOR DITCHES OR CANALS CONTAINED IN THE PATENT FROM THE UNITED STATES OF AMERICA, FILED 05-03-1900, BOOK 33, PAGE 12, RECORDS OF BERNALILLO COUNTY, NEW MEXICO

NEW EASEMENTS

- ④ 10' PNM OVERHEAD ANCHOR EASEMENT GRANTED BY THIS PLAT  
⑤ PUBLIC WATER LINE EASEMENT GRANTED BY THIS PLAT TO SERVE THE ABCWUA

MONUMENTS

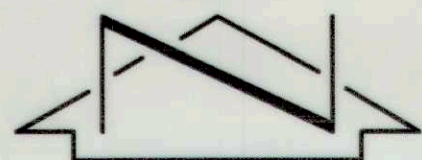
- Ⓐ FOUND MAG NAIL W/WASHER STAMPED "CARTESIAN SURVEYS PLS 14271" SET IN ASPHALT  
Ⓑ FOUND 1" IRON PIPE, (BENT), REPLACED WITH #5 REBAR W/CAP STAMPED "NEW MEXICO PS 11184"  
Ⓒ FOUND 1/2" REBAR, NO I.D., (BENT), REPLACED WITH #5 REBAR W/CAP STAMPED "NEW MEXICO PS 11184"

**HIGH  
MESA Consulting Group**

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JOB #2018.017.2 PLATBASE





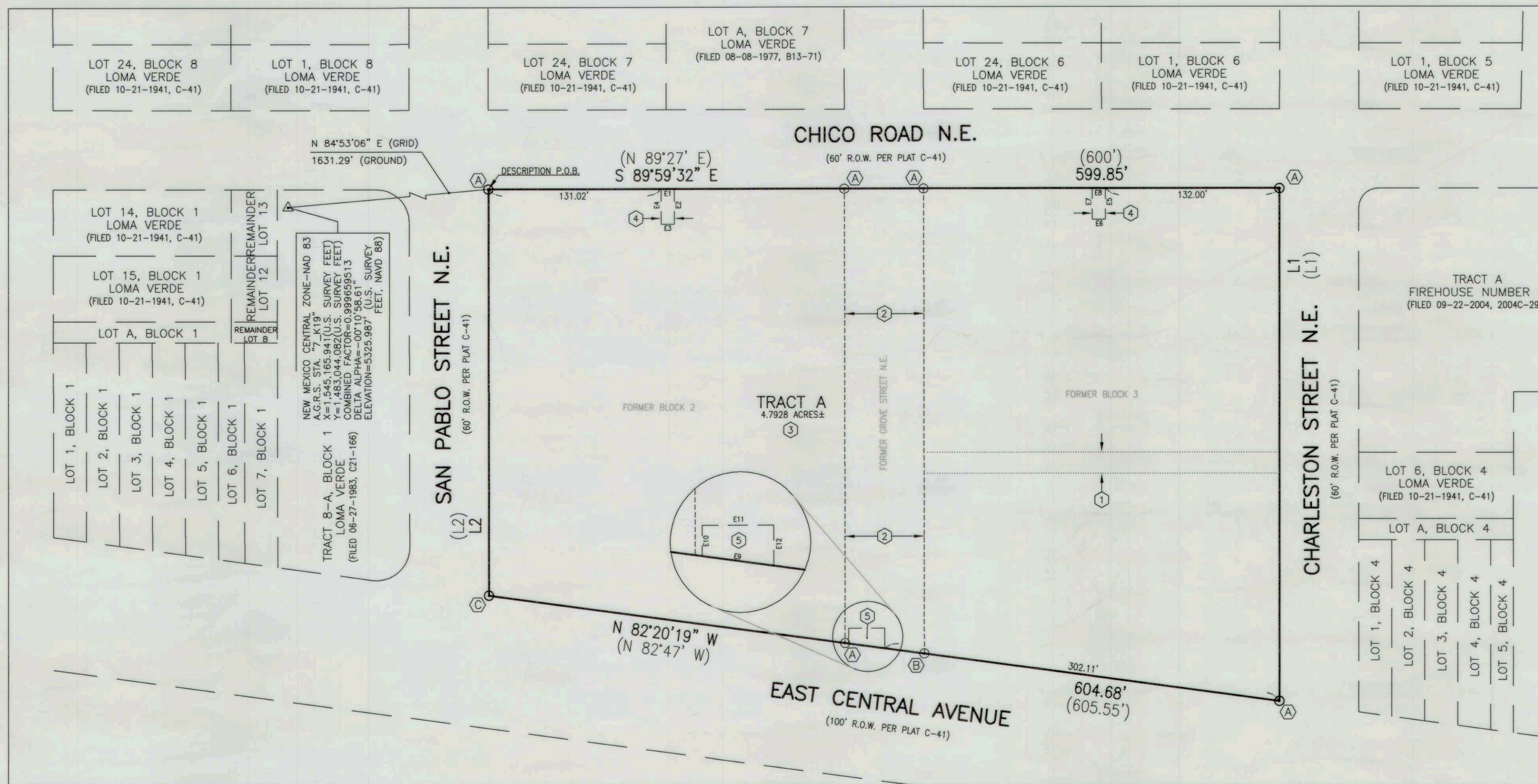
SCALE: 1" = 60'



