



DEVELOPMENT REVIEW BOARD
SUPPLEMENTAL SUBMITTAL

(Deadline is Friday at noon unless noted on DRB calendar – late submittals will not be accepted unless approved by the DRB)

PROJECT NO. PR-2020-004645

Application No. SD-2022-00133

TO:

- Planning Department/Chair
- Hydrology
- Transportation Development
- ABCWUA
- Code Enforcement
- Parks & Rec

*(Please attach this sheet with each collated set for each board member)

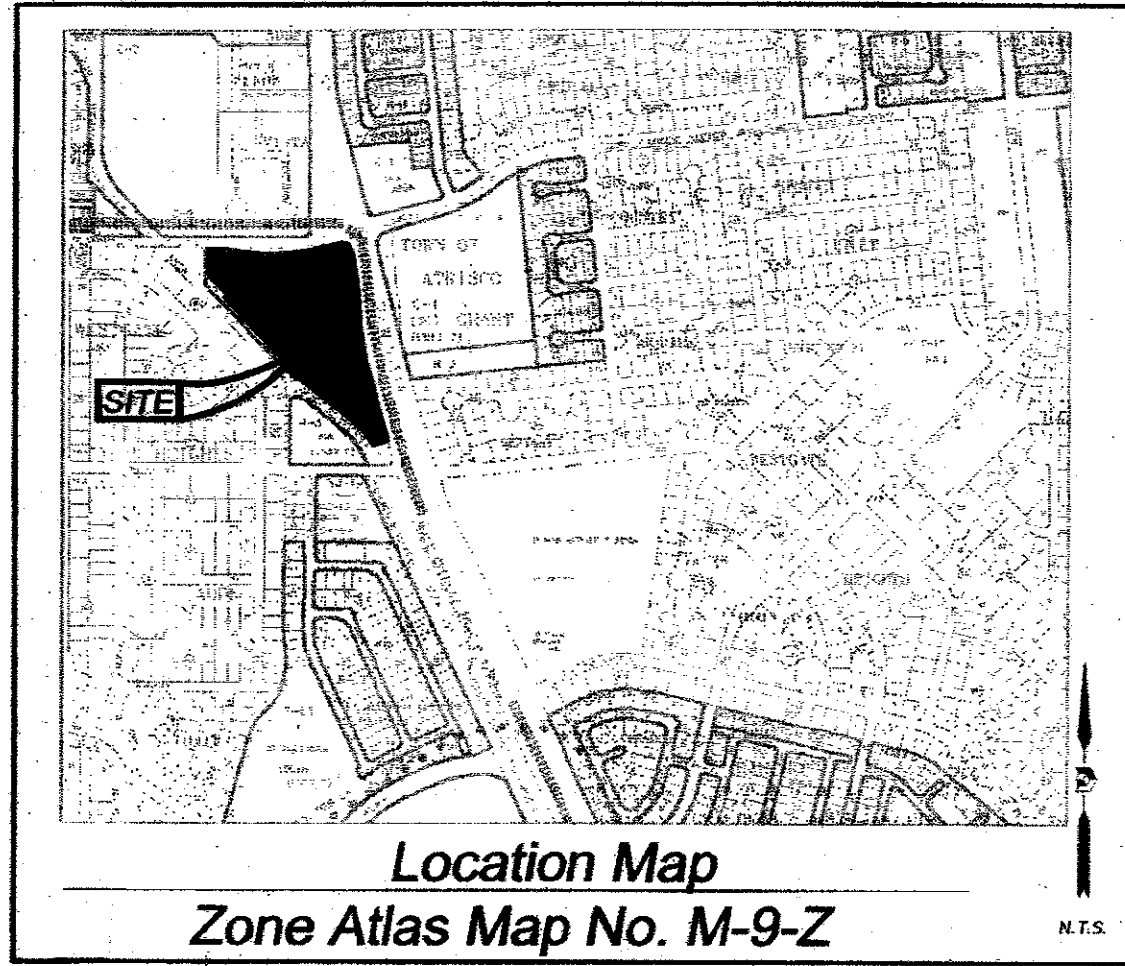
NOTE: ELECTRONIC VERSION (ie disk, thumbdrive) is Required. Submittal will not be accepted without.

