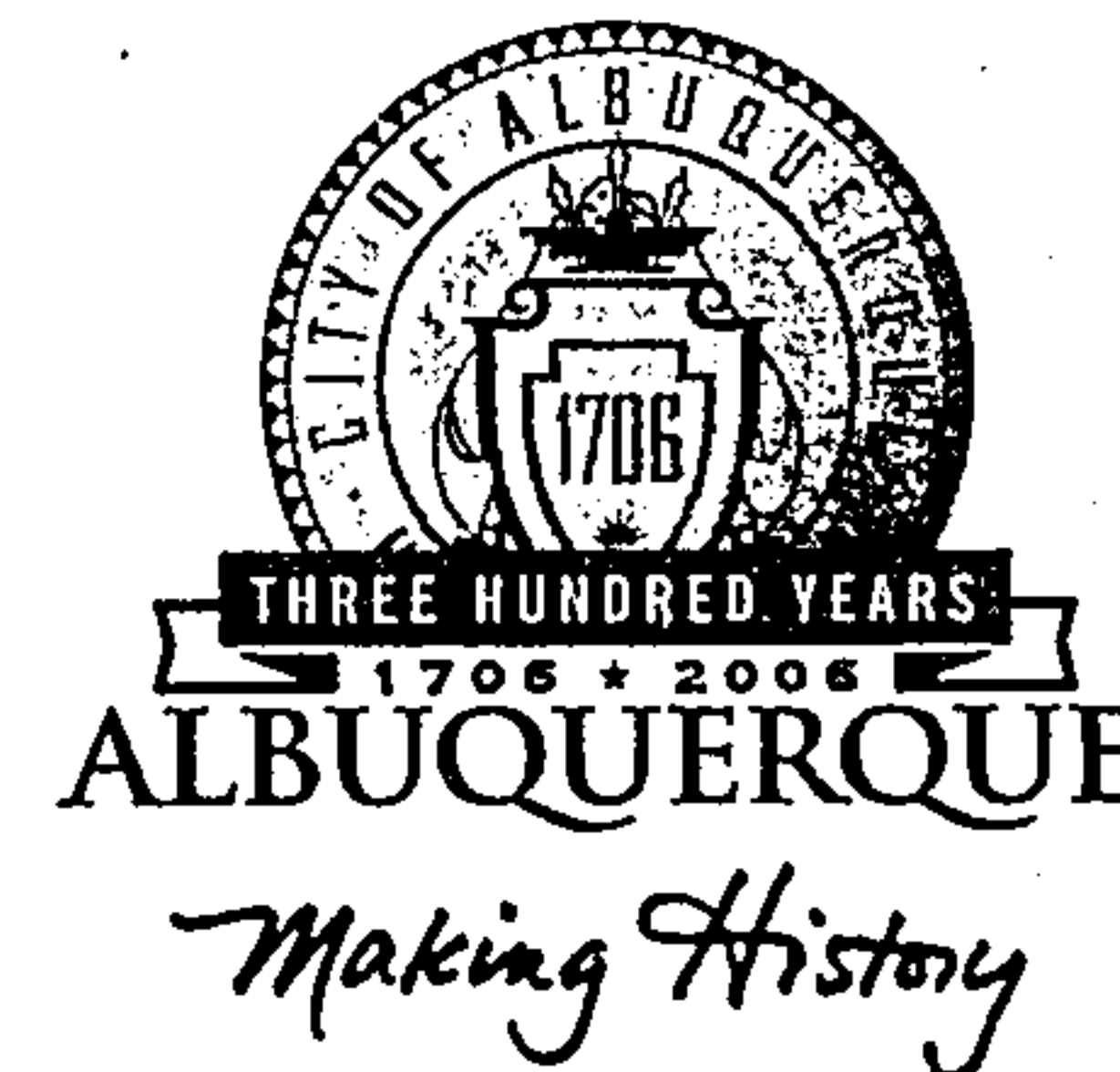


CITY OF ALBUQUERQUE



January 24, 2005

Gregory Krenik, P.E.
Mark Goodwin & Associates, PA
P.O. Box 90606
Albuquerque, NM 87199

Re: Lava Trails Auto Repair, 6441 Western Trail NW, Certificate of Occupancy

Engineer's Stamp dated 12-30-03 (F10-D11A)

Certification dated 1-24-05

Dear Mr. Krenik,

P.O. Box 1293

Based upon the information provided in your submittal received 1-24-05, the above referenced certification is approved for release of permanent Certificate of Occupancy by Hydrology.

Albuquerque

If you have any questions, you can contact me at 924-3981.

New Mexico 87103

Sincerely,

A handwritten signature in black ink, appearing to read "Kristal D. Metro".

Kristal D. Metro
Engineering Associate, Planning Dept.
Development and Building Services

www.cabq.gov

C: Phyllis Villanueva
file



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

January 30, 2004

John MacKenzie, P.E.
Mark Goodwin & Associates, PA
P.O. Box 90606
Albuquerque, NM 87199

**Re: Lava Trails Auto Repair Shop, Tract A-1 Lava Trails Subdivision, Grading
and Drainage Plan**

Engineer's Stamp dated 12-30-03 (F10/D11A)

Dear Mr. MacKenzie,

Based upon the information provided in your submittal received 12-30-03, the above referenced plan is approved for Building Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3981.

Sincerely,

Kristal D. Metro
Engineering Associate, Planning Dept.
Development and Building Services

