Regular Governing Body Meeting
City of Rio Rancho
AGENDA
July 24, 2025
6:00 PM
Council Chambers

Governing Body Members

Greggory D. Hull, Mayor	Paul Wymer, Councilor District 4
Deb Dapson, Councilor District 1	Karissa Culbreath, Councilor District 5
Jeremy Lenentine, Councilor District 2	Nicole List, Councilor District 6
Bob Tyler, Councilor District 3	

Meeting Information
This meeting will be conducted in-person and virtually, as well as, streamed live on the City of Rio Rancho website at https://rrnm.gov/2303/Watch-and-Download-City-Meetings

Join by Computer: https://us06web.zoom.us/j/83338157719?pwd=ST55whY8GCTELqBoGjYG1ipM1F5Uer.1
Meeting ID: 833 3815 7719
Passcode: 554297

Join by Phone:
Dial +1 720 707 2699 US (Denver)

Pursuant to the Governing Body Rules of Procedures, any person wishing to address the Governing Body related to an item listed under Second Reading of Ordinances, First Reading of Ordinances, or Discussion and Deliberation, shall register in person with the City Clerk no later than fifteen (15) minutes prior to the scheduled start time of a meeting. No more than two (2) hours in total will be allotted for comments pertaining to a specific agenda item at any meeting. A majority vote of the Governing Body members present may approve to extend the total amount of time allotted for public input related to a specific agenda item at a meeting.

Public input can be submitted in writing to the City Clerk, as clerk of the Governing Body, prior to the date of the meeting in which the item is scheduled to be heard; however, only public input received before 4 p.m. on the day of the meeting will be entered into the record prior to the meeting.

Call to Order and Pledge of Allegiance

Proclamations and Awards of Merit

Public Forum
Pursuant to the Governing Body Rules of Procedure, any person wishing to address the Governing Body related to a non-agenda item shall register in person with the City Clerk no later than fifteen (15) minutes prior to the scheduled start time of a meeting. No more than two (2) hours in total will be allotted for public forum comments at any meeting. A majority vote of the Governing Body members present may approve to extend the total amount of time allotted for public forum at a meeting.

Comments by Councilors

Consent Calendar

There will be no discussion of these items unless a Governing Body Member so requests, in which event the item will be moved to a discussion item on the regular agenda.

1 Minutes of June 26, 2025 Regular Meeting
Minutes of June 26, 2025 Regular Meeting
Minutes June, 26 2025 - Signed

2 R76, Resolution Authorizing Participation in a Joint and Coordinated Effort with the New Mexico Department of Transportation (NMDOT) for the FY 2025-2026 Local Government Road Fund (LGRF) Cooperative Program
Resolution_R76
Exhibit A
R76 - Signed

3 R77, Resolution Authorizing the Disposal of Fleet Vehicles, Damaged and/or Obsolete Equipment, Traffic Control Devices, Traffic Signal Components, and Street Lighting
Resolution_R77
Exhibit A
R77 - Signed

4 R78, Resolution Authorizing Disposal of Library and Information Services Department Property
Resolution_R78
Exhibit A
R78 - Signed

5 R79, Resolution Authorizing a Budget Adjustment to Various Funds to Recognize Revenue Changes, Adjust Grant Funds, and Ensure Adequate Budget Authority for Necessary Expenses through the End of the Fiscal Year 2025
Resolution_R79
R79 - Signed

6 D36, Appointment of Heidi Henderson to the Library Board of Trustees
H. Henderson Resume

Boards/Commissions/Committee Reports

Public Hearings

7 D37, Site Plan Approval for Proposed H-Tea-O Drive Thru at 1641 N.M. 528 SE
Application
Authorizarion
HTeaO Rio Rancho, NM Narrative
Justification
Map
Site Plan Attachments
Building Elevations
Detail Sheet_Curb, Sidewalk, Road, ADA Specs
Waste Management Dumpster Approval Letter
Reviewer Comments
Reproduction of Notices, Legal Ad

8 D38, Site Plan Approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H
Application
Authorization
Subject Property Zoning Ordinance: O. 63, Enact. 06-57

Zoning & Location Map
Elevations
Site, Utility and Landscape Plans
Reviewer Comments
Reproduction of Notifications

9 D39, Site Plan Approval for a Chase Bank at the Property Legally Described as The Village, Tract E-1
Application
Authorization Letter
2150 Unser Blvd SE Site Plan Location Map
Reviewer Comments
Reproduction of Notices

10 R80, Resolution Amending the Quail Ranch Master Plan Addendum
Resolution_R80
Application
Authorization
Location & Zoning Map
Justification Letter
Exhibit A: Addendum
Exhibit B: Map of Overlay Area
Quail Ranch Addendum FINAL REDLINE
Reproduction of Notifications

11 O19, Ordinance of the City of Rio Rancho, New Mexico Expanding an Overlay Zone for the Property Legally Described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, Identifying Conditions of Development, Providing for Severability and an Effective Date
Ordinance_O19
Application
Letter of Authorization
Justification Letter
Location & Zoning Map
Location of Proposed Overlay Zone
Reproduction of Notifications

12 D40, Site Plan Approval for the Expansion and Installation of a Solar Generation, Storage and Distribution System on the Properties Legally Described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D
Application
Location & Zoning Map
Site Plan
Building Elevation
Reviewer Comments
Reproduction of Notifications

13 **Withdrawn by staff** O20, Ordinance of the City of Rio Rancho, New Mexico, Amending the Zoning Classification Property Legally Described as Unit 21, Block 22, Lots 7-26, 28-31, and 45-48; Block 23, Lots 3-5, 7-10, 14-18, 20-23, and 28-32, 38, 42-64; and Block 24, Lots 41-49, 55-56, 58-66, 68-70 from TZ: Transitional Zoning to R-3: Mixed Residential District.

Second Reading of Ordinances

14 O18, Ordinance Amending Chapter 37 Taxation
Ordinance_O18
O18 - Signed

First Reading of Ordinances

Discussion and Deliberation

15 D41, Advice and Consent of the Governing Body to Award Contract No.25-114-PW: Median & Shoulder Drainage Facility Maintenance for a total of $522,760 (including NMGRTs) to Heads Up Landscape Contractor LLC, dba Yellowstone Landscape
Draft Contract

16 D42, Advice and Consent of the Governing Body to Award Contract No. 26-003-PW: Lema Road Reconstruction for a total of $2,923,829.48 (including NMGRTs) to TLC Company, Inc.
Lema Road Map
Draft Contract

17 R81, Resolution Designating Voting Convenience Centers and Consolidation of Precincts for March 3, 2026 Municipal Officer Election
Resolution_R81
R81 - SIgned

18 R82, Resolution Adopting the Fiscal Year 2026 Final Budget
Resolution_R82
5 Year Financial Plan
General Fund Changes
Utility Funds Summary
Utility Five Year Financial Plan
Utility Funds Changes
MPEC Funds Summary.pdf
MPEC Financial Summary.pdf
MPEC Fund Changes
FY25 POs Rollover
FY25 Projects Summary Rollovers
FY26 Balanced Budget Approved Resolution
Governmental Funds Changes from Balanced to Final FY26
Governmental Funds Summary
R82 - Signed

City Manager

Adjournment

Governing Body
of the
City of
Rio Rancho

MINUTES

JUNE 26, 2025
6:00 p.m.
Council Chambers

MEMBERS PRESENT:	**STAFF**
Greggory D. Hull, Mayor (Virtual)	Matt Geisel, City Manager
Deb Dapson, Councilor Dist. 1	Josh Rubin, City Attorney
Jeremy Lenentine, Deputy Mayor/Dist. 2	Amy Rincon, Director of Development Services
Bob Tyler, Councilor Dist. 3	Carol Jaramillo, Director of Financial Services
Paul Wymer, Councilor Dist. 4	Stephanie Yarra, Incoming Director of Financial Services
Karissa Culbreath, Councilor Dist. 5	James DeFillippo, Fire Chief
Nicole List, Councilor Dist. 6	Connie Peterson, Director of Parks, Rec. & Comm Services
	BJ Gottlieb, Director of Public Works
	Jason Shoup, Library Director
	Loyola Martinez, Director of Human Resources
	Yolanda Lucero, Deputy City Clerk

Call to Order and Pledge of Allegiance

Deputy Mayor Lenentine called the meeting to order at 6:00 p.m.

Deputy Mayor Lenentine proceeded over the meeting, due to Mayor Hull attending remotely.

Proclamations and Awards of Merit

Public Forum

The following individual spoke under public forum:

- Beth Dehler

Comments by Councilors

Consent Calendar

1) Minutes of June 12, 2025 Regular Meeting
2) R68, Resolution Authorizing a Budget Adjustment to Various Funds to Recognize Revenue Changes, Adjust Grant Funds, and Ensure Adequate Budget Authority for Necessary Expenses through the End of the Fiscal Year 2025
3) R69, Resolution Authorizing Disposal of Library and Information Services Department Property

DRAFT

4) R70, Resolution Authorizing Disposal of Parks, Recreation, and Community Services Department - Aquatics Division Equipment
5) R71, Resolution Authorizing Disposal of Parks, Recreation, and Community Services Department Equipment
6) R72, Resolution Authorizing a Budget Adjustment to the Utilities Operations Fund (501)
7) D33, Appointment of Delores Williams to the Senior Services Advisory Board

Deb Dapson moved to approve consent calendar. Seconded by Karissa Culbreath

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

Boards/Commissions/Committee Reports

Public Hearings

8) D34, Site Plan Approval for an Expansion of the MAC Center at the Property Legally Described as Loma Colorado, Tract P-1-C-A

Amy Rincon, Director of Development Services presented this item. The subject property is located at 801 Loma Colorado Blvd. NE, legally described as Loma Colorado, and consists of approximately 7.3264 acres. The subject property is zoned SU/Special Use for Educational, Recreational, and Cultural Uses. The subject property is currently developed with the McDermott Athletic Center, a recreation and event center, and the proposed expansion for this site plan is to allow for the addition of an approximate 16,000 square-foot turf field on the south side of the property. The Planning and Zoning Board recommend approval at their June 10, 2025 meeting.

Karissa Culbreath moved to approve D34. Seconded by Nicole List

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

9) D35, Public Hearing for the Community Development Block Grant (CDBG) Third Annual Action Plan for Program Year 2025/Fiscal Year 2026

No individual spoke under the public hearing.

Second Reading of Ordinances

DRAFT

10) O16, Ordinance Amending Chapter 97 Alarm Systems

Matt Geisel, City Manager presented this item. The City of Rio Rancho is transitioning away from the Sandoval County Regional Emergency Communications Center and establishing a Rio Rancho Emergency Communications Center, effective July 1, 2025, to better serve the citizens of Rio Rancho. The Rio Rancho Emergency Communications Center has been recognized by the State as a Public Safety Answering Point within Sandoval County serving the City of Rio Rancho. As a result of emergency communications center designation change, existing Municipal Code definition language requires updating. The proposed Ordinance replaces references to "Sandoval County Regional Dispatch Center" with "Rio Rancho Emergency Communications Center".

Paul Wymer moved to approve O16. Seconded by Nicole List

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

First Reading of Ordinances

11) O18, Ordinance Amending Chapter 37 Taxation

Stephanie Yarra, Incoming Director of Financial Services presented this item. The City of Rio Rancho has adopted rules and regulations permitting short-term rental units to operate within the City of Rio Rancho effective July 1, 2025. Amendments to the Lodgers' Tax code are necessary to account for short-term rental units in the Lodgers Tax auditing provisions required by State Statute. The Ordinance clarifies applicable license requirement text, removes non-applicable text, establishes an annual audit minimum for short-term rentals, deadlines for providing responsive audit information, and a penalty for lack of timely response.

Paul Wymer moved to approve O18. Seconded by Karissa Culbreath

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

Discussion and Deliberation

12) R73, Resolution Adopting the Community Development Block Grant Third Annual Action Plan for the 2025-2026 Fiscal Year

DRAFT

Carole Jaramillo, Director of Financial Services. The City of Rio Rancho is eligible to receive federal funds from the United States Department of Housing and Urban Development as an entitlement community due to its population exceeding 50,000 persons. City staff has completed all applicable requirements to finalize the Third Annual Action Plan for approval and submission to HUD by the deadline on July 11, 2025. The Third Annual Action Plan consists of CDBG-funded project awards totaling $493,138 as recommended by staff, the Capital Improvements Plan Citizen's Advisory Committee and considering any public comment offered during the required 30-day public comment period. The City's low-to-moderate income and at-risk residents will be served by the projects and services proposed in the Third Annual Action Plan. There will be no impact on the City's General Fund.

Deb Dapson moved to approve R73. Seconded by Nicole List

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

13) R74, Resolution Confirming and Hiring James Wenzel to the Position of Fire & Rescue Department Director/Chief

Councilor List recused herself from this item, due to a perceived conflict of interest in that she has a family member in the Rio Rancho Fire Department.

Matt Geisel, City Manager has nominated James Wenzel as Fire Chief. Mr. Wenzel has approximately 15 ½ years of applicable experience with the City of Rio Rancho. His tenure with the City includes serving as a firefighter/EMT, fire engineer, captain, battalion chief, and fire marshal. If the Governing Body confirms the appointment, the effective date for James Wenzel's new position will be July 28, 2025. Until the current Department Director/Chief James DeFillippo retires from the City on August 28, 2025, James Wenzel will serve as the Director designate.

Mayor Hull stated he concurs with the appointment.

The following individual spoke under this item:

- Sean Gerdemann

Karissa Culbreath moved to approve R74. Seconded by Deb Dapson

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Greggory Hull, Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath
NO: None
Recused: Nicole List

DRAFT

14) R75, Resolution Affirming and Authorizing 75 Percent Pick-Up of New Mexico Public Employees Retirement Association (PERA) Member Contributions

Loyola Martinez, Director of Human Resources presented this item. The City of Rio Rancho has historically paid seventy-five percent of the employee portion of the PERA member contribution for all employees. An updated Resolution capturing and confirming the City's past and existing employee retirement contribution practices is necessary for submission to PERA for documentation purposes.

Karissa Culbreath moved to approve R75. Seconded by Nicole List

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

City Manager

Adjournment

6:41 p.m.

APPROVED THIS JULY 24, 2025

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel Davis, City Clerk
(SEAL)

DRAFT

Governing Body
of the
City of
Rio Rancho
MINUTES
JUNE 26, 2025
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Jeremy Lenentine, Deputy Mayor/Dist. 2	Amy Rincon, Director of Development Services
Bob Tyler, Councilor Dist. 3	Carol Jaramillo, Director of Financial Services
Paul Wymer, Councilor Dist. 4	Stephanie Yarra, Incoming Director of Financial Services
Karissa Culbreath, Councilor Dist. 5	James DeFillippo, Fire Chief
Nicole List, Councilor Dist. 6	Connie Peterson, Director of Parks, Rec. & Comm Services
	BJ Gottlieb, Director of Public Works
	Jason Shoup, Library Director
	Loyola Martinez, Director of Human Resources
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Karissa Culbreath moved to approve D34. Seconded by Nicole List

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

9) D35, Public Hearing for the Community Development Block Grant (CDBG) Third Annual Action Plan for Program Year 2025/Fiscal Year 2026

No individual spoke under the public hearing.

Second Reading of Ordinances

10) O16, Ordinance Amending Chapter 97 Alarm Systems

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NO: None

Discussion and Deliberation

12) R73, Resolution Adopting the Community Development Block Grant Third Annual Action Plan for the 2025-2026 Fiscal Year

Carole Jaramillo, Director of Financial Services. The City of Rio Rancho is eligible to receive federal funds from the United States Department of Housing and Urban Development as an entitlement community due to its population exceeding 50,000 persons. City staff has completed all applicable requirements to finalize the Third Annual Action Plan for approval and submission to HUD by the deadline on July 11, 2025. The Third Annual Action Plan consists of CDBG-funded project awards totaling $493,138 as recommended by staff, the Capital Improvements Plan Citizen's Advisory Committee and considering any public comment offered during the required 30-day public comment period. The City's low-to-moderate income and at-risk residents will be served by the projects and services proposed in the Third Annual Action Plan. There will be no impact on the City's General Fund.

Deb Dapson moved to approve R73. Seconded by Nicole List

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

13) R74, Resolution Confirming and Hiring James Wenzel to the Position of Fire & Rescue Department Director/Chief

Councilor List recused herself from this item, due to a perceived conflict of interest in that she has a family member in the Rio Rancho Fire Department.

Matt Geisel, City Manager has nominated James Wenzel as Fire Chief. Mr. Wenzel has approximately 15 ½ years of applicable experience with the City of Rio Rancho. His tenure with the City includes serving as a firefighter/EMT, fire engineer, captain, battalion chief, and fire marshal. If the Governing Body confirms the appointment, the effective date for James Wenzel's new position will be July 28, 2025. Until the current Department Director/Chief James DeFillippo retires from the City on August 28, 2025, James Wenzel will serve as the Director designate.

Mayor Hull stated he concurs with the appointment.

The following individual spoke under this item:

- Sean Gerdemann

Karissa Culbreath moved to approve R74. Seconded by Deb Dapson

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Greggory Hull, Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath
NO: None
Recused: Nicole List

14) R75, Resolution Affirming and Authorizing 75 Percent Pick-Up of New Mexico Public Employees Retirement Association (PERA) Member Contributions

Loyola Martinez, Director of Human Resources presented this item. The City of Rio Rancho has historically paid seventy-five percent of the employee portion of the PERA member contribution for all employees. An updated Resolution capturing and confirming the City's past and existing employee retirement contribution practices is necessary for submission to PERA for documentation purposes.

Karissa Culbreath moved to approve R75. Seconded by Nicole List

The motion carried by a vote of 6 FOR and 0 AGAINST.
YES: Deb Dapson, Jeremy Lenentine, Bob Tyler, Paul Wymer, Karissa Culbreath, Nicole List
NO: None

City Manager

Adjournment

6:41 p.m.

APPROVED THIS JULY 24, 2025

Greggory D. Hull, Mayor

ATTEST:

Noel C Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: R76

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Public Works

SUBJECT:
R76, Resolution Authorizing Participation in a Joint and Coordinated Effort with the New Mexico Department of Transportation (NMDOT) for the FY 2025-2026 Local Government Road Fund (LGRF) Cooperative Program

BACKGROUND AND ANALYSIS:
The City of Rio Rancho applied for a 2025-2026 LGRF Grant in March 2025. A letter was received from NMDOT on June 11, 2025, awarding a project with a total project cost of $100,000. The City's required match of 25% or $25,000 has been included in the FY 2026 Budget from Fund 270, Municipal Gas Tax Revenue. The NMDOT's share shall be 75% of the total award or $75,000.

As a stipulation of the award, the NMDOT requires that the City of Rio Rancho submit a formal Resolution before the development of an agreement begins between the City and the NMDOT, executed by its Governing Body or agency head respectively adopting the projects and verifying its priority standing with the City.

The Resolution lists the general scope, route, termini, and references the project costs. The project will consist of remediating curb ramps related to Americans with Disabilities Act (ADA) criteria at five locations.

This Resolution will be included in the agreement and agreement execution will not occur without the approved Resolution.

IMPACT:
The City of Rio Rancho will receive funds needed to support Americans with Disabilities Act (ADA) remediation.

ALTERNATIVES:
Approve the Resolution.

Do not Approve the Resolution.

DEPARTMENT RECOMMENDATION:
Staff recommends approval of the Resolution.

ATTACHMENT: Resolution_R76
ATTACHMENT: Exhibit A
ATTACHMENT: R76 - Signed

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. **ENACTMENT NO.**

RESOLUTION AUTHORIZING PARTICIPATION IN A JOINT AND COORDINATED EFFORT WITH THE NEW MEXICO DEPARTMENT OF TRANSPORTATION (NMDOT) FOR THE FY 2025-2026 LOCAL GOVERNMENT ROAD FUND (LGRF) COOPERATIVE

WHEREAS: the City of Rio Rancho and the NMDOT have entered a joint coordinated effort; and

WHEREAS: the total cost of the project will be $100,000 to be funded in proportional share by the parties hereto as follows: NMDOT's share shall be 75% or $75,000; and the City of Rio Rancho's proportional matching share shall be 25% or $25,000; and

WHEREAS: the City of Rio Rancho shall pay all costs which exceed the total amount of $100,000.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. That the project for this Cooperative Agreement is adopted and has a priority standing.

Section 2. The agreement terminates on December 31, 2026, and the City of Rio Rancho incorporates all the agreements, covenants, and understandings between the parties hereto concerning the subject matter hereof, and all such covenants, agreements and understandings have been merged into the written agreement.

Section 3. The City of Rio Rancho enters into Cooperative Agreement Control Number (HW2-L300388) with the NMDOT for the LGRF Program for FY2025-2026.

Section 4. The scope of the projects is pavement rehabilitation/improvements, reconstruction, full construction, drainage improvements, blading & shaping, traffic signal improvements, miscellaneous, design, and construction management. The project locations are shown on the table below.

ADA Remediation			
5 Locations within the City of Rio Rancho ADA Transition Plan			
Rank	Location	From	To
1	Western Hills Dr	Unser Blvd	Sothern Blvd
2	Lariat Rd	Western Hills Dr	Nicklaus Dr
3	Nicklaus Dr	Southern Blvd	Broadmoor Blvd
4	Tarpon Ave	Southern Blvd	Hydra Rd
5	Willow Creek Rd	Riverside Dr	NM528

ADOPTED THIS _____DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

Exhibit A

ADA Remediation			
5 Locations within the City of Rio Rancho ADA Transition Plan			
Rank	Location	From	To
1	Western Hills Dr	Unser Blvd	Sothern Blvd
2	Lariat Rd	Western Hills Dr	Nicklaus Dr
3	Nicklaus Dr	Southern Blvd	Broadmoor Blvd
4	Tarpon Ave	Southern Blvd	Hydra Rd
5	Willow Creek Rd	Riverside Dr	NM528

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. 76 **ENACTMENT NO. 25-074**

RESOLUTION AUTHORIZING PARTICIPATION IN A JOINT AND COORDINATED EFFORT WITH THE NEW MEXICO DEPARTMENT OF TRANSPORTATION (NMDOT) FOR THE FY 2025-2026 LOCAL GOVERNMENT ROAD FUND (LGRF) COOPERATIVE

WHEREAS: the City of Rio Rancho and the NMDOT have entered a joint coordinated effort; and

WHEREAS: the total cost of the project will be $100,000 to be funded in proportional share by the parties hereto as follows: NMDOT's share shall be 75% or $75,000; and the City of Rio Rancho's proportional matching share shall be 25% or $25,000; and

WHEREAS: the City of Rio Rancho shall pay all costs which exceed the total amount of $100,000.

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5	Willow Creek Rd	Riverside Dr	NM528

ADOPTED THIS 24TH DAY OF JULY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: R77

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Public Works

SUBJECT:
R77, Resolution Authorizing the Disposal of Fleet Vehicles, Damaged and/or Obsolete Equipment, Traffic Control Devices, Traffic Signal Components, and Street Lighting

BACKGROUND AND ANALYSIS:
The Public Works Department's Building Maintenance & Custodial Division, Fleet Division, and Traffic Section regularly dispose of retired fleet vehicles and/or equipment, obsolete and/or damaged items, equipment components, street signs, traffic signal equipment, and street lighting. This equipment is stored at City facilities until it can be recycled or disposed of by auction.

The City receives funds from the recycling and auction of items approved for disposal. Items that are not recycled, auctioned or disposed of in a timely manner take up valuable space at City facilities and can be detrimental to a safe working environment.

Items included in this disposal request are retired fleet vehicles and equipment, scrap metal, worn equipment parts, poles, street light heads, signal cabinets, scrap signs, posts, broken chairs, expired and obsolete personal protective gear, and hardware.

The disposal of personal property is governed by Section 3-54-2, NMSA 1978 requiring Governing Body approval for property that does not exceed $2,500. Also, in accordance with the provisions outlined in the City of Rio Rancho Administrative Policies and Procedures (Chapter 2, Article 12, and Section 2-12-10; Revised March 20, 2017).

IMPACT:
Approval of the Resolution will allow the City to decommission and dispose of the items listed, and recoup revenue by auction or recycling.

ALTERNATIVES:
Approve the Resolution

Do not approve the Resolution.

DEPARTMENT RECOMMENDATION:
Staff recommends approval of the Resolution.

ATTACHMENT: Resolution_R77
ATTACHMENT: Exhibit A
ATTACHMENT: R77 - Signed

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. **ENACTMENT NO.**

RESOLUTION AUTHORIZING THE DISPOSAL OF FLEET VEHICLES, DAMAGED AND/OR OBSOLETE EQUIPMENT, TRAFFIC CONTROL DEVICES, TRAFFIC SIGNAL COMPONENTS, AND STREET LIGHTING

WHEREAS: the Public Works Department's Building Maintenance & Custodial Division, Fleet Division, and Traffic Section regularly dispose of retired fleet vehicles and/or equipment, obsolete and/or damaged items, equipment components, street signs, traffic signal equipment, scrap metal, and street lighting; and

WHEREAS: this equipment is stored at City facilities until it can be recycled or disposed of by auction; and

WHEREAS: the Public Works Department requests approval to recycle, dispose, or public auction the equipment; and

WHEREAS: the disposal of property is governed by Section 3-54-2 NMSA, 1978, and there is a requirement for Governing Body approval for property that does not exceed $2,500.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That formal authorization is hereby given to allow the fleet vehicles, damaged and/or obsolete equipment, traffic control devices, traffic signal components, scrap metal, broken chairs, expired and obsolete personal protective gear, and street lighting, as detailed in Exhibit A attached hereto, to be recycled, disposed, or publicly auctioned.

ADOPTED THIS _____DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

Dept-Div	Unit#	Asset	Description	Mileage	Vin/Serial #	Notes
Police	DPS012	3904	2004 Chevrolet Impala	108,984	2G1WF55K949306845	Parts obsolete to repair
Police	PD1615	16513	2012 Chevrolet 1500	97037	1GCRKPEA2CZ147805	Front End damage
Police	PD1604	16339	2014 Dodge Charger	84849	2C3CDXAT2EH340745	Engine Failed
Police	PDM151	15756	2015 BMW R12RTP	53611	WB10A1305FZ193083	Miles & Age
Police	PDM161	16465	2016 R1200RT BMW	44767	WB10A1303GZ194346	Miles & Age
Police	PDM171	17247	2017 BMW R1200RT	36723	WB10A1303HZ399649	Miles & Age
Police	MC02	6779	2007 Ford Escape Hybrid	72810	1FMYU59H67KB87722	Hybrid Battery Bad
Police	DPS073	DPS073	2005 Dodge Caravan	65854	1D4GP25E85B342756	Miles & Age
Police	DPS292	14828	2014 Chevrolet Tahoe	70818	1GNLC2E07ER205818	Miles & Age
Police	PD1940	18210	2019 Ford Explorer	61554	1FM5K8AT2KGB23490	Overheating Issues, Bad Head
Police	PD1406	15499	2014 Dodge Charger	109117	2C3CDXAT3EH340768	Miles & Age
Police	PD1913	17936	2019 Dodge Charger		2C3CDXAT8KH532585	Vehicle Accident, Insurance Deemed a Total Loss
Police	PD1918	17934	2019 Dodge Charger		2C3CDXAT3KH532588	Vehicle Accident, Insurance Deemed a Total Loss
Police	PD1712	16912	2016 Dodge Charger		2C3CDXAT4GH322315	Vehicle Accident, Insurance Deemed a Total Loss
Fire	964	14634	2013 Ford E450	199,199	1FDXE4FS0DDA38953	Miles, Age & Condition
Public Works Engineering	PWEN28	9629	2008 Chevrolet 1500	97449	1GCEK14048Z187136	Age
Utilities Customer Service	CS02	14920	2014 Ford F150	152,762	1FTEX1EM0EKD69648	Miles, Age & Condition
Streets & Right of Way	SRW68	1568	2002 Freightliner L80	183,556	1FVHBXAKX2HJ86404	Miles, Hours
Library	L05	IT03	2005 Dodge Caravan	605512	1D4GP25E55B385287	Obsolete
Parks & Rec	PR01	PR01	2004 Chevrolet Express	84262	1GAHG39U841242842	Miles, Age & Condition
Parks & Rec	99001	1533	1999 Ford E350	97895	1FBSS31L3XHA59265	Parts obsolete to repair
Parks & Rec	PR21	5740	2006 Ford Ranger	174675	1FTYR15E66PA26962	Miles, Age & Condition
Fleet Maint	FM05	FM05	1995 John Deere 970 Tractor		MOO97008160025	Age & Condition
Fleet Maint	FM04	FM04	2007 Yamaha YFM25(4Wheeler)		5Y4AG01Y77A128817	Not Used/Reapirs Needed
Fleet Maint			Engine Hoist, Topside Creeper			Not Used
Traffic	N/A	N/A	Damaged street signs multiple	N/A	N/A	Damaged -Used Material
Building Maintenance	N/A	N/A	Soda machine and tables -sign	N/A	N/A	Damaged -Used Material
Building Maintenance	N/A	A212	Water Source Pump H16	N/A	N/A	Replace to new
Building Maintenance	N/A	B316	Water Source Pump H5	N/A	N/A	Replace to new
Building Maintenance	N/A	A423	Water Source Pump H4	N/A	N/A	Replace to new
Building Maintenance	N/A	B447	Water Source Pump H4	N/A	N/A	Replace to new
Building Maintenance	N/A	B237	Water Source Pump H4	N/A	N/A	Replace to new

Building Maintenance	N/A	A132	Water Source Pump H4	N/A	N/A	Replace to new
Building Maintenance	N/A	B303	Water Source Pump H5	N/A	N/A	Replace to new
Building Maintenance	N/A	B101	Water Source Pump H4	N/A	N/A	Replace to new
Building Maintenance	N/A	N/A	electric concrete mixer - used	N/A	N/A	Damaged -Used Material
Building Maintenance	N/A	N/A	woodworking dust vacumn - used	N/A	N/A	Damaged -Used Material
Building Maintenance	N/A	N/A	Hot Dawg Heater - used	N/A	N/A	Damaged -Used Material
Building Maintenance	N/A	N/A	Scaffold w- wheels - used	N/A	N/A	Damaged -Used Material
Building Maintenance			Conference table - used	N/A	N/A	Damaged -Used Material
PW- Bldg Maint	N/A	932	CBZNREC_Packaged Unit_932 Carrier	N/A	48TFF007-511 2607G50310	Single Zone Rooftop Unit; R-22 - used / damaged
PW- Bldg Maint	N/A	N/A	TraneŸHC072A3RHA1F0	N/A	52301792	Single Zone Rooftop Unit; R-22 - used / damaged
PW- Bldg Maint	N/A	N/A	TraneŸHC072A3RHA1F0	N/A	523101802L	Single Zone Rooftop Unit; R-22 - used / damaged
PW- Bldg Maint	N/A	N/A	TraneŸHC072A3RHA1F0	N/A	523101871L	Single Zone Rooftop Unit; R-22 - used / damaged
PW- Bldg Maint	N/A	N/A	TraneŸHC072A3RHA1F0	N/A	523100533L	Single Zone Rooftop Unit; R-22 - used / damaged
PW- Bldg Maint	N/A	N/A	Pyramid 5000 time clock	N/A	N/A	Pyramid 5000 time clock
PW- Bldg Maint	N/A	N/A	QTY- 3 hard Hats - used	N/A	N/A	QTY- 3 hard Hats - used
Public Works - Admin	N/A	N/A	QTY- 3 office chairs - used	N/A	N/A	QTY- 3 office chairs - used

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. 77 **ENACTMENT NO. 25-075**

RESOLUTION AUTHORIZING THE DISPOSAL OF FLEET VEHICLES, DAMAGED AND/OR OBSOLETE EQUIPMENT, TRAFFIC CONTROL DEVICES, TRAFFIC SIGNAL COMPONENTS, AND STREET LIGHTING

WHEREAS: the Public Works Department's Building Maintenance & Custodial Division, Fleet Division, and Traffic Section regularly dispose of retired fleet vehicles and/or equipment, obsolete and/or damaged items, equipment components, street signs, traffic signal equipment, scrap metal, and street lighting; and

WHEREAS: this equipment is stored at City facilities until it can be recycled or disposed of by auction; and

WHEREAS: the Public Works Department requests approval to recycle, dispose, or public auction the equipment; and

WHEREAS: the disposal of property is governed by Section 3-54-2 NMSA, 1978, and there is a requirement for Governing Body approval for property that does not exceed $2,500.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That formal authorization is hereby given to allow the fleet vehicles, damaged and/or obsolete equipment, traffic control devices, traffic signal components, scrap metal, broken chairs, expired and obsolete personal protective gear, and street lighting, as detailed in Exhibit A attached hereto, to be recycled, disposed, or publicly auctioned.

ADOPTED THIS 24TH DAY OF JULY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: R78

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Library and Information Services

SUBJECT:
R78, Resolution Authorizing Disposal of Library and Information Services Department Property

BACKGROUND AND ANALYSIS:

The Library and Information Services Department seeks to dispose of non-functional, damaged, and/or obsolete items that cannot be put back in library circulation or sensibly stored by selling salvageable items, recycling suitable items, and safely disposing of items deemed unfit or unsafe for sale to the public.

The items, detailed in the attached Exhibit A, consist of miscellaneous office supplies and library materials.

The disposal of personal property is governed by Section 3-54-2, NMSA 1978 requiring Governing Body approval for property that does not exceed $2,500.

IMPACT:
Disposal of these items will free up space for current library needs.

ALTERNATIVES:
Approve the Resolution.

Do not approve the Resolution.

DEPARTMENT RECOMMENDATION:
Staff recommends approval of the Resolution.

ATTACHMENT: Resolution_R78
ATTACHMENT: Exhibit A
ATTACHMENT: R78 - Signed

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. **ENACTMENT NO.**

RESOLUTION AUTHORIZING DISPOSAL OF LIBRARY AND INFORMATION SERVICES DEPARTMENT PROPERTY

WHEREAS: the Library and Information Services Department needs to dispose of non-functional, damaged, and/or obsolete items that cannot be put back in library circulation or sensibly stored by selling salvageable items, recycling suitable items, and safely disposing of items deemed unfit or unsafe for sale to the public; and

WHEREAS: the disposal of personal property is governed by Section 3-54-2, NMSA 1978 requiring Governing Body approval for property that does not exceed $2,500.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That authorization is hereby given to properly dispose of the items depicted in Exhibit A, attached hereto.

ADOPTED THIS _____DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
AV Box with Power Center (1)	Loma Colorado Main Library	Obsolete	$2.00	
Speakers with speaker boxes (8) Model CD308-4T	Loma Colorado Main Library	Obsolete	$5.00	
Projector CP_WX8255A / F5E003236	Loma Colorado Main Library	Obsolete	$2.00	
AV Components (5) SCM810	Loma Colorado Main Library	Damaged	$0.00	
Ceiling Tiles (9)	Loma Colorado Main Library	Damaged	$0.00	

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

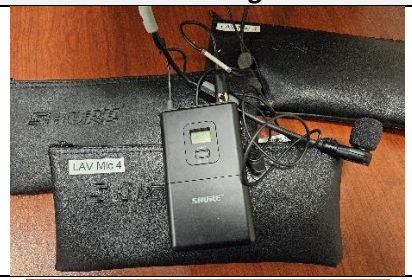
Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
LAV Microphones (4) SLX1 G5	Loma Colorado Main Library	Damaged	$0.00	
Handheld Microphone (1) SM58 Q	Loma Colorado Main Library	Damaged	$0.00	
Box of old AV Wires	Loma Colorado Main Library	Obsolete	$1.00	
File Cabinet	Loma Colorado Main Library	Damaged	$0.00	

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

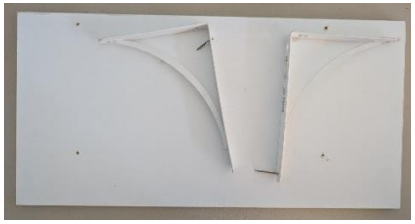
Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
Wood shelf with mounting fixture (1)	Loma Colorado Main Library	Obsolete	$1.50	
Boxes of old fire alarm components (3)	Loma Colorado Main Library	Obsolete	$5.00	  

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
Broken whiteboard sign (1)	Loma Colorado Main Library	Damaged	$0.00	
Broken Pink Off-Brand Nintendo Switch Controllers (2)	Loma Colorado Main Library	Damaged	$0.00	
Cameo Silhouette with power cord (1)	Loma Colorado Main Library	Obsolete	$20.00	
Acrylic Desk Dividers (2)	Loma Colorado Main Library	Obsolete	$20.00	

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
Circular wood decorations (3)	Loma Colorado Main Library	Obsolete	$5.00	
Various Books, Manipulatives, and Posters (180); Tupperware (12); Plastic Scale (1); Plastic Science tubes and thermometer (1)	Loma Colorado Main Library	Obsolete	$50.00	 

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

<table>
<tr><th>Item Description</th><th>Location</th><th>Reason for Disposal</th><th>Estimated Current Value</th><th>Item Image</th></tr>
<tr><td>Blue Chair with Broken Leg (1)</td><td>Loma Colorado Main Library</td><td>Damaged</td><td>$0.00</td><td></td></tr>
<tr><td>Library Materials Removed from Collection
<table><tr><th>ISBN</th></tr><tr><td>0671004611 :</td></tr><tr><td>30306707990</td></tr><tr><td>9780545683142 (paperback);"0545683149 (paperback)";"9780545669931";"0545669936"</td></tr><tr><td>9780063334601 (hardcover);"0063334607"</td></tr><tr><td>9781608861286 (v.1);"1608861287 (v.1)";"9781608861507 (v.2)";"1608861503 (v.2)";"9781608861293 (v. 1 paperback)";"1608861295 (v. 1 paperback)";"9781608862276 (v.3)";"9781684151592 (v.4)";"9798892150811 (v.5)"</td></tr><tr><td>9781419715365;"1419715364"</td></tr><tr><td>9780744059908 (hardcover);"0744059909 (hardcover)"</td></tr><tr><td>9781423167655 (hardcover);"1423167651"</td></tr><tr><td>9781465499400 (hardback);"1465499407 (hardback)"</td></tr><tr><td>1548-1077 1548-1077 1</td></tr><tr><td>9780061776687;"0061776688"</td></tr><tr><td>9781616287894;"1616287896"</td></tr><tr><td>9781484716410 (padded hardcover);"1484716418 (padded hardcover)"</td></tr><tr><td>9781616379230;"9781616379230";"12852 Playaway Digital Audio"</td></tr><tr><td>0545872502;"9780545872508"</td></tr><tr><td>0399153683 (acid-free paper);"9780451220844";"9780399153686"</td></tr><tr><td>091037407863;"PRDVD1872 Passion River Films"</td></tr></table></td><td>Loma Colorado Main Library</td><td>Obsolete</td><td>$200.00</td><td>N/A</td></tr>
</table>

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
9780803733633;"0803733631";"9780142420959"				
9780062110787 (hardback);"0062110780 (hardback)"				
9780062878052;"0062878050"				
38 newspapers				
4 magazines				
0788897659;"786936792928";"102170 ABC Studios"				
9781426330520 (paperback);"1426330529 (paperback)";"9781426330537 (hardcover)";"1426330537 (hardcover)"				
9781454942269 (hardcover);"1454942266"				
0590819755;"0439320445"				
9781250618849 (hardcover);"1250618843 (hardcover)"				
9781647291150 (1);"1647291151 (1)";"9781647291167 (2)";"164729116X (2)";"9781647291174 (3)";"1647291178 (3)";"9781647291518 (4)";"1647291518 (4)";"9781647291624 (5)";"1647291623 (5)"				
9780063050150 (hardcover);"0063050153 (hardcover)"				
024543110408 00				
9780811872805 (trade);"0811872807 (trade)"				
9781984814807 (hardcover);"198481480X (hardcover)"				
9780063288942 (hardcover);"006328894X (hardcover)"				
689842910				
9780763660185;"9781451757941";"0763633011 (pbk.)";"9780763633011 (pbk.)";"1428740406 (BWI bdg.)";"9781428740402 (BWI bdg.)"				
9781467619615;"9781467619615";"33171 Findaway World"				
9780063044920 (hc.);"0063044927 (hc.)"				
9780358521150 (v. 1 hardcover);"0358521157 (v. 1 hardcover)";"9780358561910 (v. 1 softcover)";"0358561914 (v. 1 softcover)";"9780358561927 (v. 2 softcover)";"9780063285606 (v. 3 hardcover)"				

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
0063306484;"9780063306486 (hardcover)";"0063306476";"9780063306479 (paperback)"				
9781250765208 (hardback) :;"125076520X (hardback) :"				
1 kit				
0757315259;"9780757315251"				
1419363387;"9781419363382";"C3461 Recorded Books"				
9780142429365;"0142429368";"DD0039 Recorded Books"				
9780307748911; "030774891X"; "9780307748911 53200"; "RHCD 2954 Random House Audio"				
9780062436351;"9780062436351"				
9781442353251;"9781442353251"				
9781579129484 (pbk.);"157912948X (pbk.)"				
9781464232985 (hardcover);"1464232989 (hardcover)";"9781464227325 (paperback)"				
663358310				
936785810				
5 newspapers				
9781250117601;"9781250117601"				
9781509412037;"1509412034";"34438 Findaway World"				
9781453080719				
9781449494872;"1449494870"				
9781580894401				
9781681527598				
28 magazines				
9781538703939 (hardcover);"1538703939 (hardcover)";"9781538703953 (paperback)";"1538703955 (paperback)"				
9781442457027 (hbk.);"1442457023 (hbk.)"				
1684055598 (paperback));"9781684055593 (paperback)"				
9780062414083 (hardback);"0062414089 (hardback)";"9780008143664 (paperback)";"0008143668 (paperback)"				

Exhibit A - Disposal of Property
Library and Information Services
July 24, 2025

Item Description	Location	Reason for Disposal	Estimated Current Value	Item Image
9780593492918 (hardcover);"0593492919 (hardcover)" 9781250774392 (v.1 paperback);"125077439X (v.1 paperback)";"9781250774408 (v. 2 paperback)";"1250774403 (v. 2 paperback)";"9781250774415 (v. 3 hardcover)" 9781538714683 (large print) (hardcover);"153871468X (large print) (hardcover)" 0865345724;"9780865345720" 786936839784;"119627 Buena Vista Home Entertainment" 9781536203820 9781728215952 (hardcover);"1728215951 (hardcover)" 0717299546;"9780717299546" 9780545646154 (pbk.);"0545646154 (pbk.)" 9781684056224 (pbk.);"1684056225 (pbk.)" 9781664999350 (Wonderbook);"1664999353";"9780062279088 (print)";"WB000621 Findaway World"				
		Total Estimated Current Value:	**$ 311.50**	

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. 78 **ENACTMENT NO. 25-076**

RESOLUTION AUTHORIZING DISPOSAL OF LIBRARY AND INFORMATION SERVICES DEPARTMENT PROPERTY

WHEREAS: the Library and Information Services Department needs to dispose of non-functional, damaged, and/or obsolete items that cannot be put back in library circulation or sensibly stored by selling salvageable items, recycling suitable items, and safely disposing of items deemed unfit or unsafe for sale to the public; and

WHEREAS: the disposal of personal property is governed by Section 3-54-2, NMSA 1978 requiring Governing Body approval for property that does not exceed $2,500.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That authorization is hereby given to properly dispose of the items depicted in Exhibit A, attached hereto.

ADOPTED THIS 24TH DAY OF JULY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: R79

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Financial Services

SUBJECT:
R79, Resolution Authorizing a Budget Adjustment to Various Funds to Recognize Revenue Changes, Adjust Grant Funds, and Ensure Adequate Budget Authority for Necessary Expenses through the End of the Fiscal Year 2025

BACKGROUND AND ANALYSIS:

Before the end of each fiscal year (June 30), the Financial Services Department staff analyzes all funds to ensure that any adjustments needed in the various funds are created to provide adequate budget authority for necessary expenditures through the end of the fiscal year. As a result, this analysis requires adjustments to recognize revenue changes and ensure sufficient funds to meet projected expenses through the end of the fiscal year.

This Resolution will make needed budget adjustments to recognize revenue adjustments, correct any errors in grants, and support necessary expenditures through the end of the fiscal year:

- Reallocate the Firefighter Recruitment Grant Fund (230) budget to clear negatives and ensure enough budget authority at the end of FY 2025.
- Increase revenue to recognize actual grant revenue received and reallocate the Law Enforcement Retention Fund (239) expense budget to recognize the unspent amount for reversion of FY 2025.
- Reallocate the HUD–CDBG Fund (375) budget to clear negatives and ensure enough budget authority at the end of FY 2025.
- Reallocate the Crime Victims Assistance Fund (376) budget to clear negatives and ensure enough budget authority at the end of FY 2025.
- Decrease the Ending Fund Balance of the Utility Operations Fund (501) and increase expenditure accounts to recognize a charge from ABCWUA for using their system for several days in June 2025.
- Decrease Utility Debt Service Fund (533) reserves and increase interest expense to cover DW-5270 Loan interest.
- Reallocate the C.I.F. Water Operation Fund (540) budget for Well 9 Loan to the correct account.
- Recognize additional impact fee revenue in Impact Fees – Water Fund (545) and Impact Fees – Wastewater Fund (555) to expense correct administrative costs, with the remainder added to reserves in the funds.

IMPACT:

The following changes will be made:

- Adjust line-item expenditures in several funds without affecting the Ending Fund Balance, Firefighters Recruitment Grant Fund (230), HUD-CDBG Grant Fund (375), Crime Victims Assistance Fund (376), and CIF Water Fund (540).
- Recognize $3,559 grant revenues in Law Enforcement Retention Grant Fund (239) and adjust line-item expenditures.
- Decrease the Utility Fund (501) Ending Fund Balance by $25,000 to have a sufficient budget for Water and Sewer expenses from ABCWUA.
- Decrease Utility Debt Service Fund (533) ending fund balance by $3,117 and increase interest expenditure account to clear negative balances.
- Recognize additional impact fee revenue in Impact Fees – Water Fund (545) $21,012 and Impact Fees – Wastewater Fund (555) $8,611 to expense correct administrative costs $631 and $258, respectively, with the remainder of $28,734 added to reserves in the funds.

ALTERNATIVES:

Approve the Resolution.

Do not approve the Resolution.

DEPARTMENT RECOMMENDATION:

Staff recommends approval of the Resolution.

ATTACHMENT: Resolution_R79
ATTACHMENT: R79 - Signed

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. **ENACTMENT NO.**

RESOLUTION AUTHORIZING A BUDGET ADJUSTMENT TO VARIOUS FUNDS TO RECOGNIZE REVENUE CHANGES, ADJUST GRANT FUNDS, AND ENSURE ADEQUATE BUDGET AUTHORITY FOR NECESSARY EXPENSES THROUGH THE END OF THE FISCAL YEAR 2025

WHEREAS: the Fiscal Year 2025 budget, approved July 25, 2024, was based on estimates of revenues and expenditures; and

WHEREAS: adjustments to the budget are necessary due to unanticipated needs or circumstances; and

WHEREAS: a budget adjustment is necessary to close the 2025 Fiscal Year with adequate budget authority across all funds.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That authorization is given for the following budget adjustment:

Firefighter Recruitment Fund (230)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
230-0000-423-1009 Non-Exempt Full Time	FR2552	$118,004	$6,206		$124,210
230-0000-423-1019 Chief's Overtime	FR2552	$5,062		$4,882	$180
230-0000-423-1021 Overtime	FR2552	$12,862		$68	$12,794
230-0000-423-1022 Holiday Pay	FR2552	$6,996	$580		$7,576
230-0000-423-2003 PERA/FIRE	FR2552	$55,635		$4,164	$51,471
230-0000-423-2005 FICA	FR2552	$2,021	$13		$2,034
230-0000-423-2015 Worker's Compensation	FR2552	$545		$10	$535
230-0000-423-2020 Health Insurance	FR2552	$18,950	$2,692		$21,642
230-0000-423-2025 Life Insurance	FR2552	$195		$41	$154
230-0000-423-2030 Dental Insurance	FR2552	$1,157		$59	$1,098
230-0000-423-2040	FR2552	$3,573		$267	$3,306

Retiree Healthcare					
Total Expense		$225,000	$9,491	$9,491	$225,000

Law Enforcement Retention Fund (239)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
239-0000-334-1000 State Grants	PS2350	$100,837	$3,559	$0	$104,396
Total Revenue		$100,837	$3,559	$0	$104,396

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
239-0000-424-1009 Non-Exempt Full Time	PS2350	$88,163		$3,787	$84,376
239-0000-424-2005 FICA	PS2350	$1,442		$1,442	$0
239-0000-424-4150 Grant Programs/Prior Year Revision	PS2350	$0	$8,788		$8,788
Total Expense		$89,605	$8,788	$5,229	$93,164

HUD - CDBG Fund (Fund 375)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
375-0000-445-1005 Exempt Full Time	FS2591	$17,810	$273		$18,083
375-0000-445-1037 Longevity Pay	FS2591	$415		$61	$354
375-0000-445-2001 PERA General	FS2591	$3,313	$364		$3,677
375-0000-445-2005 FICA	FS2591	$254	$1		$255
375-0000-445-2020 Health Insurance	FS2591	$3,660		$75	$3,585
375-0000-445-2030 Dental Insurance	FS2591	$203		$17	$186
375-0000-445-2040 Retiree Healthcare	FS2591	$360	$1		$361
375-0000-445-4040 Program Activities	FS2591	$75,368		$486	$74,882
375-0000-445-5035 Building Repair	FS2033	$11,143	$50		$11,193
375-0000-445-7011 Building Improvement	FS2033	$340,446		$50	$340,396
Total Expense		$452,972	$689	$689	$452,972

Crime Victims Assistance Fund (376)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget

376-0000-424-1021 Overtime	PS2534	$389	$26		$415
376-0000-424-2040 Retiree Healthcare	N/A	$1,000		$26	$974
Total Expense		$1,389	$26	$26	$1,389

Utilities Operations (501)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
501-7025-540-5065 Water and Sewer		$3,000	$23,000		$26,000
501-7035-550-5065 Water and Sewer		$54,000	$2,000		$56,000
501-7005-505-9001 Ending Fund Balance		$7,316,923		$25,000	$7,291,923
Total Expense		$7,373,923	$25,000	$25,000	$7,373,923

Utility Debt Service Fund (533)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
533-0000-505-6530 Interest		$1,779,050	$3,117		$1,782,167
533-0000-505-9001 Ending Fund Balance		$5,169,519		$3,117	$5,166,402
Total Expense		$6,948,569	$3,117	$3,117	$6,948,569

C.I.F Water Operation Fund (540)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
540-7125-540-6576 Cost of Issuance	WA2180	$150,000		$150,000	$0
540-7125-540-7037 Infrastructure Water/Wastewater	WA2180	$30,096,303	$150,000		$30,246,303
Total Expense		$30,246,303	$150,000	$150,000	$30,246,303

Water – Impact Fees Fund (545)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
545-0000-363-4500 Impact Fees		$2,892,692	$21,012		$2,913,704
Total Revenue		$2,892,692	$21,012	$0	$2,913,704

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
545-0000-442-6106 Administrative Costs		$86,781	$631		$87,412
545-0000-442-9001		$4,160,219	$20,381		$4,180,600

Ending Fund Balance					
Total Expense		$4,247,000	$21,012	$0	$4,268,012

Wastewater – Impact Fees Fund (555)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
555-0000-363-4500 Impact Fees		$1,381,708	$8,611		$1,390,319
Total Revenue		$1,381,708	$8,611	$0	$1,390,319

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
555-0000-555-6106 Administrative Costs		$41,452	$258		$41,710
555-0000-555-9001 Ending Fund Balance		$1,834,976	$8,353		$1,843,329
Total Expense		$1,876,428	$8,611	$0	$1,885,039

ADOPTED THIS _____DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. 79 **ENACTMENT NO. 25-077**

RESOLUTION AUTHORIZING A BUDGET ADJUSTMENT TO VARIOUS FUNDS TO RECOGNIZE REVENUE CHANGES, ADJUST GRANT FUNDS, AND ENSURE ADEQUATE BUDGET AUTHORITY FOR NECESSARY EXPENSES THROUGH THE END OF THE FISCAL YEAR 2025

WHEREAS: the Fiscal Year 2025 budget, approved July 25, 2024, was based on estimates of revenues and expenditures; and

WHEREAS: adjustments to the budget are necessary due to unanticipated needs or circumstances; and

WHEREAS: a budget adjustment is necessary to close the 2025 Fiscal Year with adequate budget authority across all funds.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That authorization is given for the following budget adjustment:

Firefighter Recruitment Fund (230)

Account	Project No.	Revised Budget	Increase	Decrease	Adjusted Budget
230-0000-423-1009 Non-Exempt Full Time	FR2552	$118,004	$6,206		$124,210
230-0000-423-1019 Chief's Overtime	FR2552	$5,062		$4,882	$180
230-0000-423-1021 Overtime	FR2552	$12,862		$68	$12,794
230-0000-423-1022 Holiday Pay	FR2552	$6,996	$580		$7,576
230-0000-423-2003 PERA/FIRE	FR2552	$55,635		$4,164	$51,471
230-0000-423-2005 FICA	FR2552	$2,021	$13		$2,034
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Total Revenue		$100,837	$3,559	$0	$104,396

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Total Expense		$89,605	$8,788	$5,229	$93,164

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555-0000-555-6106 Administrative Costs		$41,452	$258		$41,710
555-0000-555-9001 Ending Fund Balance		$1,834,976	$8,353		$1,843,329
Total Expense		$1,876,428	$8,611	$0	$1,885,039

ADOPTED THIS 24TH DAY OF JULY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: D36

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Administration

SUBJECT:
D36, Appointment of Heidi Henderson to the Library Board of Trustees

BACKGROUND AND ANALYSIS:
The board is responsible for providing recommendations related to the efficient and economical management and operation of Rio Rancho's public library system.

Heidi Henderson resides in City Council District 2. She has served as a Rio Rancho library volunteer since 2014, and possesses a library science degree. If appointed, Henderson will serve a term expiring on July 24, 2028.

IMPACT:
The appointment will fill a vacancy on the Library Board of Trustees caused by term expiration.

ALTERNATIVES:
Approve the appointment.

Do not approve the appointment.

DEPARTMENT RECOMMENDATION:
Mayor Hull recommends the appointment of Heidi Henderson to the Library Board of Trustees.

ATTACHMENT: H. Henderson Resume

Heidi R. Henderson

[redacted]

Summary of Qualifications

Water quality professional with a Masters of Water Resources degree and over 23 years of experience with water quality issues in New Mexico. Manage the State of New Mexico TMDL Program including producing and editing TMDL documents as well as coordination with other agencies during TMDL development and the presentation of water quality studies and TMDL documents to the public and management agencies in addition to duties as bureau website liaison. Public library volunteer with 11 years of experience and a library science degree.

Education

2015-2017 Doña Ana Community College Las Cruces, NM

- Children's Literature Certificate

2012-2014 New Mexico State University Las Cruces, NM

- Associates of Applied Library Science in Library Science
- 2013 and 2014 Crimson Scholar

2003-2005 University of New Mexico Albuquerque, NM

- Masters of Water Resources with Hydroscience concentration
- Professional Project- "Nutrient Criteria Recommendations for Eutrophication Management of New Mexico Reservoirs"

1996-2000 McMurry University Abilene, TX

- B.S. Environmental Science with Mathematics and Geoscience minors
- Graduated *cum laude*

Professional Experience

June 2004-present New Mexico Environment Department Santa Fe, NM

TMDL and Assessment Team Supervisor

- Develop Total Maximum Daily Load (TMDL) documents for NMED-Surface Water Quality Bureau.
- Daily perform multiple duties associated with TMDL Coordinator position, including implementation of State TMDL program, review and edit staff TMDLs, coordinate with Bureau staff, maintain contact with USEPA and other State, Tribal, and local agencies.
- Routinely present TMDL documents during public meetings, watershed group meetings, and New Mexico Water Quality Control Commission meetings.
- Routinely compile and analyze necessary literature research and water quality data for TMDL development.
- Perform various physical, chemical, and biological water quality sampling on rivers, streams, and reservoirs in New Mexico.
- Manage the Federal CWA 604(b) grant program for the State of New Mexico.
- Supervise 4 water quality scientists, including all associated supervisory duties such as hiring, training, mentoring, and evaluating.
- Perform website postings using Contribute software. Develop outreach materials using Microsoft Publisher. Manage the SWQB GovDelivery email list. Serve as SWQB web liaison for NMED web planning workgroup, including coordination with SWQB web authors and managers to archive and rebuild old websites in order to implement new NMED web policies and vision.
- Serve on City of Rio Rancho Children's Water Festival planning committee. Perform surface water quality outreach activities, such as children's water festival presentations
- Acting Program Manager-Monitoring, Assessment, and Standards Section (May-October 2022)

2000- 2002 City of Abilene Environmental Lab Abilene, TX

Intern / Laboratory Technician I / Laboratory Technician II

- Performed various water and wastewater analysis including bacteriological, general chemical, and BOD tests.
- Primary technician in charge of the operation of TOC instrument.
- Trained new laboratory technicians.
- Performed water sampling of production and distribution systems, water treatment plant lab trouble-shooting, customer service calls, and chemical preparation.
- Attended coursework in Surface Water Production, Water Utilities Safety, and Wastewater Laboratory.

1997-1999 Hastings Books, Music, and Video Albuquerque, NM

Guest Service Associate / Book Associate

- Maintained a balanced register and developed customer service skills.
- Used store book inventory database to locate books for customers.
- Participated in book department shelf reading and inventory.

Library Volunteer Experience

- Lomo Colorado Main Library volunteer (2014-present)
- Colinas del Norte Elementary School library volunteer (2012-2017)
- Rio Rancho Middle School library volunteer (2017-2020)

Library Awards & Coursework

- State of NM Grade II Librarian Certification (May 2014)
- New Mexico Library Association college scholarship award (2014)
- Lomo Colorado Main Library – Volunteer of the Year (2014)
- ALA-ALSC “Getting to the Core: Librarians and Common Core State Standards” (2013)
- ALA-Library Support Staff Certification requirements met (2014)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: D37

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Development Services

SUBJECT:
D37, Site Plan Approval for Proposed H-Tea-O Drive Thru at 1641 N.M. 528 SE

BACKGROUND AND ANALYSIS:
The Applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan Approval for a proposed H-Tea-O drive thru location at the property of 1641 N.M. 528 SE. The property comprises approximately 1.2562 acres and is legally described as Gateway North, Tract C5A.

The subject property is zoned SU: Special Use for C-1 and C-2 Commercial Uses via Ordinance No. 25, Enactment No. 93-022, adopted October 27, 1993 by the Governing Body.

The Applicant seeks to place a brand new H-Tea-O drive thru building on the subject vacant lot. The proposed building will comprise approximately 2,150 square feet (Main building: 1,957 SF; Cooler Space: 193 SF). The subject lot consists of approximately 54,720 square feet in total.

The subject property is additionally within the Gateway North and South Development Plan, adopted under Resolution No. 158, Enactment No. 93-151 on November 17, 1993 by the Governing Body. The subject Development Plan was subsequently amended by the Governing Body via Resolution No. 78, Enactment No. 96-076 on November 13, 1996. The Applicant is currently coordinating with the Gateway North ARC for their approval.

The proposed Site Plan provides 23 parking spaces, including 1 ADA space. Per R.O. 2003 Chapter 154.76, required parking for the subject site would be assessed under Restaurant & Bar provisions, which stipulates 1 parking space for every 4 seats or 1 per 100 square feet, whichever is greater. In this case, parking would be assessed under the 100 square foot provision, as the proposed drive thru building will not have interior seating for product consumption.

Per the Gateway North and South Development Plan, a minimum of 15% of each site is required to be landscaped. Per Ordinance No. 25, Enactment No. 93-022, 85% of the total required landscaping must be live plant material. As such, the minimum required landscaping for the subject site is 8,208 square feet, with 6,976.8 square feet required to be live plant material. The proposed landscaping plan provides approximately 23,338 square feet of landscaping, which amounts to 42.6% of the entire site. Eighty (80)% of the site landscaping is denoted as live plant material, amounting to approximately 18,670.4 square feet of live plant material. As such, the proposed Site Plan exceeds the minimum landscaping requirements. Staff has included a condition of approval for flexibility, which allows for reduced landscaping, should the applicant need to decrease landscaping when applying for building permit; however, the site will still need to meet the minimum landscaping requirements outlined in the Gateway North and South Development Plan and Ordinance No. 25,

Enactment No. 93-022, as well as all City standards.

CONFORMANCE WITH THE CITY ZONING ORDINANCE:

The Rio Rancho Code of Ordinances (R.O. 2003) 154.43 (3) requires "All SU zoned property must have a site plan approved by the Governing Body. The site plan may accompany the application for a change in zoning designation or may be submitted for approval at a later date. Approval of the site plan must be obtained prior to any development of the property." Pursuant to the criteria provided by R.O. 2003 § 154.43 (3)(a) through (3)(j), the site plan at a minimum shall contain the following:

a. Scale and north arrow; Criteria is satisfied.
b. Lot boundaries and easements; Criteria is satisfied.
c. Existing and proposed utilities; Criteria is satisfied.
d. Existing and proposed rights-of-way; Criteria is satisfied.
e. Proposed structure with uses, dimension, and setbacks; The proposed building is for a new H-Tea-O drive thru location. The proposed building will measure approximately 24'-8 1/2" feet to 26'-11 1/2" in width and 80'-9" to 91'-11 1/2" feet in length. Setbacks are as follows: Front: 53.4', Rear: 39.5', Left Side: 93.31', Right Side: Approx. 101.5'; Criteria is satisfied.
f. Proposed ingress, egress, parking and circulation; The subject property will be accessed via Grande Ct SE from the north and Gateway North Ln SE at the southwest corner of the property; 23 parking spaces, including 1 ADA accessible space, are provided; Criteria is satisfied.
g. Landscaping and landscape buffers; The Applicant has provided 23,338 square feet of landscaping (42.6% of total site), with 18,670.4 square feet of live plant material provided; Criteria is satisfied.
h. Elevations; The elevations included are comprised of stucco, brick, and wood paneling; Criteria is satisfied.
i. Adjacent property characteristics; Properties to the north, south, and west are zoned under the same SU: Special Use Ordinance as the subject property, with Intel to the east of the proposed site.
j. Preliminary drainage plan; The Applicant provided a Grading & Drainage plan with this submission. A full Grading & Drainage plan and erosion plan will be required prior to any future development; Criteria is satisfied.

NOTIFICATIONS: Adjacent property owners were notified of this hearing by mail 15 days prior to the hearing date via certified mail. A notice sign was posted on the property as required by Ordinance. A legal notice was published in the July 9, 2025 edition of the Albuquerque Journal. All legal notification requirements for this property have been met.

INTERDEPARTMENTAL/INTERAGENCY REVIEW:

Reviewing Agency	Received Application for Review	Comments
DSD Planning & Zoning	X	Comments within ABM.
DSD Engineering	X	Comments attached in "Reviewer Comments".
Rio Rancho Public Schools	X	No comments provided.
Fire & Rescue	X	Comments attached in "Reviewer Comments".
Police Department	X	No comments provided.
SSCAFCA	X	No adverse comments.
MRCOG	X	No comments received.
Parks, Recreation, & Community Services	X	Comments attached in "Reviewer Comments".

IMPACT:

The Development Services Department recommends the Governing Body approve the Applicant's request for Site Plan Approval with the following findings of fact and conditions of approval:

GENERAL FINDINGS OF FACT:

1. R.O. 2003 Section 154.43 (3) requires site plan approval by the Governing Body;
2. The applicant has the authority to apply for site plan approval;
3. The applicant and adjacent property owners received due process as proper notice and a full opportunity to present views were given.

SPECIFIC FINDINGS OF FACT OF CONDITIONS OF APPROVAL:

1.The subject property is zoned SU: Special Use for C-1 and C-2 Commercial Uses via Ordinance No. 25, Enactment No. 93-022.
2.The Site Plan conforms to the Rio Rancho Code of Ordinances (R.O. 2003) Section 154.43.
3.Development of the site will conform to all City ordinances, standards, and specifications.
4.The review and subsequent building permit applications will ensure conformance to the approved Site Plan, City ordinances, and standards and specifications.
5.The Director of the Development Services Department may approve minor changes to this Site Plan if the changes are consistent with the use and other written requirements and/or conditions of approval, if the buildings are the same general configuration, if the total square footage is not greater than 10% of the approved site plan, if the site circulation is similar in its effect on adjacent property or streets, and if the approving official finds that neither the City nor any person will be substantially aggrieved by the altered Site Plan.
6.The approval is valid for a period of three years from date of approval, in which time a building permit for the proposed structures must be applied for and issued, remain active, and the authorized construction shall be started and diligently pursued to completion without cessation of 30 days.
7. Site Plan landscaping exceeds the minimum required landscaping outlined in both Special Use Ordinance No. 25, Enactment No. 93-022 and The Gateway North and South Development Plan. This condition of approval grants the Applicant flexibility to reduce landscaping, should it need to be scaled back at building permit. However, the Site Plan still must meet the minimum requirements outlined in both Ordinance No. 25, Enactment No. 93-022 and the Gateway North and South Development Plan, as well as all City standards.
8. The New Mexico Administrative Code (NMAC) regulations for EV charging and EV ready spaces will need to be followed.
9. The Applicant shall address all of the Site Plan reviewers' comments prior to submission for building permit, including but not limited to the attached document entitled, "Reviewer Comments."

ALTERNATIVES:

1. The Governing Body may approve the Site Plan.
2. The Governing Body may deny the Site Plan.
3. The Governing Body may modify the Site Plan request and approve such modifications.
4. The Governing Body may continue the public hearing to request additional information or to consider testimony provided at the public hearing.

DEPARTMENT RECOMMENDATION:

Staff recommends the Governing Body approve the Site Plan with findings and conditions.

ATTACHMENT: Application
ATTACHMENT: Authorizarion

ATTACHMENT: HTeaO Rio Rancho, NM Narrative
ATTACHMENT: Justification
ATTACHMENT: Map
ATTACHMENT: Site Plan Attachments
ATTACHMENT: Building Elevations
ATTACHMENT: Detail Sheet_Curb, Sidewalk, Road, ADA Specs
ATTACHMENT: Waste Management Dumpster Approval Letter
ATTACHMENT: Reviewer Comments
ATTACHMENT: Reproduction of Notices, Legal Ad

Development Services Department, Ste. 130
3200 Civic Center Circle NE, Rio Rancho, NM 87144
(505) 891-5005

PLANNING & ZONING LAND USE APPLICATION

Please check appropriate box (Fees are listed on the back)

Administrative Permit	Plan	Subdivision	Zoning
☐ Community Residential Care Facility	☐ Comprehensive Plan Amendment	☐ Final Plat	☐ Annexation
☐ Development Review Committee (DRC)	☐ Corridor Plan Amendment	☐ Preliminary Plat	☐ Appeal
☐ Home Occupation	☐ Master Plan	☐ Summary Plat	☐ Conditional Use Permit
☐ Model Home / Sales Office	☐ Master Plan Amendment	☐ Vacation of Plat	☐ Master Sign Plan
☐ Residential Child Care Facility 6 or <	☐ Specific Area Plan Amendment	☐ Street Name Change	☑ Site Plan Special Use
☐ Sign Permit	☐ Text Amendment	☐ Subdivision Interpretation	☐ Special Exception
☐ Other		☐ Subdivision Variance	☐ Variance
			☐ Zone Map Amendment
			☐ Zoning Certification
			☐ Zoning Interpretation

Please Print In Ink Only or Type
Application must be complete. Please attach the appropriate checklist for the action you are requesting, if applicable.

APPLICANT/AGENT INFORMATION

Applicant Name: Enchanted Mountain Tea, LLC		Phone:
Address: 6847 Wrangell Loop NE		E-Mail: newmexx2tx@outlook.com
City: Rio Rancho	State: NM	Zip: 87144
Proprietary Interest: Fee Simple	List Owners: Joelle Bracken and Kim Kondratick	
Deed or Ownership Verification Provided: (Initials)	Letter of Authorization Provided: (Initials)	

Agent Name: Andrea Cardo, Agent		Phone: 407.645.5008
Address: 220 E. Central Parkway, Suite 4000		E-Mail: acardo@interplanllc.com
City: Altamonte Springs	State: FL	ZIP Code: 32701

DESCRIPTION OF REQUEST: (PLEASE ADD ADDITIONAL SHEET(S) IF NECESSARY)

SITE INFORMATION: (PLEASE PROVIDE ACCURATE LEGAL DESCRIPTION)

Subdivision/Unit : Gateway North	Block(s):	Lot(s): C5A
Existing Zoning: SU / C-1	Proposed Zoning: No proposed change in zoning	
No. of existing lots: 1	No. of proposed lots: 1	Total area of site (acres) 1.257 acres

ACKNOWLEDGEMENT

I hereby acknowledge that I have read this entire application and affirm that all information provided is correct. I agree to comply with the requirements of the City of Rio Rancho as outlined in all applicable laws, ordinances and regulations.

Print Name:	Applicant:	Agent: Andrea Cardo
Signature: Acardo		Date: June 13, 2025

FOR OFFICIAL USE ONLY

H.T.E. PROJECT #	FEE	RECEIPT #

APPLICATION ACCEPTED BY: _____ **DATE:** _____

February 27, 2025

City of Rio Rancho Development Services
3200 Civic Center, NE
First Floor
Rio Rancho, NM 87144

Re: 1641 NM Highway 528 SE Rio Rancho, NM

To Whom It May Concern:

Please be advised that the above-referenced property ("Property") is owned by Santa Clara Property Holding RR I, LLC ("SCPH"), a Limited Liability Company owned by the Santa Clara Development Corporation. Interplan, LLC has contracted with SCPH to purchase the Property, on which it plans to construct and operate a retail beverage (tea) outlet (the "HTeaO Project"), contingent upon it begin able to obtain the necessary City permits and approvals for the construction and operation of same. SCPH is aware of Interplan's proposed development of the Property and hereby authorizes Interplan LLC to act as its agent in connection with the submission and consideration of the appropriate application and related documents required by the City and its Development Review Hearing process.

