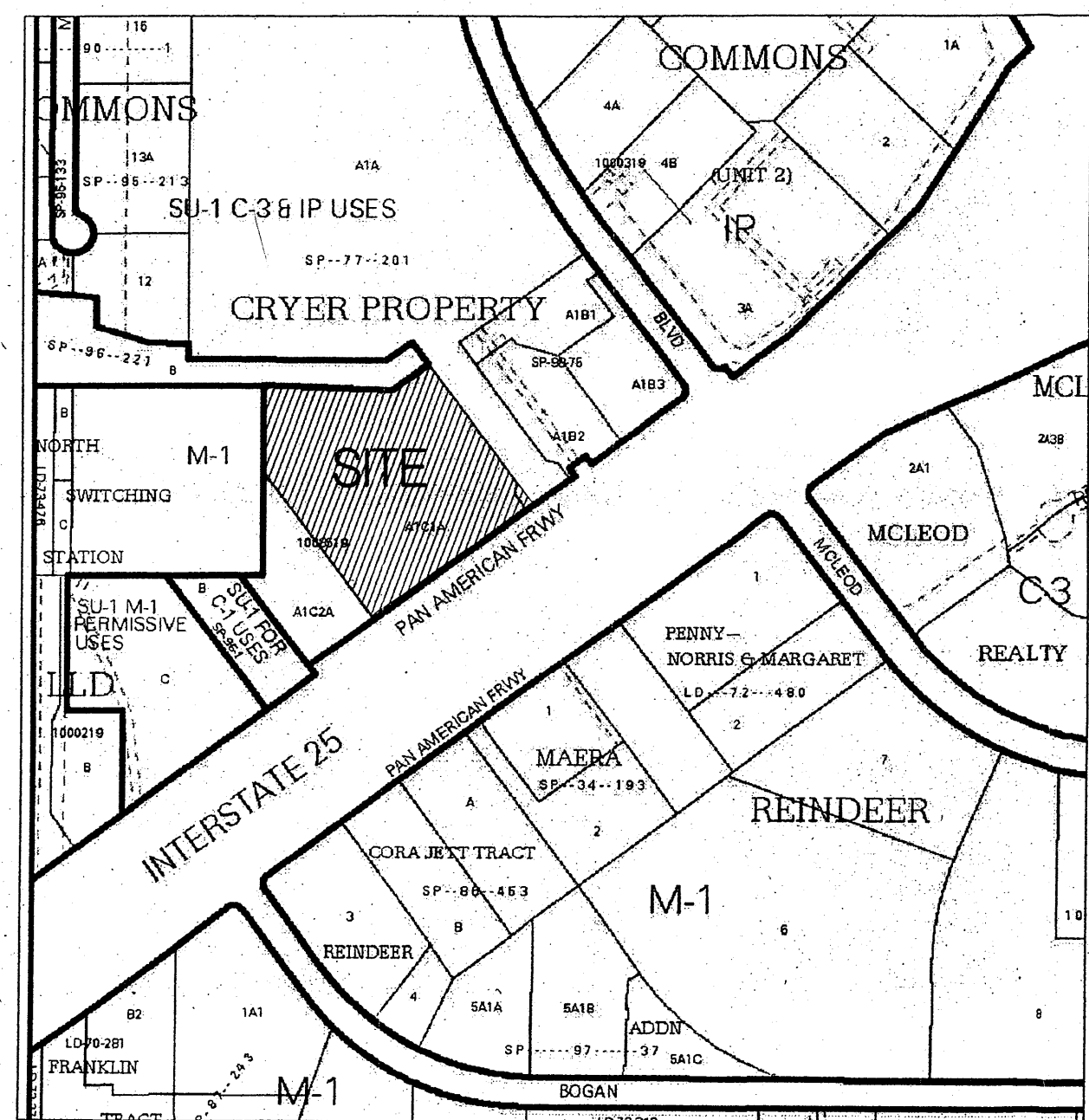
