



JAG JAG <jag@jagpandz.com>

Public Notice of a Proposed Project in the City of Albuquerque

1 message

JAG JAG <jag@jagpandz.com>

Mon, Apr 20, 2026 at 10:41 AM

To: "ghardy090@gmail.com" <ghardy090@gmail.com>, "barbaraleighton1715@comcast.net" <barbaraleighton1715@comcast.net>, "sunrun@yahoo.com" <sunrun@yahoo.com>, "cabachechi@gmail.com" <cabachechi@gmail.com>, mikiious@aol.com, "jaemes1@mac.com" <jaemes1@mac.com>, joebrooks@homesinabq.com, "summitparkna@gmail.com" <summitparkna@gmail.com>
Cc: JAG JAG <jag@jagpandz.com>

April 20, 2026

Griffin Hardy – Altura Addition Neighborhood Association
Barbara Leighton – Altura Addition Neighborhood Association
Neal Spero – Altura Park Neighborhood Association
Charles Bachechi – Altura Park Neighborhood Association
Michael Kious – District 7 Coalition of Neighborhood Associations
Jaemes Shanley – District 7 Coalition of Neighborhood Associations
Joe Brooks – Summit Park Neighborhood Association
Summit Park NA – Summit Park Neighborhood Association

Re: Public Notice of a Proposed Project in the City of Albuquerque

On behalf of Kristin Tuttle, we are applying for a Minor Preliminary and Final Plat approval through the Development Hearing Officer (DHO). This request allows the applicant to adjust a property line between two properties, both owned by the applicant.

The application is expected to be heard by the Development Hearing Officer on May 6, 2026, beginning at 9:00 am. We have attached the Neighborhood Association form that provides information regarding this request, a copy of the proposed plat, and a copy of the zone atlas map to show the location of the site. Please don't hesitate to contact us if you would like to meet 15 days before the hearing date.

We are also available to answer any questions you may have.

Kind Regards,

Juanita and Andrew Garcia
Principals
JAG Planning & Zoning, LLC
P.O. Box 7857, Albuquerque, NM 87194
(505) 362-8903 and (505) 363-5613



 **NA Notice Tuttle.pdf**
7695K

1619 Solano DR NE and 3812 Hannett Ave NE _Public Notice Inquiry Sheet Submission

1 message

Flores, Suzanna A. <SuzannaFlores@cabq.gov>
To: "jag@jagpandz.com" <jag@jagpandz.com>

Fri, Apr 10, 2026 at 10:39 AM

PLEASE NOTE:The neighborhood association contact information listed below is valid for 30 calendar days after today's date. You must send notice to each e-mail address listed below.

Dear Applicant:

Please find the neighborhood contact information listed below. Please make certain to read the information further down in this e-mail as it will help answer other questions you may have.

Association Name	Association Email	First Name	Last Name	Email	Address Line 1	City	State	Zip	Mobile Phone	Phone
Altura Addition NA	alturaadditionna@gmail.com	Griffin	Hardy	ghardy090@gmail.com	1615 Aliso Dr NE	Albuquerque	NM	87110		5053771632
Altura Addition NA	alturaadditionna@gmail.com	Barbara	Leighton	barbaraleighton1715@comcast.net	1715 Solano Dr. NE	Albuquerque	NM	87110		5059332597
Altura Park NA	alturapark@gmail.com	Neal	Spero	sunrun@yahoo.com	4205 Hannett NE	Albuquerque	NM	87110	7346585577	
Altura Park NA	alturapark@gmail.com	Charles	Bachechi	cabachechi@gmail.com	1308 Avenida Manana NE	Albuquerque	NM	87110		5059182280
District 7 Coalition of Neighborhood Associations		Michael	Kious	mikekious@aol.com	7901 Palo Duro Avenue NE	Albuquerque	NM	87110	5059778967	
District 7 Coalition of Neighborhood Associations		Jaemes	Shanley	jaemes1@mac.com	1201 California St. NE	Albuquerque	NM	87110		5053524509
Summit Park NA	summitparkNA@gmail.com	Joe	Brooks	joebrooks@homesinabq.com	1418 Wellesley Drive NE	Albuquerque	NM	87106	5059773474	
Summit Park NA	summitparkNA@gmail.com	Summit Park NA		summitparkNA@gmail.com	PO Box 30893	Albuquerque	NM	87190		0

The ONC does not have any jurisdiction over any other aspect of your application beyond this neighborhood contact information. We can't answer questions about sign postings, permit status, site plans, buffers, or project plans, so we encourage you to contact the Planning Department at: 505-924-3857 Option #1, e-mail: devhelp@cabq.gov, or visit: <https://www.cabq.gov/planning/online-planning-permitting-applications> with those types of questions.