Please contact me at (505) 920 - 9047 or Elijah.Baca@santaclaradevcorp.com if the City has any questions regarding this authorization.

Sincerely,

Elijah J. Baca
Chief Executive Officer
Santa Clara Development Corporation

SCPG RR1 Interplan LLC

Final Audit Report 2025-02-27

Created:	2025-02-27
By:	Elijah J. Baca (elijah.baca@santaclaradevcorp.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAthQDIdgKWbui2Ig8PjgffBgzUabGEmGb

"SCPG RR1 Interplan LLC" History

Document created by Elijah J. Baca (elijah.baca@santaclaradevcorp.com)
2025-02-27 - 9:49:08 PM GMT

Document emailed to Elijah J. Baca (elijah.baca@santaclaradevcorp.com) for signature
2025-02-27 - 9:49:11 PM GMT

Email viewed by Elijah J. Baca (elijah.baca@santaclaradevcorp.com)
2025-02-27 - 9:49:49 PM GMT

Document e-signed by Elijah J. Baca (elijah.baca@santaclaradevcorp.com)
Signature Date: 2025-02-27 - 9:50:35 PM GMT - Time Source: server

Agreement completed.
2025-02-27 - 9:50:35 PM GMT

INTERPLAN

220 E. Central Pkwy., Ste 4000
Altamonte Springs, FL 32701

407-645-5008
Interplanllc.com

5/21/25

City of Rio Rancho
Development Services Department
3200 Civic Center Circle Northeast
Rio Rancho, NM 87144

Reference: **HTeaO, 1641 Rio Rancho Blvd. S.E.**
IP# 2024.0829
Narrative Letter

To Whom It May Concern,

I am writing to provide information regarding the proposed development of a new HTeaO location in Rio Rancho, New Mexico.

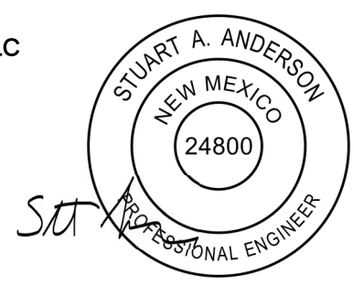
The proposed HTeaO will be located at 1641 Rio Rancho Blvd. S.E., Rio Rancho, NM. The site is currently vacant, and the proposed project includes the construction of a 1,957-square-foot building, along with associated site improvements and utility work.

HTeaO is a retail beverage business specializing in fresh-brewed iced teas. The store will feature a drive-thru and self-serve format, with no indoor seating. Hours of operation are expected to be from 7:00 AM to 9:00 PM, Monday through Sunday. The store will operate with no more than four employees per shift.

Please feel free to contact me if you have any questions or require additional information at sanderson@interplanllc.com or 407.645.5008.

Sincerely,
INTERPLAN LLC

Digitally signed by
Stuart A Anderson
Date: 2025.06.10
23:06:49-04'00'



Stuart Anderson, PE, LEED AP
Principal, Civil Engineering Services

INTERPLAN

220 E. Central Pkwy., Ste 4000
Altamonte Springs, FL 32701

407-645-5008
Interplanllc.com

5/21/25

City of Rio Rancho
Development Services Department
3200 Civic Center Circle Northeast
Rio Rancho, NM 87144

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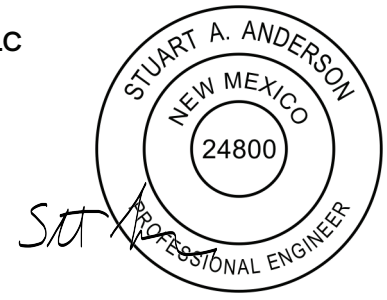
INTERPLAN LLC

Digitally signed by
Stuart A Anderson
Date: 2025.06.10
23:06:49-04'00'



Stuart Anderson, PE, LEED AP
Principal, Civil Engineering Services

1641 NM 528 SE
GATEWAY NORTH, TRACT C5A
SITE PLAN APPROVAL



Rio Rancho
City of Vision

0 40 80 160 240 320
Feet

Subject Property
Roads
Zoning
C-1
R-1
SU

DISCLAIMER: All information in this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map Created by:Tim Dvorak on 7/3/2025

HTeaO
STORE #539
1641 RIO RANCHO BLVD. S.E.
RIO RANCHO, NM

VICINITY MAP



LEGAL DESCRIPTION

TRACT "C-5A", SUMMARY PLAT OF GATEWAY NORTH, CITY OF RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF SANDOVAL COUNTY, NEW MEXICO, ON FEBRUARY 15, 1995, IN VOLUME 3, FOLIO 1216B.

REVISION ISSUE LOG

REV #	ISSUE DATE	DESCRIPTION	AFFECTED SHEETS	REMARKS	BY
1	7-7-25	CITY COMMENTS	C1.0, C1.1		

SHEET INDEX

SHT. NO.	DESCRIPTION
C0.0	COVER SHEET
	CIVIL DRAWINGS
~~C0.1~~	~~GENERAL NOTE SHEET~~
~~C0.2~~	~~SITE DEMOLITION PLAN~~
C1.0	SITE DIMENSION PLAN
C1.1	FIRE 1 SITE PLAN
~~C2.0~~	~~SITE UTILITY PLAN~~
C3.0	GRADING & DRAINAGE PLAN
~~C3.1~~	~~STORMWATER POLLUTION PREVENTION PLAN~~
~~C4.0~~	~~DETAILS SHEET~~
~~C4.1~~	~~DETAILS SHEET~~
~~C4.2~~	~~DETAILS SHEET~~
SL1	SITE LIGHTING PLAN
LP-1	LANDSCAPE PLANTING PLAN
LP-2	PLANT SCHEDULE & GENERAL PLANTING NOTES
LP-3	LANDSCAPE DETAILS AND SPECIFICATIONS
–	SURVEY
CEE1	CONCEPTUAL EXTERIOR ELEVATIONS
CEE2	CONCEPTUAL EXTERIOR ELEVATIONS

LOCATION MAP



OWNER & CONSULTANTS

OWNER

SANTA CLARA PROPERTY HOLDING RR I LLC
460 N RIVERSIDE DR
ESPANOLA, NM 87532

ARCHITECT

INTERPLAN LLC
1 EAST 22ND STREET, SUITE 400
LOMBARDI, IL 60148
630.932.2336
CONTACT: BHAKTI SHAH
EMAIL: BSHAH@INTERPLANLLC.COM
AOR: JOSEPH WHALEN

CIVIL ENGINEER

INTERPLAN LLC
220 E. CENTRAL PKWY, STE 4000
ALTAMONTE SPRINGS, FL 32701
407.645.5008
CONTACT: CHRIS BLURTON
EOR: STUART ANDERSON, P.E.

LANDSCAPE ARCHITECT

EVERGREEN DESIGN GROUP
CONTACT: KENN BATES
PHONE: 970.426.2057

INTERPLAN
INTERPLAN LLC

AR99238
CA 8660

ARCHITECTURE
ENGINEERING
PERMITTING

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407.645.5008

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NO DATE REMARKS
REVISIONS

STORE# 539

1641 RIO RANCHO BLVD.
SE, RIO RANCHO,
NM

PROJECT NO: 2024.0829
DATE: 5-14-25

C0.0
COVER SHEET

CHECKED: CDB DRAWN: MB

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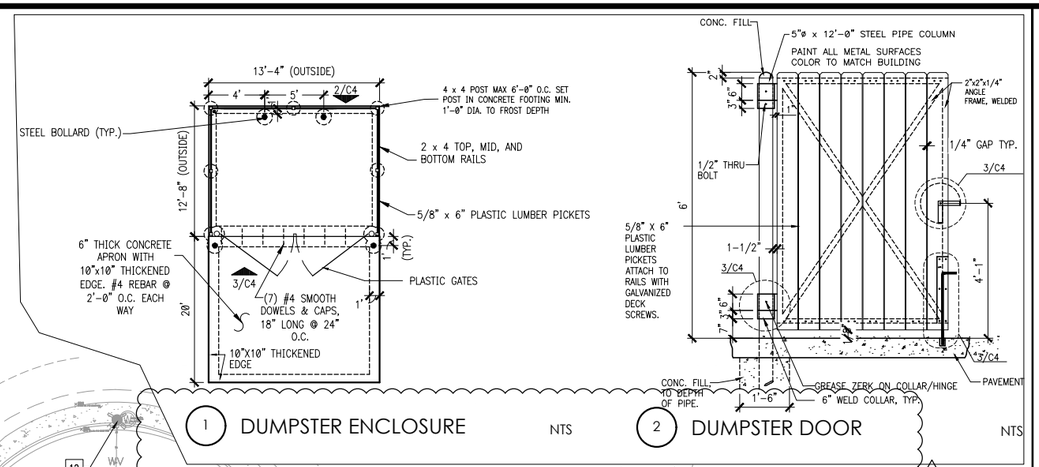

SITE DIMENSION PLAN

TRAFFIC CONTROL & SIGNAGE

1. DIRECTIONAL ARROW (11/C4.0) (TYP.)
2. HANDICAP PAVEMENT SYMBOLS (12/C4.0) (TYP.)
3. HANDICAP SIGN (13/C4.0)
4. 24" WIDE WHITE STOP BAR (TYP.)
5. PAVEMENT STRIPING (4" WHITE) (TYP.)
6. DO NOT ENTER SIGN
7. 24" WIDE WHITE CROSSWALK STRIPING
8. 30" STOP SIGN (R1-1)
9. MONUMENT SIGNAGE
10. DRIVE THRU DIRECTIONAL SIGN

- ALL TRAFFIC CONTROL SIGNAGE SHALL CONFORM TO "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" BY THE U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION.

SITE NOTES

1. FLARED RAMP (18/C4.0)
2. CORNER RAMP (16/C4.0)
3. FLAG POLE
4. 6" CURB (5/C4.0) (TYP.)
5. HANDICAP END RAMP (9/C4.0)
6. MONOLITHIC CURB AND SIDEWALK (6/C4.0)
7. CONCRETE SIDEWALK (7/C4.0)
8. DUMPSTER ENCLOSURE (1-3/C4.0)
9. CONCRETE APRON (8/C4.0)
10. BOLLARD (4/C4.0)
11. ASPHALT PAVEMENT (10/C4.0)
12. EXISTING FIRE HYDRANT
13. EXISTING DRAINAGE STRUCTURES
14. TRANSFORMER PAD
15. LIGHT POLE
16. BIKE RACK (14/C4.0)
17. VALLEY GUTTER (1/C4.2)
18. CLEARANCE BAR
19. DETECTOR LOOPS
20. CONCRETE PAVEMENT (15/C4.0)
21. MENU BOARD
22. LOADING BERTH 12'x55'
23. CURB & GUTTER PER CITY STD. DETAIL CG-01

REFER TO SHEET C0.1 FOR GENERAL NOTES, SPECIFICATIONS, AND LEGENDS, IN ADDITION TO SITE-SPECIFIC NOTES AND REQUIREMENTS.

NORTH

20' 0 20' 40'

GRAPHIC SCALE

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INTERPLAN LLC
AR99238
CA 8660
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ENGINEERING
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ALTAMONTE SPRINGS, FL 32701
407.645.5008

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1 7-7-25 CITY COMMENTS
NO DATE REMARKS
REVISIONS

HTeaO
TEXAS BORN & BREWED

STORE# 539

1641 RIO RANCHO BLVD.
SE. RIO RANCHO,
NM

PROJECT NO: 2024.0829
DATE: 5-14-25

C1.0
SITE DIMENSION PLAN

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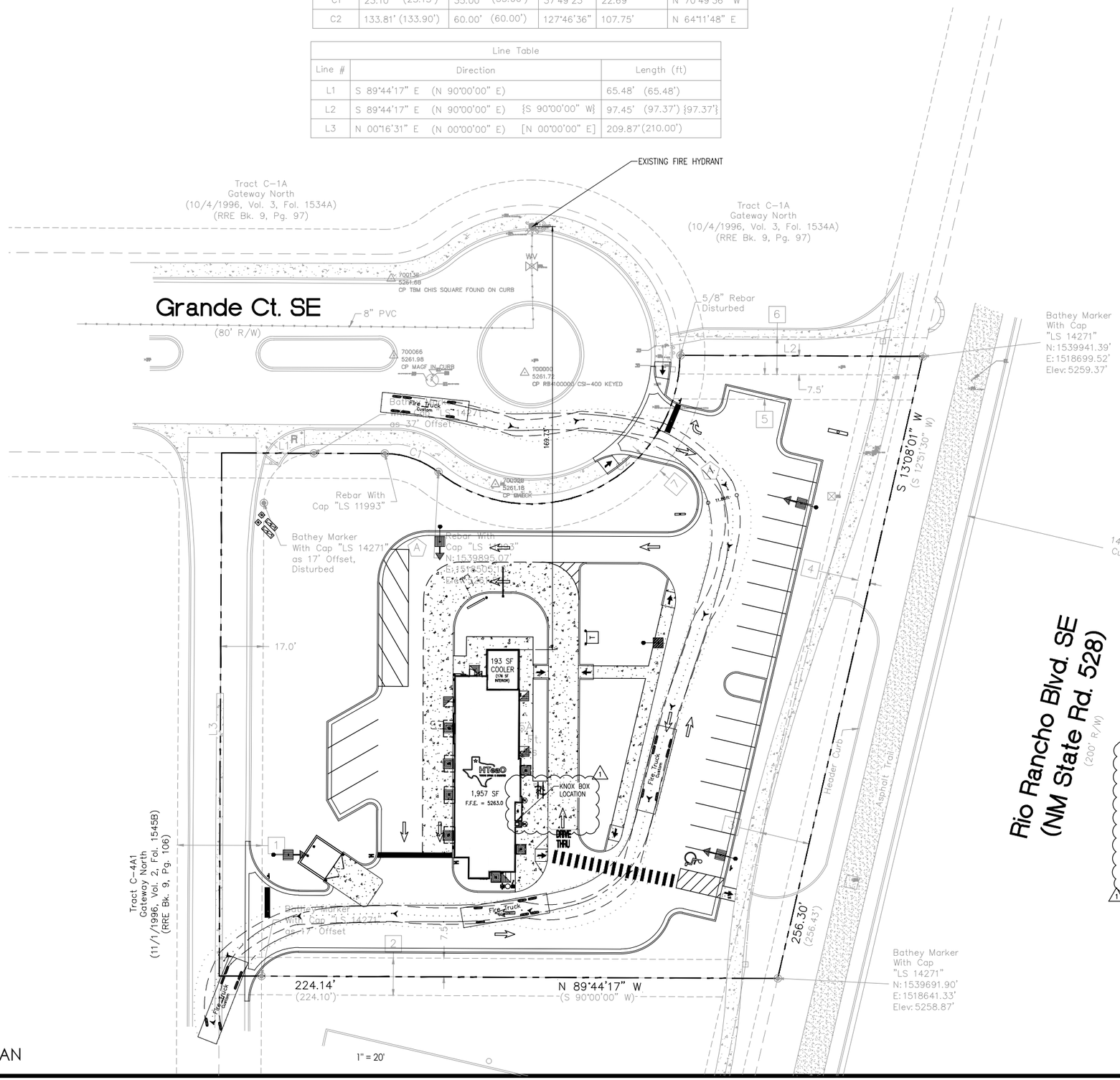
Curve Table					
Curve #	Length	Radius	Delta	Chord Length	Chord Direction
C1	23.10' (23.13')	35.00' (35.00')	37°49'23"	22.69'	N 70°49'36" W
C2	133.81' (133.90')	60.00' (60.00')	127°46'36"	107.75'	N 64°11'48" E

Line Table		
Line #	Direction	Length (ft)
L1	S 89°44'17" E (N 90°00'00" E)	65.48' (65.48')
L2	S 89°44'17" E (N 90°00'00" E) {S 90°00'00" W}	97.45' (97.37') {97.37'}
L3	N 00°16'31" E (N 00°00'00" E) [N 00°00'00" E]	209.87'(210.00')



FIRE FLOW CALCULATIONS (REF IFC 2021)	
HTEAO	
BUILDING TYPE	VB
SPRINKLED	NO
BUILDING AREA	2,150 SF
BUILDING HEIGHT	19'
REQUIRED FIRE FLOW	1,500 GPM
* ADJUSTED FIRE FLOW	N/A
** NUMBER OF HYDRANTS PER ANNEX I.3 = 1	

NORTH

20' 0 20' 40'

GRAPHIC SCALE

FIRE 1 SITE PLAN

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NO	DATE	REMARKS
1	7-7-25	CITY COMMENTS

REVISIONS

HTeaO
TEXAS BORN & BREWED

STORE# 539

1641 RIO RANCHO BLVD.
SE. RIO RANCHO,
NM

PROJECT NO: 2024.0829
DATE: 5-14-25

C1.1
FIRE 1 SITE PLAN

CHECKED: CDB DRAWN: MB

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Curve Table					
Curve #	Length	Radius	Delta	Chord Length	Chord Direction
C1	23.10' (23.13')	35.00' (35.00')	37°49'23"	22.69'	N 70°49'36" W
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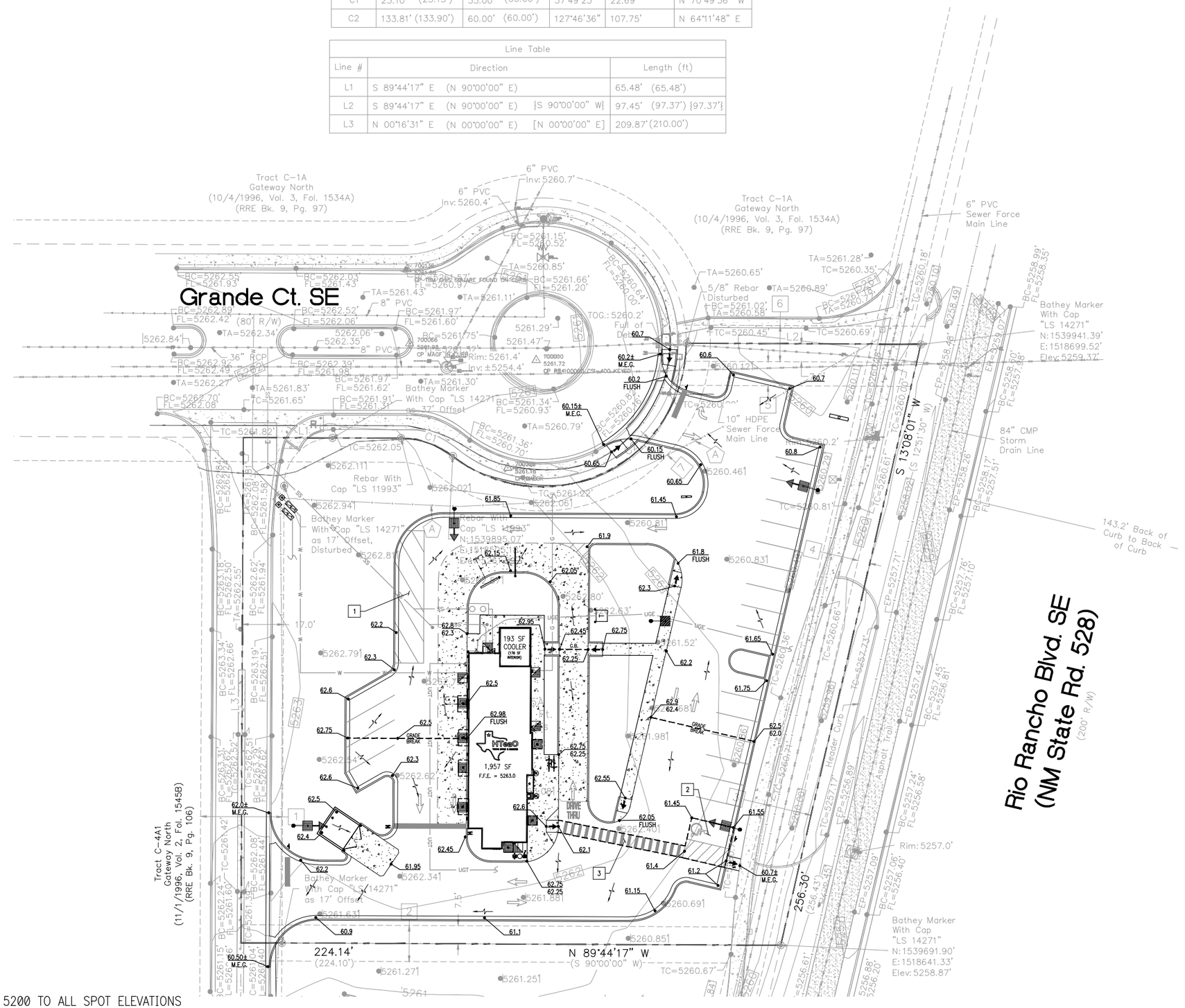

NOTE: ADD 5200 TO ALL SPOT ELEVATIONS

SITE GRADING & DRAINAGE PLAN

1" = 20'

DRAINAGE STRUCTURE TABLE

1 LOADING ZONE – MAX. 1.0% SLOPE IN ANY DIRECTION.

2 HANDICAP ZONE – MAX. 2.0% SLOPE IN ANY DIRECTION.

3 ACCESSIBLE ROUTE MAX. 2% CROSS SLOPE, 5% IN DIRECTION OF TRAVEL

NOTE:
CONTRACTOR SHALL FIELD VERIFY LOCATION, INVERT ELEVATION, MATERIALS AND PIPE SIZE BEFORE CONSTRUCTION BEGINS.

CONTRACTOR SHALL BEGIN STORMWATER PIPING CONSTRUCTION AT THE POINT OF CONNECTION OF EXISTING STORMWATER SYSTEM.

ALL RCP PIPE SHALL BE CLASS III UNLESS OTHERWISE NOTED ON PLANS AND INSTALLED IN ACCORDANCE WITH THE MANUFACTURE'S LATEST SPECIFICATIONS.

ALL RCP PIPE JOINTS SHALL BE WRAPPED IN FILTER FABRIC WRAP.

6" BELOW BASE MINIMUM PIPE COVER.

WHEN ANY ROOTS OR EXISTING TREE ARE ENCOUNTERED DURING LAND CLEARING AND/OR GRADING OF THE SITE, THE ROOTS MUST BE CUT OFF EVENLY WITH CLEAN SHARP PRUNING TOOLS. THE CONTRACTOR/DEVELOPER SHALL MINIMIZE THE DAMAGE TO EXISTING TREE ROOT SYSTEMS.

REFER TO SHEET C0 FOR GENERAL NOTES, SPECIFICATIONS, AND LEGENDS, IN ADDITION TO SITE-SPECIFIC NOTES AND REQUIREMENTS.

nm811 Know what's below. Call before you dig.

NORTH

20' 0 20' 40'

GRAPHIC SCALE

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INTERPLAN LLC

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CA 8660

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ENGINEERING
PERMITTING

220 E. CENTRAL PKWY, STE 4000
ALTAMONTE SPRINGS, FL 32701
407.645.5008

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NO DATE REMARKS

REVISIONS

HTeaO
TEXAS BORN & BREWED

STORE# 539

1641 RIO RANCHO BLVD.
SE. RIO RANCHO,
NM

PROJECT NO: 2024.0829
DATE: 5-14-25

C3.0
DRAINAGE & GRADING PLAN

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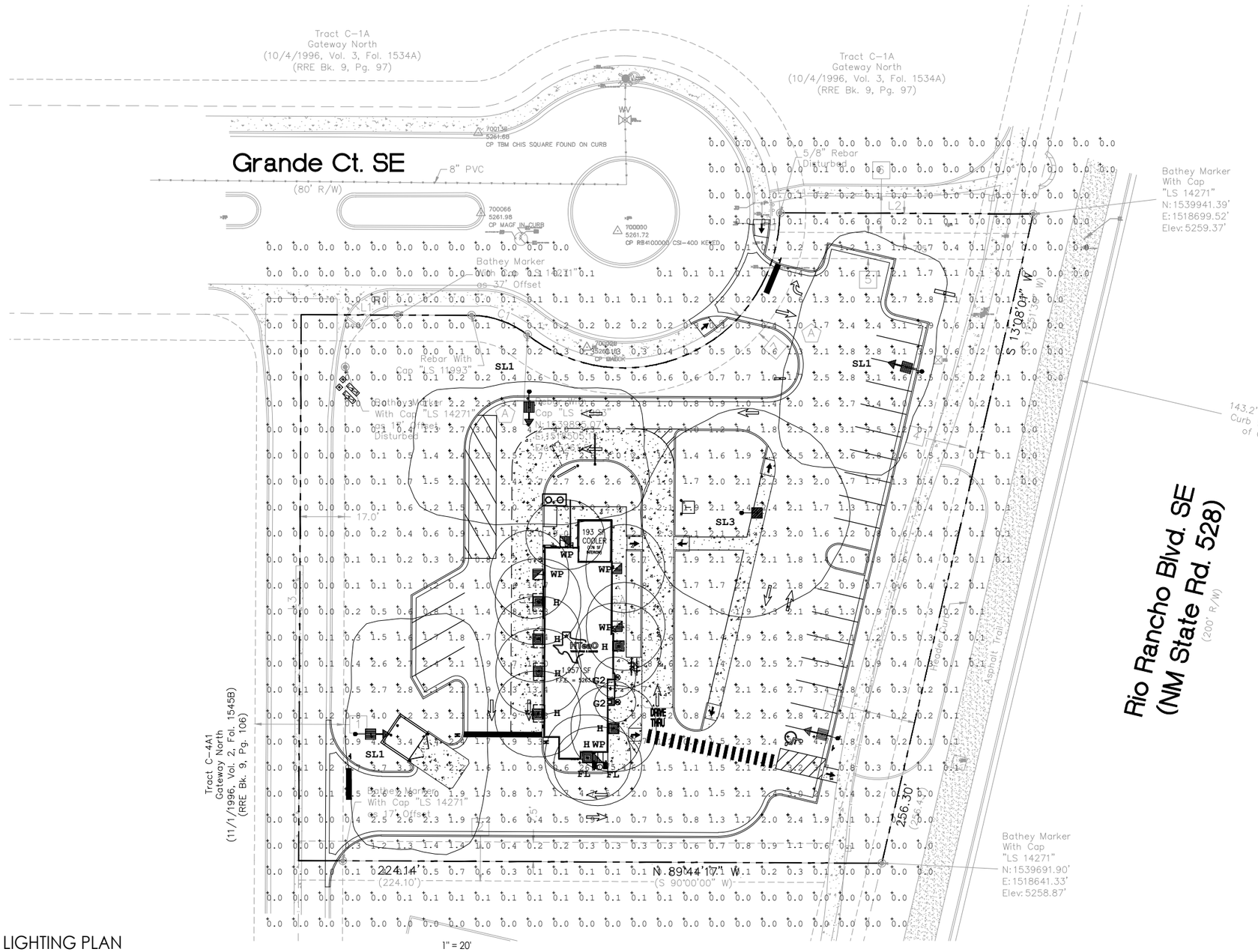
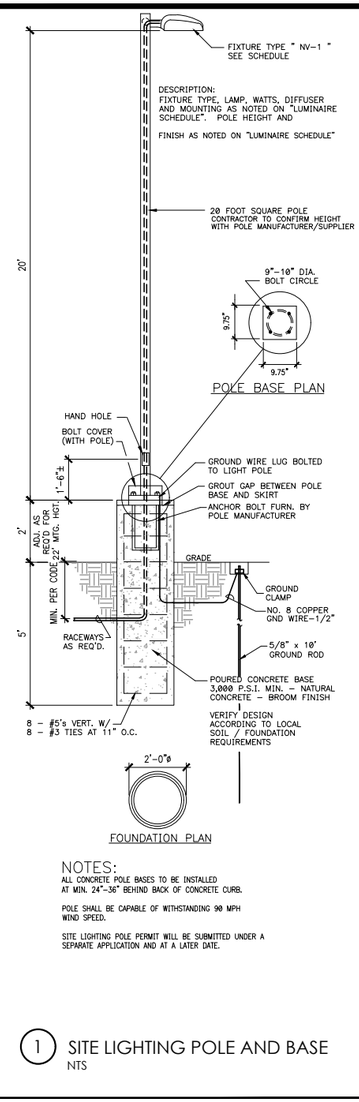
Calculation Summary								
Label	Units	Avg	Max	Min	Avg/Min	Max/Min	PtSpcLr	PtSpcTb
DRIVE	Fc	2.24	4.2	0.8	2.80	5.25	10	10
DRIVE THRU	Fc	5.73	18.3	1.2	4.78	15.25		
ENTRANCE DRIVES	Fc	1.44	2.8	0.1	14.40	28.00		
PARKING	Fc	2.17	5.3	0.4	5.43	13.25		

Luminaire Schedule						
WLS17877 HTEAO RIO RANCHO, NM PM: RODNEY PLEASE EMAIL US FOR PRICING AT RBIRKINS@WLSLIGHTING.COM						
Symbol	Qty	Label	Lum. Lumens	LLF	Description	Lum. Watts
	2	FL	4690	0.950	WLS-NV-F1-15-16L-35-40K-SLW	35
	2	G2	1783	0.950	RP LIGHTING P5642-31-30K / P860046-031 8'-4'' MOUNTING HEIGHT	59.4
	7	H	5493	0.950	VAN17-50 @ 40W_3000K	39.3
	4	SL1	12356	0.950	WLS-NV-1-T4-48L-1-40K7-HSS-SLW 22' MOUNTING HEIGHT	156
	1	SL3	19838	0.950	WLS-NV-1-T5W-48L-1-40K7-SLW 22' MOUNTING HEIGHT	156
	5	WP	3901	0.950	LSI GST-04L-FT-30 12' MOUNTING HEIGHT	33



1" = 20'

SITE LIGHTING PLAN



NOTES:

ALL CONCRETE POLE BASES TO BE INSTALLED AT MIN. 24"-36" BEHIND BACK OF CONCRETE CURB.

POLE SHALL BE CAPABLE OF WITHSTANDING 90 MPH WIND SPEED.

SITE LIGHTING POLE PERMIT WILL BE SUBMITTED UNDER A SEPARATE APPLICATION AND AT A LATER DATE.

1 SITE LIGHTING POLE AND BASE
NTS

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INTERPLAN LLC
AR99238
CA 8660
ARCHITECTURE
ENGINEERING
PERMITTING
220 E. CENTRAL PKWY, STE 4000
ALTAMONTE SPRINGS, FL 32701
407.645.5008

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NO DATE REMARKS
REVISIONS

HTeaO
TEXAS BORN & BREWED

STORE# 539

1641 RIO RANCHO BLVD. SE. RIO RANCHO, NM

PROJECT NO: 2024.0829
DATE: 5-14-25

SL1
SITE LIGHTING PLAN

CHECKED: CDB DRAWN: MB

NORTH

20' 0 20' 40'
GRAPHIC SCALE

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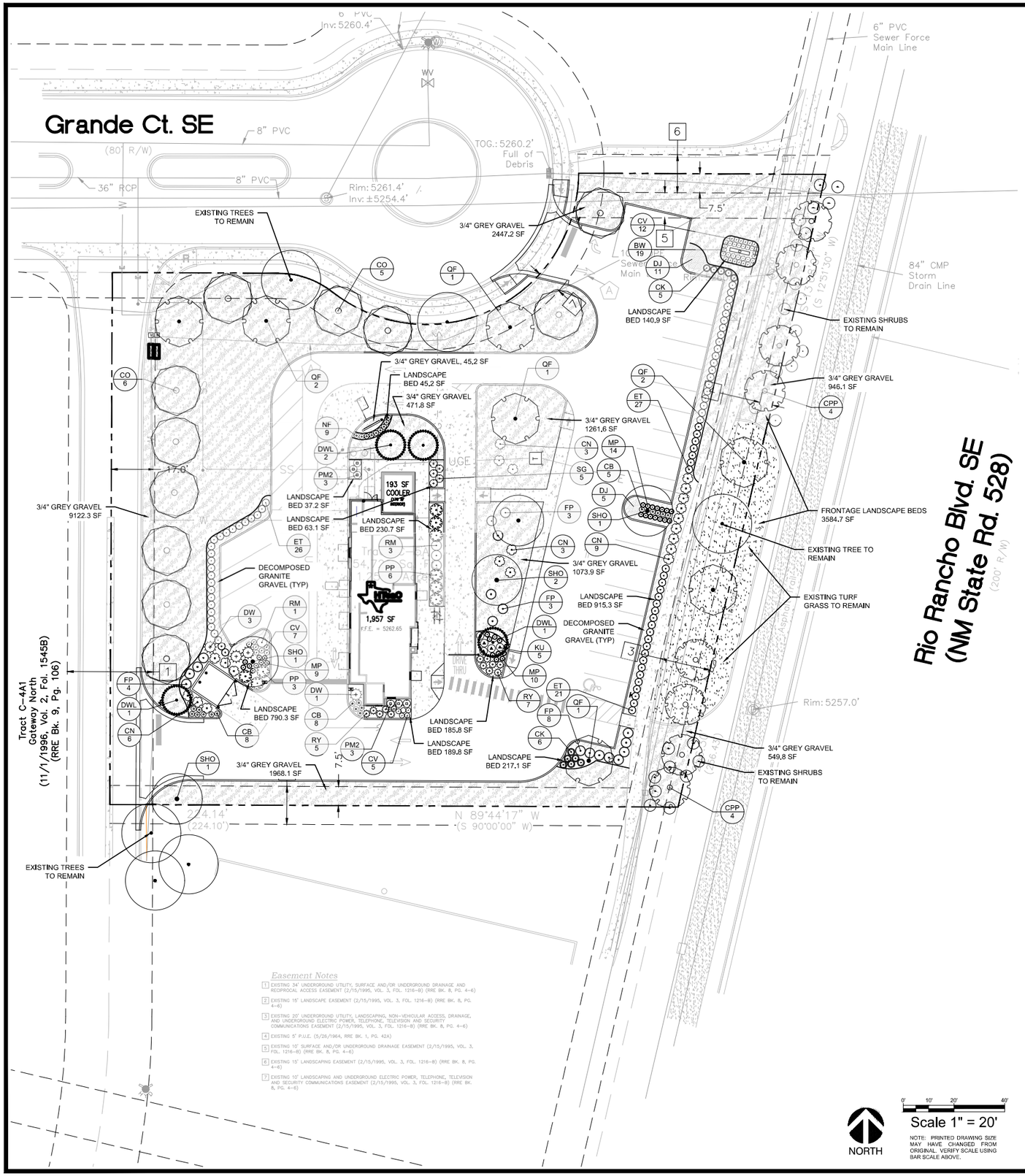

LANDSCAPE CALCULATIONS

JURISDICTION:	CITY OF RIO RANCHO, NM
ZONING:	SU - SPECIAL USE
PARCEL AREA:	54,720 SF
LANDSCAPE AREA REQUIRED:	5,472 SF (10% OF SITE AREA)
LANDSCAPE AREA PROVIDED:	23,338 SF (42.6% OF SITE AREA)
REQ'D FRONT YARD LANDSCAPE (RIO RANCHO BLVD SE):	1,369 SF (25% OF REQUIRED LANDSCAPE)
PROVIDED FRONT YARD LANDSCAPE:	4,868 SF
STREET TREES	
RIO RANCHO BLVD SE	
FRONTAGE LENGTH:	256.3 LF
STREET TREES REQUIRED:	11 TREES (1 PER 25 LF OF FRONTAGE)
STREET TREES PROVIDED:	11 TREES
GATEWAY NORTH LN SE	
FRONTAGE LENGTH:	209.9 LF
STREET TREES REQUIRED:	9 TREES (1 PER 25 LF OF FRONTAGE)
STREET TREES PROVIDED:	9 TREES
GRANDE CT SE	
FRONTAGE LENGTH:	222.4 LF
STREET TREES REQUIRED:	9 TREES (1 PER 25 LF OF FRONTAGE)
STREET TREES PROVIDED:	9 TREES
INTERIOR TREES	
TREES REQUIRED:	6 TREES (1 PER 1000 SF)
TREES PROVIDED:	6 TREES
TREES REQUIRED IN PARKING AREAS:	3 TREES (1 PER 10 SPACES, 23 SPACES)
TREES PROVIDED IN PARKING AREAS:	3 TREES
SHRUBS REQUIRED IN PARKING AREAS:	85% OF ALL ISLANDS AS REQUIRED
SHRUBS PROVIDED IN PARKING AREAS:	
SHRUBS REQUIRED IN PARKING PERIMETER:	EVERGREEN HEDGE, 5 GAL MIN
SHRUBS PROVIDED IN PARKING PERIMETER:	AS REQUIRED
MAXIMUM COOL SEASON GRASS:	1,000 SF
COOL SEASON GRASS PROVIDED:	0 SF

MAINTENANCE

ALL LANDSCAPING TO BE PERPETUALLY MAINTAINED, INCLUDING LANDSCAPE IN RIGHT-OF-WAY.

MULCHES

AFTER ALL PLANTING IS COMPLETE, CONTRACTOR SHALL INSTALL 3" LAYER OF DOUBLE SHREDDED HARDWOOD MULCH, NATURAL (UNDYED), IN ALL PLANTING AREAS (EXCEPT FOR TURF AREAS). ABSOLUTELY NO EXPOSED GROUND SHALL BE LEFT SHOWING ANYWHERE ON THE PROJECT AFTER MULCH HAS BEEN INSTALLED (SUBJECT TO THE CONDITIONS AND REQUIREMENTS OF THE "GENERAL GRADING AND PLANTING NOTES" AND SPECIFICATIONS).

SEE SHEET LP-2 FOR PLANT SCHEDULE & GENERAL PLANTING NOTES

RIO RANCHO NOTES

- GENERAL LANDSCAPE - 10% OF LOT MIN.
- 25% OF REQUIRED LANDSCAPE MUST BE WITHIN FRONT YARD
- 80% OF LANDSCAPE AREA MUST BE COVERED WITH LIVE MATERIAL
- REMAINDER OF 25% MAY BE ¾" GREY GRAVEL OVER FILTER FABRIC TO MATCH EXISTING DEVELOPMENT
- MAX 1,000 SF OF COOL SEASON TURF IS ALLOWED
- ALL LANDSCAPE ISLANDS SHALL HAVE 65% SHRUB COVERAGE

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2024-0007
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07/08/2025

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REVISIONS

STORE# 539

1641 RIO RANCHO BLVD.
SE. RIO RANCHO,
NM

PROJECT NO: 2024.0829
DATE: 05/29/2025

LP-1

LANDSCAPE
PLANTING PLAN

CHECKED: KB DRAWN: KB

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GENERAL PLANTING NOTES

1. BY SUBMITTING A PROPOSAL FOR THE LANDSCAPE PLANTING SCOPE OF WORK, THE CONTRACTOR CONFIRMS THAT HE HAS READ, AND WILL COMPLY WITH, THE ASSOCIATED NOTES, SPECIFICATIONS, AND DETAILS WITH THIS PROJECT, INCLUDING ALL APPLICABLE JURISDICTION REQUIREMENTS.
2. THE CONTRACTOR SHALL VERIFY ALL EXISTING AND PROPOSED SITE ELEMENTS AND NOTIFY THE OWNER OF ANY DISCREPANCIES.
3. THE CONTRACTOR SHALL LOCATE ALL EXISTING UNDERGROUND UTILITIES AND NOTIFY OWNER OF ANY CONFLICTS. UTILITY LOCATIONS SHOWN ARE APPROXIMATE AND THE DESIGNER DOES NOT GUARANTEE THAT LOCATIONS SHOWN ARE EXACT. CONTRACTOR SHALL EXERCISE CAUTION WHEN WORKIGN IN THE VICINITY OF UNDERGROUND UTILITIES.
4. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL EXISTING VEGETATION (EXCEPT WHERE NOTED TO REMAIN).
5. ALL PLANT LOCATIONS ARE DIAGRAMMATIC. ACTUAL LOCATIONS SHALL BE VERIFIED WITH THE OWNER OR OWNER'S REPRESENTATIVE PRIOR TO PLANTING. THE LANDSCAPE CONTRACTOR SHALL ENSURE THAT ALL REQUIREMENTS OF THE PERMITTING AUTHORITY ARE MET (I.E., MINIMUM PLANT QUANTITIES, PLANTING METHODS, TREE PROTECTION METHODS, ETC.).
   a. THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR DETERMINING PLANT QUANTITIES; PLANT QUANTITIES SHOWN ON LEGENDS AND CALLOUTS ARE FOR GENERAL INFORMATION ONLY. IN THE EVENT OF A DISCREPANCY BETWEEN THE PLAN AND THE PLANT LEGEND, THE PLANT QUANTITY AS SHOWN ON THE PLAN (FOR INDIVIDUAL SYMBOLS) OR CALLOUT (FOR GROUNDCOVER PATTERNS) SHALL TAKE PRECEDENCE.
   b. NO SUBSTITUTIONS OF PLANT MATERIALS SHALL BE ALLOWED WITHOUT THE WRITTEN PERMISSION OF THE LANDSCAPE ARCHITECT. IF SOME OF THE PLANTS ARE NOT AVAILABLE, THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE OWNER OR OWNER'S REPRESENTATIVE IN WRITING (VIA PROPER CHANNELS).
   c. THE CONTRACTOR SHALL, AT A MINIMUM, PROVIDE REPRESENTATIVE PHOTOS OF ALL PLANTS PROPOSED FOR THE PROJECT. THE CONTRACTOR SHALL ALLOW THE OWNER OR OWNER'S REPRESENTATIVE TO INSPECT, AND APPROVE OR REJECT, ALL PLANTS DELIVERED TO THE JOBSITE. REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS FOR SUBMITTALS.
6. THE CONTRACTOR SHALL MAINTAIN THE LANDSCAPE IN A HEALTHY CONDITION FOR 90 DAYS AFTER ACCEPTANCE BY THE OWNER. REFER TO SPECIFICATIONS FOR CONDITIONS OF ACCEPTANCE FOR THE START OF THE MAINTENANCE PERIOD, AND FOR FINAL ACCEPTANCE AT THE END OF THE MAINTENANCE PERIOD.
7. SEE SPECIFICATIONS AND DETAILS FOR FURTHER REQUIREMENTS.

IRRIGATION CONCEPT

1. AN AUTOMATIC IRRIGATION SYSTEM SHALL BE INSTALLED AND OPERATIONAL BY THE TIME OF FINAL INSPECTION. THE ENTIRE IRRIGATION SYSTEM SHALL BE INSTALLED BY A LICENSED AND QUALIFIED IRRIGATION CONTRACTOR.
2. THE IRRIGATION SYSTEM WILL OPERATE ON POTABLE WATER, AND THE SYSTEM WILL HAVE BACKFLOW PREVENTION DEVICES INSTALLED TO PREVENT CONTAMINATION OF THE POTABLE SOURCE WHICH CONFORM TO CITY ORDINANCE CHAPTER 54, THE DEVICE MUST BE USC APPROVED AND MUST BE AN RP, PVB OR SVB DEVICE AND MUST BE TESTED PRIOR TO THE C/O APPROVAL.
3. ALL NON-TURF PLANTED AREAS SHALL BE DRIP IRRIGATED. SODDED AND SEEDED AREAS SHALL BE IRRIGATED WITH SPRAY OR ROTOR HEADS AT 100% HEAD-TO-HEAD COVERAGE.
4. ALL PLANTS SHARING SIMILAR HYDROZONE CHARACTERISTICS SHALL BE PLACED ON A VALVE DEDICATED TO PROVIDE THE NECESSARY WATER REQUIREMENTS SPECIFIC TO THAT HYDROZONE.
5. THE IRRIGATION SYSTEM SHALL BE DESIGNED AND INSTALLED, TO THE MAXIMUM EXTENT POSSIBLE, TO CONSERVE WATER BY USING THE FOLLOWING DEVICES AND SYSTEMS: MATCHED PRECIPITATION RATE TECHNOLOGY ON ROTOR AND SPRAY HEADS (WHEREVER POSSIBLE), RAIN SENSORS, AND MULTI-PROGRAM COMPUTERIZED IRRIGATION CONTROLLERS FEATURING SENSORY INPUT CAPABILITIES.
6. THE CITY OF RIO RANCHO REQUIRES THE IRRIGATION BACKFLOW PREVENTER TO BE TYPED/SIZED, INSTALLED, REGISTERED AND TESTED PER ORDINANCE 54.0. 1

PLANT SCHEDULE

TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SIZE	HEIGHT
	CO	11	QUERCUS MUEHLENBERGII	CHINKAPIN OAK	CONT.	3"CAL	MIN. 12' HT.
	CPP	8	PISTACEA CHINESE	CHINESE PISTACHE	CONT.	3"CAL	MIN. 12' HT.
	DWL	4	CHILOPSIS LINEARIS	DESERT WILLOW	CONT.	3" CAL MIN	10` HT MIN
	QF	7	QUERCUS FUSIFORMIS	ESCARPMENT LIVE OAK	CONT.	3" CAL MIN	12` HT MIN
	SHO	5	QUERCUS SHUMARDII	SHUMARD RED OAK	CONT.	3" CAL MIN	10` HT MIN

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
	BW	19	BUXUS MICROPHYLLA JAPONICA `WINTER GEM`	WINTER GEM BOXWOOD	3 GAL	24" OC
	CB	21	CARYOPTERIS X CLANDONENSIS 'BLUE MIST'	BLUE MIST BLUEBEARD	1 GAL	24" OC
	CN	21	CHRYSOTHAMNUS NAUSEOSUS	BLUE RABBITBRUSH	5 GAL	48" OC
	CV	24	COREOPSIS VERTICILLATA 'MOONBEAM'	MOONBEAM TICKSEED	1 GAL	24" OC
	DW	4	DASYLIRION WHEELERI	GREY DESERT SPOON	5 GAL	SEE PLAN
	ET	74	ERICAMERIA LARICIFOLIA	TURPENTINE BUSH	5 GAL	36" OC
	FP	18	FALLUGIA PARADOXA	APACHE PLUME	5 GAL	48" OC
	KU	5	KNIPHOFIA UVARIA	RED HOT POKER	3 GAL	36" OC
	NF	9	NEPETA X FAASSENII	CATMINT	1 GAL	24" OC
	PM2	6	POTENTILLA FRUTICOSA `MANGO TANGO`	MANGO TANGO BUSH CINQUEFOIL	5 GAL	36" OC
	RM	4	ROSMARINUS OFFICINALIS	ROSEMARY	5 GAL	48" OC
	RY	12	HESPERALOE PARVIFLORA	RED YUCCA	5 GAL	30" OC
	SG	5	SALVIA GREGGII	AUTUMN SAGE	3 GAL	36" OC

GROUNDCOVER	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
	PP	9	PRUNUS BESSEYI 'P011S' TM	PAWNEE BUTTES SAND CHERRY	3 GAL	60" OC

ORNAMENTAL GRASSES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
	CK	11	CALAMAGROSTIS X ACUTIFLORA `KARL FOERSTER`	KARL FOERSTER FEATHER REED GRASS	1 GAL	36" OC
	MP	33	MUHLENBERGIA X 'PINK FLAMINGO'	PINK FLAMINGO MUHLY	1 GAL	24" OC

GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE	SPACING
	DGG	550 SF	DECOMPOSED GRANITE GRAVEL	COLOR: GRAY	6" DEPTH	
	DGG2	18,027 SF	3/4" GRAVEL	COLOR: GREY TO MATCH EXISTING	6" DEPTH W/ DEWITT PRO-5 WEED BARRIER	
	DJ	16	DELOSPERMA X `JOHN PROFFITT`	TABLE MOUNTAIN ICE PLANT	1 GAL, 6" SPR. FULL	30" OC

NOTE: ALL TREES SHALL BE CONTAINER-GROWN, CONTAINER SIZE AS APPROPRIATE FOR THE CALIPER SPECIFIED. SEE SPECIFICATIONS FOR PROPER ROOT QUALITY.

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PLANT SCHEDULE & GENERAL PLANTING NOTES

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PLANTING SPECIFICATIONS

GENERAL

A. QUALIFICATIONS OF LANDSCAPE CONTRACTOR
   1. ALL LANDSCAPE WORK SHOWN ON THESE PLANS SHALL BE PERFORMED BY A SINGLE FIRM SPECIALIZING IN LANDSCAPE PLANTING.
   2. A LIST OF SUCCESSFULLY COMPLETED PROJECTS OF THIS TYPE, SIZE AND NATURE MAY BE REQUESTED BY THE OWNER FOR FURTHER QUALIFICATION MEASURES.
   3. THE LANDSCAPE CONTRACTOR SHALL HOLD A VALID NURSERY AND FLORAL CERTIFICATE ISSUED BY THE APPROPRIATE LOCAL JURISDICTION, AS WELL AS OPERATE UNDER A COMMERCIAL PESTICIDE APPLICATOR LICENSE.

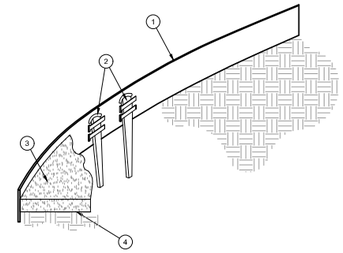
B. SCOPE OF WORK
   1. WORK COVERED BY THESE SECTIONS INCLUDES THE FURNISHING AND PAYMENT OF ALL MATERIALS, LABOR, SERVICES, EQUIPMENT, LICENSES, TAXES AND ANY OTHER ITEMS THAT ARE NECESSARY FOR THE EXECUTION, INSTALLATION AND COMPLETION OF ALL WORK, SPECIFIED HEREIN AND / OR SHOWN ON THE LANDSCAPE PLANS, NOTES, AND DETAILS.
   2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LAWS, CODES AND REGULATIONS REQUIRED BY AUTHORITIES HAVING JURISDICTION OVER SUCH WORK, INCLUDING ALL INSPECTIONS AND PERMITS REQUIRED BY FEDERAL, STATE AND LOCAL AUTHORITIES IN SUPPLY, TRANSPORTATION AND INSTALLATION OF MATERIALS.
   3. THE LANDSCAPE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UNDERGROUND UTILITY LINES (WATER, SEWER, ELECTRICAL, TELEPHONE, GAS, CABLE, TELEVISION, ETC.) PRIOR TO THE START OF ANY WORK.

PRODUCTS

A. ALL MANUFACTURED PRODUCTS SHALL BE NEW.
B. CONTAINER AND BALLED-AND-BURLAPPED PLANTS:
   1. FURNISH NURSERY-GROWN PLANTS COMPLYING WITH THE AMERICAN STANDARD FOR NURSERY STOCK (ANSI Z60.1-2014). PROVIDE WELL-SHAPED, FULLY BRANCHED, HEALTHY, VIGOROUS STOCK FREE OF DISEASE, INSECTS, EGGS, LARVAE, AND DEFECTS SUCH AS KNOTS, SUN SCALD, INJURIES, ABRASIONS, AND DISFIGUREMENT. ALL PLANTS WITHIN A SPECIES SHALL HAVE SIMILAR SIZE AND SHALL BE OF A FORM TYPICAL FOR THE SPECIES. ALL TREES SHALL BE OBTAINED FROM SOURCES WITHIN 200 MILES OF THE PROJECT SITE, AND WITH SIMILAR CLIMACTIC CONDITIONS.
   2. ROOT SYSTEMS SHALL BE HEALTHY, DENSELY BRANCHED ROOT SYSTEMS, NON-POT-BOUND, FREE FROM ENCIRCLING AND/OR GIRDLING ROOTS, AND FREE FROM ANY OTHER ROOT DEFECTS (SUCH AS J-SHAPED ROOTS).
   3. TREES MAY BE PLANTED FROM CONTAINERS OR BALLED-AND-BURLAPPED (B&B), UNLESS SPECIFIED ON THE PLANTING LEGEND. BARE-ROOT TREES ARE NOT ACCEPTABLE.
   4. ANY PLANT DEEMED UNACCEPTABLE BY THE OWNER OR OWNER'S REPRESENTATIVE SHALL BE IMMEDIATELY REMOVED FROM THE SITE AND SHALL BE REPLACED WITH AN ACCEPTBLE PLANT OF LIKE TYPE AND SIZE AT THE CONTRACTOR'S OWN EXPENSE, ANY PLANTS APPEARING TO BE UNHEALTHY, EVEN IF DETERMINED TO STILL BE ALIVE, SHALL NOT BE ACCEPTED. THE OWNER OR OWNER'S REPRESENTATIVE SHALL BE THE SOLE JUDGES AS TO THE ACCEPTABILITY OF PLANT MATERIAL.
   5. ALL TREES SHALL BE STANDARD IN FORM, UNLESS OTHERWISE SPECIFIED. TREES WITH CENTRAL LEADERS WILL NOT BE ACCEPTED IF LEADER IS DAMAGED OR REMOVED. PRUNE ALL DAMAGED TWIGS AFTER PLANTING.
   6. CALIPER MEASUREMENTS FOR STANDARD (SINGLE TRUNK) TREES SHALL BE AS FOLLOWS: SIX INCHES ABOVE THE ROOT FLARE FOR TREES UP TO AND INCLUDING FOUR INCHES IN CALIPER, AND TWELVE INCHES ABOVE THE ROOT FLARE FOR TREES EXCEEDING FOUR INCHES IN CALIPER.
   7. MULTI-TRUNK TREES SHALL BE MEASURED BY THEIR OVERALL HEIGHT, MEASURED FROM THE TOP OF THE ROOT BALL. WHERE CALIPER MEASUREMENTS ARE USED, THE CALIPER SHALL BE CALCULATED AS ONE-HALF OF THE SUM OF THE CALIPER OF THE THREE LARGEST TRUNKS.
   8. ANY TREE OR SHRUB SHOWN TO HAVE EXCESS SOIL PLACED ON TOP OF THE ROOT BALL, SO THAT THE ROOT FLARE HAS BEEN COMPLETELY COVERED, SHALL BE REJECTED.
C. SOD: PROVIDE WELL-ROOTED SOD OF THE VARIETY NOTED ON THE PLANS. SOD SHALL BE CUT FROM HEALTHY, MATURE TURF WITH SOIL THICKNESS OF 3/4" TO 1". EACH PALLET OF SOD SHALL BE ACCOMPANIED BY A CERTIFICATE FROM SUPPLIER STATING THE COMPOSITION OF THE SOD.
D. TOPSOIL: SANDY TO CLAY LOAM TOPSOIL, FREE OF STONES LARGER THAN ½ INCH, FOREIGN MATTER, PLANTS, ROOTS, AND SEEDS.
E. COMPOST: WELL-COMPOSTED, STABLE, AND WEED-FREE ORGANIC MATTER, pH RANGE OF 5.5 TO 8; MOISTURE CONTENT 35 TO 55 PERCENT BY WEIGHT; 100 PERCENT PASSING THROUGH 3/4-INCH SIEVE; SOLUBLE SALT CONTENT OF 5 TO 10 DECISIEMENS/M; NOT EXCEEDING 0.5 PERCENT INERT CONTAMINANTS AND FREE OF SUBSTANCES TOXIC TO PLANTINGS. NO MANURE OR ANIMAL-BASED PRODUCTS SHALL BE USED.
F. FERTILIZER: GRANULAR FERTILIZER CONSISTING OF NITROGEN, PHOSPHORUS, POTASSIUM, AND OTHER NUTRIENTS IN PROPORTIONS, AMOUNTS, AND RELEASE RATES RECOMMENDED IN A SOIL REPORT FROM A QUALIFIED SOIL-TESTING AGENCY (SEE BELOW).
G. MULCH: SIZE AND TYPE AS INDICATED ON PLANS, FREE FROM DELETERIOUS MATERIALS AND SUITABLE AS A TOP DRESSING OF TREES AND SHRUBS.
H. TREE STAKING AND GUYING
   1. STAKES: 6' LONG GREEN METAL T-POSTS.
   2. GUY AND TIE WIRE: ASTM A 641, CLASS 1, GALVANIZED-STEEL WIRE, 2-STRAND, TWISTED, 0.106 INCH DIAMETER.
   3. STRAP CHAFING GUARD: REINFORCED NYLON OR CANVAS AT LEAST 1-1/2 INCH WIDE, WITH GROMMETS TO PROTECT TREE TRUNKS FROM DAMAGE.
I. STEEL EDGING: PROFESSIONAL STEEL EDGING, 14 GAUGE THICK X 4 INCHES WIDE, FACTORY PAINTED DARK GREEN. ACCEPTABLE MANUFACTURERS INCLUDE COL-MET OR APPROVED EQUAL.
J. PRE-EMERGENT HERBICIDES: ANY GRANULAR, NON-STAINING PRE-EMERGENT HERBICIDE THAT IS LABELED FOR THE SPECIFIC ORNAMENTALS OR TURF ON WHICH IT WILL BE UTILIZED. PRE-EMERGENT HERBICIDES SHALL BE APPLIED PER THE MANUFACTURER'S LABELED RATES.

METHODS

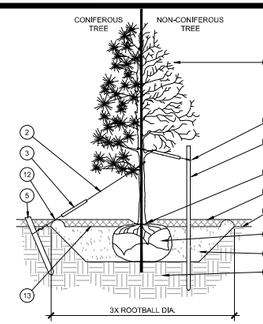
A. SOIL PREPARATION
   1. BEFORE STARTING WORK, THE LANDSCAPE CONTRACTOR SHALL VERIFY THAT THE GRADE OF ALL LANDSCAPE AREAS ARE WITHIN +/-0.1' OF FINISH GRADE. THE CONTRACTOR SHALL NOTIFY THE OWNER IMMEDIATELY SHOULD ANY DISCREPANCIES EXIST.
   2. SOIL TESTING:
      a. AFTER FINISH GRADES HAVE BEEN ESTABLISHED, CONTRACTOR SHALL HAVE SOIL SAMPLES FROM THE PROJECT'S LANDSCAPE AREAS TESTED BY AN ESTABLISHED SOIL TESTING LABORATORY. EACH SAMPLE SUBMITTED TO THE LAB SHALL CONTAIN NO LESS THAN ONE QUART OF SOIL, TAKEN FROM BETWEEN THE SOIL SURFACE AND 6" DEPTH. IF NO SAMPLE LOCATIONS ARE INDICATED ON THE PLANS, THE CONTRACTOR SHALL TAKE A MINIMUM OF THREE SAMPLES FROM VARIOUS REPRESENTATIVE LOCATIONS FOR TESTING.
      b. THE CONTRACTOR SHALL HAVE THE SOIL TESTING LABORATORY PROVIDE RESULTS FOR THE FOLLOWING: SOIL TEXTURAL CLASS, GENERAL SOIL FERTILITY, pH, ORGANIC MATTER CONTENT, SALT (CEC), LIME, SODIUM ADSORPTION RATIO (SAR) AND BORON CONTENT.
      c. THE CONTRACTOR SHALL ALSO SUBMIT THE PROJECTS PLANT LIST TO THE LABORATORY ALONG WITH THE SOIL SAMPLES.
      d. THE SOIL REPORT PRODUCED BY THE LABORATORY SHALL CONTAIN RECOMMENDATIONS FOR THE FOLLOWING (AS APPROPRIATE): SEPARATE SOIL PREPARATION AND BACKFILL MIX RECOMMENDATIONS FOR GENERAL ORNAMENTAL PLANTS, XERIC PLANTS, TURF, AND NATIVE SEED, AS WELL AS PRE-PLANT FERTILIZER APPLICATIONS AND RECOMMENDATIONS FOR ANY OTHER SOIL RELATED ISSUES. THE REPORT SHALL ALSO PROVIDE A FERTILIZER PROGRAM FOR THE ESTABLISHMENT PERIOD AND FOR LONG-TERM MAINTENANCE.
   3. THE CONTRACTOR SHALL INSTALL SOIL AMENDMENTS AND FERTILIZERS PER THE SOILS REPORT RECOMMENDATIONS. ANY CHANGE IN COST DUE TO THE SOIL REPORT RECOMMENDATIONS, EITHER INCREASE OR DECREASE, SHALL BE SUBMITTED TO THE OWNER WITH THE REPORT.
   4. FOR BIDDING PURPOSES ONLY, THE SOIL PREPARATION SHALL CONSIST OF THE FOLLOWING:
      a. TURF: INCORPORATE THE FOLLOWING AMENDMENTS INTO THE TOP 8" OF SOIL BY MEANS OF ROTOTILLING AFTER CROSS-RIPPING:
         i. NITROGEN STABILIZED ORGANIC AMENDMENT - 4 CU. YDS. PER 1,000 S.F.
         ii. PREPLANT TURF FERTILIZER (10-20-10 OR SIMILAR, SLOW RELEASE, ORGANIC) - 15 LBS PER 1,000 S.F.
         iii. "CLAY BUSTER" OR EQUAL - USE MANUFACTURER'S RECOMMENDED RATE
      b. TREES, SHRUBS, AND PERENNIALS: INCORPORATE THE FOLLOWING AMENDMENTS INTO THE TOP 8" OF SOIL BY MEANS OF ROTOTILLING AFTER CROSS-RIPPING:
         i. NITROGEN STABILIZED ORGANIC AMENDMENT - 4 CU. YDS. PER 1,000 S.F.
         ii. 12-12-12 FERTILIZER (OR SIMILAR, ORGANIC, SLOW RELEASE) - 10 LBS. PER CU. YD.
         iii. "CLAY BUSTER" OR EQUAL - USE MANUFACTURER'S RECOMMENDED RATE
         iv. IRON SULPHATE - 2 LBS. PER CU. YD.
   5. IN THE CONTEXT OF THESE PLANS, NOTES, AND SPECIFICATIONS, "FINISH GRADE" REFERS TO THE FINAL ELEVATION OF THE SOIL SURFACE (NOT TOP OF MULCH) AS INDICATED ON THE GRADING PLANS.
      a. BEFORE STARTING WORK, THE LANDSCAPE CONTRACTOR SHALL VERIFY THAT THE ROUGH GRADES OF ALL LANDSCAPE AREAS ARE WITHIN +/-0.1' OF FINISH GRADE. SEE SPECIFICATIONS FOR MORE DETAILED INSTRUCTION ON TURF AREA AND PLANTING BED PREPARATION.
      b. CONSTRUCT AND MAINTAIN FINISH GRADES AS SHOWN ON GRADING PLANS, AND CONSTRUCT AND MAINTAIN SLOPES AS RECOMMENDED BY THE GEOTECHNICAL REPORT. ALL LANDSCAPE AREAS SHALL HAVE POSITIVE DRAINAGE AWAY FROM STRUCTURES AT THE MINIMUM SLOPE SPECIFIED IN THE REPORT AND ON THE GRADING PLANS, AND AREAS OF POTENTIAL PONDING SHALL BE REGRADED TO BLEND IN WITH THE SURROUNDING GRADES AND ELIMINATE PONDING POTENTIAL.
      c. THE LANDSCAPE CONTRACTOR SHALL DETERMINE WHETHER OR NOT THE EXPORT OF ANY SOIL WILL BE NEEDED, TAKING INTO ACCOUNT THE ROUGH GRADE PROVIDED, THE AMOUNT OF SOIL AMENDMENTS TO BE ADDED (BASED ON A SOIL TEST, PER SPECIFICATIONS), AND THE FINISH GRADES TO BE ESTABLISHED.
      d. ENSURE THAT THE FINISH GRADE IN SHRUB AREAS IMMEDIATELY ADJACENT TO WALKS AND OTHER WALKING SURFACES, AFTER INSTALLING SOIL AMENDMENTS, IS 3" BELOW THE ADJACENT FINISH SURFACE, IN ORDER TO ALLOW FOR PROPER MULCH DEPTH. TAPER THE SOIL SURFACE TO MEET FINISH GRADE, AS SPECIFIED ON THE GRADING PLANS, AT APPROXIMATELY 18" AWAY FROM THE WALKS.
      e. ENSURE THAT THE FINISH GRADE IN TURF AREAS IMMEDIATELY ADJACENT TO WALKS AND OTHER WALKING SURFACES, AFTER INSTALLING SOIL AMENDMENTS, IS 1" BELOW THE FINISH SURFACE OF THE WALKS. TAPER THE SOIL SURFACE TO MEET FINISH GRADE, AS SPECIFIED ON THE GRADING PLANS, AT APPROXIMATELY 18" AWAY FROM THE WALKS.
      f. SHOULD ANY CONFLICTS AND/OR DISCREPANCIES ARISE BETWEEN THE GRADING PLANS, GEOTECHNICAL REPORT, THESE NOTES AND PLANS, AND ACTUAL CONDITIONS, THE CONTRACTOR SHALL IMMEDIATELY BRING SUCH ITEMS TO THE ATTENTION OF THE GENERAL CONTRACTOR, OWNER, OR OWNER'S REPRESENTATIVE.
   6. ONCE SOIL PREPARATION IS COMPLETE, THE LANDSCAPE CONTRACTOR SHALL ENSURE THAT THERE ARE NO DEBRIS, TRASH, OR STONES LARGER THAN 1" REMAINING IN THE TOP 6" OF SOIL.
B. SUBMITTALS
   1. THE CONTRACTOR SHALL PROVIDE SUBMITTALS AND SAMPLES, IF REQUIRED, TO THE OWNER OR OWNER'S REPRESENTATIVE, AND RECEIVE APPROVAL IN WRITING FOR SUCH SUBMITTALS BEFORE WORK COMMENCES.
   2. SUBMITTALS SHALL INCLUDE PHOTOS OF PLANTS WITH A RULER OR MEASURING STICK FOR SCALE, PHOTOS OR SAMPLES OF ANY REQUIRED MULCHES, AND SOIL TEST RESULTS AND PREPARATION RECOMMENDATIONS FROM THE TESTING LAB (INCLUDING COMPOST AND FERTILIZER RATES AND TYPES, AND OTHER AMENDMENTS FOR TREE/SHRUB, TURF, AND SEED AREAS AS MAY BE APPROPRIATE).
   3. SUBMITTALS SHALL ALSO INCLUDE MANUFACTURER CUT SHEETS FOR PLANTING ACCESSORIES SUCH AS TREE STAKES AND TIES, EDGING, AND LANDSCAPE FABRICS (IF ANY).
   4. WHERE MULTIPLE ITEMS ARE SHOWN ON A PAGE, THE CONTRACTOR SHALL CLEARLY INDICATE THE ITEM BEING CONSIDERED.
C. GENERAL PLANTING
   1. REMOVE ALL NURSERY TAGS AND STAKES FROM PLANTS.
   2. EXCEPT IN AREAS TO BE PLANTED WITH ORNAMENTAL GRASSES, APPLY PRE-EMERGENT HERBICIDES AT THE MANUFACTURER'S RECOMMENDED RATE.
   3. POSITION THE TREES AND SHRUBS IN THEIR INTENDED LOCATION AS PER THE PLAN. NOTIFY THE OWNER'S REPRESENTATIVE FOR INSPECTION AND APPROVAL OF ALL POSITIONING OF PLANT MATERIALS.
   4. TRENCHING NEAR EXISTING TREES:
      a. CONTRACTOR SHALL NOT DISTURB ROOTS 1-1/2" AND LARGER IN DIAMETER WITHIN THE CRITICAL ROOT ZONE (CRZ) OF EXISTING TREES, AND SHALL EXERCISE ALL POSSIBLE CARE AND PRECAUTIONS TO AVOID INJURY TO TREE ROOTS, TRUNKS, AND BRANCHES. THE CRZ IS DEFINED AS A CIRCULAR AREA EXTENDING OUTWARD FROM THE TREE TRUNK, WITH A RADIUS EQUAL TO 1' FOR EVERY 1" OF TRUNK DIAMETER-AT-BREAST-HEIGHT (4.5' ABOVE THE AVERAGE GRADE AT THE TRUNK).
      b. ALL EXCAVATION WITHIN THE CRZ SHALL BE PERFORMED USING HAND TOOLS. NO MACHINE EXCAVATION OR TRENCHING OF ANY KIND SHALL BE ALLOWED WITHIN THE CRZ.
      c. ALTER ALIGNMENT OF PIPE TO AVOID TREE ROOTS 1-1/2" AND LARGER IN DIAMETER. WHERE TREE ROOTS 1-1/2" AND LARGER IN DIAMETER ARE ENCOUNTERED IN THE FIELD, TUNNEL UNDER SUCH ROOTS, WRAP EXPOSED ROOTS WITH SEVERAL LAYERS OF BURLAP AND KEEP MOIST. CLOSE ALL TRENCHES WITHIN THE CANOPY DRIP LINES WITHIN 24 HOURS.
      d. ALL SEVERED ROOTS SHALL BE HAND PRUNED WITH SHARP TOOLS AND ALLOWED TO AIR-DRY. DO NOT USE ANY SORT OF SEALERS OR WOUND PAINTS.
D. TREE PLANTING
   1. TREE PLANTING HOLES SHALL BE EXCAVATED TO MINIMUM WIDTH OF TWO TIMES THE WIDTH OF THE ROOTBALL, AND TO A DEPTH EQUAL TO THE DEPTH OF THE ROOTBALL LESS TWO TO FOUR INCHES.
   2. SCARIFY THE SIDES AND BOTTOM OF THE PLANTING HOLE PRIOR TO THE PLACEMENT OF THE TREE. REMOVE ANY GLAZING THAT MAY HAVE BEEN CAUSED DURING THE EXCAVATION OF THE HOLE.
   3. FOR CONTAINER AND BOX TREES, TO REMOVE ANY POTENTIALLY GIRDLING ROOTS AND OTHER ROOT DEFECTS, THE CONTRACTOR SHALL SHAVE A 1" LAYER OFF OF THE SIDES AND BOTTOM OF THE ROOTBALL OF ALL TREES JUST BEFORE PLACING INTO THE PLANTING PIT. DO NOT "TEASE" ROOTS OUT FROM THE ROOTBALL.
   4. INSTALL THE TREE ON UNDISTURBED SUBGRADE SO THAT THE TOP OF THE ROOTBALL IS TWO TO FOUR INCHES ABOVE THE SURROUNDING GRADE.
   5. BACKFILL THE TREE HOLE UTILIZING THE EXISTING TOPSOIL FROM ON-SITE. ROCKS LARGER THAN 1" DIA. AND ALL OTHER DEBRIS SHALL BE REMOVED FROM THE SOIL PRIOR TO THE BACKFILL. SHOULD ADDITIONAL SOIL BE REQUIRED TO ACCOMPLISH THIS TASK, USE STORED TOPSOIL FROM ON-SITE OR IMPORT ADDITIONAL TOPSOIL FROM OFF-SITE AT NO ADDITIONAL COST TO THE OWNER. IMPORTED TOPSOIL SHALL BE OF SIMILAR TEXTURAL CLASS AND COMPOSITION IN THE ON-SITE SOIL.
   6. TREES SHALL NOT BE STAKED UNLESS THE JURISDICTION OR LOCAL CONDITIONS (SUCH AS HEAVY WINDS OR SLOPES) REQUIRE STAKES TO KEEP TREES UPRIGHT. SHOULD STAKING BE REQUIRED, THE TOTAL NUMBER OF TREE STAKES (BEYOND THE MINIMUMS LISTED BELOW) WILL BE LEFT TO THE LANDSCAPE CONTRACTOR'S DISCRETION. SHOULD ANY TREES FALL OR LEAN, THE LANDSCAPE CONTRACTOR SHALL STRAIGHTEN THE TREE, OR REPLACE IT SHOULD IT BECOME DAMAGED. TREE STAKING SHALL ADHERE TO THE FOLLOWING GUIDELINES:
      a. 1"-2" TREES (OR #15 GAL - 24" BOX): TWO STAKES PER TREE
      b. 2-1/2"-4" TREES (OR 36" - 48" BOX): THREE STAKES PER TREE
      c. TREES OVER 4" CALIPER (OR >48" BOX): GUY AS NEEDED
      d. MULTI-TRUNK TREES: THREE STAKES PER TREE MINIMUM, QUANTITY AND POSITIONS AS NEEDED TO STABILIZE THE TREE.
   7. UPON COMPLETION OF PLANTING, CONSTRUCT AN EARTH WATERING BASIN AROUND THE TREE. COVER THE INTERIOR OF THE TREE RING WITH MULCH (TYPE AND DEPTH PER PLANS).
   8. FOR TREES IN TURF AREAS, DO NOT PLANT GRASS ALL THE WAY TO THE TRUNK OF THE TREE, LEAVE THE AREA OVER THE ROOT BALL AND INSTALL MULCH WITH AT LEAST 2" OF SPECIFIED MULCH. SEE MULCH SPECIFICATION FOR ADDITIONAL INFORMATION.
E. SHRUB, PERENNIAL, AND GROUNDCOVER PLANTING
   1. DIG THE PLANTING HOLES TWICE AS WIDE AND 2" LESS DEEP THAN EACH PLANT'S ROOTBALL. INSTALL THE PLANT IN THE HOLE. BACKFILL AROUND THE PLANT WITH SOIL AMENDED PER SOIL TEST RECOMMENDATIONS.
   2. INSTALL THE WEED BARRIER CLOTH, OVERLAPPING IT AT THE ENDS. UTILIZE STEEL STAPLES TO KEEP THE WEED BARRIER CLOTH IN PLACE.
   3. WHEN PLANTING IS COMPLETE, INSTALL MULCH (TYPE AND DEPTH PER PLANS) OVER ALL PLANTING BEDS, COVERING THE ENTIRE PLANTING AREA.
F. SODDING
   1. SOD VARIETY TO BE AS SPECIFIED ON THE LANDSCAPE PLAN.
   2. LAY SOD WITHIN 24 HOURS FROM THE TIME OF STRIPPING. DO NOT LAY IF THE GROUND IS FROZEN.
   3. LAY THE SOD TO FORM A SOLID MASS WITH TIGHTLY FITTED JOINTS. BUTT ENDS AND SIDES OF SOD STRIPS - DO NOT OVERLAP. STAGGER STRIPS TO OFFSET JOINTS IN ADJACENT COURSES.
   4. ROLL THE SOD TO ENSURE GOOD CONTACT OF THE SOD'S ROOT SYSTEM WITH THE SOIL UNDERNEATH.
   5. WATER THE SOD THOROUGHLY WITH A FINE SPRAY IMMEDIATELY AFTER PLANTING TO OBTAIN AT LEAST SIX INCHES OF PENETRATION INTO THE SOIL BELOW THE SOD.
G. MULCH
   1. INSTALL MULCH TOPDRESSING, TYPE AND DEPTH PER MULCH NOTE, IN ALL PLANTING AREAS AND TREE RINGS.
   2. DO NOT INSTALL MULCH WITHIN 6" OF TREE ROOT FLARE. MULCH AT THE BASE OF SHRUBS SHALL BE A MAXIMUM 1" DEPTH OVER ROOT BALL.
   3. MULCH COVER WITHIN 6" OF CONCRETE WALKS AND CURBS SHALL NOT PROTRUDE ABOVE THE FINISH SURFACE OF THE WALKS AND CURBS. FINISH GRADE OF MULCH AT CURBS AND SIDEWALKS SHALL BE 1" LOWER THAN THE ADJACENT CURB OR SIDEWALK. MULCH COVER WITHIN 12" OF WALLS SHALL BE AT LEAST 3" LOWER THAN THE TOP OF WALL.
H. CLEAN UP
   1. DURING LANDSCAPE PREPARATION AND PLANTING, KEEP ALL PAVEMENT CLEAN AND ALL WORK AREAS IN A NEAT, ORDERLY CONDITION.
   2. DISPOSED LEGALLY OF ALL EXCAVATED MATERIALS OFF THE PROJECT SITE.
I. INSPECTION AND ACCEPTANCE
   1. UPON COMPLETION OF THE WORK, THE LANDSCAPE CONTRACTOR SHALL PROVIDE THE SITE CLEAN, FREE OF DEBRIS AND TRASH, AND SUITABLE FOR USE AS INTENDED. THE LANDSCAPE CONTRACTOR SHALL THEN REQUEST AN INSPECTION BY THE OWNER TO DETERMINE FINAL ACCEPTABILITY.
   2. WHEN THE INSPECTED PLANTING WORK DOES NOT COMPLY WITH THE CONTRACT DOCUMENTS, THE LANDSCAPE CONTRACTOR SHALL REPLACE AND/OR REPAIR THE REJECTED WORK TO THE OWNER'S SATISFACTION WITHIN 24 HOURS.
   3. THE LANDSCAPE MAINTENANCE PERIOD WILL NOT COMMENCE UNTIL THE LANDSCAPE WORK HAS BEEN RE-INSPECTED BY THE OWNER AND FOUND TO BE ACCEPTABLE. AT THAT TIME, A WRITTEN NOTICE OF FINAL ACCEPTANCE WILL BE ISSUED BY THE OWNER, AND THE MAINTENANCE AND GUARANTEE PERIODS WILL COMMENCE.
J. LANDSCAPE MAINTENANCE
   1. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL WORK SHOWN ON THESE PLANS FOR 90 DAYS BEYOND FINAL ACCEPTANCE OF ALL LANDSCAPE WORK BY THE OWNER. LANDSCAPE MAINTENANCE SHALL INCLUDE WEEKLY SITE VISITS FOR THE FOLLOWING ACTIONS (AS APPROPRIATE): PROPER PRUNING, RESTAKING OF TREES, RESETTING OF PLANTS THAT HAVE SETTLED, MOWING AND AERATION OF LAWNS, WEEDING, TREATING FOR INSECTS AND DISEASES, REPLACEMENT OF MULCH, REMOVAL OF LITTER, REPAIRS TO THE IRRIGATION SYSTEM DUE TO FAULTY PARTS AND/OR WORKMANSHIP, AND THE APPROPRIATE WATERING OF ALL PLANTINGS. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN THE IRRIGATION SYSTEM IN PROPER WORKING ORDER, WITH SCHEDULING ADJUSTMENTS BY SEASON TO MAXIMIZE WATER CONSERVATION.
   2. SHOULD SEEDED AND/OR SODDED AREAS NOT BE COVERED BY AN AUTOMATIC IRRIGATION SYSTEM, THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR WATERING THESE AREAS AND OBTAINING A FULL, HEALTHY STAND OF PLANTS AT NO ADDITIONAL COST TO THE OWNER.
   3. TO ACHIEVE FINAL ACCEPTANCE AT THE END OF THE MAINTENANCE PERIOD, ALL OF THE FOLLOWING CONDITIONS MUST OCCUR:
      i. THE LANDSCAPE SHALL SHOW ACTIVE, HEALTHY GROWTH (WITH EXCEPTIONS MADE FOR SEASONAL DORMANCY). ALL PLANTS NOT MEETING THIS CONDITION SHALL BE REJECTED AND REPLACED BY HEALTHY PLANT MATERIAL PRIOR TO FINAL ACCEPTANCE.
      j. ALL HARDSCAPE SHALL BE CLEANED PRIOR TO FINAL ACCEPTANCE.
      k. SODDED AREAS MUST BE ACTIVELY GROWING AND MUST REACH A MINIMUM HEIGHT OF 1 1/2 INCHES BEFORE FIRST MOWING. BARE AREAS LARGER THAN TWELVE SQUARE INCHES MUST BE RESODDED (AS APPROPRIATE) PRIOR TO FINAL ACCEPTANCE. ALL SODDED TURF SHALL BE NEATLY MOWED.
K. WARRANTY PERIOD, PLANT GUARANTEE AND REPLACEMENTS
   1. THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL TREES, SHRUBS, PERENNIALS, SOD, AND IRRIGATION SYSTEMS FOR A PERIOD OF ONE YEAR FROM THE DATE OF THE OWNER'S FINAL ACCEPTANCE (90 DAYS FOR ANNUAL PLANTS). THE CONTRACTOR SHALL REPLACE, AT HIS OWN EXPENSE AND TO THE SATISFACTION OF THE OWNER, ANY PLANTS WHICH DIE IN THAT TIME, OR REPAIR ANY PORTIONS OF THE IRRIGATION SYSTEM WHICH OPERATE IMPROPERLY.
   2. AFTER THE INITIAL MAINTENANCE PERIOD AND DURING THE GUARANTEE PERIOD, THE LANDSCAPE CONTRACTOR SHALL ONLY BE RESPONSIBLE FOR REPLACEMENT OF PLANTS WHEN PLANT DEATH CANNOT BE ATTRIBUTED DIRECTLY TO OVERWATERING OR OTHER DAMAGE BY HUMAN ACTIONS.
L. PROVIDE A MINIMUM OF (2) COPIES OF RECORD DRAWINGS TO THE OWNER UPON COMPLETION OF WORK. A RECORD DRAWING IS A RECORD OF ALL CHANGES THAT OCCURRED IN THE FIELD AND THAT ARE DOCUMENTED THROUGH CHANGE ORDERS, ADDENDA, OR CONTRACTOR/CONSULTANT DRAWING MARKUPS.