DRB SCHEDULED HEARING DATE: 12/06/2022 HEARING DATE OF DEFERRAL: _____

SUBMITTAL DESCRIPTION: AMAFCA Signature and Trail Exhibit

CONTACT NAME: Luis Noriega

TELEPHONE: 505-858-3100 EMAIL: Inoriega@tierrawestllc.com



RECORDING STAMP

Plat of
Lots 1A, 1B, 1C, 1D and 1E
Snow Vista Investors
Town of Atrisco Grant, Projected Section 33,
Township 10 North, Range 2 East, N.M.P.M.
Albuquerque, Bernalillo County, New Mexico
December 2021

Legal Description

A TRACT OF LAND LYING AND SITUATE WITHIN THE TOWN OF ATRISCO GRANT, PROJECTED SECTION 33, TOWNSHIP 10 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, COMPRISING OF TRACT LETTERED "A" SNOW VISTA INVESTORS, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON AUGUST 3, 2001, IN PLAT BOOK 2001C FOLIO 225, CONTAINING 10.7788 ACRES, MORE OR LESS, NOW COMPRISING TRACTS 1A, 1B, 1C, 1D AND 1E, SNOW VISTA INVESTORS.

Project No. **PR-2020-004645**
Application No. **SD-2022-00133**

Purpose of Plat

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE THE ONE EXISTING TRACT INTO FIVE NEW TRACTS, TO GRANT AN EASEMENT AND TO DEDICATE ADDITIONAL STREET RIGHT OF WAY.

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.

Free Consent and Dedication

THE REPLAT 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.

[Signature]
GARY GOODMAN
TRUSTEE
LAWRENCE GOODMAN REVOCABLE TRUST

8/29/22
DATE

STATE OF NEW MEXICO
NOTARY PUBLIC
Yvonne Escajeda
Commission No. 1130485
September 03, 2024

Acknowledgment

STATE OF NEW MEXICO) SS
COUNTY OF BERNALILLO)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 29 DAY OF August, 2021 BY:
GARY GOODMAN, TRUSTEE, LAWRENCE GOODMAN REVOCABLE TRUST.

[Signature] Yvonne Escajeda
NOTARY PUBLIC
COMMISSION EXPIRES: September 03, 2024

M.R.G.C.D. Note:

APPROVED ON THE CONDITION THAT ALL RIGHTS OF THE MIDDLE RIO GRANDE CONSERVANCY DISTRICT IN EASEMENTS, RIGHTS OF WAY, ASSESSMENTS AND LIENS ARE FULLY RESERVED TO SAID DISTRICT AND THAT IF PROVISION FOR IRRIGATION SOURCE AND EASEMENTS ARE NOT PROVIDED FOR BY THE SUBDIVIDER FOR THE SUBDIVISION, ADDITION OR PLAT, SAID DISTRICT IS ABSOLVED OF ALL OBLIGATIONS TO FURNISH IRRIGATION WATERS AND SERVICES TO ANY PORTIONS THEREOF, OTHER THAN FROM EXISTING TURNOUTS.

APPROVED _____ DATE _____

Utility Approvals

[Signature] 08/16/2022
DATE

[Signature] 9/13/2022
DATE

NEW MEXICO GAS COMPANY 09/07/2022
Abdul A. Bhuigan DATE

QWEST CORPORATION D/B/A CENTURYLINK QC 08/10/2022
Mike Montua DATE

COMCAST DATE

City Approvals

[Signature] P.S. for Loren Risenhoover, PS 11/16/2022
CITY SURVEYOR DATE

TRAFFIC ENGINEERING, TRANSPORTATION DEPARTMENT DATE

A.B.C.W.U.A. DATE

PARKS AND RECREATION DEPARTMENT DATE
[Signature] 12/5/2022
AMAFCO DATE

CITY ENGINEER DATE

DRB CHAIRPERSON, PLANNING DEPARTMENT

CODE ENFORCEMENT DATE

M.R.G.C.D. DATE

Surveyor's Certificate

I, LARRY W. MEDRANO, A LICENSED NEW MEXICO PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS SUBDIVISION 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 THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. 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.