Please note the following:

- You will need to e-mail each of the listed contacts and let them know that you are applying for an approval from the Planning Department for your project.
- Please use this online link to find the required forms you will need to submit your permit application. <https://www.cabq.gov/planning/urban-design-development/public-notice>.
- The Checklist you need for notifying neighborhood associations can be found here: <https://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance-1/public-notice>
- The Administrative Decision form you need for notifying neighborhood associations can be found here: <https://documents.cabq.gov/planning/online-forms/PublicNotice/Emailed-Notice-Administrative-Print&Fill.pdf>
- Once you have e-mailed the listed contacts in each neighborhood, you will need to attach a copy of those e-mails AND a copy of this e-mail from the ONC to your application and submit it to the Planning Department for approval.

If you have questions about what type of notification is required for your particular project or meetings that might be required, please click on the link below to see a table of different types of projects and what notification is required for each:

<https://do.abc-zone.com/integrated-development-ordinance-ido?document=1&outline-name=6-1%20Procedures%20Summary%20Table>

Thank you,

Suzie**Suzie Flores**

Senior Administrative Assistant

Office of Neighborhood Coordination (ONC) | City Council Department | City of Albuquerque

(505) 768-3334 Office

E-mail: suzannaflores@cabq.govWebsite: www.cabq.gov/neighborhoods

From: webmaster@cabq.gov <webmaster@cabq.gov>
 Sent: Thursday, April 9, 2026 4:44 PM
 To: Office of Neighborhood Coordination <jag@jagpandz.com>
 Cc: Office of Neighborhood Coordination <onc@cabq.gov>
 Subject: Public Notice Inquiry Sheet Submission

Public Notice Inquiry For:

Development Hearing Officer

If you selected "Other" in the question above, please describe what you are seeking a Public Notice Inquiry for below:

Applicant Information

Contact Name

Juanita Garcia

Telephone Number

5053628903

Email Address

jag@jagpandz.com

Company Name

JAG Planning & Zoning, LLC

Company Address

P.O. Box 7857

City

Albuquerque

State

NM

ZIP

87194

Subject Site Information

Legal description of the subject site for this project:

Lots 2 & 3, Block G, Altura Addition

Physical address of subject site:

[1619 Solano DR NE and 3812 Hannett Ave NE](#)

Subject site cross streets:

Hannett and Aspen NE


Other subject site identifiers:

This site is located on the following zone atlas page:

J-17

Link for map

Captcha

 [J-17 Tuttle.pdf](#)
1554K

[Note: Items with an asterisk (*) are required.]

Public Notice of a Proposed Project in the City of Albuquerque for Decisions Requiring a Hearing

Date of Notice*: 4/20/26

This notice of an application for a proposed project is provided as required by Integrated Development Ordinance (IDO) §14-16-6-4(K) Public Notice. This notice is being provided to (mark as relevant):

- Neighborhood Association Representatives on the attached list from the Office of Neighborhood Coordination.¹
- Property Owners within 100 feet of the Subject Property.

Information Required by IDO §14-16-6-4(K)(1)(a)

1. Subject Property Address* 1619 Solano DR NE and 3812 Hannett Ave NE
Location Description Lot 3, Block G, Altura Addition and Lot 2, Block G, Altura Addition
2. Property Owner* Jeffrey D. and Kristin Tuttle
3. Agent/Applicant* [if applicable] JAG Planning & Zoning, Juanita Garcia
4. Application Type(s)²* per IDO Table 6-1-1

- Site Plan – EPC
- Subdivision Minor (Minor or Major or Bulk Land)
- Vacation _____ (Easement/Private Way or Public Right-of-way)
- Variance – EPC
- Waiver _____ (DHO or Wireless Telecommunication Facility)
- Other: _____

Summary of project/request³*:

The applicant is seeking approval of a Minor Preliminary and Final Plat. The
property owners intend to adjust the lot line between Lots 2 and 3.

5. This application will be decided at a public meeting or hearing by*:

- Development Hearing Officer (DHO)
- Landmarks Commission (LC)
- Environmental Planning Commission (EPC)

¹ If this box is marked, the Neighborhood Association Representative Contact List from the City's Office of Neighborhood Coordination must be included as an attachment.

² Applications for the Zoning Hearing Examiner require a public notice form available here: <https://www.cabq.gov/planning/boards-commissions/zoning-hearing-examiner>. Otherwise, mark all that apply.

³ Attach additional information, as needed to explain the project/request.

[Note: Items with an asterisk (*) are required.]

Hearing Date/Time*: May 6, 2026 9:00 AM

Location*4: Via Zoom www.cabq.gov/planning/boards-commissions

Agenda/meeting materials: <http://www.cabq.gov/planning/boards-commissions>

To contact staff, email devhelp@cabq.gov or call the Planning Department at 505-924-3860 and select the option for "Boards, Commissions, and ZHE Signs."