NOTE: FOR KEYED NOTES SEE SHEET 2

# VACATION REQUEST AND PLAT OF TRACT A, INTERNATIONAL DISTRICT LIBRARY

ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
OCTOBER, 2019



BOUNDARY TABLE

LINE	DIRECTION	DISTANCE
L1	S 00°01'01" W	388.48'
(L1)	S 00°33' E	389.26'
L2	N 00°05'01" W	307.95'
(L2)	N 00°33' W	307.43'

EASEMENT TABLE

LINE	DIRECTION	DISTANCE	LINE	DIRECTION	DISTANCE
E1	S 89°59'32" E	10.00'	E7	N 00°00'28" E	23.71'
E2	S 00°00'28" W	26.42'	E8	N 89°59'32" W	10.00'
E3	N 89°59'32" W	10.00'	E9	N 82°20'19" W	27.46'
E4	N 00°00'28" E	26.42'	E10	N 00°00'28" E	11.77'
E5	S 00°00'28" W	23.71'	E11	S 89°59'32" E	27.71'
E6	N 89°59'32" W	10.00'	E12	S 00°00'28" W	15.42'

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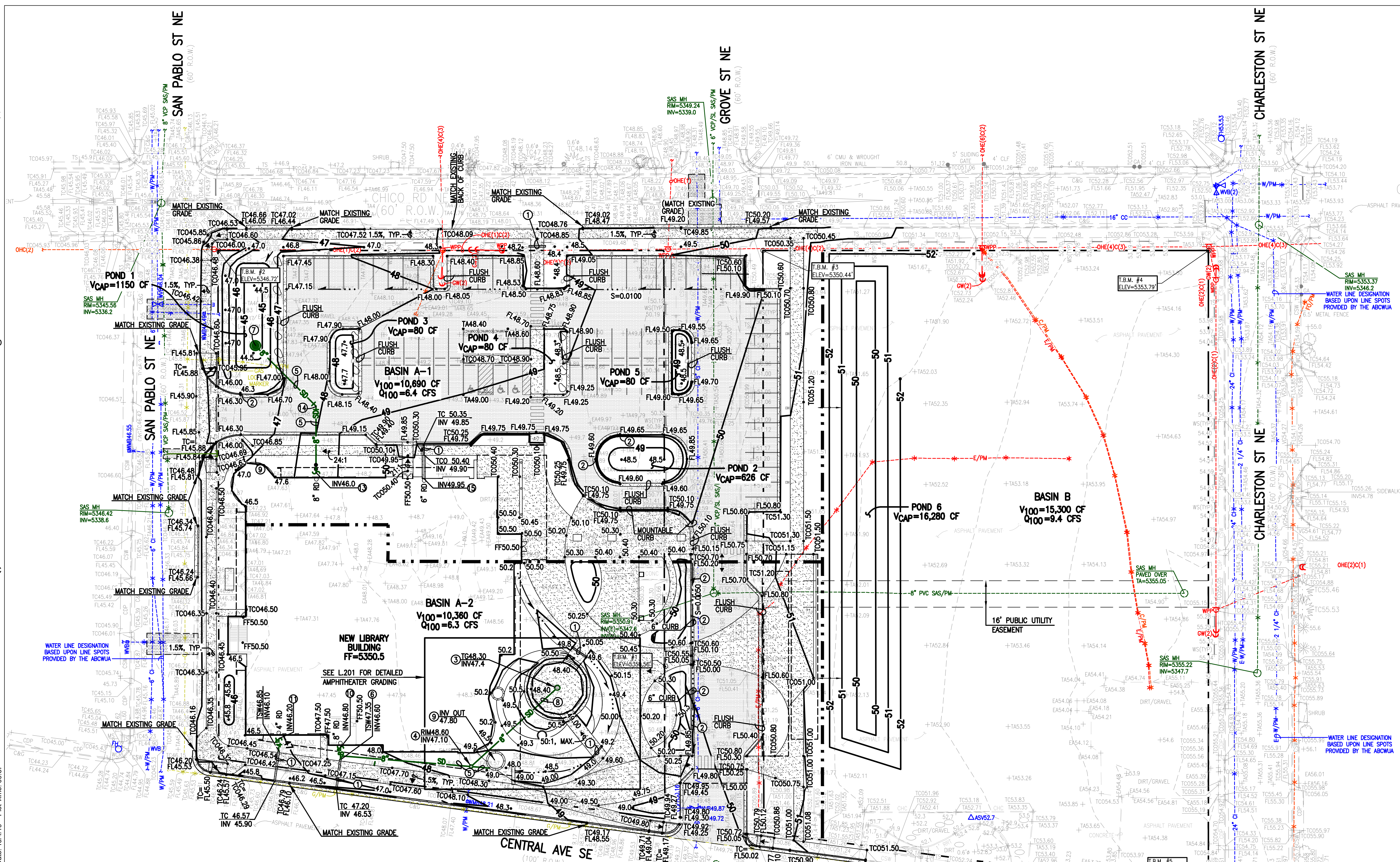


