



Please check the appropriate box(es) and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.

SUBDIVISIONS		<input type="checkbox"/> Final Sign off of EPC Site Plan(s) (Form P2)
<input type="checkbox"/> Major – Preliminary Plat (Form P1)	<input type="checkbox"/> Amendment to Site Plan (Form P2)	<input checked="" type="checkbox"/> Vacation of Public Right-of-way (Form V)
<input type="checkbox"/> Minor – Preliminary/Final Plat (Form S2)	MISCELLANEOUS APPLICATIONS	
<input type="checkbox"/> Major - Final Plat (Form S1)	<input type="checkbox"/> Extension of Infrastructure List or IIA (Form S1)	<input type="checkbox"/> Vacation of Public Easement(s) DRB (Form V)
<input type="checkbox"/> Amendment to Preliminary Plat (Form S2)	<input type="checkbox"/> Minor Amendment to Infrastructure List (Form S2)	PRE-APPLICATIONS
<input type="checkbox"/> Extension of Preliminary Plat (Form S1)	<input type="checkbox"/> Temporary Deferral of SW (Form V2)	<input type="checkbox"/> Sketch Plat Review and Comment (Form S2)
	<input type="checkbox"/> Sidewalk Waiver (Form V2)	
SITE PLANS		APPEAL
<input type="checkbox"/> DRB Site Plan (Form P2)	<input type="checkbox"/> Waiver to IDO (Form V2)	<input type="checkbox"/> Decision of DRB (Form A)
BRIEF DESCRIPTION OF REQUEST		
Vacation of Public ROW		

APPLICATION INFORMATION		
Applicant: Airport Parking Kathleen Chaves		Phone: 505-244-0630
Address: 1501 Aircraft Avenue SE		Email: kat@airportparkingsunport.com
City: Albuquerque	State: NM	Zip: 87106
Professional/Agent (if any): Tierra West, LLC		Phone: 505-858-3100
Address: 5571 Midway Park PI NE		Email: rstevenson@tierrawestllc.com
City: Albuquerque	State: NM	Zip: 87109
Proprietary Interest in Site:	List all owners: Kathleen Chaves	
SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)		
Lot or Tract No.: PARCEL 2A BLK 4 PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3, PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C & 2D	Block:	Unit:
Subdivision/Addition: Sunport Park	MRGCD Map No.:	UPC Code: 101505516505030320
Zone Atlas Page(s): M-15-Z	Existing Zoning: NR-BP	Proposed Zoning NR-BP
# of Existing Lots: 1	# of Proposed Lots: 1	Total Area of Site (Acres): 48.6651
LOCATION OF PROPERTY BY STREETS		
Site Address/Street: 1501 Aircraft Ave	Between: University	and: I-25
CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)		
1000530		

Signature:	Date: 7/22/2019
Printed Name: Richard Stevenson	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

FOR OFFICIAL USE ONLY					
Case Numbers	Action	Fees	Case Numbers	Action	Fees
Meeting Date:				Fee Total:	
Staff Signature:	Date:			Project #	

FORM V: Vacations of Easements or Right-of-way– DRB

Please refer to the DRB meeting schedules for dates and deadlines. Your attendance is required.

>> INFORMATION REQUIRED FOR ALL VACATION APPLICATIONS

- Interpreter Needed for Meeting? if yes, indicate language: _____
- A Single PDF file of the complete application including all documents being submitted must be emailed to PLNDRS@cabq.gov prior to making a submittal. Zipped files or those over 9 MB cannot be delivered via email, in which case the PDF must be provided on a CD. PDF *shall be organized* with the Development Review Application and this Form V at the front followed by the remaining documents *in the order provided on this form*.
- Zone Atlas map with the entire site clearly outlined and labeled
- Letter of authorization from the property owner if application is submitted by an agent
- VACATION OF PRIVATE EASEMENT
- VACATION OF PUBLIC EASEMENT
- VACATION OF RIGHT-OF-WAY – DRB
- VACATION OF RIGHT-OF-WAY – COUNCIL
- Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(K)(3)
- Copy of the complete document which created the easement(s) (7 copies, folded)
Not required for City owned public right-of-way.
- Drawing showing the easement or right-of-way to be vacated (7 copies, not to exceed 8.5" by 11")
- If easements, list number to be vacated _____
- If right-of-way, square footage to be vacated (see IDO Section 14-16-6-6(K) 6,858 sq ft)
- Proof of Neighborhood Meeting per IDO Section 14-16-6-4(C)
 - Office of Neighborhood Coordination neighborhood meeting inquiry response
 - Proof of email with read receipt OR Certified Letter offering meeting to applicable associations
- If a meeting was requested/held, copy of sign-in sheet and meeting notes
- Required notices with content per IDO Section 14-16-6-4(K)(6)
 - Office of Neighborhood Coordination notice inquiry response, notifying letter, and proof of first class mailing
 - Proof of emailed notice to affected Neighborhood Association representatives
- Buffer map and list of property owners within 100 feet (excluding public rights-of-way), notifying letter, and proof of first class mailing
- Sign Posting Agreement (not required for easements if IDO Section 14-16-6-6(K)(2)(a) is satisfied)

The vacation must be shown on a DRB approved plat recorded by the County Clerk within one year, or it will expire.

<p><i>I, the applicant or agent, acknowledge that if any required information is not submitted with this application, the application will not be scheduled for a public meeting, if required, or otherwise processed until it is complete.</i></p>	
<p>Signature: </p>	<p>Date: <u>7/22/2019</u></p>
<p>Printed Name: <u>Richard Stevenson</u></p>	<p><input type="checkbox"/> Applicant or <input type="checkbox"/> Agent</p>
<p>FOR OFFICIAL USE ONLY</p>	
<p>Case Numbers: _____</p>	<p>Project Number: _____</p>
<p>Staff Signature: _____</p>	
<p>Date: _____</p>	

May 31, 2019

Ms. Kym Dicome, Chair
Development Review Board
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

**RE: VACATION OF PUBLIC RIGHT-OF-WAY
(SNOW HEIGHTS CIRCLE NE)
023 031N TRI, 023 031 W, PARCEL A-2, PARCEL B
SNOW HEIGHTS ADDITION
ZONE ATLAS PAGE: H-20-Z**

Dear Ms. Dicome:

The purpose of this letter is to authorize Tierra West LLC to act as agent on behalf of R&B LLC, pertaining to any and all submittals made to the City of Albuquerque for the above-referenced site.