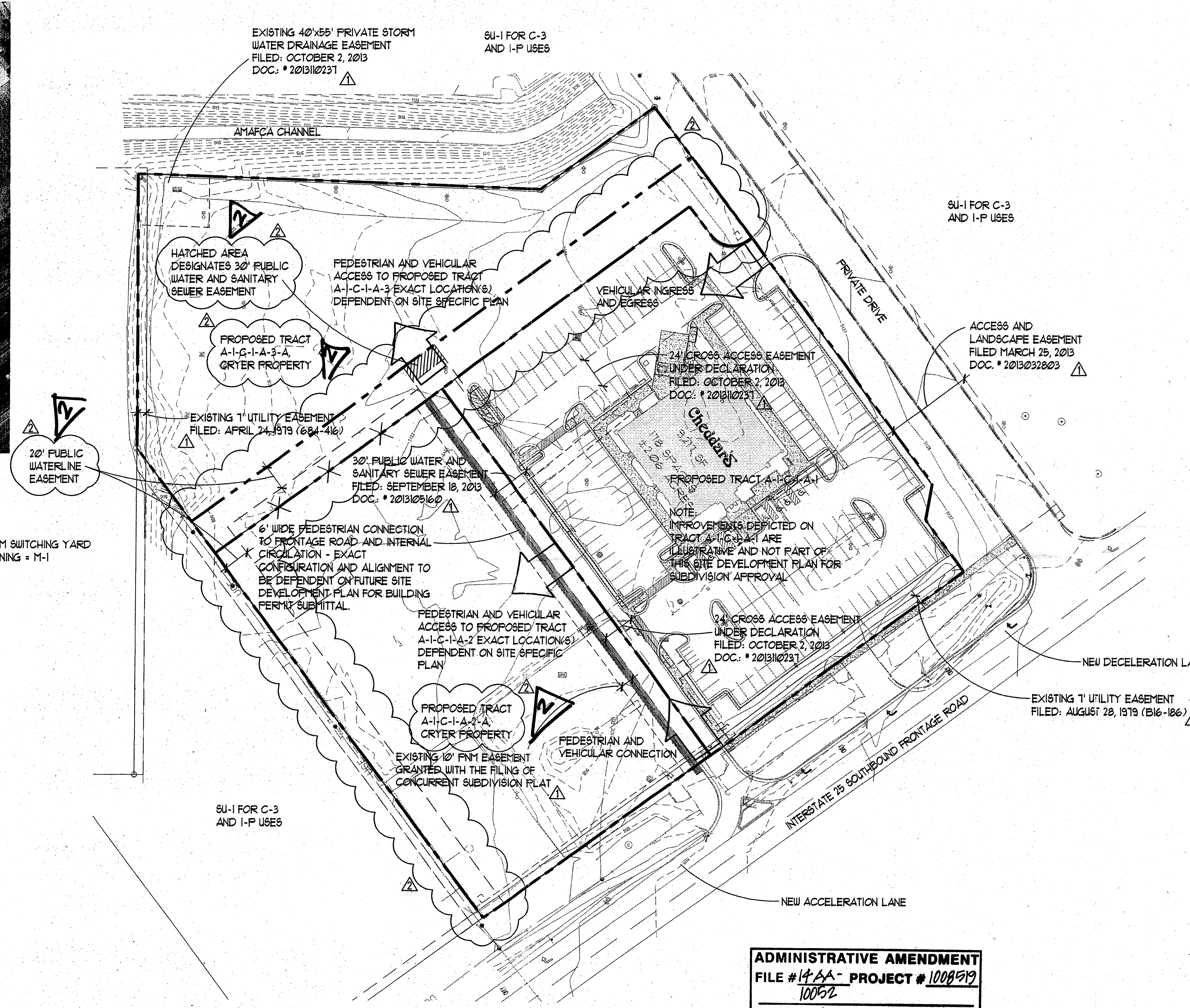