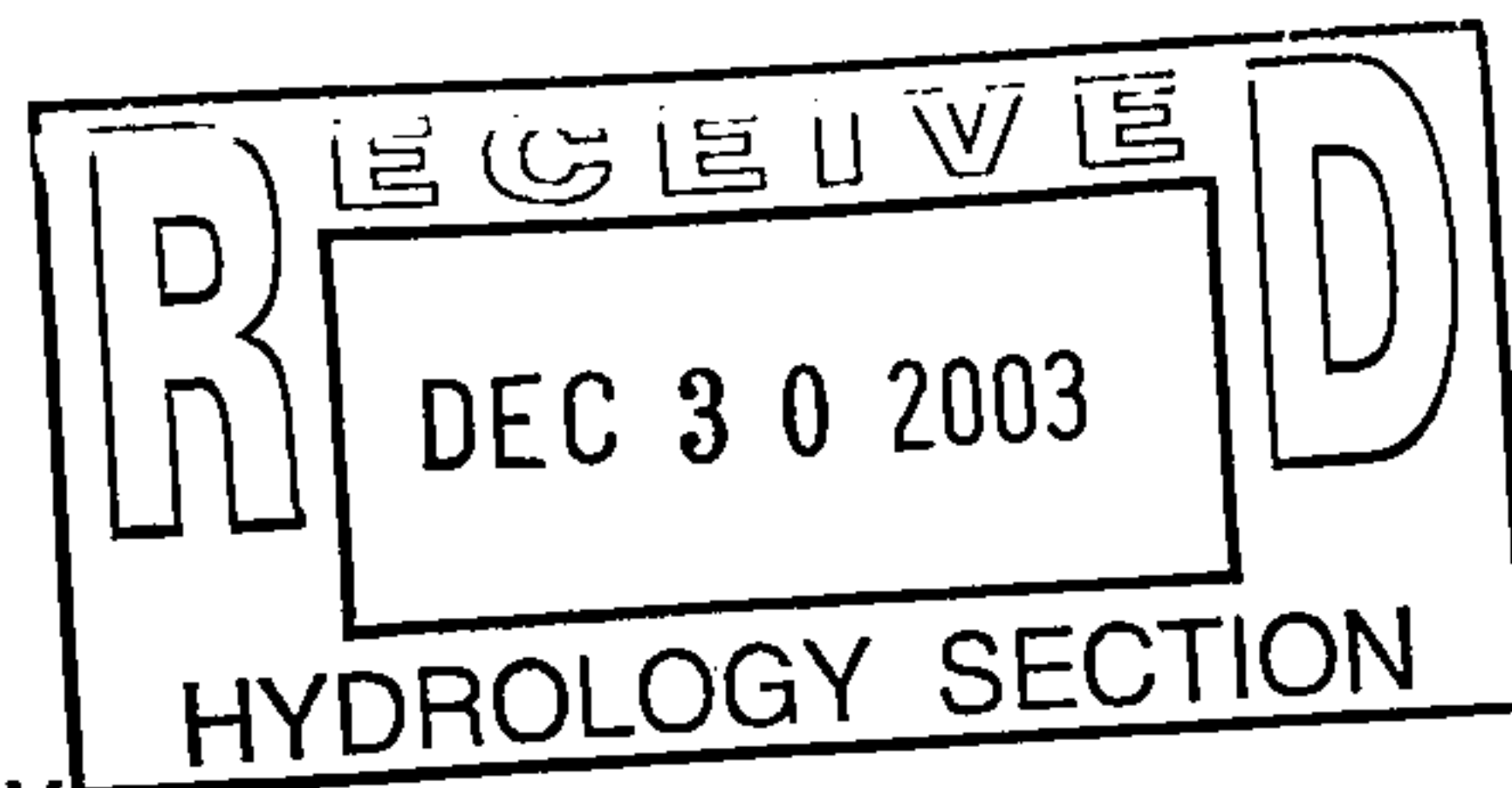
Bob

C: File

GRADING & DRAINAGE REPORT

for

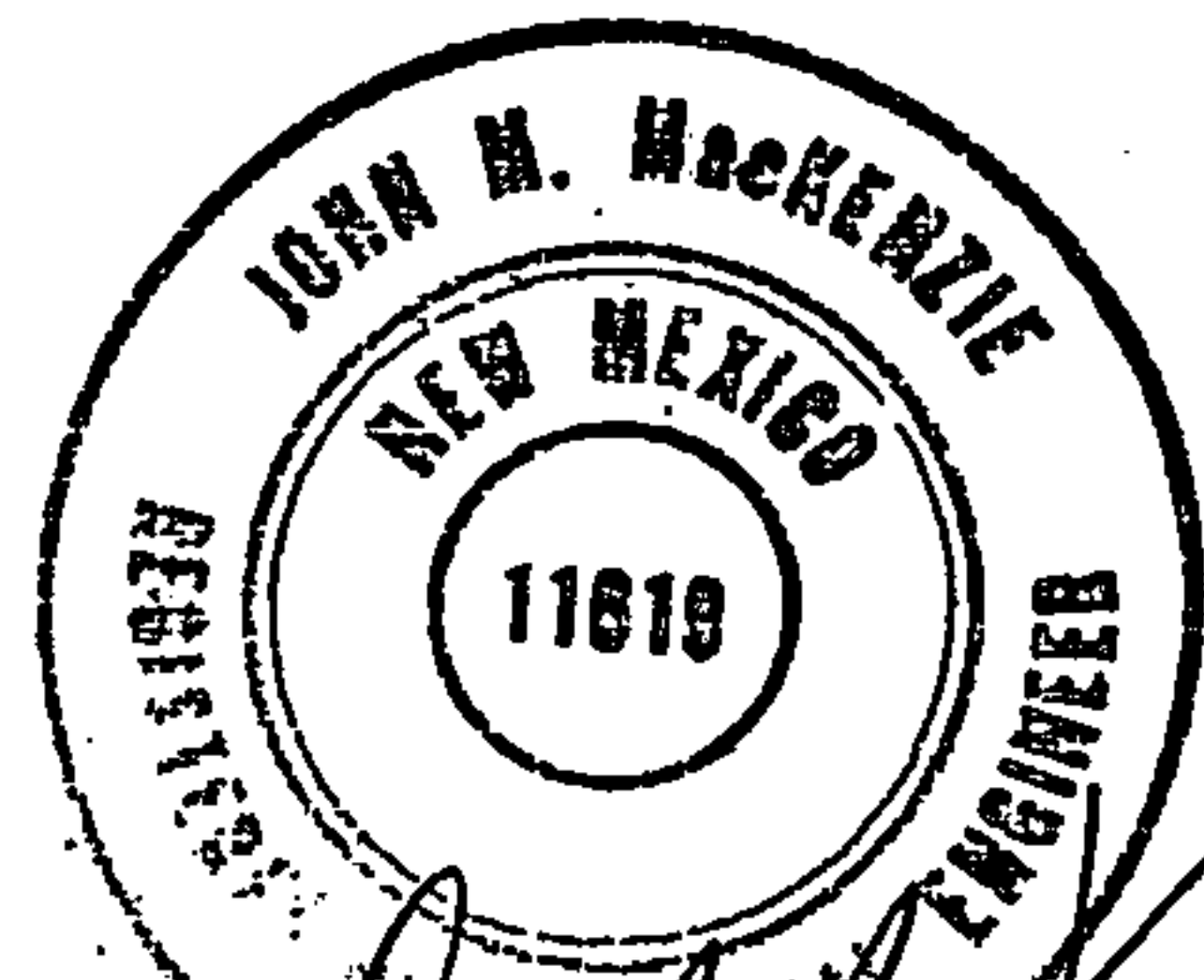
AUTO REPAIR SHOP



Prepared by

Mark Goodwin & Associates, PA
PO Box 90606
Albuquerque, NM 87199
(505) 828-2200

December 2003



John M. MacKenzie
12-30-03



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

PROJECT Lava Trails Auto Shop
SUBJECT Drainage
BY JMM DATE 12.29.03
CHECKED _____ DATE _____
SHEET _____ OF _____

DRAINAGE CALCULATIONS

From previous Master Plan site is allowed = 4.04 cfs.
From ANYMD the site produces 4.50 cfs from three
on-site basins and a 0.15-acre off-site road area.

The entire developed discharge will be collected in
a temporary pond which is to be sized for the
10 day storm:

$$P_{10 \text{ days}} = 10.0 - \left(\frac{24.9}{(P_{1440})^{1.4}} \right) = 10 - \left(\frac{24.9}{(2.65)^{1.4}} \right) = 3.64$$

$$V_{10 \text{ days}} = V_{360} + A_D (P_{10 \text{ day}} - P_{360}) \frac{12 \text{ in}}{\text{ft}}$$

$$V_{10 \text{ day}} = 0.1671 + 0.9605 \left(\frac{3.64 - 2.65}{12 \text{ in/ft}} \right) = 0.25 \text{ AF}$$

POND CAPACITY				
ELEV	AREA	AVG AREA	DEPTH	VOLUME
10.0	4,200			
		3,068	4.0	12,272
6.0	1,936			(0.28 AF)
0.28 AF > 0.25 AF (generated) OK				

Basin C Concrete Culvert: $Q = CLH^{3/2} = 3(1)(0.5)^{3/2} = 1.1 \text{ cfs OK}$

Basin B Channel Capacity: WP = 3' Area = 1 SF

$$Q_{cap} = \frac{1.49}{n} (A) (WP)^{0.67} (S)^{0.5} = \frac{1.49}{0.013} (1) \left(\frac{1}{3} \right)^{0.67} (0.005)^{0.5}$$

$$Q_{cap} = 1.94 \text{ cfs}$$

$$1.94 > 1.0 \text{ OK}$$

AHYMO PROGRAM (AHYMO194) - AMAFCA Hydrologic Model - January, 1994
RUN DATE (MON/DAY/YR) = 12/26/2003
START TIME (HR:MIN:SEC) = 13:40:48 USER NO.= M_GOODWN.I01
INPUT FILE = LAVATRS.DAT