1. ROLLED-TOP STEEL EDGING PER PLANS.
2. TAPERED STEEL STAKES.
3. MULCH, TYPE AND DEPTH PER PLANS.
4. FINISH GRADE.

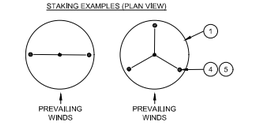
NOTES:
1) INSTALL EDGING SO THAT STAKES WILL BE ON INSIDE OF PLANTING BED.
2) BOTTOM OF EDGING SHALL BE BURIED A MINIMUM OF 1" BELOW FINISH GRADE.
3) TOP OF MULCH SHALL BE 1" LOWER THAN TOP OF EDGING.

D STEEL EDGING
SCALE: NOT TO SCALE



1. TREE CANOPY.
2. CINCH-TIES (24" BOX/2" CAL. TREES AND SMALLER) OR 12 GAUGE GALVANIZED WIRE WITH NYLON TREE STRAPS AT TREE AND STAKE (36" BOX/2.5" CAL. TREES AND LARGER). SECURE TIES OR STRAPS TO TRUNK JUST ABOVE LOWEST MAJOR BRANCHES.
3. 24" X 3/4" P.V.C. MARKERS OVER WIRES.
4. GREEN STEEL T-POSTS. EXTEND POSTS 12" MIN. INTO UNDISTURBED SOIL.
5. PRESSURE-TREATED WOOD DEADMAN, TWO PER TREE (MIN.). BURY OUTSIDE OF PLANTING PIT AND 18" MIN. INTO UNDISTURBED SOIL.
6. TRUNK FLARE.
7. MULCH, TYPE AND DEPTH PER PLANS. DO NOT PLACE MULCH WITHIN 6" OF TRUNK.
8. FINISH GRADE.
9. ROOT BALL.
10. BACKFILL. AMEND AND FERTILIZE ONLY AS RECOMMENDED IN SOIL FERTILITY ANALYSIS.
11. UNDISTURBED NATIVE SOIL.
12. 4" HIGH EARTHEN WATERING BASIN.
13. FINISH GRADE.

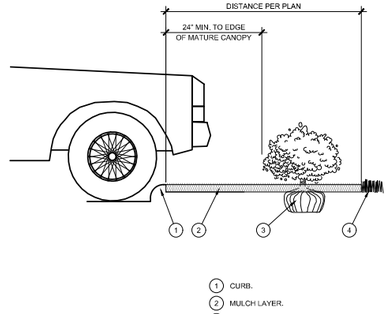
STAKING EXAMPLES (PLAN VIEW)



NOTES:
1. SCARIFY SIDES OF PLANTING PIT PRIOR TO SETTING TREE.
2. REMOVE EXCESS SOIL APPLIED ON TOP OF THE ROOTBALL THAT COVERS THE ROOT FLARE. THE PLANTING HOLE DEPTH SHALL BE SUCH THAT THE ROOTBALL RESTS ON UNDISTURBED SOIL, AND THE ROOT FLARE IS 2"-4" ABOVE FINISH GRADE.
3. FOR B&B TREES, CUT OFF BOTTOM 1/3 OF WIRE BASKET BEFORE PLACING TREE IN HOLE, CUT OFF AND REMOVE REMAINDER OF BASKET AFTER TREE IS SET IN HOLE. REMOVE ALL NYLON TIES, TWINE ROPE, AND OTHER PACKING MATERIAL. REMOVE AS MUCH BURLAP FROM AROUND ROOTBALL AS IS PRACTICAL.
4. REMOVE ALL NURSERY STAKES AFTER PLANTING.
5. FOR TREES 36" BOX/2.5" CAL. AND LARGER, USE THREE STAKES OR DEADMEN (AS APPROPRIATE), SPACED EVENLY AROUND TREE.
6. STAKING SHALL BE TIGHT ENOUGH TO PREVENT TRUNK FROM BENDING, BUT LOOSE ENOUGH TO ALLOW SOME TRUNK MOVEMENT IN WIND.

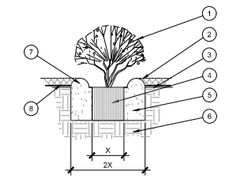
CITY NOTES:
1. THE CITY OF RIO RANCHO TYPICALLY SEES USE OF AND RECOMMENDS THE USE OF THREE EQUIDISTANT STAKES, TIED WITH A WEB TYPE TIE LIKE ARBORTIE.

A TREE PLANTING
SCALE: NOT TO SCALE



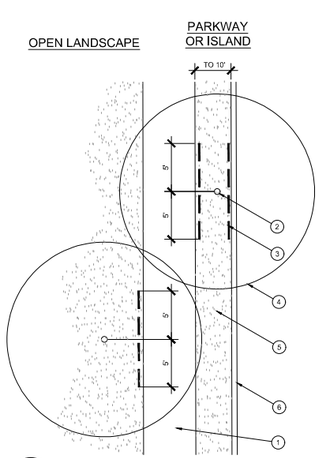
1. CURB.
2. MULCH LAYER.
3. PLANT.
4. TURF (WHERE SHOWN ON PLAN).

E PLANTING AT PARKING AREA
SCALE: NOT TO SCALE

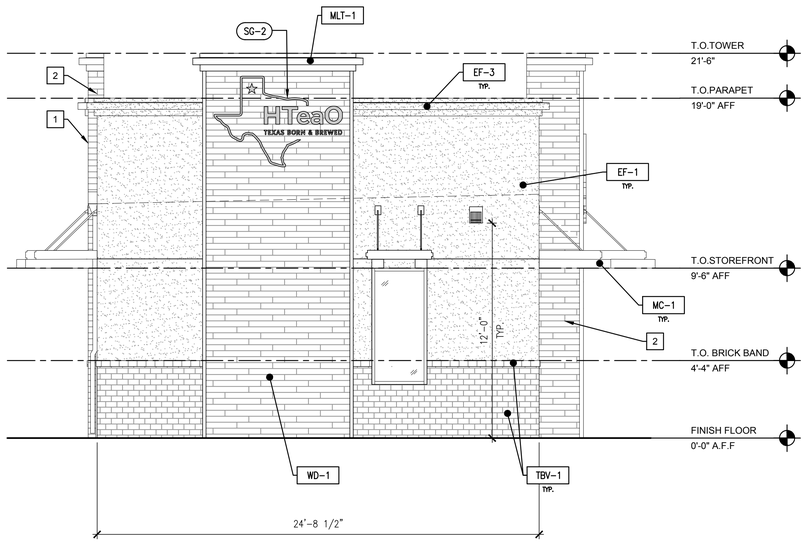


1. SHRUB, PERENNIAL, OR ORNAMENTAL GRASS.
2. MULCH, TYPE AND DEPTH PER PLANS. PLACE NO MORE THAN 1" OF MULCH WITHIN 6" OF PLANT CENTER.
3. FINISH GRADE.
4. ROOT BALL.
5. BACKFILL. AMEND AND FERTILIZE ONLY AS RECOMMENDED IN SOIL FERTILITY ANALYSIS.
6. UNDISTURBED NATIVE SOIL.
7. 3" HIGH EARTHEN WATERING BASIN.
8. WEED FABRIC UNDER MULCH.

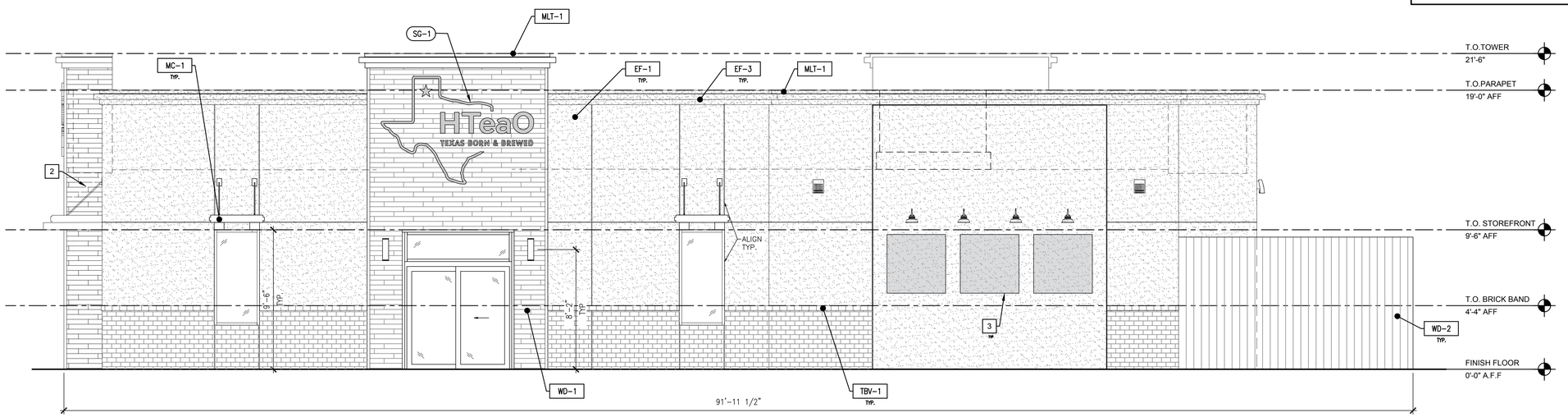
B SHRUB AND GROUNDCOVER PLANTING
SCALE: NTS



1. TYPICAL WALKWAY OR PAVING
2



2 SIDE ELEVATION
SCALE: 1/4" = 1'-0"



1 ENTRANCE ELEVATION
SCALE: 1/4" = 1'-0"

SIGN SCHEDULE

TAG	SIZE
SG-1	**LOCATION: FRONT FASCADE EXTERIOR SIGNAGE** *SIZE: 10'-6" LENGTH X 7'-4" HEIGHT*
SG-2	**LOCATION: SIDE FASCADE EXTERIOR SIGNAGE** *SIZE: 7'-3" LENGTH X 5'-0" HEIGHT*
SG-3	**LOCATION: DRIVE THRU SIDE FASCADE EXTERIOR SIGNAGE** *SIZE: 7'-10" LENGTH X 5'-5 ½" HEIGHT*

NOTE:
SIGNAGE SHOWN FOR REFERENCE ONLY - SIGN SELECTION BY OWNER - SIGN PERMITTING & INSTALLATION BY SIGN VENDOR

EXTERIOR FINISH SCHEDULE:

TAG	DESCRIPTION
EF-1	**EIFS-1 EXTERIOR INSULATION & FINISH SYSTEM** *MANUFACTURER: DRYVIT* *COLOR: "BRITE WHITE" (ALT: SHERWIN WILLIAMS SW 7002 "DOWNY")* *TEXTURE: FINE PEBBLE FINISH* *SIZE: 1-1/2" (INSULATION THICKNESS)*
TBV-1	**THIN BRICK VENEER** *MANUFACTURER: ENDICOTT* *PRODUCT: THIN BRICK- IVORY BLEND WITH WHITE MORTAR & PAINTED WITH BRITE WHITE SW 7002 DOWNY* *BRICK BAND - SUEDE (PAINT TO MATCH SW 7038 TONY TAUPE)*
EF-3	**EIFS-3 EXTERIOR INSULATION & FINISH SYSTEM** *MANUFACTURER: DRYVIT* *COLOR: "TBD" (DARK BRONZE) (ALT: SHERWIN WILLIAMS SW 7069)* *TEXTURE: FINE PEBBLE FINISH* *SIZE: 1-1/2" (INSULATION THICKNESS)*
MLT-1	**MTL-1 METAL TRIM CAP** *COLOR: DARK BRONZE*
MC-1	**PRE-FABRICATED METAL CANOPIES** *MANUFACTURER: HAMERSLY METAL WORKS* *PRODUCT: HTEAO STANDARD CANOPY* *PROFILE: HTEAO STANDARD CANOPY*
WD-1	**COMPOSITE WOOD SCREEN WALL** *MANUFACTURER: NEWTECHWOOD* *PRODUCT: SIDING* *SIZE: 5 1/2" X 1/2"* *COLOR: AN EQUAL MIX OF THE FOLLOWING* *BRAZILIAN IPE* *PERUVIAN TEAK* *SPANISH WALNUT* *TBD, MANUFACTURER TO PROVIDE UPDATED SPEC* *TRIM: BRAZILIAN IPE*
WD-2	**CEDAR PLANK FENCE SCREEN WALL** *8'-0" HIGH* *CLEAR SEALER : SHERWIN WILLIAMS - EXTERIOR SEALER*

NOTE:
- *G.C. TO PAINT THE ROOF LADDER TO MATCH ADJACENT EXTERIOR SURFACE FINISH*

KEYNOTES: #

1. WD-1 NARROW RETURN WALL INSTALL PLANK VERTICALLY - PERUVIAN TEAK ONLY
2. WD-1 RETURN WALL INSTALL HORIZONTALLY PER SCHEDULE
3. MURAL SIGNS PROVIDED BY VENDOR

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REVISIONS

HTeaO
TEXAS BORN & BREWED

STORE # 539

1641 RIO RANCHO
BOULVEVARD SOUTH EAST,
RIO RANCHO, NEW MEXICO 87124

PROJECT NO: 2024.0829
DATE: 01.10.2025

CEE-1

CONCEPTUAL EXTERIOR ELEVATIONS

CHECKED: SP DRAWN: TO

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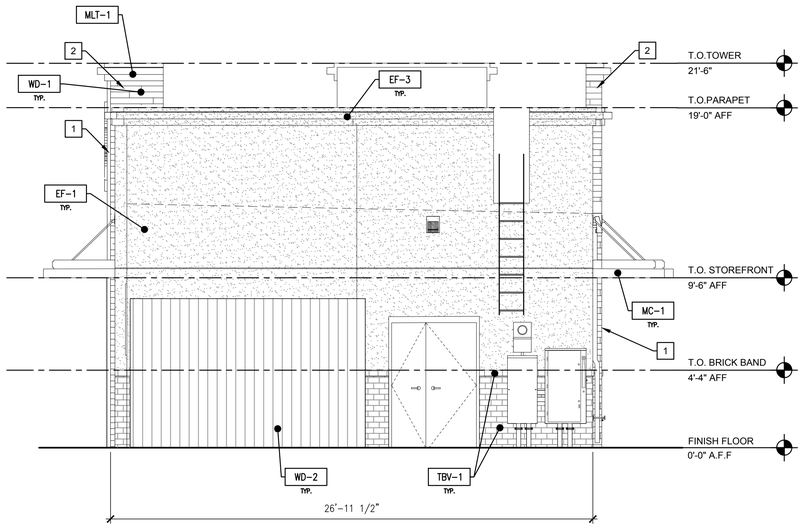

2 BACK EXIT ELEVATION
SCALE: 1/4" = 1'-0"

SIGN SCHEDULE

TAG	SIZE
SG–1	• **LOCATION: FRONT FASCADE EXTERIOR SIGNAGE** • *SIZE: 10'-6" LENGTH X 7'-4" HEIGHT*
SG–2	• **LOCATION: SIDE FASCADE EXTERIOR SIGNAGE** • *SIZE: 7'-3" LENGTH X 5'-0" HEIGHT*
SG–3	• **LOCATION: DRIVE THRU SIDE FASCADE EXTERIOR SIGNAGE** • *SIZE: 7'-10" LENGTH X 5'-5 5/8" HEIGHT*

NOTE:
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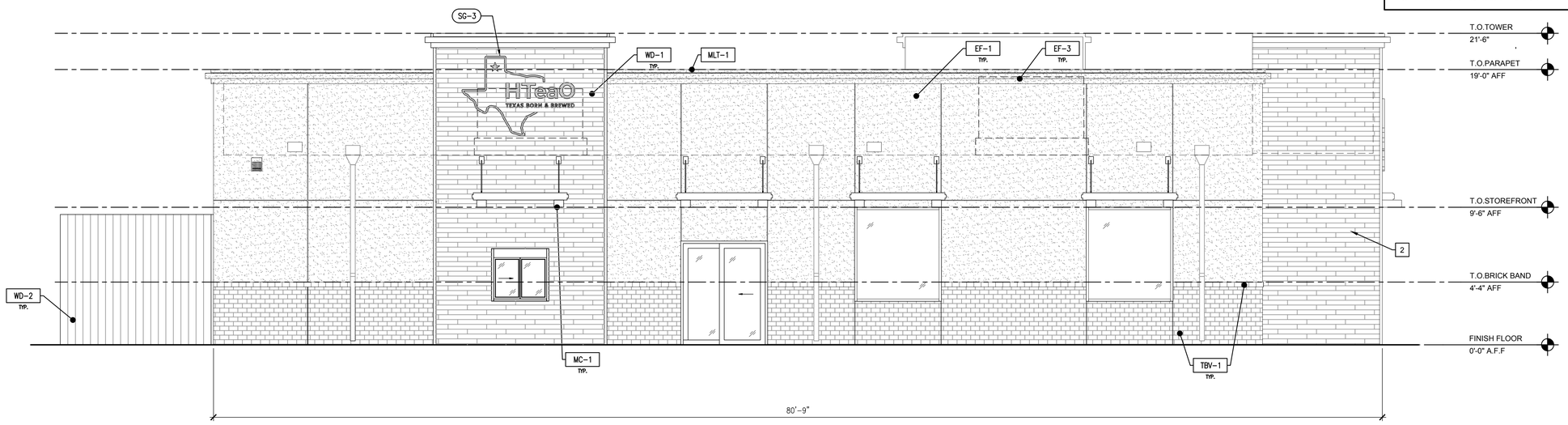
EXTERIOR FINISH SCHEDULE:

TAG	DESCRIPTION
EF–1	**EIFS-1 EXTERIOR INSULATION & FINISH SYSTEM** • *MANUFACTURER: DRYVIT* • *COLOR: "BRITE WHITE" (ALT: SHERWIN WILLIAMS SW 7002 "DOWNY")* • *TEXTURE: FINE PEBBLE FINISH* • *SIZE: 1-1/2" (INSULATION THICKNESS)*
TBV–1	**THIN BRICK VENEER** • *MANUFACTURER: ENDICOTT* • *PRODUCT: THIN BRICK- IVORY BLEND WITH WHITE MORTAR & PAINTED WITH BRITE WHITE SW 7002 DOWNY* • *BRICK BAND - SUEDE (PAINT TO MATCH SW 7038 TONY TAUPE)*
EF–3	**EIFS-3 EXTERIOR INSULATION & FINISH SYSTEM** • *MANUFACTURER: DRYVIT* • *COLOR: "TBD" (DARK BRONZE) (ALT: SHERWIN WILLIAMS SW 7069)* • *TEXTURE: FINE PEBBLE FINISH* • *SIZE: 1-1/2" (INSULATION THICKNESS)*
MLT–1	**MTL-1 METAL TRIM CAP** • *COLOR: DARK BRONZE*
MC–1	**PRE-FABRICATED METAL CANOPIES** • *MANUFACTURER: HAMERSLY METAL WORKS* • *PRODUCT: HTEAO STANDARD CANOPY* • *PROFILE: HTEAO STANDARD CANOPY*
WD–1	**COMPOSITE WOOD SCREEN WALL** *MANUFACTURER: NEWTECHWOOD* • *PRODUCT: SIDING* • *SIZE: 5 1/2" X 1/2"* *COLOR: AN EQUAL MIX OF THE FOLLOWING* *BRAZILIAN IPE* *PERUVIAN TEAK* *SPANISH WALNUT* *TBD, MANUFACTURER TO PROVIDE UPDATED SPEC* *TRIM: BRAZILIAN IPE*
WD–2	**CEDAR PLANK FENCE SCREEN WALL** • *8'-0" HIGH* • *CLEAR SEALER : SHERWIN WILLIAMS - EXTERIOR SEALER*

NOTE:
- *G.C. TO PAINT THE ROOF LADDER TO MATCH ADJACENT EXTERIOR SURFACE FINISH*

KEYNOTES: #

1. WD-1 NARROW RETURN WALL INSTALL PLANK VERTICALLY - PERUVIAN TEAK ONLY
2. WD-1 RETURN WALL INSTALL HORIZONTALLY PER SCHEDULE
3. MURAL SIGNS PROVIDED BY VENDOR



1 DRIVE THRU ELEVATION
SCALE: 1/4" = 1'-0"

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TEXAS BORN & BREWED

STORE # 539

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BOULVEVARD SOUTH EAST,
RIO RANCHO, NEW MEXICO 87124

PROJECT NO: 2024.0829
DATE: 01.10.2025

CEE-2

CONCEPTUAL EXTERIOR ELEVATIONS

CHECKED: SP DRAWN: TO

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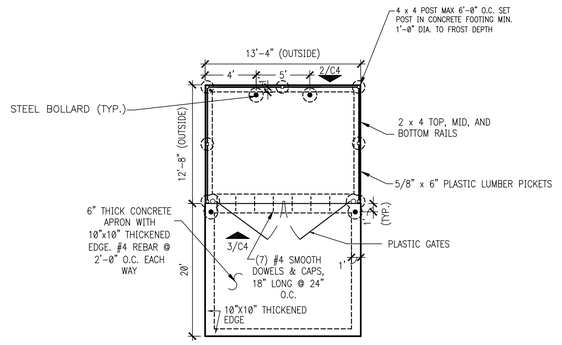
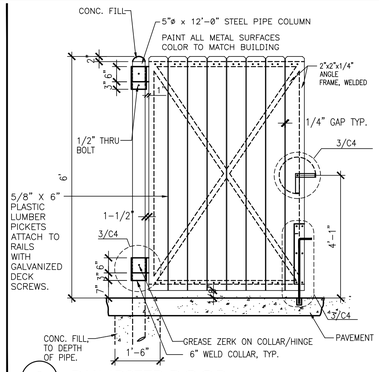
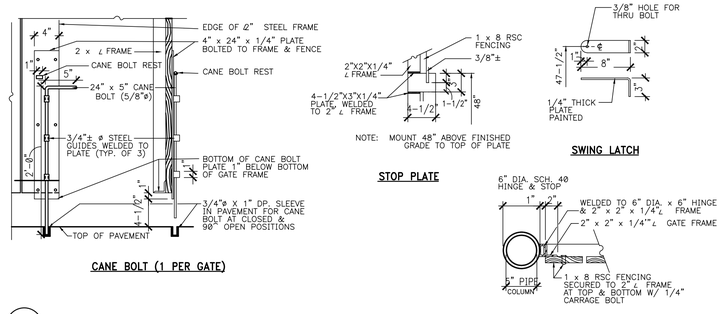


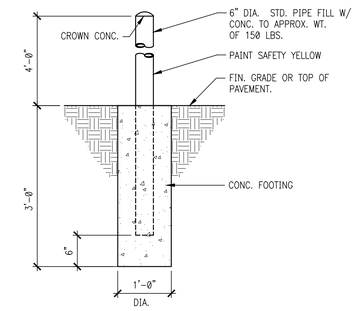
1 DUMPSTER ENCLOSURE NTS



2 DUMPSTER DOOR NTS

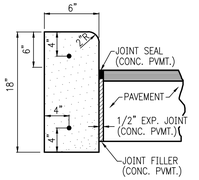


3 GATE LATCH DETAIL NTS



4 BOLLARD NTS

MISC006.DWG



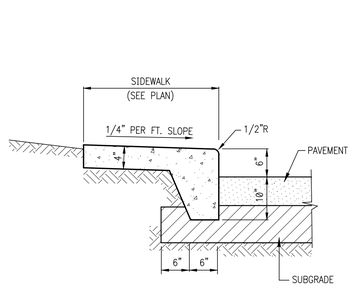
NOTES:

1. COST OF 2–#4 BARS (CONT.) SHALL BE INCLUDED.
2. PROVIDE 2–#6 SMOOTH BARS W/ EXPANSION CAPS AT EACH EXPANSION JOINT, 20'–0" O.C. MAX.
3. CONTRACTION JOINTS – CONTRACTION JOINTS SHALL BE PLACED AT EQUAL SPACES (10' MAX.) BETWEEN NORMAL EXPANSION JOINTS. CONTRACTION JOINTS SHALL BE SAW CUT IN THE UPPER 1/3 OF CURB AND GUTTER WITHIN 24 HOURS OF PLACEMENT.
4. ENDS OF VERTICAL CURB SHALL TRANSITION FROM FULL TO ZERO HEIGHTS IN 3 FEET.

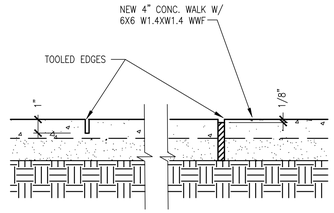
PLAN SYMBOL

5 6" VERTICAL CURB NTS
(3,500 PSI (MIN))

PVT007.DWG



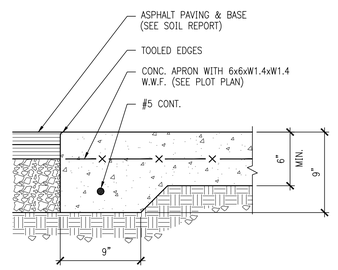
6 MONOLITHIC CURB & SIDEWALK DETAIL NTS
(3,500 PSI (MIN)) PVT006.DWG



NOTE:
EXPANSION JOINTS SHALL BE LOCATED AT ALL CONCRETE WALK INTERSECTIONS, AT ALL DOOR OPENINGS AND AT 12' O.C. MAXIMUM.

EXPANSION JOINT (1/4" PREMOLDED ASPHALT STRIP) SHALL BE SET 1/8" BELOW TOP OF WALK. SCORE MARK (1" DEPTH) SHALL BE 4' (MAX.) O.C.

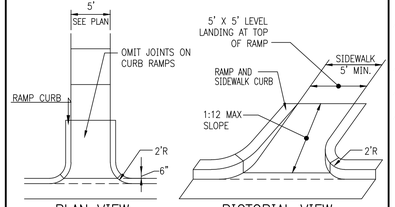
7 CONCRETE WALK NTS
(3,500 PSI (MIN)) PVT019.DWG



8 CONCRETE APRON NTS
4000 PSI (MIN.) CONCRETE PVT014.DWG

NOTE 1:
CONSTRUCT RAMP TO LEAST POSSIBLE SLOPE (MAX = 1:12). CROSS SLOPE OF RAMP AND LANDING SHALL NOT EXCEED 1:50.

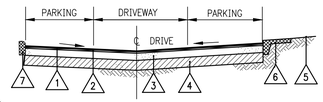
NOTE 2:
RAMP GREATER THAN A 6" RISE REQUIRES HANDRAILS.



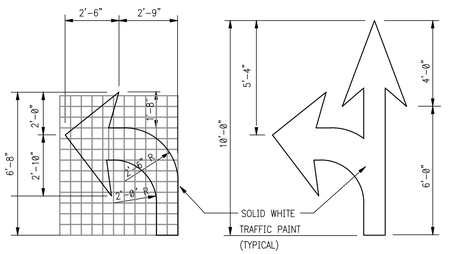
9 HANDICAP END RAMP NTS
3500 PSI (MIN.) CONCRETE RAMP005.DWG

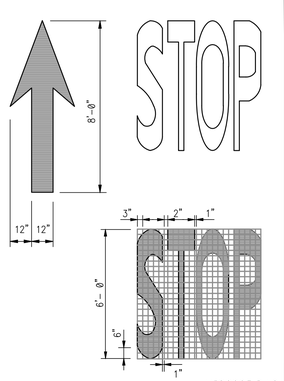
KEY TO TYPICAL PAVEMENT SECTIONS

1. 3" NMDOT HMA SP-III.
2. NOT USED
3. 6" TYPE 1 NMDOT BASE COURSE COMPACTED 95% (ASTM D1557)
4. 12" SUBBASE, MOISTURE CONDITIONED TO ± 2 PERCENT OF OPTIMUM MOISTURE CONTENT COMPACTED TO 95% OF MAX. DRY DENSITY PER ASTM D1557
5. GRASS AREA
6. SIDEWALK
7. 6" VERTICAL CURB



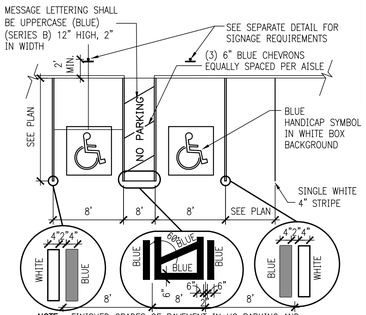
10 TYPICAL PAVEMENT SECTION NTS





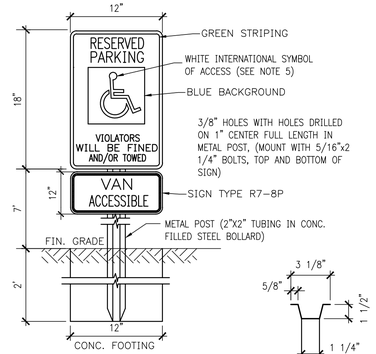
MISC005.DWG

11 TRAFFIC DIRECTIONAL ARROWS NTS



NOTE: FINISHED GRADES OF PAVEMENT IN HC PARKING AND ACCESSIBILITY AISLE SHALL NOT EXCEED 1:50 SLOPE IN ANY DIRECTION.
SEE PLAN FOR STYLE OF HANDICAP RAMP

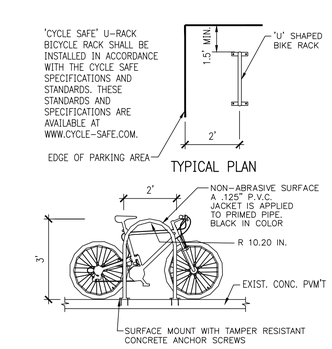
12 HANDICAP STRIPING NTS



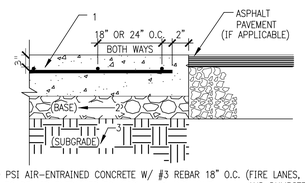
13 HANDICAP SIGN NTS

NOTES:

1. ONE (1) SIGN REQUIRED FOR EACH PARKING SPACE.
2. METAL POST TO BE GALVANIZED. ALL BOLTS, NUTS WASHERS AND SCREWS MUST BE RUSTPROOF.
3. CONCRETE FOR FOOTING SHALL BE PORTLAND CEMENT AND HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3,500 p.s.i.
4. SIGNS WILL BE FABRICATED BY USING REFLECTING COATING IN THE SYMBOL, MESSAGE AND BORDER APPLIED TO A SHEET ALUMINUM BACKING (.080) IN THICKNESS.
5. MESSAGE LETTERING SHALL BE UPPER CASE (GREEN)(SERIES B) 2" HIGH IN ACCORDANCE WITH MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.
6. THE SYMBOL IS COMPOSED OF TWO ELEMENTS, A WHITE WHEELCHAIR FIGURE (WHICH SHOULD ALWAYS FACE RIGHT) ON A SQUARE BACKGROUND, INTERNATIONAL BLUE IN COLOR (FED. STD. 595a, COLOR #15180).
7. SIGN POST SHALL BE MIN. 1' CLEAR FROM BACK OF WHEEL STOP OR CURB.



14 BICYCLE RACK NTS



1. 6" – 4000 PSI AIR–ENTRAINED CONCRETE W/ #3 REBAR 18" O.C. (FIRE LANES, DRIVE–THRU LANES (PPC TO BE AIR ENTRAINED TO 4.5% – 7% AND HAVE AND DUMPSTER PAD/APPROACH) MAX AGGREGATE SIZE OF 2" W/MAX SLUMP OF 4"
2. NOT USED
3. 12" SUBGRADE, MOISTURE CONDITIONED AS NECESSARY, COMPACTED TO A MINIMUM OF 93 AND NOT GREATER THAN 98 PERCENT OF MAXIMUM LABORATORY DRY DENSITY AT +1 TO +4 PERCENTAGE POINTS ABOVE OPTIMUM MOISTURE CONTENT AS DETERMINED BY STANDARD PROCTOR (ASTM D 698)

PORTLAND CEMENT CONC. PAVEMENT

1. GENERAL

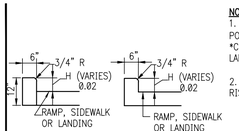
RIGID PAVEMENT CONSISTS OF CONSTRUCTING A SPECIFIED PORTLAND CEMENT CONCRETE PAVING ON A PREPARED SUBGRADE. THE UTILITIES AND OTHER ITEMS IN AND BENEATH THE STREET MUST BE PROPERLY COORDINATED WITH THE CONSTRUCTION OF RIGID PAVEMENT TO AVOID CONFLICTS. THE WORK TO BE DONE SHALL INCLUDE THE FURNISHING OF ALL SUPERVISION, LABOR, MATERIALS, EQUIPMENT AND INCIDENTAL NECESSARY FOR THE PROPOSED RIGID PAVEMENT CONSTRUCTION IN ACCORDANCE WITH THE APPROVED DRAWINGS AND SPECIFICATION.

2. CONCRETE STRENGTH REQUIRED:

ALL CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 4,000 (PSI) PSI AT 28 DAYS. PAVEMENT SHOULD MEET APPLICABLE REQUIREMENTS IN THE ACI MANUAL OF CONCRETE PRACTICE.

CONTRACTOR TO FOLLOW PAVEMENT SUBGRADE PREPARATION RECOMMENDATIONS AS NOTED IN GEOTECHNICAL REPORT.

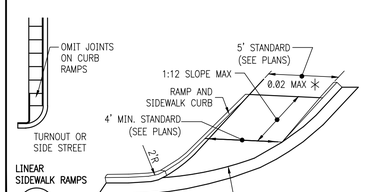
15 REINFORCED CONCRETE PAVEMENT NTS



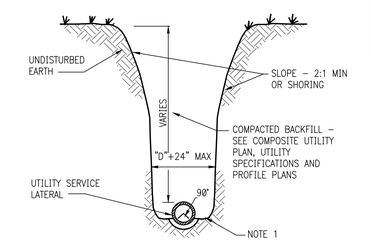
SEPARATELY CAST CURB MONOLITHIC CAST CURB
RAMP AND SIDEWALK CURB OPTIONS

NOTES:

1. CONSTRUCT RAMP TO LEAST POSSIBLE SLOPE (MAX. = 1:12). *CROSS-SLOPE OF RAMP AND LANDING SHALL NOT EXCEED 1:50.
2. RAMP WITH GREATER THAN A 6" RISE REQUIRES HANDRAILS.



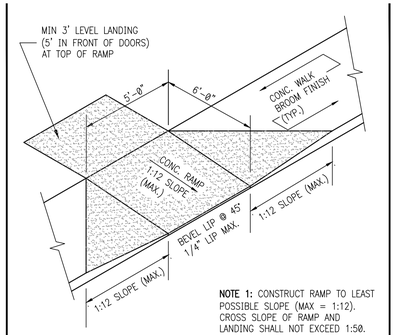
16 CORNER RAMP NTS
3500 PSI (MIN.) CONCRETE



NOTE 1
DEPTH FOR REMOVAL OF UNSUITABLE MATERIAL SHALL BE AS REQUIRED TO REACH SUITABLE FOUNDATION AND SHALL BE IN ACCORDANCE WITH ASTM D-2321

17 TRENCH DETAIL NTS

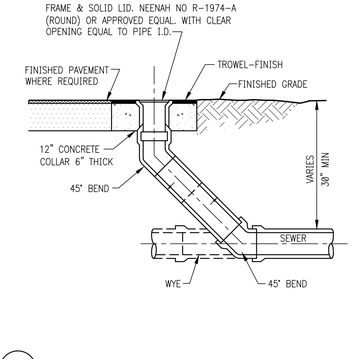
DRC010.DWG



NOTE 1: CONSTRUCT RAMP TO LEAST POSSIBLE SLOPE (MAX = 1:12). CROSS SLOPE OF RAMP AND LANDING SHALL NOT EXCEED 1:50.

NOTE 2: RAMP GREATER THAN A 6" RISE REQUIRES HANDRAILS.

18 FLARED HANDICAP RAMP NTS
3000 PSI (MIN.) CONCRETE



19 CLEANOUT NTS

INTERPLAN
INTERPLAN LLC
AR99238
CA 8660

ARCHITECTURE
ENGINEERING
PERMITTING

220 E. CENTRAL PKWY, STE 4000
ALTAMONTE SPRINGS, FL 32701
407.645.5008

SEAL:

THIS DOCUMENT IS NOT FOR REGULATORY APPROVAL, PERMITTING, OR CONSTRUCTION.

NO DATE REMARKS
REVISIONS

HTeaO
TEXAS BORN & BREWED

STORE# 539

1641 RIO RANCHO BLVD.
SE. RIO RANCHO,
NM

PROJECT NO: 2024.0829
DATE: 5-14-25

C4.0
DETAILS SHEET

CHECKED: CDB DRAWN: MB

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H:\HTeaO\2024.0829 - HTeaO - Store 539 - 1641 Rio Rancho Blvd SE, Rio Rancho, NM\3 CAD & Drawings\2 Construction Documents\2024.0829 C4.0.dwg, DETAILS SHEET, 7/10/2025 9:52:55 AM, CHRIS.LI, DWG To PDF.pc3, ARCH full bleed D (26.00 x 24.00 Inches), 1:1

WASTE MANAGEMENT

PO BOX 15700
RIO RANCHO, NM 87174
505/892-8890
505/892-2587 - Fax

Mr. Martin Barragan
Interplan LLC
220 E Central Parkway, Ste 4000
Altamonte Springs, FLA 32701

July 8, 2025

RE: 1641 Rio Rancho Blvd. SE

Mr. Barragan

The Site Plan drawings and the Details Sheet you submitted to us indicate that both the trash enclosures and the enclosure locations meet Waste Management requirements.

These drawings are approved by Waste Management.

Please contact me if you have any questions or concerns.

Respectfully,

Daniel Dunn

Daniel Dunn
Waste Management of New Mexico
Senior Account Executive
505-975-5392

DEVELOPMENT SERVICES DEPARTMENT— TRANSMITTAL AND REVIEW SHEET

DATE: June 16, 2025

TO:
- (X) Development Services – Matt Geisel, David Serrano, Amy Rincon, Brian Babyak, Peter Prukop
- (X) Fire and Rescue – Brian Johnson, Gerard Bauer
- (X) Police – Scott Pope
- (X) SSCAFCA – Andy Edmondson, Sara Rassa
- (X) Parks and Recreation - Dyane Sonier
- (X) Rio Rancho Public Schools – Michael Baker
- (X) MRCOG – Aaron Hill
- (X) Ezee Fiber – John Muldrow

FROM: Development Services Department, Planning & Zoning Division

RE: DSD #25-160-00009 – Site Plan Approval / 1641 NM 528 SE / Proposed H-Tea-O Drive Thru

The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests a Site Plan Approval for a proposed H-Tea-O Drive Thru location at the property of 1641 NM 528 SE. The subject property comprises approximately 1.257 acres and is zoned SU: Special Use for C-1 and Select C-2 Uses. The subject property is additionally within the Gateway North Development Plan.

Please review and provide recommendations, comments or corrections on this form and return via hand delivery, fax or e-mail by **Monday, June 30, 2025**. If redline comments are made on the plan, please also provide me with a copy. Please contact Tim Dvorak at 505-896-8361 or e-mail tdvorak@rrnm.gov if you have any questions or would like to review a hard copy at my office.

This item has been reviewed and is hereby:
- (x) RECOMMENDED FOR APPROVAL
- (_) RETURNED FOR REVISIONS RESUBMITTAL REQUIRED
- (_) RETURNED WITH COMMENTS RESUBMITTAL NOT REQUIRED

Make sure there is adequate ponding for water quality and quantity for your site.
Further engineering review will occur at commercial permit.

Peter Prukop — Reviewer

6/25/25 — Date

Timothy Dvorak

From: DYANE SONIER
Sent: Thursday, July 10, 2025 11:06 AM
To: Timothy Dvorak
Subject: Re: Transmittal for you

Details 12 and 13 on sheet C4.0 do provide necessary information with the exception of the placement of the "NO PARKING" language in detail 12 related to the access aisle. The wording is shown as parallel to the HC parking spaces, but must be perpendicular per page 5 of 8 of the State's 2021 NM Accessible Parking Checklist (updated 2024).

Dyane N. Sonier
Resource Development Manager

City of Rio Rancho | Parks, Recreation and Community Services, Administration

O: 505.896.8728 **C:** 505.264.1307

RRNM.gov |

DEVELOPMENT SERVICES DEPARTMENT— TRANSMITTAL AND REVIEW SHEET

DATE: July 9, 2025

TO:
- (X) Development Services – Matt Geisel, David Serrano, Amy Rincon, Brian Babyak, Peter Prukop
- (X) Fire and Rescue – Brian Johnson, Gerard Bauer
- (X) Police – Scott Pope
- (X) SSCAFCA – Andy Edmondson, Sara Rassa
- (X) Parks and Recreation - Dyane Sonier
- (X) Rio Rancho Public Schools – Michael Baker
- (X) MRCOG – Aaron Hill
- (X) Ezee Fiber – John Muldrow

FROM: Development Services Department, Planning & Zoning Division

RE: DSD 7.9.25 REVISIONS #25-160-00009 – Site Plan Approval / 1641 NM 528 SE / Proposed H-Tea-O Drive Thru

The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests a Site Plan Approval for a proposed H-Tea-O Drive Thru location at the property of 1641 NM 528 SE. The subject property comprises approximately 1.257 acres and is zoned SU: Special Use for C-1 and Select C-2 Uses. The subject property is additionally within the Gateway North Development Plan.

Please review and provide recommendations, comments or corrections on this form and return via hand delivery, fax or e-mail **As Soon as Possible.** If redline comments are made on the plan, please also provide me with a copy. Please contact Tim Dvorak at 505-896-8361 or e-mail tdvorak@rrnm.gov if you have any questions or would like to review a hard copy at my office.

This item has been reviewed and is hereby:
- (X) RECOMMENDED FOR APPROVAL
- (_) RETURNED FOR REVISIONS RESUBMITTAL REQUIRED
- (X) RETURNED WITH COMMENTS RESUBMITTAL NOT REQUIRED

IFC 2021 shall be referenced for Fire and Life Safety Codes, IFC 2021 Appendix D shall be followed for fire apparatus access. **Fire 1 Plan has been approved with the requirements of adding fire lanes in the locations called out on the submitted plan set**. The approved Fire 1 Plan with corrections and a Fire 2 plan will be required in the full plan set that is submitted for permitting. Checklists for each of the plans are located on the City of Rio Rancho Fire Marshals page.

Fire Marshal Brian Johnson — Reviewer

7/10/2025 — Date

Curve Table					
Curve #	Length	Radius	Delta	Chord Length	Chord Direction
C1	23.10' (23.13')	35.00' (35.00')	37°49'23"	22.69'	N 70°49'36" W
C2	133.81' (133.90')	60.00' (60.00')	127°46'36"	107.75'	N 64°11'48" E

Line Table		
Line #	Direction	Length (ft)
L1	S 89°44'17" E (N 90°00'00" E)	65.48' (65.48')
L2	S 89°44'17" E (N 90°00'00" E) {S 90°00'00" W}	97.45' (97.37') {97.37'}
L3	N 00°16'31" E (N 00°00'00" E) [N 00°00'00" E]	209.87'(210.00')

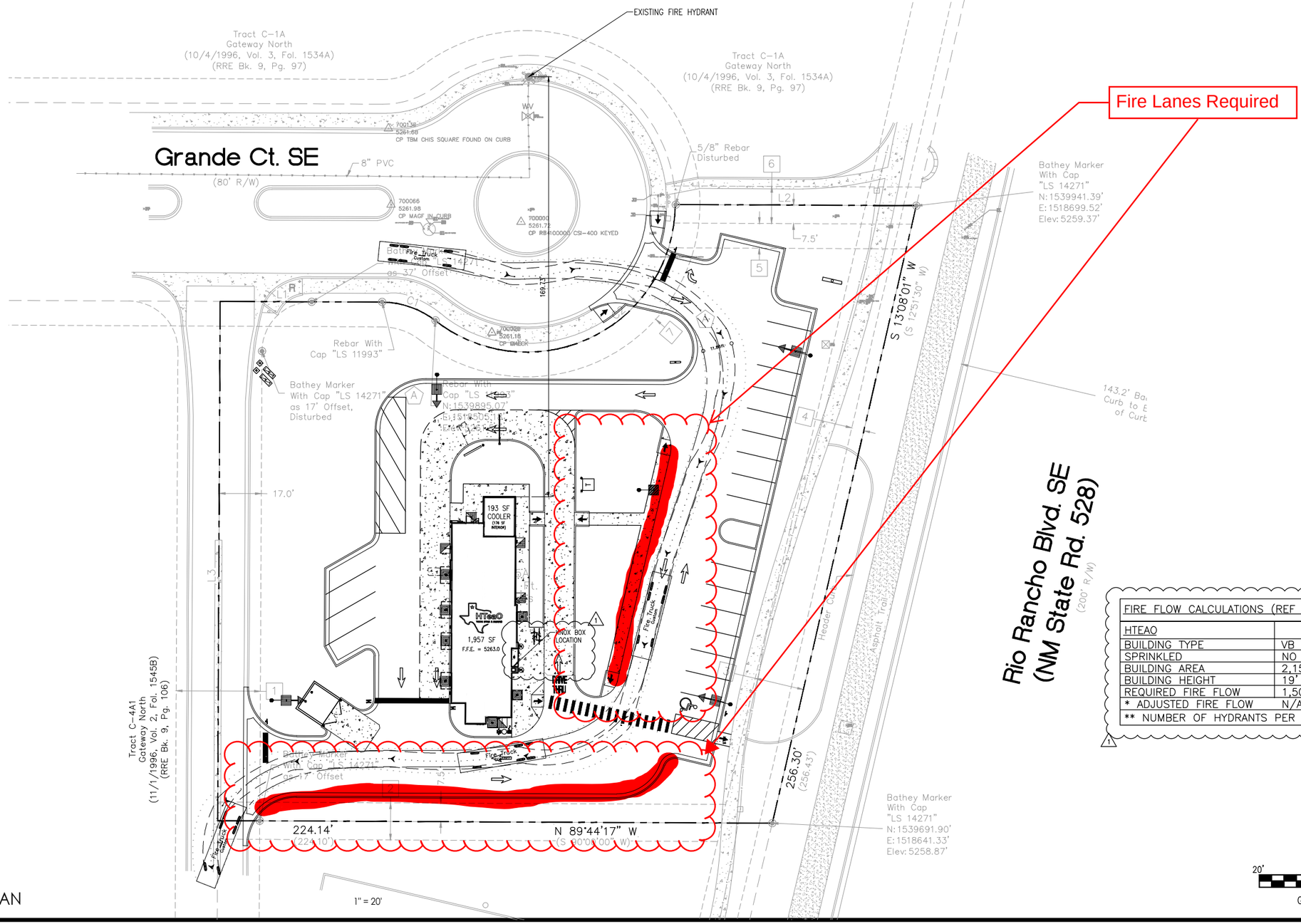
Approved with Requirements

BRIAN JOHNSON

Digitally signed by BRIAN JOHNSON
DN: CN=BRIAN JOHNSON, OU=Users, OU=Boston1, OU=Departments, OU=CorRR, DC=rad, DC=rmm, DC=gov
Date: 2024.10.21 11:05:08 -06'00'

07/10/2025

Acceptance of this document by the Rio Fire Marshal's Office does not relieve the design professional of any liability for any errors or omissions.



FIRE FLOW CALCULATIONS (REF IFC 2021)	
HTEAO	
BUILDING TYPE	VB
SPRINKLED	NO
BUILDING AREA	2,150 SF
BUILDING HEIGHT	19'
REQUIRED FIRE FLOW	1,500 GPM
* ADJUSTED FIRE FLOW	N/A
** NUMBER OF HYDRANTS PER ANNEX I.3 = 1	

NORTH

20' 0 20' 40'

GRAPHIC SCALE

FIRE 1 SITE PLAN

INTERPLAN
INTERPLAN LLC

AR99238
CA 8660

ARCHITECTURE
ENGINEERING
PERMITTING

220 E. CENTRAL PKWY, STE 4000
ALTAMONTE SPRINGS, FL 32701
407.645.5008

SEAL:

THIS DOCUMENT IS NOT FOR REGULATORY APPROVAL, PERMITTING, OR CONSTRUCTION.

1 7-7-25 CITY COMMENTS
NO DATE REMARKS
REVISIONS

HTeaO
TEXAS BORN & BREWED

STORE# 539

1641 RIO RANCHO BLVD.
SE. RIO RANCHO,
NM

PROJECT NO: 2024.0829
DATE: 5-14-25

C1.1
FIRE 1 SITE PLAN

CHECKED: CDB DRAWN: MB

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MARBAR - 07/08/2025 2:17:56 PM

City of Rio Rancho
Development Services Department
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 Fax (505) 896-8994

July 3, 2025

RE: **Site Plan Approval: (Case # 25-160-00009) 1641 NM 528 SE, Rio Rancho, NM 87124. Proposed H-Tea-O Drive Thru Location**

Dear Property Owner:

You are receiving this notice because your property abuts a site where a land development decision is required by the Governing Body.

The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan Approval for a proposed H-Tea-O Drive Thru location at the property of 1641 NM 528 SE. The subject property comprises approximately 1.257 acres and is zoned SU: Special Use for C-1 and Select C-2 Uses. The subject property is additionally within the Gateway North Development Plan. The map on the reverse side of this notice denotes the subject property of this request.

The Governing Body will consider this request at a public hearing on **Thursday, July 24, 2025** starting at 6:00 pm in the **Council Chambers of City Hall, located at 3200 Civic Center Circle**. If you would like to comment on this application, you are encouraged to send in comments in writing to tdvorak@rrnm.gov, which will be presented to the Governing Body. This Governing Body meeting will be hybrid with options to participate virtually or in person. The City highly encourages citizens to watch the meeting live on the City's website www.rrnm.gov or on Sparklight cable channel 56.

For the **Governing Body meeting,** to participate virtually: Join via computer:
https://us06web.zoom.us/j/85302353741?pwd=bWp1QXliSGJoeHhJaGVOczF4MDN0UT09
Meeting ID: 853 0235 3741 Passcode: 789419 Join via phone: 1-346-248-7799 US

Please do not hesitate to contact me at 505-896-8361 or e-mail me at tdvorak@rrnm.gov if you have any questions about the application or accessing the meeting. The agenda for this hearing and related staff reports will be posted on the City's website, www.rrnm.gov, approximately one week before the hearing.

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any form of auxiliary aid or service to attend or participate in the hearing or meeting, please contact the City Clerk, 505-891-5004, as soon as possible prior to the meeting. Public documents including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk if a summary or other type of accessible format is needed.

Respectfully,

Tim Dvorak

Tim Dvorak
Municipal Planner II
Development Services Department
Planning Division
City of Rio Rancho

1641 NM 528 SE
GATEWAY NORTH, TRACT C5A
SITE PLAN APPROVAL



Rio Rancho
City of Vision

0 40 80 160 240 320
Feet

Subject Property
Roads
Zoning
C-1
R-1
SU

N
W E
S

DISCLAIMER: All information in this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map Created by Tim Dvorak on 7/3/2025

City of Vision

CITY OF RIO RANCHO
PUBLIC HEARING NOTICE

The GOVERNING BODY of the CITY of RIO RANCHO will consider the following matters at its regularly scheduled meeting at 6:00 p.m. on Thursday, July 24, 2025:

Site Plan
Case #25-160-00009
The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan for a proposed H-Tea-O Drive Thru location at the property legally described as Gateway North, Tract C5A.

Zone Map Amendment
Case #25-100-00002
The applicant, Cielo Bonito, LLC requests approval of a Zone Map Amendment of approximately 50.442 acres from TZ: Transitional Zoning to R-3: Mixed Residential, for the property legally described as, Unit 21, Block 22, Lots 7-31 and 45-48, Block 23, Lots 3-10, 14-18, Lots 20-23, 28-32, 38, 42-49 and 50-64 and Block 24, Lots 44-49, 55-56, 58-59, and 60-70.

Site Plan Approval
Case #25-160-00008
The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE. The subject property is legally described as The Village Tract E1 and is zoned SU.

Site Plan
Case #25-160-00007
The applicant, Loma Colorado North LLC, through their agent, Jim Glascott, PE, CPESC (WT Group), is requesting a site plan approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H and addressed as 3701 Northern Blvd NE. The property is zoned SU/MU: Special Use for Mixed Use and is approximately 1.79 acres.

Zone Map Amendment
Case #25-100-00006
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

Master Plan Amendment
Case #25-410-00004
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to amend the Master Plan Addendum to expand the area covered by the addendum to Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, and update regulations and provisions for the installation of a solar generation, storage and distribution system on the subject properties.

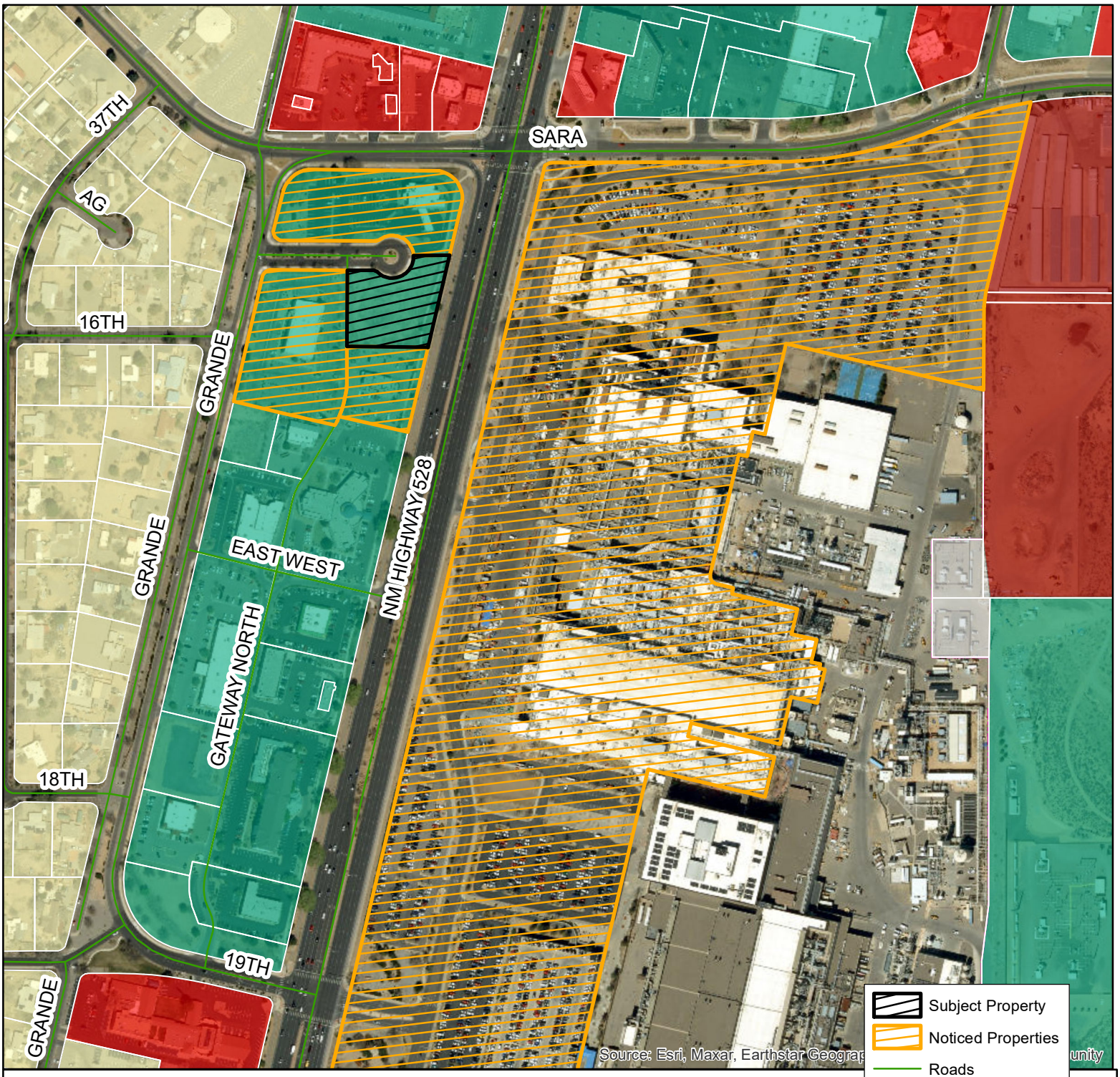
Site Plan
Case #25-160-00007
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting a site plan approval for a solar generation, storage and distribution system on the subject properties: Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D.

The meeting is scheduled for 6 pm in the Council Chambers at City Hall, 3200 Civic Center Circle NE, Rio Rancho, NM. The public is invited to attend in person or virtually at www.rrnm.gov. Materials related to these items are available for viewing in the Development Services Department at City Hall.

If you would like to comment on any of these applications, you are encouraged to submit a written comment to planning@rrnm.gov. Written comments will be inserted into the public record.

Journal: July 9, 2025

1641 NM 528 SE
GATEWAY NORTH, TRACT C5A
SITE PLAN APPROVAL



RioRancho
City of Vision

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Feet

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GIS
Moving Spatial Data Forward

DISCLAIMER: All information in this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map Created by Tim Dvorak on 7/3/2025

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: D38

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Development Services

SUBJECT:
D38, Site Plan Approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H

BACKGROUND AND ANALYSIS:
The subject property is legally described as Loma Colorado East, Tract H and is addressed as 3701 Northern Boulevard NE. The property consists of approximately 1.79 acres and is zoned SU/MU: Special Use for Mixed Use District per Ordinance No. 63, Enactment No. 06-57.

The aforementioned ordinance allows for all permitted and conditional uses of the C-1: Retail Commercial District in the Mixed Use District the subject property is part of. As stated in the Rio Rancho Code of Ordinances (R.O. 2003) § 154.24, these permissive uses include "Auto repair; minor" and "Stores for the sale of retail goods, products, and services", which align with the proposed use.

CONFORMANCE WITH THE CITY ZONING ORDINANCE:
The Rio Rancho Code of Ordinances (R.O. 2003) § 154.43 (3) requires “All SU zoned property must have a Site Plan approved by the Governing Body. The Site Plan may accompany the application for a change in zoning designation or may be submitted for approval at a later date.