Kathleen Chaves
Print Name

Kathleen Chaves
Signature

Managing Member
Title

05.31.19
Date



TIERRA WEST, LLC

July 17, 2019

Ms. Kym Dicome
Planning Manager, DRB Chair
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

**RE: VACATION OF PUBLIC RIGHT-OF-WAY
(SUNPORT BOULEVARD)
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L
ZONE ATLAS PAGE:M-15-Z**

Dear Chairwoman Dicome:

Tierra West LLC, on behalf of R&B LLC, requests the vacation of a portion of the public right-of-way of Sunport Boulevard.

The owner's site is located on the southwest corner of Sunport Boulevard and University Boulevard. The proposed right-of-way to be vacated is ±6,858 square feet along Sunport Boulevard. The vacated area will allow the existing office building to be wholly within the owner's property and terminates the requirement for a revocable permit (M15009) with the City of Albuquerque.

If the vacation action is recommended for approval by the DRB we will work with the City Council and Real Property to complete the action.

If you have any questions or need additional information regarding this matter, please do not hesitate to call me.

Sincerely,

Ronald R. Bohannon, PE

cc: Ms. Kathleen Chavez

JN: 2018005

5571 Midway Park Pl. NE
Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

Kristl Walker

From: Quevedo, Vicente M. <vquevedo@cabq.gov>
Sent: Friday, May 10, 2019 10:14 AM
To: Jaimie Garcia
Subject: Neighborhood Meeting Inquiry_1501 Aircraft Ave SE_DRB
Attachments: M-15-Z.PDF; Neighborhood Meeting Inquiry_1501 Aircraft Ave SE_DRB.xlsx

Jaimie,

See list of associations below and attached regarding your DRB submittal. In addition, we have included web links below that will provide you with additional details about the new Integrated Development Ordinance (IDO) requirements. The web links also include notification templates that you may utilize when contacting each association. Thank you.

Association Name	First Name	Last Name	Email	Address Line 1	Address Line 2
South Valley Coalition of Neighborhood Associations	Roberto	Rolbal	troibal@comcast.net	2233 Don Felipe Road SW	
South Valley Coalition of Neighborhood Associations	Marcia	Fernandez	mbfernandez1@gmail.com	2401 Violet SW	
District 6 Coalition of Neighborhood Associations	Eileen	Jessen	eileenjessen@gmail.com	420 General Hodges Street NE	
District 6 Coalition of Neighborhood Associations	Gina	Dennis	GinaForNIM@gmail.com	1816 Buena Vista Drive SE	#2
San Jose NA	Robert	Brown	rpb4me@gmail.com	2200 William Street SE	
San Jose NA	Olivia	Price Greathouse		408 Bethel Drive SE	

IDO – Public Notice Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/public-notice>

IDO – Neighborhood Meeting Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/neighborhood-meeting-requirement-in-the-integrated-development-ordinance>

IDO - Administration & Enforcement section: <http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17-Part6.pdf>

Respectfully,

Vicente M. Quevedo, MCRP
Neighborhood Liaison

TR C BULK LAND PLAT OF TRACTS A THRU D MERIDIAN BUSINESSPARK II (A REPLAT OF LOT 3 & TRACTS S-1A, S-2A-2
ATRISCOBUSINESS PARK UNIT 2)

Physical address of subject site:

1501 Aircraft Ave SE Albuquerque NM 87106

Subject site cross streets:

Sunport Blvd se and Aircraft Ave SE

Other subject site identifiers:

This site is located on the following zone atlas page:

M-15-Z

=====
This message has been analyzed by Deep Discovery Email Inspector.

=====
If this email is spam, report it to www.OnlyMyEmail.com

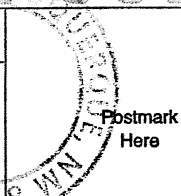
7017 2400 0000 5700 4401

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<input checked="" type="checkbox"/> Return Receipt (hardcopy)	\$ 2.80
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$



Postage	\$ 1.00
Total Postage and Fees	\$ 7.30

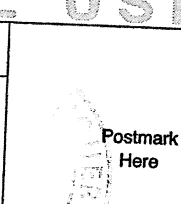
Sent To
 Street and Apt. No.,
 City, State, ZIP+4®
 MS. GINA DENNIS
 DISTRICT 6 COALITION OF
 NEIGHBORHOOD ASSOCIATIONS
 1816 BUENA VISTA DRIVE SE
 ALBUQUERQUE, NM 87106

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Total Postage and Fees	\$ 7.30

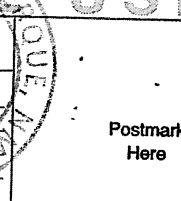
Sent To
 Street and Apt. No.,
 City, State, ZIP+4®
 MR. ROBERTO ROIBAL
 SOUTH VALLEY COALITION OF
 NEIGHBORHOOD ASSOCIATIONS
 2233 DON FELIPE ROAD SW
 ALBUQUERQUE, NM 87105

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$



Postage	\$ 1.00
Total Postage and Fees	\$ 7.30

Sent To
 Street and Apt. No.,
 City, State, ZIP+4®
 MS. OLIVIA PRICE GREATHOUSE
 SAN JOSE NA
 408 BEHTEL DRIVE SE
 ALBUQUERQUE, NM 87102

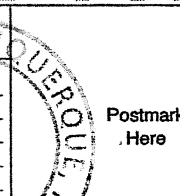
7017 3040 0000 8678 7060

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Total Postage and Fees	\$ 7.30

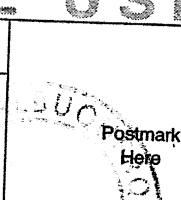
Sent To
 Street and Apt. No.,
 City, State, ZIP+4®
 MS. EILEEN JESSEN
 DISTRICT 6 COALITION OF
 NEIGHBORHOOD ASSOCIATIONS
 420 GENERAL HODES STREET NE
 ALBUQUERQUE, NM 87123

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Extra Services & Fees (check box, add fee as appropriate)	
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Total Postage and Fees	\$ 7.30

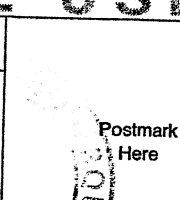
Sent To
 Street and Apt. No.,
 City, State, ZIP+4®
 MR. ROBERT BROWN
 SAN JOSE NA
 2200 WILLIAM STREET SE
 ALBUQUERQUE, NM 87102

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<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$



Postage	\$ 1.00
Total Postage and Fees	\$ 7.30

Sent To
 Street and Apt. No.,
 City, State, ZIP+4®
 MS. MARCIA BERNANDEZ
 SOUTH VALLEY COALITION
 NEIGHBORHOOD ASSOCIATIONS
 2401 VIOLET SW
 ALBUQUERQUE, NM 87105

7017 2400 0000 5700 4425

7017 2400 0000 5700 4418

7017 2400 0000 5700 4395

TW

TIERRA WEST, LLC

May 13, 2019

Mr. Roberto Roibal
South Valley Coalition of Neighborhood Association
2233 Don Felipe Road SW
Albuquerque, NM 87105

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear Mr. Roibal:

The purpose of this letter is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard.

