

24003

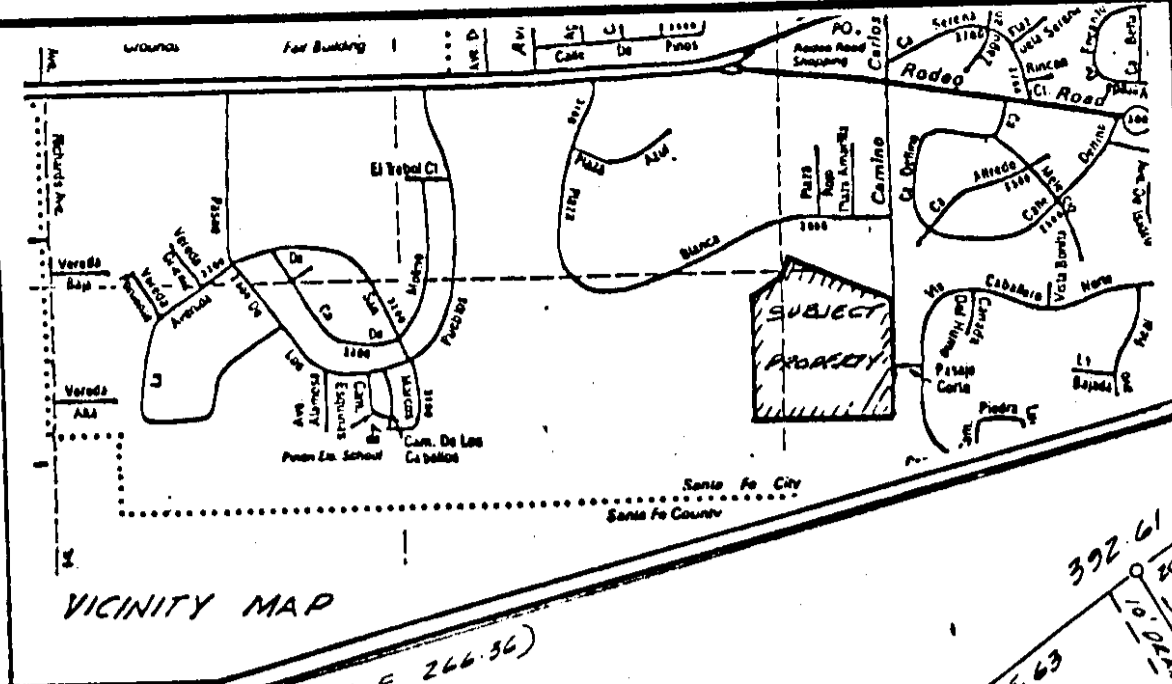
THESE LOTS ARE NOT REQUIRED TO COMPLY WITH THE LOT COVERAGE PERCENTAGES BECAUSE OF THE PUD STATUS AND GREENBELT

UTILITY EASEMENTS ARE PROVIDED OVER, UNDER, AND ACROSS ALL COMMON AREAS AS PROVIDED IN ARTICLE 6 OF THE DECLARATIONS, PARK PLAZAS COMMUNITY SERVICES ASSOC.

BUILDING SETBACK ALONG PLAZA VERDE IS 10 FT. OTHER LOT LINES ARE ZERO BUILDING SETBACK, PROVIDED THERE IS A MINIMUM OF 10 FT SEPARATION BETWEEN BUILDINGS

LOTS 430 THROUGH 444 TO BE APPROVED BY THIS PLAT. AS BUILDING PERMITS ARE REQUESTED THESE LOTS WILL BE FINAL PLATTED AND THE PLAT RECORDED. THE FINAL COMPOSITE PLAT WILL BE RECORDED AFTER ALL UNITS AND LOTS ARE LOCATED THEREON.

GARAGES FACING PLAZA VERDE MUST BE SETBACK 20 FT FROM THE W BOUNDARY



PARK PLAZAS PHASE 2

NOTE. ALL PRIVATE STREETS AS DELINEATED ON THIS PLAT ARE HERE BY GRANTED AS UTILITY EASEMENTS FOR ALL UTILITIES.



CURVE DATA

NO.	RAD	DELTA	ARC	CHORD
1	172.00	19°05'46"	57.39	5 86'44" 07" N 57.08
2	172.00	01°39'14"	4.97	5 70'21" 30" N 4.97
3	17.00	54°24'08"	16.14	N 83°15'58" E 15.54
4	50.00	34°57'34"	30.51	N 73°32'22" N 30.04
5	50.00	41°08'17"	35.90	S 68°24'28" N 35.13
6	50.00	18°48'01"	18.41	S 36°28'18" N 18.33
7	50.00	40°15'36"	35.13	S 08°54'30" N 34.42
8	50.00	68°09'05"	60.35	S 43°47'51" E 58.75
9	50.00	17°15'05"	15.05	S 89°59'55" E 15.00
10	50.00	18°48'03"	18.42	N 72°38'00" E 18.35
11	50.00	37°33'18"	32.77	N 44°48'50" E 32.19
12	50.00	10°22'20"	9.49	N 20°34'02" E 9.47
13	17.00	54°24'07"	16.14	N 42°19'55" E 15.54
14	120.00	20°45'00"	40.38	N 79°54'30" E 40.10
15	20.00	89°58'58"	31.41	S 44°43'32" E 28.28
16	20.00	90°01'04"	31.42	N 45°18'28" E 28.29
17	150.00	20°45'00"	54.32	S 79°54'30" N 54.03

AMENDMENT STATEMENT

THIS PLAT IS HEREBY AMENDED TO CORRECT DIMENSION ERRORS ON LOT 416

REVIEWED BY: GARY E. DANSON, N.M.P.L.S. 7014, DATE 8-15-90. CITY PLANNER: [Signature], DATE 8-28-90. PUBLIC WORKS DEPARTMENT: [Signature], DATE 8/28/90. CITY SUBDIVISION ENGINEER: [Signature].