AERIAL IMAGE  
SCALE: 1"=100'



VICINITY MAP  
SCALE: 1"=400'



AMENDED SITE PLAN FOR SUBDIVISION

**ADMINISTRATIVE AMENDMENT**  
FILE #14AA-PROJECT #1008519  
10052  
AMENDMENT TO CREATE LOTS A-1-C-1-A-3-A +  
A-1-C-1-A-2-A, SHDW 30' PUBLIC WATERLINE ESM'T +  
PORTION OF 30' PUBLIC 120' SHDW ESM'T  
APPROVED BY DATE  
REPLAT REQUIRED.

- TRACT A-1-C-1-A SITE NOTES:
1. FUTURE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT APPROVAL SHALL BE SUBMITTED FOR REVIEW AND APPROVAL BY THE ENVIRONMENTAL PLANNING COMMISSION (EPC).
  2. EXISTING ZONING OF THE PARCEL IS SU-1 FOR C-3 AND I-P USES.
  3. PEDESTRIAN AND VEHICULAR ACCESS WILL BE FROM THE SOUTHBOUND INTERSTATE 25 FRONTAGE ROAD. VEHICULAR ACCESS IS ALSO AVAILABLE VIA THE PRIVATE DRIVE ALONG THE NORTH SIDE OF TRACT A-1-C-1-A.
  4. BUILDING SETBACKS, USES AND FAR SHALL BE IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE COMPREHENSIVE ZONING CODE FOR C-3 OR I-P AS APPLICABLE.
  5. PERMISSIVE HEIGHT ALLOWANCE = 60' AT ANY LEGAL LOCATION AND NOT RESTRICTED TO THE 45 DEGREE ANGLE PLANE REQUIREMENTS OF THE ZONING CODE.
  6. LANDSCAPE, SIGNAGE, AND OFF-STREET PARKING SHALL CONFORM TO THE CITY OF ALBUQUERQUE COMPREHENSIVE ZONING CODE FOR C-3 ZONED PROPERTIES.
  7. APPLICABLE CITY OF ALBUQUERQUE PLANS:  
a) ALBUQUERQUE / BERNALILLO COUNTY COMPREHENSIVE PLAN.  
b) CITY OF ALBUQUERQUE ZONING CODE.  
c) NORTH VALLEY AREA PLAN.
  8. EXISTING PROPERTY LEGAL DESCRIPTION: TRACT A-1-C-1-A, CRYER PROPERTY.
  9. PROPOSED USES: C-3 AND I-P USES.

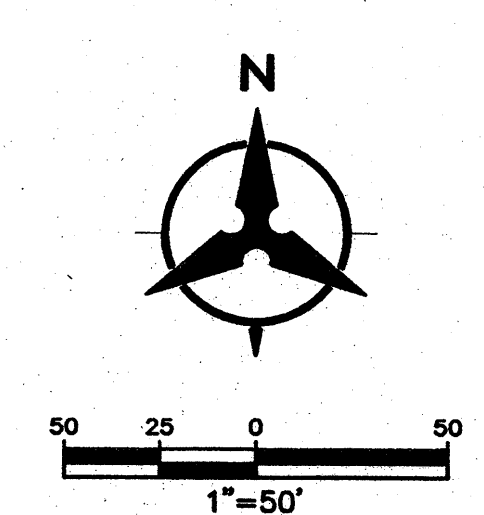
APPLICATION NUMBER: 13EPC-40131 PROJECT NUMBER: 1008519  
Traffic Engineering, Transportation Division  
Utilities Development  
Parks and Recreation Department  
City Engineer  
DRB Chairperson, Planning Department