The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel, as listed in the Integrated Development Ordinance (IDO).

As required by the IDO, the process to complete the purchase of the right of way includes notification of the recognized Neighborhood Association/s within the area. If you wish to meet to discuss this application please contact me by May 28, 2019.

If you have any questions on the City process, please contact me or the City of Albuquerque.

Tierra West Contact:

Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

City of Albuquerque Contact:

Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,
Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,



Ronald R. Bohannon, PE

cc: Kathleen Chavez

JN: 2018005
RRB/rs/jg

5571 Midway Park Pl. NE Albuquerque, NM 87109
505-858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

TW

TIERRA WEST, LLC

May 13, 2019

Ms. Marcia Fernandez
South Valley Coalition Neighborhood Associations
2401 Violet SW
Albuquerque, NM 87105

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear Ms. Fernandez:

The purpose of this letter is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard.

The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel, as listed in the Integrated Development Ordinance (IDO).

As required by the IDO, the process to complete the purchase of the right of way includes notification of the recognized Neighborhood Association/s within the area. If you wish to meet to discuss this application please contact me by May 28, 2019.

If you have any questions on the City process, please contact me or the City of Albuquerque.

Tierra West Contact:

Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

City of Albuquerque Contact:

Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,
Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,



Ronald R. Bohannon, PE

cc: Kathleen Chavez

JN: 2018005
RRB/rs/jg

5571 Midway Park Pl. NE Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com



TIERRA WEST, LLC

May 13, 2019

Ms. Eileen Jessen
District 6 Coalition of Neighborhood Associations
420 General Hodges Street NE
Albuquerque, NM 87123

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear Ms. Jessen:

The purpose of this letter is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard.

The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel, as listed in the Integrated Development Ordinance (IDO).

As required by the IDO, the process to complete the purchase of the right of way includes notification of the recognized Neighborhood Association/s within the area. If you wish to meet to discuss this application please contact me by May 28, 2019.

If you have any questions on the City process, please contact me or the City of Albuquerque.

Tierra West Contact:

Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

City of Albuquerque Contact:

Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,
Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,

Ronald R. Bohannon, PE

cc: Kathleen Chavez

JN: 2018005
RRB/rs/jg

5571 Midway Park Pl. NE
Albuquerque, NM 87109
505) 858-3100
fax (505) 858-1118
tierrawestllc.com
1-800-245-3102

TW

TIERRA WEST, LLC

May 13, 2019

Ms. Gina Dennis
District 6 Coalition of Neighborhood Associations
1816 Buena Vista Drive SE
Albuquerque, NM 87106

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear Ms. Dennis:

The purpose of this letter is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard.

The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel, as listed in the Integrated Development Ordinance (IDO).

As required by the IDO, the process to complete the purchase of the right of way includes notification of the recognized Neighborhood Association/s within the area. If you wish to meet to discuss this application please contact me by May 28, 2019.

If you have any questions on the City process, please contact me or the City of Albuquerque.

Tierra West Contact:

Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

City of Albuquerque Contact:

Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,
Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,



Ronald R. Bohannon, PE

cc: Kathleen Chavez

JN: 2018005
RRB/rs/jg

5571 Midway Park Pl. NE Albuquerque, NM 87109
505 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

TW

TIERRA WEST, LLC

May 13, 2019

Mr. Robert Brown
San Jose NA
2200 William Stree SE
Albuquerque, NM 87102

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear Mr. Brown:

The purpose of this letter is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard.

The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel, as listed in the Integrated Development Ordinance (IDO).

As required by the IDO, the process to complete the purchase of the right of way includes notification of the recognized Neighborhood Association/s within the area. If you wish to meet to discuss this application please contact me by May 28, 2019.

If you have any questions on the City process, please contact me or the City of Albuquerque.

Tierra West Contact:

Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

City of Albuquerque Contact:

Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,
Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,



Ronald R. Bohannon, PE

cc: Kathleen Chavez

JN: 2018005
RRB/rs/jg

5571 Midway Park Pl. NE Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

TW

TIERRA WEST, LLC

May 13, 2019

Ms. Olivia Price Greathouse
San Jose NA
408 Bethel Drive SE
Albuquerque, NM 87102

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear Ms. Price Greathouse:

The purpose of this letter is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard.

The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel, as listed in the Integrated Development Ordinance (IDO).

As required by the IDO, the process to complete the purchase of the right of way includes notification of the recognized Neighborhood Association/s within the area. If you wish to meet to discuss this application please contact me by May 28, 2019.

If you have any questions on the City process, please contact me or the City of Albuquerque.

Tierra West Contact:

Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

City of Albuquerque Contact:

Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,
Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,



Ronald R. Bohannon, PE

cc: Kathleen Chavez

JN: 2018005
RRB/rs/jg

5571 Midway Park Pl. NE
Albuquerque, NM 87109
(505) 858-3100
fax (505) 858-1118
tierrawestllc.com
1-800-245-3102



TIERRA WEST, LLC

July 22, 2019

Ms. Kym Dicome
Development Review Board
P.O. Box 1293
Albuquerque, NM 87103

RE: **DEVELOPMENT REVIEW BOARD (DRB)
GOOD FAITH ATTEMPT OF PUBLIC NOTICE
PURCHASE OF RIGHT OF WAY REQUEST
PARCEL 2A BLK 4 PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK
ZONE ATLAS PAGE# J-09-Z AND J-10-Z**

Dear Ms. Dicome:

This letter is to inform you that on May 13, 2019 a required public notice was sent by certified mail to the following Neighborhood Associations per the City of Albuquerque's Integrated Development Ordinance (IDO):

- South Valley Coalition of Neighborhood Association
- District 6 Coalition of Neighborhood Association
- San Jose Neighborhood Association

The neighborhood associations were notified of a pending request to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard. Per IDO section 14-16-6 6-4(K)(2)(e) the applicant shall be required to provide public notice 15 consecutive days before a monthly public meeting or hearing. Our good faith attempt to provide the information to the neighborhood associations was completed and within the requested timeframe. As of present day we have NOT received a response from any of the above listed Neighborhood Associations. Attached, please find evidence of the stamped certified mail receipt for your records and submission of the Site Plan for Building Permit to DRB.