START TIME=0.0
***** LAVA TRAILS TRACT A
***** FILE: F:\JOHNVAHYMO\LAVA TRAILS, DECEMBER 2003

***** 100-YEAR 6-HOUR STORM EVENT

RAINFALL TYPE=1 RAIN QUARTER=0.0 IN
RAIN ONE=1.88 IN RAIN SIX=2.23 IN
RAIN DAY=2.65 IN DT=0.033333 HR

COMPUTED 6-HOUR RAINFALL DISTRIBUTION BASED ON NOAA ATLAS 2 - PEAK AT 1.40 HR.
DT = .033333 HOURS END TIME = 5.999940 HOURS

.0000	.0018	.0037	.0056	.0075	.0095	.0115
.0136	.0157	.0179	.0201	.0224	.0247	.0271
.0296	.0322	.0348	.0375	.0403	.0432	.0462
.0494	.0526	.0560	.0595	.0631	.0670	.0710
.0752	.0797	.0844	.0896	.0951	.1011	.1139
.1424	.1864	.2495	.3357	.4489	.5933	.7730
.9924	1.1953	1.2802	1.3519	1.4157	1.4737	1.5271
1.5767	1.6231	1.6665	1.7074	1.7460	1.7824	1.8169
1.8496	1.8806	1.9100	1.9379	1.9644	1.9706	1.9765
1.9822	1.9875	1.9926	1.9975	2.0023	2.0068	2.0112
2.0154	2.0195	2.0235	2.0274	2.0311	2.0348	2.0383
2.0418	2.0452	2.0485	2.0517	2.0548	2.0579	2.0609
2.0639	2.0668	2.0697	2.0725	2.0752	2.0779	2.0805
2.0832	2.0857	2.0882	2.0907	2.0932	2.0956	2.0979
2.1003	2.1026	2.1048	2.1071	2.1093	2.1115	2.1136
2.1157	2.1178	2.1199	2.1220	2.1240	2.1260	2.1280
2.1299	2.1319	2.1338	2.1357	2.1375	2.1394	2.1412
2.1430	2.1448	2.1466	2.1484	2.1501	2.1518	2.1536
2.1552	2.1569	2.1586	2.1602	2.1619	2.1635	2.1651
2.1667	2.1683	2.1699	2.1714	2.1730	2.1745	2.1760
2.1775	2.1790	2.1805	2.1820	2.1834	2.1849	2.1863
2.1877	2.1892	2.1906	2.1920	2.1933	2.1947	2.1961
2.1975	2.1988	2.2002	2.2015	2.2028	2.2041	2.2054
2.2067	2.2080	2.2093	2.2106	2.2119	2.2131	2.2144
2.2156	2.2168	2.2181	2.2193	2.2205	2.2217	2.2229
2.2241	2.2253	2.2265	2.2277	2.2288	2.2300	

***** TRACT A-1 TO BE DIVIDED INTO 3 DRAINAGE BASINS (A,B&C)
***** HYDROLOGY FOR ON-SITE DEVELOPED CONDITIONS FOR TYPICAL
***** DEVELOPED CONDITIONS INVOLVE 85% TYPE D AND 15% TYPE B
***** LAND TREATMENTS

***** BASIN A=0.66 ACRES
COMPUTE NM HYD ID=1 HYD NO=100.1 AREA=0.0010 SQ MI
PER A=0 PER B=15 PER C=0 PER D=85
TP=0.1333 HR MASS RAINFALL=-1

K = .072649HR TP = .133300HR K/TP RATIO = .545000 SHAPE CONSTANT, N = 7.106420
UNIT PEAK = 3.3558 CFS UNIT VOLUME = .9961 B = 526.28 P60 = 1.8800
AREA = .000850 SQ MI IA = .10000 INCHES INF = .04000 INCHES PER HOUR
RUNOFF COMPUTED BY INITIAL ABSTRACTION/INFILTRATION NUMBER METHOD - DT = .033333

K = .130816HR TP = .133300HR K/TP RATIO = .981365 SHAPE CONSTANT, N = 3.598385
UNIT PEAK = .36846 CFS UNIT VOLUME = .9645 B = 327.44 P60 = 1.8800
AREA = .000150 SQ MI IA = .50000 INCHES INF = 1.25000 INCHES PER HOUR
RUNOFF COMPUTED BY INITIAL ABSTRACTION/INFILTRATION NUMBER METHOD - DT = .033333

PRINT HYD ID=1 CODE=24

PARTIAL HYDROGRAPH 100.10

TIME HRS	FLOW CFS	TIME HRS	FLOW CFS	TIME HRS	FLOW CFS	TIME HRS	FLOW CFS	TIME HRS	FLOW CFS
.000	.0	1.333	.8	2.667	.0	4.000	.0	5.333	.0
.667	.0	2.000	.6	3.333	.0	4.667	.0	6.000	.0

RUNOFF VOLUME = 1.79745 INCHES = .0959 ACRE-FEET
PEAK DISCHARGE RATE = 2.60 CFS AT 1.500 HOURS BASIN AREA = .0010 SQ. MI.

***** BASIN B=0.25 ACRES
COMPUTE NM HYD ID=2 HYD NO=100.2 AREA=0.0004 SQ MI
PER A=0 PER B=0 PER C=15 PER D=85
TP=0.1333 HR MASS RAINFALL=-1

K = .072649HR TP = .133300HR K/TP RATIO = .545000 SHAPE CONSTANT, N = 7.106420
UNIT PEAK = 1.3423 CFS UNIT VOLUME = .9911 B = 526.28 P60 = 1.8800
AREA = .000340 SQ MI IA = .10000 INCHES INF = .04000 INCHES PER HOUR
RUNOFF COMPUTED BY INITIAL ABSTRACTION/INFILTRATION NUMBER METHOD - DT = .033333

K = .105980HR TP = .133300HR K/TP RATIO = .795046 SHAPE CONSTANT, N = 4.509462
UNIT PEAK = .17456 CFS UNIT VOLUME = .9293 B = 387.81 P60 = 1.8800
AREA = .000060 SQ MI IA = .35000 INCHES INF = .83000 INCHES PER HOUR
RUNOFF COMPUTED BY INITIAL ABSTRACTION/INFILTRATION NUMBER METHOD - DT = .033333

PRINT HYD ID=2 CODE=24

PARTIAL HYDROGRAPH 100.20

TIME HRS	FLOW CFS	TIME HRS	FLOW CFS	TIME HRS	FLOW CFS	TIME HRS	FLOW CFS	TIME HRS	FLOW CFS
.000	.0	1.333	.3	2.667	.0	4.000	.0	5.333	.0
.667	.0	2.000	.3	3.333	.0	4.667	.0	6.000	.0

RUNOFF VOLUME = 1.84682 INCHES = .0394 ACRE-FEET
PEAK DISCHARGE RATE = 1.08 CFS AT 1.500 HOURS BASIN AREA = .0004 SQ. MI.

***** BASIN C=0.22 ACRES
COMPUTE NM HYD ID=3 HYD NO=100.3 AREA=0.0003 SQ MI
PER A=0 PER B=0 PER C=0 PER D=100
TP=0.1333 HR MASS RAINFALL=-1

K = .072649HR TP = .133300HR K/TP RATIO = .545000 SHAPE CONSTANT, N = 7.106420
UNIT PEAK = 1.1844 CFS UNIT VOLUME = .9897 B = 526.28 P60 = 1.8800
AREA = .000300 SQ MI IA = .10000 INCHES INF = .04000 INCHES PER HOUR
RUNOFF COMPUTED BY INITIAL ABSTRACTION/INFILTRATION NUMBER METHOD - DT = .033333

PRINT HYD ID=3 CODE=24

PARTIAL HYDROGRAPH 100.30

TIME	FLOW	TIME	FLOW	TIME	FLOW	TIME	FLOW	TIME	FLOW
HRS	CFS	HRS	CFS	HRS	CFS	HRS	CFS	HRS	CFS
.000	.0	1.333	.3	2.667	.0	4.000	.0	5.333	.0
.667	.0	2.000	.2	3.333	.0	4.667	.0	6.000	.0

RUNOFF VOLUME = 1.99442 INCHES = .0319 ACRE-FEET
PEAK DISCHARGE RATE = .85 CFS AT 1.500 HOURS BASIN AREA = .0003 SQ. MI.