Approval of the Site Plan must be obtained prior to any development of the property.” Pursuant to the criteria provided by R.O. 2003 § 154.43 (3)(a) through (3)(j), the Site Plan, at a minimum, shall contain the following:

a. Scale and north arrow; criteria is satisfied.
b. Lot boundaries and easements; 10' public utility easements and 20' public storm drain easements are found along the southern boundary and bisecting the lot. A 60' X 60' drainage easement is also found on the southern boundary of the lot; criteria is satisfied.
c. Existing and proposed utilities; criteria is satisfied.
d. Existing and proposed rights-of-way; criteria is satisfied.
e. Proposed structure with uses, dimensions and setbacks; the building height at the highest point is 25', in compliance with the height maximum of 55' specified for the Mixed Use District in Ordinance no. 63, Enactment No. 06-57. Building setbacks are over 10' from the front and corners of the lot, and as such are in compliance with the setback requirements of this Ordinance; criteria is satisfied.
f. Proposed ingress, egress, parking and circulation; shared access to the site will provided from the eastern side of the property, from an access drive that links the property to Northern Boulevard NE. The proposed shared access will require authorization or a shared access easement from the neighboring property owner and this requirement has been added as a condition of approval; the

applicant, Loma Colorado North LLC, presently owns the adjacent parcel.
R.O. 2003 § 154.76 requires one parking space for each 300 square feet of retail business floor area; this amounts to 23 required parking spaces for the proposed 6,812 square footage of retail business floor area. The 39 proposed parking spaces on the property fulfill this requirement. R.O. 2003 § 154.76 and Federal ADA standards also require that, for a parking lot containing 36-50 total parking spaces, a minimum of three spaces shall be designated as accessible; as the Site Plan proposes two accessible parking spaces, the addition of a third accessible parking space has been added as a condition of approval.
g. Landscaping and landscape buffers; per the landscape plan, 48,651 square feet of landscape area is provided on the lot. The required landscape area is a minimum of 10% of the lot, which would amount to 7,083 square feet; criteria is satisfied.
h. Elevations; elevations have been provided, meeting the Commercial Design Guidelines detailed in the Loma Colorado Redevelopment Plan; criteria is satisfied.
i. Adjacent property characteristics; the properties to the east and south are zoned SU/MU: Special Use for Mixed Use District under the same Ordinance as the subject property. The property to the southwest is zoned SU: Special Use for Educational, Recreational and Cultural Uses under Ordinance no. 71, Enactment no. 94-069. The properties to the northwest are zoned C-2: Wholesale Warehouse and Commercial District and M-1: Industrial and Business Park District per Ordinance no. 47, Enactment no. 08-47 and Ordinance no. 3, Enactment no. 18-04, respectively; criteria is satisfied.
j. Preliminary drainage plan; criteria is satisfied.

NOTIFICATIONS:
Adjacent property owners were notified of this hearing by mail. A notice sign was posted on the property on or prior to July 15, 2025. A legal notice was published in the July 9, 2025 edition of the Albuquerque Journal notifying of the Governing Body meeting. All legal notification requirements for this project have been met.

Reviewing Agency	**Application Received for Review**	**Comments**
DSD Planning & Zoning	X	Provided in this document.
DSD Engineering	X	Comments attached.
Rio Rancho Public Schools	X	No comments received.
Fire and Rescue	X	No comments received.
Police Department	X	No comments received.
SSCAFCA	X	Comments attached.
MRCOG	X	No comments received.
Parks, Recreation and Community Services	X	Comments attached.

IMPACT:
The Development Services Department recommends the Governing Body approve the applicant's request for a Site Plan approval with the following findings of fact and conditions of approval.

GENERAL FINDINGS:
1. R.O. 2003 Section 154.43 (3) requires Site Plan approval by the Governing Body;
2. The applicant has the authority to apply for Site Plan approval;
3. The applicant and adjacent property owners received due process as proper notice and a full opportunity to present views were given.

SPECIFIC FINDINGS AND CONDITIONS OF APPROVAL:
1. The subject property is zoned SU: Special Use District by Ordinance No. 86-002. The SU:

Special Use zoning designation requires that a Site Plan be reviewed and approved by the Governing Body.
2. The Site Plan conforms to the Rio Rancho Code of Ordinances (R.O. 2003) § 154.43.
3. Development of the site will conform to all City ordinances, standards, and specifications.
4. The review and subsequent building permit applications will ensure conformance to the approved Site Plan and City ordinances, standards, and specifications.
5. The signage of the development shall adhere to the Sign Code Ordinance.
6. The applicant shall address all of the Site Plan reviewer comments including but not limited to:
a. The proposed shared access will require authorization from the neighboring property owner or a platted shared access easement.
b. Addition of a third accessible parking space.
7. Parking shall comply with Rio Rancho Code of Ordinances (R.O. 2003) § 154.76.
8. The applicant shall obtain a water, wastewater approval letter.
9. The Director of the Development Services Department may approve minor changes to this Site Plan if the changes are consistent with the use and other written requirements and/or conditions of approval, if the buildings are the same general configuration, if the total square footage is not greater than 10% of the approved plan, the site circulation is similar in its effect on adjacent property or streets, and the approving official finds that neither the City nor any person will be substantially aggrieved by the altered Site Plan.
10. This approval is valid for a period of three years from date of approval, in which time a building permit for the proposed structures must be applied for and issued, remain active, and the authorized construction shall be started and diligently pursued to completion without cessation of 30 days.
11. The New Mexico Administrative Code (NMAC) regulations for EV charging and EV ready spaces will need to be followed.

ALTERNATIVES:

1. The Governing Body may approve the site plan.
2. The Governing Body may deny the site plan.
3. The Governing Body may modify the site plan request and approve such modifications.
4. The Governing Body may continue the public hearing to request additional information or to consider testimony provided at the public hearing.

DEPARTMENT RECOMMENDATION:

Staff recommend the Governing Body approve the applicant's request for a Site Plan approval with findings of fact and conditions of approval.

ATTACHMENT: Application
ATTACHMENT: Authorization
ATTACHMENT: Subject Property Zoning Ordinance: O. 63, Enact. 06-57
ATTACHMENT: Zoning & Location Map
ATTACHMENT: Elevations
ATTACHMENT: Site, Utility and Landscape Plans
ATTACHMENT: Reviewer Comments
ATTACHMENT: Reproduction of Notifications

Development Services Department, Ste. 130
3200 Civic Center Circle NE, Rio Rancho, NM 87144
(505) 891-5005

PLANNING & ZONING LAND USE APPLICATION

Please check appropriate box

Administrative Permit	Plan	Subdivision	Zoning
☐ Community Residential Care Facility	☐ Comprehensive Plan Amendment	☐ Final Plat	☐ Annexation
☐ Development Review Committee (DRC)	☐ Corridor Plan Amendment	☐ Preliminary Plat	☐ Appeal
☐ Home Occupation	☐ Master Plan	☐ Summary Plat	☐ Conditional Use Permit
☐ Model Home / Sales Office	☐ Master Plan Amendment	☐ Vacation of Plat/Street	☐ Master Sign Plan
☐ Residential Child Care Facility 6 or <	☐ Specific Area Plan Amendment	☐ Street Name Change	☒ Site Plan
☐ Sign Permit	☐ Text Amendment	☐ Subdivision Interpretation	☐ Special Exception
☐ Other		☐ Subdivision Variance	☐ Variance
			☐ Zone Map Amendment
			☐ Zoning Certification
			☐ Zoning Interpretation

Please Print In Ink Only or Type
Application must be complete. Please attach the appropriate checklist for the action you are requesting, if applicable.

APPLICANT/AGENT INFORMATION

Applicant Name: LOMA COLORADO NORTH LLC		Phone: 505-338-2149
Address: 7620 JEFFERSON ST NE		E-Mail: wes@mdgrealestate.com
City: ALBUQUERQUE	State: NM	Zip: 87109
Proprietary Interest: Owner	List Owners:	
Deed or Ownership Verification Provided: (Initials)	Letter of Authorization Provided: (Initials)	
Agent Name: Jim Glascott, PE, CPESC (WT Group)		Phone: 224-305-4134
Address: 2675 Pratum Avenue		E-Mail: jglascott@wtgroup.com
City: Hoffman Estates	State: IL	ZIP Code: 60192

DESCRIPTION OF REQUEST: (PLEASE ADD ADDITIONAL SHEET(S) IF NECESSARY)

Governing Body Site Plan review and approval requested

SITE INFORMATION: (PLEASE PROVIDE ACCURATE LEGAL DESCRIPTION)

Subdivision/Unit : Loma Colorado East Tract H	Block(s):	Lot(s):
Existing Zoning: SU	Proposed Zoning: SU	
No. of existing lots: 1	No. of proposed lots: 1	Total area of site (acres): 1.79

ACKNOWLEDGEMENT

I hereby acknowledge that I have read this entire application and affirm that all information provided is correct. I agree to comply with the requirements of the City of Rio Rancho as outlined in all applicable laws, ordinances and regulations.

Print Name: Jim Glascott (WT Group)	Applicant: Jim Glascott (WT Group)	Agent: Jim Glascott (WT Group)
Signature: Jim Glascott		Date: 5-30-2025

FOR OFFICIAL USE ONLY

H.T.E. PROJECT #	FEE	RECEIPT #

APPLICATION ACCEPTED BY: _____ **DATE:** _____

LETTER OF AUTHORIZATION

To Whom It May Concern:

I, Wes Butero, Manager of Loma Colorado North LLC,
Do hereby authorize the following to act as my Agent(s) in submitting permit applications on behalf of my company, for the Property listed below within the corporate limits of the City of Rio Rancho. I understand that I am responsible for any applications/documents as submitted by my Agent(s) and that the individual must exhibit this authorization form to the permitting staff upon request. I further acknowledge that this original authorization form is to remain in my permit file for legal reference purposes. It is agreed that the Agent(s) named below may act as the primary contact for request of information by City staff to complete applications. I understand that it is my responsibility to update my file with the City of Rio Rancho upon change of authorized agent status. Persons named below are authorized and approved to submit permit application data and to obtain any right of way permits in regards to the Property:

Print Name of Authorized Agent	Company Name	Email Address	Phone #
Jim Glascott, PE, CPESC	WT Group	jglascott@wtgroup.com	224-305-4134
Melanie Lewis, AIA	Bowen Architects	mlewis@rlba.com	216-377-3850
Mark Zawadski	Zaremba Group	mzawadski@zarembagroup.com	216-226-2124

Name: Wes Butero

Signature:

Property: 3701 Northern Blvd NE, Rio Rancho, NM 87124, Tract A, Loma Colorado East Subdivision
Property Owner Name: Loma Colorado North LLC
Property Owner Business Address: 7620 Jefferson St NE
City/State/Zip: Albuquerque, NM 87109
Phone: 505-338-2149
Email: Wes@mdgrealestate.com

CITY OF RIO RANCHO
ORDINANCE

ORDINANCE NO. 63 **ENACTMENT NO. 06-57**

AMENDING THE ZONE MAP

AMENDING THE ZONING DESIGNATION OF THE PROPERTY LEGALLY DESCRIBED AS LOMA COLORADO EAST, TRACTS 1-11, 12A-12E, 13A-13J AND 14-17, GENERALLY LOCATED SOUTH OF PALM RD., NORTH OF HIGH RESORT BLVD., EAST OF 37TH ST. AND LOMA COLORADO DR., AND WEST OF VISTA HILLS WEST, UNITS 1 AND 3.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. PURPOSE. To change the zoning designation of the property legally described as Loma Colorado East, Tracts 1-11, 12A-12E, 13A-13J and 14-17 from an R-1, Single Family Residential, District and C-1, Retail Commercial, District to a Special Use/Low Density, Single Family Residential District (SU-LD); Special Use/Medium Density Single Family Residential District (SU-MD); Special Use/High Density Single Family Residential District (SU-HD); Special Use/Mixed Use District (SU-MU) and Open Space District (OS) per Exhibit A.

Section 2. SPECIAL USE DISTRICT REGULATIONS. The SU-LD, SU-MD, SU-HD and SU-MU districts shall be regulated as set forth in the *Loma Colorado Districts and Standards* handbook (Exhibit B).

Section 3. Severability Clause. If any section, paragraph, clause, or provision of this Ordinance, or any section, paragraph, clause, or provision of any regulation promulgated hereunder shall for any reason be held to be invalid, unlawful, or enforceable, the invalidity, illegality, or unenforceability of such section, paragraph, clause, or provision shall not affect the validity of the remaining portions of this Ordinance or the regulation so challenged.

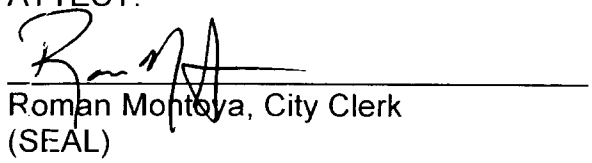
Section 4. Effective Date. This Ordinance shall become effective ten days after adoption.

ADOPTED THIS 11TH DAY OF OCTOBER, 2006.

Michael J. Williams, Deputy Mayor

10/11/06
Date

ATTEST:



Roman Montoya, City Clerk

(SEAL)

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CITY ADMINISTRATION
CITY OF RIO RANCHO

RioRancho
City of Vision

CITY OF RIO RANCHO
GOVERNING BODY
AGENDA BRIEFING MEMORANDUM

O-63

REFERENCE: 06-100-00034

AGENDA DATE: October 11, 2006

DEPARTMENT: Development Services

SUBJECT: Zone Map Amendment (Attachment I including Exhibits A and B)

PURPOSE: The applicant requests approval of a zone map amendment from an R-1, Single Family Residential, District and C-1, Retail Commercial, District to a Special Use/Low Density Single Family Residential District; Special Use/Medium Density Single Family Residential District; Special Use/ High Density Single Family Residential District; Special Use/Mixed Use District, and Open Space District for Loma Colorado East, Tracts 1-11, 12A-12E, 13A-13J, and 14-17, 443.01 acres generally located south of Palm Rd., north of High Resort Blvd., east of 37th St. and Loma Colorado Dr., and west of Vista Hills West, Units 1 and 3.

Applicant: Pulte Homes of New Mexico

Agent: Consensus Planning

BACKGROUND AND ANALYSIS:

The proposed zoning ordinance for Loma Colorado East rezones the 30 tracts created by the Loma Colorado East Final (Bulk) Plat. As outlined in the Loma Colorado Amended Redevelopment Plan, approved May 10th, 2006, four new zoning districts will be established with this zone map amendment: Special Use/Low Density Single Family Residential District; Special Use/Medium Density Single Family Residential District; Special Use/High Density Single Family Residential District; and Special Use/Mixed Use District. These districts will be applied to Tracts 4, 6, 9 and 10, Tracts 1, 5, 8 and 16, Tracts 2, 3, 7, and 15 and Tracts 11, 12A-12E and 13A-13J, respectively. Tracts 14 and 17 will be rezoned OS, Open Space per the City's existing code.

The proposed special use, residential districts permit uses that are similar to those found in the R-1 zone. However, residential care facilities and accessory living quarters are not permitted, and churches are listed as a permitted use, rather than as a conditional use.

The proposed special use, residential districts also modify lot geometry and design. The lot sizes typically will be a minimum of 70 feet wide by 120 feet deep (8,400 square feet) in the low density single family zone and a minimum of 60 feet wide by 110 feet deep (6,600 square feet) in the medium density single family zone. The front setbacks have been relaxed by 5 to10 feet to allow staggered homes along the streetscape with a minimum front setback of 15 feet for the building portion of the residence and a minimum front setback of 20 feet for the garage. The smallest lot area allowed will be 4,725 square feet, as permitted in the Special Use/High Density Residential District. Height and parking requirements generally conform to the City's existing code, and landscaping requirements are addressed by the design guidelines in the *Loma Colorado Amended Redevelopment Plan.*

The special use, mixed use district allows a combination of commercial and residential uses. This district will permit townhomes/condos (capped at a maximum of 24 units per acre) and all permitted and conditional uses allowed in the C-1 Retail Commercial District, with the exception of adults-only bookstores/motion picture theatres, adult entertainment centers, massage parlors and saunas. Gasoline service stations, temporary model homes/sales offices and private schools, which typically require conditional use permits, are listed as permitted uses in this district. In addition to all of the uses allowed in the special use, mixed use zone, industrial, manufacturing and warehousing uses are also permitted on Tracts 13I and 13J, which are located on the west side of 40th Street, about 400 feet south of Palm Road.

The setback requirements of the mixed use district essentially match the C-1 District standards, but also include additional setbacks for parking areas. The maximum permitted height is 55 feet with an additional five feet for non-habitable architectural embellishments. Parking standards generally conform to the City's existing code, and landscaping and signage requirements are addressed by the design guidelines in the *Loma Colorado Amended Redevelopment Plan*. All proposed development in the mixed use district will require site plan review and approval by the Planning and Zoning Board prior to the issuance of construction permits on these sites.

For a complete overview of each proposed zoning district, please see the *Loma Colorado Zone Districts and Standards* (Attachment I, Exhibit B).

In the larger context, the proposed zoning districts respect surrounding land use/zoning patterns. The mixed use tracts front Northern Blvd., 40th St. and Loma Colorado Dr.— three arterial streets best suited to support more intensive uses. The highest residential densities are in the vicinity of Rio Rancho High School and Loma Colorado Dr. Finally, the boundary with Vista Hills West and the Montoyas Arroyo is lined with open space and low-medium density neighborhoods that should be compatible and in character with the surrounding, existing residential development.

Approval of the zone map amendment will also benefit the City in two primary ways. First, it will permit more intensive residential and commercial infill development adjacent to an important civic area. Second, the addition of commercial property at key intersections will promote the generation and retention of gross receipts taxes.

NOTIFICATIONS:

Property owners within 300 feet of the Loma Colorado Redevelopment Area were notified of this hearing by First Class Mail on September 26, 2006. Development Services staff posted a legal in the *Albuquerque Journal* on September 25, 2006. All notification requirements for this hearing have been met.

FINDINGS OF CONFORMANCE WITH CITY PLANS, POLICIES & REGULATIONS:

A. <u>CONFORMANCE WITH THE CITY ZONING ORDINANCE</u>

The City Zoning Ordinance Section 150.07 (A) requires that an applicant file a request for a zone map amendment through the City Planning & Zoning Board when a change in zoning designation is sought.

FINDING: This application fulfills this requirement. **CONFORMS**

B. <u>CONFORMANCE WITH THE CITY COMPREHENSIVE PLAN</u>

Vision 2020-ICP implementation considers that all development proposals be evaluated based on its level of conformance with the Vision 2020-ICP's *Principles, Policies and Actions.* The zone map amendment is in conformance with the Loma Colorado Amended Redevelopment Plan and the Principles, Policies and Actions recommended by the Vision 2020-ICP.

Applicable Principles and Policies include:

- The City of Rio Rancho shall develop as an independent, self-sustaining community. Growth nodes are designated to capture a significant share of the City's future jobs and housing. (p. 5.1.4)
- Comprehensive master planning should assure compatible land uses, encourage development guidelines according to predetermined design and amenity standards, coordinate land uses with transportation systems, control development phasing, and assure installation of adequate infrastructure. (p. 5.1.5)
- Encourage infill development of all undeveloped areas within the municipal corporate boundary, particularly where vacant land has immediate access to utilities. (p. 5.1.12)
- Redevelopment and infill development shall be promoted to increase the economic viability of areas where utilities are readily available. (p. 5.8.3).

In addition to land use, the following *Principles and Policies* contained in the City of Rio Rancho's Vision 2020 Integrated Comprehensive Plan are applicable to this application. Conformance with such are reviewed via the zone map amendment process and would be further reviewed via the subdivision and/or building permit process.

i. Urban Design
ii. Transportation and Circulation
iii. Infrastructure and Capital Facilities
iv. Environmental sustainability
v. Housing
vi. Community Services and Public Facilities
vii. Economic Development

FINDING: The Special Use Residential Zones, the Special Use Mixed Use Zone, and the Open Space Zone proposed by the Loma Colorado zone map amendment conform to the Principles, Policies and Actions recommended by the Vision 2020-ICP and the Loma Colorado Amended Redevelopment Plan. **CONFORMS**

ALTERNATIVES:

The Governing Body may:

A. Approve the zone map amendment;
B. Deny the zone map amendment;
C. Postpone its decision to allow for further review and consideration.

DEPARTMENT RECOMMENDATION:

Development Services Department recommends approval of the zone map amendment.

General Findings:

A. The Governing Body has jurisdiction over this matter.
B. Property owners may apply for a zone map amendment.
C. The property owners and applicants received written notice and were allowed comment at public hearing

Specific Findings:

A. The proposed zone map amendment conforms to the *Amended Loma Colorado Redevelopment Plan's* proposed land use and zoning recommendations.
B. The proposed zone map amendment conforms to the surrounding zoning/land use patterns.
C. The proposed zone map amendment will provide residential and commercial infill adjacent to an important civic area of Rio Rancho.
D. The proposed zone map amendment will contribute to the generation and retention of gross receipts tax revenue.

REVIEWED BY:

☐ City Attorney	☒ Cultural Enrichment
☒ Development Services	☐ Fiscal Services
☒ PublicInfrastructure	☒ Public Safety
☒ Rio Rancho Public Schools	☒ SSCAFCA

OTHER DEPARTMENTS/DIVISIONS RECOMMENDATIONS:

Other City departments will review any development via subdivision and/or site plan review phases.

PLANNING AND ZONING BOARD RECOMMENDATION:

At its regularly scheduled meeting held on September 26, 2006, the Planning and Zoning Board recommended approval by a vote of 5-0. Please see the attached minutes for a detailed summary of this recommendation.

PREPARED BY: Grant Brodehl _____ DATE: 9/29/06

DEPARTMENT DIRECTOR: _____ DATE: 9/29/06

CITY MANAGER: _____ DATE: 10-02-06

ATTACHMENT I: Proposed zoning ordinance
Exhibit A: *Loma Colorado East Zoning Table*
Exhibit B: *Loma Colorado Zone Districts and Standards* handbook

ATTACHMENT II: Draft copy of the minutes to the September 26, 2006 Planning and Zoning Board hearing

Exhibit A

Loma Colorado East Zoning Table

Tract	Previous Zoning Designation	New Zoning Designation	Acreage
1	R-1	SU-MD	33.71
2	R-1	SU-HD	5.64
3	R-1	SU-HD	9.59
4	R-1	SU-LD	38.47
5	R-1	SU-MD	35.93
6	R-1	SU-LD	27.24
7	R-1	SU-HD	17.89
8	R-1	SU-MD	42.76
9	R-1	SU-LD	35.05
10	R-1	SU-LD	47.55
11	R-1, C-1	SU-MU	11.88
12A	R-1	SU-MU	1.92
12B	R-1	SU-MU	2.09
12C	R-1, C-1	SU-MU	3.87
12D	R-1, C-1	SU-MU	4.32
12E	R-1, C-1	SU-MU	9.42
13A	R-1, C-1	SU-MU	4.52
13B	R-1	SU-MU	10.45
13C	R-1	SU-MU	1.89
13D	R-1	SU-MU	1.90
13E	R-1	SU-MU	1.90
13F	R-1	SU-MU	1.89
13G	R-1	SU-MU	11.41
13H	R-1	SU-MU	6.89
13I	R-1	SU-MU	3.92
13J	R-1	SU-MU	1.51
14	R-1	OS	20.49
15	R-1	SU-HD	4.23
16	R-1	SU-MD	3.18
17	R-1	OS	26.33

PLANNING & ZONING BOARD
September 26, 2006

DRAFT MINUTES

BOARD MEMBERS

Karl Wiese, At Large
Flint Ogden, District 1
John Paulson, District 4
Pat D'Arco, District 5
Mark Werkmeister, District 2
Todd Rastorfer, District 6
Ed Burkauskas, District 3

ZONE MAP AMENDMENT: The applicant requests a recommendation of approval to the Governing Body for a zone map amendment from an R-1, Single Family Residential, District and C-1, Retail Commercial, District to a Special Use, Low Density Single Family Residential, District; Special Use, Medium Density Single Family Residential, District; Special Use, High Density Single Family Residential, District; Special Use, Mixed Use, District and Open Space District for Loma Colorado East Tracts 1-11, 12A-12E, 13A-13J, and 14-17, 443.01 acres generally located south of Palm Rd., north of High Resort Blvd., east of 37th St. and Loma Colorado Dr., and west of Vista Hills West, Units 1 and 3.

Case #: 06-100-00034
Applicant: Pulte Homes of New Mexico, Inc.
Agent: Consensus Planning, Inc.
Staff Contact: Grant Brodehl
Staff Recommendation: Approval

Grant Brodehl, Staff, stated there are five zones being proposed for Loma Colorado. The most basic zone is open space, which is being applied to Tracts 14 and 17. He stated Tract 17 is the proposed sportsplex dam that SSCAFCA is constructing. He explained that the open space code permits drainage facilities and road rights-of-ways.

He continued by stating that there are three residential zones; Special Use/ Low Density, Special Use/Medium Density and Special Use/ High Density. He outlined that the three zones restrict a few uses permitted in the City's existing residential zones and incorporate lot dimensions that vary from, but are similar to, the R-1, R-2 and R-4 zones.

Mr. Brodehl stated that there will also be front and garage setback variations permitted in these three zones to allow homes to be staggered along the streetscape as described in the *Loma Colorado Amended Redevelopment Plan*.

Mr. Brodehl stated the Special Use/Mixed Lots, specifically Tracts 11, 12A through 12E and Tracts 13A through 13J will be largely committed to retail commercial uses. He added that apartments and rental residential facilities are not a permitted use in the Special Use/Mixed Use zone; rather, town homes and condominiums are the only residential uses permitted. Mr. Brodehl stated that all development in the Special

Use/Mixed Use zone will require site plan review and approval before the Planning and Zoning Board.

He concluded by stating that many of the residential tracts will include an open space component which is a permitted use in the three proposed special use/residential zones.

Karen Marcotte, Consensus Planning, stated the proposed zoning districts were all approved per the *Loma Colorado Amended Redevelopment Plan*.

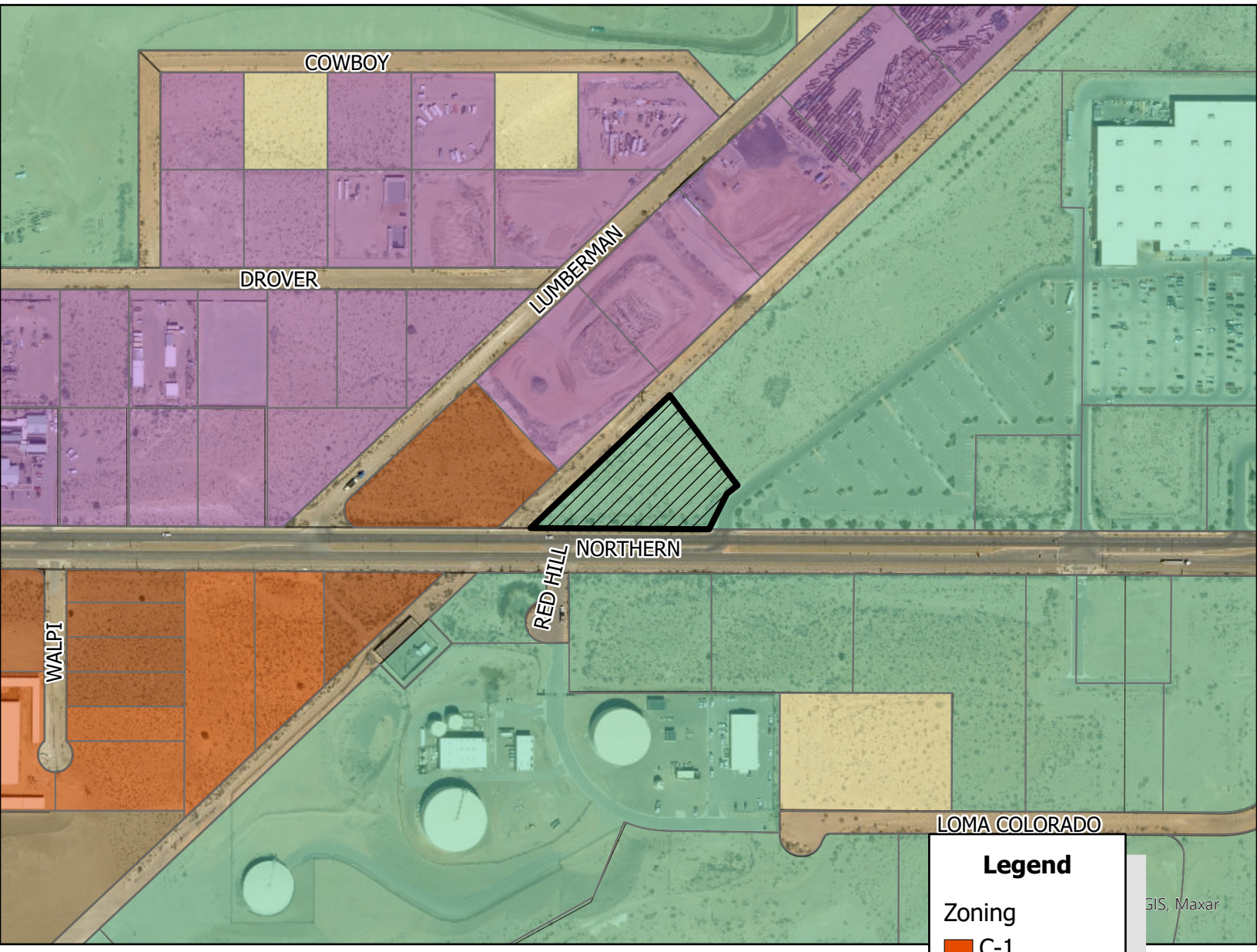
[Note: During a previous action item regarding Loma Colorado, Mr. Sultan Rahime, owner of Unit 13, Block 92, Lots 2, 4 and 8, protested to the Planning and Zoning Board that the City of Rio Rancho/Pulte Homes of New Mexico had no right to enter his property and that he did not receive proper notification. Mr. Brodehl stated that, to the best of his knowledge, the City of Rio Rancho/Pulte Homes of New Mexico had already acquired right-of-entry to his property and that he did not receive notification for this reason. Also, during a previous action item, Mr. Fred Shinoski, residing at 901 Riva Ct., asked if there would be apartments in the mixed use zone on Tract 11 adjacent to the lots on 9th Ave. and Riva Ct. in Vista Hills West Unit 3. During the zoning discussion, Mr. Brodehl stated that apartments were not permitted in the Special Use/Mixed Use zone.]

PUBLIC COMMENT: None

MOTION PZB092606-5A: COMMISSIONER BURKAUSKAS MOVED TO RECOMMEND APPROVAL TO THE GOVERNING BODY A ZONE MAP AMENDMENT FROM AN R-1, SINGLE FAMILY RESIDENTIAL, DISTRICT AND C-1, RETAIL COMMERCIAL, DISTRICT TO A SPECIAL USE, LOW DENSITY SINGLE FAMILY RESIDENTIAL, DISTRICT; SPECIAL USE, MEDIUM DENSITY SINGLE FAMILY RESIDENTIAL, DISTRICT; SPECIAL USE, HIGH DENSITY SINGLE FAMILY RESIDENTIAL, DISTRICT; SPECIAL USE, MIXED USE, DISTRICT AND OPEN SPACE DISTRICT FOR LOMA COLORADO EAST TRACTS 1-11, 12A-12E, 13A-13J, AND 14-17, 443.01 ACRES GENERALLY LOCATED SOUTH OF PALM RD., NORTH OF HIGH RESORT BLVD., EAST OF 37TH ST. AND LOMA COLORADO DR., AND WEST OF VISTA HILLS WEST, UNITS 1 AND 3. SECONDED BY COMMISSIONER WERKMEISTER.

MOTION PZB092606-5A VOTE: MOTION CARRIED BY A VOTE OF 5 – 0 COMMISSIONERS WIESE AND PAULSON WERE ABSENT

3701 NORTHERN BLVD NE



Rio Rancho City of Vision

GIS Moving Spatial Data Forward

N
W
E
S

0 0.01 0.03 0.06 0.09 0.12 0.15 Miles

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map courtesy of Ben Isaacs, 7/2/2025

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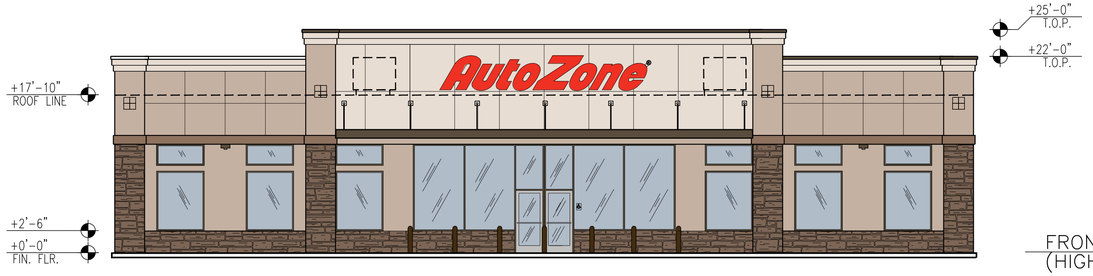
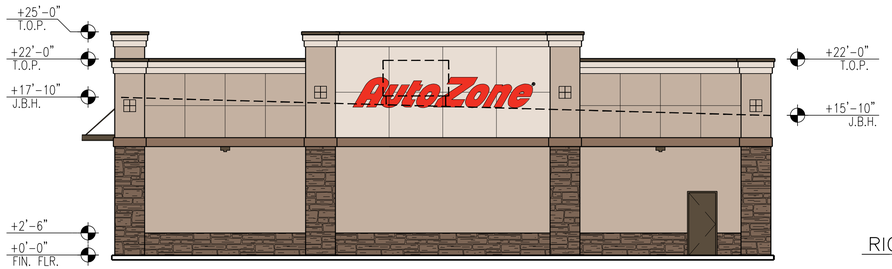


FRONT WALL
(HIGH SIDE)



RIGHT SIDE WALL



REAR WALL
(LOW SIDE)



LEFT SIDE WALL

SAND DUNE
SW6086

NUTHATCH
SW6088

RELIABLE WHITE
SW6091



1/8" = 1'-0"

1 EXTERIOR ELEVATIONS

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 10057
3701 NORTHERN BOULEVARD
RIO RANCHO NM 87124

EXTERIOR ELEVATIONS AND NOTES

Bowen+®
2019 Center St. Suite 500 / Cleveland, Ohio 44113
Phone: (216) 491-9300 Fax: (216) 491-8053
www.rba.com - email@rba.com

FOR BIDDING & CONTRACTOR INFORMATION CONTACT: DODGE DATA & ANALYTICS
TEL: 1-844-326-3626 EXT. 9429 ONDEMANDCONSTRUCTION.COM

03/11/25

6w2-R

A-2

AutoZone Store Development
Preliminary Site Plan Submission
for:
AutoZone Store No. 10057
3701 NORTHERN BOULEVARD
RIO RANCHO, NM 87124

Owner:
AutoZone Development, LLC
c/o: Kevin Murphy
123 S. Front Street, 3rd Floor
Memphis, Tennessee 38103
(901) 495-8729

Applicant / Developer:
Zaremba Group, LLC
c/o: Mark Zawadski
14600 Detroit Ave., Suite 1500
Lakewood, Ohio 44107
(216) 226-2124

Architect:
Bowen and Associates
c/o: Melanie Lewis
2019 Center St., Suite 500
Cleveland, Ohio 44113
(216) 491-9300

Civil Engineer:
WT GROUP
c/o: Jim Glascott
2675 PRATUM AVENUE
HOFFMAN ESTATES, IL 60192
(224) 293-6333

INDEX OF DRAWINGS

CS	COVER SHEET
C1.0	SITE PLAN
C1.1-1.2	SITE DETAILS
C1.3	UTILITY PLAN
C1.4 - C1.5	UTILITY DETAILS
C1.6	GRADING PLAN
C1.7	STORMWATER POLLUTION PREVENTION PLAN
C1.8	STORMWATER POLLUTION PREVENTION DETAILS
C1.9	PROJECT SPECIFICATIONS
D1.0	DEMOLITION PLAN
CIR-1	CIRCULATION PLAN
LP-1	LANDSCAPE PLANTING
LP-2	PLANT SCHEDULE AND GENERAL PLANTING NOTES
LP-3	LANDSCAPE DETAILS AND SPECIFICATIONS
1 of 2	ALTA/ACSM LAND TITLE SURVEY COVER
2 of 2	ALTA/ACSM LAND TITLE SURVEY

Plan Submittal Date:
05/27/2025

VICINITY MAP (NOT TO SCALE)



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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

AutoZone STORE DEVELOPMENT

PREPARED FOR:
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO NM 87124

COVER SHEET

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT NEW MEXICO 30595 PROFESSIONAL ENGINEER

CS

KEYNOTES:

1. NEW BUILDING. (SEE ARCHITECTURAL PLANS FOR DETAILS).
2. DUMPSTER LAYOUT (SEE SHEET C1.1).
3. STANDARD CONCRETE CURB AND GUTTER.
4. MONOLITHIC CURB AND SIDEWALK. SEE DETAIL FOR SIDEWALKS AROUND BUILDING.
5. GROUND SIGN. (SEE ARCHITECTURAL PLANS FOR DETAILS).
6. ACCESSIBLE PARKING SPACE STRIPING, SIGN AND SYMBOL.
7. 4" WIDE WHITE PAINTED PAVEMENT STRIPING.
8. 4" WIDE DIAGONAL STRIPES PAINTED WHITE @ 2 FEET O.C.
9. FULL DEPTH SAWCUT OF EXISTING CURB TO PROVIDE CLEAN CONSTRUCTION BREAK. APPROXIMATE LOCATION SHOWN. PERFORM SAWCUT AT NEAREST JOINT.
10. BOLLARD PLAN.
11. PIPE GUARD.
12. COMMERCIAL DRIVEWAY.
13. SERVICE DOOR.
14. ACCESSIBLE PARKING SIGN.
15. 30"x30" R1-1 "STOP" SIGN MOUNTED ON GALVANIZED POST PER NMDOT SPECIFICATIONS.
16. RETAINING WALL.
17. ACCESSIBLE RAMP. TRUNCATED DOME TO BE A CONTRASTING COLOR.
18. CONCRETE PAVEMENT (LIGHT DUTY) WITH EXPANSION AND CONTROL JOINTS. MAXIMUM SPACING FOR CONTROL JOINTS IS 15' O.C. EACH WAY.
19. CONCRETE PAVEMENT (HEAVY DUTY) WITH EXPANSION AND CONTROL JOINTS. MAXIMUM SPACING FOR CONTROL JOINTS IS 15' O.C. EACH WAY.
20. ASPHALT PAVEMENT (LIGHT DUTY).
21. ASPHALT PAVEMENT (HEAVY DUTY).
22. EXISTING CURB TO REMAIN.
23. EXISTING ASPHALT PAVEMENT TO REMAIN.
24. EXISTING SIDEWALK TO REMAIN.
25. EXISTING FIRE HYDRANT TO REMAIN.
26. EXISTING STREET LIGHT TO REMAIN.
27. EXISTING CONCRETE DRAINAGE STRUCTURE TO REMAIN.
28. EXISTING 10' PUBLIC UTILITY EASEMENT TO BE VACATED.
29. NEW SHARED ACCESS EASEMENT.
30. NEW 10' PUBLIC UTILITY EASEMENT.
31. NEW ROLL-OVER CURB.

SITE PLAN NOTES:

A. EXISTING CONDITIONS AND TOPOGRAPHY SHOWN REPRESENTS SITE CONDITIONS PER THE ALTA & TOPOGRAPHIC DESIGN SURVEY LAST DATED 11-17-24, PREPARED BY INTERSTATE SURVEY GROUP. CONTRACTOR SHALL FIELD VERIFY EXISTING ELEVATIONS AND CONDITIONS (INCLUDING BUT NOT LIMITED TO VERIFICATION OF CONTROL AND ALL UTILITIES WHETHER DEPICTED OR NOT) PRIOR TO CONSTRUCTION AND NOTIFY ENGINEER OF ANY DISCREPANCIES.
B. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES WITH THE ARCHITECTURAL PLANS.
C. SEE THE ARCHITECTURAL PLANS FOR THE DESIGN OF ALL BUILDING ENTRIES.
D. CONTRACTOR SHALL COORDINATE ALL LANDSCAPING IMPROVEMENTS WITH LANDSCAPE AND IRRIGATION PLANS.
E. CONSTRUCTION SURVEY AND STAKEOUT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
F. ALL EXISTING TREES SHOWN ARE TO REMAIN UNLESS OTHERWISE NOTED.
G. CONTRACTOR SHALL RESTORE ALL DISTURBED AREAS OUTSIDE OF CONSTRUCTION LIMITS TO ORIGINAL CONDITION OR BETTER.
J. ASPHALT PAVEMENT MARKINGS SHALL BE MADE WITH HIGH QUALITY PAINT CONFORMING TO NMDOT STANDARD SPECIFICATIONS.
I. CONTRACTOR SHALL RESTORE ALL DISTURBED GREEN SPACES WITH (6" OF TOPSOIL, SEED, AND EROSION CONTROL BLANKET.)
J. CONTRACTOR SHALL REPAIR AT HIS EXPENSE ANY DAMAGE TO EXISTING ASPHALT , CONCRETE, CURBS, SIDEWALKS, ETC. RESULTING FROM CONSTRUCTION TRAFFIC AND/OR OPERATIONS. REPAIRS SHALL BE MADE TO THE SATISFACTION OF THE OWNER AND/OR ENGINEER.
K. CONTRACTOR SHALL RE-STRIPE ALL STRIPING DISTURBED WITHIN THE EXISTING ROADWAYS/PARKING LOT TO MATCH EXISTING.
L. CONTRACTOR SHALL HIRE A PRIVATE UTILITY LOCATOR TO LOCATE UTILITIES PRIOR TO CONSTRUCTION AND SHALL CONTACT THE SITE ENGINEER IF A CONFLICT EXISTS.
M. ALL ITEMS MARKED "EXISTING" TO BE PROTECTED FROM DAMAGE FOR THE DURATION OF CONSTRUCTION.
N. CONTRACTOR SHALL CONTACT NM811 (811 OR 1-800-321-2537) AND PRIVATE LOCATING SERVICE TO LOCATE ALL UNDERGROUND UTILITY LINES PRIOR TO STARTING ANY DEMOLITION AND/OR EXCAVATION. EXACT LOCATIONS OF ANY EXISTING ELECTRIC, GAS, TELEPHONE, ETC. LINES ARE UNKNOWN.
O. ALL PAINTED CURB ON SITE TO BE REPAINTED FOLLOWING RESURFACING OF THE PARKING LOT. MATCH EXISTING COLOR, REPAINT WITH HIGH QUALITY PAINT.
N. ALL EXISTING SUBGRADE TO BE SCARIFIED (DISKED) TO A DEPTH OF 12" AND RE-COMPACTED, AND THEN TESTED USING A DYNAMIC CONE PENETROMETER. SEE GEOTECHNICAL REPORT FOR ADDITIONAL REQUIREMENTS.
O. EXISTING PAVEMENT AGGREGATE BASE COURSE SHALL NOT BE RE-USED AS A
P. THIS LAYOUT IS PARALLEL TO THE EASTERLY PROPERTY LINE S 37 05'30" E.

SITE INFORMATION:

TOTAL SITE AREA:	1.79 ACRES
ZONING:	SU-MU (SPECIAL USE-MIXED USE)
EXISTING LAND USE:	VACANT
PROPOSED LAND USE:	RETAIL
EXISTING BUILDING COVERAGE:	0 SF
PROPOSED BUILDING COVERAGE:	6,812 SF
TOTAL EXISTING IMPERVIOUS AREA:	0 SF
TOTAL PROPOSED IMPERVIOUS AREA:	39,604 SF (0.909 ACRES)
PROPOSED LIMITS OF DISTURBANCE:	52,322 SF (1.20 ACRES)

PARKING REQUIREMENTS:
ONE (1) PARKING SPACE FOR EVERY 300 SF OF BUILDING FLOOR AREA.
6,812 SF OF FLOOR AREA ÷ 300 SF = 23 PARKING SPACES REQUIRED
TOTAL PARKING SPACES PROVIDED = 47

PARKING SPACE DIMENSIONS:
REQUIRED: STANDARD STALL: 9'x18' (IF MORE THAN 10 STALLS PROVIDED, 20% CAN BE 7.5'x15' (COMPACT)
PROVIDED: 9'x18' (NO COMPACT)

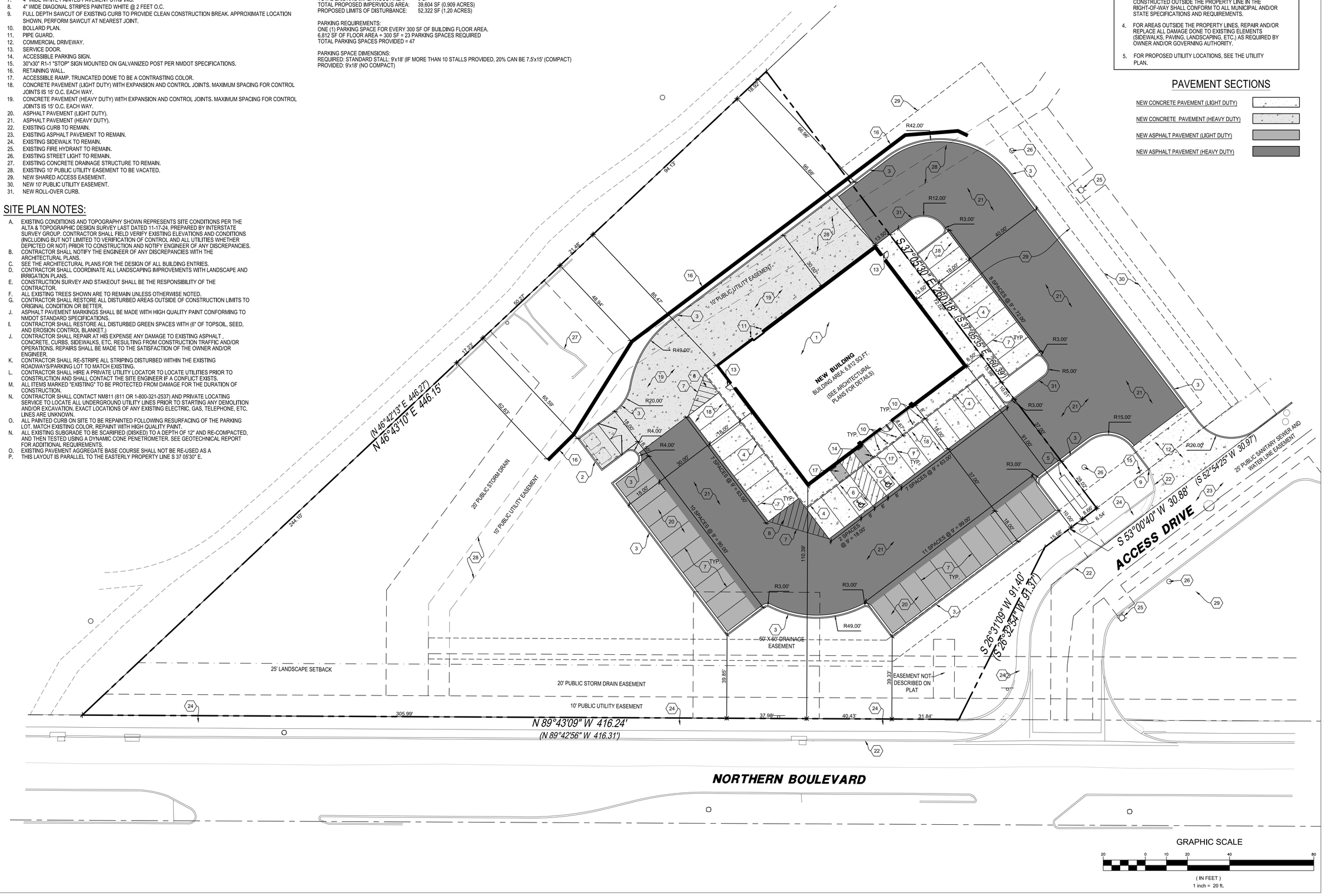
nm811 Know what's below. Call before you dig.

GENERAL NOTES

1. PROOF ROLL BUILDING AND ALL PARKING AREAS. NOTIFY THE ARCHITECT OF ANY UNACCEPTABLE AREAS.
2. EDGE OF NEW PAVEMENT TO BE FLUSH WITH EXISTING PAVEMENT.
3. ALL SIDEWALK CURB AND GUTTER STREET PAVING, CURB CUTS, DRIVEWAY APPROACHES, HANDICAP RAMP, ETC. CONSTRUCTED OUTSIDE THE PROPERTY LINE IN THE RIGHT-OF-WAY SHALL CONFORM TO ALL MUNICIPAL AND/OR STATE SPECIFICATIONS AND REQUIREMENTS.
4. FOR AREAS OUTSIDE THE PROPERTY LINES, REPAIR AND/OR REPLACE ALL DAMAGE DONE TO EXISTING ELEMENTS (SIDEWALKS, PAVING, LANDSCAPING, ETC.) AS REQUIRED BY OWNER AND/OR GOVERNING AUTHORITY.
5. FOR PROPOSED UTILITY LOCATIONS, SEE THE UTILITY PLAN.

PAVEMENT SECTIONS

NEW CONCRETE PAVEMENT (LIGHT DUTY)
NEW CONCRETE PAVEMENT (HEAVY DUTY)
NEW ASPHALT PAVEMENT (LIGHT DUTY)
NEW ASPHALT PAVEMENT (HEAVY DUTY)



GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

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OWNER: AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR: AutoZone STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO NM 87124
SITE PLAN

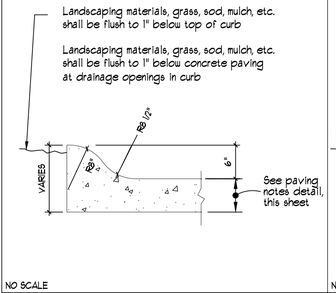
SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

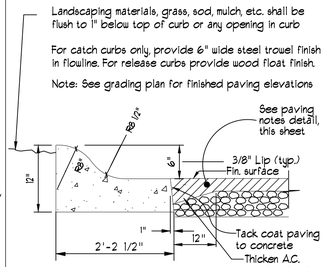
JAMES GLASCOTT NEW MEXICO 30595 PROFESSIONAL ENGINEER

C1.0



NO SCALE

1 TYPICAL ROLL-OVER CURB



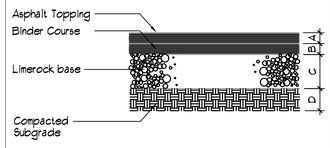
NO SCALE

2 ROLL-OVER CURB at ASPHALT PAVING

DIMENSION & TYPE

Asphalt Section	A	B	C	D
Heavy Duty	6"	N/A	6"	See Note
Light Duty	4"	N/A	6"	See Note

NOTE: Compacted subgrade should be as specified in soils report.



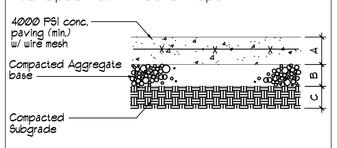
NO SCALE

3 ASPHALT PAVING SECTION

DIMENSION & TYPE

Concrete Section	A	B	C
Heavy Duty	6"	4"	see note
Light Duty	5"	3"	see note

NOTE: Compacted subgrade should be as specified in soils report.



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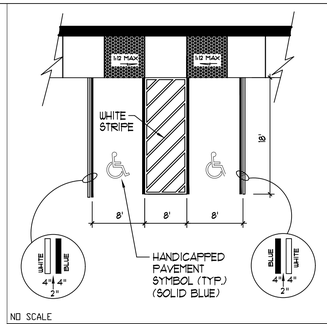
4 CONCRETE PAVING SECTION



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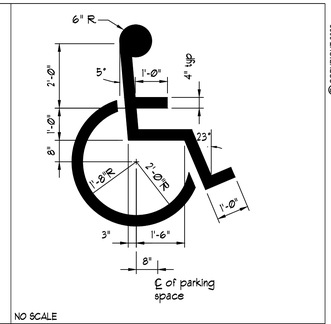
6 HANDICAP PARKING DETAIL



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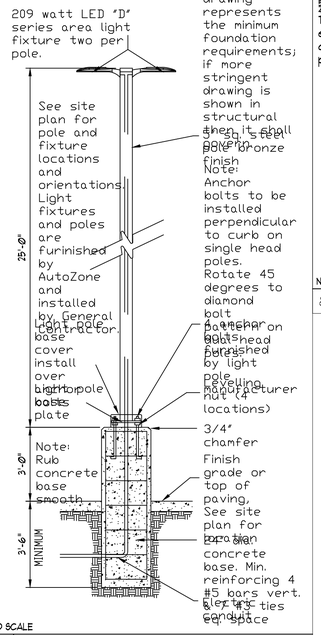
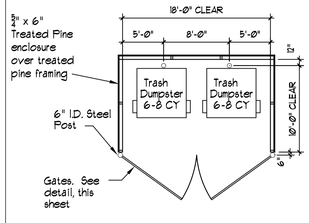
7 INT'L BARRIER FREE SYMBOL



NOTE: This drawing represents the minimum foundation requirements; if more stringent drawing is shown in structural then it shall govern.

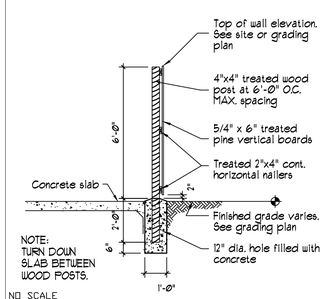
NO SCALE

25' TYPICAL DOUBLE LIGHT POLE



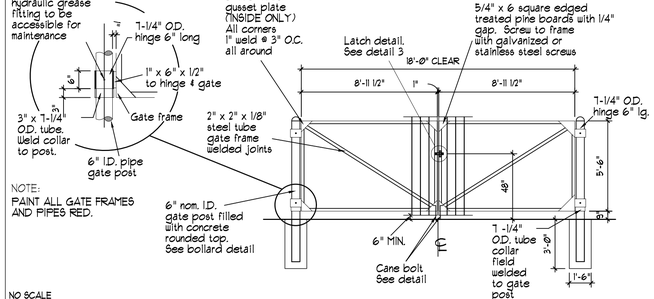
NO SCALE

8 DUMPSTER LAYOUT



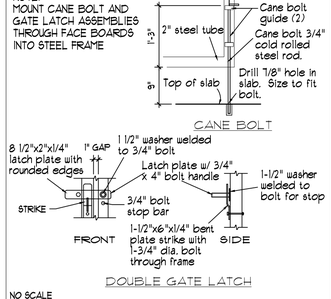
NO SCALE

9 DUMPSTER SECTION WOOD



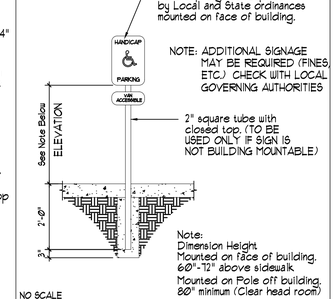
NO SCALE

10 GATE DETAIL FOR DUMPSTER ENCLOSURE



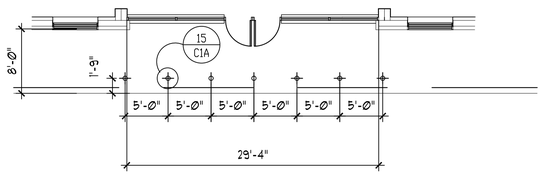
NO SCALE

11 GATE LATCH / BOLT DETAILS



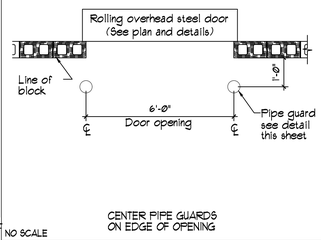
NO SCALE

12 TYPICAL HANDICAP SIGN



NO SCALE SEC-65w2L

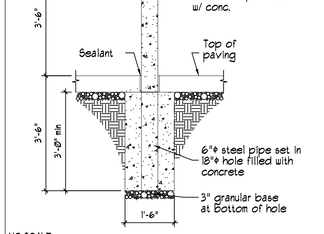
14 BOLLARD LAYOUT PLAN - 65w2



CENTER PIPE GUARDS ON EDGE OF OPENING

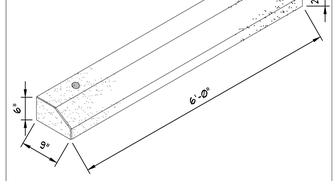
NO SCALE

15 PIPE GUARD @ SERVICE DOOR



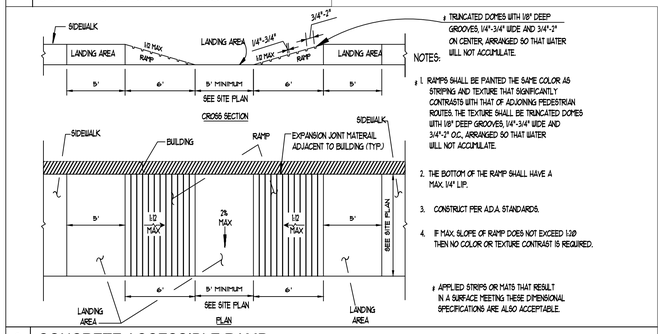
NO SCALE

16 TYPICAL PIPE GUARD SECTION

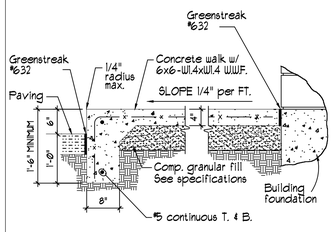


NO SCALE

17 WHEEL STOP DETAIL

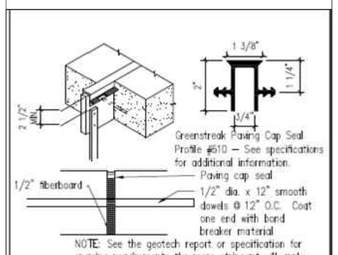


2 CONCRETE ACCESSIBLE RAMP



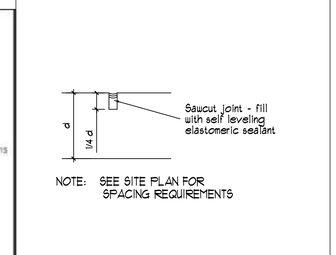
3/4" = 1'-0"

22 TYPICAL WALK SECTION



NO SCALE

21 TYPICAL EXPANSION JOINT

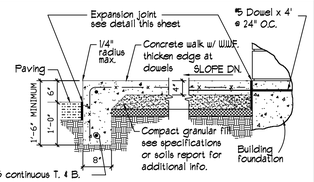


NO SCALE

24 TYPICAL CONTROL JOINT

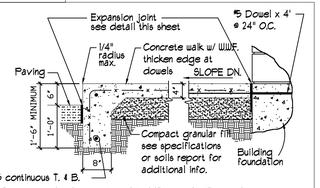
For all details on this sheet which call for a minimum depth of concrete, that depth shall be adjusted to the deeper of that called for in the detail or the frost depth shown in the Geotechnical Report.

25 FROST DEPTH NOTES



Where frost depth is 18" or greater but less than 24" extend walk turn down to frost depth and fill area under walk extending 24" beyond edge of door opening with 4" compacted granular fill over 2" of polystyrene rigid insulation.

26 WALK AT DOORS FROST DEPTH 18" TO 24"



Where frost depth is greater than 24" extend walk turn down to frost depth and fill area under walk extending 24" beyond edge of door opening with compacted granular fill to one half the frost depth.

27 WALK AT DOORS FROST DEPTH 24"+

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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR: AutoZone STORE DEVELOPMENT
Store No.: 10057 | NM | 87124
3701 NORTHERN BOULEVARD
RIO RANCHO

SITE DETAILS

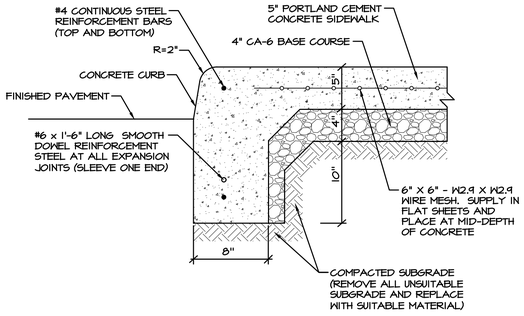
SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

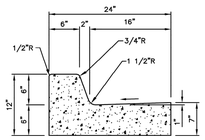
JAMES GLASCOTT NEW MEXICO 30595 PROFESSIONAL ENGINEER

C1.1

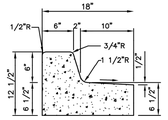


DETAIL - MONOLITHIC CURB AND SIDEWALK

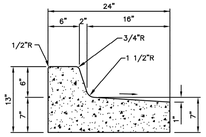
NOT TO SCALE



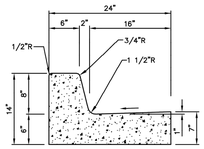
STANDARD CURB AND GUTTER



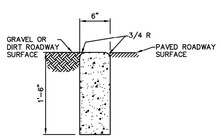
MEDIAN CURB AND GUTTER



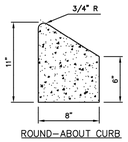
SPILL CURB AND GUTTER



8" CURB AND GUTTER
FOR COLLECTOR AND ARTERIAL STREETS ONLY. SEE NOTE 7.



CUTOFF WALL
USE FOR TRANSITION TO UNPAVED ROAD, SEE NOTE 7.



ROUND-ABOUT CURB

GENERAL NOTES:

1. ANY DEVIATIONS FROM THESE STANDARDS SHALL BE SUBMITTED TO THE CITY FOR PRIOR APPROVAL.
2. ALL WORK IN PUBLIC RIGHT-OF-WAY SHALL BE CONSTRUCTED BY A LICENSED CONTRACTOR AND REQUIRES PERMIT AND APPROVAL BY THE CITY.
3. SUBGRADE SHALL BE COMPACTED TO 95% ASTM D 1557, MIN.
4. CURB AND GUTTER SHALL BE IN ACCORDANCE WITH SECTION 510 AND 609 OF THE NMDOT STANDARD SPECIFICATIONS FOR HIGHWAY AND BRIDGE CONSTRUCTION, CURRENT EDITION. A VALID NMDOT MIX DESIGN CONFORMING TO THE REQUIREMENTS OF SECTION 509 OF THE NMDOT SPECIFICATIONS SHALL BE SUBMITTED TO THE CITY AND APPROVED PRIOR TO PLACEMENT OF CURB AND GUTTER. THE CITY MAY APPROVE A MIX DESIGN FOLLOWING NMAPWA SPECIFCATIONS.
5. FOR CONCRETE CURB AND GUTTER CONSTRUCT TRANSVERSE JOINTS AS FOLLOWS:
   - TOOLED CONTRACTION JOINTS AT 5' INTERVALS
   - 1/2" PRE-MOLDED BITUMINOUS EXPANSION JOINTS AT 30' INTERVALS UNLESS DIRECTLY ABUTTING THE SIDEWALK THEN 15' INTERVALS ARE REQUIRED.
6. DIMENSIONS AT ROUNDED CORNERS MEASURED TO INTERSECTION OF STRAIGHT LINES.
7. 8" CURB AND GUTTER AND CUTOFF WALL IS NOT FOR USE IN NEW RESIDENTIAL DEVELOPMENT. USE MUST BE PREAPPROVED BY THE CITY.
8. ASPHALT PLACEMENT SHALL BE EVEN WITH THE LIP OF GUTTER, BUT IN NO CASE SHALL IT EXCEED 1/4". ASPHALT PLACED LOWER THAN LIP OF GUTTER SHALL BE CORRECTED AT CONTRACTOR'S EXPENSE.

City of Rio Rancho
Department of Public Works

CURB AND GUTTER

DATE MODIFIED: AUG 8, 2019

DWG. NO. CG-01 OCT 2, 2008

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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR:
AutoZone STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO NM 87124

SITE DETAILS

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT
NEW MEXICO
30595
PROFESSIONAL ENGINEER

C1.2

SITE UTILITY NOTES:

A. CONTRACTOR SHALL CONTACT NM811 (811 OR 1-800-321-2537) AND PRIVATE LOCATING SERVICE TO LOCATE ALL UNDERGROUND UTILITY LINES PRIOR TO STARTING ANY DEMOLITION AND/OR EXCAVATION. EXACT LOCATIONS OF ANY EXISTING ELECTRIC, GAS, TELEPHONE, ETC. LINES ARE UNKNOWN.
B. CONTRACTOR TO UTILIZE CARE WHEN WORKING NEAR EXISTING UTILITIES TO REMAIN. ANY DAMAGE TO EXISTING UTILITIES NOT NOTED TO BE REMOVED SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE AND TO THE SATISFACTION OF THE OWNER AND/OR ENGINEER.
C. CONTRACTOR SHALL EXCAVATE AND VERIFY IN FIELD ALL EXISTING UTILITY LOCATIONS, SIZES, CONDITIONS AND ELEVATIONS AT PROPOSED POINTS OF CONNECTION PRIOR TO ANY UNDERGROUND CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE OWNER AND ENGINEER OF ANY DISCREPANCIES OR CONFLICTS PRIOR TO PROCEEDING WITH CONSTRUCTION.
D. REFER TO THE GENERAL NOTES AND SPECIFICATION SHEETS FOR ALL PIPE MATERIAL AND JOINT SPECIFICATIONS.
E. CONTRACTOR SHALL RESTORE ALL DISTURBED AREAS OUTSIDE OF CONSTRUCTION LIMITS TO ORIGINAL CONDITION OR BETTER.
F. CONTRACTOR SHALL VERIFY IN FIELD EXACT SIZE, MATERIAL, INVERT, PIPE ROUTING, AND SLOPE OF ALL EXISTING UTILITIES AND NOTIFY THE OWNER AND ENGINEER OF ANY DISCREPANCIES OR CONFLICTS PRIOR TO CONSTRUCTION.
G. THE CONTRACTOR IS RESPONSIBLE FOR THE STABILITY OF UTILITY TRENCHES DURING CONSTRUCTION AND SHALL PROVIDE TEMPORARY SHORING AND BRACING AS NECESSARY TO MAINTAIN STABILITY UNTIL CONSTRUCTION OF THE UTILITY IS COMPLETE IN ORDER TO MEET OSHA AND LOCAL CODES, AS WELL AS MANUFACTURER'S REQUIREMENTS.
H. ALL RCP STORM SEWER PIPE SHALL BE REINFORCED CONCRETE PIPE, CLASS IV, PER ASTM C-76 WITH FLEXIBLE (O-RING) GASKET JOINTS IN CONFORMANCE WITH ASTM C-443 AND SECTION 31-1.08 OF THE "STANDARD SPECIFICATIONS".
I. TRENCH BACKFILL MATERIAL SHALL BE PLACED AND COMPACTED TO A MINIMUM OF 95% MODIFIED PROCTOR DENSITY (ASTM D-1557) OVER ALL UNDERGROUND UTILITIES WHICH ARE CONSTRUCTED UNDER OR WITHIN 2 FEET OF ANY PROPOSED OR EXISTING PAVEMENT OR SIDEWALKS IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
J. ADJUST RIM ELEVATIONS OF EXISTING STRUCTURES IN PAVEMENT AS NECESSARY TO MEET PROPOSED FINISHED GRADE.
K. CONTRACTOR TO COORDINATE ALL CONNECTIONS TO CITY UTILITIES AND STORM SEWERS WITH THE PUBLIC WORKS DEPARTMENT.
L. CONTRACTOR TO USE CAUTION WHEN EXCAVATING AT EXISTING UTILITY LINES.
M. ALL STORM MANHOLES SHALL HAVE OPEN LIDS UNLESS OTHERWISE SPECIFIED.
N. PROVIDE RUBBER MISSION COUPLING OR SIMILAR CONNECTION BETWEEN PIPES OF DISSIMLAR SIZE OR MATERIAL.
O. ALL EXISTING UTILITIES TO BE ABANDONED IN PLACE SHALL BE CAPPED WITH 2' LONG (MIN.) NON-SHRINK CONCRETE MORTAR PLUGS AT BOTH ENDS.

UTILITY LEGEND

- EXISTING STORM SEWER
- PROPOSED STORM SEWER
- EXISTING SANITARY SEWER
- PROPOSED SANITARY SEWER
- EXISTING WATER MAIN
- PROPOSED WATER SERVICE
- EXISTING GAS LINE
- EXISTING OVERHEAD LINES
- PROPOSED RIM ELEVATION
- PROPOSED INVERT ELEVATION
- FF — FINISHED FLOOR ELEVATION
- ADJUST — ADJUST RIM ELEVATION
- EXISTING STORM MANHOLE
- EXISTING AREA DRAIN
- EXISTING SANITARY MANHOLE
- EXISTING FIRE HYDRANT
- EXISTING WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED VALVE WITH VAULT
- PROPOSED B-BOX
- PROPOSED INLET
- PROPOSED OPEN LID MANHOLE / CATCH BASIN
- PROPOSED CLOSED LID MANHOLE
- PROPOSED RESTRICTOR STRUCTURE
- PROPOSED NYLOPLAST DRAIN BASIN

SANITARY SEWER

1. EXISTING SANITARY STRUCTURE TO REMAIN. CORE DRILL AND BOOT AND CONNECT NEW SANITARY SERVICE TO EXISTING MANHOLE.
2. NEW 6" PVC SDR 26, 56 L.F. @ 1.00% SLOPE.
3. NEW CLEANOUT.
4. NEW 6" PVC SDR 26, 140 L.F. @ 1.00% SLOPE.
5. NEW CLEANOUT.
6. NEW 6" PVC SDR 26, 32 L.F. @ 1.00% SLOPE.
7. CONNECT TO BUILDING PLUMBING. REFER TO MEP PLANS FOR CONTINUATION.