[Signature] 9/13/2022
LARRY W. MEDRANO
NEW MEXICO
REGISTERED PROFESSIONAL SURVEYOR
N.M.P.S. No. 11993



Subdivision Data:

GROSS SUBDIVISION ACREAGE: 10.7788 ACRES±
ZONE ATLAS INDEX NO.: M-9-Z
NO. OF TRACTS CREATED: 5
NO. OF LOTS CREATED: 0
MILES OF FULL-WIDTH STREETS CREATED: 0

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.
3. NO ENCROACHMENT SHALL TAKE PLACE WITHIN THE EXISTING PUBLIC SANITARY SEWER EASEMENT AND CONTINUED ACCESS SHALL BE PROVIDED FOR OPERATION AND MAINTENANCE BY THE WATER AUTHORITY.

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 GRANITOR 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 TOWN OF ATRISCO		PROPERTY OWNER LAWRENCE GOODMAN REVOCABLE TRUST		CREW/TECH: MT		DATE OF SURVEY 10/30/2020
HORIZONTAL DATUM: NAD83	VERTICAL DATUM: NAVD88	ROTATION ANGLE: 0° 00' 00.00"	SECTION 33	TOWNSHIP 10 NORTH	RANGE 02 EAST	MERIDIAN NMPM	DRAWN BY: JK		CHECKED BY: LM
CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM		MATCHES DRAWING UNITS: YES	CITY ALBUQUERQUE		COUNTY BERNALILLO	STATE NM	PSI JOB NO. 216212		SHEET NUMBER 1 OF 2
COMBINED SCALE FACTOR: GRID TO GROUND: 1.000321233		BASE POINT FOR SCALING AND/OR ROTATION: N = 0 E = 0	SUBDIVISION NAME SNOW VISTA INVESTORS		UPC 100905510538420307	ADDRESS 1125 SNOW VISTA BOULEVARD, S.W.	PRECISION SURVEYS, INC. OFFICE LOCATION: 9200 San Mateo Boulevard, NE Albuquerque, NM 87113 505.856.5700 PHONE 505.856.7900 FAX		
GROUND TO GRID: 0.999678870		DISTANCE ANNOTATION: GROUND	APPROVED _____ DATE _____						
		BEARING ANNOTATION: GRID							
		ELEVATION TRANSLATION: ±0.00'							
		ELEVATIONS VALID: NO							

Plat of
Lots 1A, 1B, 1C, 1D and 1E
Snow Vista Investors

Town of Atrisco Grant, Projected Section 33,
Township 10 North, Range 2 East, N.M.P.M.
Albuquerque, Bernalillo County, New Mexico
November 2022

RECORDING STAMP

A.G.R.S. MONUMENT "9_M9"
STANDARD A.C.S. BRASS DISC
(FOUND IN PLACE)
NEW MEXICO STATE PLANE COORDINATES
(CENTRAL ZONE-N.A.D. 1983)
N=1,475,861.718 US SURVEY FEET
E=1,493,497.517 US SURVEY FEET
PUBLISHED EL=5148.039 US SURVEY FEET (NAVD 1988)
GROUND TO GRID FACTOR=0.999682417
DELTA ALPHA ANGLE=-0°16'55.12"

Easement Notes

- (A) EXISTING 7' PNM AND MST&T EASEMENT (01/29/1974, BK. MS. 351-PG.72)
- (B) EXISTING 7' PUBLIC UTILITY EASEMENT (04/23/1997, 97C-119)
- (C) EXISTING 5'x30' PUBLIC UTILITY EASEMENT (08/03/2001, 2001C-225)
- (D) EXISTING 10' PUBLIC UTILITY EASEMENT (08/03/2001, 2001C-225)
- (E) EXISTING 10' PUBLIC UTILITY EASEMENT-LOCATION SCALED NO DIMENSIONS PROVIDED (08/03/2001, 2001C-225)
- (F) EXISTING 20' SANITARY SEWER EASEMENT (02/05/1964, D3-90) REVISED (04/23/1997, 97C-119)-NO ENCROACHMENT SHALL TAKE PLACE WITHIN THE EXISTING PUBLIC SANITARY SEWER EASEMENT AND CONTINUED ACCESS SHALL BE PROVIDED FOR OPERATION AND MAINTENANCE BY THE WATER AUTHORITY.
- (G) 14'x10.53' PUBLIC UTILITY EASEMENT (08/03/2001, 2001C-225) REFERENCES (02/05/1964, D3-90)
- (H) 20' WIDE PRIVATE DRAINAGE EASEMENT FOR THE BENEFIT OF LOTS 1A, 1B, 1C, 1D, AND 1E TO BE MAINTAINED BY THE OWNER OF EACH LOT. GRANTED BY THIS PLAT