6. Where more information about the project can be found*:

Preferred project contact information:

Name: JAG Planning & Zoning, Juanita Garcia

Email: jag@jagpandz.com

Phone: (505) 362-8903

- Attachments:
 - Neighborhood Association Representative Contact List from the City's Office of Neighborhood Coordination*
 - Others: _____

Online website or project page: devhelp@cabq.gov

Project Information Required for Mail/Email Notice by [IDO §14-16-6-4\(K\)\(1\)\(b\)](#):

1. Zone Atlas Page(s)*5 J-17-Z

2. Project Illustrations, as relevant*6

- Architectural drawings
- Elevations of the proposed building(s)
- Other illustrations of the proposed application

See attachments or the website/project page noted above for the items marked above.

3. The following exceptions to IDO standards have been requested for this project*:

- Deviation(s)
- Variance(s)
- Waiver(s)

Explanation*:

The applicant is requesting a Determination from the DHO to allow
a 1' wide landscape buffer instead of a 4' wide landscape buffer.

⁴ Physical address or Zoom link

⁵ Available online here: <http://data.cabq.gov/business/zoneatlas>

⁶ While not required for applications other than Site Plan – EPC, it is recommended that a site plan be included illustrating the location of existing buildings, if any, and the proposed project. For Site Plan – EPC, see additional attachments required below.

[Note: Items with an asterisk (*) are required.]

4. A Pre-submittal Neighborhood Meeting was required by [Table 6-1-1](#): Yes No

Summary of the Pre-submittal Neighborhood Meeting, if one occurred:

Per amended IDO, Pre-submittal Neighborhood meeting is not required;

however, the applicant will arrange a facilitated meeting at least 15

days prior to the May 6, 2026 hearing date, if requested.

[Note: The meeting report by the Office of Alternative Dispute Resolution is required to be provided in the application materials.]

5. **For Site Plan Applications only***, attach site plan showing, at a minimum:

- a. Location of proposed buildings and landscape areas.*
- b. Access and circulation for vehicles and pedestrians.*
- c. Maximum height of any proposed structures, with building elevations.*
- d. **For residential development***: Maximum number of proposed dwelling units.
- e. **For non-residential development***:
 - Total gross floor area of proposed project.
 - Gross floor area for each proposed use.

Additional Information from IDO Zoning Map⁷:

- 1. Area of Property [typically in acres] ..3426
- 2. IDO Zone District R-1
- 3. Overlay Zone(s) [if applicable] _____
- 4. Center or Corridor Area [if applicable] _____
- Current Land Use(s) [vacant, if none] Single Family Residential

NOTE: Pursuant to [IDO §14-16-6-4\(L\)](#), property owners within 330 feet and Neighborhood Associations within 660 feet may request a post-submittal facilitated meeting. If requested at least 15 calendar days before the public meeting/hearing date noted above, the facilitated meeting will be required. To request a facilitated meeting regarding this project, contact the Planning Department at devhelp@cabq.gov or 505-924-3860 and select option for “Boards, Commissions, and ZHE Signs.”

Useful Links

Integrated Development Ordinance (IDO): <https://ido.abc-zone.com>

IDO Interactive Map: <https://tinyurl.com/idozoningmap>

⁷ Available here: <https://tinyurl.com/idozoningmap>

Language Access Notice:

We provide free interpretation services to help you communicate with us. If you need help, you can request interpretation at any service counter in our Department, located in the Plaza Del Sol building, 600 2nd Street NW, Albuquerque, NM 87102.