***** COMBINE HYDROGRAPHS FROM BASINS A & B

ADD HYD ID=4 HYD NO=101.1 ID=1 ID=2

PRINT HYD ID=4 CODE=24

PARTIAL HYDROGRAPH 101.10

TIME	FLOW	TIME	FLOW	TIME	FLOW	TIME	FLOW	TIME	FLOW
HRS	CFS	HRS	CFS	HRS	CFS	HRS	CFS	HRS	CFS
.000	.0	1.333	1.1	2.667	.1	4.000	.0	5.333	.0
.667	.0	2.000	.9	3.333	.0	4.667	.0	6.000	.0

RUNOFF VOLUME = 1.81116 INCHES = .1352 ACRE-FEET
PEAK DISCHARGE RATE = 3.69 CFS AT 1.500 HOURS BASIN AREA = .0014 SQ. MI.

***** COMBINE HYDROGRAPHS FROM BASINS A/B WITH BASIN C

ADD HYD ID=5 HYD NO=101.2 ID=3 ID=4

PRINT HYD ID=5 CODE=24

PARTIAL HYDROGRAPH 101.20

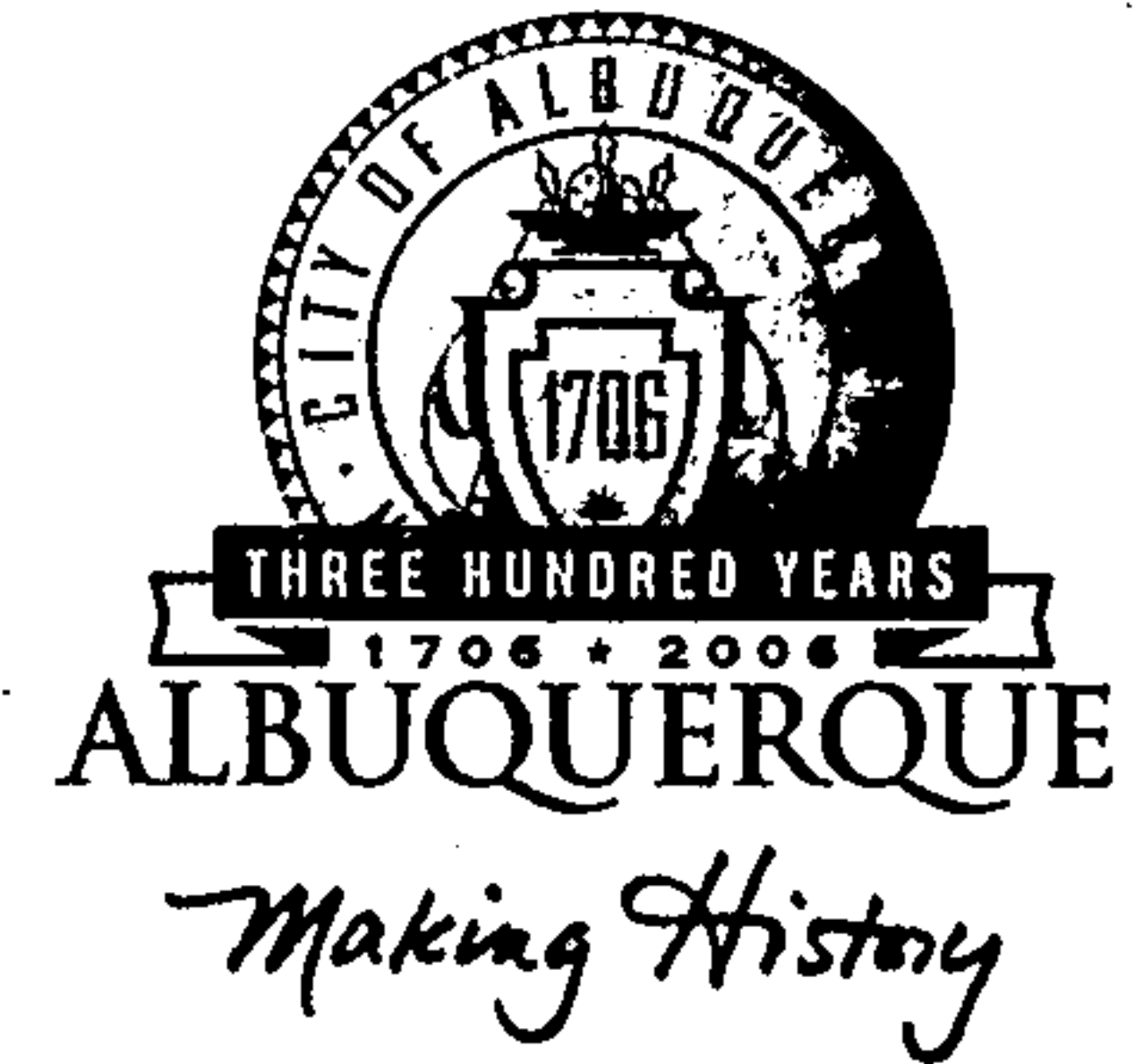
TIME	FLOW	TIME	FLOW	TIME	FLOW	TIME	FLOW	TIME	FLOW
HRS	CFS	HRS	CFS	HRS	CFS	HRS	CFS	HRS	CFS
.000	.0	1.333	1.3	2.667	.1	4.000	.0	5.333	.0
.667	.0	2.000	1.1	3.333	.0	4.667	.0	6.000	.0

RUNOFF VOLUME = 1.84333 INCHES = .1671 ACRE-FEET
PEAK DISCHARGE RATE = 4.54 CFS AT 1.500 HOURS BASIN AREA = .0017 SQ. MI.

FINISH

NORMAL PROGRAM FINISH END TIME (HR:MIN:SEC) = 13:40:48

CITY OF ALBUQUERQUE



**Planning Department
Transportation Development Services Section**

January 25, 2004

George R. Rainhart, Registered Architect
2325 San Pedro NE, Ste. 2-B
Albuquerque, NM 87110

Re: Certification Submittal for Final Building Certificate of Occupancy for
Lava Trails Auto Repair, [F-10 / D11A]
6441 Western Trail NW
Architect's Stamp Dated 01/21/05

Dear Mr. Rainhart:

P.O. Box 1293

The TCL / Letter of Certification submitted on January 24, 2005 is sufficient for acceptance by this office for final Certificate of Occupancy (C.O.). Notification has been made to the Building and Safety Section.

Albuquerque

Sincerely,

New Mexico 87103

Nilo E. Salgado-Fernandez, P.E.
Senior Traffic Engineer
Development and Building Services
Planning Department

www.cabq.gov

c: Engineer
Hydrology file
CO Clerk

January 21, 2005

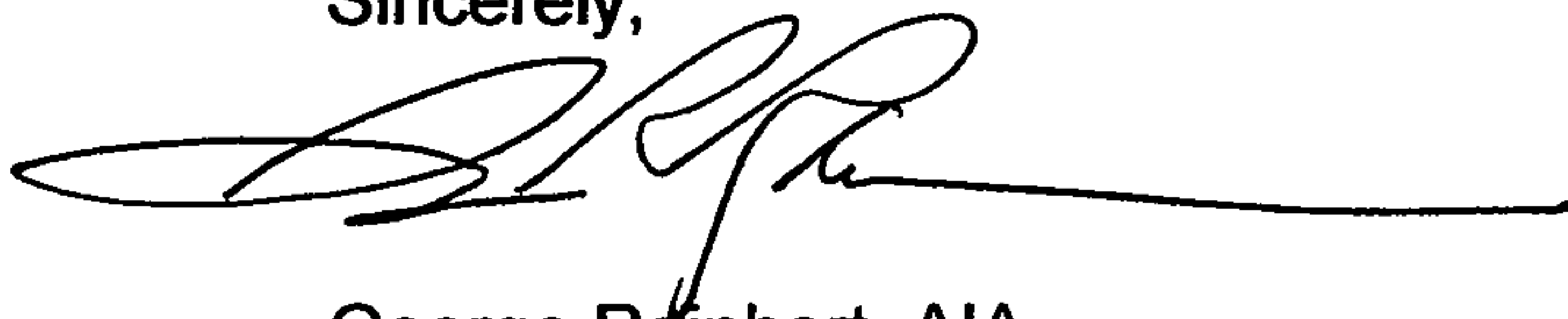
City of Albuquerque
Transportation Division
600 2nd Street NW
Albuquerque, NM 87102