PLAN INDEX  
SHEET 1 SITE PLAN FOR SUBDIVISION  
SHEET 2 CONCEPTUAL UTILITY PLAN

AMENDED 05/2014  
DATE: December, 2013  
SHEET 1 OF 2

SITE PLAN FOR SUBDIVISION	
CONCEPTUAL SITE PLAN	
Revisions	
△ EPC COMMENTS 10/13	
△ ADMINISTRATIVE AMENDMENT 05/14	

**Bohannon & Huston**  
Court yard 1 7500 Jefferson St. NE Albuquerque, NM 87109-4335  
ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES



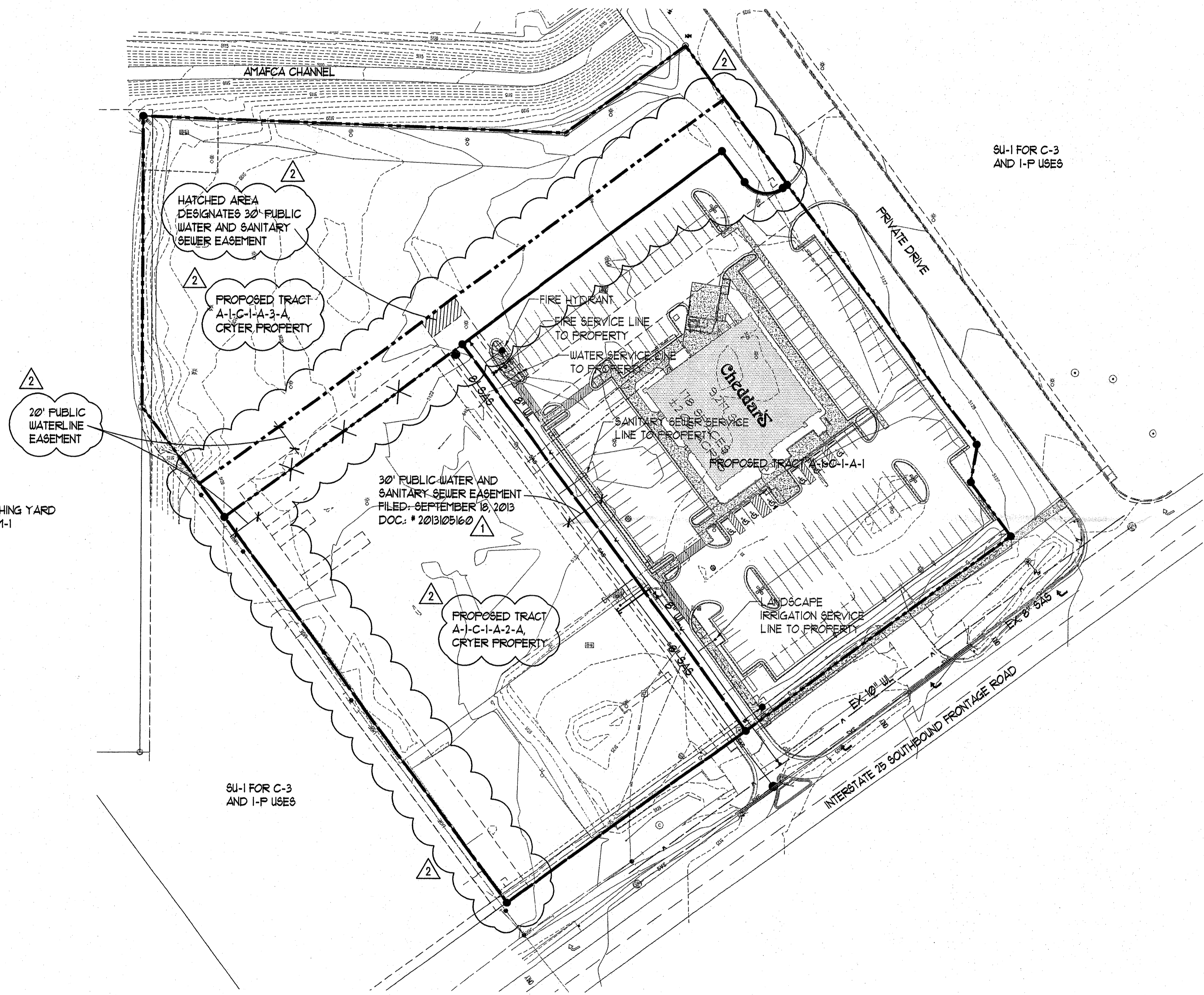
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May 20, 2014 - 9:43am