UTILITIES: MOUNTAIN BELL (DATE 2-27-89), PUBLIC SERVICE CO. (DATE 2-27-89), SANGRE DE CRISTO WATER CO. (DATE 2-2-89), GAS CO. OF NEW MEXICO (DATE 2-21-89).

DEDICATION AN AFFIDAVIT

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDER SIGNED OWNER(S), HAVE CAUSED TO BE SUBDIVIDED THOSE LANDS SHOWN HEREON. THE SAID SUBDIVISION IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF SAID OWNER(S). UTILITY COMPANIES ARE GRANTED EASEMENTS SHOWN AND EASEMENTS FOR EXISTING UTILITIES NOT SHOWN. DRAINAGE EASEMENTS AND SANITARY SEWER EASEMENTS ARE GRANTED TO THE PARK PLAZAS COMMUNITY SERVICES ASSOCIATION. THIS SUBDIVISION CONTAINS 25.8 ACRES MORE OR LESS. PLAZA VERDE IS HEREBY DEDICATED TO THE PUBLIC FOREVER. ALL LAND NOT INCLUDED IN LOTS OR PUBLIC STREETS IS HEREBY DEDICATED TO THE PARK PLAZAS COMMUNITY SERVICES ASSOCIATION AS COMMON AREAS. THE MAINTENANCE OF ALL PRIVATE STREETS AND SEWERS WILL BE THE RESPONSIBILITY OF THE PARK PLAZAS COMMUNITY SERVICES ASSOCIATION.

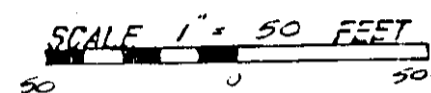
THIS PLANNED UNIT DEVELOPMENT LIES WITHIN THE PLANNING AND PLATTING JURISDICTION OF THE CITY OF SANTA FE.

CHAPMAN LAND COMPANY

WILLIAM CHAPMAN, VICEPRESIDENT

STATE OF NEW MEXICO, COUNTY OF SANTA FE

THE FOREGOING INSTRUMENT WAS SWORN, ACKNOWLEDGED AND SUBSCRIBED BEFORE ME BY WILLIAM CHAPMAN THIS 03 DAY OF MARCH 1989. [Signature] NOTARY PUBLIC, MY COMMISSION EXPIRES 1-5-93.



APPROVED BY: Jeannette (DATE 3/24/89), CITY PLANNER; [Signature] (DATE 3/24/89), CITY ENGINEER.

APPROVED BY THE CITY PLANNING COMMISSION SUMMARY COMMITTEE AT THEIR MEETING OF March 15, 1989. [Signature] CHAIRMAN, [Signature] SECRETARY.

LEGEND

- DENOTES POINT FOUND AS SHOWN
- DENOTES REBAR SET
- DENOTES CALC. POINT NOT SET
- ⊙ DENOTES MANHOLE
- U.E. DENOTES UTILITY EASEMENT
- BOUNDARY DATA IN PARENTHESIS IS FROM PRIOR PLATS

THIS PLAT IS SUBJECT TO ANY RESTRICTIONS, COVENANTS AND EASEMENTS OF RECORD

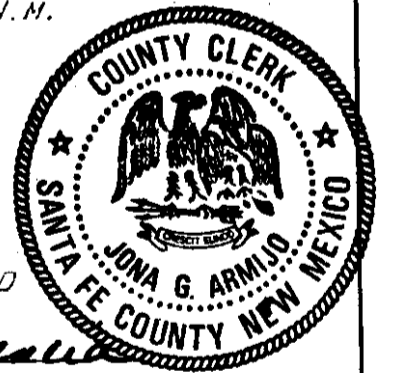
SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE REPRESENTATION OF A SURVEY COMPLETED UNDER MY PERSONAL SUPERVISION ON THE 28 DAY OF MARCH 1989. THE SURVEY AND PLAT ARE CORRECT, TRUE AND MEET THE MINIMUM STANDARDS FOR LAND SURVEYS IN N.M.

GARY E. DANSON, N.M.P.L.S. 7014.

STATE OF NEW MEXICO, COUNTY OF SANTA FE

THE FOREGOING INSTRUMENT WAS SWORN, ACKNOWLEDGED AND SUBSCRIBED BEFORE ME BY GARY E. DANSON THIS 03 DAY OF MARCH 1989. [Signature] NOTARY PUBLIC, MY COMMISSION EXPIRES 1-5-93.



674,7800

89 11:20 April 018

Virginia Montoya

AMENDED REPLAT OF

FINAL DEVELOPMENT PLAN AND SUBDIVISION PLAT

PARK PLAZAS, PHASE 5

A PLANNED UNIT DEVELOPMENT WITHIN THE CITY OF SANTA FE, N.M.

COUNTY OF SANTA FE, STATE OF NEW MEXICO. I hereby certify that this instrument was filed for record on the 15 day of April 1989 at 11:20 a.m. and was duly recorded in book 214 of the records of Santa Fe County.

Witness my Hand and Seal of Office. [Signature] County Clerk Santa Fe County, N.M. Deputy

G. DAWSON & ASSOCIATES PROFESSIONAL LAND SURVEYORS SANTA FE, N.M. FILE 1545