Re: Auto Repair Shop
6441 Western Trails NE
Albuquerque, N.M.
Transportation Certification

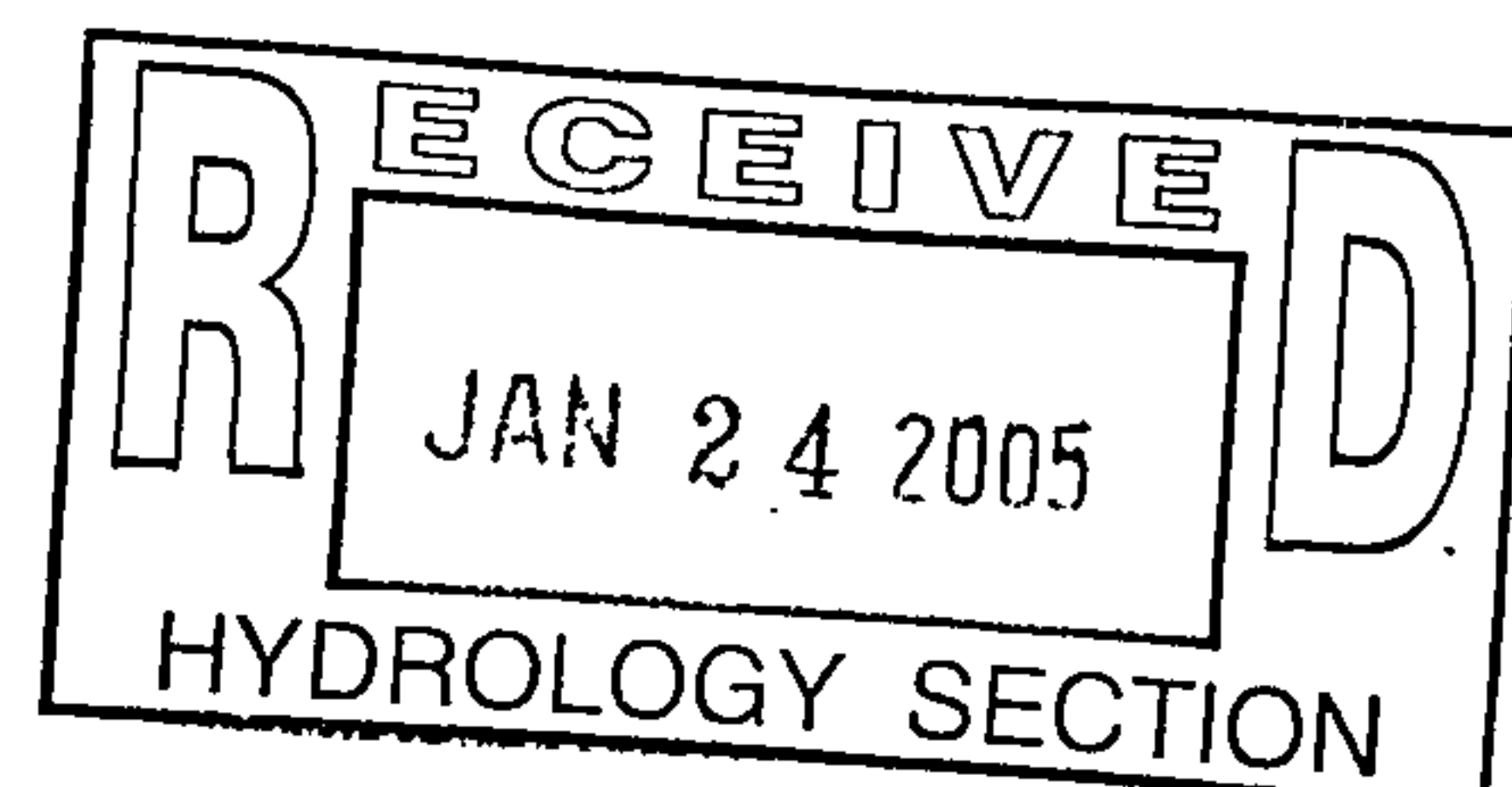
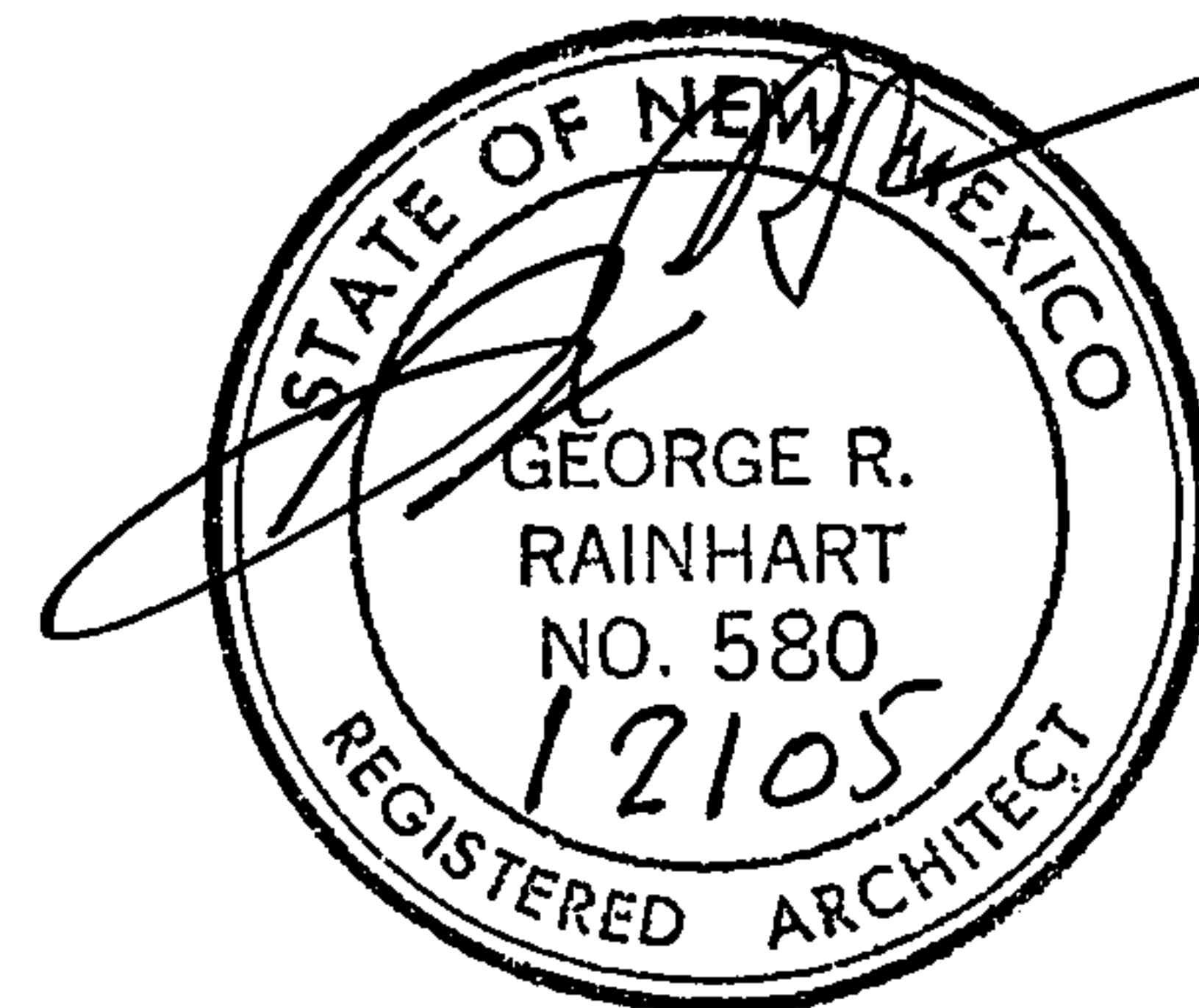
To Whom It May Concern:

This letter hereby certifies that the site construction referenced above has been completed to the best of my knowledge. The site is constructed within substantial compliance with the approved Site Plan for Building Permit, as of the date of this certification. Please see the attached site plan which indicates the as-built conditions of the site.