Curve Table

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1062.68'	144.91'	144.80'	S 85°13'26" E	7°48'47"
C2	1148.73'	285.06'	284.33'	S 88°23'58" E	14°13'05"
C3	1148.73'	111.44'	111.40'	N 81°42'44" E	5°33'30"
C4	40.90'	62.64'	56.69'	S 59°54'12" E	87°44'55"
C5	1205.40'	227.65'	227.31'	S 09°25'54" E	10°49'14"
C6	1205.40'	52.18'	52.17'	S 02°43'32" E	2°28'49"
C7	1259.75'	147.87'	147.79'	S 04°50'15" E	6°43'32"
C8	1259.75'	106.76'	106.73'	S 10°37'41" E	4°51'21"
C9	732.17'	20.46'	20.46'	S 49°25'58" E	1°36'03"
C10	732.17'	67.34'	67.31'	S 45°57'48" E	5°16'10"

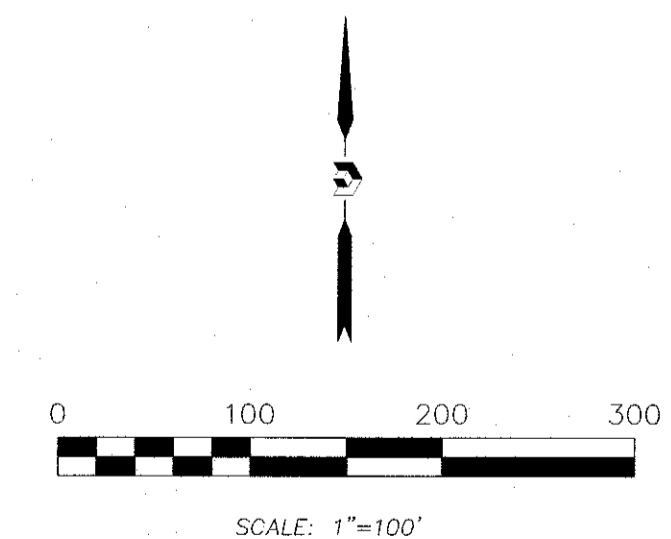
Easement Line Table

LINE	BEARING	DISTANCE
L1	N 39°14'41" W	65.78'
L2	N 50°17'26" W	371.32'
L3	N 00°01'26" E	120.89'
L4	N 13°44'05" W	298.39'
L5	N 76°16'09" E	58.26'
L6	S 13°43'51" E	20.01'
L7	S 76°16'09" W	38.25'
L8	S 13°44'05" E	280.80'
L9	S 00°01'26" W	113.71'
L10	S 50°17'26" E	62.20'
L11	S 50°17'26" E	301.66'
L12	S 39°14'41" E	76.77'
L13	S 75°07'10" W	21.96'

Point of Beginning

Legend

(N 90°00'00" E)	RECORD BEARINGS AND DISTANCES
(N 90°00'00" E)	FOUND AND USED MONUMENT AS DESIGNATED
(N 90°00'00" E)	FOUND ALUMINUM AGRS MONUMENT AS DESIGNATED
(N 90°00'00" E)	FOUND BRASS CAP AS DESIGNATED
(N 90°00'00" E)	RECORD BEARINGS AND DISTANCES (2001 ADRICH PLAT)
((N 90°00'00" E))	RECORD BEARINGS AND DISTANCES PER PLAT (C37-26)



A FLOATING PRIVATE CROSS SURFACE DRAINAGE EASEMENT FOR THE BENEFIT OF ALL LOTS, TO BE MAINTAINED BY THE OWNER OF EACH LOT, GRANTED BY THIS PLAT.

A FLOATING PRIVATE CROSS LOT ACCESS EASEMENT IS HEREBY GRANTED BY THIS PLAT OVER LOTS 1A, 1B, 1C, 1D, AND 1E, WITH THE EXCEPTION OF THOSE AREAS COVERED BY FUTURE BUILDING AND IMPROVEMENTS, TO BE MAINTAINED BY THE OWNER OF EACH LOT.