1008519

SU-1 FOR C-3  
AND I-P USES

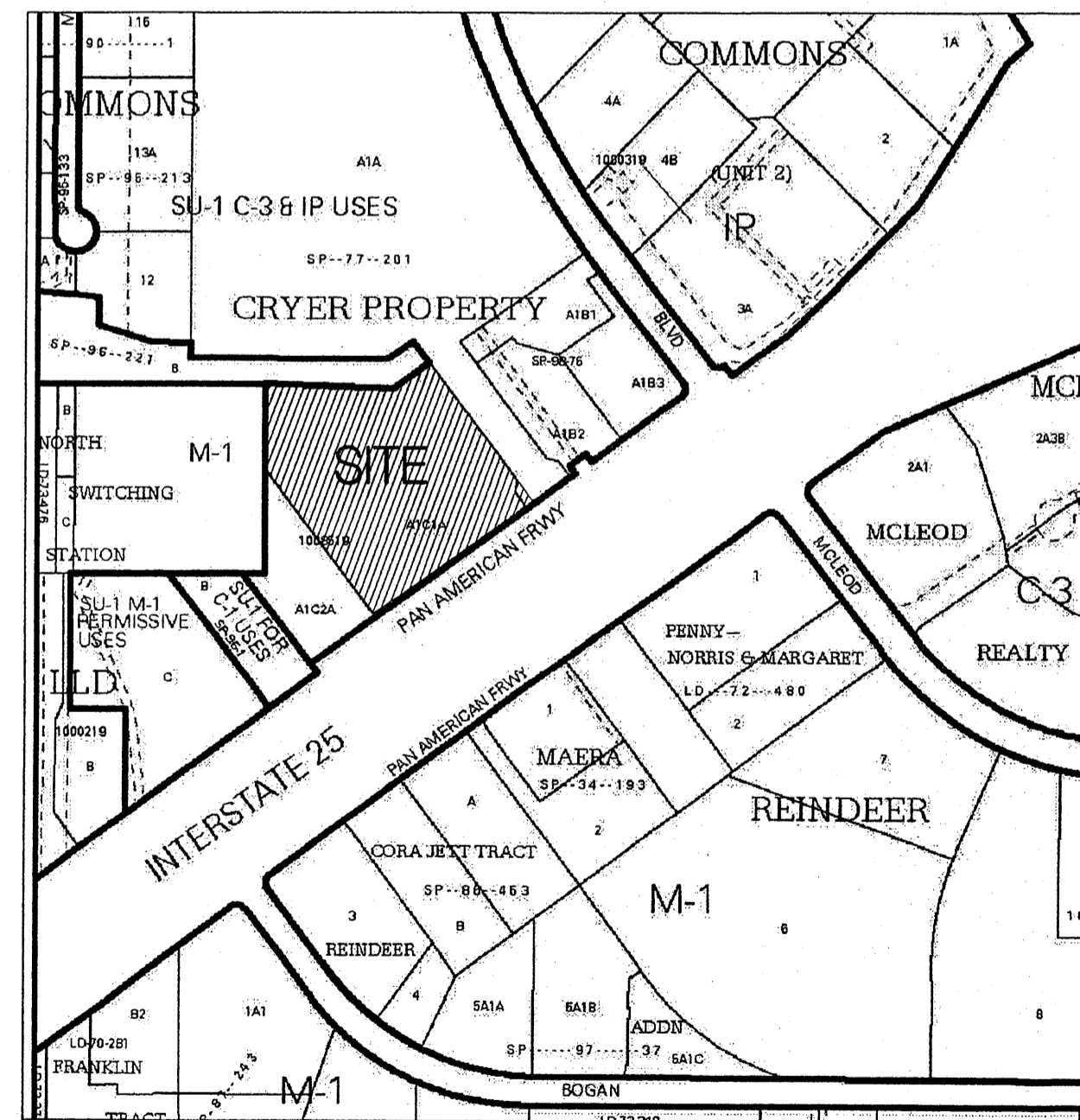
SU-1 FOR C-3  
AND I-P USES

NOTE:  
UTILITY FACILITY SCREENING (FNM ELECTRIC): ALL SCREENING AND  
VEGETATION SURROUNDING GROUND MOUNTED TRANSFORMERS AND UTILITY  
PADS ARE TO ALLOW 10 FEET CLEARANCE IN FRONT OF THE EQUIPMENT  
DOOR AND 5-6 FEET OF CLEARANCE ON THE REMAINING THREE SIDES FOR  