If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,

Richard Stevenson, P.E.

cc: Kathleen Chavez

JN: 2018014
RS/jg

5571 Midway Park Pl. NE Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

Kristl Walker

From: Kristl Walker
Sent: Monday, July 22, 2019 1:09 PM
To: 'mbfernandez1@gmail.com'; 'rroibal@comcast.net'; 'GinaForNM@gmail.com';
'eileentjessen@gmail.com'; 'rpb4me@gmail.com'
Cc: Jaimie Garcia; Ron Bohannon ; Ron Bohannon
Subject: Airport Parking Sunport

Tracking:	Recipient	Delivery
	'mbfernandez1@gmail.com'	
	'rroibal@comcast.net'	
	'GinaForNM@gmail.com'	
	'eileentjessen@gmail.com'	
	'rpb4me@gmail.com'	
	Jaimie Garcia	Delivered: 7/22/2019 1:09 PM
	Ron Bohannon	Delivered: 7/22/2019 1:09 PM
	Ron Bohannon	

July 22, 2019

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear mbfernandez1@gmail.com, rroibal@comcast.net, GinaForNM@gmail.com, eileentjessen@gmail.com,
rpb4me@gmail.com

The purpose of this e-mail is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard. The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel through the process outlined in the Integrated Development Ordinance (IDO) Section 6-6(K).

As required by the IDO notification procedures Section 6-4(K), at the time of application electronic mail (e-mail) notice is required by the applicant to the addresses on file for each of the recognized Neighborhood Association/s within the area at the time of submittal to the City.

If you have any questions on this application, please contact Tierra West, or the City of Albuquerque.

Tierra West Contact:
Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE

City of Albuquerque Contact:
Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,

Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,

Kristl Walker, on behalf of
Ronald R. Bohannon, PE

Tierra West LLC
5571 Midway Park Pl., NE
Albuquerque, NM 87109
505-858-3100

Kristl Walker
Tierra West, LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
505-858-3100 Office
505-858-1118 Fax
kwalker@tierrawestllc.com

Kristl Walker

From: Quevedo, Vicente M. <vquevedo@cabq.gov>
Sent: Tuesday, July 16, 2019 3:30 PM
To: Kristl Walker
Subject: Public Notice Inquiry_1501 Aircraft Ave_DRB
Attachments: M-15-Z.PDF; Public Notice Inquiry_1501 Aircraft Ave_DRB.xlsx

Kristl,

See list of associations below and attached regarding your DRB submittal. In addition, we have included web links below that will provide you with additional details about the new Integrated Development Ordinance (IDO) requirements. The web links also include notification templates that you may utilize when contacting each association. Thank you.

Association Name	First Name	Last Name	Email	Address Line 1	Address Line 2
South Valley Coalition of Neighborhood Associations	Marcia	Fernandez	mbfernandez1@gmail.com	2401 Violet SW	
South Valley Coalition of Neighborhood Associations	Roberto	Roibal	troibal@comcast.net	2233 Don Felipe Road SW	
District 6 Coalition of Neighborhood Associations	Gina	Dennis	GinaForNM@gmail.com	1816 Buena Vista Drive SE	#2
District 6 Coalition of Neighborhood Associations	Eileen	Jessen	elieentjessen@gmail.com	420 General Hodges Street NE	
San Jose NA	Olivia	Price Greathouse		408 Bethel Drive SE	
San Jose NA	Robert	Brown	rpb4me@gmail.com	2200 William Street SE	

IDO – Public Notice Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/public-notice>

IDO – Neighborhood Meeting Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/neighborhood-meeting-requirement-in-the-integrated-development-ordinance>

IDO - Administration & Enforcement section: <http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17-Part6.pdf>

Respectfully,

Vicente M. Quevedo, MCRP
Neighborhood Liaison

Parcel 2A BLK 4 Park Plat of LTs 1A, 1B 2B in BLK 3, Parcels 1A1 1A2 1B1 in BLK 4, Parcels 2A, 2B 2C, 2D of Sunport Park
Physical address of subject site:

1501 Aircraft Ave

Subject site cross streets:

University & I-25

Other subject site identifiers:

This site is located on the following zone atlas page:

M-15-Z

This message has been analyzed by Deep Discovery Email Inspector.

SANKHU LLC C/O SANTOSH MODY
5817 SIGNAL AVE NE
ALBUQUERQUE NM 87113-1902

LOUDAT KARL WEBSTER
BOX 6478 PSC 41
APO AE 09464

AIRPORT HOSPITALITY LLC C/O LEGACY
HOSPITALITY LLC
6501 EAGLE ROCK AVE NE SUITE B5
ALBUQUERQUE NM 87113-2478

LSREF3/AH CHICAGO LLC C/O ALTUS
GROUP
PO BOX 92129
SOUTHLAKE TX 76092-0102

CHAVES FAMILY TRUST INC
1501 AIRCRAFT AVE SE
ALBUQUERQUE NM 87106

CHAVES FAMILY TRUST INC
1501 AIRCRAFT AVE SE
ALBUQUERQUE NM 87106

R & B LLC
1501 AIRCRAFT AVE SE
ALBUQUERQUE NM 87106

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103-2248

CHAVES FAMILY TRUST INC
1501 AIRCRAFT AVE SE
ALBUQUERQUE NM 87106

U S A DEPT OF ARMY HDQRS 377
CEG/CERR
2050 WYOMING BLVD SE
KIRTLAND AFB NM 87117-5663

REGENTS OF UNM REAL ESTATE DEPT
MSC06-3595-1 UNIVERSITY OF NM
ALBUQUERQUE NM 87131-0001

LAXMI MANAGEMENT LLC
817 CENTRAL AVE NE
ALBUQUERQUE NM 87102

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103-2248

WE THE PEOPLE LLC
500 TIERRA MONTANA LP
BERNALILLO NM 87004

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103-2248

CCC-NEW MEXICO LLC
431 OFFICE PARK DR
BIRMINGHAM AL 35223



TIERRA WEST, LLC

July 22, 2019

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
LEGAL DESCRIPTION: PARCEL 2A BLK 4
PARK PLAT OF LTS 1A, 1B, 2B IN BLK 3,
PARCELS 1A1, 1A2, 1B1 IN BLK 4, PARCELS 2A, 2B, 2C
& 2D OF SUNPORT PARK CONT 48.6651 AC M/L**

Dear To Whom It May Concern:

The purpose of this letter is to inform you of the owner's intent to vacate approximately ±6,858 square feet of right of way along Sunport Boulevard at the southwest intersection of Sunport Boulevard and University Boulevard.

The right of way (if successfully vacated) is to be purchased and will be incorporated into the Airport Parking parcel, as listed in the Integrated Development Ordinance (IDO).

As required by the IDO notification procedures Section 6-4(K), the process to complete the purchase of the right of way includes notification to all property owners within 100 feet of the property listed in this application.

If you have any questions on the City process, please contact me or the City of Albuquerque.