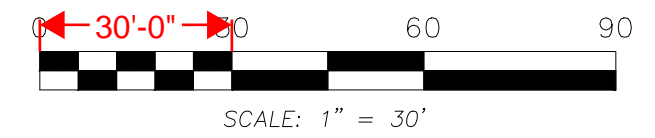
COORDINATE AND DIMENSION INFORMATION				PLSS INFORMATION				INDEXING INFORMATION FOR COUNTY CLERK				PROJECT INFORMATION		
STATE PLANE ZONE: NM-C	GRID/GROUND COORDINATES: GRID	TYPE: STANDARD		LAND GRANT TOWN OF ATRISCO				PROPERTY OWNER LAWRENCE GOODMAN REVOCABLE TRUST					CREW/TECH: MT	DATE OF SURVEY 10/30/2020
HORIZONTAL DATUM: NAD83	VERTICAL DATUM: NAVD88	ROTATION ANGLE: 0° 00' 00.00"	MATCHES DRAWING UNITS: YES	SECTION 33	TOWNSHIP 10 NORTH	RANGE 02 EAST	MERIDIAN NMMP	SUBDIVISION NAME SNOW VISTA INVESTORS					DRAWN BY: JK	CHECKED BY: LM
CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM				CITY ALBUQUERQUE	COUNTY BERNALILLO	STATE NM	UPC 100905510538420307	ADDRESS 1125 SNOW VISTA BOULEVARD, S.W.					PSI JOB NO. 216212P	SHEET NUMBER 2 OF 2
COMBINED SCALE FACTOR: GRID TO GROUND: 1.000321233 GROUND TO GRID: 0.99967887														
DISTANCE ANNOTATION: GROUND														
BEARING ANNOTATION: GRID														
ELEVATION TRANSLATION: ±0.00'														
ELEVATIONS VALID: NO														



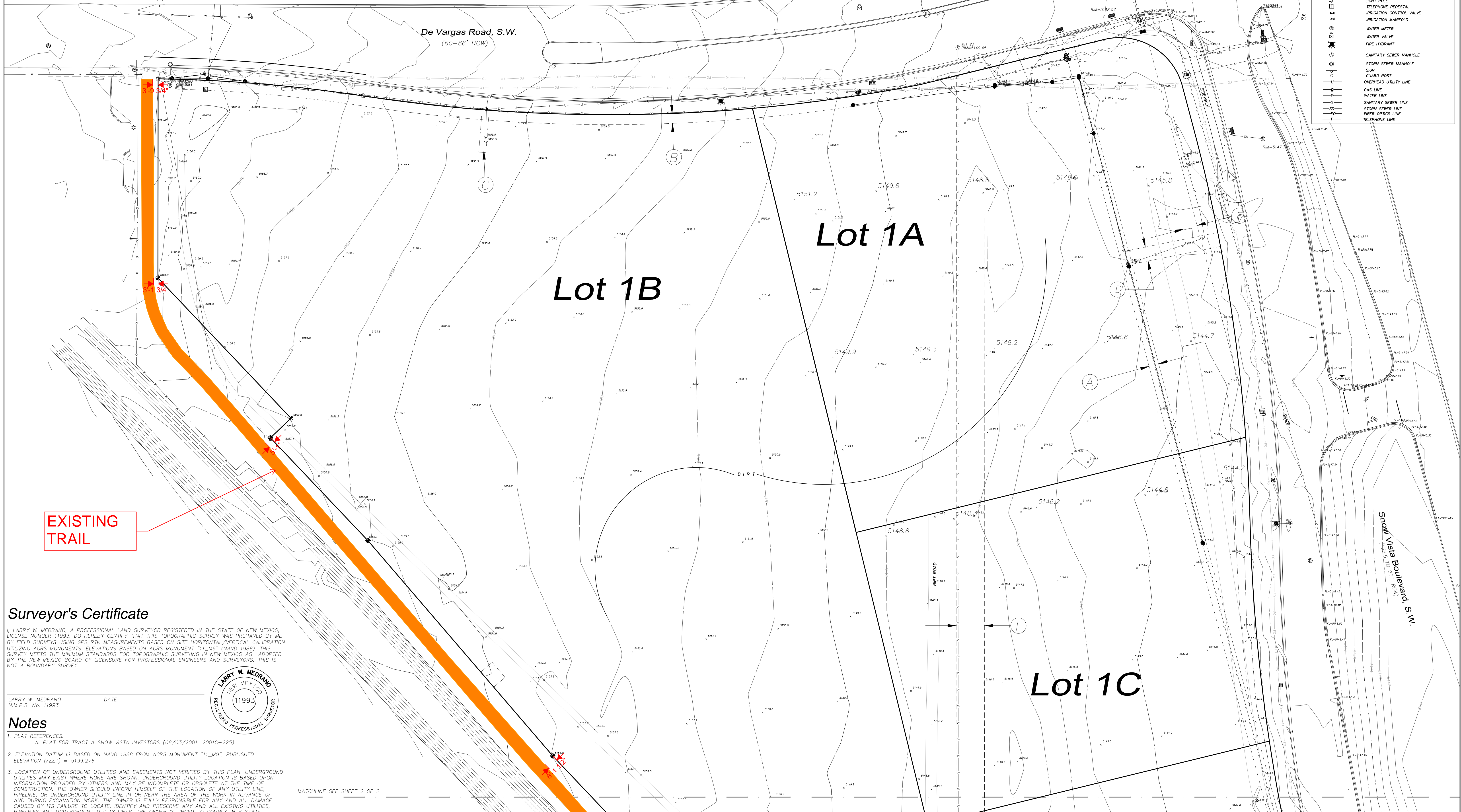
OFFICE LOCATION:
9200 San Mateo Boulevard, NE
Albuquerque, NM 87113
505.856.5700 PHONE
505.856.7900 FAX