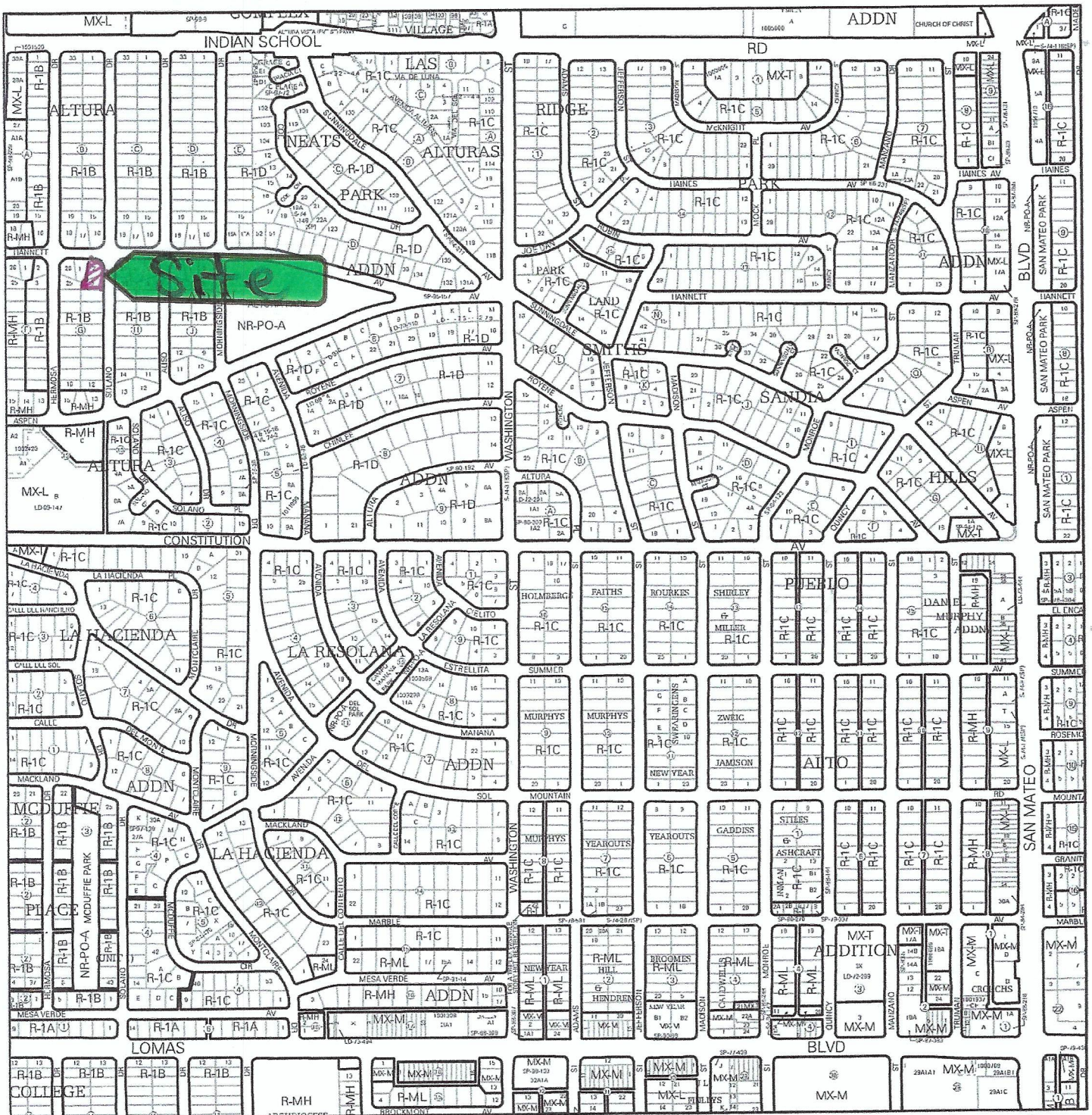
Notificación de Acceso Lingüístico.

Ofrecemos servicios gratuitos de interpretación para ayudarlo a comunicarse con nosotros. Si necesita ayuda, puede solicitar servicios de interpretación en cualquier mostrador de servicio de nuestro Departamento; ubicado en el edificio Plaza Del Sol, 600 2nd Street NW, Albuquerque, NM 87102.

語言輔助通知。我們提供免費口譯服務，以幫助你與我們溝通。如果你需要幫助，你可以在我們部門的任何服務台請求口譯，服務台位於 Plaza Del Sol大樓，600 2nd Street NW，阿爾伯克基，NM 87102。

Thông báo về cách Tiếp cận Ngôn ngữ. Chúng tôi cung cấp các dịch vụ thông dịch miễn phí để giúp quý vị giao tiếp với chúng tôi. Nếu quý vị cần giúp đỡ, quý vị có thể yêu cầu thông dịch tại bất cứ quầy dịch vụ nào trong Sở của chúng tôi, tọa lạc tại tòa nhà Plaza Del Sol, 600 2nd Street NW, Albuquerque, NM 87102.

Saad Hadahwiis'a O'oolkaah bee dah na'astsooz. Nihi bik'inaasdzil t'aadoo baahilinigoo 'ata' hashne' tse'esgizii ach'i' dzaadi! Dzaadi! Danihi dahootahgoo bee nihi-. Daa' danihi bidin nishli dzaadi! Dzaadi! Danihi bineesh'a yinishkeed 'ata' hashne' -di t'aa biholniihgoo tse'esgizii ket'aaz -di nihihigii dah diikaah, -k'eh -di tsin Plaza Del Sol Kiniit'aagoo, 600 2nd Kiniit'aa NW, Albuquerque, NM 87102.



For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

IDO Zone Atlas

May 2018

Albuquerque Geographic Information System

IDO Zoning information as of May 17, 2018

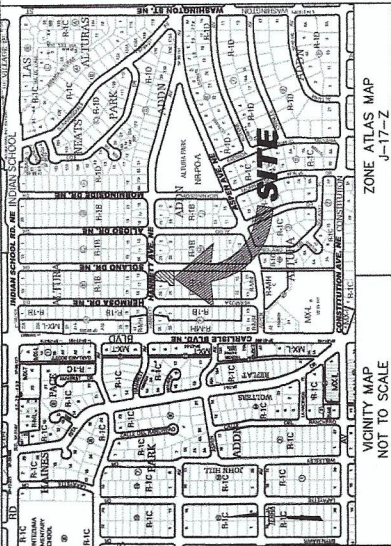
The Zone Districts and Overlay Zones
are established by the
Integrated Development Ordinance (IDO).