Tierra West Contact:

Ronald R. Bohannon, P.E.
President
Tierra West LLC
5571 Midway Park Place NE
Albuquerque, NM 87109
rrb@tierrawestllc.com
505-858-3100

City of Albuquerque Contact:

Russell D. Brito, Planning Manager
Urban Design & Development Division
City of Albuquerque Planning Department
600 2nd St NW,
Albuquerque, NM 87102
r.brito@cabq.gov
505-924-3337

Sincerely,

Ronald R. Bohannon, PE

cc: Kathleen Chavez

JN: 2018005
RRB/rs/kw

5571 Midway Park Pl. NE Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

SIGN POSTING 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. Waterproofed signs will be provided at the time of application. If the application is mailed, you must still stop at the Planning Division 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 Planning Division at a charge of \$3.00 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 two to seven feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign in order to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs maybe 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 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 _____ To _____.

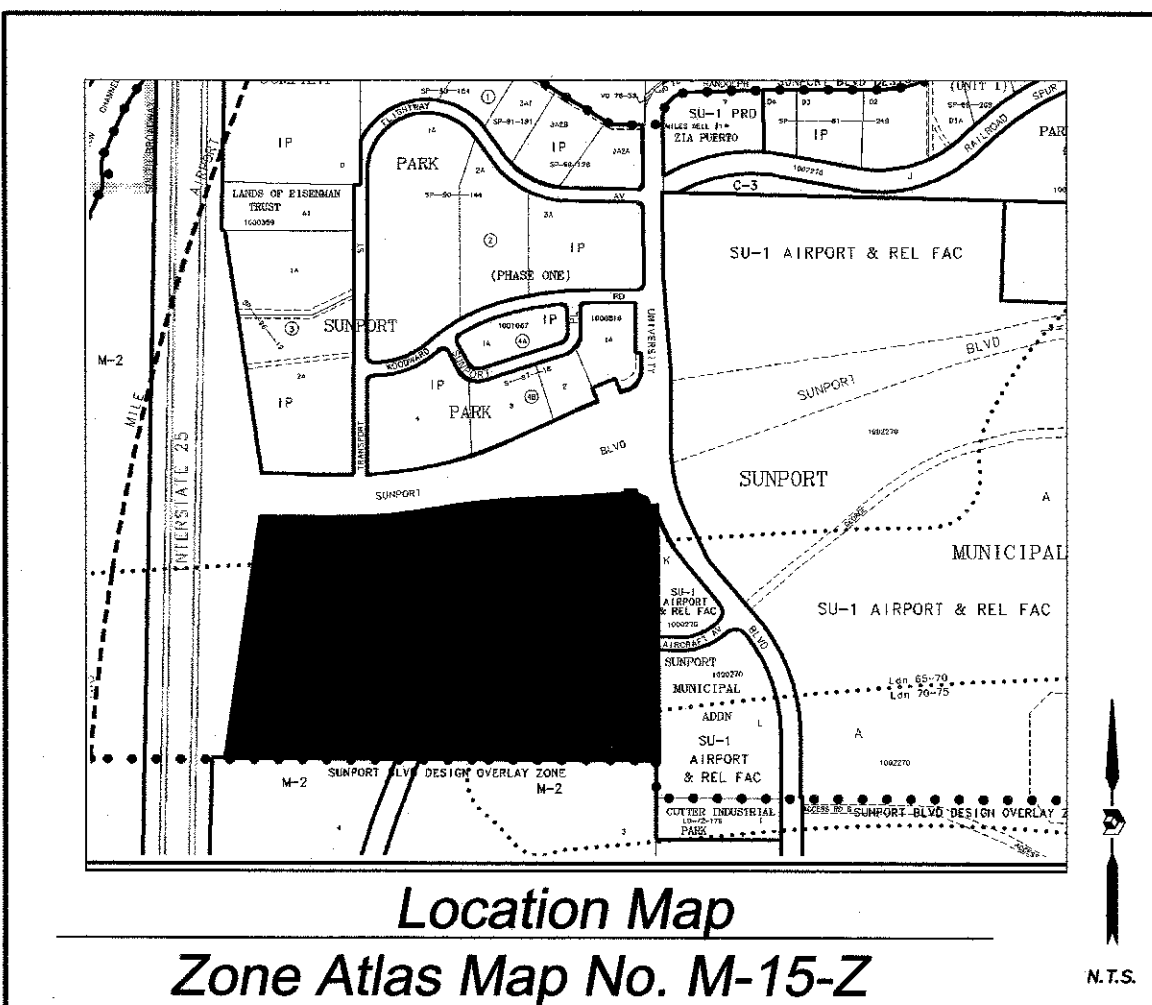
5. REMOVAL

- 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 Planning Division staff. I understand (A) my obligation to keep the sign(s) posted for fifteen (15) days and (B) where the sign(s) are to be located. I am being given a copy of this sheet.

L Stevenson, 7-22-2019
(Applicant or Agent) (Date)

I issued _____ signs for this application, _____, _____
(Date) (Staff Member)



RECORDING STAMP

Plat of
Parcel 2-A-1
Sunport Park
Section 33, Township 10 North, Range 3 East, N.M.P.M.
Albuquerque, Bernalillo County, New Mexico
June 2019

Project No. PR-2019-
Application No. SD-2019-
Utility Approvals

PNM _____ DATE _____
NEW MEXICO GAS COMPANY _____ DATE _____
QWEST CORPORATION D/B/A CENTURYLINK QC _____ DATE _____
COMCAST _____ DATE _____
City Approvals
Juan N. Riala 7.S. _____ 8/15/19
CITY SURVEYOR _____ DATE _____

TRAFFIC ENGINEERING, TRANSPORTATION DEPARTMENT _____ DATE _____
A.B.C.W.U.A. _____ DATE _____
PARKS AND RECREATION DEPARTMENT _____ DATE _____
AMAFCA _____ DATE _____
CITY ENGINEER _____ DATE _____
DRB CHAIRPERSON, PLANNING DEPARTMENT _____
CODE ENFORCEMENT _____ DATE _____
REAL PROPERTY DIVISION _____ DATE _____

Surveyor's Certificate
I, LARRY W. MEDRANO, A REGISTERED NEW MEXICO PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MEETING THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE AND OF THE MINIMUM STANDARDS FOR LAND SURVEYS AS ADOPTED BY THE N.M. BOARD OF LICENSURE FOR ENGINEERS AND SURVEYORS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT NO ENCROACHMENTS EXIST EXCEPT AS NOTED ABOVE AND THAT ALL IMPROVEMENTS ARE SHOWN IN THEIR CORRECT LOCATION RELATIVE TO RECORD BOUNDARIES AS LOCATED BY THIS SURVEY.
Larry W. Medrano 5/29/19 _____ DATE _____
LARRY W. MEDRANO
N.M.S. No. 11993