TRAIL EXHIBIT (1)

Topographic Survey of
 Tract A
Snow Vista Investors
 Albuquerque, Bernalillo County, New Mexico
 February 2021



Legend	
○	MEASURED BEARING AND DISTANCES
○	FOUND AND USED MONUMENT AS DESIGNATED
○	UTILITY POLE
○	ANCHOR POLE
○	GUY WIRE
□	ELECTRIC BOX
○	ELECTRIC METER
○	LIGHT POLE
○	TELEPHONE PEDESTAL
○	IRRIGATION CONTROL VALVE
○	IRRIGATION MANIFOLD
○	WATER METER
○	WATER VALVE
○	FIRE HYDRANT
○	SANITARY SEWER MANHOLE
○	STORM SEWER MANHOLE
○	SIGN
○	GUARD POST
○	OVERHEAD UTILITY LINE
—	GAS LINE
—	WATER LINE
—	SANITARY SEWER LINE
—	STORM SEWER LINE
—	FIBER OPTICS LINE
—	TELEPHONE LINE



EXISTING TRAIL

Surveyor's Certificate

I, LARRY W. MEDRANO, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF NEW MEXICO, LICENSE NUMBER 11993, DO HEREBY CERTIFY THAT THIS TOPOGRAPHIC SURVEY WAS PREPARED BY ME BY FIELD SURVEYS USING GPS RTK MEASUREMENTS BASED ON SITE HORIZONTAL/VERTICAL CALIBRATION UTILIZING AGRS MONUMENTS. ELEVATIONS BASED ON AGRS MONUMENT "11_M9" (NAVD 1988). THIS SURVEY MEETS THE MINIMUM STANDARDS FOR TOPOGRAPHIC SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF LICENSURE FOR PROFESSIONAL ENGINEERS AND SURVEYORS. THIS IS NOT A BOUNDARY SURVEY.