WATER

1. EXISTING WATER MAIN TO REMAIN. LOCATION SHOWN PER RECORDS. VERIFY EXISTING LOCATION, SIZE, MATERIAL, AND CONDITION IN FIELD AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
2. EXISTING WATER SERVICE STUB TO REMAIN.
3. NEW 1" TYPE K COPPER WATER SERVICE, 71 L.F. CONNECT TO EXISTING WATER MAIN WITH ALL NECESSARY FITTINGS.
4. CONNECT WATER SERVICE TO BUILDING PLUMBING PER MEP PLANS.
5. EXISTING FIRE HYDRANT TO REMAIN.
6. NEW HOSE BIB.
7. NEW 1" TYPE K COPPER WATER SERVICE, 126 L.F.
8. NEW 1" TYPE K COPPER WATER SERVICE, 211 L.F.

MISCELLANEOUS NOTES

1. EXISTING OVERHEAD LINE TO REMAIN.
2. EXISTING GAS LINE TO REMAIN.
3. EXISTING LIGHT POLE TO REMAIN.
4. LOCAL GAS UTILITY PROVIDER TO CONNECT TO EXISTING GAS MAIN AND EXTEND GAS SERVICE TO PROPOSED BUILDING.
5. EXISTING 10' PUBLIC UTILITY EASEMENT TO BE VACATED.
6. NEW 10' PUBLIC UTILITY EASEMENT.
7. NEW ELECTRICAL ROUTING. CONTRACTOR TO INSTALL (2) 4" CONDUIT FROM NEW ELECTRICAL TRANSFORMER TO BUILDING.
8. NEW TELECOM ROUTING. CONTRACTOR TO INSTALL (1) 4" CONDUIT FROM EXISTING TELECOM VAULT TO BUILDING.
9. EXISTING TELECOM VAULT AND INFRASTRUCTURE TO REMAIN.

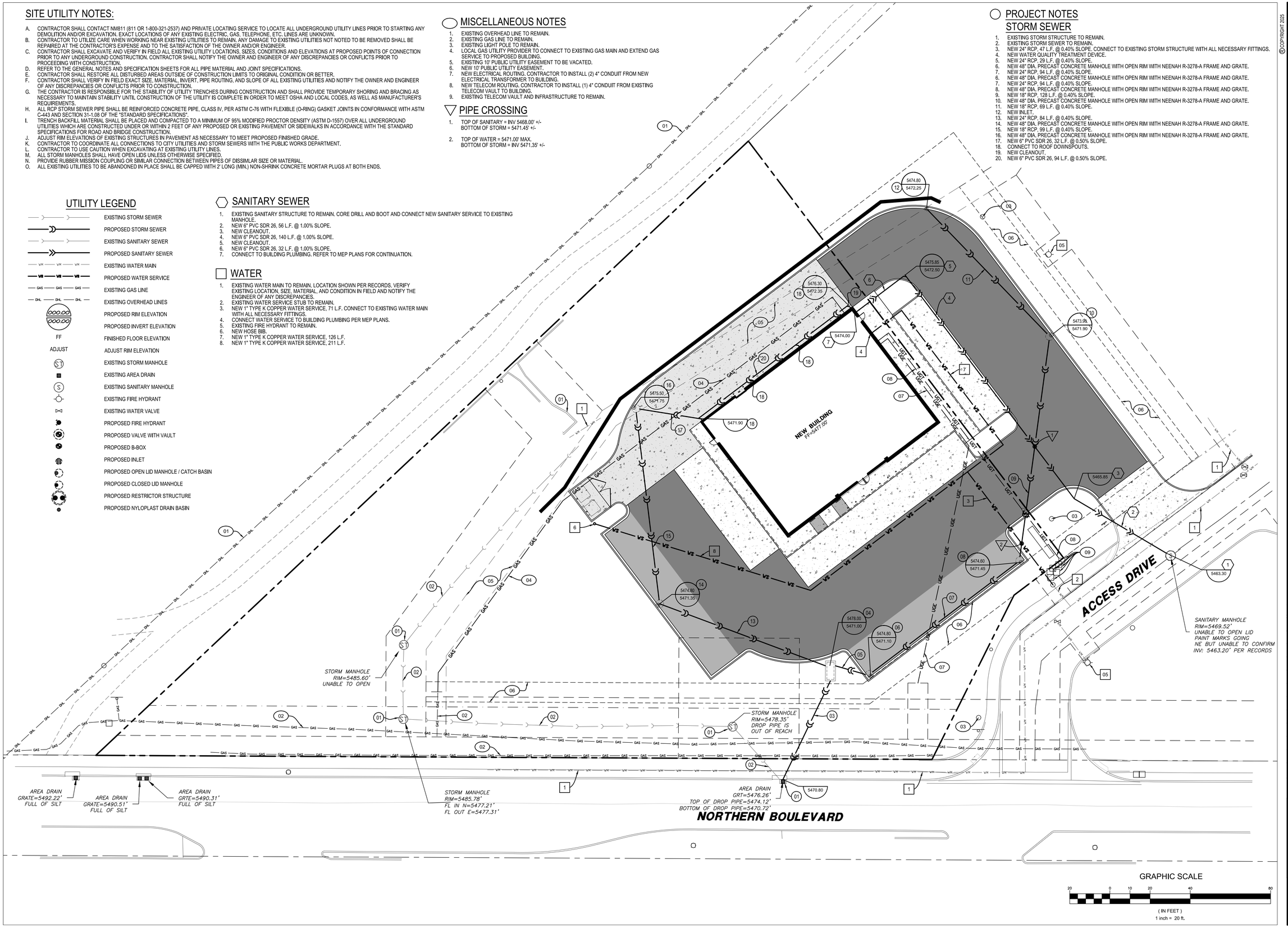
PIPE CROSSING

1. TOP OF SANITARY = INV 5468.00' +/-
   BOTTOM OF STORM = 5471.45' +/-
2. TOP OF WATER = 5471.00' MAX.
   BOTTOM OF STORM = INV 5471.35' +/-

PROJECT NOTES

STORM SEWER

1. EXISTING STORM STRUCTURE TO REMAIN.
2. EXISTING STORM SEWER TO REMAIN.
3. NEW 24" RCP, 47 L.F. @ 0.40% SLOPE. CONNECT TO EXISTING STORM STRUCTURE WITH ALL NECESSARY FITTINGS.
4. NEW WATER QUALITY TREATMENT DEVICE.
5. NEW 24" RCP, 29 L.F. @ 0.40% SLOPE.
6. NEW 48" DIA. PRECAST CONCRETE MANHOLE WITH OPEN RIM WITH NEENAH R-3278-A FRAME AND GRATE.
7. NEW 24" RCP, 94 L.F. @ 0.40% SLOPE.
6. NEW 48" DIA. PRECAST CONCRETE MANHOLE WITH OPEN RIM WITH NEENAH R-3278-A FRAME AND GRATE.
7. NEW 24" RCP, 94 L.F. @ 0.40% SLOPE.
8. NEW 48" DIA. PRECAST CONCRETE MANHOLE WITH OPEN RIM WITH NEENAH R-3278-A FRAME AND GRATE.
9. NEW 18" RCP, 128 L.F. @ 0.40% SLOPE.
10. NEW 48" DIA. PRECAST CONCRETE MANHOLE WITH OPEN RIM WITH NEENAH R-3278-A FRAME AND GRATE.
11. NEW 18" RCP, 69 L.F. @ 0.40% SLOPE.
12. NEW INLET.
13. NEW 24" RCP, 84 L.F. @ 0.40% SLOPE.
14. NEW 48" DIA. PRECAST CONCRETE MANHOLE WITH OPEN RIM WITH NEENAH R-3278-A FRAME AND GRATE.
15. NEW 18" RCP, 99 L.F. @ 0.40% SLOPE.
16. NEW 48" DIA. PRECAST CONCRETE MANHOLE WITH OPEN RIM WITH NEENAH R-3278-A FRAME AND GRATE.
17. NEW 6" PVC SDR 26, 32 L.F. @ 0.50% SLOPE.
18. CONNECT TO ROOF DOWNSPOUTS.
19. NEW CLEANOUT.
20. NEW 6" PVC SDR 26, 94 L.F. @ 0.50% SLOPE.



GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR:
AutoZone *STORE DEVELOPMENT*
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO
NM 87124

UTILITY PLAN

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT
NEW MEXICO
30595
PROFESSIONAL ENGINEER

C1.3

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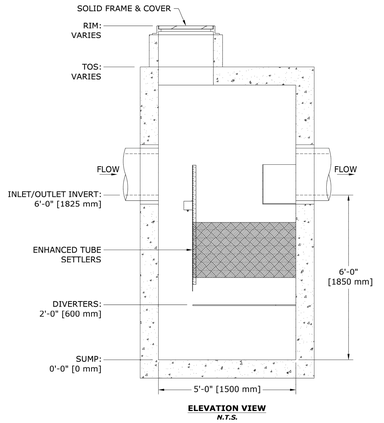
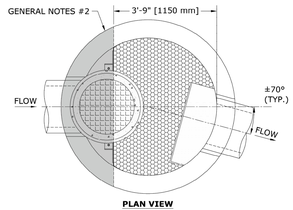
STORMTRAP CONTACT INFORMATION

SUPPLIER: STORMTRAP
CONTACT: BRIAN RIEGER
CELL PHONE: 815-258-1261
SALES EMAIL: BRIEGER@STORMTRAP.COM

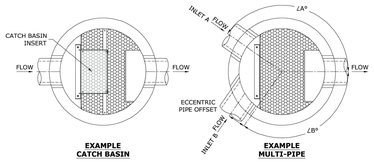
SITE SPECIFIC DATA			
STRUCTURE ID			SSET-5
WATER QUALITY FLOW RATE (CFS)			NOTE 3
PEAK FLOW RATE (CFS)			-
SEDIMENT STORAGE CAPACITY (CF)			22.9
CATCH BASIN REQUIRED			-
RIM / GRATED INLET ELEVATION			-
PIPE DATA	I.E.	MATERIAL	DIAMETER
INLET PIPE	-	-	30" OR LESS (TYP.)
OUTLET PIPE	-	-	



ELEVATION VIEW
N.T.S.



PLAN VIEW
N.T.S.



EXAMPLE CATCH BASIN

EXAMPLE MULTI-PIPE

DESIGN NOTES:

1. DESIGN LOADING
   a. LOAD RATING: AASHTO HS-20
   b. ALLOWABLE COVER: 0.50' [152 mm] TO 5.00' [1524 mm]. CONTACT STORMTRAP FOR ADDITIONAL COVER OPTIONS.
   c. WATER TABLE AT OR BELOW OUTLET PIPE INVERT ELEVATION.
   d. NO LATERAL SURCHARGE FROM ADJACENT STRUCTURES SUCH AS VEGETATION, BUILDINGS, WALLS, OR FOUNDATIONS.
2. ENGINEER OF RECORD TO CONFIRM THE DESIGN LOADINGS MEET PROJECT REQUIREMENTS. CONTACT STORMTRAP FOR ALTERNATIVE DESIGN LOAD OPTIONS.

GENERAL NOTES:

1. FOR SITE SPECIFIC DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS, WEIGHTS, AND ACCESSORIES, PLEASE CONTACT YOUR STORMTRAP REPRESENTATIVE.
2. CATCH BASIN, MULTI-PIPE, & HORSESHOE CONFIGURATIONS MAY BE AVAILABLE DEPENDING ON LOCAL REGULATIONS. ALL INLET PIPES MUST ENTER THE MANHOLE COMPLETELY FROM THE SHADED REGION.
3. MAXIMUM WATER QUALITY FLOW RATE:
   a. 2.19 CFS PER NJDEP CERTIFICATION (50%)
   b. 1.45 CFS PER OK-110 NJCAT VERIFICATION (80%)
4. STORMSETTLER DOES NOT REQUIRE A DROP BETWEEN THE INLET AND OUTLET PIPE INVERT ELEVATIONS. A DROP BETWEEN 0.00' AND 0.33' IS PREFERRED.
5. CONCRETE COMPONENTS SHALL BE MANUFACTURED IN ACCORDANCE WITH ASTM C478.
6. CONTRACTOR TO INSTALL THE STRUCTURE IN ACCORDANCE WITH ASTM C1821.
7. CONTRACTOR TO PROVIDE ALL LABOR AND EQUIPMENT REQUIRED TO OFFLOAD AND INSTALL UNIT.
8. CONTRACTOR TO PROVIDE AND INSTALL ALL PIPES, FRAMES, COVERS, HATCHES, AND RISERS UNLESS SPECIFIED OTHERWISE.
9. CONTRACTOR TO ADD JOINT SEALANT (PROVIDED BY STORMTRAP) BETWEEN ALL STRUCTURE SECTIONS.

DRAWINGS ARE FOR REFERENCE ONLY AND SHALL NOT BE USED FOR CONSTRUCTION PURPOSES.

StormSettler™ | **StormTrap®** PATENTS LISTED AT: [HTTP://STORMTRAP.COM/PATENT]

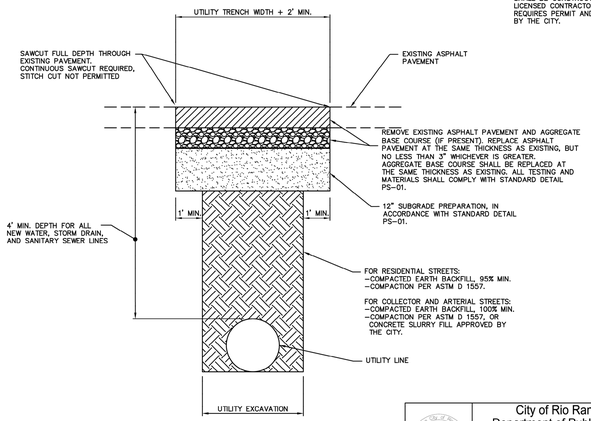
STORMSETTLER 5 STANDARD DETAIL

DRAWN BY:	DATE:	SCALE:		
TJF	2/28/25	N.T.S.	V1	SHEET 1 OF 1

1287 WINDHAM PARKWAY
ROMEOVILLE, IL 60446
P:815-941-4549
F:331-318-5347

GENERAL NOTES:

1. ANY DEVIATIONS FROM THESE STANDARDS SHALL BE SUBMITTED TO THE CITY FOR PRIOR APPROVAL.
2. ALL WORK IN PUBLIC RIGHT-OF-WAY SHALL BE CONSTRUCTED BY A LICENSED CONTRACTOR AND REQUIRES PERMIT AND APPROVAL BY THE CITY.

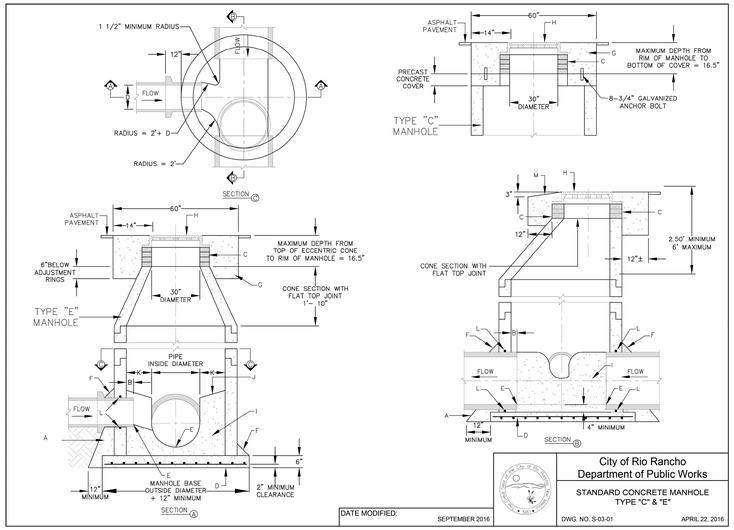


DATE MODIFIED: June 11, 2015

City of Rio Rancho
Department of Public Works

PAVEMENT CUT FOR UTILITY EXCAVATION

DWG. NO. PS-02 SEP. 29, 2005



DATE MODIFIED: SEPTEMBER 2016

City of Rio Rancho
Department of Public Works

STANDARD CONCRETE MANHOLE TYPE "C" & "E"

DWG. NO. S-03-01 APRIL 22, 2016

CONSTRUCTION NOTES:

A. CONCRETE PIPE SUPPORTS SHALL EXTEND OUTSIDE OF MANHOLE TO THE BELL OF FIRST JOINT AND SHALL CRADLE PIPE TO SPRINGLINE.
B. PIPE PENETRATION INTO MANHOLE SHALL BE FLUSH TO 2" MAXIMUM, MEASURED AT SPRINGLINE OF PIPE.
C. ADJUSTMENT RINGS MAY BE USED TO PROVIDE A MAXIMUM 12" ADJUSTMENT.
D. BASE TO BE POURED IN PLACE USING NUMBER 4 BARS AT 6" ON CENTER EACH WAY FOR MANHOLE DEPTH OF 16' OR GREATER. NUMBER 4 BARS AT 12" ON CENTER EACH WAY FOR MANHOLE LESS THAN 16' DEEP.
E. INVERT ELEVATION OF STUB OR LATERAL AS SHOWN ON PLANS.
F. 6" GROUT FILLET ON UPPER HALF OF PIPE AND AROUND BASE.
G. USE 18' ROUND COLLAR CONCRETE PAD IN ALL AREAS.
H. MANHOLE FRAME AND COVER, SEE DWG. S-02.
I. CONCRETE FILL SHALL HAVE A COMPRESSIVE STRENGTH OF 3,000 POUNDS PER SQUARE INCH AT 28 DAYS.
J. SLOPE 1" PER FOOT FROM PIPE CROWN.
K. SHELF SHALL HAVE MINIMUM WIDTH OF 9".
L. ALL WATERSTOP MATERIALS SHALL BE SUITABLE FOR THE TYPE OF PIPE USED.
M. IN UNPAVED AREAS, SET FRAME TO GRADE AND SLOPE TOP OF PAD.

GENERAL NOTES:

1. INSTALL NEOPRENE O-RING ON POLYVINYL CHLORIDE PIPE AND FILL ANNULAR SPACE WITH MORTAR TO PROVIDE A WATERTIGHT SEAL.
2. FOR PRESSURE TYPE MANHOLE COVER USE SAME AS SHOWN WITH EIGHT (8) 1/2" X 2" 316 STAINLESS STEEL HEXAGONAL HEAD BOLTS WITH A NEOPRENE GASKET. BOLT HOLES SHALL BE PREDRILLED IN COVER AND TAPPED IN FRAME. SEE DWG. S-02.
3. SANITARY SEWER SERVICES SHALL NOT BE ALLOWED IN MANHOLES.
4. IF THE SEWER MAIN AT A MANHOLE IS TO BE CONTINUED TO A FUTURE STREET, A 20' STUBOUT TO BE INSTALLED WITH CAP AND WITH 1% MINIMUM SLOPE.
5. IN UNIMPROVED AND UNPAVED ROADS, MANHOLE RIMS AND CONCRETE COLLARS ARE TO BE INSTALLED AT EXISTING ROAD GRADE.
6. IN NATURAL AREAS, ELEVATIONS OF MANHOLE RIMS AND CONCRETE SHALL BE INSTALLED 6" ABOVE NATURAL GROUND.
7. USE OF ADJUSTMENT RINGS ON MANHOLES IS LIMITED TO A MAXIMUM OF 12".
8. USE NON-SHRINK MORTAR INSIDE AND OUTSIDE OF MANHOLE JOINTS. USE NON-SHRINK GROUT FOR JOINTS, FILLETS, AND PIPE PENETRATIONS.
9. ALL MANHOLE BARREL JOINTS SHALL BE SEALED USING A PRODUCT SPECIFIED BY THE MANHOLE MANUFACTURER.
10. TYPE "E" MANHOLES SHALL NOT TO BE USED FOR DEPTHS LESS THAN 6', FOR DEPTHS LESS THAN 6' USE TYPE "C" MANHOLES. MEASURED FROM INVERT TO RIM.
11. MANHOLES GREATER THAN 18' IN DEPTH SHALL BE OF PRECAST CONCRETE SECTIONS ONLY.
12. DESIGN APPLIES TO 4' AND 6' INSIDE DIAMETER MANHOLES.
13. COMPACT ALL BACKFILL AROUND MANHOLES TO 95% AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD D1157.
14. POSITION MANHOLES OPENING OVER THE UPSTREAM SIDE OF MAIN LINE.
15. MANHOLES SHALL BE CAST-IN-PLACE OR PRECAST. BRICK MANHOLES ARE PROHIBITED.
16. STAMP MANHOLE COLLAR TO INDICATE DIRECTION OF FLOW WHILE CONCRETE IS GREEN.
17. STORM DRAIN MANHOLES SHALL HAVE STEPS.
18. AN INTERIOR COATING WITH A CITY APPROVED EPOXY RESIN-TYPE MATERIAL SHALL BE APPLIED TO MANHOLES ON MAINS 12" DIAMETER AND LARGER, FORCE MAIN MANHOLES, AND DROP MANHOLES. THE APPLICATION OF COATING SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S PUBLISHED RECOMMENDATIONS.

DATE MODIFIED: JUNE 2018

City of Rio Rancho
Department of Public Works

STANDARD CONCRETE MANHOLE TYPE "C" & "E"

DWG. NO. S-03-02 APRIL 22, 2016

OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

AutoZone STORE DEVELOPMENT

PREPARED FOR:
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO
NM
87124

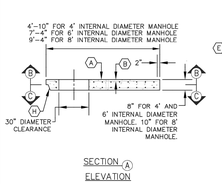
SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

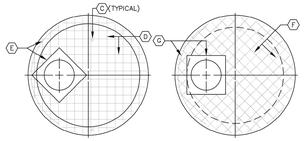
ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE: 5/27/25
PROTOTYPE SIZE: 7N2-R

JAMES GLASCOTT — NEW MEXICO — 30595 — PROFESSIONAL ENGINEER

C1.4
SITE UTILITY DETAILS



SECTION (A)
ELEVATION

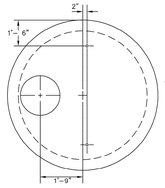


SECTION (B)
TOP MAT

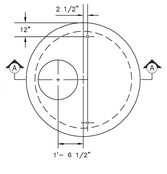
SECTION (C)
BOTTOM MAT

KEYNOTES: ⬡

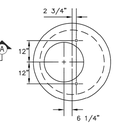
A. PRECAST REINFORCED CONCRETE MANHOLE COVER.
B. ALL BARS TO HAVE 1 1/2" MINIMUM COVER.
C. 1" PIPE SLEEVE VERTICALLY THROUGH COVER.
D. TOP MAT: NUMBER 4 BARS AT 6" ON CENTER EACH WAY FOR 4', 6', AND 8' INTERNAL DIAMETER MANHOLES.
E. NUMBER 4 BARS.
F. BOTTOM MAT: NUMBER 4 BARS 6" ON CENTER EACH WAY FOR 4' AND 6' INTERNAL DIAMETER MANHOLES, NUMBER 8 BARS 8" ON CENTER EACH WAY FOR 8' INTERNAL DIAMETER MANHOLES.
G. NUMBER 4 BARS FOR 4' AND 6' INTERNAL DIAMETER MANHOLES. NUMBER 8 BARS FOR 8' INTERNAL DIAMETER MANHOLES.
H. WHEN PRECAST MANHOLE SECTIONS ARE USED, THE COVER SHALL BE MODIFIED TO THE SHAPE AND SIZE OF THE PRECAST TONGUE AND GROOVE JOINT OF THE ATTACHING BARREL SECTION.



8" INTERNAL DIAMETER MANHOLE



6" INTERNAL DIAMETER MANHOLE



4" INTERNAL DIAMETER MANHOLE

PLAN

CONSTRUCTION NOTES:

1. ALL MANHOLES 20' AND GREATER IN DEPTH WILL REQUIRE AN INTERMEDIATE LANDING. TYPE "C" MANHOLE COVERS MODIFIED TO PROVIDE BOTH UPPER AND LOWER TONGUE AND GROOVE JOINTS TO MATE WITH PRECAST CONCRETE. TONGUE AND GROOVE BARREL SECTIONS MAY BE USED WITH THE APPROVAL OF THE CITY OF RIO RANCHO. DRAWINGS SHOWING THE PROPOSED INTERMEDIATE LANDING DESIGN SHALL BE SUBMITTED TO THE CITY OF RIO RANCHO FOR APPROVAL PRIOR TO INSTALLATION. ALL INTERMEDIATE LANDINGS SHALL INCLUDE A 30" DIAMETER ACCESS OPENING.
2. ALL PRECAST CONCRETE MANHOLE COMPONENTS SHALL COMPLY WITH AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD C478 (CURRENT EDITION).
3. INTERMEDIATE LANDINGS SHALL BE LOCATED WITHIN 2 FEET (±) OF THE MIDPOINT HEIGHT OF THE MANHOLE. AT NO TIME SHALL AN INTERMEDIATE LANDING OR A SIZE ADJUSTMENT TOP BE INSTALLED CLOSER THAN 8" UP FROM THE INVERT OF THE MANHOLE.

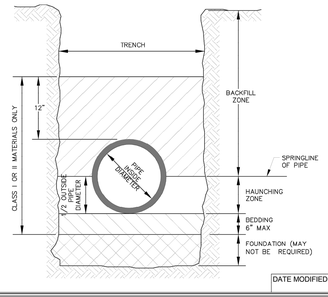
City of Rio Rancho
Department of Public Works

MANHOLE COVER

DATE MODIFIED: APRIL 2016
DWG. NO. S-01 APRIL 22, 2016

EMBEDMENT SOILS CLASSIFICTIONS		
SOILS CLASS	SOIL TYPE	DESCRIPTION
CLASS I SOILS*		MANUFACTURED ANGULAR, GRANULAR MATERIAL, 1/4 TO 1 1/2 INCHES (6 TO 40 MM) SIZE, INCLUDING MATERIALS HAVING A REGIONAL SIGNIFICANCE SUCH AS CRUSHED STONE OR ROCK, BROKEN CORAL, CRUSHED SLAG, CINDERS, OR CRUSHED SHELLS, COMPLYING TO THE REQUIREMENTS OF CLASS II SOILS.
CLASS II SOILS**	GW	WELL-GRADED GRAVELS AND GRAVEL-SAND MIXTURES, LITTLE OR NO FINES. 50% OR MORE COARSE FRACTION RETAINED ON NO. 4 SIEVE. MORE THAN 95% RETAINED ON NO. 200 SIEVE. CLEAN.
CLASS II SOILS**	GP	POORLY GRADED GRAVELS AND GRAVEL-SAND MIXYURES, LITTLE OR NO FINES. 50% OR MORE COARSE FRACTION RETAINED ON NO. 4 SIEVE. MORE THAN 95% RETAINED ON NO. 200 SIEVE. CLEAN.
CLASS II SOILS**	SW	WELL GRADED SANDS AND GRAVELLY SANDS, LITTLE OR NO FINES.MORE THAN 50% OF COARSE FRACTION PASSES NO. 4 SIEVE. MORE THAN 95% RETAINED ON NO. 200 SIEVE. CLEAN.
CLASS II SOILS**	SP	POORLY GRADED SANDS AND GRAVELLY SANDS, LITTLE OR NO FINES. MORE THAN 50% OF COARSE FRACTION PASSES NO. 4 SIEVE. MORE THAN 95% RETAINED ON NO. 200 SIEVE. CLEAN.

*. SOILS ARE AS DEFINED IN ASTM D2487, EXCEPT FOR CLASS I SOILS WHICH ARE DEFINED IN ASTM D2321.
**. IN ACCORDANCE WITH ASTM D2487, LESS THAN 5% PASSES NO. 200 SIEVE.
FROM TABLE 701.3.A. NEW MEXICO STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 2006 EDITION



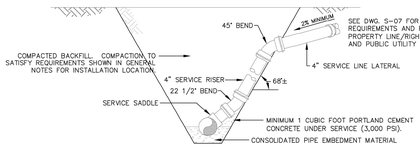
GENERAL CONSTRUCTION NOTES:

1. BEDDING MATERIALS SHALL BE CLASSED AS DEFINED IN AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD D2321. REFER TO TABLE 701.3.A OF THE CITY OF RIO RANCHO STANDARD SPECIFICATIONS, AS AMENDED FOR SOIL CLASSIFICATION DESCRIPTIONS.
2. COMPACTION TESTING SHALL BE TAKEN AT SPRINGLINE OF PIPE.
3. COMPACTION TESTING SHALL BE TAKEN AT INITIAL BACKFILL ZONE.
4. FOR PAVED AREAS, COMPACTION SHALL BE 95% STANDARD MODIFIED PROCTOR PER AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD D1557.
5. FOR UNPAVED AREAS, COMPACTION SHALL BE 90% STANDARD MODIFIED PROCTOR PER AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD D1557.

City of Rio Rancho
Department of Public Works

PIPE BEDDING

DATE MODIFIED: APRIL 2016
DWG. NO. S-04 APRIL 22, 2016



DETAIL

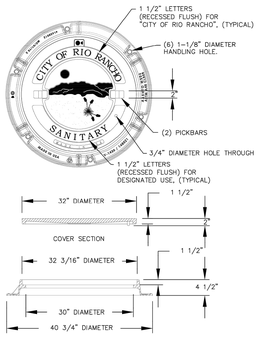
GENERAL NOTES:

1. REFER TO SECTION 905 OF THE CITY OF RIO RANCHO STANDARD SPECIFICATIONS, AS AMENDED, FOR ADDITIONAL REQUIREMENTS FOR SERVICE SADDLE, SERVICE RISER, AND SERVICE LINE LATERAL MATERIAL REQUIREMENTS TO RIGHT-OF-WAY.
2. TRENCH EXCAVATIONS SHALL AT ALL TIMES CONFORM TO "STANDARDS – 29 CFR PART 1926, SAFETY AND HEALTH REGULATIONS FOR CONSTRUCTION".

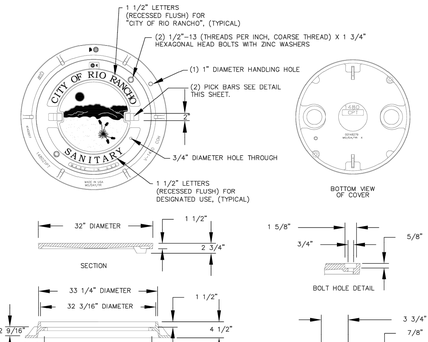
City of Rio Rancho
Department of Public Works

STANDARD SEWER
SERVICE CONNECTION

DATE MODIFIED: APRIL 2016
DWG. NO. S-06 APRIL 22, 2016



STANDARD FRAME AND COVER



BOLTED FRAME AND COVER

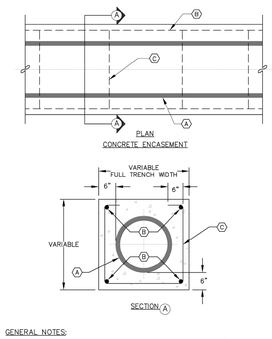
CONSTRUCTION NOTES:

A. MACHINED OR GROUND BEARING SURFACES.
B. "SANITARY", "WATER", "RECYCLE", OR "STORM" CAST ON COVER TO DESIGNATE USE FOR SANITARY SEWER, POTABLE WATER, RECYCLED WATER, OR STORM DRAINAGE SYSTEMS, RESPECTIVELY.
C. LETTER SIZE FOR "CITY OF RIO RANCHO" AND DESIGNATED USE TO BE 1 1/2" IN HEIGHT, TYPICAL. FONT FOR BOTH SHALL BE BOOKMAN OLDSTYLE.
D. A VENT HOLE IS REQUIRED FOR STANDARD AND BOLTED COVERS.
E. MONOLITHIC CAST IRON OR STEEL ROD INSERTS MAY BE USED AT MANUFACTURER'S OPTION. IF INSERTS ARE PROVIDED, THEY MUST HAVE A 3/16" MINIMUM COVER AND 3/4" END EMBEDMENT IN THE CASTING.
F. ALL MATERIALS SHALL CONFORM TO AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD A48 AND BE GRAY IRON CLASS 35B.

City of Rio Rancho
Department of Public Works

SEWER MANHOLE COVER

DATE MODIFIED: AUGUST 2016
DWG. NO. S-02 APRIL 22, 2016



PLAN
CONCRETE ENCASEMENT

SECTION (A)

GENERAL NOTES:

1. WHERE A WATER LINE PASSES BENEATH, OR LESS THAN 18" ABOVE AN EXISTING SANITARY SEWER LINE OR RECYCLED WATER LINE, THE WATER LINE SHALL BE ENCASED IN CONCRETE, 6" THICK MEASURED FROM THE OUTSIDE WALL OF THE PIPE, AS DETAILED, FOR AT LEAST 10' ON EACH SIDE OF THE WATER LINE, OR THE SANITARY SEWER LINE OR RECYCLED WATER LINE SHALL BE AMERICAN WATER WORKS ASSOCIATION C-900 OR C-905 POLYVINYL CHLORIDE PIPE WITH PRESSURE-TYPE JOINTS FOR AT LEAST 10' ON EACH SIDE OF THE WATER LINE. THIS SHALL ALSO APPLY WHERE A PARALLEL WATER LINE IS LESS THAN 10' HORIZONTALLY AND LESS THAN 18" ABOVE THE SANITARY SEWER LINE OR RECYCLED WATER LINE.

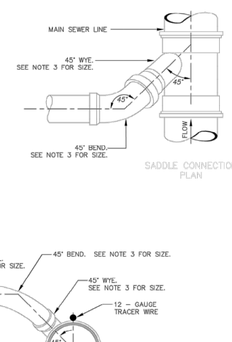
KEYNOTES: ⬡

(A) SANITARY SEWER LINE AS SHOWN ON PLANS
(B) 4–NUMBER 4 BARS, CONTINUOUS WITH MINIMUM 3" CLEARANCE TO OUTSIDE EDGE OF CONCRETE.
(C) STIRRUPS WITH NUMBER 4 BARS, AT 36" ON CENTER WITH MINIMUM 3" CLEARANCE TO OUTSIDE EDGE OF CONCRETE.

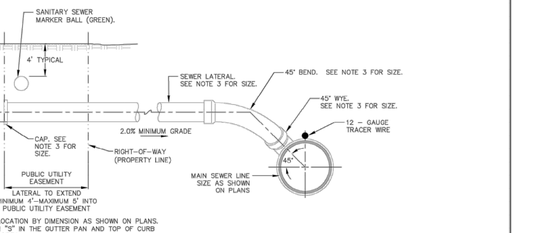
City of Rio Rancho
Department of Public Works

PIPE ENCASEMENT

DATE MODIFIED: APRIL 2016
DWG. NO. S-05 APRIL 22, 2016



SADDLE CONNECTION PLAN



NOTES:

1. CONSTRUCT SEWER LATERAL AT THE STATION OR LOCATION BY DIMENSION AS SHOWN ON PLANS.
2. ALL SEWER LATERALS SHALL BE STAMPED WITH AN "S" IN THE GUTTER PAN AND TOP OF CURB DIRECTLY OVER THE LATERAL WHILE CONCRETE IS GREEN.
3. MULTI-FAMILY SERVICES:

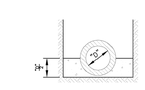
NUMBER OF UNITS PER SERVICE	SERVICE SIZE
1 TO 2 DWELLING UNITS	4" SERVICE LINE
3 TO 4 DWELLING UNITS	6" SERVICE LINE
OVER 4 DWELLING UNITS	CONTACT CITY OF RIO RANCHO UTILITIES DEPARTMENT

4. SEWER LATERAL DEPTH AT THE PROPERTY LINE SHALL BE A MAXIMUM OF 7 FEET AND A MINIMUM OF 5 FEET UNLESS OTHERWISE SHOWN ON THE PLANS.
5. REFER TO SECTION 905 OF THE CITY OF RIO RANCHO STANDARD SPECIFICATIONS, AS AMENDED, FOR ADDITIONAL REQUIREMENTS FOR SERVICE SADDLE, SERVICE RISER, AND SERVICE LINE LATERAL MATERIAL REQUIREMENTS TO RIGHT-OF-WAY.

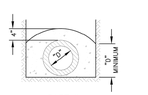
City of Rio Rancho
Department of Public Works

TYPICAL NEW SEWER
LATERAL CONNECTION

DATE MODIFIED: JUNE 2018
DWG. NO. S-07 APRIL 22, 2016



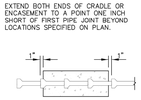
CASE I
CONCRETE CRADLE



CASE II
CONCRETE ENCASEMENT

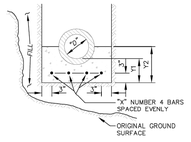
NOTES:

1. EXTEND BOTH ENDS OF CRADLE OR ENCASEMENT TO A POINT ONE INCH SHORT OF FIRST PIPE JOINT BEYOND LOCATIONS SPECIFIED ON PLAN.

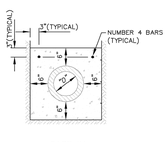


PLAN VIEW

2. APPLY FORM OIL, THIN PLASTIC SHEET, OR OTHER ACCEPTABLE MATERIAL TO PIPE, TO PREVENT BOND BETWEEN PIPE AND CONCRETE.



CASE III
SPECIAL CRADLE



CASE IV
SPECIAL ENCASEMENT

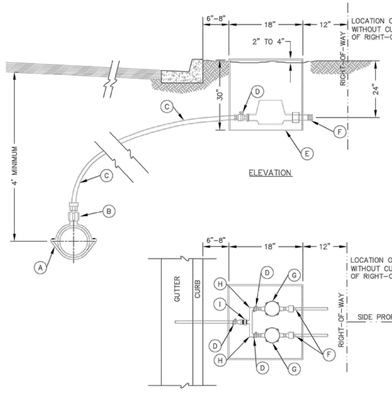
CASE III REBAR SCHEDULE

"D" PIPE INSIDE DIAMETER (INCHES)	"X" QUANTITY OF NUMBER 4 BARS	THICKNESS (INCHES) Y^1	Y^2
6	2	4	8
8	4	5	10
10	4	6	12
12	4	7	15
15	5	9	19
18	5	10	22
21	6	12	26
24	6	13	28

City of Rio Rancho
Department of Public Works

CRADLING AND ENCASEMENT

DATE MODIFIED: NOV. 2015
DWG. NO. S-11 APRIL 22, 2016



ELEVATION

PLAN

KEYED NOTES: ⬡

A. SERVICE SADDLE: MATCH MAIN LINE SIZE AND PROVIDE 1" TAP FOR TYPE "K" COPPER SERVICE LINE.
B. 1" CORPORATION STOP
C. SERVICE LINE: 1" TYPE "K" COPPER FOR SINGLE AND DOUBLE SERVICES.
D. 1" CURB STOP:
   a. 1" SERVICE LINE TO 5/8" METER
   b. 1" SERVICE LINE TO 1" METER
E. METER BOX.
F. STRAIGHT SWIVEL TAIL–PIECE – MIN 6" LENGTH. TO BE INSTALLED BY OTHERS. (METER COUPLING)
G. METER
H. BRANCH CONNECTION: 1 1/2" OR 2" SERVICE PIPE INLET AND 2 – 3/4" MALE IRON PIPE THREAD. OUTLETS.
I. 1" COMPRESSION FITTING.

GENERAL CONSTRUCTION NOTES:

1. WATER SERVICE SHALL BE FLUSHED AFTER INSTALLATION.
2. TRENCH FOR LATERAL SHALL BE A MINIMUM OF 8" WIDE.
3. SNAKE THE PIPE IN TRENCH TO ALLOW FOR EXPANSION OR CONTRACTION. ALLOW A MINIMUM OF 12" PER 100' LENGTH.
4. NEW METER BOX TO BE INSTALLED AT LOCATION OF EXISTING METER BOX.
5. SERVICE CONFIGURATIONS FOR MULTI–FAMILY LOTS SHALL BE APPROVED BY THE CITY OF RIO RANCHO'S UTILITIES OPERATIONS DIVISION PRIOR TO CONSTRUCTION.
6. ALL BRASS AND COPPER TO BE LEAD FREE PER SECTION 1417 OF THE SAFE DRINKING WATER ACT. THE "SAFE DRINKING WATER ACT" CONSISTS OF TITLE XIV OF THE PUBLIC HEALTH SERVICE ACT (42 U.S.C. 300F-300J-9) AS ADDED BY PUBLIC LAW 93-523 (DEC. 16, 1974) AND THE AMENDMENTS MADE BY SUBSEQUENT ENACTMENTS.

City of Rio Rancho
Department of Public Works

SINGLE OR DOUBLE SERVICE LINE &
METER BOX REPLACEMENT

DATE MODIFIED: OCTOBER 2017
DWG. NO. W-06 APRIL 22, 2016

MATERIALS:

THIS PRODUCT IS DESIGNED TO WITHSTAND LOADING IN NON–DELIBERATE AND INCIDENTAL TRAFFIC AND ARE NOT TO BE INSTALLED IN THE ROADWAY. METER BOXES SHALL BE BLACK AND CONSTRUCTED OF MODIFIED POLYETHYLENE MATERIAL FOR MAXIMUM DURABILITY AND CORROSION RESISTANCE. THE BLACK MATERIALS IS FOR MAXIMUM ULTRAVIOLET PROTECTION. THE BLACK MATERIAL SHALL BE UNIFORM THROUGHOUT THE METER BOX FOR MAXIMUM LONGEVITY AND NOT HAVE A FOAMING AGENT THAT CREATES AIR POCKETS WITHIN THE PLASTIC WALL.

VERTICAL AND LATERAL LOAD RATING:

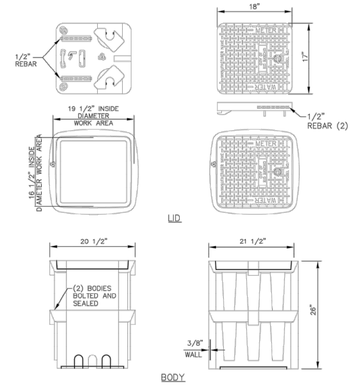
- COMPLIANT WITH AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS, DESIGN LOAD OF H–10, AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD C857–95, DESIGN LOAD OF A–8, 8,000 LBS, TRANSFERRED THROUGH A 10" BY 10" STEEL PLATE CENTERED IN THE COVER AND BODY.
- COMPLIANT WITH AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS, DESIGN LOAD OF H–20, AMERICAN SOCIETY FOR TESTING AND MATERIALS STANDARD C857–95, DESIGN LOAD OF A–16, 16,000 LBS, TRANSFERRED THROUGH A 10" BY 20" STEEL PLATE CENTERED IN THE COVER AND BODY.
- THIS PRODUCT IS DESIGNED TO WITHSTAND H–10 AND H–20 LOADING IN NON–DELIBERATE OR INCIDENTAL TRAFFIC AREAS. NOT INTENDED TO BE INSTALLED IN ROADWAYS.

POLYMER AMR/AMI LID WITH REBAR:

- THE POLYMER LID SHALL BE SOLID THROUGH WITH TWO 1/2" REBAR MOLDED IN THE LID FOR LOCATABILITY.
- THE POLYMER LID SHALL HAVE A MOLDED KEY HOLE AND MOLDED LOCK OPTIONS UNDERNEATH LID FOR PLACEMENT OF OPTIONAL SECURITY LOCKING MECHANISM.
- THE POLYMER LID SHALL SEAT SECURELY AND EVENLY INSIDE THE METER BOX AND SHALL NOT OVERLAP THE TOP EDGE OF THE METER BOX.
- THE POLYMER LID SHALL HAVE TWO MOLDED MOUNT BRACKETS FOR PLACEMENT OF AUTOMATIC METER READING/AUTOMATIC METER INFRASTRUCTURE DEVICE.
- THE POLYMER LID SHALL HAVE MOLDED TREAD–PATTERN FOR SKID RESISTANCE–TREAD DIMENSIONS SHALL BE 0.188" BY 0.938" BY 0.150" DEEP.
- THE POLYMER LID SHALL HAVE "WATER METER" MOLDED INTO THE LID–FONT SHALL BE STANDARD COMPUTER–NUMERICAL–CONTROL FONT WITH 1" CHARACTERS BY 0.150" DEEP.
- THE POLYMER LID SHALL RETROFIT EXISTING CONCRETE METER BOXES WITH SIMILAR DIMENSIONS AND BE ABLE TO ADJUST IN THE FIELD.
- THE POLYMER LID SHALL BE RECYCLED WITH A MINIMUM OF 50% POST CONSUMER RECYCLED AND 50% POST INDUSTRIAL/PRE–CONSUMER RECYCLED CONTENT–VERIFIED WITH A LEED PRODUCT CERTIFICATION MARKING.

POLYMER BODY:

- THE POLYMER BODY SHALL BE BLACK AND HAVE A MINIMUM 3/8" WALL THICKNESS.
- THE TWO POLYMER BODIES SHALL BE BOLTED AND SEALED TOGETHER TO FORM ONE UNIT AT 26" DEEP.
- THE POLYMER BODY SHALL HAVE A MINIMUM INSIDE WORKING AREA OF 19–1/2" BY 16–1/2".
- THE POLYMER BODY SHALL HAVE CRUSH RESISTANT RIBBING ALONG THE OUTSIDE OF THE BOX.
- THE POLYMER BODY SHALL HAVE A FLANGE AROUND THE LID OPENING TO HELP PREVENT SETTLING AND AIDE IN THE ADJUSTMENT TO GRADE.
- THE POLYMER BODY SHALL HAVE ONE PIPE SLOT CUT OUT ON ONE END AND TWO ON OTHER SIDE OF THE BODY THAT MEASURE 3" BY 4".
- THE POLYMER BODY SHALL BE RECYCLED WITH A MINIMUM OF 35% POST INDUSTRIAL/PRE–CONSUMER RECYCLED CONTENT–VERIFIED WITH A LEED PRODUCT CERTIFICATION MARKING.



GENERAL CONSTRUCTION NOTES:

1. CONTRACTOR BID JOBS. METER BOXES TO BE SET BY THE CITY OF RIO RANCHO UNLESS OTHERWISE NOTED.
2. DIMENSIONS ± 1/8". UNLESS NOTED OTHERWISE.
3. WALL THICKNESS 3/8"± 5%
4. SNAP LOCK POCKET WILL RECEIVE AUTOMATIC METER READING/AUTOMATIC METER INFRASTRUCTURE DEVICE ENCODER/RECEIVER/TRANSMITTER.

City of Rio Rancho
Department of Public Works

WATER METER BOX AND LID
METER SIZE 1" AND SMALLER

DATE MODIFIED: OCTOBER 2019
DWG. NO. W-13 APRIL 22, 2016

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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

PREPARED FOR:
AutoZone STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO

NM 87124

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT
NEW MEXICO
30595
PROFESSIONAL ENGINEER

C1.5
SITE UTILITY DETAILS

GRADING NOTES:

A. EXISTING CONDITIONS AND TOPOGRAPHY SHOWN REPRESENTS SITE CONDITIONS PER THE ALTA & TOPOGRAPHIC DESIGN SURVEY LAST DATED 11-17-24, PREPARED BY INTERSTATE SURVEY GROUP. CONTRACTOR SHALL FIELD VERIFY EXISTING ELEVATIONS AND CONDITIONS (INCLUDING BUT NOT LIMITED TO VERIFICATION OF CONTROL AND ALL UTILITIES WHETHER DEPICTED OR NOT) PRIOR TO CONSTRUCTION AND NOTIFY ENGINEER OF ANY DISCREPANCIES.

B. ALL PROPOSED GRADES ARE GIVEN TO FINISHED GRADE, I.E. TOP OF PROPOSED ASPHALT, CONCRETE, TOP OF PROPOSED CURB, ETC. SEE DETAILS FOR PAVEMENT THICKNESS.

G. CONTRACTOR SHALL CONTACT NM811 (811 OR 1-800-321-2537) AND PRIVATE LOCATING SERVICE TO LOCATE ALL UNDERGROUND UTILITY LINES PRIOR TO STARTING ANY DEMOLITION AND/OR EXCAVATION. EXACT LOCATIONS OF ANY EXISTING ELECTRIC, GAS, TELEPHONE, ETC. LINES ARE UNKNOWN.

H. CONTRACTOR SHALL ENSURE POSITIVE SITE DRAINAGE AT THE END OF EACH WORKING DAY DURING CONSTRUCTION OPERATIONS. FAILURE TO PROVIDE ADEQUATE DRAINAGE WILL PRECLUDE THE CONTRACTOR FROM ANY POSSIBLE COMPENSATION REQUESTED DUE TO DELAYS OR UNSUITABLE MATERIALS CREATED AS A RESULT.

I. CONTRACTOR SHALL RESTORE ALL DISTURBED AREAS OUTSIDE OF CONSTRUCTION LIMITS TO ORIGINAL CONDITION OR BETTER.

J. CONTRACTOR SHALL REPAIR AT HIS EXPENSE ANY DAMAGE TO EXISTING ASPHALT, CONCRETE, CURBS, SIDEWALKS, ETC. RESULTING FROM CONSTRUCTION TRAFFIC AND/OR OPERATIONS. REPAIRS SHALL BE MADE TO THE SATISFACTION OF THE OWNER AND/OR ENGINEER.

K. CONTRACTOR TO UTILIZE CARE WHEN WORKING NEAR EXISTING UTILITIES TO REMAIN. ANY DAMAGE TO EXISTING UTILITIES NOT NOTED TO BE REMOVED SHALL BE REPAIRED AT CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE OWNER AND/OR ENGINEER.

L. ALL EXISTING TREES SHOWN ARE TO REMAIN UNLESS OTHERWISE NOTED.

M. ALL HANDICAP ACCESSIBLE ROUTES (SIDEWALKS, WALKWAYS, PAVEMENTS, ETC.) SHALL MAINTAIN A MAXIMUM CROSS SLOPE OF 2.00% AND A MAXIMUM LONGITUDINAL SLOPE OF 5.00%. ACCESSIBLE PARKING STALLS SHALL MAINTAIN A MAXIMUM SLOPE OF 2.00% IN ALL DIRECTIONS.

N. VOIDS LEFT BY ANY ITEM REMOVED UNDER ANY PROPOSED BUILDING, PAVEMENT, OR WALK OR WITHIN 24" THEREOF SHALL BE BACKFILLED WITH ENGINEERED FILL ACCORDING TO THE GEOTECHNICAL REPORT.

O. ALL FIRE ACCESS LANES WITHIN THE PROJECT AREA SHALL REMAIN IN SERVICE, CLEAN OF DEBRIS, AND ACCESSIBLE FOR USE BY EMERGENCY VEHICLES.

P. CONSTRUCTION ACCESS POINTS TO THE SITE SHALL BE PROTECTED IN SUCH A WAY AS TO PREVENT TRACKING OF MUD OR SOIL ONTO PUBLIC THOROUGHFARES. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY BY THE CONTRACTOR.

Q. ALL EXISTING SUBGRADE TO BE SCARIFIED (DISKED) TO A DEPTH OF 12" AND RE-COMPACTED, AND THEN TESTED USING A DYNAMIC CONE PENETROMETER. SEE GEOTECHNICAL REPORT FOR ADDITIONAL REQUIREMENTS.

R. ALL EXCESS SOILS THAT CANNOT BE USED AS SUITABLE FILL SHALL BE HAULED FROM THE SITE AND LEGALLY DISPOSED OF.

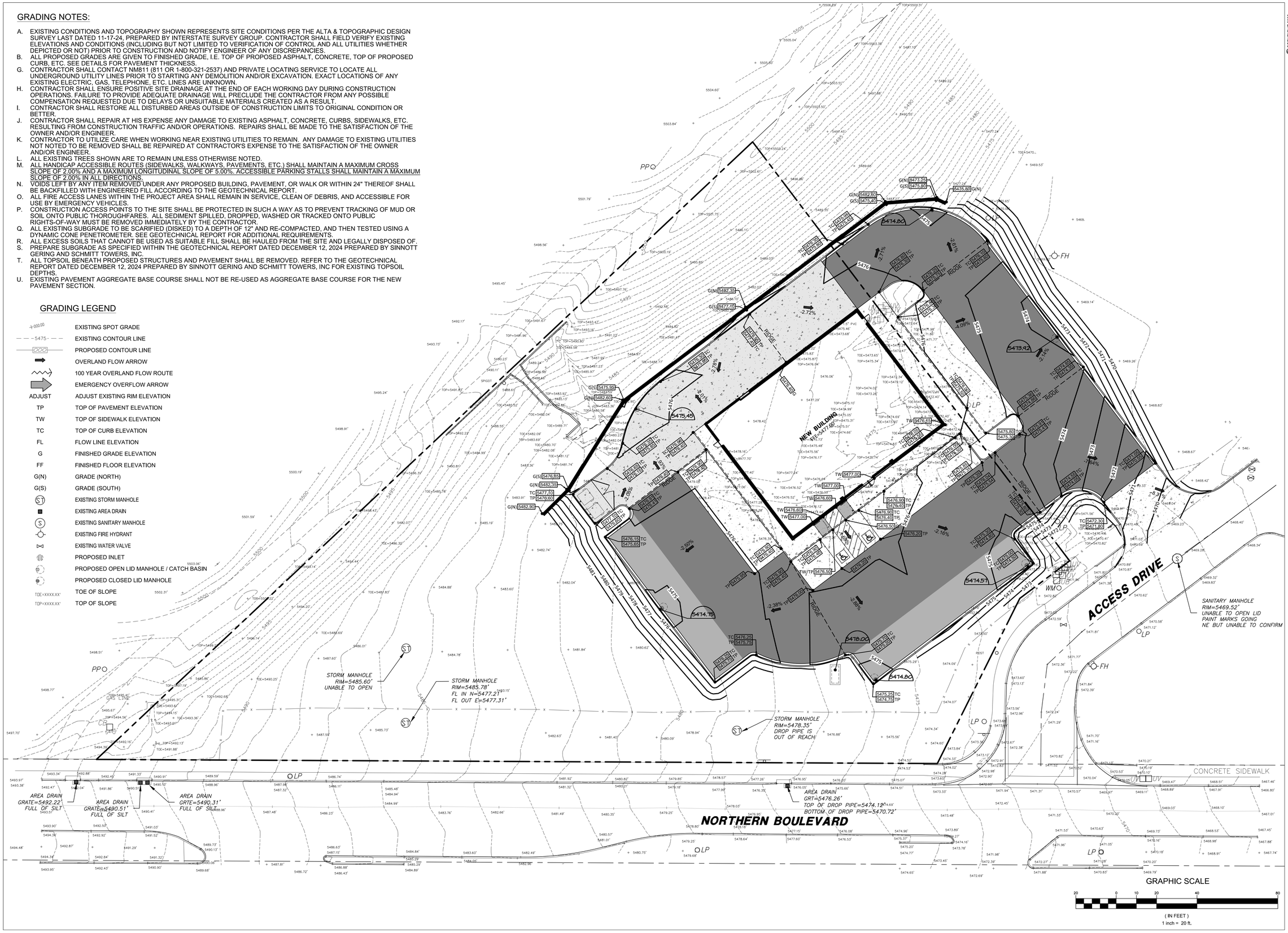
S. PREPARE SUBGRADE AS SPECIFIED WITHIN THE GEOTECHNICAL REPORT DATED DECEMBER 12, 2024 PREPARED BY SINNOTT GERING AND SCHMITT TOWERS, INC.

T. ALL TOPSOIL BENEATH PROPOSED STRUCTURES AND PAVEMENT SHALL BE REMOVED. REFER TO THE GEOTECHNICAL REPORT DATED DECEMBER 12, 2024 PREPARED BY SINNOTT GERING AND SCHMITT TOWERS, INC FOR EXISTING TOPSOIL DEPTHS.

U. EXISTING PAVEMENT AGGREGATE BASE COURSE SHALL NOT BE RE-USED AS AGGREGATE BASE COURSE FOR THE NEW PAVEMENT SECTION.

GRADING LEGEND

+000.00	EXISTING SPOT GRADE
5475	EXISTING CONTOUR LINE
	PROPOSED CONTOUR LINE
	OVERLAND FLOW ARROW
	100 YEAR OVERLAND FLOW ROUTE
	EMERGENCY OVERFLOW ARROW
ADJUST	ADJUST EXISTING RIM ELEVATION
TP	TOP OF PAVEMENT ELEVATION
TW	TOP OF SIDEWALK ELEVATION
TC	TOP OF CURB ELEVATION
FL	FLOW LINE ELEVATION
G	FINISHED GRADE ELEVATION
FF	FINISHED FLOOR ELEVATION
G(N)	GRADE (NORTH)
G(S)	GRADE (SOUTH)
ST	EXISTING STORM MANHOLE
	EXISTING AREA DRAIN
S	EXISTING SANITARY MANHOLE
	EXISTING FIRE HYDRANT
	EXISTING WATER VALVE
	PROPOSED INLET
	PROPOSED OPEN LID MANHOLE / CATCH BASIN
	PROPOSED CLOSED LID MANHOLE
TOE=XXXX.XX'	TOE OF SLOPE
TOP=XXXX.XX'	TOP OF SLOPE



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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR: **AutoZone** STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO
NM 87124
GRADING PLAN

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT NEW MEXICO 30595 PROFESSIONAL ENGINEER

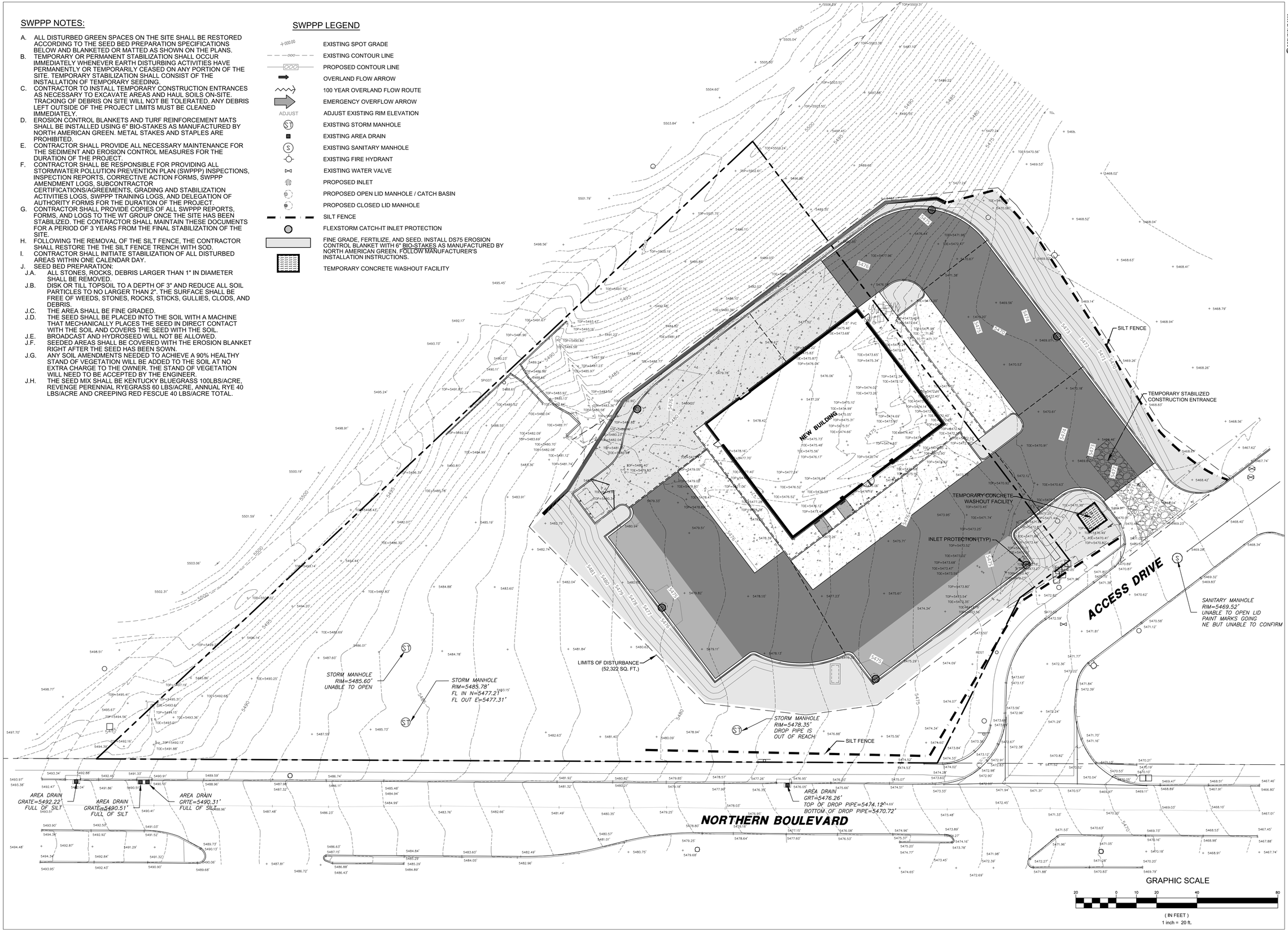
C1.6

SWPPP NOTES:

A. ALL DISTURBED GREEN SPACES ON THE SITE SHALL BE RESTORED ACCORDING TO THE SEED BED PREPARATION SPECIFICATIONS BELOW AND BLANKETED OR MATTED AS SHOWN ON THE PLANS.
B. TEMPORARY OR PERMANENT STABILIZATION SHALL OCCUR IMMEDIATELY WHENEVER EARTH DISTURBING ACTIVITIES HAVE PERMANENTLY OR TEMPORARILY CEASED ON ANY PORTION OF THE SITE. TEMPORARY STABILIZATION SHALL CONSIST OF THE INSTALLATION OF TEMPORARY SEEDING.
C. CONTRACTOR TO INSTALL TEMPORARY CONSTRUCTION ENTRANCES AS NECESSARY TO EXCAVATE AREAS AND HAUL SOILS ON-SITE. TRACKING OF DEBRIS ON SITE WILL NOT BE TOLERATED. ANY DEBRIS LEFT OUTSIDE OF THE PROJECT LIMITS MUST BE CLEANED IMMEDIATELY.
D. EROSION CONTROL BLANKETS AND TURF REINFORCEMENT MATS SHALL BE INSTALLED USING 6" BIO-STAKES AS MANUFACTURED BY NORTH AMERICAN GREEN. METAL STAKES AND STAPLES ARE PROHIBITED.
E. CONTRACTOR SHALL PROVIDE ALL NECESSARY MAINTENANCE FOR THE SEDIMENT AND EROSION CONTROL MEASURES FOR THE DURATION OF THE PROJECT.
F. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL STORMWATER POLLUTION PREVENTION PLAN (SWPPP) INSPECTIONS, INSPECTION REPORTS, CORRECTIVE ACTION FORMS, SWPPP AMENDMENT LOGS, SUBCONTRACTOR CERTIFICATIONS/AGREEMENTS, GRADING AND STABILIZATION ACTIVITIES LOGS, SWPPP TRAINING LOGS, AND DELEGATION OF AUTHORITY FORMS FOR THE DURATION OF THE PROJECT.
G. CONTRACTOR SHALL PROVIDE COPIES OF ALL SWPPP REPORTS, FORMS, AND LOGS TO THE WT GROUP ONCE THE SITE HAS BEEN STABILIZED. THE CONTRACTOR SHALL MAINTAIN THESE DOCUMENTS FOR A PERIOD OF 3 YEARS FROM THE FINAL STABILIZATION OF THE SITE.
H. FOLLOWING THE REMOVAL OF THE SILT FENCE, THE CONTRACTOR SHALL RESTORE THE THE SILT FENCE TRENCH WITH SOD.
I. CONTRACTOR SHALL INITIATE STABILIZATION OF ALL DISTURBED AREAS WITHIN ONE CALENDAR DAY.
J. SEED BED PREPARATION:
  - J.A. ALL STONES, ROCKS, DEBRIS LARGER THAN 1" IN DIAMETER SHALL BE REMOVED.
  - J.B. DISK OR TILL TOPSOIL TO A DEPTH OF 3" AND REDUCE ALL SOIL PARTICLES TO NO LARGER THAN 2". THE SURFACE SHALL BE FREE OF WEEDS, STONES, ROCKS, STICKS, GULLIES, CLODS, AND DEBRIS.
  - J.C. THE AREA SHALL BE FINE GRADED.
  - J.D. THE SEED SHALL BE PLACED INTO THE SOIL WITH A MACHINE THAT MECHANICALLY PLACES THE SEED IN DIRECT CONTACT WITH THE SOIL AND COVERS THE SEED WITH THE SOIL.
  - J.E. BROADCAST AND HYDROSEED WILL NOT BE ALLOWED.
  - J.F. SEEDED AREAS SHALL BE COVERED WITH THE EROSION BLANKET RIGHT AFTER THE SEED HAS BEEN SOWN.
  - J.G. ANY SOIL AMENDMENTS NEEDED TO ACHIEVE A 90% HEALTHY STAND OF VEGETATION WILL BE ADDED TO THE SOIL AT NO EXTRA CHARGE TO THE OWNER. THE STAND OF VEGETATION WILL NEED TO BE ACCEPTED BY THE ENGINEER.
  - J.H. THE SEED MIX SHALL BE KENTUCKY BLUEGRASS 100LBS/ACRE, REVENGE PERENNIAL RYEGRASS 60 LBS/ACRE, ANNUAL RYE 40 LBS/ACRE AND CREEPING RED FESCUE 40 LBS/ACRE TOTAL.

SWPPP LEGEND

- +000.00 — EXISTING SPOT GRADE
- EXISTING CONTOUR LINE
- PROPOSED CONTOUR LINE
- OVERLAND FLOW ARROW
- 100 YEAR OVERLAND FLOW ROUTE
- EMERGENCY OVERFLOW ARROW
- ADJUST — ADJUST EXISTING RIM ELEVATION
- ST — EXISTING STORM MANHOLE
- EXISTING AREA DRAIN
- S — EXISTING SANITARY MANHOLE
- EXISTING FIRE HYDRANT
- EXISTING WATER VALVE
- PROPOSED INLET
- PROPOSED OPEN LID MANHOLE / CATCH BASIN
- PROPOSED CLOSED LID MANHOLE
- SILT FENCE
- FLEXSTORM CATCH-IT INLET PROTECTION
- FINE GRADE, FERTILIZE, AND SEED. INSTALL DS75 EROSION CONTROL BLANKET WITH 6" BIO-STAKES AS MANUFACTURED BY NORTH AMERICAN GREEN. FOLLOW MANUFACTURER'S INSTALLATION INSTRUCTIONS.
- TEMPORARY CONCRETE WASHOUT FACILITY



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NORTH

PREPARED FOR: AutoZone STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO NM 87124

STORMWATER POLLUTION PREVENTION PLAN

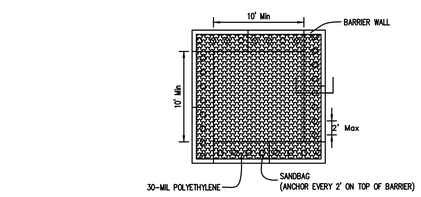
SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

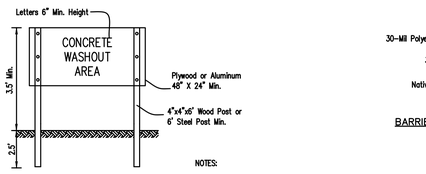
ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT NEW MEXICO 30595 PROFESSIONAL ENGINEER

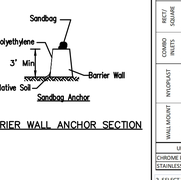
C1.7



PLAN VIEW



SIGN DETAIL



BARRIER WALL ANCHOR SECTION

NOTES:

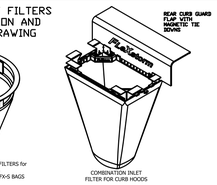
1. Maintaining temporary concrete washout facilities shall include removing and disposing of hardened concrete and/or slurry and returning the facilities to a functional condition.
2. Facility shall be cleaned or reconstructed in a new area once washout becomes two-thirds full.