Legal Description
SEE SHEET 2 OF 3 FOR LEGAL DESCRIPTION

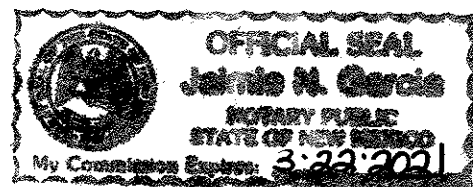
Free Consent and Dedication

THE REPLAT (CONSOLIDATION) SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER. EXISTING PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS, ELECTRICAL POWER AND COMMUNICATION SERVICES FOR BURIED AND/OR OVERHEAD DISTRIBUTION LINES, CONDUITS, AND PIPES FOR UNDERGROUND UTILITIES WHERE SHOWN OR INDICATED, AND INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR CONSTRUCTION AND MAINTENANCE, AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS. SAID OWNER DOES HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED. SAID OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.
SAID OWNER DOES HEREBY GRANT ALL EASEMENTS AS SHOWN HEREON WITH LISTED BENEFICIARIES AND STIPULATIONS.
SAID OWNER DOES HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHTS OF WAY SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

Kathleen Chavez _____ 5.31.19 _____ DATE _____
KATHLEEN CHAVEZ
MANAGING MEMBER
R & B, LLC

Acknowledgment

STATE OF NEW MEXICO) SS
COUNTY OF BERNALILLO)
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 31st DAY OF May, 2019 BY
KATHLEEN CHAVEZ, MANAGING MEMBER, R & B, LLC
BY *Juan N. Riala* _____ MY COMMISSION EXPIRES: 3-22-2021
NOTARY PUBLIC



Subdivision Data:

GROSS SUBDIVISION ACREAGE: 48.8140 ACRES±
ZONE ATLAS INDEX NO: M-15-Z
NO. OF TRACTS CREATED: 1
NO. OF LOTS CREATED: 0
MILES OF FULL-WIDTH STREETS CREATED: 0
DATE OF SURVEY: AUGUST 24, 2018

Purpose of Plat

THE PURPOSE OF THIS PLAT IS TO VACATE A PORTION OF SUNPORT BOULEVARD, S.E. RIGHT OF WAY AND TO REPLAT (CONSOLIDATE) THE EXISTING ONE PARCEL AND VACATED RIGHT OF WAY INTO ONE NEW PARCEL, AND TO DEDICATE ADDITIONAL RIGHT OF WAY FOR ROADWAY PURPOSES FOR UNIVERSITY BOULEVARD, S.E.

Notes:

1. PLAT SHOWS ALL EASEMENTS OF RECORD.
2. EASEMENT BEARINGS AND DISTANCES SHOWN HEREON ARE RECORD AND EASEMENTS HAVE BEEN ROTATED TO MATCH BASIS OF BEARINGS AND BOUNDARY UNLESS OTHERWISE INDICATED.

Solar Note:

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 OF PARCELS WITHIN THE AREA OF THIS PLAT.

Public Utility Easements

- PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON JOINT USE OF:
- A. PUBLIC SERVICE COMPANY OF NEW MEXICO ("PNM"), A NEW MEXICO CORPORATION, (PNM ELECTRIC) FOR INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, AND OTHER EQUIPMENT AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICES.
 - B. NEW MEXICO GAS COMPANY FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.
 - C. QWEST CORPORATION D/B/A CENTURYLINK QC FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.
 - D. CABLE TV FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE SERVICES.

INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE WITHIN THE EASEMENT CHANGE, REMOVE, REPLACE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS, WITH THE RIGHT AND PRIVILEGE OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF GRANTEE FOR THE PURPOSES SET FORTH HEREIN AND WITH THE RIGHT TO UTILIZE THE RIGHT OF WAY AND EASEMENT TO EXTEND SERVICES TO CUSTOMERS OF GRANTEE, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVEGROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON PLAT.

EASEMENTS FOR ELECTRIC TRANSFORMER/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN (10) FEET IN FRONT OF TRANSFORMER/SWITCHGEAR DOORS AND FIVE (5) FEET ON EACH SIDE.

Disclaimer

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

COORDINATE AND DIMENSION INFORMATION				PLSS INFORMATION				INDEXING INFORMATION FOR COUNTY CLERK				PROJECT INFORMATION	
STATE PLANE ZONE: NM-C	GRID /GROUND COORDINATES: GRID	TYPE: STANDARD		LAND GRANT N/A				PROPERTY OWNER R & B LLC				CREW/TECH: MT/VM	DATE OF SURVEY 08/24/2018
HORIZONTAL DATUM: NAD83	VERTICAL DATUM: NAVD88	ROTATION ANGLE: 0° 00' 00.00"	MATCHES DRAWING UNITS: YES	SECTION 33	TOWNSHIP 10 NORTH	RANGE 3 EAST	MERIDIAN NMPM	SUBDIVISION NAME SUNPORT PARK				DRAWN BY: JK/MP	CHECKED BY: LM
CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM				BASE POINT FOR SCALING AND/OR ROTATION: N = 0 E = 0	CITY ALBUQUERQUE	COUNTY BERNALILLO	STATE NM	UPC 10150551650503020				PSI JOB NO. 18-1136P	SHEET NUMBER 1 OF 3
COMBINED SCALE FACTOR: GRID TO GROUND: 1.0003295666 GROUND TO GRID: 0.999670542				DISTANCE ANNOTATION: GROUND ELEVATION TRANSLATION: GRID									



OFFICE LOCATION:
9200 San Mateo Boulevard, NE
Albuquerque, NM 87113
505.856.5700 PHONE
505.856.7900 FAX

RECORDING STAMP

Plat of
Parcel 2-A-1
Sunport Park
Section 33, Township 10 North, Range 3 East, N.M.P.M.
Albuquerque, Bernalillo County, New Mexico
June 2019

Legal Description

A TRACT OF LAND LYING AND SITUATE WITHIN SECTION 33, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M., CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMPRISING OF PARCEL 2-A, SUNPORT PARK, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON JANUARY 18, 1996, IN MAP BOOK 96C, PAGE 22, TOGETHER WITH THAT VACATED PORTION OF SUNPORT BOULEVARD, S.E. RIGHT OF WAY, SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY NEW MEXICO STATE PLANE COORDINATE SYSTEM GRID BEARINGS (NAD 83-CENTRAL ZONE) AND GROUND DISTANCES (US SURVEY FOOT) AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF DESCRIBED TRACT, LYING ON THE SOUTH RIGHT OF WAY LINE OF SUNPORT BOULEVARD, S.E., MARKED BY A FOUND NO. 5 REBAR WITH YELLOW PLASTIC CAP "NEW MEXICO PS 11184", FROM WHENCE A TIE TO A.R.G.S. MONUMENT "L_25_31" BEARS S 07°11'28" W, A DISTANCE OF 2,424.28 FEET;