Sincerely,



George Rainhart, AIA.
George Rainhart, Architect and Associates P.C.



PERMANENT EASEMENT

5/21/2001

Grant of Permanent Easement, between Albuquerque Public Schools ("Grantor"), whose address is P.O. Box 25704, Albuquerque, New Mexico, 87125, and the City of Albuquerque, a New Mexico municipal corporation ("City"), whose address is P. O. Box 1293, Albuquerque, New Mexico, 87103.

Grantor grants to the City an exclusive, permanent easement ("Easement") in, over, upon and across the real property described on Exhibit "A" attached hereto ("Property") for the construction, installation, maintenance, repair, modification, replacement and operation of a **Public Storm Drain**, together with the right to remove trees, bushes, undergrowth and any other obstacles upon the Property if the City determines they interfere with the appropriate use of this Easement.

In the event Grantor constructs any improvements ("Improvements") within the Easement, the City has the right to enter upon Grantors property at any time and perform whatever inspection, installation, maintenance, repair, modification or removal ("Work") it deems appropriate without liability to the City. If the Work effects any Improvements or Encroachments made by the Grantor, the City will not be financially or otherwise responsible for rebuilding or repairing the Improvements or Encroachments. If in the opinion of the City, the Work to be performed by the City could endanger the structural integrity or otherwise damage the Improvements or Encroachments, the Grantor shall, at its own expense, take whatever protective measures are required to safeguard the Improvements or Encroachments.

Grantor covenants and warrants that Grantor is the owner in fee simple of the Property, that Grantor has a good lawful right to convey the Property or any part thereof and that Grantor will forever warrant and defend the title to the Property against all claims from all persons or entities.

The grant and other provisions of this Easement constitute covenants running with the land for the benefit of the City and its successors and assigns until terminated.

Grantor warrants that it has the authorization of the State Department of Public Education to enter into this transaction and convey this (property interest, i.e., deed, easement, license) and that the named public officer, or agent who executed, acknowledged and delivered this (property interest) for and on behalf of grantor is and was, at all material times, the duly authorized officer or agent of the grantor.

This Easement shall not be effective unless approved by the City Engineer as shown in the signature block below.

WITNESS my hand and seal this 3rd day of MAY, 2001.

APPROVED:

City Engineer

5-21-01

Dated

GRANTOR:

(Individual) President, Board of Education

(Individual) Secretary, Board of Education



Mary Herrera

Bern. Co. EASE

R 19.00

2001058400

5509354

Page: 1 of 7

05/22/2001 11:03A

Bk-A19 Pg-6814

INDIVIDUAL

STATE OF NEW MEXICO

)
)SS
)

COUNTY OF BERNALILLO

This instrument was acknowledged before me this 3rd day of MAY, 2001,
by Leonard DeLayo, President and Dolores S. Herrera, Secretary, Board of Education

Chamela A. Aguilar
Notary Public

My Commission Expires: July 30, 2003

JMA No. 2000.017.3



Mary Herrera

Bern. Co. EASE

R 19.00

2001058400

5509354

Page: 2 of 7

05/22/2001 11:03A

BK-A19 Pg-6814

EXHIBIT 'A'
PUBLIC STORM DRAIN EASEMENT SURVEY

EASEMENT DESCRIPTION

A certain tract of land located within the Corporate Limits of the City of Albuquerque, New Mexico, comprising a portion of Tracts A and B, Chaparral Elementary School as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on January 11, 2000, Book 2000C, Page 9 and being more particularly described as follows:

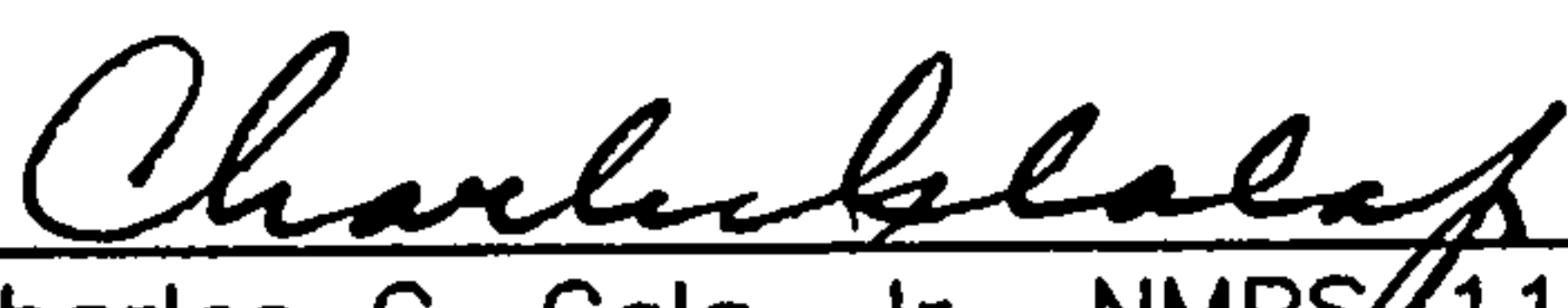
Beginning at the southwest corner of the parcel herein described, being the southwest corner of said Tract A, also being the northwest corner of Lot 11, Block 8, Katherine-Nichole Addition as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on April 27, 1981, Book C18, Page 63; thence N 00°18'59" E a distance of 30.00 feet to a point on the west property line of said Tract A; thence S 89°48'11" E a distance of 729.83 feet to a point on the east property line of said Tract A; thence N 00°20'11" E a distance of 569.96 feet to a corner common with said Tracts A and B; thence N 37°51'29" E a distance of 161.76 feet being the northeast corner of said Tract A, also being the northwest corner of said Tract B, and also being a point on the south right-of-way line of Western Trails N.W.; thence along an arc of a curve to the left with Delta = 27°54'11", R = 643.00 feet, L = 313.14 feet (Chord Bearing = S 88°25'57" E, Chord Length = 310.06 feet) along said south right-of-way line; thence N 77°36'58" E a distance of 518.45 feet to the northeast corner of the parcel herein described, being the northeast corner of said Tract B, also being the northwest corner of Tract C-1, Lands of Albuquerque Public Schools as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on February 23, 1995, Book 95C, Page 67; thence S 00°11'54" W a distance of 73.61 feet to a point common with said Tract B and said Tract C-1; thence N 85°48'21" W a distance of 164.17 feet; thence S 77°36'58" W a distance of 426.80 feet; thence N 88°25'57" W a distance of 238.03 feet; thence S 37°51'29" W a distance of 117.08 feet; thence S 00°20'11" W a distance of 591.41 feet being a point on the south property line of said Tract B, also being a point on the north property line of Lot 30, Block 8, of said Katherine-Nichole Addition; thence N 89°48'11" W a distance of 754.82 feet to the point of beginning and containing 1.5205 acres more or less (approximately 66,233 square feet).