Zone Atlas Page: **J-17-Z**

- Easement
- Escarpment
- Petroglyph National Monument
- Areas Outside of City Limits
- Airport Protection Overlay (APO) Zone
- Character Protection Overlay (CPO) Zone
- Historic Protection Overlay (HPO) Zone
- View Protection Overlay (VPO) Zone

Gray Shading
Represents Area Outside
of the City Limits

N



VICINITY MAP
NOT TO SCALE
J-17-Z

PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO DEFINE THE EXTERIOR BOUNDARIES AND TO ADJUST THE COMMON LOT LINE BETWEEN LOTS 2 AND 3, BLOCK G OF THE ALTURA ADDITION.

SUBDIVISION DATA:

DRR PROJ. NO. PR-2025-020158
 ZONE ATLAS INDEX NO. J-17-Z
 DATE OF SURVEYING 04/13/2026
 TOTAL NO. OF LOTS CREATED 2
 TOTAL MILEAGE OF STREETS CREATED 0.3426 ACRES
 CURRENT ZONING R-1A
 TOTAL MILEAGE OF 1/2 WIDTH STREETS CREATED 0 MILES

NOTES:

- ALBUQUERQUE CONTROL STATIONS USED:
 - ALBUQUERQUE CONTROL STATION "12-106 1990" DATA: STANDARD 3 1/4" INCH ALUMINUM DISC (FOUND IN PLACE)
 - NAD 1983 NEW MEXICO STATE PLANE GRID COORDINATES (CENTRAL ZONE) X=1531440.874 US SURVEY FEET Y=492190.324 US SURVEY FEET DELTA ALPHA = (-700121.345)
- ALBUQUERQUE CONTROL STATION "5-47 1981" DATA: STANDARD BRASS DISC (FOUND IN PLACE) COORDINATES (CENTRAL ZONE) X=1535801.537 US SURVEY FEET Y=490988.28 US SURVEY FEET DELTA ALPHA = (-700121.345)
- FIELD SURVEY PERFORMED IN OCTOBER, 2025.
- BASIS OF BEARING - NAD 83 STATE PLANE, NM CENTRAL ZONE GRID BEARINGS USING FOUND MONUMENTS REFERENCED ABOVE IN NOTE NO. 1. (S34°38'20"E).
- ALL DISTANCES SHOWN ARE GROUND DISTANCES.
- CORNERS IDENTIFIED AS "SET", ARE 1/2" REBAR WITH CAP STAMPED "CA MEDINA PS 15702", AND DEFICED AS "—○—", UNLESS OTHERWISE INDICATED.
- BEARINGS AND DISTANCES SHOWN IN PARENTHESES () ARE PER RECORDED PLAT REFERENCED IN DOCUMENTS USED.
- SUBJECT PROPERTY IS LOCATED WITHIN ZONE X (OTHER AREAS). AREAS DETERMINED TO BE WITHIN ZONE X ARE SHOWN ON THE ZONE X MAP, BERNALILLO COUNTY, NEW MEXICO AND INCORPORATED AREAS PANEL 351 OF 825, MAP NO. 35001033514, EFFECTIVE DATE AUGUST 16, 2022.

SOLAR COLLECTOR NOTE:

NO PROPERTY WITHIN THE AREA OF THIS PLATING SHALL AT ANY TIME BE SUBJECT TO DEED, CONTRACT, AGREEMENT, OR EASEMENT PROVIDING FOR THE INSTALLATION OF SOLAR COLLECTORS OR PANELS ON BUILDINGS OR ERECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF THIS PLAT.

SURVEYOR'S CERTIFICATE:

I, CHRISTOPHER A. MEDINA, NEW MEXICO PROFESSIONAL SURVEYOR NO. 15702, DO HEREBY CERTIFY THAT THIS PLAT AND THE ACTUAL SURVEY ON THE GROUND THEREON MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE. SHOWS ALL EASEMENTS ON SUBJECT TRACT(S) AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNER(S). UTILITY COMPANIES OR OTHER INTERESTS ARE SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE MARCH 12, 2022, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Christopher A. Medina
 CHRISTOPHER A. MEDINA, NMPLS NO. 15702
 MARCH 31, 2026
 DATE



LEGAL DESCRIPTION:

LOTS 2 AND 3, BLOCK G OF ALTURA ADDITION AS THE SAME IS SHOWN AND DESIGNATED ON THAT CERTAIN PLAT ENTITLED, "ALTURA ADDITION," RECORDED IN THE OFFICE OF THE BERNALILLO COUNTY CLERK'S OFFICE ON FEBRUARY 21, 1950 IN BOOK D00, PAGE 86, AS DOCUMENT NUMBER 1950005161, SITUATE WITHIN SECTION 14, TOWNSHIP 10 NORTH, RANGE 3 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, SAID LOTS HEREIN DESCRIBED HAVING A COMBINED AREA OF 0.3426 ACRES (14,925.74 SQUARE FEET) MORE OR LESS.