LARRY W. MEDRANO DATE
 N.M.P.S. No. 11993

Notes

- PLAT REFERENCES:
 A. PLAT FOR TRACT A SNOW VISTA INVESTORS (08/03/2001, 2001C-225)
- ELEVATION DATUM IS BASED ON NAVD 1988 FROM AGRS MONUMENT "11_M9", PUBLISHED ELEVATION (FEET) = 5139.276
- LOCATION OF UNDERGROUND UTILITIES AND EASEMENTS NOT VERIFIED BY THIS PLAN. UNDERGROUND UTILITIES MAY EXIST WHERE NONE ARE SHOWN. UNDERGROUND UTILITY LOCATION IS BASED UPON INFORMATION PROVIDED BY OTHERS AND MAY BE INCOMPLETE OR OBSOLETE AT THE TIME OF CONSTRUCTION. THE OWNER SHOULD INFORM HIMSELF OF THE LOCATION OF ANY UTILITY LINE, PIPELINE, OR UNDERGROUND UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE OWNER IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY AND PRESERVE ANY AND ALL EXISTING UTILITIES, PIPELINES AND UNDERGROUND UTILITY LINES. THE OWNER IS URGED TO COMPLY WITH STATE, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS, IF ANY, PERTAINING TO THE LOCATION OF THESE LINES. IN PLANNING AND CONDUCTING EXCAVATION, THE OWNER SHOULD MAKE THEMSELVES AWARE OF REGULATIONS STATED IN CHAPTER 62, ARTICLE 14, NMSA 1978 RELATING TO EXCAVATION DAMAGE TO PIPELINES AND UNDERGROUND UTILITY LINES.
- THIS MAP HAS BEEN PRODUCED ACCORDING TO PROCEDURES THAT HAVE BEEN DEMONSTRATED TO PRODUCE DATA THAT MEETS OR EXCEEDS THE MINIMUM STANDARDS FOR A TOPOGRAPHIC MAP COMPILED AT A SCALE OF 1"=30' WITH A CONTOUR INTERVAL OF ONE FOOT.
- NM ONE CALL TICKET NUMBER: 20NC120673
- SEE SHEET 2 OF 2 FOR EASEMENT NOTES

MATCHLINE SEE SHEET 2 OF 2

COORDINATE AND DIMENSION INFORMATION				PLSS INFORMATION				INDEXING INFORMATION FOR COUNTY CLERK				PROJECT INFORMATION	
STATE PLANE ZONE: NM-C	GRID	TYPE: STANDARD		LAND GRANT TOWN OF ATRISCO		PROPERTY OWNER LAWRENCE GOODMAN REVOCABLE TRUST						CREW/TECH: MT	DATE OF SURVEY 10/30/2020
HORIZONTAL DATUM: NAD83	VERTICAL DATUM: NAVD88	ROTATION ANGLE: 0° 00' 00.00"	MATCHES DRAWING UNITS YES	SECTION 33	TOWNSHIP 10 NORTH	RANGE 02 EAST	MERIDIAN NMPM	SUBDIVISION NAME SNOW VISTA INVESTORS				DRAWN BY: JK	CHECKED BY: LM
CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM	COMBINED SCALE FACTOR:	DISTANCE ANNOTATION: GROUND E = 0	BEARING ANNOTATION: GRID	CITY ALBUQUERQUE	COUNTY BERNALILLO	STATE NM	UPC 100905510538420307	ADDRESS 1125 SNOW VISTA BOULEVARD, S.W.				PSI JOB NO. 204136T	SHEET NUMBER 1 OF 2
GRID TO GROUND: 1.000321233	GROUND TO GRID: 0.99967887	ELEVATION TRANSLATION: E = 0	ELEVATIONS VALID: NO										



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

TRAIL EXHIBIT (2)

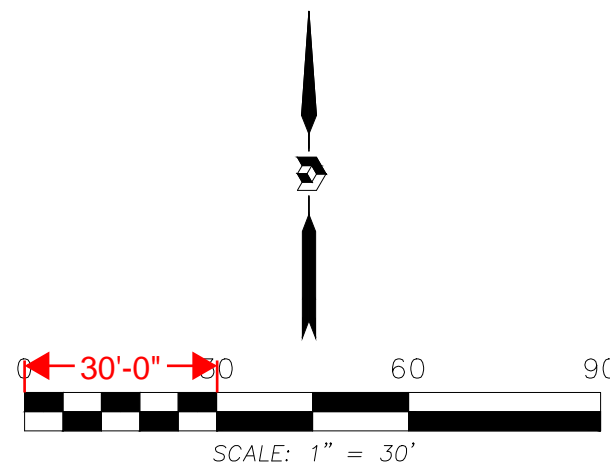
Lot 1D

Lot 1E

MH NO. 1	TYPE: SAS	MH NO. 2	TYPE: SAS	MH NO. 3	TYPE: SAS
MATERIAL: 12" CLAY		MATERIAL: 12" CLAY		MATERIAL: 12" CLAY	
RIM EL.=5149.02		RIM EL.=5147.50		RIM EL.=5149.45	
N-INV. EL.=5139.42		N-INV. EL.=5140.32		NW-INV. EL.=5144.85	
S-INV. EL.=5139.39		S-INV. EL.=5140.22		S-INV. EL.=5144.75	