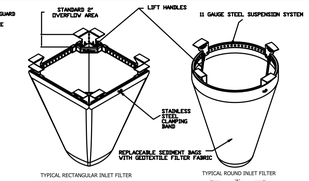
Proj. #	Issue	Date

TEMPORARY CONCRETE
WASHOUT FACILITY – BARRIER WALL

	Date
Designed	
Drawn By: JOHNSON	5/28
Checked	
Approved	

FLEXSTORM INLET FILTERS PRODUCT SELECTION AND SPECIFICATION DRAWING



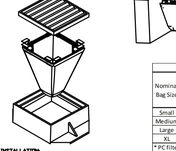


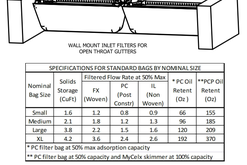
1. INDENTIFY YOUR FRAME STYLE, SIZE, AND MATERIAL

STYLE		FRAME STYLE AND SIZE	Frame P/N
ROUND		Small Round (up to 20.0" dia grates (A) dim)	62SRD
		Med Round (20.1" - 26.0" dia grates (A) up to 25" dia openings (B))	63MRD
		Large Round (26.1" - 32.0" dia grates (A) up to 30" openings (B))	62LRD
		XL Round (32.1" dia - 39" dia grates (A) up to 37" dia openings (B))	62XLRD
RECT/ SQUARE		Small Rect / Square (up to 16" (B) x 16" (D) openings or 64" perimeter)	625SQ
		Med Rect / Square (up to 24" (B) x 24" (D) openings or 96" perimeter)	62MSQ
		Large Rect / Square (up to 36" (B) x 24" (D) openings or 120" perimeter)	62LSQ
		XL Rect / Square (side by side 2 to set to fit up to 48" (B) x 36" (D) openings)	62X1SQ
CURB INLETS		Small Rect & Square (ref Rect sizing; shipped with Magnetic Curb Flaps)	62SCB
		Med Rect & Square (ref Rect sizing; shipped with Magnetic Curb Flaps)	62MCB
		Large Rect / Square (ref Rect sizing; shipped with Magnetic Curb Flaps)	62LCB
		XL Rect / Square (ref Rect sizing; shipped with Magnetic Curb Flaps)	62XLCB
NYLOPLAST		12" diameter Nyloplast castings (Stainless Steel Framing standard)	621NY
		15" diameter Nyloplast castings (Stainless Steel Framing standard)	621NY
		18"diameter Nyloplast castings (Stainless Steel Framing standard)	621RNY
		24" diameter Nyloplast castings (Stainless Steel Framing standard)	6224NY
		30" diameter Nyloplast castings (Stainless Steel Framing standard)	623ONY
WALL MOUNT		Open Throat Gutters - Curb Opening Size	62WM1
		Up to 6' (1 Filter and Mounting Hardware)	62WM1
		Between 6' and 8' (2 Filters and Mounting Hardware)	62WM2
		Between 8' and 12' (3 Filters and Mounting Hardware)	62WM3
		Between 12' and 16' (4 Filters and Mounting Hardware)	62WM4
UPGRADED FRAMING MATERIAL OPTIONS (STANDARD IS ZINC PLATED)			SUFFIX
CHROME PLATED FRAMING FOR HIGH SALT EXPOSURE			- CHR
STAINLESS STEEL FRAMING FOR HIGH SALT AND/OR CHEMICAL EXPOSURE			- SS

2. SELECT YOUR FILTER BAG PART NUMBER

FLEXSTORM FILTER BAGS	(22" depth) STD Bag P/N	(12" depth) Short Bag P/N	Clean Water Flow Rate (GPM/SqFt)	Min A.O.S. (US Sieve)
FX: Standard Woven Bag	FX	FX-S	200	40
FX+: Woven w/ MyCelx	FXP	FXP-S	200	40
FXO: Woven w/ Oil Boom	FXO	FXO-S	200	40
PC: Post Construction Bag	PC	PC-S	137	140
PC+: PC Bag w/ MyCelx	PCP	PCP-S	137	140
LL: Litter and Leaf Bag	LL	LL-S	High	3.5
IL: IDOT Non-Woven Bag	IL	IL-S	145	70





SPECIFICATIONS FOR STANDARD BAGS BY NOMINAL SIZE

Nominal Bag Size	Solids Storage (Cu.Ft.)	Filtered Flow Rate at 50% Max FX (Woven)	PC (Post Const)*	IL (Non Woven)*	* PC Oil Retent (Oz.)	**PCP Oil Retent (Oz)
Small	1.6	1.2	0.8	0.9	66	155
Medium	2.1	1.8	1.2	1.3	96	185
Large	3.8	2.2	1.5	1.6	120	209
XL	4.2	3.6	2.4	2.6	192	370

* PC filter bag at 50% max adsorption capacity
** PC filter bag at 50% capacity and MyCelx skimmer at 100% capacity

INSTALLATION
1. REMOVE GRATE
2. DROP FLEXSTORM INLET FILTER ONTO LOAD BEARING LIP OF CASTING OR CONCRETE STRUCTURE
3. REPLACE GRATE

3. CREATE YOUR FLEXSTORM INLET FILTER PART NUMBER

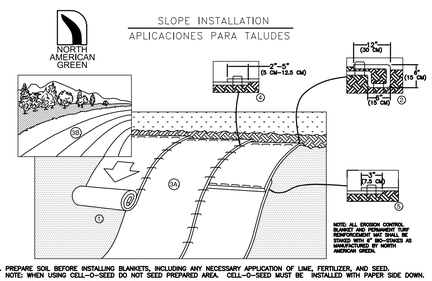
Frame P/N from Step 1.	Filter Bag P/N from Step 2.	-	Framing Material

ALL PRODUCTS MANUFACTURED BY INLET & PIPE PROTECTION, INC
DISTRIBUTED BY ADS
WWW.INLETFILTERS.COM
(866) 287-8655 PH
(630) 355-3477 FX
INFO@INLETFILTERS.COM

DWG NO.	DESCRIPTION	REV
C	IPP Flexstorm Specifications	
SCALE: NONE	SHEET 1 OF 1	

DETAIL - FLEXSTORM INLET PROTECTION

NOT TO SCALE



1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED. NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30cm) OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE BLANKET.
3. ROLL THE BLANKETS (A) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM™, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
4. THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH APPROXIMATELY 2" – 5" (5 CM – 12.5 CM) OVERLAP DEPENDING ON BLANKET TYPE.
5. CONSECUTIVE BLANKETS SPLICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE BLANKET WIDTH.

NOTE:
*IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE BLANKETS.

DETAIL - EROSION CONTROL BLANKET

NOT TO SCALE

STORMWATER POLLUTION PREVENTION NOTES

1. COPIES OF THE APPROVED STORM WATER POLLUTION PREVENTION PLANS SHALL BE MAINTAINED ON THE SITE AT ALL TIMES ALONG WITH THE PERMIT, INCIDENT OF NON-COMPLIANCE (I.O.N.) FORM AND INSPECTION FORMS.
2. CONTRACTOR SHALL PROVIDE COPIES OF ALL SWPPP REPORTS, FORMS, AND LOGS TO THE WT GROUP ONCE THE SITE HAS BEEN STABILIZED. THE CONTRACTOR SHALL MAINTAIN THESE DOCUMENTS FOR A PERIOD OF 3 YEARS FROM THE FINAL STABILIZATION OF THE SITE.
3. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL STORMWATER POLLUTION PREVENTION PLAN (SWPPP) INSPECTIONS, INSPECTION REPORTS, CORRECTIVE ACTION FORMS, SWPPP AMENDMENT LOGS, SUBCONTRACTOR CERTIFICATIONS/AGREEMENTS, GRADING AND STABILIZATION ACTIVITIES LOGS, SWPPP TRAINING LOGS, AND DELEGATION OF AUTHORITY FORMS FOR THE DURATION OF THE PROJECT.
   3.1. NEW MEXICO QUALIFIED PERSONNEL SHALL INSPECT DISTURBED AREAS OF THE CONSTRUCTION SITE THAT HAVE NOT BEEN FINALLY STABILIZED, STRUCTURAL CONTROL MEASURES, AND LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN TWENTY-FOUR (24) HOURS OF THE END OF A RAINFALL EVENT THAT IS 0.5 INCH OR GREATER (OR EQUIVALENT SNOWFALL). REQUIRED REPAIRS SHOULD BE COMPLETED WITHIN FORTY-EIGHT (48) HOURS OF THE INSPECTION.
   3.2. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO INFORM ANY SUBCONTRACTOR(S) WHO MAY PERFORM WORK ON THIS PROJECT, OF THE REQUIREMENTS IN IMPLEMENTING AND MAINTAINING THESE EROSION CONTROL PLANS AND THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT REQUIREMENTS SET FORTH BY THE NEW MEXICO EPA.
4. ALL EROSION AND SEDIMENTATION CONTROL MEASURES AND DEVICES SHALL BE INSTALLED AND FUNCTIONAL BEFORE THE SITE IS OTHERWISE DISTURBED. THEY SHALL BE KEPT OPERATIONAL AND MAINTAINED CONTINUOUSLY THROUGHOUT THE PERIOD OF LAND DISTURBANCE UNTIL PERMANENT SITE STABILIZATION HAS BEEN ACHIEVED.
5. PRIOR TO COMMENCING LAND-DISTURBING ACTIVITIES IN AREAS OTHER THAT INDICATED ON THESE PLANS (INCLUDING BUT LIMITED TO, ADDITIONAL PHASES OF DEVELOPMENT AND OFF-SITE BORROW OR WASTE AREAS) A SUPPLEMENTARY EROSION CONTROL PLAN SHALL BE SUBMITTED FOR REVIEW.
6. THE GOVERNING AUTHORITIES HAVING JURISDICTION OVER THE PROJECT SITE MUST BE NOTIFIED ONE (1) WEEK PRIOR TO THE PRE-CONSTRUCTION CONFERENCE, ONE (1) WEEK PRIOR TO THE COMMENCEMENT OF LAND DISTURBING ACTIVITIES, AND ONE (1) WEEK PRIOR TO THE FINAL INSPECTION.
7. THE CONTRACTOR IS RESPONSIBLE FOR INSTALLATION OF ANY ADDITIONAL EROSION CONTROL MEASURES NECESSARY TO PREVENT EROSION AND SEDIMENTATION AS DETERMINED BY THE GOVERNING AUTHORITY.
8. IF AFTER REPEATED FAILURE ON THE PART OF THE CONTRACTOR TO PROPERLY CONTROL EROSION, POLLUTION, AND/OR SILTATION, THE GOVERNING AUTHORITIES RESERVE THE RIGHT TO EFFECT NECESSARY CORRECTIVE MEASURES AND CHARGE ANY COSTS TO THE CONTRACTOR.
9. UNLESS OTHERWISE INDICATED, ALL VEGETATIVE AND STRUCTURAL EROSION AND SEDIMENT CONTROL PRACTICES WILL BE CONSTRUCTED ACCORDING TO MINIMUM STANDARDS AND SPECIFICATIONS IN THE NEW MEXICO URBAN MANUAL LATEST EDITION.
10. INLET PROTECTION SHALL BE INSTALLED AROUND EACH INLET OR CATCH BASIN. THESE SHALL BE MAINTAINED UNTIL THE TRIBUTARY DRAINAGE AREAS HAVE ADEQUATE GRASS COVER OR APPROPRIATE GROUND STABILIZATION.
11. ALL STREETS ADJACENT TO THE SITE SHALL BE KEPT FREE OF DIRT, MUD AND DEBRIS.
12. CONTRACTORS SHALL MINIMIZE BARE EARTH SURFACES DURING CONSTRUCTION.
13. ALL DISTURBED AREAS SHOULD BE SEEDED OR SODDED WITHIN THREE (3) DAYS OF FINAL DISTURBANCE.
14. WHENEVER DURING CONSTRUCTION OPERATIONS ANY LOOSE MATERIALS ARE DEPOSITED IN THE FLOW LINE OF GUTTERS, DRAINAGE STRUCTURES, OR DITCHES SUCH THAT THE NATURAL FLOW LINE OF WATER IS OBSTRUCTED, THIS LOOSE MATERIAL SHALL BE REMOVED.
15. ALL SEDIMENT SHALL BE PREVENTED FROM ENTERING ANY STORM DRAINAGE SYSTEMS BY THE USE OF INLET PROTECTION OR OTHER APPROVED FUNCTIONAL METHODS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING SEDIMENT RESULTING FROM CONSTRUCTION ACTIVITIES ASSOCIATED WITH THIS PROJECT.
16. CONSTRUCTION ACCESS POINTS TO THE SITE SHALL BE PROTECTED IN SUCH A WAY AS TO PREVENT TRACKING OF MUD OR SOIL ONTO PUBLIC THOROUGHFARES. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY BY THE CONTRACTOR.
17. ALL CONSTRUCTION TRAFFIC SHALL ENTER AND EXIT THE SITE FROM THE PROPOSED CONSTRUCTION ENTRANCE. THE USE OF ANY OTHER ACCESSES IS PROHIBITED.
18. DURING DEWATERING OPERATIONS, WATER SHALL BE PUMPED OR OTHERWISE DISCHARGED FROM THE SITE INTO SEDIMENT BASINS, SILT TRAPS, DEWATERING BAGS OR POLYMER MIXING SWALE. DEWATERING DIRECTLY INTO FIELD TILES, WETLANDS, ADJACENT PROPERTIES, PUBLIC RIGHTS-OF-WAY, STREAMS, LAKES, PONDS, RIVERS, OR STORMWATER SYSTEMS IS PROHIBITED.
19. ALL STOCKPILES SHOULD BE STABILIZED WITHIN THREE (3) DAYS OF FORMING THE STOCKPILE.
20. STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED, BUT IN NO CASE MORE THAN SEVEN (7) DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED AS FOLLOWS:
   20.1. WHERE THE INITIATION OF STABILIZATION MEASURES BY THE 7TH DAY AFTER CONSTRUCTION ACTIVITY TEMPORARILY OR PERMANENTLY CEASES ON A PORTION OF THE SITE IS PRECLUDED BY SNOW COVER, STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE.
   20.2. WHERE CONSTRUCTION ACTIVITY WILL RESUME ON A PORTION OF THE SITE WITHIN 14 DAYS FROM WHEN ACTIVITIES CEASED, (I..E. THE TOTAL TIME PERIOD THAT CONSTRUCTION ACTIVITY IS TEMPORARILY CEASED IS LESS THAN 14 DAYS) THEN STABILIZATION MEASURES DO NOT HAVE TO BE INITIATED ON THAT PORTION OF THE SITE BY THE 7TH DAY AFTER CONSTRUCTION ACTIVITY TEMPORARILY CEASES.
21. EROSION CONTROL BLANKETS SHALL BE USED IN AREAS OF 6:1 SLOPE OR STEEPER AND AS SHOWN ON THE PLANS.
22. ALL DISTURBED GREEN SPACES WITHIN THE R.O..W. SHALL BE RESTORED WITH 6" OF TOPSOIL AND CLASS 2A SEEDING.
23. THE CONDITION OF THE CONSTRUCTION SITE FOR WINTER SHUTDOWN SHALL BE ADDRESSED EARLY IN THE FALL GROWING SEASON SO THAT THE SLOPES AND OTHER BARE EARTH AREAS MAY BE STABILIZED WITH TEMPORARY AND/OR PERMANENT VEGETATIVE COVER FOR PROPER EROSION AND SEDIMENT CONTROL. ALL OPEN AREAS THAT ARE TO REMAIN IDLE THROUGHOUT THE WINTER SHALL RECEIVE TEMPORARY EROSION CONTROL MEASURES INCLUDING TEMPORARY SEEDING, MULCHING AND/OR EROSION CONTROL BLANKET PRIOR TO THE END OF THE FALL GROWING SEASON. THE AREAS TO BE WORKED BEYOND THE END OF THE GROWING SEASON MUST INCORPORATE SOIL STABILIZATION MEASURES THAT DO NOT RELY ON VEGETATIVE COVER SUCH AS EROSION CONTROL BLANKET AND HEAVY MULCHING.
24. ONCE ALL UPSTREAM AREAS ARE STABILIZED WITH SEED AND BLANKET OR SOD AS SHOWN IN THE PLANS. SILT FENCING SHALL BE REMOVED AND THE TRENCH SHALL BE RESTORED WITH TOPSOIL, SEED, FERTILIZER AND BLANKETING. RESTORATION SHALL OCCUR IMMEDIATELY FOLLOWING THE REMOVAL OF THE SILT FENCE. RESTORATION SHALL BE COMPLETED THE SAME WORKING DAY AS ANY SILT FENCING REMOVAL AND AT LEAST 2 HOURS BEFORE ANY FORECASTED PRECIPITATION.
25. ALL TEMPORARY EROSION CONTROL AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED THIRTY (30) DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY MEASURES ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE PROPERLY STABILIZED OR DISPOSED OFF BY THE CONTRACTOR.

SOIL EROSION AND SEDIMENT CONTROL CONSTRUCTION SCHEDULE

1. OBTAIN NPDES AND OTHER APPLICABLE SITE PERMITS AND REVIEW PROJECT'S STORMWATER POLLUTION PREVENTION PLAN (SWPPP). CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING AND UPDATING THE SWPPP THROUGHOUT THE DURATION OF CONSTRUCTION AS NECESSARY UNTIL FINAL SITE STABILIZATION IS ACHIEVED.
2. INSTALL STABILIZED CONSTRUCTION ENTRANCE.
3. INSTALL PERIMETER SEDIMENT CONTROL MEASURES (E.G. SILT FENCE).
4. INSTALL PROTECTION DEVICES FOR EXISTING DRAINAGE INLET AND OUTLET STRUCTURES, IF APPLICABLE.
5. PERFORM STORMWATER POLLUTION PREVENTION SITE INSPECTIONS ON A WEEKLY BASIS AND WITHIN TWENTY-FOUR (24) HOURS OF THE END OF A RAINFALL EVENT THAT IS 0.5 INCH OR GREATER (OR EQUIVALENT SNOWFALL). AT A MINIMUM, THE INSPECTIONS SHALL INCLUDE THE DISTURBED AREAS OF THE CONSTRUCTION SITE THAT HAVE NOT BEEN FINALLY STABILIZED, ALL STRUCTURAL CONTROL MEASURES, LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE, AND ANY ADDITIONAL BEST MANAGEMENT PRACTICES IDENTIFIED IN THE SWPPP.
   5.1. ALL SITE EROSION AND SEDIMENT CONTROL MEASURES AND BEST MANAGEMENT PRACTICES SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND SHALL BE CONTINUOUSLY MAINTAINED THROUGHOUT THE DURATION OF CONSTRUCTION (SEE THE STORMWATER POLLUTION PREVENTION NOTES AND STORMWATER POLLUTION PREVENTION MAINTENANCE SCHEDULE FOR ADDITIONAL INFORMATION). CONTRACTOR SHALL MAKE AND COMPLETE THE REQUIRED REPAIRS WITHIN FORTY-EIGHT (48) HOURS OF THE INSPECTION.
   5.2. CONTRACTOR IS RESPONSIBLE FOR INSTALLATION OF ANY ADDITIONAL STRUCTURAL CONTROL MEASURES NECESSARY TO PREVENT EROSION AND SEDIMENTATION AS DETERMINED BY THE SITE INSPECTIONS.
   5.3. PERFORM STREET CLEANING OPERATIONS AND OTHER BEST MANAGEMENT PRACTICES AS NEEDED.
6. PERFORM SITE CLEARING AND GRUBBING AND REMOVE EXISTING VEGETATION AS NEEDED FOR INITIAL SITE GRADING OPERATIONS. VEGETATED SITE AREAS THAT ARE NOT INCLUDED WITH THE INITIAL GRADING SHALL REMAIN UNDISTURBED. ALL TOPSOIL STOCKPILES SHALL BE SURROUNDED WITH SILT FENCE AND STABILIZED WITHIN THREE (3) DAYS OF FORMING THE STOCKPILE.
7. REMOVE ALL ITEMS NOTED FOR REMOVAL IN THE DEMOLITION PLAN.
8. PERFORM ROUGH GRADING OPERATIONS, CONSTRUCT OVERFLOW ROUTES, AND STABILIZE ALL DISTURBED AREAS, INCLUDING BUT NOT LIMITED TO STEEP SLOPES, DRAINAGE CHANNELS AND SWALES (I.E. TEMPORARY AND PERMANENT SEEDING, EROSION CONTROL BLANKETS, RIP-RAP, CHECK DAMS, TEMPORARY DRAINAGE DIVERSIONS, ETC.).
9. INSTALL TEMPORARY CONCRETE WASHOUT FACILITY.
10. INSTALL BUILDING FOUNDATIONS AND BEGIN BUILDING CONSTRUCTION.
11. INSTALL DETENTION SYSTEMS, STORM SEWERS AND OTHER SITE UTILITIES AND IMMEDIATELY INSTALL DRAINAGE INLET AND OUTLET PROTECTION DEVICES AS INDICATED ON THE PLANS.
12. PROVIDE TEMPORARY SEEDING AND/OR MULCHING FOR ALL DISTURBED SITE AREAS THAT WILL NOT BE WORKED ON FOR MORE THAN FOURTEEN (14) DAYS.
13. INSTALL CURBS AND BEGIN SITE PAVING OPERATIONS (I.E. DRIVEWAYS, SIDEWALKS, ETC.).
14. COMPLETE BUILDING CONSTRUCTION AND REMAINING SITE IMPROVEMENTS.
15. REMOVE TEMPORARY SITE EROSION AND SEDIMENT CONTROL MEASURES WITHIN THIRTY (30) DAYS OF FINAL SITE STABILIZATION.
16. SUBMIT A NOTICE OF TERMINATION (N.O.T.) TO THE NEW MEXICO ENVIRONMENTAL PROTECTION AGENCY UPON COMPLETION OF ALL SITE CONSTRUCTION AND FINAL SITE STABILIZATION (I.E. OVER 70% VEGETATIVE COVER).

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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR: AutoZone STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO
NM 87124

STORMWATER POLLUTION PREVENTION DETAILS

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R



C1.8

GENERAL NOTES

1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE FOLLOWING:
   - 1.1. NEW MEXICO DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION," LATEST EDITION.
   - 1.2. "STANDARD SPECIFICATIONS FOR WATER AND SEWER CONSTRUCTION IN NEW MEXICO" LATEST EDITION.
   - 1.3. "NEW MEXICO URBAN MANUAL," LATEST EDITION.
   - 1.4. BUILDING CODES AND ORDINANCES OF THE LOCAL GOVERNING AUTHORITIES.
   - 1.5. UNITED STATES DEPARTMENT OF LABOR OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) REGULATIONS, 29 CFR PART 1926, "SAFETY AND HEALTH REGULATIONS FOR CONSTRUCTION."
   - 1.6. NEW MEXICO DRAINAGE LAW.
   - 1.7. NEW MEXICO ENVIRONMENTAL BARRIERS ACT.
   - 1.8. NEW MEXICO ACCESSIBILITY CODE.
   - 1.9. NEW MEXICO ENVIRONMENTAL PROTECTION AGENCY REQUIREMENTS.
   - 1.10. TITLE 35 OF THE NEW MEXICO ADMINISTRATIVE CODE.
2. ALL REQUIRED PERMITS FROM THE APPROPRIATE GOVERNING AGENCY(S) SHALL BE OBTAINED FOR CONSTRUCTION ALONG OR ACROSS EXISTING STREETS OR HIGHWAYS. THE CONTRACTOR SHALL MAKE ARRANGEMENTS FOR THE PROPER BRACING, SHEETING, SHORING AND OTHER REQUIRED PROTECTION OF ALL ROADWAYS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION OPERATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO THE STREETS OR ROADWAYS AND ASSOCIATED STRUCTURES AND SHALL MAKE ALL NECESSARY REPAIRS AT HIS EXPENSE AND TO THE SATISFACTION OF THE GOVERNING AGENCY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ADEQUATE SIGNAGE AND TRAFFIC CONTROL DEVICES TO INFORM AND PROTECT THE PUBLIC.
3. CONTRACTOR SHALL NOTIFY THE LOCAL ENGINEERING OR PUBLIC WORKS DEPARTMENT AND/OR OTHER GOVERNING AUTHORITY(S) 48 HOURS PRIOR TO COMMENCING CONSTRUCTION ON EACH MAJOR CATEGORY OF WORK, INCLUDING BUT NOT LIMITED TO, ANY PUBLIC IMPROVEMENTS, ROADWAY CLOSURES OR UTILITY INSTALLATIONS. 72 HOUR NOTICE SHALL BE GIVEN FOR ANY WORK ITEM THAT REQUIRES INSPECTION AND TESTING SUCH AS SANITARY SEWER OR WATER MAIN INSTALLATION.
4. CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES (GAS, ELECTRIC, TELEPHONE, CABLE, ETC.) AND THE LOCAL MUNICIPALITY TO DETERMINE THE LOCATION OF UNDERGROUND UTILITIES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION IN ORDER TO AVOID POTENTIAL CONFLICTS. CONTRACTOR SHALL CALL THE JOINT UTILITY LOCATING INFORMATION FOR EXCAVATORS (J.U.L.I.E.) AT 1-800-892-0123 OR BY DIALING 811. IT IS ULTIMATELY THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ALL EXISTING UTILITIES WHETHER INDICATED ON THE PLANS OR NOT AND TO HAVE THESE UTILITIES STAKED PRIOR TO CONSTRUCTION.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL PRIVATE AND PUBLIC UTILITIES EVEN THOUGH THEY MAY NOT BE SHOWN ON THE PLANS. ANY UTILITY THAT IS DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED OR REPLACED BY THE CONTRACTOR AT HIS EXPENSE AND TO THE SATISFACTION OF THE UTILITY OWNER.
6. ALL EASEMENTS FOR EXISTING UTILITIES, BOTH PUBLIC AND PRIVATE, AND UTILITIES WITHIN PUBLIC RIGHTS-OF-WAY ARE SHOWN ON THE PLANS PREPARED BY THE ENGINEER ACCORDING TO INFORMATION AVAILABLE FROM PUBLIC RECORDS OR VISIBLE FIELD MARKINGS. THE CONTRACTOR SHALL BE ULTIMATELY RESPONSIBLE FOR DETERMINING THE EXACT LOCATION IN THE FIELD OF THESE UTILITY LINES AND FOR THEIR PROTECTION FROM DAMAGE DUE TO CONSTRUCTION OPERATIONS. IF EXISTING UTILITY LINES OF ANY NATURE ARE ENCOUNTERED WHICH CONFLICT IN LOCATION WITH THE PROPOSED CONSTRUCTION, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER SO THE CONFLICT MAY BE RESOLVED.
7. ALL UTILITY CONNECTIONS TO EXISTING LINES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE RULES AND REGULATIONS AND TO THE SATISFACTION OF THE APPLICABLE UTILITY OWNER(S).
8. CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS, COORDINATES AND ELEVATIONS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY DISCREPANCIES SO THE CONFLICT MAY BE RESOLVED.
9. ALL PROPERTY MARKERS AND REFERENCE MARKERS SHALL BE CAREFULLY PRESERVED DURING CONSTRUCTION UNTIL THEIR LOCATION HAS BEEN WITNESSED OR OTHERWISE TIED IN BY AN AUTHORIZED AGENT OR PROFESSIONALLY LICENSED SURVEYOR.
10. THE SAFE AND ORDERLY PASSAGE OF TRAFFIC AND PEDESTRIANS SHALL BE PROVIDED WHERE CONSTRUCTION OPERATIONS ABUT PUBLIC THROUGH-FARES AND ADJACENT PROPERTY.
11. ALL AREAS DISTURBED BY THE GENERAL CONTRACTOR OR SUB-CONTRACTORS SHALL BE RETURNED TO THE ORIGINAL CONDITIONS OR BETTER, EXCEPT WHERE PROPOSED CONSTRUCTION IS INDICATED ON THE PLANS.
12. NO BURNING OR INCINERATION OF RUBBISH WILL BE PERMITTED ON SITE.
13. PRIOR TO INITIAL ACCEPTANCE BY THE OWNER(S) AND/OR GOVERNING AUTHORITY, ALL WORK SHALL BE INSPECTED AND APPROVED BY THE OWNER AND MUNICIPALITY ENGINEER OR HIS REPRESENTATIVE(S). THE CONTRACTOR SHALL GUARANTEE HIS WORK FOR A PERIOD OF 18 (EIGHTEEN) MONTHS FROM THE DATE OF SUBSTANTIAL COMPLETION AND SHALL BE HELD RESPONSIBLE FOR ANY DEFECTS IN MATERIAL OR WORKMANSHIP OF THIS WORK DURING THAT PERIOD AND UNTIL FINAL ACCEPTANCE IS MADE.
14. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING SAFE AND ADEQUATE WORKING CONDITIONS THROUGHOUT THE DURATION OF CONSTRUCTION OF THE PROPOSED IMPROVEMENTS.
15. CONTRACTOR SHALL KEEP THE PUBLIC STREET PAVEMENTS CLEAN OF DIRT AND DEBRIS AND, WHEN NECESSARY, CLEAN PAVEMENTS AT THE END OF EACH WORKING DAY.
16. ALL CONSTRUCTION STAKING, SCHEDULING AND PAYMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.
17. THREE (3) ORIGINAL COPIES OF ALL SHOP DRAWINGS SHALL BE SUBMITTED TO THE ENGINEER FOR (BUT NOT LIMITED TO) THE FOLLOWING ITEMS:
    - 17.1. ASPHALT PAVEMENT MIX DESIGN
    - 17.2. CONCRETE MIX DESIGN
    - 17.3. GRANULAR MATERIAL GRADATION
    - 17.4. PRECAST CONCRETE STRUCTURES (MANHOLES, INLETS, CATCH BASINS, VAULTS, ETC.)
    - 17.5. WATER MAIN MATERIALS (VALVES, FIRE HYDRANTS, ETC.)
18. AFTER COMPLETION OF THE PROPOSED IMPROVEMENTS, CONTRACTOR SHALL PROVIDE THE OWNER AND ENGINEER WITH AS-BUILT AND/OR RECORD DRAWINGS, SIGNED AND SEALED BY A PROFESSIONALLY LICENSED ENGINEER OR SURVEYOR AND SHALL INCLUDE AT A MINIMUM (WHERE APPLICABLE TO THE SCOPE OF WORK) THE FOLLOWING ITEMS:
    - 19.1 TOPOGRAPHY AND SPOT GRADE ELEVATIONS OF ALL PROPOSED PERMANENT SITE FEATURES INCLUDING ANY STORM WATER FACILITIES OR MODIFICATIONS TO EXISTING STORM WATER FACILITIES.
    - 19.2 HORIZONTAL AND VERTICAL LOCATION AND ALIGNMENT OF ALL PROPOSED ROADWAYS, PARKING LOTS, UTILITIES, BUILDINGS OR OTHER PERMANENT SITE FEATURES.
    - 19.3 RIM AND INVERT AND/OR TOP OF PIPE ELEVATIONS FOR ALL PROPOSED UTILITIES.
    - 19.4 AS-BUILT AND/OR RECORD DRAWING INFORMATION SHALL BE SHOWN ON THE APPROVED ENGINEERING PLANS ISSUED FOR CONSTRUCTION. ANY AND ALL DEVIATIONS FROM THESE APPROVED PLANS SHALL BE SHOWN BY MEANS OF STRIKING THROUGH THE PROPOSED INFORMATION AND CLEARLY INDICATING THE AS-BUILT LOCATIONS AND ELEVATIONS ON THE APPLICABLE PLAN SHEET.

SITE GRADING AND PAVING

1. ALL SITE WORK, GRADING, AND PAVING OPERATIONS WITHIN THE LIMITS OF THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH THE NEW MEXICO DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION," LATEST EDITION ("STANDARD SPECIFICATIONS"), ANY SPECIAL PROVISIONS, THE NOTES IN THE PLANS AND IN ACCORDANCE WITH THE CODES AND ORDINANCES OF THE GOVERNING AUTHORITIES. IN CASE OF CONFLICT, THE MORE STRINGENT CODE SHALL TAKE PRECEDENCE.
2. EARTH EXCAVATION SHALL INCLUDE CLEARING, STRIPPING AND STOCKPILING TOPSOIL, REMOVING UNSUITABLE MATERIALS, CONSTRUCTION OF EMBANKMENTS, NON-STRUCTURAL FILLS, FINAL SHAPING AND TRIMMING TO THE LINES, GRADES AND CROSS SECTIONS SHOWN ON THE PLANS. THIS WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE APPLICABLE PROVISIONS OF SECTION 200 OF THE "STANDARD SPECIFICATIONS." ALL UNSUITABLE OR EXCESS MATERIAL SHALL BE DISPOSED OF OFF-SITE OR AS DIRECTED BY THE PROJECT REPRESENTATIVE IN THE FIELD.
3. EXCAVATED TOPSOIL SHALL BE STOCKPILED ON THE SITE IN AREAS DESIGNATED BY THE PROJECT ENGINEER UNTIL SUCH TIME THAT THIS TOPSOIL CAN BE USED FOR FINAL GRADING. UNLESS OTHERWISE NOTED ON THE PLANS, A MINIMUM OF 6" TOPSOIL RE-SPREAD AND SEEDING FOR ALL DISTURBED AREAS IS REQUIRED.
4. THE SOILS INVESTIGATION REPORT FOR THE SITE AND ALL ADDENDA THERETO ARE SUPPORTING DOCUMENTS FOR THIS PROJECT. THE RECOMMENDATIONS AS STATED IN SAID REPORT ARE HEREBY INCORPORATED INTO THESE CONSTRUCTION NOTES BY REFERENCE AND SHALL BE FOLLOWED BY ALL CONTRACTORS. THE GRADING OPERATIONS ARE TO BE CLOSELY SUPERVISED AND INSPECTED, PARTICULARLY DURING THE REMOVAL OF UNSUITABLE MATERIAL AND THE CONSTRUCTION OF EMBANKMENTS OR BUILDING PADS, BY A SOILS ENGINEER OR HIS REPRESENTATIVE. FURTHER CONSTRUCTION OPERATIONS WILL NOT BE PERMITTED UNTIL THE SOILS ENGINEER ISSUES A WRITTEN STATEMENT THAT THE AREA IN QUESTION HAS BEEN SATISFACTORILY PREPARED AND IS READY FOR CONSTRUCTION.
5. ALL TESTING, INSPECTION AND SUPERVISION OF SOIL QUALITY, UNSUITABLE SOIL REMOVAL AND ITS REPLACEMENT AND OTHER SOILS RELATED OPERATIONS SHALL BE ENTIRELY THE RESPONSIBILITY OF THE CONTRACTOR.
6. THE CONTRACTOR SHALL USE CARE IN GRADING NEAR TREES, SHRUBS, AND BUSHES WHICH ARE NOT NOTED TO BE REMOVED SO AS NOT TO CAUSE INJURY TO ROOTS OR TRUNKS.
7. THE CONTRACTOR SHALL USE CARE IN GRADING OR EXCAVATING NEAR ANY AND ALL EXISTING ITEMS WHICH ARE NOT INDICATED TO BE REMOVED. ANY DAMAGE DONE TO THESE EXISTING ITEMS BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED AT HIS OWN EXPENSE.
8. REMOVED DRIVEWAY PAVEMENT, SIDEWALK, CURBS, TREES AND STUMPS SHALL BE DISPOSED OF LEGALLY OFF-SITE AT LOCATIONS DETERMINED BY THE CONTRACTOR.
9. ON AND OFF SITE PAVING AND CURBS TO REMAIN SHALL BE PROTECTED FROM DAMAGE, AND, IF DAMAGED, SHALL BE REPLACED PROMPTLY TO MEET STATE AND LOCAL STANDARD SPECIFICATIONS IN MATERIALS AND WORKMANSHIP.
10. PROPOSED ELEVATIONS INDICATE FINISHED GRADE CONDITIONS. FOR ROUGH GRADING ELEVATIONS ALLOW FOR THE THICKNESS OF THE PROPOSED PAVING (ROADS, WALKS, DRIVE, ETC.) SECTION OR TOPSOIL AS INDICATED ON THE PLANS.
11. CONTRACTOR SHALL PROVIDE SMOOTH VERTICAL CURVES THROUGH THE HIGH AND LOW POINTS INDICATED BY SPOT ELEVATIONS ON THE PLANS. CONTRACTOR SHALL PROVIDE UNIFORM SLOPES BETWEEN NEW AND EXISTING GRADES AND AVOID ANY RIDGES AND/OR DEPRESSIONS.
12. ALL PROPOSED GRADING, PAVEMENT, APRONS, CURBS, WALKS, ETC. SHALL MATCH EXISTING GRADES FLUSH.
13. ALL EXISTING AND PROPOSED TOP OF FRAME ELEVATIONS FOR STORM, SANITARY, WATER AND OTHER UTILITY STRUCTURES SHALL BE ADJUSTED TO MEET FINISHED GRADE WITHIN THE PROJECT LIMITS.
14. ALL CONCRETE POURED SHALL BE:
    - 14.1. MINIMUM COMPRESSIVE STRENGTH:
      - 14.1.1. 3,500 P.S.I. AT 14 DAYS (PER I.D.O.T.)
      - 14.1.2. 4,500 P.S.I. AT 28 DAYS (PER A.C.I.)
    - 14.2. MAX WATER-CEMENTITIOUS MATERIALS RATIO: 0.44 (AIR-ENTRAINED)
    - 14.3. AIR CONTENT: 6%, +/- 1.5% AT POINT OF DELIVERY FOR EXPOSED CONCRETE
15. WHEN FIBER MESH REINFORCEMENT IS SPECIFIED, IT SHALL CONSIST OF FIBRIllATED POLYPROPYLENE FIBERS ENGINEERED AND DESIGNED FOR USE IN CONCRETE PAVEMENT, COMPLYING WITH ASTM C 1116, TYPE III, ½ TO ¾ INCHES LONG. FIBERS SHALL BE UNIFORMLY DISPERSED IN THE CONCRETE MIXTURE AT THE MANUFACTURER'S RECOMMENDED RATE, BUT NOT LESS THAN 1.5 LBS / CU. YD.
16. THE GRADING AND CONSTRUCTION OF THE PROPOSED PAVEMENT IMPROVEMENTS SHALL NOT CAUSE PONDING OF STORM WATER. ALL AREAS ADJACENT TO THESE IMPROVEMENTS SHALL BE GRADED TO ALLOW POSITIVE DRAINAGE AND MATCH EXISTING GRADES FLUSH.
17. CONTRACTOR SHALL ENSURE POSITIVE SITE DRAINAGE AT THE END OF EACH WORKING DAY DURING CONSTRUCTION OPERATIONS. FAILURE TO PROVIDE ADEQUATE DRAINAGE WILL PRECLUDE THE CONTRACTOR FROM ANY POSSIBLE COMPENSATION REQUESTED DUE TO DELAYS OR UNSUITABLE MATERIALS CREATED AS A RESULT.
18. DRIVEWAYS SHALL BE CONSTRUCTED SO AS NOT TO IMPEDE THE SURFACE DRAINAGE SYSTEM.
19. TRAFFIC CONTROL DEVICES SHALL BE IN CONFORMANCE WITH THE NEW MEXICO DEPARTMENT OF TRANSPORTATION STANDARDS AND SHALL BE INSTALLED AND PROVIDED WHENEVER CONSTRUCTION FOR UTILITIES ARE WITHIN STREET AREAS. APPLICABLE ORDINANCES OF THE MUNICIPALITY, COUNTY OR STATE SHALL ALSO GOVERN THE TRAFFIC CONTROL REQUIREMENTS.
20. EXISTING PAVEMENT AGGREGATE BASE COURSE SHALL NOT BE RE-USED AS AGGREGATE BASE COURSE FOR THE NEW PAVEMENT SECTION.

SANITARY SEWERS

1. ALL SANITARY SEWER CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE "STANDARD SPECIFICATIONS FOR WATER AND SEWER CONSTRUCTION IN NEW MEXICO," LATEST EDITION, AND ALL SUBSEQUENT REVISIONS THERETO ("STANDARD SPECIFICATIONS"), ANY SPECIAL PROVISIONS, THE NOTES ON THE PLANS, AND IN ACCORDANCE WITH THE CODES AND ORDINANCES OF THE GOVERNING AUTHORITIES. IN CASE OF CONFLICT, THE MORE STRINGENT CODE SHALL TAKE PRECEDENCE.
2. ALL SANITARY SEWER PIPE AND STRUCTURES SHALL BE FURNISHED AND INSTALLED IN ACCORDANCE WITH DIVISION III OF THE "STANDARD SPECIFICATIONS."
3. ALL SANITARY SEWER PIPE SHALL BE POLYVINYL CHLORIDE (PVC) SDR 26 PIPE PER ASTM D-3034 WITH WATERTIGHT JOINTS CONFORMING TO ASTM D-3212, UNLESS OTHERWISE NOTED.
   - 3.1. WHERE SANITARY SEWER PIPE IS NOTED AS PVC C-900, THE PIPE SHALL BE IN ACCORDANCE WITH AMERICAN WATER WORKS ASSOCIATION (AWWA) C-900 WITH WATERTIGHT, PRESSURE RATED JOINTS CONFORMING TO ASTM D-3139.
4. SANITARY SEWER CONSTRUCTION SHALL COMMENCE AT THE EXISTING MANHOLE(S) AND/OR CONNECTION POINT(S) INDICATED ON THE PLANS.
   - 4.1. A WATERTIGHT PLUG SHALL BE INSTALLED AND LEFT IN PLACE AT THE POINT OF COMMENCEMENT UNTIL THE REMAINDER OF THE PROPOSED SEWERS HAVE BEEN CONSTRUCTED, PROPERLY TESTED AND DEEMED READY FOR FINAL ACCEPTANCE.
5. ALL SANITARY SEWER TRENCH EXCAVATIONS AND PIPE FOUNDATION, BEDDING AND HAUNCHING SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPLICABLE SECTIONS OF DIVISION II OF THE "STANDARD SPECIFICATIONS."
   - 5.1. ALL SANITARY SEWERS MUST BE PLACED ON PROPERLY COMPACTED STONE BEDDING. PIPE BEDDING MATERIAL SHALL BE A MINIMUM OF FOUR (4) INCHES THICK UNDER THE BARREL OF THE PIPE AND FOR PVC PIPE, MATERIAL SHALL BE EXTENDED A MINIMUM OF 12" OVER THE TOP OF THE PIPE PER ASTM D-2321. PIPE BEDDING MATERIAL SHALL BE CRUSHED GRAVEL OR STONE MEETING IDOT GRADATION CA-11 OR CA-13.
   - 5.2. TRENCH BACKFILL MATERIAL SHALL BE PLACED AND COMPACTED TO A MINIMUM OF 95% MODIFIED PROCTOR DENSITY, PER ASTM D-1557, OVER ALL SANITARY SEWERS WHICH ARE CONSTRUCTED UNDER, OR WITHIN TWO (2) FEET OF, ANY PROPOSED OR EXISTING PAVEMENT, PARKING LOTS OR SIDEWALKS.
6. THE CONTRACTOR IS REQUIRED TO RECORD THE LOCATION OF ALL SEWERS AND FURNISH THE INFORMATION TO THE PROJECT ENGINEER AND/OR OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL LOCATE ALL SEWERS BY MEASUREMENTS TO LOT CORNERS OR OTHER PERMANENT SITE FEATURE AND SHALL FURNISH A COPY OF SUCH LOCATIONS TO THE PROJECT ENGINEER AND/OR OWNER'S REPRESENTATIVE UPON PORJECT COMPLETION. THIS INFORMATION SHALL ALSO INCLUDE THE DEPTH OF EACH SEWER. IF THE CONTRACTOR FAILS TO PROPERLY LOCATE ANY SEWER, HE SHALL BE RESPONSIBLE FOR ALL COSTS WHICH ARE INCURRED AS A RESULT OF THE IMPROPERLY LOCATED UTILITIES.
7. ALL SANITARY SEWER MANHOLES SHALL BE PRECAST CONCRETE AND SHALL BE FURNISHED AND INSTALLED IN ACCORDANCE WITH THE APPLICABLE PORTIONS OF DIVISION III, SECTION 32 OF THE "STANDARD SPECIFICATIONS" AND THE DETAILS IN THE PLANS.
   - 7.1. A FLEXIBLE TYPE JOINT SHALL BE FURNISHED AT POINTS OF ENTRY INTO AND EXITING FROM MANHOLE STRUCTURES AND SHALL BE OF A DESIGN APPROVED BY THE ENGINEER PRIOR TO INSTALLATION. THIS FLEXIBLE JOINT MAY CONSIST OF A SLEEVE OF HIGH QUALITY SYNTHETIC RUBBER WITH A SUBSTANTIAL SERRATED FLANGE WHICH IS CAST DIRECTLY INTO THE WALL OF THE MANHOLE BASE TO FORM A WATERTIGHT SEAL AND PROTRUDES OUTSIDE OF THE MANHOLE WALL TO CONNECT WITH THE PIPE ENTERING/EXITING THE MANHOLE. WHEN THIS TYPE OF FLEXIBLE JOINT IS USED, THE SLEEVE SHALL SLIP OVER THE END OF THE PIPE ADJACENT TO THE MANHOLE BASE AND SHALL BE SECURED BY MEANS OF A STAINLESS STEEL STRAP CLAMP EQUIPPED WITH A DRAW BOLT AND NUT.
8. ALL REQUIRED MANHOLE RIM ADJUSTMENTS SHALL BE MADE WITH PRECAST CONCRETE ADJUSTING RINGS NOT TO EXCEED A MAXIMUM OF EIGHT (8) INCHES IN OVERALL HEIGHT. A MAXIMUM OF TWO (2) ADJUSTING RINGS ARE ALLOWED. BUTYLROPE JOINT SEALANT SHALL BE USED ON ALL JOINTS BETWEEN THE PRECAST ELEMENTS.
9. AFTER FINAL ADJUSTMENTS HAVE BEEN MADE, ALL JOINTS IN PRECAST STRUCTURES SHALL BE MORTARED. THE MORTAR SHALL BE COMPOSED OF ONE (1) PART CEMENT TO THREE (3) PARTS SAND, BY VOLUME, BASED ON DRY MATERIALS, AND SHALL BE THOROUGHLY WETTED BEFORE LAYING.
10. WHEN CONNECTING TO AN EXISTING SEWER MAIN BY MEANS OTHER THAN AN EXISTING WYE, TEE, OR MANHOLE, THE FOLLOWING METHOD SHALL BE USED:
    - 10.1. CIRCULAR SAW-CUT OF SEWER MAIN BY PROPER TOOLS ('SEWER-TAP' MACHINE OR SIMILAR) AND PROPER INSTALLATION OF HUB-WYE SADDLE OR HUB-TEE SADDLE.
11. ALL FLOOR DRAINS SHALL BE CONNECTED TO THE SANITARY SEWER. ALL FOOTING DRAINS AND DOWNSPOUTS SHALL DISCHARGE ONTO THE GROUND OR INTO THE STORM SEWER SYSTEM AS INDICATED ON THE DRAWINGS.
12. UPON COMPLETION OF THE SANITARY SEWER CONSTRUCTION, INCLUDING THE SERVICE LINES, ALL SEWERS SHALL BE TESTED IN ACCORDANCE WITH SECTIONS 31-1.12 AND 31-1.13 OF THE "STANDARD SPECIFICATIONS" AND WITNESSED BY THE LOCAL GOVERNING AUTHORITY OR AUTHORIZED REPRESENTATIVE.

WATER MAINS

1. ALL WATER MAIN CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE "STANDARD SPECIFICATIONS FOR WATER AND SEWER CONSTRUCTION IN NEW MEXICO," LATEST EDITION ("STANDARD SPECIFICATIONS"), ANY SPECIAL PROVISIONS, THE NOTES ON THE PLANS, AND IN ACCORDANCE WITH THE CODES AND ORDINANCES OF THE GOVERNING AUTHORITIES. IN CASE OF CONFLICT, THE MORE STRINGENT CODE SHALL TAKE PRECEDENCE.
2. ALL WATER MAIN PIPE AND STRUCTURES SHALL BE FURNISHED AND INSTALLED IN ACCORDANCE WITH DIVISION IV OF THE "STANDARD SPECIFICATIONS."
3. ALL WATER MAIN SHALL BE DUCTILE IRON PIPE, CLASS 52 IN ACCORDANCE WITH AMERICAN WATER WORKS ASSOCIATION (AWWA) STANDARDS C-151, C-111 AND C-104, UNLESS OTHERWISE NOTED.
4. UNLESS OTHERWISE NOTED ON THE PLANS, ALL WATER MAIN PIPE SHALL BE LAID WITH A MINIMUM COVER OF 5-1/2 FEET FROM THE PROPOSED FINISH GRADE INDICATED ON THE PLANS OR TO THE SPECIFIC TOP OF PIPE ELEVATION INDICATED ON THE PLANS FOR THE WATER MAIN. NO BERMS ARE ALLOWED OVER WATER MAINS EXCLUSIVELY FOR THE PURPOSE OF OBTAINING ADEQUATE GROUND COVER.
5. ALL DUCTILE IRON WATER MAIN PIPE SHALL BE CONSTRUCTED WITH A MINIMUM OF 8-MIL POLYETHYLENE ENCASEMENT TO PREVENT CORROSION.
6. ALL WATER MAIN TRENCH EXCAVATIONS AND PIPE FOUNDATION, BEDDING AND HAUNCHING SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPLICABLE SECTIONS OF DIVISION II OF THE "STANDARD SPECIFICATIONS."
   - 6.1. ALL WATER MAINS MUST BE PLACED ON PROPERLY COMPACTED STONE BEDDING. PIPE BEDDING MATERIAL SHALL BE A MINIMUM OF FOUR (4) INCHES THICK UNDER THE BARREL OF THE PIPE. PIPE BEDDING MATERIAL SHALL BE CRUSHED GRAVEL OR STONE MEETING IDOT GRADATION CA-7, CA-11 OR CA-13.
   - 6.2. TRENCH BACKFILL MATERIAL SHALL BE PLACED AND COMPACTED TO A MINIMUM OF 95% MODIFIED PROCTOR DENSITY, PER ASTM D-1557, OVER ALL WATER MAINS WHICH ARE CONSTRUCTED UNDER, OR WITHIN TWO (2) FEET OF, ANY PROPOSED OR EXISTING PAVEMENT, PARKING LOTS OR SIDEWALKS.
7. A WATERTIGHT PLUG SHALL BE PLACED IN THE END OF THE WATER MAIN PIPE AT THE END OF EACH CONSTRUCTION DAY.
8. UPON COMPLETION OF THE WATERMAIN CONSTRUCTION, ALL WATER MAIN SHALL BE TESTED IN ACCORDANCE WITH THE FOLLOWING MINIMUM STANDARDS:
   - 8.1. HYDROSTATIC PRESSURE AND LEAKAGE TESTS IN ACCORDANCE WITH SECTION 41-2.14 OF THE "STANDARD SPECIFICATIONS" AND WITNESSED BY THE LOCAL GOVERNING AUTHORITY.
   - 8.2. DISINFECTION IN ACCORDANCE WITH SECTION 41-2.15 OF THE "STANDARD SPECIFICATIONS" AND THE METHODS STATED IN AWWA STANDARD C651 AND WITNESSED BY THE LOCAL GOVERNING AUTHORITY.

WATER MAINS AND SEWERS VERTICAL SEPARATION REQUIREMENTS

1. WATER MAINS SHALL BE SEPARATED FROM A SEWER SO THAT ITS INVERT IS A MINIMUM OF EIGHTEEN (18) INCHES ABOVE THE CROWN OF THE DRAIN OR SEWER WHENEVER WATER MAINS CROSS STORM SEWERS, SANITARY SEWERS, OR SEWER SERVICE CONNECTIONS. THE VERTICAL SEPARATION SHALL BE MAINTAINED FOR THAT PORTION OF THE WATER MAIN LOCATED WITHIN TEN (10) FEET HORIZONTALLY OF ANY SEWER OR DRAIN CROSSED. A LENGTH OF WATER MAIN PIPE SHALL BE CENTERED OVER THE SEWER TO BE CROSSED WITH JOINTS EQUIDISTANT FROM THE SEWER OR DRAIN.
2. BOTH THE WATER MAIN AND SEWER SHALL BE CONSTRUCTED OF SLIP-ON OR MECHANICAL JOINT CAST OR DUCTILE IRON PIPE, ASBESTOS-CEMENT PRESSURE PIPE, PRE-STRESSED CONCRETE PIPE, OR PVC PIPE EQUIVALENT TO WATER MAIN STANDARDS OF CONSTRUCTION WHEN:
   - 2.1. IT IS IMPOSSIBLE TO OBTAIN THE PROPER VERTICAL SEPARATION AS DESCRIBED IN 1 ABOVE; OR
   - 2.2. THE WATER MAIN PASSES UNDER A SEWER OR DRAIN
3. A VERTICAL SEPARATION OF EIGHTEEN (18) INCHES BETWEEN THE INVERT OF THE SEWER OR DRAIN AND THE CROWN OF THE WATER MAIN SHALL BE MAINTAINED WHERE A WATER MAIN CROSSES UNDER A SEWER. THE SEWER OR DRAIN LINES SHALL BE SUPPORTED TO PREVENT SETTLING AND BREAKING OF THE WATER MAIN, AS SHOWN ON THE PLANS OR AS APPROVED BY THE ENGINEER.
4. CONSTRUCTION SHALL EXTEND ON EACH SIDE OF THE CROSSING UNTIL THE PERPENDICULAR DISTANCE FROM THE WATER MAIN TO THE SEWER OR DRAIN LINE IS AT LEAST TEN (10) FEET.

WATER MAINS AND SEWERS HORIZONTAL SEPARATION REQUIREMENTS

1. WATER MAINS SHALL BE LOCATED AT LEAST TEN (10) FEET HORIZONTALLY FROM ANY EXISTING OR PROPOSED DRAIN, STORM SEWER, SANITARY SEWER, COMBINED SEWER, OR SEWER SERVICE CONNECTION.
2. WATER MAINS MAY BE LOCATED CLOSER THAN TEN (10) FEET TO A SEWER LINE WHEN:
   - 2.1. LOCAL CONDITIONS PREVENT A LATERAL SEPARATION OF TEN (10) FEET; AND
   - 2.2. THE WATER MAIN INVERT IS AT LEAST EIGHTEEN (18) INCHES ABOVE THE CROWN OF THE SEWER; AND
   - 2.3. THE WATER MAIN IS EITHER IN A SEPARATE TRENCH OR IN THE SAME TRENCH ON AN UNDISTURBED EARTH SHELF LOCATED TO ONE SIDE OF THE SEWER.
3. WHEN IT IS IMPOSSIBLE TO MEET 1) OR 2) ABOVE, BOTH THE WATER MAIN AND DRAIN OR SEWER SHALL BE CONSTRUCTED OF SLIP-ON OR MECHANICAL JOINT CAST OR DUCTILE IRON PIPE, ASBESTOS-CEMENT PRESSURE PIPE, PRE-STRESSED CONCRETE PIPE, OR PVC PIPE EQUIVALENT TO WATER MAIN STANDARDS OF CONSTRUCTION. THE DRAIN OR SEWER SHALL BE PRESSURE TESTED FOR THE MAXIMUM EXPECTED SURCHARGE HEAD PRIOR TO BACKFILLING.

STORM SEWERS

1. ALL STORM SEWER CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE "STANDARD SPECIFICATIONS FOR WATER AND SEWER CONSTRUCTION IN NEW MEXICO," LATEST EDITION ("STANDARD SPECIFICATIONS"), THE NEW MEXICO DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION," LATEST EDITION ("IDOT STANDARD SPECIFICATIONS"), ANY SPECIAL PROVISIONS, THE NOTES ON THE PLANS, AND IN ACCORDANCE WITH THE CODES AND ORDINANCES OF THE GOVERNING AUTHORITIES. IN CASE OF CONFLICT, THE MORE STRINGENT CODE SHALL TAKE PRECEDENCE.
2. ALL STORM SEWER PIPE AND STRUCTURES SHALL BE FURNISHED AND INSTALLED IN ACCORDANCE WITH DIVISION V OF THE "STANDARD SPECIFICATIONS" AND DIVISIONS 500 AND 600 OF THE "IDOT STANDARD SPECIFICATIONS."
3. ALL PRECAST CONCRETE STRUCTURES SHALL BE REINFORCED AND DESIGNED FOR HS-20 LOADING UNLESS OTHERWISE NOTED.
4. ALL RCP STORM SEWER PIPE 12" IN DIAMETER AND LARGER SHALL BE REINFORCED CONCRETE PIPE, CLASS IV, PER ASTM C-76 WITH FLEXIBLE (O-RING) GASKET JOINTS IN CONFORMANCE WITH ASTM C-443 AND SECTION 31-1.08 OF THE "STANDARD SPECIFICATIONS." ALL 10" DIAMETER RCP STORM SEWER PIPE SHALL BE REINFORCED CONCRETE PIPE, CLASS V.
5. ALL HDPE STORM SEWER PIPE SHALL BE HIGH DENSITY POLYETHYLENE PIPE PER ASTM F-2306 WITH WATERTIGHT JOINTS CONFORMING TO ASTM D-3212.
6. ALL PVC STORM SEWER PIPE SHALL BE POLYVINYL CHLORIDE SDR 26 PIPE PER ASTM D-3034 WITH WATERTIGHT JOINTS CONFORMING TO ASTM D-3212, UNLESS OTHERWISE NOTED.
7. ALL STORM SEWER TRENCH EXCAVATIONS AND PIPE FOUNDATION, BEDDING AND HAUNCHING SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPLICABLE SECTIONS OF DIVISION II OF THE "STANDARD SPECIFICATIONS."
   - 7.1. ALL STORM SEWERS MUST BE PLACED ON PROPERLY COMPACTED STONE BEDDING. PIPE BEDDING MATERIAL SHALL BE A MINIMUM OF FOUR (4) INCHES THICK UNDER THE BARREL OF THE PIPE AND FOR PVC PIPE, MATERIAL SHALL BE EXTENDED A MINIMUM OF 12" OVER THE TOP OF THE PIPE PER ASTM D-2321. PIPE BEDDING MATERIAL SHALL BE CRUSHED GRAVE

DEMOLITION NOTES:

A. CONTRACTOR SHALL PERFORM ALL DEMOLITION WORK IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL REQUIREMENTS.
B. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY DEMOLITION PERMITS AND COORDINATE ALL DEMOLITION WITH THE MUNICIPALITY AND OWNERS REPRESENTATIVE TO ENSURE PROTECTION AND MAINTENANCE OF SANITARY AND WATER UTILITIES AS NECESSARY AND TO PROVIDE STORM WATER CONVEYANCE UNTIL NEW FACILITIES ARE CONSTRUCTED, TESTED, AND PLACED IN OPERATION.
C. CONTRACTOR SHALL DEVELOP AND IMPLEMENT A DAILY PROGRAM OF DUST CONTROL PROCEDURES PRIOR TO DEMOLITION OF ANY STRUCTURES. MODIFICATION OF DUST CONTROL PROCEDURES SHALL BE PERFORMED BY THE CONTRACTOR TO THE SATISFACTION OF THE MUNICIPALITY AND COMPLY WITH THE NPDES II REQUIREMENTS OF THE ILLINOIS ENVIRONMENTAL PROTECTION AGENCY AND THE INDIVIDUAL STORM WATER POLLUTION PREVENTION PLAN FOR THIS PROJECT.
D. ALL EXISTING TREES, BRUSH AND MISCELLANEOUS VEGETATION TO BE REMOVED OR DEMOLISHED SHALL BE REMOVED FROM THE SITE AND LEGALLY DISPOSED OF BY THE CONTRACTOR.
E. VOIDS LEFT BY ANY ITEM REMOVED UNDER ANY PROPOSED BUILDING, PAVEMENT, OR WALK OR WITHIN 24" THEREOF SHALL BE BACKFILLED WITH ENGINEERED FILL ACCORDING TO THE GEOTECHNICAL REPORT.
F. ALL EXISTING BUILDINGS, FOUNDATIONS, CONCRETE OR ASPHALT PAVEMENT OR WALKS, CURB AND GUTTER AND MISCELLANEOUS STRUCTURES (INCLUDING, BUT NOT LIMITED TO FENCES, POLES, YARD LIGHTS, ELECTRICAL PANELS, AND MISCELLANEOUS DEBRIS) INDICATED TO BE DEMOLISHED SHALL BE REMOVED OR DEMOLISHED AND REMOVED FROM THE SITE AND DISPOSED OF LEGALLY BY THE CONTRACTOR.
G. CONTACT GAS COMPANY PRIOR TO DEMOLITION. LOCATION OF EXISTING GAS SERVICES ARE UNKNOWN.
H. ALL EXISTING TREES SHALL REMAIN UNLESS OTHERWISE NOTED.
I. ALL EXISTING UTILITIES SHALL REMAIN UNLESS OTHERWISE NOTED.
J. CONTRACTOR SHALL HIRE A PRIVATE UTILITY LOCATOR TO LOCATE UTILITIES PRIOR TO CONSTRUCTION AND SHALL CONTACT THE SITE ENGINEER IF A CONFLICT EXISTS.
K. CONTRACTOR SHALL PROVIDE REMOVAL AND REPLACEMENT AND SHORING AS NECESSARY TO MEET OSHA AND LOCAL CODE, AS WELL AS MANUFACTURER'S REQUIREMENTS.
L. ALL FOUNDATIONS FOR ALL FENCES, SIGNS, ETC. NOTED FOR REMOVAL SHALL BE REMOVED AND LEGALLY DISPOSED OF OFFSITE.
M. PROOF-ROLLING SHALL BE PERFORMED FOR ALL SUBGRADE PRIOR TO CONSTRUCTION OF NEW PAVEMENT. ALL SUBGRADE PROOF-ROLLING SHALL BE WITNESSED AND APPROVED BY A MATERIALS TESTING AGENCY TO BE HIRED BY THE OWNER. CONTRACTOR TO COORDINATE ALL PROOF-ROLLING WITH THE MATERIALS TESTING AGENCY. CONTACT THE ENGINEER AND MATERIAL TESTING AGENCY SO THAT THEY MAY WITNESS THE PROOF ROLL. PROOF ROLL SHALL BE PROVIDED FOR ALL PAVEMENT AREAS SPECIFIED FOR FULL DEPTH REMOVAL AND REPLACEMENT.
N. EXISTING CONDITIONS AND TOPOGRAPHY SHOWN REPRESENTS SITE CONDITIONS PER THE ALTA & TOPOGRAPHY DESIGN SURVEY LAST DATED 11-17-2024, PREPARED BY INTERSTATE SURVEY GROUP. CONTRACTOR SHALL FIELD VERIFY EXISTING ELEVATIONS AND CONDITIONS (INCLUDING BUT NOT LIMITED TO VERIFICATION OF CONTROL AND ALL UTILITIES WHETHER DEPICTED OR NOT) PRIOR TO CONSTRUCTION AND NOTIFY ENGINEER OF ANY DISCREPANCIES.
O. SEE SHEETS 1-2 ALTA & TOPOGRAPHY DESIGN SURVEY FOR ALL EXISTING LOCATED UTILITY DATA.
P. CLEAR SITE AS NECESSARY TO CONSTRUCT PROPOSED IMPROVEMENTS.
Q. ALL ITEMS MARK "EXISTING OR EXISTING TO REMAIN" TO BE PROTECTED FROM DAMAGE FOR THE DURATION OF CONSTRUCTION.
R. EXISTING PAVEMENT AGGREGATE BASE COURSE SHALL NOT BE RE-USED AS AGGREGATE BASE COURSE FOR THE NEW PAVEMENT SECTION.

DEMOLITION NOTES

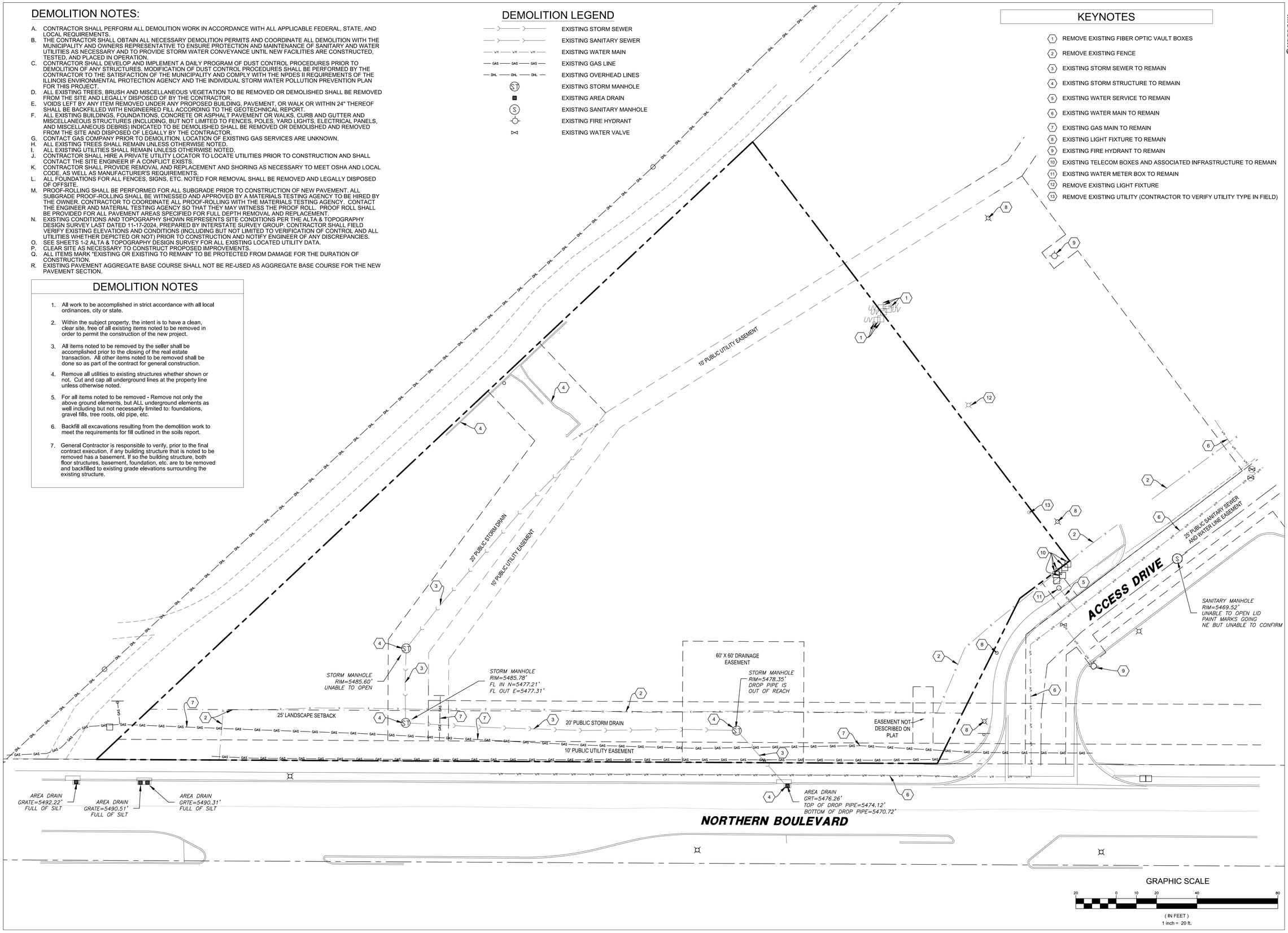
1. All work to be accomplished in strict accordance with all local ordinances, city or state.
2. Within the subject property, the intent is to have a clean, clear site, free of all existing items noted to be removed in order to permit the construction of the new project.
3. All items noted to be removed by the seller shall be accomplished prior to the closing of the real estate transaction. All other items noted to be removed shall be done so as part of the contract for general construction.
4. Remove all utilities to existing structures whether shown or not. Cut and cap all underground lines at the property line unless otherwise noted.
5. For all items noted to be removed - Remove not only the above ground elements, but ALL underground elements as well including but not necessarily limited to: foundations, gravel fills, tree roots, old pipe, etc.
6. Backfill all excavations resulting from the demolition work to meet the requirements for fill outlined in the soils report.
7. General Contractor is responsible to verify, prior to the final contract execution, if any building structure that is noted to be removed has a basement. If so the building structure, both floor structures, basement, foundation, etc. are to be removed and backfilled to existing grade elevations surrounding the existing structure.

DEMOLITION LEGEND

- EXISTING STORM SEWER
- EXISTING SANITARY SEWER
- EXISTING WATER MAIN
- EXISTING GAS LINE
- EXISTING OVERHEAD LINES
- EXISTING STORM MANHOLE
- EXISTING AREA DRAIN
- EXISTING SANITARY MANHOLE
- EXISTING FIRE HYDRANT
- EXISTING WATER VALVE

KEYNOTES

1. REMOVE EXISTING FIBER OPTIC VAULT BOXES
2. REMOVE EXISTING FENCE
3. EXISTING STORM SEWER TO REMAIN
4. EXISTING STORM STRUCTURE TO REMAIN
5. EXISTING WATER SERVICE TO REMAIN
6. EXISTING WATER MAIN TO REMAIN
7. EXISTING GAS MAIN TO REMAIN
8. EXISTING LIGHT FIXTURE TO REMAIN
9. EXISTING FIRE HYDRANT TO REMAIN
10. EXISTING TELECOM BOXES AND ASSOCIATED INFRASTRUCTURE TO REMAIN
11. EXISTING WATER METER BOX TO REMAIN
12. REMOVE EXISTING LIGHT FIXTURE
13. REMOVE EXISTING UTILITY (CONTRACTOR TO VERIFY UTILITY TYPE IN FIELD)



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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR: AutoZone STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO NM 87124

DEMOLITION PLAN

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT NEW MEXICO 30595 PROFESSIONAL ENGINEER

D1.0

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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR:
AutoZone STORE DEVELOPMENT
Store No.: 10057
3701 NORTHERN BOULEVARD
RIO RANCHO NM 87124

SITE PLAN

SCALE: 1" = 20'-0"

REVISIONS
1. GOV. BODY
2.
3.
4.
5.
6.
7.