FREE CONSENT AND DEDICATION:

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THAT CERTAIN TRACT OF LAND HEREIN DESCRIBED AND BEING COMPRISED OF LOTS 2A AND 3A, BLOCK G OF ALTURA ADDITION, DO HEREBY CONSENT TO THE SUBDIVISION OF THE PROPERTY AS SHOWN HEREON, AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) AND SAID OWNER(S) AND/OR PROPRIETOR(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE PARCEL(S) HEREIN DESCRIBED, SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY REPRESENT THAT THEY ARE SO IMPARTIALED TO AID:

BY: Jeffrey D Tuttle)
 KRISTIN VAIRKUS-TUTTLE)
 TRACTS 2A & 3A, BLOCK G OF ALTURA ADDITION)
 DATE: 15 April 26)
 BY: Kristin Vairkus-Tuttle)
 KRISTIN VAIRKUS-TUTTLE)
 TRACTS 2A & 3A, BLOCK G OF ALTURA ADDITION)
 DATE: 15 April 26)

ACKNOWLEDGMENT

STATE OF New Mexico) SS.

COUNTY OF Bernalillo)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 15th DAY OF April, 2026, BY JEFFREY D. TUTTLE

NOTARY PUBLIC: frumeyano

MY COMMISSION EXPIRES: oct 24, 2028

ACKNOWLEDGMENT

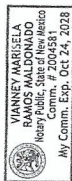
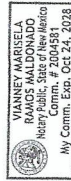
STATE OF New Mexico) SS.

COUNTY OF Bernalillo)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 15th DAY OF April, 2026, BY KRISTIN VAIRKUS-TUTTLE

NOTARY PUBLIC: frumeyano

MY COMMISSION EXPIRES: oct 24, 2028



**PLAT FOR
 LOTS 2A & 3A, BLOCK G,
 ALTURA ADDITION
 SITUATE WITHIN
 SECTION 14, T.10 N., R.3 E., N.M.P.M.
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 MARCH 2026**

PROJECT NUMBER: PR-2025-020158
 APPLICATION NUMBER: _____

UTILITY APPROVALS:

<u>RAT</u>	DATE: <u>4/13/2026</u>
<u>PHAB</u>	DATE: <u>4/10/2026</u>
NEW MEXICO GAS COMPANY	DATE: _____
Thomas McClaffin	DATE: <u>4/13/2026</u>
CENTURY LINK	DATE: _____
<u>Mike Morten</u>	DATE: <u>04/09/2026</u>
XFINITY	DATE: _____
CITY APPROVALS:	DATE: _____
<u>Loren N. Riechbauer P.S.</u>	DATE: <u>3/31/2026</u>
CITY OF ALBUQUERQUE SURVEYOR	DATE: _____
ENVIRONMENTAL HEALTH	DATE: _____
CODE ENFORCEMENT	DATE: _____
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE: _____
ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY	DATE: _____
PARKS & RECREATION DEPARTMENT	DATE: _____
<u>Kana Radina</u>	DATE: <u>4/10/2026</u>
A.M.A.T.C.A.	DATE: _____
CITY ENGINEER	DATE: _____
HYDROLOGY	DATE: _____

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON

UNIFORM PROPERTY CODE # 1-017-088-050416-2-08-12 & 1-017-056-050408-2-08-11
 PROPERTY OWNER OF RECORD: JEFFREY D. TUTTLE & KRISTIN VAIRKUS-TUTTLE

BERNALILLO COUNTY TREASURER'S OFFICE.

INDEXING INFORMATION FOR THE COUNTY CLERK:

OWNER: JEFFREY D. TUTTLE & KRISTIN VAIRKUS-TUTTLE
 LEGAL: LOTS 2A & 3A, BLOCK G OF ALTURA ADDITION
 LOCATION: SECTION 14, T.10N., R.3E., N.M.P.M.