THENCE FROM SAID POINT OF BEGINNING, ALONG SAID SOUTH RIGHT OF WAY LINE, THROUGH A NON-TANGENT CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 166.07 FEET, A RADIUS OF 7725.55 FEET, A DELTA ANGLE OF 01°13'54", A CHORD BEARING OF S 89°52'27" E, AND A CHORD LENGTH OF 166.07 FEET, TO A POINT OF COMPOUND CURVATURE, MARKED BY A FOUND NO. 5 WITH YELLOW PLASTIC CAP "NEW MEXICO PS 11184";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, ALONG A COMPOUND CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 173.13 FEET, A RADIUS OF 7553.44 FEET, A DELTA ANGLE OF 01°18'48", A CHORD BEARING OF S 89°36'42" E, AND A CHORD LENGTH OF 173.13 FEET, TO A POINT OF COMPOUND CURVATURE, MARKED BY A FOUND NO. 5 (BENT)";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, ALONG A COMPOUND CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 432.15 FEET, A RADIUS OF 2103.04 FEET, A DELTA ANGLE OF 11°46'25", A CHORD BEARING OF N 85°11'37" E, AND A CHORD LENGTH OF 431.39 FEET, TO A POINT OF REVERSE CURVATURE, MARKED BY A FOUND NO. 5 REBAR WITH YELLOW PLASTIC CAP "NEW MEXICO PS 11184";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, ALONG A REVERSE CURVE TO THE RIGHT, HAVING AN ARC LENGTH OF 443.80 FEET, A RADIUS OF 2836.12 FEET, A DELTA ANGLE OF 08°57'57", A CHORD BEARING OF N 83°46'43" E, AND A CHORD LENGTH OF 443.35 FEET, TO A POINT OF TANGENCY, MARKED BY A FOUND NO. 5 REBAR WITH YELLOW PLASTIC CAP "NEW MEXICO PS 11184";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, N 88°17'46" E, A DISTANCE OF 111.65 FEET TO A POINT OF TANGENCY, MARKED BY A FOUND NO. 5 REBAR WITH YELLOW PLASTIC CAP "NEW MEXICO PS 11184";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, ALONG A CURVE TO THE LEFT, HAVING AN ARC LENGTH OF 101.73 FEET, A RADIUS OF 40846.22 FEET, A DELTA ANGLE OF 00°08'34", A CHORD BEARING OF N 87°00'22" E, AND A CHORD LENGTH OF 101.73 FEET, TO A POINT OF TANGENCY, MARKED BY A FOUND NO. 5 REBAR WITH YELLOW PLASTIC CAP "NEW MEXICO PS 11184";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE N 85°46'59" E, A DISTANCE OF 203.22 FEET TO AN ANGLE POINT, MARKED BY A FOUND NO. 5 REBAR (BENT);

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, N 04°41'48" W, A DISTANCE OF 14.24 FEET TO AN ANGLE POINT, MARKED BY A SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, N 89°56'20" E, A DISTANCE OF 57.25 FEET TO AN ANGLE POINT, MARKED BY A SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, S 19°35'19" E, A DISTANCE OF 17.50 FEET TO AN ANGLE POINT, MARKED BY A SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, S 66°08'30" E, A DISTANCE OF 52.03 FEET TO AN ANGLE POINT, MARKED BY A SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE ALONG SAID SOUTH RIGHT OF WAY LINE, S 17°24'01" E, A DISTANCE OF 33.64 FEET TO AN ANGLE POINT, MARKED BY A SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE N 85°31'40" E, A DISTANCE OF 35.78 FEET TO THE NORTHEAST CORNER OF DESCRIBED TRACT, LYING ON THE INTERSECTION OF SAID SOUTH RIGHT OF WAY LINE AND THE WEST RIGHT OF WAY LINE OF UNIVERSITY BOULEVARD, S.E., MARKED BY A SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE LEAVING SAID WEST RIGHT OF WAY LINE, S 00°19'32" E, A DISTANCE OF 1,154.11 FEET TO THE SOUTHEAST CORNER OF DESCRIBED TRACT, MARKED BY SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE N 89°41'09" W, A DISTANCE OF 1,946.41 FEET TO THE SOUTHWEST CORNER OF DESCRIBED TRACT, MARKED BY A SET NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993";

THENCE N 08°17'40" E, A DISTANCE OF 1,101.30 FEET TO THE POINT OF BEGINNING, CONTAINING 48.8140 ACRES (2,126,340 SQUARE FEET), MORE OR LESS, NOW COMPRISING OF TRACT 2-A-1, SUNPORT PARK.



COORDINATE AND DIMENSION INFORMATION				PLSS INFORMATION				INDEXING INFORMATION FOR COUNTY CLERK				PROJECT INFORMATION							
STATE PLANE ZONE: NM-C		GRID / GROUND COORDINATES: GRID		TYPE: STANDARD		LAND GRANT: N/A		PROPERTY OWNER: R & B LLC		OFFICE LOCATION: 9200 San Mateo Boulevard, NE Albuquerque, NM 87113		CREW/TECH: MT/VM		DATE OF SURVEY: 08/24/2018					
HORIZONTAL DATUM: NAD83		VERTICAL DATUM: NAVD88		ROTATION ANGLE: 0° 00' 00.00"		MATCHES DRAWING UNITS: YES		SECTION: 33		TOWNSHIP: 10 NORTH		RANGE: 3 EAST		MERIDIAN: NMPPM					
CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM				BASE POINT FOR SCALING AND/OR ROTATION: N = 0 E = 0				SUBDIVISION NAME: SUNPORT PARK		DRAWN BY: JK/MP		CHECKED BY: LM		PSI JOB NO. 18-1136P		SHEET NUMBER 2 OF 3			
COMBINED SCALE FACTOR: GRID TO GROUND: 1.0003295666 GROUND TO GRID: 0.9996670542				DISTANCE ANNOTATION: GROUND				CITY: ALBUQUERQUE		COUNTY: BERNALILLO		STATE: NM		UPC: 10150551650503020		ELEVATION TRANSLATION: ±0.00'		ELEVATIONS VALID: NO	