ENGINEER: JPG
DRAFTER: VE
CHECKED BY: JEC
DATE 5/27/25
PROTOTYPE SIZE 7N2-R

JAMES GLASCOTT
NEW MEXICO
30595
PROFESSIONAL ENGINEER

CIR-1.0

LANDSCAPE CALCULATIONS

PARCEL AREA:	78,026 SF
SHARED ACCESS EASEMENT AREA (S.A.E.):	24,403 SF
COMBINED SITE AREA:	102,429 SF
LANDSCAPE AREA REQUIRED:	10,243 SF (10% OF SITE AREA)
LANDSCAPE AREA PROVIDED:	55,420 SF (54.1% OF SITE AREA)
ON PARCEL:	48,651 SF (62.4% OF PARCEL AREA)
ON SHARED ACCESS EASEMENT:	6,769 SF (27.7% OF S.A.E. AREA)
REQUIRED FRONT YARD LANDSCAPE (NORTHERN BLVD):	2,561 SF (25% OF REQUIRED LANDSCAPE)
PROVIDED FRONT YARD LANDSCAPE:	13,873 SF

STREET TREES
NORTHERN BLVD. NE

FRONTAGE LENGTH:	416 LF
STREET TREES REQUIRED:	17 TREES (1 PER 25 LF OF FRONTAGE)
STREET TREES PROVIDED:	17 TREES*

*PLANTED FURTHER INTO SITE DUE TO EXISTING PUBLIC UTILITY & STORM DRAIN EASEMENTS

BLUE ROAD NE

FRONTAGE LENGTH:	161.4 LF
STREET TREES REQUIRED:	7 TREES (1 PER 25 LF OF FRONTAGE)
STREET TREES PROVIDED:	7 TREES

INTERIOR TREES

TREES REQUIRED:	11 TREES (1 PER 1000 SF)
TREES PROVIDED:	11 TREES
TREES REQUIRED IN PARKING AREAS:	5 TREES (1 PER 10 SPACES, 47 SPACES)
TREES PROVIDED IN PARKING AREAS:	5 TREES
SHRUBS REQUIRED IN PARKING AREAS:	80% OF ALL ISLANDS
SHRUBS PROVIDED IN PARKING AREAS:	AS REQUIRED
SHRUBS REQUIRED IN PARKING PERIMETER:	EVERGREEN HEDGE, 5 GAL MIN
SHRUBS PROVIDED IN PARKING PERIMETER:	AS REQUIRED
MAXIMUM COOL SEASON GRASS:	1,000 SF
COOL SEASON GRASS PROVIDED:	0 SF

RIO RANCHO NOTES

- GENERAL LANDSCAPE - 10% OF LOT MIN.
- 20% OF REQUIRED LANDSCAPE MUST BE WITHIN FRONT YARD
- 80% OF LANDSCAPE AREA MUST BE COVERED WITH LIVE MATERIAL
- REMAINDER OF 25% MAY BE $\frac{3}{8}$" GREY GRAVEL OVER FILTER FABRIC TO MATCH EXISTING DEVELOPMENT
- MAX 1,000 SF OF COOL SEASON TURF IS ALLOWED
- ALL LANDSCAPE ISLANDS SHALL HAVE 80% SHRUB COVERAGE

NATIVE SEED

NATIVE SEED SHALL CONSIST OF DRYLAND BLEND MIXED WITH HIGH DESERT WILDFLOWER MIX PER PLANTS OF THE SOUTHWEST (505) 344-8830

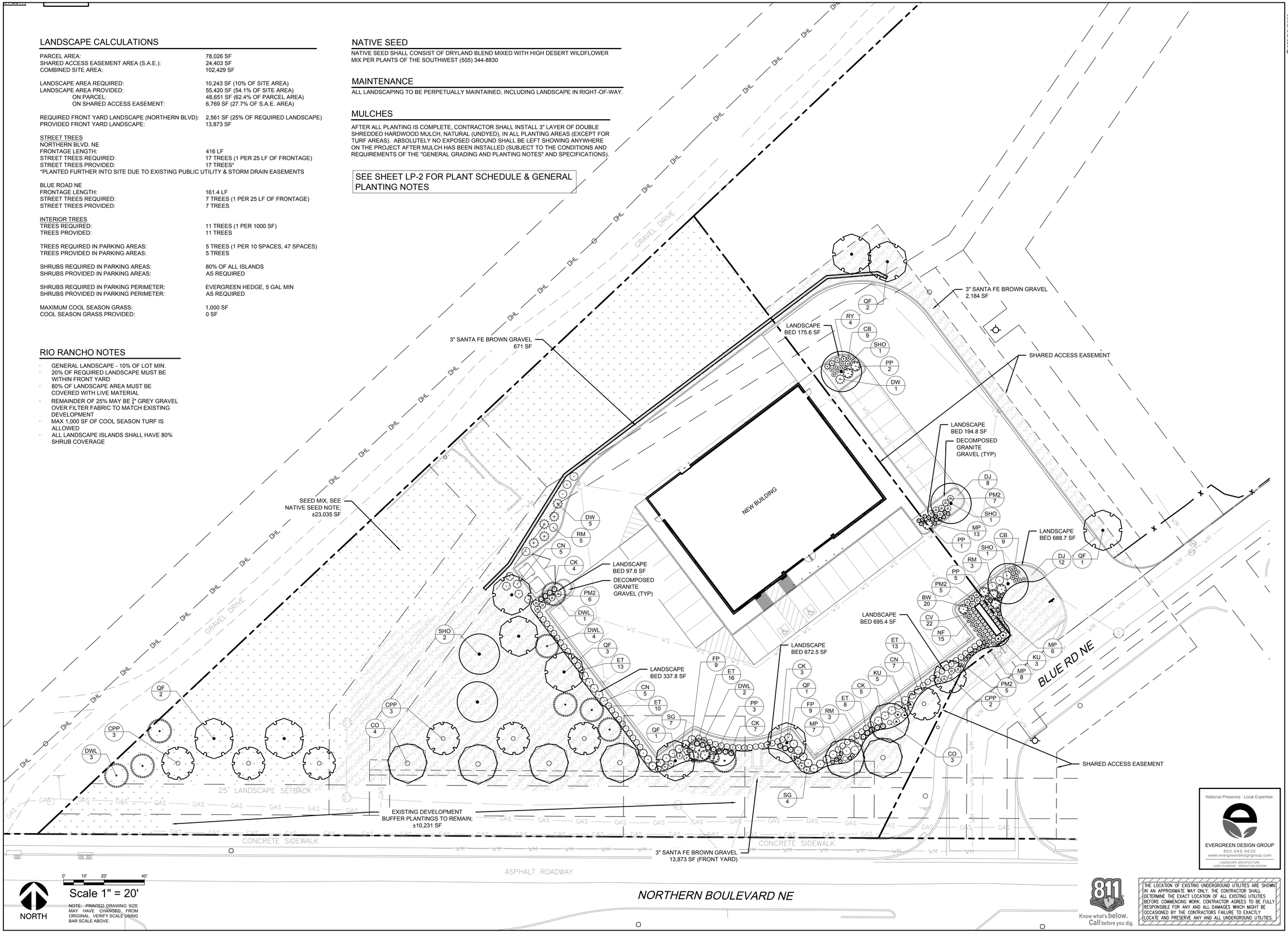
MAINTENANCE

ALL LANDSCAPING TO BE PERPETUALLY MAINTAINED, INCLUDING LANDSCAPE IN RIGHT-OF-WAY.

MULCHES

AFTER ALL PLANTING IS COMPLETE, CONTRACTOR SHALL INSTALL 3" LAYER OF DOUBLE SHREDDED HARDWOOD MULCH, NATURAL (UNDYED), IN ALL PLANTING AREAS (EXCEPT FOR TURF AREAS). ABSOLUTELY NO EXPOSED GROUND SHALL BE LEFT SHOWING ANYWHERE ON THE PROJECT AFTER MULCH HAS BEEN INSTALLED (SUBJECT TO THE CONDITIONS AND REQUIREMENTS OF THE "GENERAL GRADING AND PLANTING NOTES" AND SPECIFICATIONS).

SEE SHEET LP-2 FOR PLANT SCHEDULE & GENERAL PLANTING NOTES



NORTH

0' 10' 20' 40'

Scale 1" = 20'

NOTE: PRINTED DRAWING SIZE MAY HAVE CHANGED FROM ORIGINAL. VERIFY SCALE USING BAR SCALE ABOVE.

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LANDSCAPE ARCHITECTURE
LAND PLANNING IRRIGATION DESIGN

811 Know what's below. Call before you dig.

THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTORS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

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OWNER:
AutoZone, Inc.
123 S. FRONT STREET, 3rd FLOOR
MEMPHIS, TENNESSEE 38103

NORTH

PREPARED FOR:
AutoZone *STORE DEVELOPMENT*
Store No.: 10057 NM 87124
3701 NORTHERN BOULEVARD
RIO RANCHO

LANDSCAPE PLANTING

SCALE: 1" = 20'-0"

REVISIONS
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ENGINEER: KB
DRAFTER: DZ/KB
CHECKED BY: KB/MB
DATE
4/29/25
PROTOTYPE SIZE
7N2-R

STATE OF NEW MEXICO
KENNETH D. BATES
2024-0007
REGISTERED LANDSCAPE ARCHITECT
04/29/2025

LP-1

GENERAL PLANTING NOTES

1. BY SUBMITTING A PROPOSAL FOR THE LANDSCAPE PLANTING SCOPE OF WORK, THE CONTRACTOR CONFIRMS THAT HE HAS READ, AND WILL COMPLY WITH, THE ASSOCIATED NOTES, SPECIFICATIONS, AND DETAILS WITH THIS PROJECT, INCLUDING ALL APPLICABLE JURISDICTION REQUIREMENTS.

2. THE CONTRACTOR SHALL VERIFY ALL EXISTING AND PROPOSED SITE ELEMENTS AND NOTIFY THE OWNER OF ANY DISCREPANCIES.

3. THE CONTRACTOR SHALL LOCATE ALL EXISTING UNDERGROUND UTILITIES AND NOTIFY OWNER OF ANY CONFLICTS. UTILITY LOCATIONS SHOWN ARE APPROXIMATE AND THE DESIGNER DOES NOT GUARANTEE THAT LOCATIONS SHOWN ARE EXACT. CONTRACTOR SHALL EXERCISE CAUTION WHEN WORKIGN IN THE VICINITY OF UNDERGROUND UTILITIES.

4. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL EXISTING VEGETATION (EXCEPT WHERE NOTED TO REMAIN).

5. ALL PLANT LOCATIONS ARE DIAGRAMMATIC. ACTUAL LOCATIONS SHALL BE VERIFIED WITH THE OWNER OR OWNER'S REPRESENTATIVE PRIOR TO PLANTING. THE LANDSCAPE CONTRACTOR SHALL ENSURE THAT ALL REQUIREMENTS OF THE PERMITTING AUTHORITY ARE MET (I.E., MINIMUM PLANT QUANTITIES, PLANTING METHODS, TREE PROTECTION METHODS, ETC.).

   a. THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR DETERMINING PLANT QUANTITIES; PLANT QUANTITIES SHOWN ON LEGENDS AND CALLOUTS ARE FOR GENERAL INFORMATION ONLY. IN THE EVENT OF A DISCREPANCY BETWEEN THE PLAN AND THE PLANT LEGEND, THE PLANT QUANTITY AS SHOWN ON THE PLAN (FOR INDIVIDUAL SYMBOLS) OR CALLOUT (FOR GROUNDCOVER PATTERNS) SHALL TAKE PRECEDENCE.

   b. NO SUBSTITUTIONS OF PLANT MATERIALS SHALL BE ALLOWED WITHOUT THE WRITTEN PERMISSION OF THE LANDSCAPE ARCHITECT. IF SOME OF THE PLANTS ARE NOT AVAILABLE, THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE OWNER OR OWNER'S REPRESENTATIVE IN WRITING (VIA PROPER CHANNELS).

   c. THE CONTRACTOR SHALL, AT A MINIMUM, PROVIDE REPRESENTATIVE PHOTOS OF ALL PLANTS PROPOSED FOR THE PROJECT. THE CONTRACTOR SHALL ALLOW THE OWNER OR OWNER'S REPRESENTATIVE TO INSPECT, AND APPROVE OR REJECT, ALL PLANTS DELIVERED TO THE JOBSITE. REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS FOR SUBMITTALS.

6. THE CONTRACTOR SHALL MAINTAIN THE LANDSCAPE IN A HEALTHY CONDITION FOR 90 DAYS AFTER ACCEPTANCE BY THE OWNER. REFER TO SPECIFICATIONS FOR CONDITIONS OF ACCEPTANCE FOR THE START OF THE MAINTENANCE PERIOD, AND FOR FINAL ACCEPTANCE AT THE END OF THE MAINTENANCE PERIOD.

7. SEE SPECIFICATIONS AND DETAILS FOR FURTHER REQUIREMENTS.

IRRIGATION CONCEPT

1. AN AUTOMATIC IRRIGATION SYSTEM SHALL BE INSTALLED AND OPERATIONAL BY THE TIME OF FINAL INSPECTION. THE ENTIRE IRRIGATION SYSTEM SHALL BE INSTALLED BY A LICENSED AND QUALIFIED IRRIGATION CONTRACTOR.

2. THE IRRIGATION SYSTEM WILL OPERATE ON POTABLE WATER, AND THE SYSTEM WILL HAVE BACKFLOW PREVENTION DEVICES INSTALLED TO PREVENT CONTAMINATION OF THE POTABLE SOURCE WHICH CONFORM TO CITY ORDINANCE CHAPTER 54. THE DEVICE MUST BE USC APPROVED AND MUST BE AN RP, PVB OR SVB DEVICE AND MUST BE TESTED PRIOR TO THE C/O APPROVAL.

3. ALL NON-TURF PLANTED AREAS SHALL BE DRIP IRRIGATED. SODDED AND SEEDED AREAS SHALL BE IRRIGATED WITH SPRAY OR ROTOR HEADS AT 100% HEAD-TO-HEAD COVERAGE.

4. ALL PLANTS SHARING SIMILAR HYDROZONE CHARACTERISTICS SHALL BE PLACED ON A VALVE DEDICATED TO PROVIDE THE NECESSARY WATER REQUIREMENTS SPECIFIC TO THAT HYDROZONE.

5. THE IRRIGATION SYSTEM SHALL BE DESIGNED AND INSTALLED, TO THE MAXIMUM EXTENT POSSIBLE, TO CONSERVE WATER BY USING THE FOLLOWING DEVICES AND SYSTEMS: MATCHED PRECIPITATION RATE TECHNOLOGY ON ROTOR AND SPRAY HEADS (WHEREVER POSSIBLE), RAIN SENSORS, AND MULTI-PROGRAM COMPUTERIZED IRRIGATION CONTROLLERS FEATURING SENSORY INPUT CAPABILITIES.

PLANT SCHEDULE

TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SIZE	HEIGHT
	CO	7	QUERCUS MUEHLENBERGII	CHINKAPIN OAK	CONT.	3"CAL	MIN. 12` HT.
	CPP	8	PISTACEA CHINESE	CHINESE PISTACHE	CONT.	3"CAL	MIN. 12` HT.
	DWL	10	CHILOPSIS LINEARIS	DESERT WILLOW	CONT.	3" CAL MIN	10` HT MIN
	QF	10	QUERCUS FUSIFORMIS EVERGREEN	ESCARPMENT LIVE OAK	CONT.	3" CAL MIN	12` HT MIN
	SHO	5	QUERCUS SHUMARDII	SHUMARD RED OAK	CONT.	3" CAL MIN	10` HT MIN

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
	BW	20	BUXUS MICROPHYLLA JAPONICA `WINTER GEM`	WINTER GEM BOXWOOD	3 GAL	24" OC
	CB	18	CARYOPTERIS X CLANDONENSIS 'BLUE MIST'	BLUE MIST BLUEBEARD	1 GAL	24" OC
	CN	17	CHRYSOTHAMNUS NAUSEOSUS	BLUE RABBITBRUSH	5 GAL	48" OC
	CV	22	COREOPSIS VERTICILLATA 'MOONBEAM'	MOONBEAM TICKSEED	1 GAL	24" OC
	DW	6	DASYLIRION WHEELERI	GREY DESERT SPOON	5 GAL	SEE PLAN
	ET	60	ERICAMERIA LARICIFOLIA	TURPENTINE BUSH	5 GAL	36" OC
	FP	18	FALLUGIA PARADOXA	APACHE PLUME	5 GAL	48" OC
	KU	8	KNIPHOFIA UVARIA	RED HOT POKER	3 GAL	36" OC
	NF	15	NEPETA X FAASSENII	CATMINT	1 GAL	24" OC
	PM2	23	POTENTILLA FRUTICOSA `MANGO TANGO`	MANGO TANGO BUSH CINQUEFOIL	5 GAL	36" OC
	RM	11	ROSMARINUS OFFICINALIS	ROSEMARY	5 GAL	48" OC
	RY	4	HESPERALOE PARVIFLORA	RED YUCCA	5 GAL	30" OC
	SG	11	SALVIA GREGGII	AUTUMN SAGE	3 GAL	36" OC

GROUNDCOVER	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
	PP	11	PRUNUS BESSEYI 'P011S' TM	PAWNEE BUTTES SAND CHERRY	3 GAL	60" OC

ORNAMENTAL GRASSES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
	CK	19	CALAMAGROSTIS X ACUTIFLORA `KARL FOERSTER`	KARL FOERSTER FEATHER REED GRASS	1 GAL	36" OC
	MP	34	MUHLENBERGIA X 'PINK FLAMINGO'	PINK FLAMINGO MUHLY	1 GAL	24" OC

GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE	SPACING
	DGG	623 SF	DECOMPOSED GRANITE GRAVEL	COLOR: GRAY	6" DEPTH	
	DGG2	16,727 SF	SANTA FE BROWN GRAVEL - 3"	COLOR: BROWN	4" DEPTH W/ DEWITT PRO-5 WEED BARRIER	
	DJ	20	DELOSPERMA X `JOHN PROFFITT`	TABLE MOUNTAIN ICE PLANT	1 GAL, 6" SPR. FULL	30" OC
	SEED	23,035	NATIVE SEED MIX - SEE NATIVE SEED NOTE	DRILL-SEEDED AND TREATED W/ SOIL BOND		

NOTE: ALL TREES SHALL BE CONTAINER-GROWN, CONTAINER SIZE AS APPROPRIATE FOR THE CALIPER SPECIFIED. SEE SPECIFICATIONS FOR PROPER ROOT QUALITY.

NATIVE SEED

NATIVE SEED SHALL CONSIST OF DRYLAND BLEND MIXED WITH HIGH DESERT WILDFLOWER MIX PER PLANTS OF THE SOUTHWEST (505) 344-8830

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PLANT SCHEDULE & GENERAL PLANTING NOTES

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National Presence. Local Expertise.
EVERGREEN DESIGN GROUP
800.680.6630
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LP-2

PLANTING SPECIFICATIONS

GENERAL

A. QUALIFICATIONS OF LANDSCAPE CONTRACTOR
   1. ALL LANDSCAPE WORK SHOWN ON THESE PLANS SHALL BE PERFORMED BY A SINGLE FIRM SPECIALIZING IN LANDSCAPE PLANTING.
   2. A LIST OF SUCCESSFULLY COMPLETED PROJECTS OF THIS TYPE, SIZE AND NATURE MAY BE REQUESTED BY THE OWNER FOR FURTHER QUALIFICATION MEASURES.
   3. THE LANDSCAPE CONTRACTOR SHALL HOLD A VALID NURSERY AND FLORAL CERTIFICATE ISSUED BY THE APPROPRIATE LOCAL JURISDICTION, AS WELL AS OPERATE UNDER A COMMERCIAL PESTICIDE APPLICATOR LICENSE.

B. SCOPE OF WORK
   1. WORK COVERED BY THESE SECTIONS INCLUDES THE FURNISHING AND PAYMENT OF ALL MATERIALS, LABOR, SERVICES, EQUIPMENT, LICENSES, TAXES AND ANY OTHER ITEMS THAT ARE NECESSARY FOR THE EXECUTION, INSTALLATION AND COMPLETION OF ALL WORK, SPECIFIED HEREIN AND / OR SHOWN ON THE LANDSCAPE PLANS, NOTES, AND DETAILS.
   2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LAWS, CODES AND REGULATIONS REQUIRED BY AUTHORITIES HAVING JURISDICTION OVER SUCH WORK, INCLUDING ALL INSPECTIONS AND PERMITS REQUIRED BY FEDERAL, STATE AND LOCAL AUTHORITIES IN SUPPLY, TRANSPORTATION AND INSTALLATION OF MATERIALS.
   3. THE LANDSCAPE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UNDERGROUND UTILITY LINES (WATER, SEWER, ELECTRICAL, TELEPHONE, GAS, CABLE, TELEVISION, ETC.) PRIOR TO THE START OF ANY WORK.

PRODUCTS

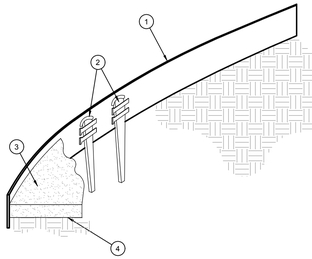
A. ALL MANUFACTURED PRODUCTS SHALL BE NEW.
B. CONTAINER AND BALLED-AND-BURLAPPED PLANTS:
   1. FURNISH NURSERY-GROWN PLANTS COMPLYING WITH THE AMERICAN STANDARD FOR NURSERY STOCK (ANSI Z60.1-2014). PROVIDE WELL-SHAPED, FULLY BRANCHED, HEALTHY, VIGOROUS STOCK FREE OF DISEASE, INSECTS, EGGS, LARVAE, AND DEFECTS SUCH AS KNOTS, SUN SCALD, INJURIES, ABRASIONS, AND DISFIGUREMENT. ALL PLANTS WITHIN A SPECIES SHALL HAVE SIMILAR SIZE AND SHALL BE OF A FORM TYPICAL FOR THE SPECIES. ALL TREES SHALL BE OBTAINED FROM SOURCES WITHIN 200 MILES OF THE PROJECT SITE, AND WITH SIMILAR CLIMACTIC CONDITIONS.
   2. ROOT SYSTEMS SHALL BE HEALTHY, DENSELY BRANCHED ROOT SYSTEMS, NON-POT-BOUND, FREE FROM ENCIRCLING AND/OR GIRDLING ROOTS, AND FREE FROM ANY OTHER ROOT DEFECTS (SUCH AS J-SHAPED ROOTS).
   3. TREES MAY BE PLANTED FROM CONTAINERS OR BALLED-AND-BURLAPPED (B&B), UNLESS SPECIFIED ON THE PLANTING LEGEND. BARE-ROOT TREES ARE NOT ACCEPTABLE.
   4. ANY PLANT DEEMED UNACCEPTABLE BY THE OWNER OR OWNER'S REPRESENTATIVE SHALL BE IMMEDIATELY REMOVED FROM THE SITE AND SHALL BE REPLACED WITH AN ACCEPTIBLE PLANT OF LIKE TYPE AND SIZE AT THE CONTRACTOR'S OWN EXPENSE. ANY PLANTS APPEARING TO BE UNHEALTHY, EVEN IF DETERMINED TO STILL BE ALIVE, SHALL NOT BE ACCEPTED. THE OWNER OR OWNER'S REPRESENTATIVE SHALL BE THE SOLE JUDGES AS TO THE ACCEPTABILITY OF PLANT MATERIAL.
   5. ALL TREES SHALL BE STANDARD IN FORM, UNLESS OTHERWISE SPECIFIED. TREES WITH CENTRAL LEADERS WILL NOT BE ACCEPTED IF LEADER IS DAMAGED OR REMOVED. PRUNE ALL DAMAGED TWIGS AFTER PLANTING.
   6. CALIPER MEASUREMENTS FOR STANDARD (SINGLE TRUNK) TREES SHALL BE AS FOLLOWS: SIX INCHES ABOVE THE ROOT FLARE FOR TREES UP TO AND INCLUDING FOUR INCHES IN CALIPER, AND TWELVE INCHES ABOVE THE ROOT FLARE FOR TREES EXCEEDING FOUR INCHES IN CALIPER.
   7. MULTI-TRUNK TREES SHALL BE MEASURED BY THEIR OVERALL HEIGHT, MEASURED FROM THE TOP OF THE ROOT BALL. WHERE CALIPER MEASUREMENTS ARE USED, THE CALIPER SHALL BE CALCULATED AS ONE-HALF OF THE SUM OF THE CALIPER OF THE THREE LARGEST TRUNKS.
   8. ANY TREE OR SHRUB SHOWN TO HAVE EXCESS SOIL PLACED ON TOP OF THE ROOT BALL, SO THAT THE ROOT FLARE HAS BEEN COMPLETELY COVERED, SHALL BE REJECTED.
C. SOD: PROVIDE WELL-ROOTED SOD OF THE VARIETY NOTED ON THE PLANS. SOD SHALL BE CUT FROM HEALTHY, MATURE TURF WITH SOIL THICKNESS OF 3/4" TO 1". EACH PALLET OF SOD SHALL BE ACCOMPANIED BY A CERTIFICATE FROM SUPPLIER STATING THE COMPOSITION OF THE SOD.
D. TOPSOIL: SANDY TO CLAY LOAM TOPSOIL, FREE OF STONES LARGER THAN ½ INCH, FOREIGN MATTER, PLANTS, ROOTS, AND SEEDS.
E. COMPOST: WELL-COMPOSTED, STABLE, AND WEED-FREE ORGANIC MATTER, pH RANGE OF 5.5 TO 8; MOISTURE CONTENT 35 TO 55 PERCENT BY WEIGHT; 100 PERCENT PASSING THROUGH 3/4-INCH SIEVE; SOLUBLE SALT CONTENT OF 5 TO 10 DECISIEMENS/M; NOT EXCEEDING 0.5 PERCENT INERT CONTAMINANTS AND FREE OF SUBSTANCES TOXIC TO PLANTINGS. NO MANURE OR ANIMAL-BASED PRODUCTS SHALL BE USED.
F. FERTILIZER: GRANULAR FERTILIZER CONSISTING OF NITROGEN, PHOSPHORUS, POTASSIUM, AND OTHER NUTRIENTS IN PROPORTIONS, AMOUNTS, AND RELEASE RATES RECOMMENDED IN A SOIL REPORT FROM A QUALIFIED SOIL-TESTING AGENCY (SEE BELOW).
G. MULCH: SIZE AND TYPE AS INDICATED ON PLANS, FREE FROM DELETERIOUS MATERIALS AND SUITABLE AS A TOP DRESSING OF TREES AND SHRUBS.
H. TREE STAKING AND GUYING
   1. STAKES: 6' LONG GREEN METAL T-POSTS.
   2. GUY AND TIE WIRE: ASTM A 641, CLASS 1, GALVANIZED-STEEL WIRE, 2-STRAND, TWISTED, 0.106 INCH DIAMETER.
   3. STRAP CHAFING GUARD: REINFORCED NYLON OR CANVAS AT LEAST 1-1/2 INCH WIDE, WITH GROMMETS TO PROTECT TREE TRUNKS FROM DAMAGE.
I. STEEL EDGING: PROFESSIONAL STEEL EDGING, 14 GAUGE THICK X 4 INCHES WIDE, FACTORY PAINTED DARK GREEN. ACCEPTABLE MANUFACTURERS INCLUDE COL-MET OR APPROVED EQUAL.
J. PRE-EMERGENT HERBICIDES: ANY GRANULAR, NON-STAINING PRE-EMERGENT HERBICIDE THAT IS LABELED FOR THE SPECIFIC ORNAMENTALS OR TURF ON WHICH IT WILL BE UTILIZED. PRE-EMERGENT HERBICIDES SHALL BE APPLIED PER THE MANUFACTURER'S LABELED RATES.

METHODS

A. SOIL PREPARATION
   1. BEFORE STARTING WORK, THE LANDSCAPE CONTRACTOR SHALL VERIFY THAT THE GRADE OF ALL LANDSCAPE AREAS ARE WITHIN +/-0.1' OF FINISH GRADE. THE CONTRACTOR SHALL NOTIFY THE OWNER IMMEDIATELY SHOULD ANY DISCREPANCIES EXIST.
   2. SOIL TESTING:
      a. AFTER FINISH GRADES HAVE BEEN ESTABLISHED, CONTRACTOR SHALL HAVE SOIL SAMPLES FROM THE PROJECT'S LANDSCAPE AREAS TESTED BY AN ESTABLISHED SOIL TESTING LABORATORY. EACH SAMPLE SUBMITTED TO THE LAB SHALL CONTAIN NO LESS THAN ONE QUART OF SOIL, TAKEN FROM BETWEEN THE SOIL SURFACE AND 6" DEPTH. IF NO SAMPLE LOCATIONS ARE INDICATED ON THE PLANS, THE CONTRACTOR SHALL TAKE A MINIMUM OF THREE SAMPLES FROM VARIOUS REPRESENTATIVE LOCATIONS FOR TESTING.
      b. THE CONTRACTOR SHALL HAVE THE SOIL TESTING LABORATORY PROVIDE RESULTS FOR THE FOLLOWING: SOIL TEXTURAL CLASS, GENERAL SOIL FERTILITY, pH, ORGANIC MATTER CONTENT, SALT (CEC), LIME, SODIUM ADSORPTION RATIO (SAR) AND BORON CONTENT.
      c. THE CONTRACTOR SHALL ALSO SUBMIT THE PROJECT'S PLANT LIST TO THE LABORATORY ALONG WITH THE SOIL SAMPLES.
      d. THE SOIL REPORT PRODUCED BY THE LABORATORY SHALL CONTAIN RECOMMENDATIONS FOR THE FOLLOWING (AS APPROPRIATE): SEPARATE SOIL PREPARATION AND BACKFILL MIX RECOMMENDATIONS FOR GENERAL ORNAMENTAL PLANTS, XERIC PLANTS, TURF, AND NATIVE SEED, AS WELL AS PRE-PLANT FERTILIZER APPLICATIONS AND RECOMMENDATIONS FOR ANY OTHER SOIL RELATED ISSUES. THE REPORT SHALL ALSO PROVIDE A FERTILIZER PROGRAM FOR THE ESTABLISHMENT PERIOD AND FOR LONG-TERM MAINTENANCE.
   3. THE CONTRACTOR SHALL INSTALL SOIL AMENDMENTS AND FERTILIZERS PER THE SOILS REPORT RECOMMENDATIONS. ANY CHANGE IN COST DUE TO THE SOIL REPORT RECOMMENDATIONS, EITHER INCREASE OR DECREASE, SHALL BE SUBMITTED TO THE OWNER WITH THE REPORT.
   4. FOR BIDDING PURPOSES ONLY, THE SOIL PREPARATION SHALL CONSIST OF THE FOLLOWING:
      a. TURF: INCORPORATE THE FOLLOWING AMENDMENTS INTO THE TOP 8" OF SOIL BY MEANS OF ROTOTILLING AFTER CROSS-RIPPING:
         i. NITROGEN STABILIZED ORGANIC AMENDMENT - 4 CU. YDS. PER 1,000 S.F.
         ii. PREPLANT TURF FERTILIZER (10-20-10 OR SIMILAR, SLOW RELEASE, ORGANIC) - 15 LBS PER 1,000 S.F.
         iii. "CLAY BUSTER" OR EQUAL - USE MANUFACTURER'S RECOMMENDED RATE
      b. TREES, SHRUBS, AND PERENNIALS: INCORPORATE THE FOLLOWING AMENDMENTS INTO THE TOP 8" OF SOIL BY MEANS OF ROTOTILLING AFTER CROSS-RIPPING:
         i. NITROGEN STABILIZED ORGANIC AMENDMENT - 4 CU. YDS. PER 1,000 S.F.
         ii. 12-12-12 FERTILIZER (OR SIMILAR, ORGANIC, SLOW RELEASE) - 10 LBS. PER CU. YD.
         iii. "CLAY BUSTER" OR EQUAL - USE MANUFACTURER'S RECOMMENDED RATE
         iv. IRON SULPHATE - 2 LBS. PER CU. YD.
   5. IN THE CONTEXT OF THESE PLANS, NOTES, AND SPECIFICATIONS, "FINISH GRADE" REFERS TO THE FINAL ELEVATION OF THE SOIL SURFACE (NOT TOP OF MULCH) AS INDICATED ON THE GRADING PLANS.
      a. BEFORE STARTING WORK, THE LANDSCAPE CONTRACTOR SHALL VERIFY THAT THE ROUGH GRADES OF ALL LANDSCAPE AREAS ARE WITHIN +/-0.1' OF FINISH GRADE. SEE SPECIFICATIONS FOR MORE DETAILED INSTRUCTION ON TURF AREA AND PLANTING BED PREPARATION.
      b. CONSTRUCT AND MAINTAIN FINISH GRADES AS SHOWN ON GRADING PLANS, AND CONSTRUCT AND MAINTAIN SLOPES AS RECOMMENDED BY THE GEOTECHNICAL REPORT. ALL LANDSCAPE AREAS SHALL HAVE POSITIVE DRAINAGE AWAY FROM STRUCTURES AT THE MINIMUM SLOPE SPECIFIED IN THE REPORT AND ON THE GRADING PLANS, AND AREAS OF POTENTIAL PONDING SHALL BE REGRADED TO BLEND IN WITH THE SURROUNDING GRADES AND ELIMINATE PONDING POTENTIAL.
      c. THE LANDSCAPE CONTRACTOR SHALL DETERMINE WHETHER OR NOT THE EXPORT OF ANY SOIL WILL BE NEEDED, TAKING INTO ACCOUNT THE ROUGH GRADE PROVIDED, THE AMOUNT OF SOIL AMENDMENTS TO BE ADDED (BASED ON A SOIL TEST, PER SPECIFICATIONS), AND THE FINISH GRADES TO BE ESTABLISHED.
      d. ENSURE THAT THE FINISH GRADE IN SHRUB AREAS IMMEDIATELY ADJACENT TO WALKS AND OTHER WALKING SURFACES, AFTER INSTALLING SOIL AMENDMENTS, IS 3" BELOW THE ADJACENT FINISH SURFACE, IN ORDER TO ALLOW FOR PROPER MULCH DEPTH. TAPER THE SOIL SURFACE TO MEET FINISH GRADE, AS SPECIFIED ON THE GRADING PLANS, AT APPROXIMATELY 18" AWAY FROM THE WALKS.
      e. ENSURE THAT THE FINISH GRADE IN TURF AREAS IMMEDIATELY ADJACENT TO WALKS AND OTHER WALKING SURFACES, AFTER INSTALLING SOIL AMENDMENTS, IS 1" BELOW THE FINISH SURFACE OF THE WALKS. TAPER THE SOIL SURFACE TO MEET FINISH GRADE, AS SPECIFIED ON THE GRADING PLANS, AT APPROXIMATELY 18" AWAY FROM THE WALKS.
      f. SHOULD ANY CONFLICTS AND/OR DISCREPANCIES ARISE BETWEEN THE GRADING PLANS, GEOTECHNICAL REPORT, THESE NOTES AND PLANS, AND ACTUAL CONDITIONS, THE CONTRACTOR SHALL IMMEDIATELY BRING SUCH ITEMS TO THE ATTENTION OF THE GENERAL CONTRACTOR, OWNER, OR OWNER'S REPRESENTATIVE.
   6. ONCE SOIL PREPARATION IS COMPLETE, THE LANDSCAPE CONTRACTOR SHALL ENSURE THAT THERE ARE NO DEBRIS, TRASH, OR STONES LARGER THAN 1" REMAINING IN THE TOP 6" OF SOIL.
B. SUBMITTALS
   1. THE CONTRACTOR SHALL PROVIDE SUBMITTALS AND SAMPLES, IF REQUIRED, TO THE OWNER OR OWNER'S REPRESENTATIVE, AND RECEIVE APPROVAL IN WRITING FOR SUCH SUBMITTALS BEFORE WORK COMMENCES.
   2. SUBMITTALS SHALL INCLUDE PHOTOS OF PLANTS WITH A RULER OR MEASURING STICK FOR SCALE, PHOTOS OR SAMPLES OF ANY REQUIRED MULCHES, AND SOIL TEST RESULTS AND PREPARATION RECOMMENDATIONS FROM THE TESTING LAB (INCLUDING COMPOST AND FERTILIZER RATES AND TYPES, AND OTHER AMENDMENTS FOR TREE/SHRUB, TURF, AND SEED AREAS AS MAY BE APPROPRIATE).
   3. SUBMITTALS SHALL ALSO INCLUDE MANUFACTURER CUT SHEETS FOR PLANTING ACCESSORIES SUCH AS TREE STAKES AND TIES, EDGING, AND LANDSCAPE FABRICS (IF ANY).
   4. WHERE MULTIPLE ITEMS ARE SHOWN ON A PAGE, THE CONTRACTOR SHALL CLEARLY INDICATE THE ITEM BEING CONSIDERED.
C. GENERAL PLANTING
   1. REMOVE ALL NURSERY TAGS AND STAKES FROM PLANTS.
   2. EXCEPT IN AREAS TO BE PLANTED WITH ORNAMENTAL GRASSES, APPLY PRE-EMERGENT HERBICIDES AT THE MANUFACTURER'S RECOMMENDED RATE.
   3. POSITION THE TREES AND SHRUBS IN THEIR INTENDED LOCATION AS PER THE PLAN. NOTIFY THE OWNER'S REPRESENTATIVE FOR INSPECTION AND APPROVAL OF ALL POSITIONING OF PLANT MATERIALS.
   4. TRENCHING NEAR EXISTING TREES:
      a. CONTRACTOR SHALL NOT DISTURB ROOTS 1-1/2" AND LARGER IN DIAMETER WITHIN THE CRITICAL ROOT ZONE (CRZ) OF EXISTING TREES, AND SHALL EXERCISE ALL POSSIBLE CARE AND PRECAUTIONS TO AVOID INJURY TO TREE ROOTS, TRUNKS, AND BRANCHES. THE CRZ IS DEFINED AS A CIRCULAR AREA EXTENDING OUTWARD FROM THE TREE TRUNK, WITH A RADIUS EQUAL TO 1' FOR EVERY 1" OF TRUNK DIAMETER-AT-BREAST-HEIGHT (4.5' ABOVE THE AVERAGE GRADE AT THE TRUNK).
      b. ALL EXCAVATION WITHIN THE CRZ SHALL BE PERFORMED USING HAND TOOLS. NO MACHINE EXCAVATION OR TRENCHING OF ANY KIND SHALL BE ALLOWED WITHIN THE CRZ.
      c. ALTER ALIGNMENT OF PIPE TO AVOID TREE ROOTS 1-1/2" AND LARGER IN DIAMETER. WHERE TREE ROOTS 1-1/2" AND LARGER IN DIAMETER ARE ENCOUNTERED IN THE FIELD, TUNNEL UNDER SUCH ROOTS. WRAP EXPOSED ROOTS WITH SEVERAL LAYERS OF BURLAP AND KEEP MOIST. CLOSE ALL TRENCHES WITHIN THE CANOPY DRIP LINES WITHIN 24 HOURS.
      d. ALL SEVERED ROOTS SHALL BE HAND PRUNED WITH SHARP TOOLS AND ALLOWED TO AIR-DRY. DO NOT USE ANY SORT OF SEALERS OR WOUND PAINTS.
D. TREE PLANTING
   1. TREE PLANTING HOLES SHALL BE EXCAVATED TO MINIMUM WIDTH OF TWO TIMES THE WIDTH OF THE ROOTBALL, AND TO A DEPTH EQUAL TO THE DEPTH OF THE ROOTBALL LESS TWO TO FOUR INCHES.
   2. SCARIFY THE SIDES AND BOTTOM OF THE PLANTING HOLE PRIOR TO THE PLACEMENT OF THE TREE. REMOVE ANY GLAZING THAT MAY HAVE BEEN CAUSED DURING THE EXCAVATION OF THE HOLE.
   3. FOR CONTAINER AND BOX TREES, TO REMOVE ANY POTENTIALLY GIRDLING ROOTS AND OTHER ROOT DEFECTS, THE CONTRACTOR SHALL SHAVE A 1" LAYER OFF OF THE SIDES AND BOTTOM OF THE ROOTBALL OF ALL TREES JUST BEFORE PLACING INTO THE PLANTING PIT. DO NOT "TEASE" ROOTS OUT FROM THE ROOTBALL.
   4. INSTALL THE TREE ON UNDISTURBED SUBGRADE SO THAT THE TOP OF THE ROOTBALL IS TWO TO FOUR INCHES ABOVE THE SURROUNDING GRADE.
   5. BACKFILL THE TREE HOLE UTILIZING THE EXISTING TOPSOIL FROM ON-SITE. ROCKS LARGER THAN 1" DIA. AND ALL OTHER DEBRIS SHALL BE REMOVED FROM THE SOIL PRIOR TO THE BACKFILL. SHOULD ADDITIONAL SOIL BE REQUIRED TO ACCOMPLISH THIS TASK, USE STORED TOPSOIL FROM ON-SITE OR IMPORT ADDITIONAL TOPSOIL FROM OFF-SITE AT NO ADDITIONAL COST TO THE OWNER. IMPORTED TOPSOIL SHALL BE OF SIMILAR TEXTURAL CLASS AND COMPOSITION IN THE ON-SITE SOIL.
   6. TREES SHALL NOT BE STAKED UNLESS THE JURISDICTION OR LOCAL CONDITIONS (SUCH AS HEAVY WINDS OR SLOPES) REQUIRE STAKES TO KEEP TREES UPRIGHT. SHOULD STAKING BE REQUIRED, THE TOTAL NUMBER OF TREE STAKES (BEYOND THE MINIMUMS LISTED BELOW) WILL BE LEFT TO THE LANDSCAPE CONTRACTOR'S DISCRETION. SHOULD ANY TREES FALL OR LEAN, THE LANDSCAPE CONTRACTOR SHALL STRAIGHTEN THE TREE, OR REPLACE IT SHOULD IT BECOME DAMAGED. TREE STAKING SHALL ADHERE TO THE FOLLOWING GUIDELINES:

a.	1"-2" TREES (OR #15 GAL - 24" BOX):	TWO STAKES PER TREE
b.	2-1/2"-4" TREES (OR 36" - 48" BOX):	THREE STAKES PER TREE
c.	TREES OVER 4" CALIPER (OR >48" BOX):	GUY AS NEEDED
d.	MULTI-TRUNK TREES:	THREE STAKES PER TREE MINIMUM, QUANTITY AND POSITIONS AS NEEDED TO STABILIZE THE TREE

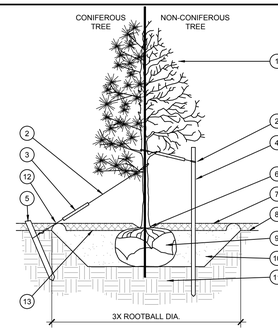
   7. UPON COMPLETION OF PLANTING, CONSTRUCT AN EARTH WATERING BASIN AROUND THE TREE. COVER THE INTERIOR OF THE TREE RING WITH MULCH (TYPE AND DEPTH PER PLANS).
   8. FOR TREES IN TURF AREAS, DO NOT PLANT GRASS ALL THE WAY TO THE TRUNK OF THE TREE. LEAVE THE AREA OVER THE ROOT BALL AND INSTALL MULCH WITH AT LEAST 2" OF SPECIFIED MULCH. SEE MULCH SPECIFICATION FOR ADDITIONAL INFORMATION.
E. SHRUB, PERENNIAL, AND GROUNDCOVER PLANTING
   1. DIG THE PLANTING HOLES TWICE AS WIDE AND 2" LESS DEEP THAN EACH PLANT'S ROOTBALL. INSTALL THE PLANT IN THE HOLE. BACKFILL AROUND THE PLANT WITH SOIL AMENDED PER SOIL TEST RECOMMENDATIONS.
   2. INSTALL THE WEED BARRIER CLOTH, OVERLAPPING IT AT THE ENDS. UTILIZE STEEL STAPLES TO KEEP THE WEED BARRIER CLOTH IN PLACE.
   3. WHEN PLANTING IS COMPLETE, INSTALL MULCH (TYPE AND DEPTH PER PLANS) OVER ALL PLANTING BEDS, COVERING THE ENTIRE PLANTING AREA.
F. SODDING
   1. SOD VARIETY TO BE AS SPECIFIED ON THE LANDSCAPE PLAN.
   2. LAY SOD WITHIN 24 HOURS FROM THE TIME OF STRIPPING. DO NOT LAY IF THE GROUND IS FROZEN.
   3. LAY THE SOD TO FORM A SOLID MASS WITH TIGHTLY FITTED JOINTS. BUTT ENDS AND SIDES OF SOD STRIPS - DO NOT OVERLAP. STAGGER STRIPS TO OFFSET JOINTS IN ADJACENT COURSES.
   4. ROLL THE SOD TO ENSURE GOOD CONTACT OF THE SOD'S ROOT SYSTEM WITH THE SOIL UNDERNEATH.
   5. WATER THE SOD THOROUGHLY WITH A FINE SPRAY IMMEDIATELY AFTER PLANTING TO OBTAIN AT LEAST SIX INCHES OF PENETRATION INTO THE SOIL BELOW THE SOD.
G. MULCH
   1. INSTALL MULCH TOPDRESSING, TYPE AND DEPTH PER MULCH NOTE, IN ALL PLANTING AREAS AND TREE RINGS.
   2. DO NOT INSTALL MULCH WITHIN 6" OF TREE ROOT FLARE. MULCH AT THE BASE OF SHRUBS SHALL BE A MAXIMUM 1" DEPTH OVER ROOT BALL.
   3. MULCH COVER WITHIN 6" OF CONCRETE WALKS AND CURBS SHALL NOT PROTRUDE ABOVE THE FINISH SURFACE OF THE WALKS AND CURBS. FINISH GRADE OF MULCH AT CURBS AND SIDEWALKS SHALL BE 1" LOWER THAN THE ADJACENT CURB OR SIDEWALK. MULCH COVER WITHIN 12" OF WALLS SHALL BE AT LEAST 3" LOWER THAN THE TOP OF WALL.
H. CLEAN UP
   1. DURING LANDSCAPE PREPARATION AND PLANTING, KEEP ALL PAVEMENT CLEAN AND ALL WORK AREAS IN A NEAT, ORDERLY CONDITION.
   2. DISPOSED LEGALLY OF ALL EXCAVATED MATERIALS OFF THE PROJECT SITE.
I. INSPECTION AND ACCEPTANCE
   1. UPON COMPLETION OF THE WORK, THE LANDSCAPE CONTRACTOR SHALL PROVIDE THE SITE CLEAN, FREE OF DEBRIS AND TRASH, AND SUITABLE FOR USE AS INTENDED. THE LANDSCAPE CONTRACTOR SHALL THEN REQUEST AN INSPECTION BY THE OWNER TO DETERMINE FINAL ACCEPTABILITY.
   2. WHEN THE INSPECTED PLANTING WORK DOES NOT COMPLY WITH THE CONTRACT DOCUMENTS, THE LANDSCAPE CONTRACTOR SHALL REPLACE AND/OR REPAIR THE REJECTED WORK TO THE OWNER'S SATISFACTION WITHIN 24 HOURS.
   3. THE LANDSCAPE MAINTENANCE PERIOD WILL NOT COMMENCE UNTIL THE LANDSCAPE WORK HAS BEEN RE-INSPECTED BY THE OWNER AND FOUND TO BE ACCEPTABLE. AT THAT TIME, A WRITTEN NOTICE OF FINAL ACCEPTANCE WILL BE ISSUED BY THE OWNER, AND THE MAINTENANCE AND GUARANTEE PERIODS WILL COMMENCE.
J. LANDSCAPE MAINTENANCE
   1. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL WORK SHOWN ON THESE PLANS FOR 90 DAYS BEYOND FINAL ACCEPTANCE OF ALL LANDSCAPE WORK BY THE OWNER. LANDSCAPE MAINTENANCE SHALL INCLUDE WEEKLY SITE VISITS FOR THE FOLLOWING ACTIONS (AS APPROPRIATE): PROPER PRUNING, RESTAKING OF TREES, RESETTING OF PLANTS THAT HAVE SETTLED, MOWING AND AERATION OF LAWNS, WEEDING, TREATING FOR INSECTS AND DISEASES, REPLACEMENT OF MULCH, REMOVAL OF LITTER, REPAIRS TO THE IRRIGATION SYSTEM DUE TO FAULTY PARTS AND/OR WORKMANSHIP, AND THE APPROPRIATE WATERING OF ALL PLANTINGS. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN THE IRRIGATION SYSTEM IN PROPER WORKING ORDER, WITH SCHEDULING ADJUSTMENTS BY SEASON TO MAXIMIZE WATER CONSERVATION.
   2. SHOULD SEEDED AND/OR SODDED AREAS NOT BE COVERED BY AN AUTOMATIC IRRIGATION SYSTEM, THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR WATERING THESE AREAS AND OBTAINING A FULL, HEALTHY STAND OF PLANTS AT NO ADDITIONAL COST TO THE OWNER.
   3. TO ACHIEVE FINAL ACCEPTANCE AT THE END OF THE MAINTENANCE PERIOD, ALL OF THE FOLLOWING CONDITIONS MUST OCCUR:
      i. THE LANDSCAPE SHALL SHOW ACTIVE, HEALTHY GROWTH (WITH EXCEPTIONS MADE FOR SEASONAL DORMANCY). ALL PLANTS NOT MEETING THIS CONDITION SHALL BE REJECTED AND REPLACED BY HEALTHY PLANT MATERIAL PRIOR TO FINAL ACCEPTANCE.
      j. ALL HARDSCAPE SHALL BE CLEANED PRIOR TO FINAL ACCEPTANCE.
      k. SODDED AREAS MUST BE ACTIVELY GROWING AND MUST REACH A MINIMUM HEIGHT OF 1 1/2 INCHES BEFORE FIRST MOWING. BARE AREAS LARGER THAN TWELVE SQUARE INCHES MUST BE RESODDED (AS APPROPRIATE) PRIOR TO FINAL ACCEPTANCE. ALL SODDED TURF SHALL BE NEATLY MOWED.
K. WARRANTY PERIOD, PLANT GUARANTEE AND REPLACEMENTS
   1. THE LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL TREES, SHRUBS, PERENNIALS, SOD, AND IRRIGATION SYSTEMS FOR A PERIOD OF ONE YEAR FROM THE DATE OF THE OWNER'S FINAL ACCEPTANCE (90 DAYS FOR ANNUAL PLANTS). THE CONTRACTOR SHALL REPLACE, AT HIS OWN EXPENSE AND TO THE SATISFACTION OF THE OWNER, ANY PLANTS WHICH DIE IN THAT TIME, OR REPAIR ANY PORTIONS OF THE IRRIGATION SYSTEM WHICH OPERATE IMPROPERLY.
   2. AFTER THE INITIAL MAINTENANCE PERIOD AND DURING THE GUARANTEE PERIOD, THE LANDSCAPE CONTRACTOR SHALL ONLY BE RESPONSIBLE FOR REPLACEMENT OF PLANTS WHEN PLANT DEATH CANNOT BE ATTRIBUTED DIRECTLY TO OVERWATERING OR OTHER DAMAGE BY HUMAN ACTIONS.
L. PROVIDE A MINIMUM OF (2) COPIES OF RECORD DRAWINGS TO THE OWNER UPON COMPLETION OF WORK. A RECORD DRAWING IS A RECORD OF ALL CHANGES THAT OCCURRED IN THE FIELD AND THAT ARE DOCUMENTED THROUGH CHANGE ORDERS, ADDENDA, OR CONTRACTOR/CONSULTANT DRAWING MARKUPS.



1. ROLLED-TOP STEEL EDGING PER PLANS.
2. TAPERED STEEL STAKES.
3. MULCH, TYPE AND DEPTH PER PLANS.
4. FINISH GRADE.

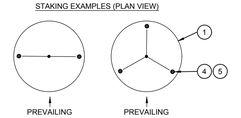
NOTES:
1) INSTALL EDGING SO THAT STAKES WILL BE ON INSIDE OF PLANTING BED.
2) BOTTOM OF EDGING SHALL BE BURIED A MINIMUM OF 1" BELOW FINISH GRADE.
3) TOP OF MULCH SHALL BE 1" LOWER THAN TOP OF EDGING.

D STEEL EDGING
SCALE: NOT TO SCALE



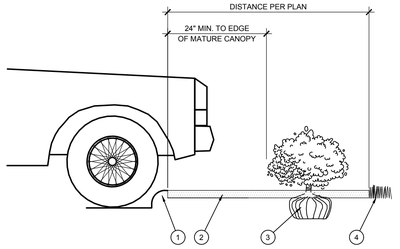
1. TREE CANOPY.
2. CINCH-TIES (24" BOX/2" CAL. TREES AND SMALLER) OR 12 GAUGE GALVANIZED WIRE WITH NYLON TREE STRAPS AT TREE AND STAKE (36" BOX/2.5" CAL. TREES AND LARGER). SECURE TIES OR STRAPS TO TRUNK JUST ABOVE LOWEST MAJOR BRANCHES.
3. 24" X 3/4" P.V.C. MARKERS OVER WIRES.
4. GREEN STEEL T-POSTS. EXTEND POSTS 12" MIN. INTO UNDISTURBED SOIL.
5. PRESSURE-TREATED WOOD DEADMAN, TWO PER TREE (MIN.). BURY OUTSIDE OF PLANTING PIT AND 18" MIN. INTO UNDISTURBED SOIL.
6. TRUNK FLARE.
7. MULCH, TYPE AND DEPTH PER PLANS. DO NOT PLACE MULCH WITHIN 6" OF TRUNK.
8. FINISH GRADE.
9. ROOT BALL.
10. BACKFILL. AMEND AND FERTILIZE ONLY AS RECOMMENDED IN SOIL FERTILITY ANALYSIS.
11. UNDISTURBED NATIVE SOIL.
12. 4" HIGH EARTHEN WATERING BASIN.
13. FINISH GRADE.

STAKING EXAMPLES (PLAN VIEW)



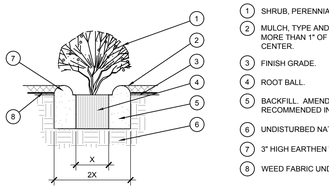
NOTES:
1. SCARIFY SIDES OF PLANTING PIT PRIOR TO SETTING TREE.
2. REMOVE EXCESS SOIL APPLIED ON TOP OF THE ROOTBALL THAT COVERS THE ROOT FLARE. THE PLANTING HOLE DEPTH SHALL BE SUCH THAT THE ROOTBALL RESTS ON UNDISTURBED SOIL, AND THE ROOT FLARE IS 2"-4" ABOVE FINISH GRADE.
3. FOR B&B TREES, CUT OFF BOTTOM 1/3 OF WIRE BASKET BEFORE PLACING TREE IN HOLE, CUT OFF AND REMOVE REMAINDER OF BASKET AFTER TREE IS SET IN HOLE. REMOVE ALL NYLON TIES, TWINE, ROPE, AND OTHER PACKING MATERIAL. REMOVE AS MUCH BURLAP FROM AROUND ROOTBALL AS IS PRACTICAL.
4. REMOVE ALL NURSERY STAKES AFTER PLANTING.
5. FOR TREES 36" BOX/2.5" CAL. AND LARGER, USE THREE STAKES OR DEADMEN (AS APPROPRIATE), SPACED EVENLY AROUND TREE.
6. STAKING SHALL BE TIGHT ENOUGH TO PREVENT TRUNK FROM BENDING, BUT LOOSE ENOUGH TO ALLOW SOME TRUNK MOVEMENT IN WIND.

A TREE PLANTING
SCALE: NOT TO SCALE



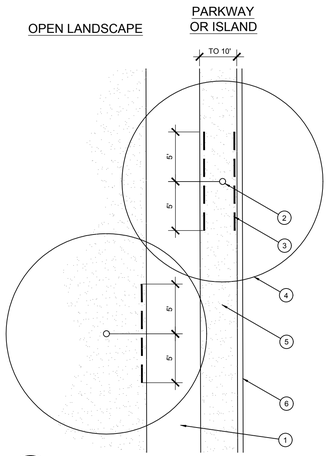
1. CURB.
2. MULCH LAYER.
3. PLANT.
4. TURF (WHERE SHOWN ON PLAN).

E PLANTING AT PARKING AREA
SCALE: NOT TO SCALE



1. SHRUB, PERENNIAL, OR ORNAMENTAL GRASS.
2. MULCH, TYPE AND DEPTH PER PLANS. PLACE NO MORE THAN 1" OF MULCH WITHIN 6" OF PLANT CENTER.
3. FINISH GRADE.
4. ROOT BALL.
5. BACKFILL. AMEND AND FERTILIZE ONLY AS RECOMMENDED IN SOIL FERTILITY ANALYSIS.
6. UNDISTURBED NATIVE SOIL.
7. 3" HIGH EARTHEN WATERING BASIN.
8. WEED FABRIC UNDER MULCH.

B SHRUB AND GROUNDCOVER PLANTING
SCALE: NTS



1. TYPICAL WALKWAY OR PAVING
2. TREE TRUNK
3. LINEAR ROOT BARRIER MATERIAL. SEE PLANTING NOTES FOR TYPE AND MANUFACTURER. INSTALL PER MANUFACTURER'S SPECIFICATIONS.
4. TREE

AUTOZONE STORE #10057

TRACT H, LOMA COLORADO EAST
PART OF THE SOUTHEAST PORTION OF UNIT 13, RIO RANCHO ESTATES,
TOWN OF ALAMEDA GRANT, CITY OF RIO RANCHO, COUNTY OF SANDOVAL, STATE OF NEW MEXICO

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SANDOVAL, STATE OF NEW MEXICO, AND IS DESCRIBED AS FOLLOWS:

BEING TRACT LETTERED 'H' OF THE SUMMARY PLAT OF TRACTS A THRU H INCLUSIVE, LOMA COLORADO EAST, (FORMERLY LOTS 13A THRU 13J INCLUSIVE, LOMA COLORADO EAST), TOWN OF ALAMEDA GRANT, CITY OF RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO, AS SHOWN AND DESIGNATED ON THE SUMMARY PLAT FILED IN THE OFFICE OF THE COUNTY CLERK OF SANDOVAL COUNTY, NEW MEXICO ON NOVEMBER 14, 2007 IN VOL. 3 FOLIO 2862-B (RIO RANCHO ESTATES PLAT BOOK NO. 21, PAGES 102A-102B) AS DOCUMENT NO. 200743733.

THE PROPERTY DESCRIBED AND SHOWN HEREON IS PART OF THE SAME PROPERTY AS DESCRIBED IN THE OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY COMMITMENT FOR TITLE INSURANCE G.F. NUMBER 2405174 DATED OCTOBER 21, 2024.

SCHEDULE B, PART II EXCEPTIONS

9. Reservations contained in the Patent from the United States of America, recorded September 22, 1920 in Book DR2, Page 396, re-recorded January 22, 1969 in Book Misc. 23, Page 83, records of Sandoval County, New Mexico. (DOES AFFECT SUBJECT PROPERTY, NOT PLOTTED, GENERAL IN NATURE)

10. Grant of Drainage Easement, and rights incident thereto, in favor of the City of Rio Rancho, New Mexico, a municipal corporation, recorded November 20, 1997 in Book 400, Page 76517 as Document No. 24995, records of Sandoval County, New Mexico. (DOES AFFECT SUBJECT PROPERTY, PLOTTED AS SHOWN)

11. Easements and notes affecting the insured premises, as shown on the Plat recorded December 7, 2006 in Vol. 3 folio 2744-A (Rio Rancho Estates Plat Book No. 20, Pages 22-27) as Document No. 200659722, records of Sandoval County, New Mexico. (DOES AFFECT SUBJECT PROPERTY, PLOTTED AS SHOWN)

12. Declaration of Protective Covenants and Restrictions recorded March 8, 2007 in Book 410, Page 10266 as Document No. 200710266, records of Sandoval County, New Mexico. (DOES AFFECT SUBJECT PROPERTY, NOT PLOTTED, GENERAL IN NATURE)

13. Easements and notes affecting the insured premises, as shown on the Plat recorded November 14, 2007 in Vol. 3 folio 2862-B (Rio Rancho Estates Plat Book No. 21, Pages 102A-102B) as Document No. 200743733, records of Sandoval County, New Mexico. (DOES AFFECT SUBJECT PROPERTY, PLOTTED AS SHOWN)

14. Detention Pond Agreement by and between Rio Rancho SPV, L.P., a Delaware limited partnership, and Pulte Homes of New Mexico, Inc., a Michigan corporation, recorded February 27, 2008 in Book 411, Page 7055 as Document No. 200807055, records of Sandoval County, New Mexico. (DOES AFFECT SUBJECT PROPERTY, NOT PLOTTED, GENERAL IN NATURE)

15. Easements, Covenants, Conditions and Restrictions recorded February 27, 2008 in Book 411, Page 7059 as Document No. 200807059, records of Sandoval County, New Mexico. (DOES AFFECT SUBJECT PROPERTY, NOT PLOTTED, GENERAL IN NATURE)

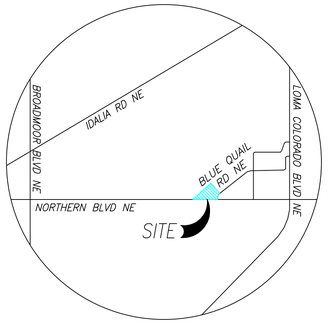
UTILITY CONTACT INFORMATION:

CABLE ONE OF RIO RANCHO - CABLE	1-505-892-5114
COMCAST - CATV & FIBER	1-800-778-9140
CITY OF RIO RANCHO - WATER & SEWER	1-505-891-5020
NEW MEXICO GAS COMPANY ALBUQUERQUE - GAS	1-505-697-3335
PNM - ELECTRIC & GAS	1-505-241-2700
UNITE PRIVATE NETWORKS, LLC	1-816-368-9039

VERTICAL DATUM:

VERTICAL DATUM: NAVD88

1. REFERENCE BENCH MARK: ½" IRON WITH CAP MARKED CONTROL POINT, ELEVATION = 5491.16'



VICINITY MAP
NOT TO SCALE

NOTES AND COMMENTS:

POSTED PROPERTY ADDRESS: NO POSTED ADDRESS. ADDRESS PROVIDED BY CLIENT IS 3701 NORTHERN BLVD NE, RIO RANCHO, NM

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE X, OF THE FLOOD INSURANCE RATE MAP NO. 35043C1893D WHICH BEARS AN EFFECTIVE DATE OF 3/18/2008 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE AND AN ELEVATION CERTIFICATE MAY BE NEEDED TO VERIFY THIS DETERMINATION OR APPLY FOR A VARIANCE FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

GROSS LAND AREA 78,026 SQUARE FEET OR 1.79 ACRES, MORE OR LESS.

THE CONTOURS SHOWN HEREON WERE DERIVED FROM DIRECT FIELD OBSERVATIONS. THE CONTOUR INTERVAL FOR THIS SURVEY IS 1 FOOT. THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE NSPS STANDARDS FOR TOPOGRAPHIC SURVEYS.

NO BUILDINGS EXIST ON SUBJECT PROPERTY.

NO SUBSTANTIAL FEATURES WERE OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.

NO PARKING SPACES OBSERVED.

NO DIVISION OR PARTY WALLS OBSERVED AT TIME OF SURVEY.

ALL NAMES OF ADJOINING OWNERS ACCORDING TO TAX RECORDS ARE AS SHOWN.

- THE UNDERGROUND UTILITIES SHOWN HEREON ARE COMPILED FROM AND VERIFIED BY THE VISIBLE SURFACE FEATURES OF THESE UTILITIES AND MARKINGS PROVIDED BY A 811 UTILITY LOCATE SERVICE PURSUANT TO SECTION 5.E.IV. AN EXACT LOCATION OF THESE UTILITIES WAS NOT PERFORMED FOR THIS SURVEY. BEFORE DIGGING, CALL THE APPROPRIATE LOCAL UTILITY LOCATE SERVICE FOR FIELD LOCATIONS OF UNDERGROUND UTILITY LINES.
- AT THE TIME OF THE FIELD SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS WITHIN RECENT MONTHS.
- PURSUANT TO THE RIO RANCHO PUBLIC WORKS DEPARTMENT WEBSITE https://www.rrnm.gov/2223/Current-City-Projects, THERE ARE NO CURRENT DESIGNS FOR ANY CHANGES IN STREET RIGHT OF WAY LINES ADJACENT TO THE SUBJECT PROPERTY SHOWN ON THIS SURVEY.
- PURSUANT TO TABLE A, ITEM 18, APPURTENANT EASEMENTS ARE AS SHOWN.
- PHYSICAL ACCESS TO THE PROPERTY VIA PUBLIC RIGHT OF WAY: BLUE ROAD NE & NORTHERN BLVD NE.
- EASEMENT RIGHTS: PLOTTABLE EASEMENTS ARE SHOWN FROM THE OWNER SUPPLIED TITLE REPORT. NON-PLOTTABLE EASEMENTS ARE NOTED ON THE SURVEY AS SUCH. BECAUSE OUR SERVICE IS LIMITED TO REPORTING ON EASEMENT LOCATIONS, WE STRONGLY RECOMMEND LEGAL COUNSEL BE RETAINED TO REPORT ON TITLE PAPERS IN THEIR ENTIRETY.
- BASIS OF BEARINGS:THE BASIS OF BEARINGS IS BASED ON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983, DERIVED BY GPS STATIC OBSERVATION PROCESSED TO OPUS.DISTANCES ARE GRID - COMBINED SCALE FACTOR TO SURFACE: 1.00034195.
- THERE DOES NOT APPEAR TO BE ANY GAPS, GORES OR OVERLAPS BETWEEN THE SUBJECT PROPERTY AND THE ADJOINING PROPERTIES OR PUBLIC STREET RIGHTS OF WAY SHOWN ON THIS SURVEY.
- THIS SURVEY WAS PREPARED FOR THE PURPOSES OF OBTAINING AN EXTENDED COVERAGE TITLE INSURANCE POLICY.
- THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" WITHIN THIS SURVEY ONLY CONSTITUTES AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THOSE FACTS AND FINDINGS SHOWN ON THIS SURVEY, AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EITHER IMPLIED OR EXPRESSED.
- INTERSTATE SURVEY GROUP, LLC ONLY ACKNOWLEDGES SIGNED AND STAMPED MAPS AND DRAWINGS. NO RESPONSIBILITY OR LIABILITY IS EXPRESSED OR IMPLIED FOR ELECTRONIC DATA AND/OR REPRODUCED MAPS AND DRAWINGS.
- PERMISSIBLE BUILDING AREA IS SHOWN IN EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED FEBRUARY 27, 2008 IN BOOK 411, PAGE 7059 AS DOCUMENT #200807059, RECORDS OF SANDOVAL COUNTY, NEW MEXICO, PAGE 44 OF 48. BUILDING AREA IS SHOWN GRAPHICALLY WITHOUT DIMENSIONS.
- THE DISTANCES SHOWN HEREON ARE BASED ON THE US SURVEY FOOT DEFINITION OF (1 FOOT = 1200/3937 METERS OR APPROXIMATELY 1' = 0.3480061 METERS.)

SURVEYOR'S CERTIFICATE:
To: AutoZone and First American Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 7(a), 7(b)(1), 7(c), 8, 9, 10, 13, 16, 17, 18, 19 and 20 (AutoZone General Requirements) of Table A thereof.

The field work was completed on November 17th, 2024.

Date of Map or Plat: November 26, 2024.

I, B.L. Laman, New Mexico Professional Surveyor No. 22404, do hereby certify that this Survey Plat and the actual survey on the ground upon which it is based were performed by me or under my supervision; that I am responsible for this survey; 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. I further certify that this survey is not a land division as defined in the New Mexico Subdivision Act and that this instrument is a Survey of an existing tract.

PRELIMINARY

B.L. Laman Date
PS 22404
Exp. 10/31/2025
For and on behalf of Interstate Survey Group, LLC
brad@interstatesurveygroup.com

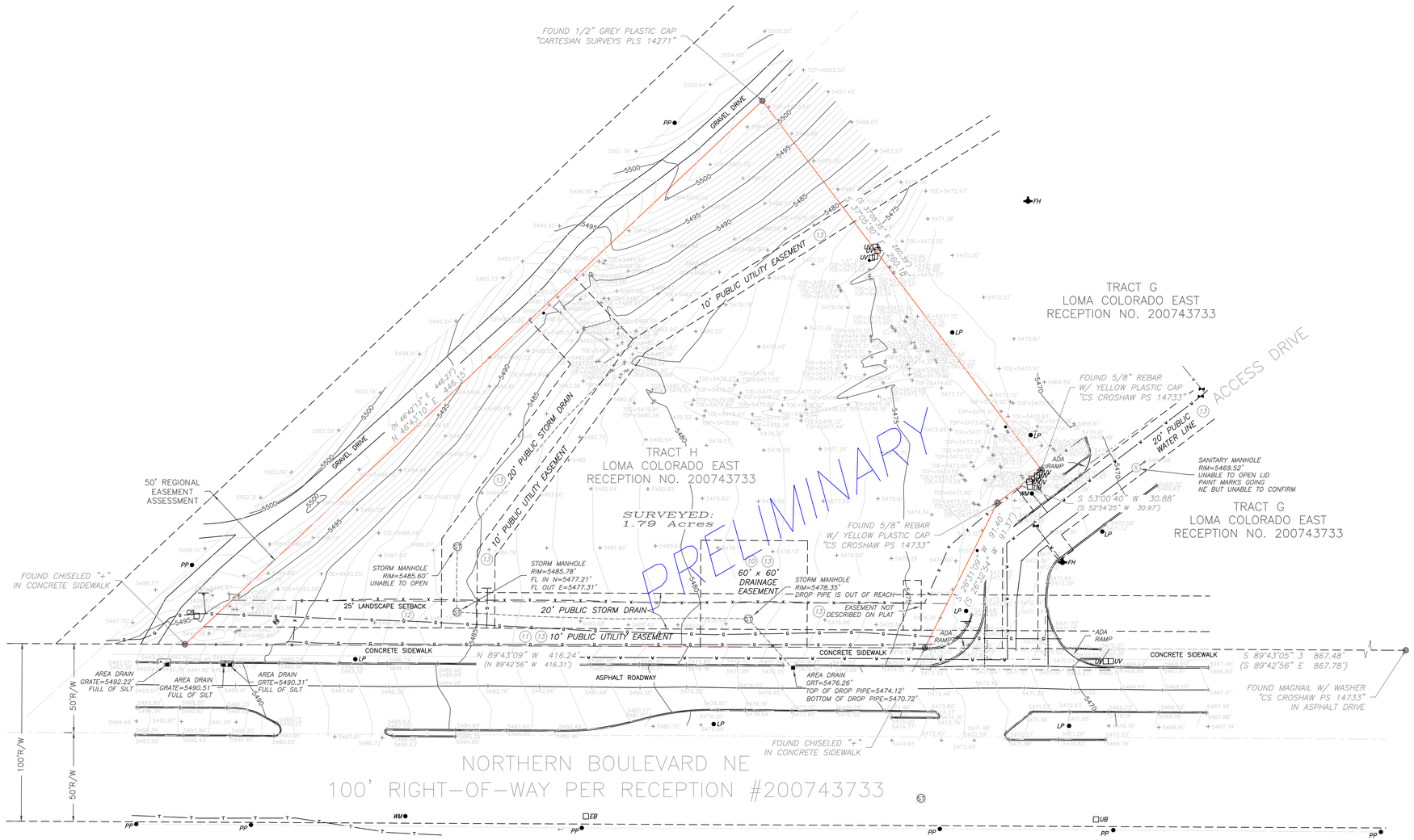
ALTA & TOPOGRAPHIC DESIGN SURVEY
FOR
AUTOZONE #10057
3701 NORTHERN BOULEVARD
RIO RANCHO, NM 87124

INTERSTATE SURVEY GROUP
PO. Box 740055 Arvada, Colorado 80006 (720) 610-4577

JOB NUMBER: NM-24-022	SHEET NUMBER:
SCALE: 1 INCH = 30 FT.	1 OF 2
PROJECT SURVEYOR: BLL	
DRAFTED BY: WRW	
SURVEY DATE: 11-17-2024	
REVISED DATE:	

AUTOZONE STORE #10057

TRACT H, LOMA COLORADO EAST
PART OF THE SOUTHEAST PORTION OF UNIT 13, RIO RANCHO ESTATES,
TOWN OF ALAMEDA GRANT, CITY OF RIO RANCHO, COUNTY OF SANDOVAL, STATE OF NEW MEXICO



LEGEND

- BOUNDARY
- ADJOINER
- EASEMENT
- RIGHT OF WAY
- CENTERLINE
- UNDERGROUND TELECOMMUNICATION
- STORM SEWER
- OVERHEAD UTILITY LINE
- GAS LINE
- WATER
- EDGE OF PAVEMENT / ASPHALT
- SILT FENCE
- SANITARY MANHOLE
- STORM MANHOLE
- TEMPORARY BENCHMARK
- MONUMENT FOUND AS NOTED
- UB UTILITY BOX
- EB ELECTRIC BOX
- CB COMMUNICATIONS BOX
- UV UTILITY VAULT
- WATER VALVE
- WM WATER METER
- FH FIRE HYDRANT
- AS NOTED
- 5480 CONTOUR ELEVATION (TYP)
- ( ) RECORD CALL
- SIGN
- AREA DRAIN

0 30 60

ALTA & TOPOGRAPHIC DESIGN SURVEY
FOR
AUTOZONE #10057
3701 NORTHERN BOULEVARD
RIO RANCHO, NM 87124

INTERSTATE SURVEY GROUP
PO. Box 740055 Arvada, Colorado 80006 (720) 610-4577

JOB NUMBER: NM-24-022	SHEET NUMBER: 2 OF 2
SCALE: 1 INCH = 30 FT.	
PROJECT SURVEYOR: BLL	
DRAFTED BY: WRW	
SURVEY DATE: 11-17-2024	
REVISED DATE:	

City of Rio Rancho
Development Services
3200 Civic Center Circle NE - Ste 130
Rio Rancho, NM 87144
(505) 891-5005 Fax: (505) 896-8994

June 30, 2025

TO: Jim Glascott, PE, CPESC (WT Group)
2675 Pratum Avenue
Hoffman Estates, IL 60192

RE: AutoZone Site Plan (25-160-00007)

The following memo contains the comments and feedback received regarding the Site Plan application.