TERRA LAND SURVEYS, LLC

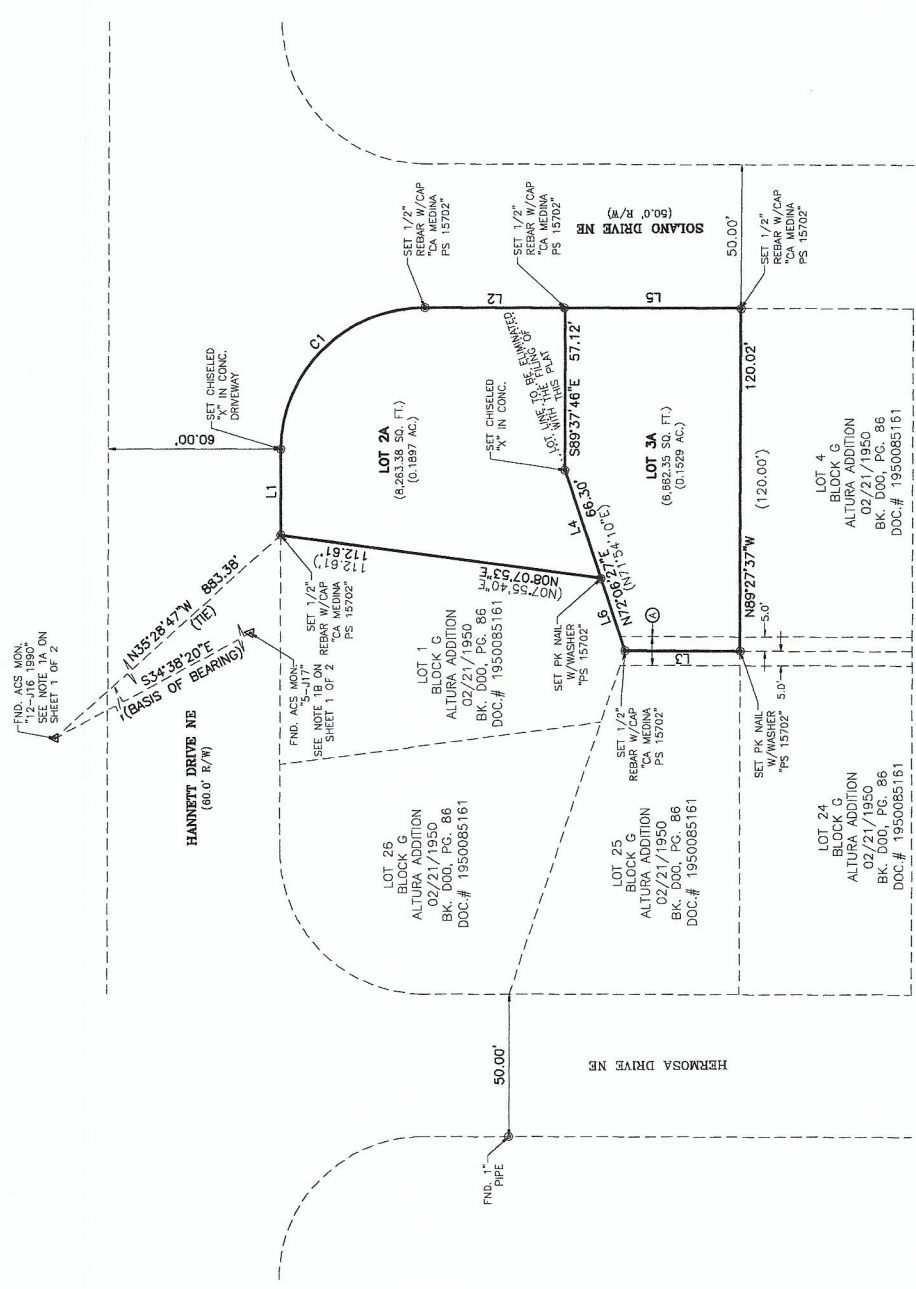
P.O. BOX 2332 • CORRALES, NM 87048 • (505) 792-0513

LEGEND

- ▲ FOUND CONTROL MONUMENT (AS NOTED)
- ⊙ FOUND PIPE (AS NOTED)
- SET 1/2" REBAR WITH CAP STAMPED "CA MEDINA PS 15702" (UNLESS NOTED OTHERWISE)

PLAT FOR LOTS 2A & 3A, BLOCK G, ALTURA ADDITION SITUATE WITHIN SECTION 14, T.10 N., R.3 E., N.M.P.M. CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO MARCH 2026

EASEMENT NOTES:
 10.0' UTILITY EASEMENT
 02/21/1950
 "CA MEDINA PS 15702"
 DOC.# 1950021750



LINE	BEARING	DISTANCE
L1	S89°27'37\"E	30.00'
L2	S00°32'18\"W	48.87'
L3	N00°32'23\"E	40.98'
L4	S72°08'27\"W	38.81'
L5	S00°32'18\"W	61.13'
L6	N72°08'27\"E	26.59'
	(N71°54'10\"E)	

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	78.54'	70.71'	S44°27'49\"E	89°55'55\"