THIS IS NOT A BOUNDARY SURVEY
 APPARENT LOT LINES AND PROPERTY CORNERS
 ARE SHOWN FOR ORIENTATION ONLY

Topographic Survey of
 Tract A
Snow Vista Investors
 Albuquerque, Bernalillo County, New Mexico
 February 2021



Legend

N 90°00'00" E MEASURED BEARING AND DISTANCES

	FOUND AND USED MONUMENT AS DESIGNATED
	UTILITY POLE
	ANCHOR POLE
	GUY WIRE
	ELECTRIC BOX
	ELECTRIC METER
	LIGHT POLE
	TELEPHONE PEDESTAL
	IRRIGATION CONTROL VALVE
	IRRIGATION MANIFOLD
	WATER METER
	WATER VALVE
	FIRE HYDRANT
	SANITARY SEWER MANHOLE
	STORM SEWER MANHOLE
	GUARD POST
	OVERHEAD UTILITY LINE
	GAS LINE
	WATER LINE
	SANITARY SEWER LINE
	STORM SEWER LINE
	FIBER OPTICS LINE
	TELEPHONE LINE

EXISTING TRAIL

Easement Table

- A EXISTING 7' PNM AND MST&T EASEMENT (01/29/1974, BK. MS. 351-PG.72)
- B EXISTING 7' PUBLIC UTILITY EASEMENT (04/23/1997, 97C-119)
- C EXISTING 5'x30' PUBLIC UTILITY EASEMENT (08/03/2001, 2001C-225)
- D EXISTING 10' PUBLIC UTILITY EASEMENT (08/03/2001, 2001C-225)
- E EXISTING 10' PUBLIC UTILITY EASEMENT-LOCATION SCALED NO DIMENSIONS PROVIDED (08/03/2001, 2001C-225)
- F EXISTING 20' SANITARY SEWER EASEMENT (02/05/1964, D3-90) REVISED (04/23/1997, 97C-119)
- G NOTE 14'x10.53' EASEMENT ON 2001 PLAT

COORDINATE AND DIMENSION INFORMATION STATE PLANE ZONE: NM-C GRID: STANDARD HORIZONTAL DATUM: NAVD83 VERTICAL DATUM: NAVD83 CONTROL USED: ALBUQUERQUE GEODETIC REFERENCE SYSTEM COMBINED SCALE FACTOR: GRID TO GROUND: 1.000321233 GROUND TO GRID: 0.99967887 ROTATION ANGLE: 0° 00' 00.00" MATCHES DRAWING UNITS: YES BASE POINT FOR SCALING AND/OR ROTATION: N = 0 E = 0 DISTANCE ANNOTATION: GROUND BEARING ANNOTATION: ELEVATION TRANSLATION: ELEVATIONS VALID: ±0.00'			PLSS INFORMATION LAND GRANT: TOWN OF ATRISCO SECTION: 33 TOWNSHIP: 10 NORTH RANGE: 02 EAST MERIDIAN: NMPM CITY: ALBUQUERQUE COUNTY: BERNALILLO STATE: NM			INDEXING INFORMATION FOR COUNTY CLERK PROPERTY OWNER: LAWRENCE GOODMAN REVOCABLE TRUST SUBDIVISION NAME: SNOW VISTA INVESTORS ADDRESS: 1125 SNOW VISTA BOULEVARD, S.W.		
PROJECT INFORMATION CREW/TECH: MT DATE OF SURVEY: 10/30/2020 DRAWN BY: JK CHECKED BY: LM PSI JOB NO. 204136T SHEET NUMBER 2 OF 2						OFFICE LOCATION: 9200 San Mateo Boulevard, NE Albuquerque, NM 87113 505.856.5700 PHONE 505.856.7900 FAX		