SAFE OPERATION, MAINTENANCE, AND REPAIR PURPOSES. REFER TO THE  
FNM ELECTRIC SERVICE GUIDE AT WWW.FNM.COM FOR SPECIFICATIONS



- LEGEND:
- EXISTING SAS MH
  - EXISTING SEWER LINE
  - EXISTING WATER LINE
  - NEW SEWER LINE
  - NEW WATER LINE

PLAN INDEX	
SHEET 1	SITE PLAN FOR SUBDIVISION
SHEET 2	CONCEPTUAL UTILITY PLAN



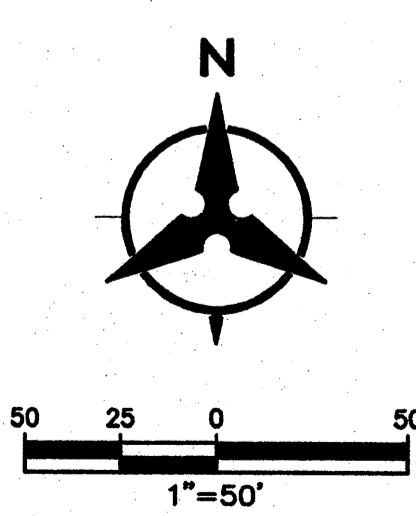
VICINITY MAP  
SCALE: 1"=400'