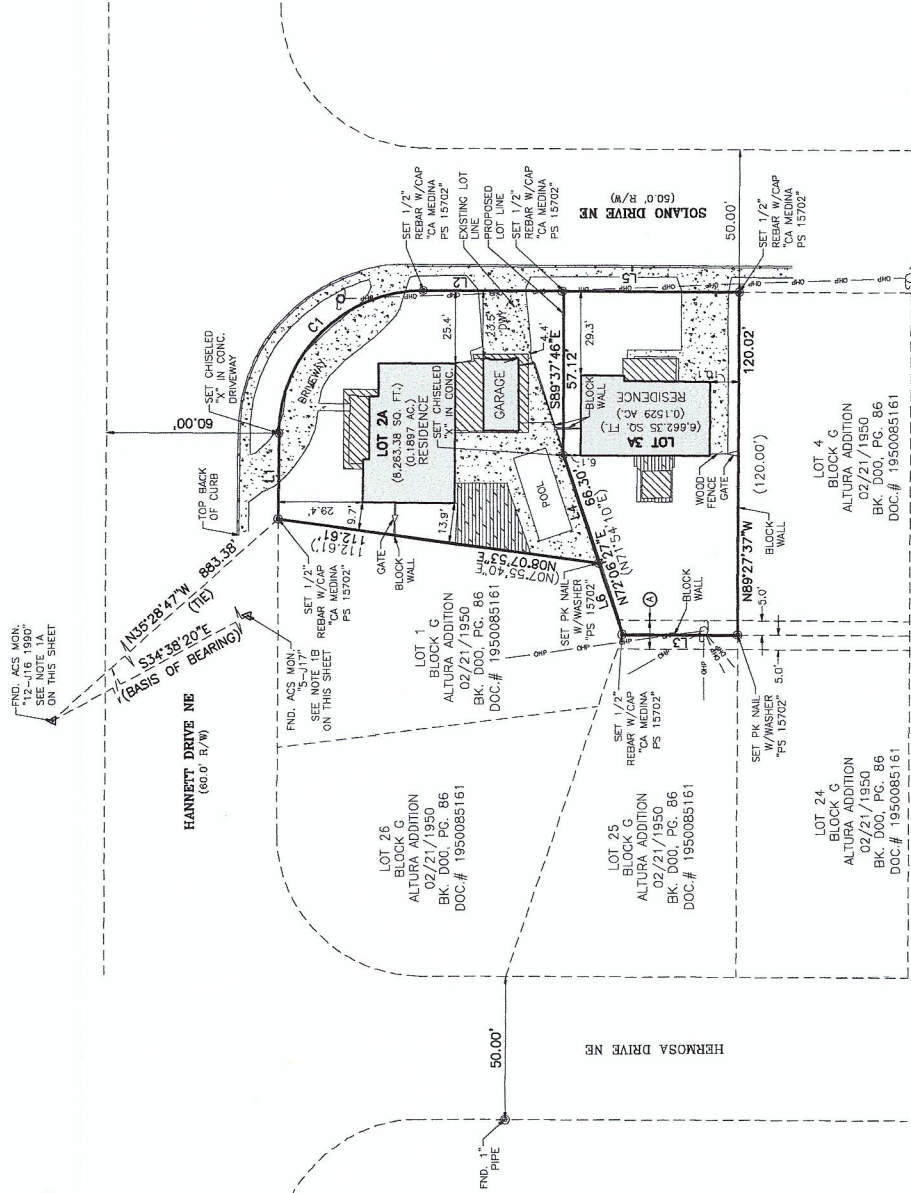
TERRA LAND SURVEYS, LLC
 P.O. BOX 2552 • CORRALES, NM 87048 • (505) 792-0513

EXISTING SITE CONDITION

LOTS 2A & 3A, BLOCK G ALTURA ADDITION NOVEMBER 2025

- ▲ FOUND CONTROL MONUMENT (AS NOTED)
 ● FOUND PIPE (AS NOTED)
 ○ SET 1/2" REBAR WITH CAP STAMPED
 "CA MEDINA PS 15702" (UNLESS NOTED OTHERWISE)
 ✦ LIGHT POLE
 ☉ POWER POLE
 ☉ OVERHEAD POWER
 ▨ BUILDING HATCH
 ▨ COVERED PORCH/OVERHANG HATCH
 ▨ CONCRETE HATCH
 ▨ WOOD DECK HATCH

EASEMENT NOTES:
 10.0' UTILITY EASEMENT
 02/17/1950
 BK. D00, PG. 85
 DOC.# 1950021730



LINE	BEARING	DISTANCE
L1	S89°27'37"E	30.01'
L2	S60°32'18"W	48.80'
L3	N00°32'23"E	40.00'
L4	S72°08'27"W	38.80'
L5	S00°32'18"W	61.13'
L6	N72°08'27"E	26.49'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	78.54'	70.71'	S44°27'39"E	89°35'55"
	(50.00')				

TERRA LAND SURVEYS, LLC
 P.O. BOX 2532 • CORRALES, NM 87048 • (505) 792-0513