# RMKM ARCHITECTURE, PC

400 Gold Ave SW Studio 1100 Albuquerque, NM 87102 505.243.9454 www.rmkmarch.com

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### KEYED NOTES

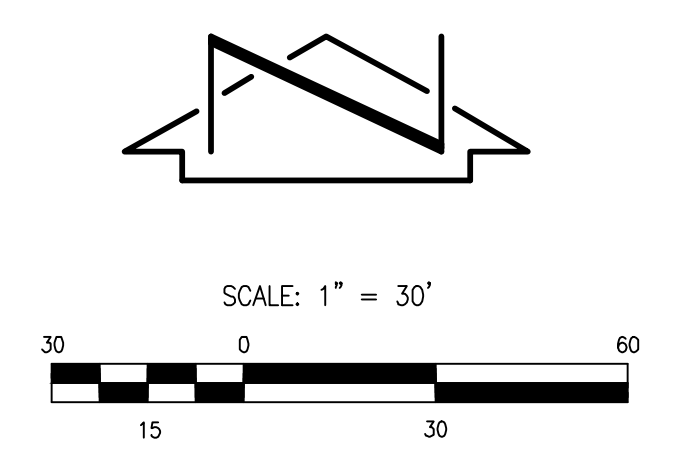
- NEW 12" SIDEWALK CULVERT PER COA STD DWG 2236 (BY SEPARATE WORK ORDER)
- NEW 12" CURB OPENING, SEE SHEET C100
- INSTALL 18" NYLOPLAST STORM INLET PER TYPICAL SECTION, SHEET C104
- INSTALL 24" NYLOPLAST STORM INLET WITH OIL/DEBRIS/WATER SEPARATOR (ENVIROHOOD 583AC041 OR APPROVED SUBSTITUTE), SHEET C104
- INSTALL 8" PVC STORM DRAIN
- CONNECT 8"x8" 90° WYE; CONNECT 8" PVC STORM DRAIN TO BACK OF SIDEWALK CULVERT
- CONSTRUCT 12" NYLOPLAST STORM INLET (BUBBLER) WITH OPEN BOTTOM AND 12" GRAVEL SUMP PER TYP. SECTION, SHEET C103, RIM 45.0, INV 42.0
- INSTALL 6" PVC STORM DRAIN
- NEW SPLASH POND WATER FEATURE (BASE BID), NEW "WATER FEATURE" CISTERN WITH PIPE OUTLET (ALTERNATE #1). SEE LANDSCAPING PLAN
- CONNECT 8" STORM DRAIN TO 8" ROOF DRAIN @ BUILDING, EXTEND 8" STORM DRAIN TO BACK OF SIDEWALK CULVERT
- CONNECT 4" STORM DRAIN TO 4" ROOF DRAIN @ BUILDING, EXTEND 4" STORM DRAIN TO BACK OF SIDEWALK CULVERT
- CONNECT 6" STORM DRAIN TO 6" ROOF DRAIN @ BUILDING, EXTEND 6" STORM DRAIN TO BACK OF SIDEWALK CULVERT
- CONNECT 8" STORM DRAIN TO 8" ROOF DRAIN @ BUILDING, CONSTRUCT DOUBLE CLEANOUTS @ BUILDING
- INSTALL 6" PVC 45° BEND
- CONSTRUCT 12" CONCRETE RUNDOWN PER TYP. SECTION, SHEET C103