AMENDED CONCEPTUAL UTILITY PLAN

AMENDED 05 / 2014  
DATE: December, 2013  
SHEET 2 OF 2

SITE PLAN FOR SUBDIVISION  
CONCEPTUAL UTILITY PLAN

Revisions	
1	EPC COMMENTS 10/13
2	ADMINISTRATIVE AMENDMENT 05/14

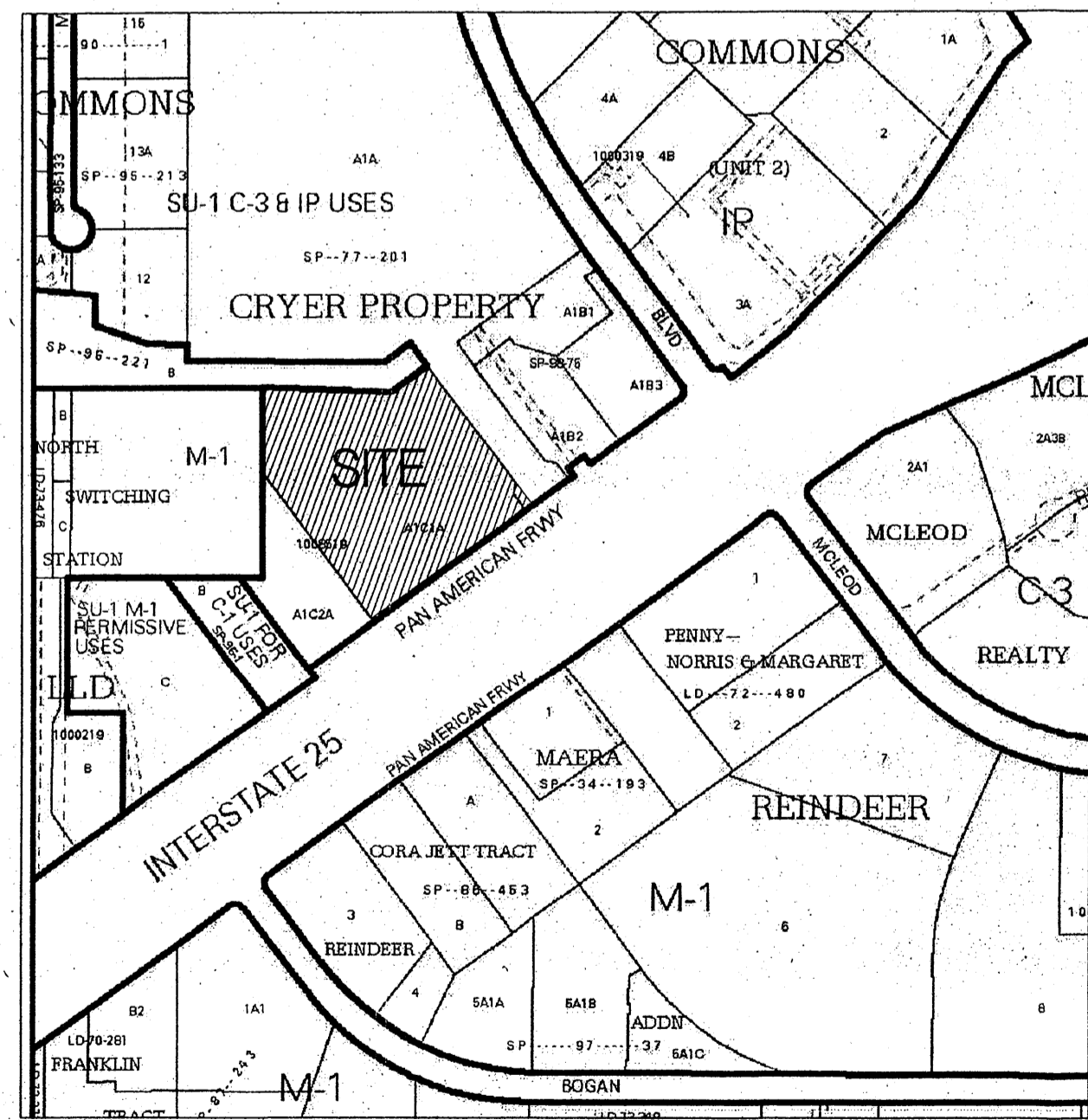


**Bohannon & Huston**  
 Courtyard | 7500 Jefferson St. NE | Albuquerque, NM 87109-4335  
 ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES