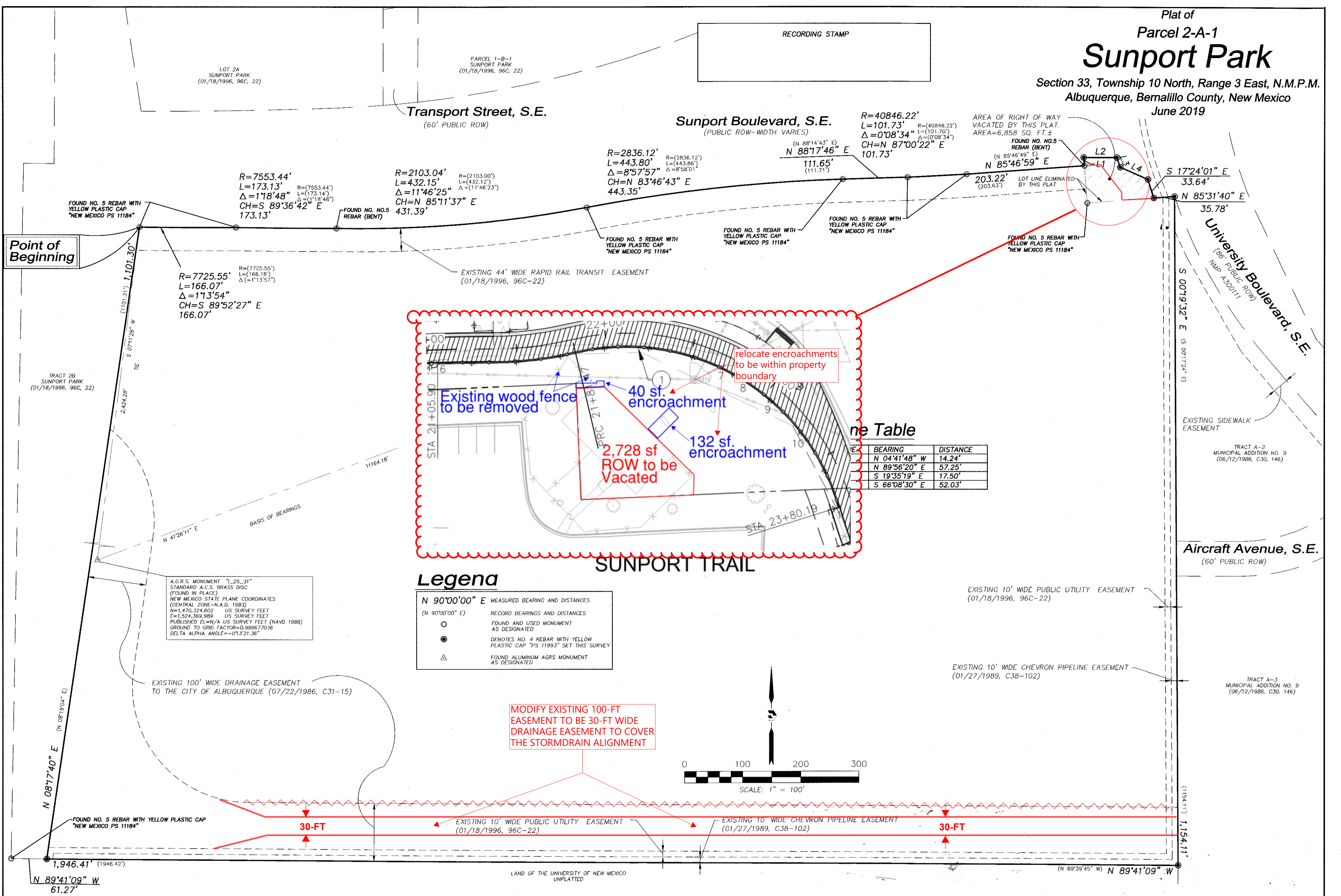


PHONE: 505.856.5700
FAX: 505.856.7900

Plat of
Parcel 2-A-1
Sunport Park

Section 33, Township 10 North, Range 3 East, N.M.P.M.
Albuquerque, Bernalillo County, New Mexico
June 2019

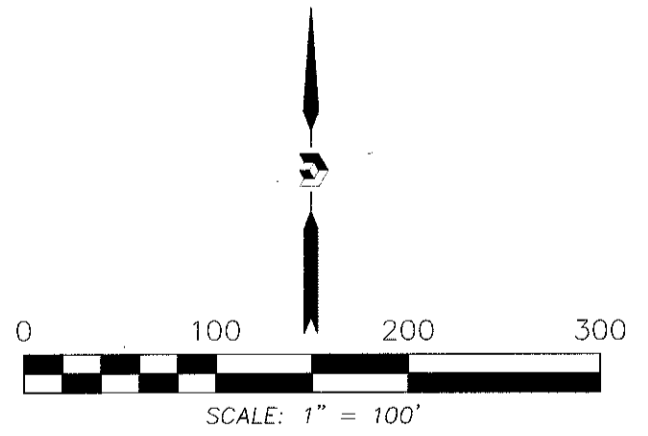
RECORDING STAMP



Legenda

- N 90°00'00" E MEASURED BEARING AND DISTANCES
- (N 90°00'00" E) RECORD BEARINGS AND DISTANCES
- FOUND AND USED MONUMENT AS DESIGNATED
- DENOTES NO. 4 REBAR WITH YELLOW PLASTIC CAP "PS 11993" SET THIS SURVEY
- △ FOUND ALUMINUM AGRS MONUMENT AS DESIGNATED

MODIFY EXISTING 100-FT EASEMENT TO BE 30-FT WIDE DRAINAGE EASEMENT TO COVER THE STORMDRAIN ALIGNMENT



COORDINATE AND DIMENSION INFORMATION			PLSS INFORMATION				INDEXING INFORMATION FOR COUNTY CLERK				PROJECT INFORMATION	
STATE PLANE ZONE: NM-C	GRID / GROUND COORDINATES: GRID	TYPE: STANDARD	LAND GRANT N/A	PROPERTY OWNER R & B LLC			PRECISION SURVEYS, INC.		OFFICE LOCATION: 9200 San Mateo Boulevard, NE Albuquerque, NM 87113 505.856.5700 PHONE 505.856.7900 FAX		CREW/TECH: MT/VM	DATE OF SURVEY 08/24/2018
HORIZONTAL DATUM: NAD83	VERTICAL DATUM: NAVD88	ROTATION ANGLE: 0° 00' 00.00" YES	SECTION 33	TOWNSHIP 10 NORTH	RANGE 3 EAST	MERIDIAN NMPM	SUBDIVISION NAME SUNPORT PARK		DRAWN BY: JK/MP		CHECKED BY: LM	
CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM		BASE POINT FOR SCALING AND/OR ROTATION: N = 0 E = 0	CITY ALBUQUERQUE	COUNTY BERNALILLO	STATE NM	UPC 101505516505030320		PSI JOB NO. 18-1136P		SHEET NUMBER 3 OF 3		
COMBINED SCALE FACTOR: GRID TO GROUND: 1.000329567 GROUND TO GRID: 0.999667054		DISTANCE ANNOTATION: GROUND BEARING ANNOTATION: GRID	ELEVATION TRANSLATION: ±0.00'		ELEVATIONS VALID: NO							