- TEMPORARY BENCHMARK #1 (T.B.M.)**  
A MAG NAIL IN ASPHALT PAVEMENT, AS SHOWN ON THIS SHEET. ELEVATION = 5350.56 FEET (NAVD 1988)
- TEMPORARY BENCHMARK #2 (T.B.M.)**  
A MAG NAIL W/WASHER STAMPED "CARTESIAN SURVEYS PLS 14271" ALSO BEING THE NORTH WEST PROPERTY CORNER OF BLOCK 2, AS SHOWN ON THIS SHEET. ELEVATION = 5346.72 FEET (NAVD 1988)
- TEMPORARY BENCHMARK #3 (T.B.M.)**  
A MAG NAIL W/WASHER STAMPED "CARTESIAN SURVEYS PLS 14271" ALSO BEING THE NORTH WEST PROPERTY CORNER OF BLOCK 3, AS SHOWN ON THIS SHEET. ELEVATION = 5350.44 FEET (NAVD 1988)
- TEMPORARY BENCHMARK #4 (T.B.M.)**  
A MAG NAIL W/WASHER STAMPED "CARTESIAN SURVEYS PLS 14271" ALSO BEING THE NORTH EAST PROPERTY CORNER OF BLOCK 3, AS SHOWN ON THIS SHEET. ELEVATION = 5353.79 FEET (NAVD 1988)
- TEMPORARY BENCHMARK #5 (T.B.M.)**  
A MAG NAIL W/WASHER STAMPED "CARTESIAN SURVEYS PLS 14271" ALSO BEING THE SOUTH EAST PROPERTY CORNER OF BLOCK 3, AS SHOWN ON THIS SHEET. ELEVATION = 5354.48 FEET (NAVD 1988)

**CONSTRUCTION NOTES**  
SEE SHEET C001 FOR CONSTRUCTION NOTES

**LEGEND**  
SEE SHEET C001 FOR LEGEND

**NOTE:**  
THIS IS NOT A BOUNDARY SURVEY OR A RIGHT OF WAY SURVEY. APPARENT PROPERTY CORNERS, RIGHT OF WAY LINES OR PROPERTY LINES AS SHOWN ARE DERIVED FROM A BOUNDARY SURVEY PREPARED BY HIGH MESA CONSULTING GROUP, NMPS 11184, DATED 04/30/2018 (2018.017.1). THE TOPOGRAPHIC INFORMATION DEPICTED HEREON IS BASED UPON THE "TOPOGRAPHIC AND UTILITY SURVEY" PREPARED BY HIGH MESA CONSULTING GROUP, NMPS NO. 11184, DATED 04/30/2018 (2018.017.1).



NO.	ISSUE	DATE
PROJECT	CITY OF ALBUQUERQUE	SCALE
INTERNATIONAL DISTRICT LIBRARY (IDL)		1" = 30'
		RMKM PROJECT NO. 9225.74 COA 1706 RMKM
		PROJECT MANAGER PM
7667 CENTRAL AVE NE		MODELED BY RMKM
SHEET TITLE	GRADING PLAN	
DESIGN PHASE	100% CONSTRUCTION DOCUMENTS	
SHEET NUMBER	C101.PV	