Notes:

1. An easement survey was performed in August, 2000. Property corners were found as indicated.
2. Site located within projected Section 34, Township 11 North, Range 2 East, N.M.P.M. (Town of Albuquerque Grant).
3. All distances are ground distances.
4. Bearings are New Mexico State Plane Grid Bearings, Central Zone.
5. Purpose of this document is to define the new public storm drain easement.

SURVEYORS CERTIFICATION

I, Charles G. Cala, Jr., New Mexico Professional Surveyor No. 11184, do hereby certify; that this easement survey and the actual survey on the ground upon which it is based were performed by me or under my direct supervision; that this survey meets the Minimum Standards for Surveying in New Mexico, and that it is true and correct to the best of my knowledge and belief.


Charles G. Cala, Jr., NMPS 11184



04.12.2001
Date



JEFF MORTENSEN & ASSOCIATES, INC.
☐ 6010-B MIDWAY PARK BLVD. N.E.
☐ ALBUQUERQUE ☐ NEW MEXICO 87109
☐ ENGINEERS ☐ SURVEYORS (505) 345-4250

JOB NO. 2000.017.3 EASE

2001050400
5509354
Page: 3 of 7
05/22/2001 11:03A
Bk-A19 Pg-6814
R 19.00
ERSE
Bern. Co.
Mary Herrera

EXHIBIT 'A'
PUBLIC STORM DRAIN EASEMENT SURVEY

BOUNDARY TABLES

LINE	DIRECTION	DISTANCE
L1	N 00°18'59" E	549.95'
L2	N 00°17'04" E	229.48'
L3	N 70°22'36" E	134.76'
L4	N 66°19'01" E	258.63'
L5	S 37°51'29" W	161.76'
L6	S 00°20'11" W	599.96'
L7	N 89°48'11" W	729.82'
L8	N 77°36'58" E	518.45'
L9	S 00°11'54" W	803.81'
L10	N 89°46'40" W	569.56'
L11	S 00°03'53" W	30.00'
L12	N 89°47'49" W	245.99'
L13	N 89°48'11" W	100.77'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	1731.34'	16.99'	16.99'	N 64°38'44" E	00°33'44"
C2	135.00'	166.16'	155.87'	S 78°23'47" E	70°31'10"
C3	643.00'	350.96'	346.62'	S 58°50'40" E	31°16'23"
C4	643.00'	313.14'	310.06'	S 88°25'57" E	27°54'11"

EASEMENT TABLE

LINE	DIRECTION	DISTANCE
E1	N 32°48'49" W	37.60'
E2	N 29°07'00" W	232.50'
E3	N 01°22'00" W	171.70'
E4	N 82°21'00" E	128.00'
E5	S 01°03'00" W	12.30'
E6	N 00°06'00" W	30.00'
E7	S 00°06'00" E	61.00'
E8	N 00°18'59" E	30.00'
E9	S 89°48'11" E	729.83'
E10	N 00°20'11" E	569.96'
E11	S 00°11'54" W	73.61'
E12	N 85°48'21" W	164.17'
E13	S 77°36'58" W	426.80'
E14	N 88°25'57" W	238.03'
E15	S 37°51'29" W	117.08'
E16	S 00°20'11" W	591.41'
E17	N 89°48'11" W	754.82'



Mary Herrera

Bern. Co. EASE

R 19.00

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JEFF MORTENSEN & ASSOCIATES, INC.
☐ 6010-B MIDWAY PARK BLVD. N.E.
☐ ALBUQUERQUE ☐ NEW MEXICO 87109
☐ ENGINEERS ☐ SURVEYORS (505) 345-4250

JOB NO. 2000.017.3 EASE

EXHIBIT 'A'
PUBLIC STORM DRAIN EASEMENT SURVEY

EASEMENT KEYED NOTES

- ① 10' P.N.M. AND M.S.T.&T. EASEMENT GRANTED BY DOCUMENT DATED 11-15-1983 (UNRECORDED)
- ② 30' WATER AND SANITARY SEWER EASEMENT GRANTED BY PLAT C20-172
- ③ APPROXIMATE LOCATION OF FUTURE PRIVATE ACCESS AND PUBLIC UTILITY EASEMENT (WATER, SANITARY SEWER, ELECTRIC, COMMUNICATION AND GAS) GRANTED BY PLAT 2000C-9 TO SERVE TRACT B. ULTIMATE ALIGNMENT TO BE DETERMINED IN CONJUNCTION WITH SUBSEQUENT PLATTING/DEVELOPMENT OF TRACT A. MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER OF TRACT A.
- ④ 7' PUBLIC UTILITY EASEMENT GRANTED BY PLAT C19-131 (OFFSITE)