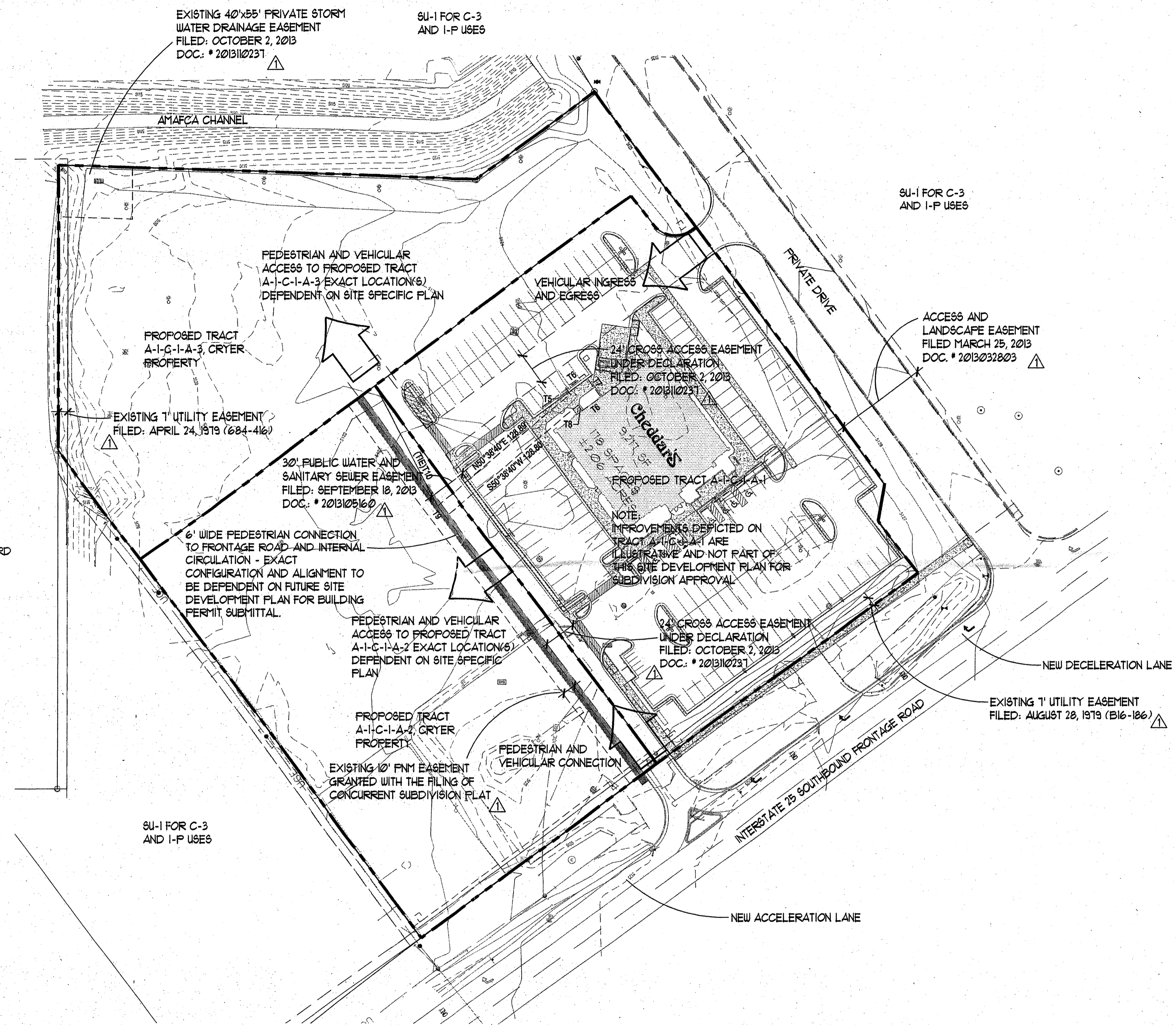


AERIAL IMAGE  
SCALE: 1"=100'

FNM SWITCHING YARD  
ZONING: M-1



VICINITY MAP  
SCALE: 1"=400'  
ZONE ATLAS F-17-Z



# SITE PLAN FOR SUBDIVISION

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  - PROPOSED USES: C-3 AND I-P USES.

APPLICATION NUMBER: 13EPC-4013	PROJECT NUMBER: 1008519
<i>Ms D/S</i>	12-18-13
Traffic Engineering, Transportation Division	
<i>Allen P. et al</i>	12/10/13
Utilities Development	
<i>Carl S. Dumont</i>	12-18-13
Parks and Recreation Department	
<i>Ante Ch</i>	12-10-0
City Engineer	
<i>Jack Cloud</i>	12-18-13
DRB Chairperson, Planning Department	

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Courtyard I 7500 Jefferson St. NE Albuquerque, NM 87109-4335 ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES	