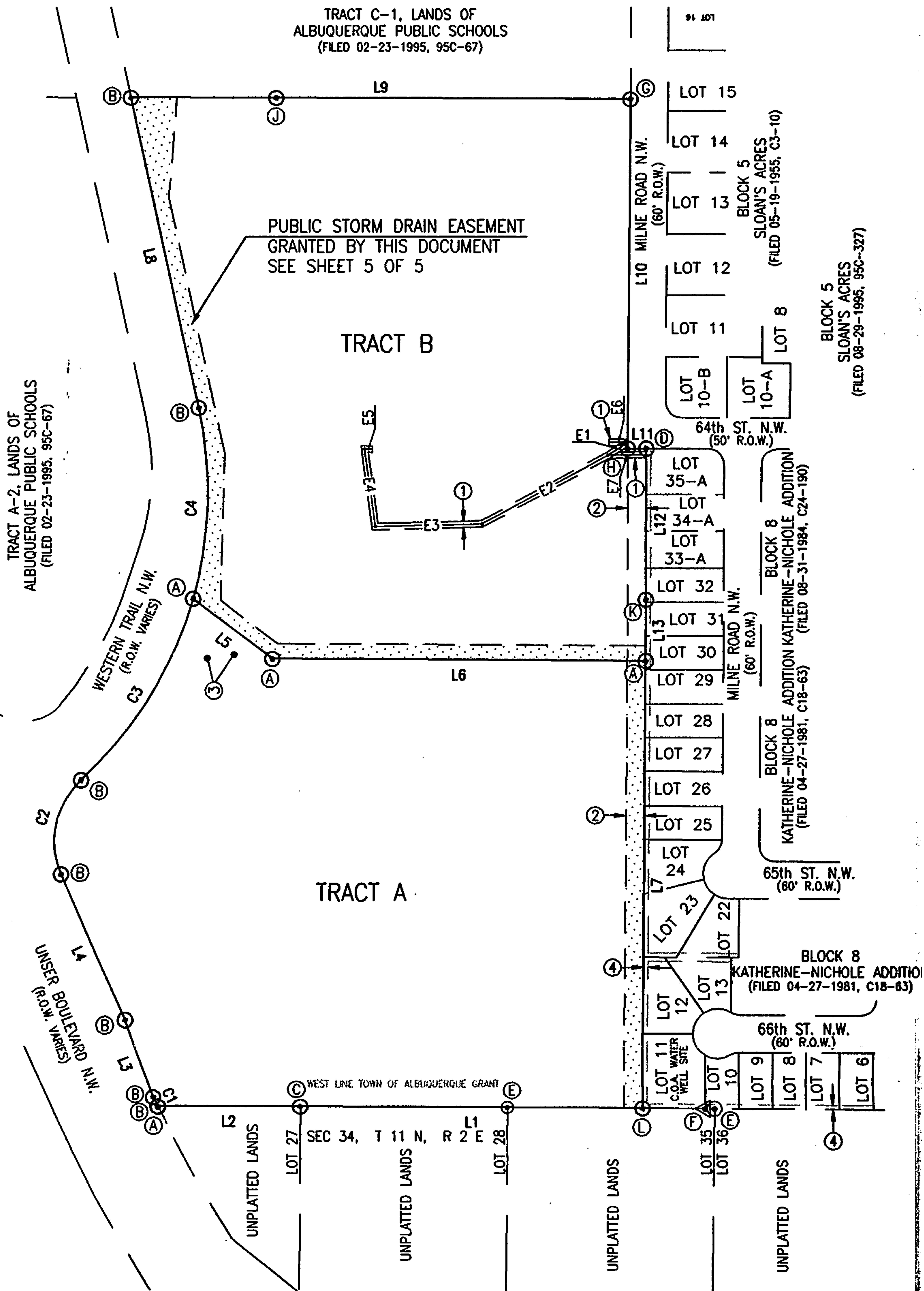
MONUMENTATION KEYED NOTES

- (A) SET #5 REBAR W/CAP STAMPED "NEW MEXICO PS 11184"
- (B) FOUND #5 REBAR W/CAP STAMPED "GREINER INC. NMPLS 3517", TAGGED W/WASHER STAMPED "NMPS 11184"
- (C) FOUND 1" IRON PIPE, TAGGED W/WASHER STAMPED "NMPS 11184"
- (D) FOUND #5 REBAR (NO I.D.), TAGGED W/WASHER STAMPED "NMPS 11184"
- (E) FOUND 1" IRON PIPE
- (F) FOUND BLM BRASS CAP STAMPED "5M"
- (G) SET CHISELED "+" IN CONCRETE
- (H) COULD NOT SET
- (J) SET ASPHALT NAIL W/WASHER STAMPED "NMPS 11184"
- (K) FOUND #4 REBAR (NO I.D.), TAGGED W/WASHER STAMPED "NMPS 11184"
- (L) FOUND 1" IRON PIPE, TAGGED WITH WASHER STAMPED "NMPS 11184"



EXHIBIT 'A'
PUBLIC STORM DRAIN EASEMENT SURVEY

SCALE: 1" = 200'



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Bern. Co. ERSE
Mary Herrera



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EXHIBIT 'A'

PUBLIC STORM DRAIN EASEMENT SURVEY

SCALE: 1" = 200'



TRACT A-2, LANDS OF
ALBUQUERQUE PUBLIC SCHOOLS
(FILED 02-23-1995, 95C-67)

TRACT C-1, LANDS OF
ALBUQUERQUE PUBLIC SCHOOLS
(FILED 02-23-1995, 95C-67)

PUBLIC STORM DRAIN EASEMENT
GRANTED BY THIS DOCUMENT

TRACT B

TRACT A

UNSER BOULEVARD N.W.
(R.O.W. VAPES)

WESTERN TRAIL N.W.
(R.O.W. VAPES)

MILNE ROAD N.W.
(60' R.O.W.)

BLOCK 5
SLOAN'S ACRES
(FILED 05-19-1955, C3-10)

BLOCK 5
SLOAN'S ACRES
(FILED 08-29-1995, 95C-327)

64th ST. N.W.
(50' R.O.W.)

BLOCK 8
KATHERINE-NICHOLE ADDITION
(FILED 08-31-1984, C24-190)

BLOCK 8
KATHERINE-NICHOLE ADDITION
(FILED 04-27-1981, C18-63)

65th ST. N.W.
(60' R.O.W.)

BLOCK 8
KATHERINE-NICHOLE ADDITION
(FILED 04-27-1981, C18-63)

66th ST. N.W.
(60' R.O.W.)

EASEMENT P.O.B.

WEST LINE TOWN OF ALBUQUERQUE GRANT

SEC 34, T 11 N, R 2 E

UNPLATTED LANDS

UNPLATTED LANDS

UNPLATTED LANDS

UNPLATTED LANDS

PROPOSED RINCONADA MESA SUBDMISION



JEFF MORTENSEN & ASSOCIATES, INC.
6010-B MIDWAY PARK BLVD. N.E.
ALBUQUERQUE NEW MEXICO 87109
ENGINEERS SURVEYORS (505) 345-4250

JOB NO. 2000.017.3 EASE

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R 19.00
Bern. Co. EASE
Mary Herrera

CONTRACT CONTROL FORM

PRELIMINARY REVIEW

Contact Person Kathy Jaramillo
Phone No. 924-3996

Project # 663981
CCN# 200101160
~~New~~ or Ext. #

Type of Agreement: permanent easement

Description/Project Name: Deep Rinconada Mesa
Public Works Dept./Div.: Design Review
Developer: APS

Contract Amount \$ SIA Contract Period: 5/21/01 - 12/31/2021
Contract Amount \$ SIA Contract Period: -
Contract Amount \$ S/W Contract Period: -

DRAFT CONTRACT:

Rec'd by Legal: Rejected/Returned to Dept.: /
Returned to Legal: / Approved: Initials:

FINANCIAL GUARANTY:

Letter of Credit No.: Date: Attached: Yes No. Initial
Other: Type Date: Attached: Yes No. Initial

FINAL CONTRACT REVIEW

APPROVALS REQUIRED:

	<u>Date Delivered</u>	<u>Returned to Dept.</u>	<u>Approved By</u>	<u>Approval Date</u>
Utility Div	<u>5/17/01</u>	<u>5/16/01</u>	<u>B2B</u>	<u>5/16/01</u>
Hydrology Div	<u>5/17/01</u>	<u>5/18/01</u>	<u>1-3</u>	<u>5/18/01</u>
Transportation Div	<u>5/18/01</u>	<u>5/18/01</u>	<u>"1"</u>	<u>5/18/01</u>
DRC Chairman	<u>5/18/01</u>	<u>5/21/01</u>	<u>EA</u>	<u>5/21/01</u>
Legal Dept	<u> </u>	<u> </u>	<u> </u>	<u> </u>
City Engineer	<u> </u>	<u> </u>	<u> </u>	<u> </u>
PWD Director	<u> </u>	<u> </u>	<u> </u>	<u> </u>
Finance	<u> </u>	<u> </u>	<u> </u>	<u> </u>
City Clerk	<u> </u>	<u> </u>	<u> </u>	<u> </u>
CAO	<u> </u>	<u> </u>	<u> </u>	<u> </u>

DISTRIBUTION:

	<u>Date:</u>	<u>By:</u>
User Department.	<u>5/22/01</u>	<u>18</u>
Vendor	<u>5-29-01</u>	<u>9</u>
City Clerk	<u> </u>	<u> </u>
Treasury	<u> </u>	<u> </u>
Other: <u> </u>	<u> </u>	<u> </u>

ADDENDUM TO COVER PAGE

5/7/01

(Date)

TO: Kevin Curran, Assistant City Attorney, Legal Department

FROM: Project Administrator, Project Review Sec., PWD

SUBJECT: PROJECT TITLE: Rinconada Mesa

PROJECT # 663981

The attached documents have been review, approved, initialed and/or signed by the DRC Chairman and are submitted for your action as noted.

ITEM

ACTION

Review & Approval

Reference

Comments

Procedure "A".....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Procedure "B".....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Procedure "B" Modified Non Work Order.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Procedure "C".....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Procedure "C" Modified.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Special Agreement.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Sidewalk Deferral Agreement.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Amendment.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Assignment.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Financial Guarantee.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Construction Paperwork:			
Contractors Proposal.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Performance/Warranty Bonds.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Labor/Material Bonds.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Certificate of Insurance.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Engineers Cost Estimate.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Extension.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Release/Agreement.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Release/Financial Guarantee.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Calling Notice.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Letter of Commitment.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Reduction Letter.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
License Agreement.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Monitoring Well Permit.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Agreement & Covenant.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Drainage Covenant.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Revocable Permit.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Encroachment.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Permanent Easement.....	<input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
Temporary Easement.....	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	

Other:

Please Call Kathy at 3996 if you have any questions regarding the above or when the documents are ready to be picked up.

No. of Attachments (1)