Engineering Division:

- Pond quantity and quality need to be addressed on site; show calculations.
- SAS services should not be at a manhole, but at SAS main.
- For development shown on adjacent lot, provide letter of authorization from said owner.
- Traffic on Sheet CIR-1.0:
  - Plan shows access to the site via oncoming traffic; review and update.
  - Show sight triangles.
- Engineering review will occur at Commercial Permit submittal.
- **Contact:**
  Peter Prukop
  Associate Engineer
  (505) 891-5038
  pprukop@rrnm.gov

Planning and Zoning Division:

- Building elevations are required as part of the site plan application and must conform with the requirements in the Loma Colorado Redevelopment Plan (see section 2.3 ARCHITECTURE).
- An updated letter of authorization is needed from the owner of adjacent Tract G for the access and parking configuration depicted.

Parks, Recreation and Community Services:

- Based on the following observations, changes to specific plan sheets may be required:
  - Sheet C1 1 – Handicap parking spaces and aisles.
    - Painting and signage does not appear to be compliant with state statute.
    - Verify that handicap parking spaces are designed and constructed as ADA compliant, with no slope (run, cross slope, etc.) greater than 2.083% in any given direction within the handicap parking space and aisle.
    - For the accessible aisle between the handicap parking spaces, follow the NM statute which requires that the striped area meet the requirements set out in NMSA 66-1-4.1.B and that 1' high letters that are at least 2" wide stating NO PARKING are stenciled in the aisle.
    - Please reference the Parking Lot Checklist provided by the NM Governor's Commission on Disability for parking space and sign requirements: https://www.gcd.nm.gov/technical-assistance/parking/ (select "2021 NM Accessible Parking Checklist – Updated 2024").
  - The species, size and percent coverage of vegetation appears correct as required by Municipal Code for C-1 development. The landscape palette and coverage must also comply with any overlying Master Plan.
- **Contact:**
  Dyane N. Sonier
  Research and Development Manager
  (505) 896-8728
  dsonier@rrnm.gov

PNM:

- There is a 750 backbone on the backside of the property that should be noted during construction.
- There is a 3-phase loop to the east of the property that would possibly be feasible to tie into per PNM's maps.
- A pullbox was set on the south side of the property to anticipate the eventual tie-in.
- **Contacts:**

Jordan Ludi
Associate Director, Grid Modernization
(505) 241-3656
jordan.ludi@pnm.com

Ken Maestas
Land Use and Permitting
(505) 241-4436
ken.maestas@pnm.com

SSCAFCA:

- It will be necessary to determine if the Northern Blvd storm drain system has sufficient capacity to accommodate the proposed site discharge.
- **Contact:**

Sara Rassa
Staff Engineer
(505) 892-7246
srassa@sscafca.com

If you have any additional questions or concerns, please feel free to contact me or the contacts listed under each department.

Respectfully,
Ben Isaacs



Municipal Planner I
Development Services Department
City of Rio Rancho
(505) 891-5035 | bisaacs@rrnm.gov

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

July 9, 2025

RE: Site Plan, Case No. 25-160-00007
3701 Northern Blvd NE

Dear Property Owner:

You are receiving this certified notice because your property abuts a site where a land development decision is required by the Governing Body.

The applicant, Loma Colorado North LLC, through their agent, Jim Glascott, PE, CPESC (WT Group), is requesting a site plan approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H and addressed as 3701 Northern Blvd NE. The property is zoned SU/MU: Special Use for Mixed Use and is approximately 1.79 acres.

The **Governing Body** will consider the request and have the final approval on **Thursday, July 24, 2025** at 6:00 pm in the **Council Chambers** and **Virtually** as a hybrid meeting, through the **Zoom link and number below.**

On the back of this letter is a location map of the project, with the subject property identified with a red outline.

If you would like to comment on this application, you are encouraged to send in comments in writing, which will be presented to the Governing Body. This Governing Body meeting will be hybrid with options to participate virtually or in person. The City highly encourages citizens to watch the meeting live on the City's website www.rrnm.gov or on Sparklight cable channel 56.

For the **Governing Body meeting**, to participate virtually: Join via computer:
https://us06web.zoom.us/j/85302353741?pwd=bWp1QXliSGJoeHhJaGVOczF4MDN0UT09
Meeting ID: 853 0235 3741 Passcode: 789419 Join via phone: 1-346-248-7799 US

Please contact me via e-mail me at bisaacs@rrnm.gov or call me at 505-891-5035, if you have any questions concerning this matter. The agenda for this hearing and related staff reports will be posted on the City's website, www.rrnm.gov, the Friday before the hearing.

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any form of auxiliary aid or service to attend or participate in the hearing or meeting, please contact the City Clerk, 505-891-5004, as soon as possible prior to the meeting. Please contact the City Clerk if a summary or other type of accessible format is needed.

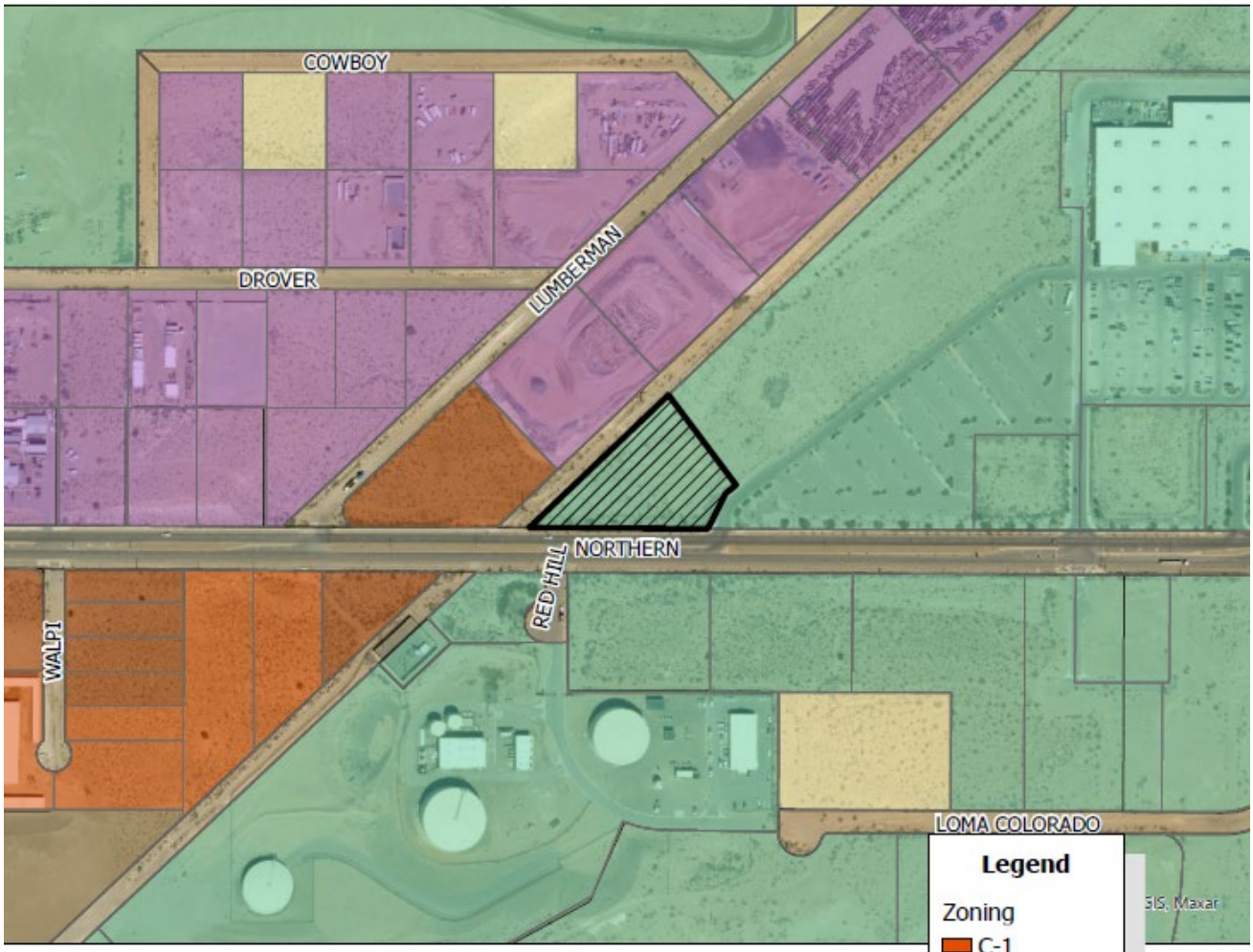
Respectfully,

Ben Isaacs
Municipal Planner I
Development Services Department
City of Rio Rancho

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

3701 NORTHERN BLVD NE



GIS Moving Spatial Data Forward

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map courtesy of Ben Isaacs, 7/2/2025

City of Vision

CITY OF RIO RANCHO
PUBLIC HEARING NOTICE

The GOVERNING BODY of the CITY of RIO RANCHO will consider the following matters at its regularly scheduled meeting at 6:00 p.m. on Thursday, July 24, 2025:

Site Plan
Case #25-160-00009
The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan for a proposed H-Tea-O Drive Thru location at the property legally described as Gateway North, Tract C5A.

Zone Map Amendment
Case #25-100-00002
The applicant, Cielo Bonito, LLC requests approval of a Zone Map Amendment of approximately 50.442 acres from TZ: Transitional Zoning to R-3: Mixed Residential, for the property legally described as, Unit 21, Block 22, Lots 7-31 and 45-48, Block 23, Lots 3-10, 14-18, Lots 20-23, 28-32, 38, 42-49 and 50-64 and Block 24, Lots 44-49, 55-56, 58-59, and 60-70.

Site Plan Approval
Case #25-160-00008
The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE. The subject property is legally described as The Village Tract E1 and is zoned SU.

Site Plan
Case #25-160-00007
The applicant, Loma Colorado North LLC, through their agent, Jim Glascott, PE, CPESC (WT Group), is requesting a site plan approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H and addressed as 3701 Northern Blvd NE. The property is zoned SU/MU: Special Use for Mixed Use and is approximately 1.79 acres.

Zone Map Amendment
Case #25-100-00006
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

Master Plan Amendment
Case #25-410-00004
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to amend the Master Plan Addendum to expand the area covered by the addendum to Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, and update regulations and provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Site Plan
Case #25-160-00007
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting a site plan approval for a solar generation, storage and distribution system on the subject properties: Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D.

The meeting is scheduled for 6 pm in the Council Chambers at City Hall, 3200 Civic Center Circle NE, Rio Rancho, NM. The public is invited to attend in person or virtually at www.rrnm.gov. Materials related to these items are available for viewing in the Development Services Department at City Hall.

If you would like to comment on any of these applications, you are encouraged to submit a written comment to planning@rrnm.gov. Written comments will be inserted into the public record.

Journal: July 9, 2025

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: D39

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Development Services

SUBJECT:
D39, Site Plan Approval for a Chase Bank at the Property Legally Described as The Village, Tract E-1

BACKGROUND AND ANALYSIS:
The subject property is legally described as The Village, Tract E1,and consists of approximately 0.94 acres. The subject property is zoned SU: Special Use per Ordinance No. 21, Enactment No. 07-22. This Ordinance designates this area as SU for Commercial/Office District as described in the Cabezon Communities Master Plan, which governs this area.

The main purpose of this Master Plan is to designate land uses and anticipated zoning categories for those land uses, along with providing design guidelines. It states that the intent is to provide for most uses that are allowed in the City's C-1 and O-1 districts. Among the permissive uses listed in this category are "Banks, theaters, and office buildings," which matches the proposed use.

CONFORMANCE WITH THE CITY ZONING ORDINANCE: The Rio Rancho Code of Ordinances (R.O. 2003) §154.43 (3) requires “All SU zoned property must have a site plan approved by the Governing Body. The site plan may accompany the application for a change in zoning designation or may be submitted for approval at a later date. Approval of the site plan must be obtained prior to any development of the property.” Pursuant to the criteria provided by R.O. 2003 § 154.43 (3)(a) through (3)(j), the site plan, at a minimum, shall contain the following:

a. Scale and north arrow; criteria is satisfied.
b. Lot boundaries and easements; A 10 ft Public Utility Easement surrounds the entire property.
c. Existing and proposed utilities; criteria is satisfied.
d. Existing and proposed rights-of-way; criteria is satisfied.
e. Proposed structure with uses, dimension, and setbacks; The building height will be 22 feet, in compliance with the Cabezon Communities Mater Plan, which states buildings that are up to 75 feet in height or 5 stories above ground level are permissible. Building setbacks are over 10 ft from all rights-of-way, and the parking areas are a minimum of 15 feet from the rights-of-way, also in compliance with the Cabezon Communities Mater Plan; criteria is satisfied.
f. Proposed ingress, egress, parking, and circulation; access point to the site will be provided off of Trebor Way SE. Off-street parking shall be guided by the regulations set forth in §154.76 (A)(1), which states that retail businesses shall require 1 space per 300 square feet of floor area. The Site Plan shows that the gross square footage of the building is 3,337 square feet, which would require 12 parking spaces per the Ordinance. The proposed Site Plan shows 31 spaces with 2 being accessible parking spaces; criteria is satisfied.
g. Landscaping and landscape buffers; Per the attached landscape plan, approximately 36% of the lot is landscaped; landscape area complies with the minimum 10% required. Applicant has provided

detailed landscape plan with species type. Enhanced landscaping requirements outlined in the Cabezon Communities Master Plan will be confirmed at Building Permit review, as listed in conditions of approval; criteria is satisfied.
h. Elevations; Per the Cabezon Communities Master Plan: "Building materials will be natural rather than synthetic, in warm colors ranging from light to dark tans, terracotta red to deep browns." Elevations show the building materials as stone in warm beige and medium brown tones; criteria is satisfied.
i. Adjacent property characteristics; Properties to the west, east, and south are zoned SU: Special Use under the same Ordinance as the subject property.
j. Preliminary drainage plan; criteria is satisfied.

NOTIFICATIONS: Adjacent property owners were notified of this hearing by mail. A notice sign was posted on the property on July 17, 2025. A legal notice was published in the July 9, 2025 edition of the Albuquerque Journal for the Governing Body meeting. All legal notification requirements for this project have been met.

INTERDEPARTMENTAL/INTERAGENCY REVIEW:

- Reviewing Agency Received Application for Review Comments
- DSD Planning and Zoning -Comments attached
- DSD Engineering- Comments attached
- Rio Rancho Public Schools - No comments provided
- Fire and Rescue - Comments attached.
- Police Department - No comments provided
- SSCAFCA - No Comments provided
- MRCOG - No comments provided
- Parks, Recreation, and Community Services - Comments attached

IMPACT:

The Development Services Department recommends the Governing Body approve the applicant's request for a site plan approval with the following findings of fact and conditions of approval.

GENERAL FINDINGS:
1. R.O. 2003 Section 154.43 (3) requires site plan approval by the Governing Body;
2. The applicant has the authority to apply for site plan approval;
3. The applicant and adjacent property owners received due process as proper notice and a full opportunity to present views were given.

SPECIFIC FINDINGS AND CONDITIONS OF APPROVAL:
1. The subject property is zoned SU: Special Use District by Ordinance No. 21, Enactment No. 07-22. The SU: Special Use zoning designation requires that a site plan be reviewed and approved by the Governing Body.
2. The site plan conforms to the Rio Rancho Code of Ordinances (R.O. 2003) Section 154.43.
3. Development of the site will conform to all City ordinances, standards, and specifications.
4. The review and subsequent building permit applications will ensure conformance to the approved Site Plan and City ordinances, standards, and specifications.
5. Landscaping and design shall comply with the Cabezon Communities Mater Plan. Plant species and screening height to be verified at Building Permit.
6. The signage of the development shall adhere to the Sign Code Ordinance.
7. The applicant shall address all of the Site Plan reviewer comments.
8. The Director of the Development Services Department may approve minor changes to this site plan if the changes are consistent with the use and other written requirements and/or conditions of approval, if the buildings are the same general configuration, if the total square footage is not greater than 10% of the approved plan, the site circulation is similar in its effect on adjacent

property or streets, and the approving official finds that neither the City nor any person will be substantially aggrieved by the altered site plan.
9. This approval is valid for a period of three years from date of approval, in which time a building permit for the proposed structures must be applied for and issued, remain active, and the authorized construction shall be started and diligently pursued to completion without cessation of 30 days.
10. The New Mexico Administrative Code (NMAC) regulations for EV charging and EV ready spaces will need to be followed.

ALTERNATIVES:

The Governing Body may:
1. Approve the site plan.
2. Deny the site plan.
3. Modify the site plan request and approve such modifications.
4. Continue the public hearing to request additional information or to consider testimony provided at the public hearing.

DEPARTMENT RECOMMENDATION:

The Development Services Department recommends the Governing Body approve the applicant's request for site plan approval with findings and conditions.

ATTACHMENT: Application
ATTACHMENT: Authorization Letter
ATTACHMENT: 2150 Unser Blvd SE Site Plan Location Map
ATTACHMENT: Reviewer Comments
ATTACHMENT: Reproduction of Notices

Development Services Department, Ste. 130
3200 Civic Center Circle NE, Rio Rancho, NM 87144
(505) 891-5005

PLANNING & ZONING LAND USE APPLICATION

Please check appropriate box (Fees are listed on the back)

Administrative Permit	Plan	Subdivision	Zoning
☐ Community Residential Care Facility	☐ Comprehensive Plan Amendment	☐ Final Plat	☐ Annexation
☐ Development Review Committee (DRC)	☐ Corridor Plan Amendment	☐ Preliminary Plat	☐ Appeal
☐ Home Occupation	☐ Master Plan	☐ Summary Plat	☐ Conditional Use Permit
☐ Model Home / Sales Office	☐ Master Plan Amendment	☐ Vacation of Plat	☐ Master Sign Plan
☐ Residential Child Care Facility 6 or <	☐ Specific Area Plan Amendment	☐ Street Name Change	☒ Site Plan
☐ Sign Permit	☐ Text Amendment	☐ Subdivision Interpretation	☐ Special Exception
☐ Other		☐ Subdivision Variance	☐ Variance
			☐ Zone Map Amendment
			☐ Zoning Certification
			☐ Zoning Interpretation

Please Print In Ink Only or Type
Application must be complete. Please attach the appropriate checklist for the action you are requesting, if applicable.

APPLICANT/AGENT INFORMATION

Applicant Name: APMI, Inc. - Architect: Will Reilly, A.I.A. - Project Manager: Juan Gonzales		Phone: 480-998-0709
Address: 3003 North Central Avenue, Suite 1100		E-Mail: wreilly@apmi.com / jgonzales@apmi.com
City: Phoenix	State: AZ	Zip: 85012
Proprietary Interest: Chase bank, future property tenant	List Owners: GRACO Real Estate Development - Contact: Gary Andrews	
Deed or Ownership Verification Provided: (Initials)	Letter of Authorization Provided: (Initials) JCG	

Agent Name:		Phone:
Address:		E-Mail:
City:	State:	ZIP Code:

DESCRIPTION OF REQUEST: (PLEASE ADD ADDITIONAL SHEET(S) IF NECESSARY)

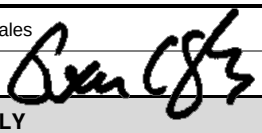
Application for site plan approval by council. This project consists of a new ground up retail bank branch and associated site improvements on an existing retail pad in an established shopping center.

SITE INFORMATION: (PLEASE PROVIDE ACCURATE LEGAL DESCRIPTION)

Subdivision/Unit : Cabezon Subdivision Unit	Block(s):	Lot(s):
Existing Zoning: SU	Proposed Zoning: SU (no change)	
No. of existing lots: 1	No. of proposed lots: 1	Total area of site (acres) 40,977 s.f. (0.94 acres)

ACKNOWLEDGEMENT

I hereby acknowledge that I have read this entire application and affirm that all information provided is correct. I agree to comply with the requirements of the City of Rio Rancho as outlined in all applicable laws, ordinances and regulations.

Print Name: Juan C Gonzales	Applicant: APMI, Inc.	Agent:
Signature: 		Date: 6/5/2025

FOR OFFICIAL USE ONLY

H.T.E. PROJECT #	FEE	RECEIPT #

APPLICATION ACCEPTED BY: _____ **DATE:** _____

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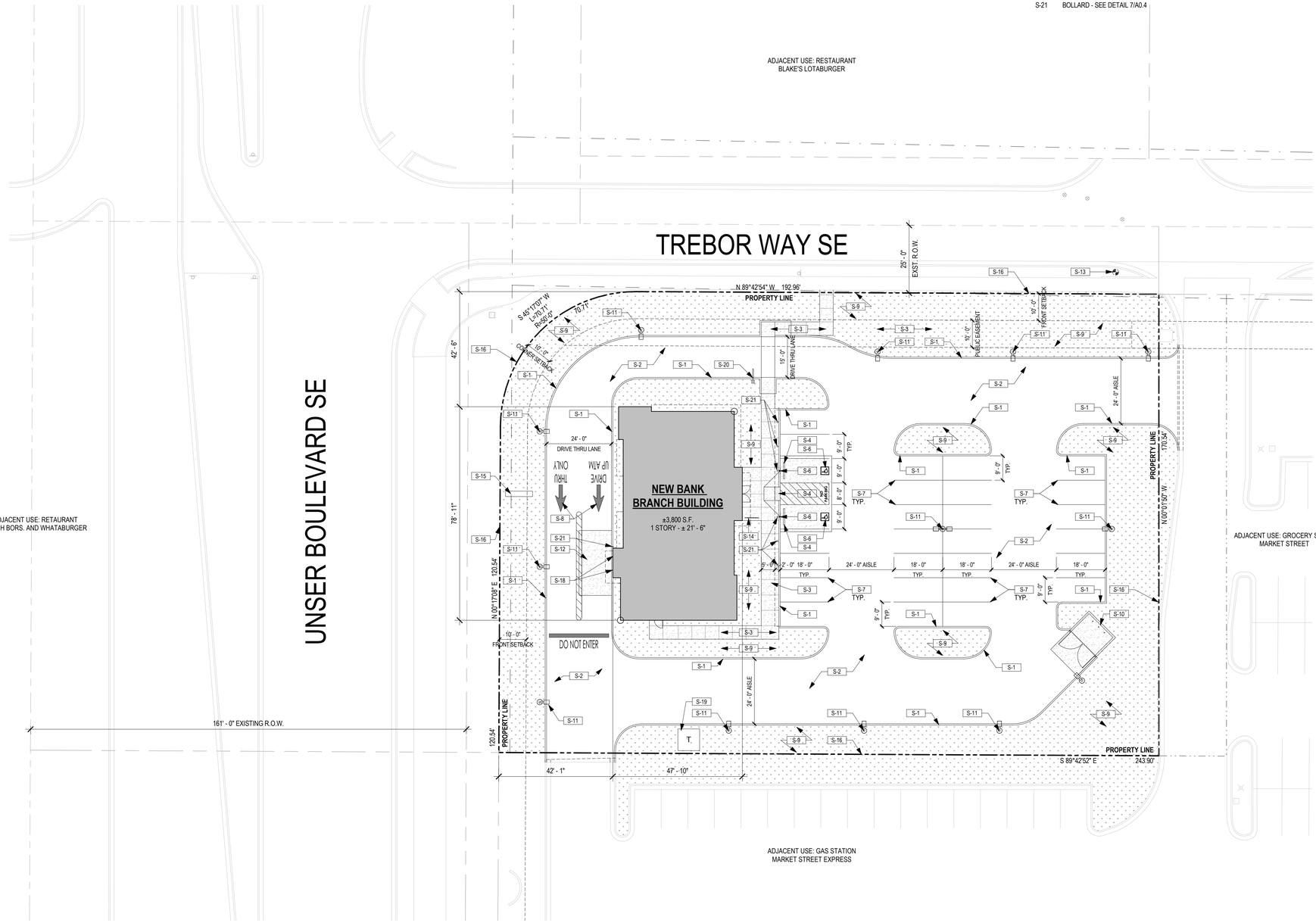
SITE PLAN KEYNOTES

S-#

S-1	CONCRETE CURBING.
S-2	PARKING LOT PAVING
S-3	CONCRETE SIDEWALK
S-4	CONCRETE WHEEL STOP - SEE DETAIL 9/A0.4
S-5	ADA RAMP - SEE DETAIL 1 & 2/A0.4
S-6	ACCESSIBLE PARKING AND SIGNAGE - SEE DETAIL 4 & 5/A0.4
S-7	PAINTED PARKING STRIPING
S-8	PAINTED DIRECTION ARROWS
S-9	LANDSCAPE AREA
S-10	TRASH ENCLOSURE. - SEE DETAIL 1/A0.3
S-11	POLE LIGHT - SEE DETAIL 8/A0.4
S-12	DRIVE-UP ATM LOCATION
S-13	FIRE HYDRANT
S-14	BIKE RACK - SEE DETAIL 6/A0.4
S-15	MONUMENT SIGN - UNDER SEPARATE PERMIT.
S-16	PROPERTY LINE
S-17	ACCESSIBLE CONNECTION TO RIGHT OF WAY
S-18	DRIVE-UP ATM AND AHD WITH BUILDING MOUNTED CANOPY - SEE DETAIL 5/A0.3
S-19	PROPOSED LOCATION OF NEW TRANSFORMER
S-20	OVERHEAD CLEARANCE CRASH BAR - SEE DETAILS 3 & 4/A0.4
S-21	BOLLARD - SEE DETAIL 7/A0.4



ARCHITECTURAL SITE PLAN

SCALE: 1" = 20'-0"

0 10 20 40

N

PROJECT DATA

OWNER:
J.P. MORGAN CHASE, N.A.
CORP. REAL ESTATE SERVICES
10 SOUTH DEARBORN,
CHICAGO, ILLINOIS 60603

JOE M. HERNANDEZ
T 602.221.4601
E joe.m.hernandez@jpmchase.com

ARCHITECT:
APMI, INC.
1117 NORTH 3RD STREET,
PHOENIX, ARIZONA 85004

WILL REILLY
T 480.988.0709
E wreilly@apmi.com

PROJECT LOCATION:
2150 UNSER BOULEVARD SE,
RIO RANCHO NEW MEXICO 87124

PARCEL NUMBER:
1011067405183

PROJECT DESCRIPTION:
THIS PROJECT CONSISTS OF A NEW GROUND UP RETAIL BANK BRANCH AND ASSOCIATED SITE IMPROVEMENTS ON AN EXISTING RETAIL PAD IN AN ESTABLISHED SHOPPING CENTER.

LEGAL DESCRIPTION:
TRACT E1 OF THE VILLAGE, BEING A REPLAT OF TRACT 14A-1A OF CABEZON SUBDIVISION UNIT SIXTEEN, WITHIN PROJECTED SECTIONS 35 AND 36, T. 12N., R. 2E., N.M.P.M., TOWN OF ALAMEDA GRANT, CITY OF RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILLED IN THE OFFICE OF THE COUNTY CLERK OF SANDOVAL COUNTY, NEW MEXICO, NOVEMBER 7, 2022, IN VOLUME 3, FOLIO 4963, AS DOCUMENT NO.2022P01959

EXISTING ZONING:
SU - C1

PROPOSED USE:
FINANCIAL INSTITUTION

SETBACKS
10' - 0" (FRONT)
0' - 0" (SIDES)
0' - 0" (REAR)
10' - 0" (CORNER)

AREA CALCULATIONS:

TOTAL AREA OF PROPERTY:	40,997 S.F.	(0.94 ACRES)	100%
TOTAL BUILDING COVERAGE:	3,337 S.F.	(0.09 ACRES)	8%
TOTAL PARKING/SIDEWALK COVERAGE:	22,844 S.F.	(0.51 ACRES)	56%
TOTAL LANDSCAPE COVERAGE:	14,816 S.F.	(0.34 ACRES)	36%
BUILDING HEIGHT:	21' - 6"		
MAXIMUM BUILDING HEIGHT:	50' - 0"		

REQUIRED PARKING:

REQUIRED PARKING (1/300 S.F.)	13 SPACES
REQUIRED H.C. PARKING:	1 SPACES
PROVIDED PARKING:	29 SPACES
PROVIDED H.C. PARKING:	2 SPACES
TOTAL PARKING PROVIDED:	31 SPACES

APPLICABLE CODES:
2021 INTERNATIONAL BUILDING CODE
2021 UNIFORM MECHANICAL CODE
2021 UNIFORM PLUMBING CODE
2020 NATIONAL ELECTRIC CODE
2021 INTERNATIONAL ENERGY CONSERVATION CODE
2021 INTERNATIONAL FIRE CODE
2010 ADA STANDARDS FOR ACCESSIBLE DESIGN
2009 ICC A117.1 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES

ALL CODES AS MODIFIED BY STATE OF NEW MEXICO AMENDMENTS.

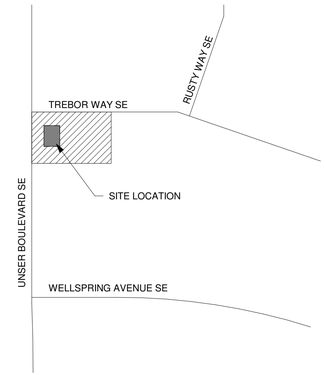
OCCUPANCY TYPE: 'B' OCCUPANCY

CONSTRUCTION TYPE: TYPE V-B CONSTRUCTION

SEE CODE STUDY SHEET FOR MORE INFORMATION

VICINITY MAP

SCALE: N.T.S.



UNSER BOULEVARD AND TREBOR WAY
2150 UNSER BOULEVARD SE, RIO RANCHO, NEW MEXICO 87124

CHASE

APMI architecture
480.988.0709
apmi.com
1117 NORTH 3RD STREET
PHOENIX, ARIZONA 85004

PRELIMINARY - NOT FOR CONSTRUCTION NOR RECORDING

DRAWN	JM
DATE	6.JUN.2025
PROJECT	24151.00

ARCHITECTURAL SITE PLAN

A0.2

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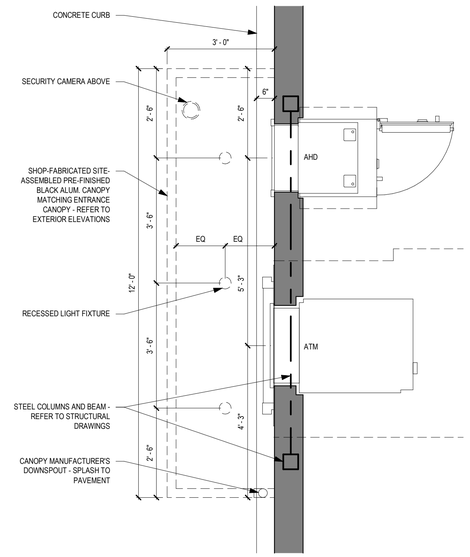
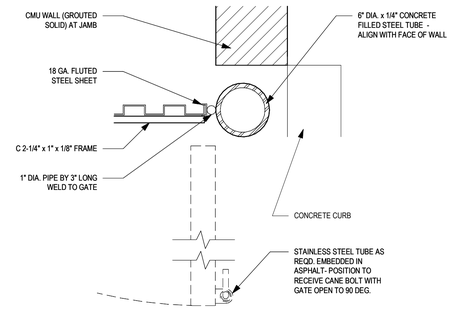
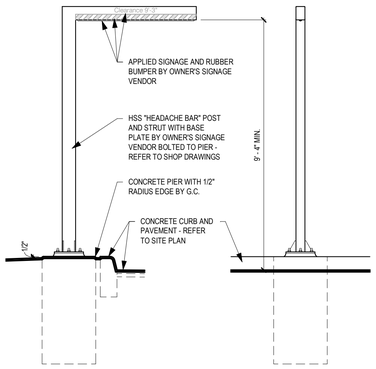


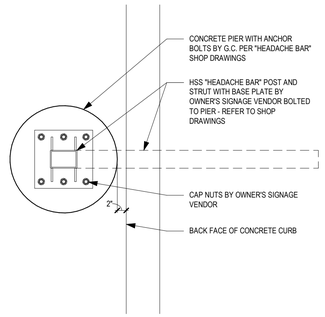
5 A0.3 **ATTACHED DRIVE-UP CANOPY PLAN**
SCALE: 1/2" = 1'-0"



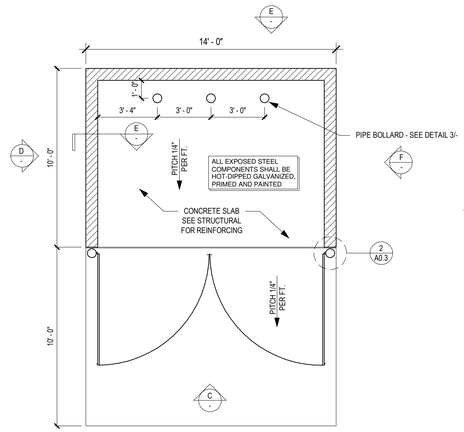
2 A0.3 **TRASH ENCLOSURE - CORNER DETAIL**
SCALE: 1 1/2" = 1'-0"



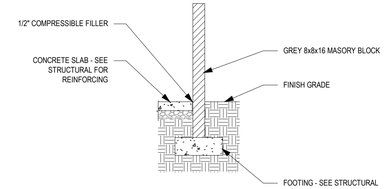
4 A0.3 **DRIVE-UP HEADACHE BAR ELEVATION**
SCALE: 3/8" = 1'-0"



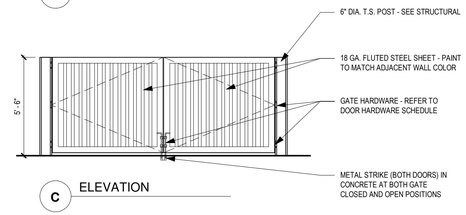
3 A0.3 **DRIVE-UP HEADACHE BAR PLAN**
SCALE: 3/4" = 1'-0"



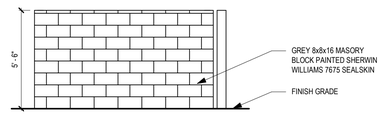
A PLAN



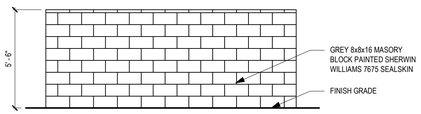
B SECTION



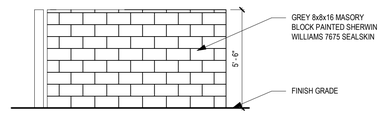
C ELEVATION



D ELEVATION



E ELEVATION



F ELEVATION

1 A0.3 **TRASH ENCLOSURE**
SCALE: 1/4" = 1'-0"

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PROJECT	24151.00

SITE DETAILS

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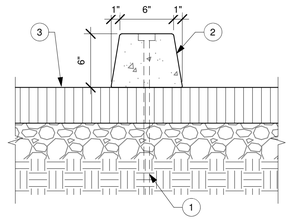
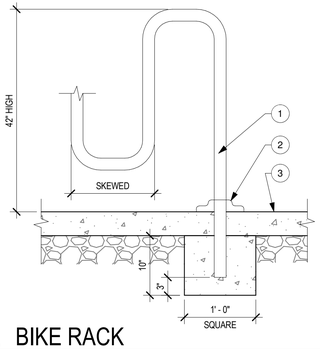


KEY NOTES:

1. 5/8" DIA. X 24" DOWELS AT 4'-0" O.C.
2. PRECAST CONCRETE BUMPER.
3. ASPHALTIC CONC. ON A.B.C. FILL. SEE CIVIL.

9 A0.4 **TYPICAL WHEEL STOP**

SCALE: 1 1/2" = 1'-0"



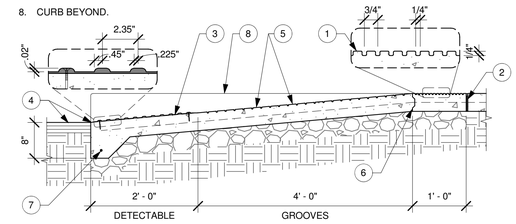
KEY NOTES:

1. MOUNT (SURFACE MOUNT NOT ALLOWED)
2. MATCHING BASE COVER
3. 4" CONCRETE SLAB OVER 4" A.B.C.

GENERAL NOTE:
GAMETIME BIKE RACK MODEL #F7700, FOR 5 BICYCLES. POWDERCOAT "MATTE BLACK"

6 A0.4 **BIKE RACK**

SCALE: 1" = 1'-0"

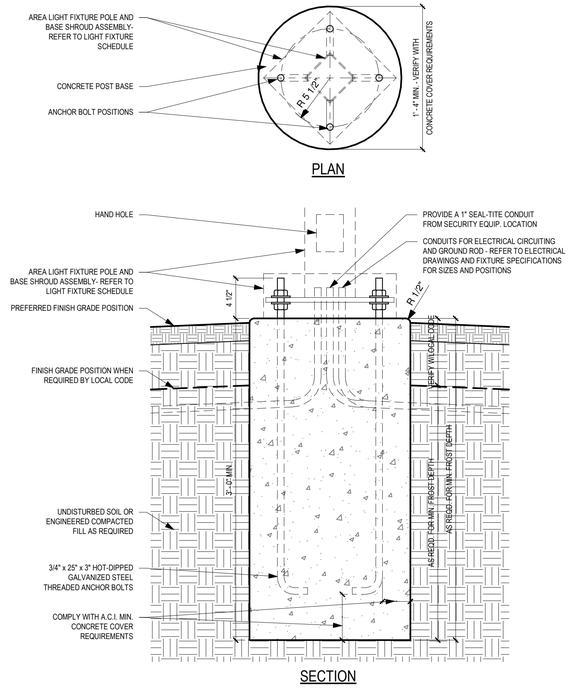


KEY NOTES:

1. 1/4" DEEP SCORE JOINTS AT 3/4" O.C. (TACTILE WARNING).
2. 3/8" EXPANSION JOINT - RECESS 1/2" BELOW TOP OF SLAB AND FILL WITH TRAFFIC DUTY SEALANT.
3. PLASTIC TRUNCATED DOME MAT OVER CONCRETE RAMP. **COLOR TO BE YELLOW.**
4. TOP OF PAVING AND RAMP WITH 1/2" MAX. LIP - BEVEL UP AT 24° ANGLE.
5. 4" CONCRETE RAMP WITH #3 REINF. BAR AT 16" O.C. BOTH WAYS.
6. CONTINUOUS KEY JOINT.
7. #5 CONTINUOUS REBAR - DOWEL INTO CURB EACH SIDE.
8. CURB BEYOND.

3 A0.4 **RAMP SECTION**

SCALE: 3/4" = 1'-0"



PLAN

SECTION

8 A0.4 **LIGHT POLE BASE**

SCALE: 1 1/2" = 1'-0"

NOTES:

1. THE BOTTOM OF THE ACCESSIBLE SIGNS SHOULD BE NO LESS THAN 60 INCHES ABOVE FINISH GRADE OUTSIDE THE PATH OF TRAVEL / 80 INCHES ABOVE GRADE INSIDE PATH OF TRAVEL.
2. MOUNT SIGNS ON POSTS AND SHALL BE PROPERLY CENTERED WITHIN THE PARKING SPACES.
3. INTERNATIONAL SYMBOL OF ACCESSIBILITY SHOWN WHITE ON 6" X 6" BLUE FIELD WITH 1/2" RADIUS CORNERS.
4. THE VAN ACCESSIBLE SIGN SHALL BE CENTERED UNDER THE ACCESSIBLE PARKING SIGN AS SHOWN.
5. CONTRACTOR TO CONFIRM FINE AMOUNT WITH LOCAL JURISDICTION AND PROVIDE APPROPRIATE SIGN LETTERING

5 A0.4 **ACCESSIBLE & VAN ACCESSIBLE PARKING SIGNS**

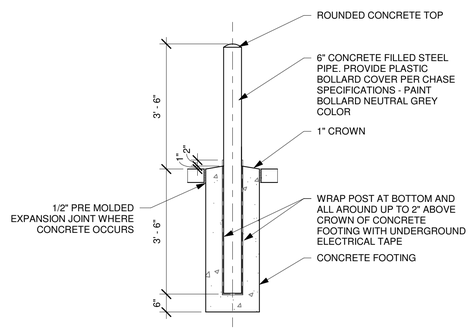
SCALE: 1 1/2" = 1'-0"

KEY NOTES:

1. 1/4" DEEP TOOLED SCORE JOINTS AT 3/4" O.C. TYPICAL 12" WIDE BAND AT TOP OF RAMP AND FLARE.
2. PLASTIC TRUNCATED DOME MAT ON CONCRETE RAMP. **COLOR TO BE YELLOW.**
3. DETECTABLE WARNING ON CONCRETE RAMP CONSISTING OF MEDIUM BROOM NON-SLIP FINISH PERPENDICULAR TO THE SLOPE WITH SCORE JOINTS AT 1" O.C. PERPENDICULAR TO THE SLOPE.
4. CURB WHERE OCCURS - REFER TO CIVIL DRAWINGS.

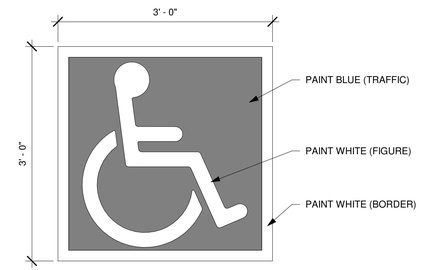
2 A0.4 **CONCRETE FLARE RAMP DETAIL**

SCALE: 3/8" = 1'-0"



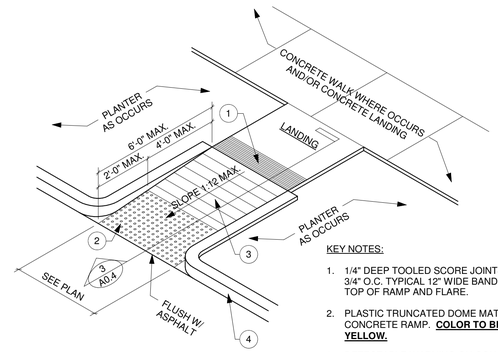
7 A0.4 **BOLLARD DETAIL**

SCALE: 1/2" = 1'-0"



4 A0.4 **ACCESSIBLE SYMBOL**

SCALE: 1" = 1'-0"



KEY NOTES:

1. 1/4" DEEP TOOLED SCORE JOINTS AT 3/4" O.C. TYPICAL 12" WIDE BAND AT TOP OF RAMP AND FLARE.
2. PLASTIC TRUNCATED DOME MAT ON CONCRETE RAMP. **COLOR TO BE YELLOW.**
3. DETECTABLE WARNING ON CONCRETE RAMP CONSISTING OF MEDIUM BROOM NON-SLIP FINISH PERPENDICULAR TO THE SLOPE WITH SCORE JOINTS AT 1" O.C. PERPENDICULAR TO THE SLOPE.
4. CURB WHERE OCCURS - REFER TO CIVIL DRAWINGS.

1 A0.4 **CONCRETE RAMP DETAIL**

SCALE: 3/8" = 1'-0"

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1 A2.1 NORTH ELEVATION

SCALE: 1/4" = 1'-0"

0 2 4 8



2 A2.1 EAST ELEVATION

SCALE: 1/4" = 1'-0"

0 2 4 8

EXTERIOR FINISH MATERIALS

ST-4	MANUFACTURED THIN STONE VENEER	
	MANUFACTURER	WESTLAKE ROYAL STONE, L.L.C.
	PRODUCT	CULTURED STONE HEWN STONE
	COLOR	FOUNDATION
	SIZE	22" WIDE x 5" HIGH x 1.5" THICK
	GROUT	1/4" NOMINAL JOINTS WITH FULL SMOOTH TOOLED COLOR-MATCHED PORTLAND CEMENT GROUT
	NOTES	1/3-OFFSET RUNNING BOND MANUFACTURED THIN STONE FIELD-CUT TO MAX. LENGTHS POSSIBLE WITH BUTTED AND LAPPED INSIDE CORNERS AND MANUFACTURER'S FABRICATED RETURN CORNER PIECES- MITERED CORNERS ARE NOT ACCEPTABLE- PLACE CONTROL JOINTS AS RECOMMENDED BY THE MANUFACTURER- REFER TO WALL SECTIONS AND DETAILS
FC-1	FIBER CEMENT PANEL- DARK	
	MANUFACTURER	NICHIHA FIBER CEMENT
	PRODUCT	VINTAGEWOOD AWP 1818 (AVAILABLE AS AWP 3030 FOR NON-PROTOTYPICAL PROJECTS)
	COLOR	BARK
	SIZE	18" NOMINAL x 72" NOMINAL AND 120" NOMINAL
	NOTES	INCLUDE 3.5" MANUFACTURED CORNERS AND MANUFACTURER'S "ESSENTIAL" FLASHING SYSTEM.
FC-2	FIBER CEMENT PANEL- LIGHT	
	MANUFACTURER	NICHIHA FIBER CEMENT
	PRODUCT	VINTAGEWOOD AWP 1818 (AVAILABLE AS AWP 3030 FOR NON-PROTOTYPICAL PROJECTS)
	COLOR	ASH
	SIZE	18" NOMINAL x 72" NOMINAL AND 120" NOMINAL
	NOTES	INCLUDE 3.5" MANUFACTURED CORNERS AND MANUFACTURER'S "ESSENTIAL" FLASHING SYSTEM.
RC-1	ROOF COPING	
	MANUFACTURER	PETERSEN ALUMINUM / PAC-CLAD
	PRODUCT	PAC-CONTINUOUS
	COLOR	MATTE BLACK STEEL / BLACK ALUMINUM
ACM-1	ALUMINUM COMPOSITE MATERIAL	
	MANUFACTURER	ARCONIC ARCHITECTURAL PRODUCTS
	PRODUCT	REYNOBOND
	COLOR	COLORWELD 500 SERIES TWO SILVERSMITH

ELEVATION NOTES

E-#

E-1 CONCRETE FOOTINGS / FOUNDATIONS: REFER TO STRUCTURAL DWGS.
E-2 CONCRETE CURB AND ISLANDS: EFER TO ARCHITECTURAL SITE PLAN AND DRIVE-UP CANOPY PLAN
E-3A EMERGENCY ACCESS KEY BOX: ONLY WHERE REQUIRED BY LOCAL CODE- VERIFY PRODUCT SPEC. REQD. W/ LOCAL AHJ (ME-12 PREFERED): RECESS-MOUNT IN WALL CONSTRUCTION AS REQD. TO SET FACE FLUSH WITH ADJACENT WALL FINISH- VERIFY FINAL LOCATION WITH AHJ
E-3B OWNER'S ACCESS KEY BOX: REFER TO MISC. EQUIPMENT SCHEDULE #ME-12- RECESS-MOUNT IN WALL CONSTRUCTION AS REQD. TO SET FACE FLUSH WITH ADJACENT WALL FINISH
E-3C ATM KEY BOX: REFER TO MISC. EQUIPMENT SCHEDULE #ME-12; RECESS MOUNT
E-4 LIGHTING TIMER SYSTEM PHOTO SENSOR: REFER TO ELECTRICAL DRAWINGS
E-5 METAL FLASHING AND COUNTER FLASHING CONCEALED BEHIND WALL FINISH AND FINISH OF EXPOSED FLASHING TO MATCH ADJACENT ROOFING/COPING
E-6 FLASHING AT PREFAB CANOPY: PRE-FINISHED ALUMINUM FLASHING TO SPAN GAP BETWEEN PREFAB CANOPY AND BUILDING CONCEALED BEHIND WALL FINISH- REFER TO WALL SECTIONS AND DETAILS- COLOR TO MATCH EPT-4- VERIFY FINAL FLASHING LENGTH AND CONFIGURATION WITH APPROVED CANOPY SHOP DWGS
E-7 ENTRANCE / ATM CANOPY: SHOP FABRICATED SITE-ASSEMBLED PRE-FINISHED BLACK CUSTOM ALUMINUM CANOPY UNIT WITH PREPPED ELECTRICAL OPENINGS AND INTEGRAL DRAINAGE SYSTEM FASTENDED TO BUILDING STRUCTURE- MAPES ARCHITECTURAL CANOPIES SUPER LUMIDECK WITH FLAT SOFFIT AND 12" FASCIA, OR APPROVED EQUAL- REFER TO ROOF PLAN AND WALL SECTIONS- INSTALLED BY GC. MAPES CANOPIES CAN EITHER PRE-FAB THE UNITS AND SHIP READY-TO –INSTALL, OR SHIP AS KIT OF PARTS FOR GC TO ASSEMBLE ON-SITE; GC SELECTS OPTION WHEN THEY ORDER
E-8 CONTROL / EXPANSION JOINT: VERTICAL ELASTOMERIC SEALANT JOINT CONTINUOUS THROUGH VENEER- MATCH SEALANT COLOR TO VENEER COLOR
E-9 LARGE CANOPY DOWNSPOUT/OVERFLOW: ROUND ALUMINUM DOWNSPOUT, SIZED AS REQUIRED, WITH ATTACHEMENT HARDWARE AS REQUIRED, PAINTED TO MATCH ADJACENT WALL/COLUMN FINISH- SPLASH TO CONCRETE DRIVE UP ISLAND
E-10 SCUPPER: REFER TO ROOF PLAN
E-11 SURFACE-MOUNT DECORATIVE LIGHT FIXTURE: REFER TO REFLECTED CEILNG PLAN AND ELECTRICAL DRAWINGS
E-12 SURFACE-MOUNT EMERGENCY LIGHT FIXTURE: TO BE PROVIDED ONLY WHEN DOOR BELOW IS A REQUIRED OR MARKED EXIT- REFER TO REFLECTED CEILING PLAN AND LIGHT FIXTURE SCHEDULE
E-13 AUTOMATIC DOOR OPERATOR BUTTON AND KEYCARD READER RECESSED FLUSH WITH WALL SURFACE- DO NOT SURFACE-MOUNT
E-14 HOSE BIB: SET FLUSH WITH FACE OF MASONRY VENEER- REFER TO PLUMBING FIXTURE SCHEDULE
E-15 ELECTRICAL OUTLET: SET FLUSH WITH FACE OF MASONRY VENEER- PROVIDE LOCKING IN-USE METAL COVER OR IN-USE METAL COVER WITH LOCK HASP COMPLIANT WITH N.E.C.
E-16 SECURITY CAMERA: PROVIDE CONCEALED JUNCTION BOX AND CONDUIT TO INTERIOR; REFER TO OWNER'S SECURITY CONSULTANT DRAWINGS
E-17 BANK EQUIPMENT: FURNISHED AND INSTALLED BY BANK EQUIPMENT VENDOR- COORD. WALL OPENINGS AND ELECTRICAL / DATA REQUIREMENTS WITH OWNER-FURNISHED EQUIPMENT SHOP DRAWINGS AND PRODUCT DATA
E-18 SIGNAGE: BY OWNER'S SIGN VENDOR- N.I.C.- PROVIDE ROUGH ELEC. WORK AND BLOCKING IN WALL AS REQD. FOR VENDOR INSTALLATION
E-19 BUILDING ADDRESS NUMBER: WHITE VINYL NUMBERS WITH 1/2" WIDE STROKE APPLIED TO INTERIOR FACE OF GLASS TRANSOM- MIN. 6" HEIGHT OR AS REQD. BY LOCAL CODE
E-20 ELECTRICAL SERVICE CT / METER CABINET: REFER TO ELECTRICAL DRAWINGS
E-21 EMERGENCY TRANSFER SWITCH: REFER TO ELECTRICAL DRAWINGS
E-22 PHOTOVOLTAIC SYSTEM FUSED DISCONNECT SWITCH: REFER TO ELECTRICAL DRAWINGS
E-23 TELE / DATA / UTILITY CONNECTIONS: REFER TO ELECTRICAL DRAWINGS
E-24 LANDSCAPE IRRIGATION SYSTEM: CONTROLLER, WIRELESS NETWORK CONNECTOR, AND DEDICATED WP POWER OUTLET; REFER TO SITE PLAN AND ELECTRICAL PLAN
E-25 NOT USED
E-26 FUTURE PHOTOVOLTAIC SYSTEM DISCONNECT SWITCH AND PERFORMANCE METER: REFER TO ELECTRICAL ENGINEERING DRAWINGS
E-27 FIRE ALARM SYSTEM BELL AND STROBE: WHERE REQUIRED BY LOCAL CODE ONLY- VERIFY FINAL LOCATION WITH LOCAL AUTHORITIES HAVING JURISDICTION
E-28 FIRE DEPARTMENT CONNECTION: FIRE SUPPRESSION SYSTEM EXTERIOR CONNECTION WHERE REQD. BY LOCAL CODE ONLY- VERIFY FINAL LOCATION WITH LOCAL AUTHORITIES HAVING JURISDICTION
E-29 ROOF OVERFLOW DOWNSPOUT NOZZLE: REFER TO PLUMBING DRAWINGS AND DESIGN INTENT ARCHITECTURAL SITE PLAN
E-30 SUN SHADE: GLAZING SYSTEM MANUFACTURER'S STANDARD INTEGRAL SHADE ACCESSORY- REFER TO WALL SECTIONS; MATCH GLAZING SYSTEM FINISH; BASIS OF DESIGN IS KAWNEER VERSOLEIL 30" WEDGE WITH ANGULAR FASCIA AND CIRCULAR BLADES

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PROJECT	24151.00

BUILDING ELEVATIONS

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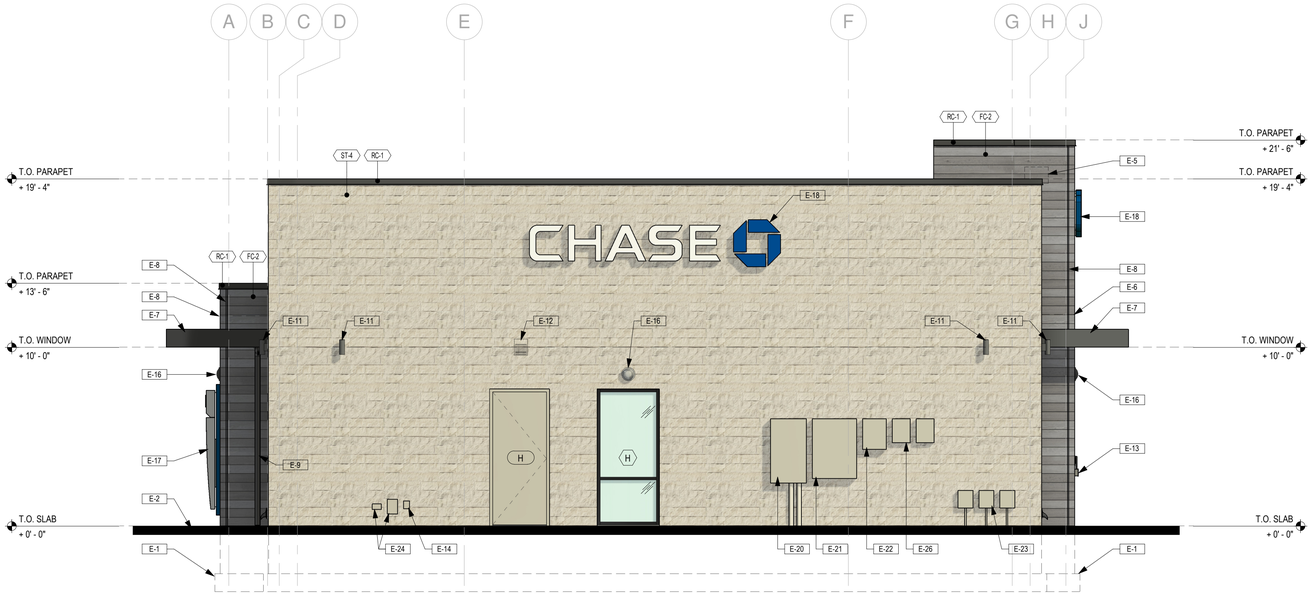

1 A2.2 SOUTH ELEVATION

SCALE: 1/4" = 1'-0"

0 2 4 8



2 A2.2 WEST ELEVATION

SCALE: 1/4" = 1'-0"

0 2 4 8

EXTERIOR FINISH MATERIALS

ST-4	MANUFACTURED THIN STONE VENEER	
	MANUFACTURER	WESTLAKE ROYAL STONE, L.L.C.
	PRODUCT	CULTURED STONE HEWN STONE
	COLOR	FOUNDATION
	SIZE	22" WIDE x 5" HIGH x 1.5" THICK
	GROUT	1/4" NOMINAL JOINTS WITH FULL SMOOTH TOOLED COLOR-MATCHED PORTLAND CEMENT GROUT
	NOTES	1/3-OFFSET RUNNING BOND MANUFACTURED THIN STONE FIELD-CUT TO MAX. LENGTHS POSSIBLE WITH BUTTED AND LAPPED INSIDE CORNERS AND MANUFACTURER'S FABRICATED RETURN CORNER PIECES- MITERED CORNERS ARE NOT ACCEPTABLE- PLACE CONTROL JOINTS AS RECOMMENDED BY THE MANUFACTURER- REFER TO WALL SECTIONS AND DETAILS
FC-1	FIBER CEMENT PANEL- DARK	
	MANUFACTURER	NICHIHA FIBER CEMENT
	PRODUCT	VINTAGEWOOD AWP 1818 (AVAILABLE AS AWP 3030 FOR NON-PROTOTYPICAL PROJECTS)
	COLOR	BARK
	SIZE	18" NOMINAL x 72" NOMINAL AND 120" NOMINAL
	NOTES	INCLUDE 3.5" MANUFACTURED CORNERS AND MANUFACTURER'S "ESSENTIAL" FLASHING SYSTEM.
FC-2	FIBER CEMENT PANEL- LIGHT	
	MANUFACTURER	NICHIHA FIBER CEMENT
	PRODUCT	VINTAGEWOOD AWP 1818 (AVAILABLE AS AWP 3030 FOR NON-PROTOTYPICAL PROJECTS)
	COLOR	ASH
	SIZE	18" NOMINAL x 72" NOMINAL AND 120" NOMINAL
	NOTES	INCLUDE 3.5" MANUFACTURED CORNERS AND MANUFACTURER'S "ESSENTIAL" FLASHING SYSTEM.
RC-1	ROOF COPING	
	MANUFACTURER	PETERSEN ALUMINUM / PAC-CLAD
	PRODUCT	PAC-CONTINUOUS
	COLOR	MATTE BLACK STEEL / BLACK ALUMINUM
ACM-1	ALUMINUM COMPOSITE MATERIAL	
	MANUFACTURER	ARCONIC ARCHITECTURAL PRODUCTS
	PRODUCT	REYNOBOND
	COLOR	COLORWELD 500 SERIES TWO SILVERSMITH

ELEVATION NOTES

E-#

E-1 CONCRETE FOOTINGS / FOUNDATIONS: REFER TO STRUCTURAL DWGS.

E-2 CONCRETE CURB AND ISLANDS: EFER TO ARCHITECTURAL SITE PLAN AND DRIVE-UP CANOPY PLAN

E-3A EMERGENCY ACCESS KEY BOX: ONLY WHERE REQUIRED BY LOCAL CODE- VERIFY PRODUCT SPEC. REQD. W / LOCAL AHJ (ME-12 PREFERED): RECESS-MOUNT IN WALL CONSTRUCTION AS REQD. TO SET FACE FLUSH WITH ADJACENT WALL FINISH- VERIFY FINAL LOCATION WITH AHJ

E-3B OWNER'S ACCESS KEY BOX: REFER TO MISC. EQUIPMENT SCHEDULE #ME-12- RECESS-MOUNT IN WALL CONSTRUCTION AS REQD. TO SET FACE FLUSH WITH ADJACENT WALL FINISH

E-3C ATM KEY BOX: REFER TO MISC. EQUIPMENT SCHEDULE #ME-12; RECESS MOUNT

E-4 LIGHTING TIMER SYSTEM PHOTO SENSOR: REFER TO ELECTRICAL DRAWINGS

E-5 METAL FLASHING AND COUNTER FLASHING CONCEALED BEHIND WALL FINISH AND FINISH OF EXPOSED FLASHING TO MATCH ADJACENT ROOFING/COPING

E-6 FLASHING AT PREFAB CANOPY: PRE-FINISHED ALUMINUM FLASHING TO SPAN GAP BETWEEN PREFAB CANOPY AND BUILDING CONCEALED BEHIND WALL FINISH- REFER TO WALL SECTIONS AND DETAILS- COLOR TO MATCH EPT-4- VERIFY FINAL FLASHING LENGTH AND CONFIGURATION WITH APPROVED CANOPY SHOP DWGS

E-7 ENTRANCE / ATM CANOPY: SHOP FABRICATED SITE-ASSEMBLED PRE-FINISHED BLACK CUSTOM ALUMINUM CANOPY UNIT WITH PREPPED ELECTRICAL OPENINGS AND INTEGRAL DRAINAGE SYSTEM FASTENDED TO BUILDING STRUCTURE- MAPES ARCHITECTURAL CANOPIES SUPER LUMIDECK WITH FLAT SOFFIT AND 12" FASCIA, OR APPROVED EQUAL- REFER TO ROOF PLAN AND WALL SECTIONS- INSTALLED BY GC. MAPES CANOPIES CAN EITHER PRE-FAB THE UNITS AND SHIP READY-TO –INSTALL, OR SHIP AS KIT OF PARTS FOR GC TO ASSEMBLE ON-SITE; GC SELECTS OPTION WHEN THEY ORDER

E-8 CONTROL / EXPANSION JOINT: VERTICAL ELASTOMERIC SEALANT JOINT CONTINUOUS THROUGH VENEER- MATCH SEALANT COLOR TO VENEER COLOR

E-9 LARGE CANOPY DOWNSPOUT/OVERFLOW: ROUND ALUMINUM DOWNSPOUT, SIZED AS REQUIRED, WITH ATTACHEMENT HARDWARE AS REQUIRED, PAINTED TO MATCH ADJACENT WALL/COLUMN FINISH- SPLASH TO CONCRETE DRIVE UP ISLAND

E-10 SCUPPER: REFER TO ROOF PLAN

E-11 SURFACE-MOUNT DECORATIVE LIGHT FIXTURE: REFER TO REFLECTED CEILNG PLAN AND ELECTRICAL DRAWINGS

E-12 SURFACE-MOUNT EMERGENCY LIGHT FIXTURE: TO BE PROVIDED ONLY WHEN DOOR BELOW IS A REQUIRED OR MARKED EXIT- REFER TO REFLECTED CEILING PLAN AND LIGHT FIXTURE SCHEDULE

E-13 AUTOMATIC DOOR OPERATOR BUTTON AND KEYCARD READER RECESSED FLUSH WITH WALL SURFACE- DO NOT SURFACE-MOUNT

E-14 HOSE BIB: SET FLUSH WITH FACE OF MASONRY VENEER- REFER TO PLUMBING FIXTURE SCHEDULE

E-15 ELECTRICAL OUTLET: SET FLUSH WITH FACE OF MASONRY VENEER- PROVIDE LOCKING IN-USE METAL COVER OR IN-USE METAL COVER WITH LOCK HASP COMPLIANT WITH N.E.C.

E-16 SECURITY CAMERA: PROVIDE CONCEALED JUNCTION BOX AND CONDUIT TO INTERIOR; REFER TO OWNER'S SECURITY CONSULTANT DRAWINGS

E-17 BANK EQUIPMENT: FURNISHED AND INSTALLED BY BANK EQUIPMENT VENDOR- COORD. WALL OPENINGS AND ELECTRICAL / DATA REQUIREMENTS WITH OWNER-FURNISHED EQUIPMENT SHOP DRAWINGS AND PRODUCT DATA

E-18 SIGNAGE: BY OWNER'S SIGN VENDOR- N.I.C.- PROVIDE ROUGH ELEC. WORK AND BLOCKING IN WALL AS REQD. FOR VENDOR INSTALLATION

E-19 BUILDING ADDRESS NUMBER: WHITE VINYL NUMBERS WITH 1/2" WIDE STROKE APPLIED TO INTERIOR FACE OF GLASS TRANSOM- MIN. 6" HEIGHT OR AS REQD. BY LOCAL CODE

E-20 ELECTRICAL SERVICE CT / METER CABINET: REFER TO ELECTRICAL DRAWINGS

E-21 EMERGENCY TRANSFER SWITCH: REFER TO ELECTRICAL DRAWINGS

E-22 PHOTOVOLTAIC SYSTEM FUSED DISCONNECT SWITCH: REFER TO ELECTRICAL DRAWINGS

E-23 TELE / DATA / UTILITY CONNECTIONS: REFER TO ELECTRICAL DRAWINGS

E-24 LANDSCAPE IRRIGATION SYSTEM: CONTROLLER, WIRELESS NETWORK CONNECTOR, AND DEDICATED WP POWER OUTLET; REFER TO SITE PLAN AND ELECTRICAL PLAN

E-25 NOT USED

E-26 FUTURE PHOTOVOLTAIC SYSTEM DISCONNECT SWITCH AND PERFORMANCE METER: REFER TO ELECTRICAL ENGINEERING DRAWINGS

E-27 FIRE ALARM SYSTEM BELL AND STROBE: WHERE REQUIRED BY LOCAL CODE ONLY- VERIFY FINAL LOCATION WITH LOCAL AUTHORITIES HAVING JURISDICTION

E-28 FIRE DEPARTMENT CONNECTION: FIRE SUPPRESSION SYSTEM EXTERIOR CONNECTION WHERE REQD. BY LOCAL CODE ONLY- VERIFY FINAL LOCATION WITH LOCAL AUTHORITIES HAVING JURISDICTION

E-29 ROOF OVERFLOW DOWNSPOUT NOZZLE: REFER TO PLUMBING DRAWINGS AND DESIGN INTENT ARCHITECTURAL SITE PLAN

E-30 SUN SHADE: GLAZING SYSTEM MANUFACTURER'S STANDARD INTEGRAL SHADE ACCESSORY- REFER TO WALL SECTIONS; MATCH GLAZING SYSTEM FINISH; BASIS OF DESIGN IS KAWNEER VERSOLEIL 30" WEDGE WITH ANGULAR FASCIA AND CIRCULAR BLADES

UNSER BOULEVARD AND TREBOR WAY
2150 UNSER BOULEVARD SE, RIO RANCHO, NEW MEXICO 87124

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PRELIMINARY - NOT FOR CONSTRUCTION NOR RECORDING

DRAWN	JM
DATE	6.JUN.2025
PROJECT	24151.00

BUILDING ELEVATIONS

A2.2

CALCULATIONS

Job Name:	**Chase Bank**
Client:	APMI
Date Prepared:	5/8/2025
Date Modified:	5/13/2025

Rio Rancho 100 yr 6 hr

Ca =	0.27	i =	4.4 in/hr		W
Cb =	0.43	P =	2.37 in		
Cc =	0.61				On-Site Volume of Runoff
Cb =	0.93	Rio Rancho SWQ:	P = 0.42 in	(CoRR DPM Table 2)	On-Site Peak Discharge

BASIN NO.	OVERALL SITE	DESCRIPTION
Area of basin flows =	40977	SF = 0.9 Ac.

The following calculations are based on Treatment areas as shown in table to the right

Sub-basin Weighted Runoff Coefficient (see formula above)

Weighted C = 0.76

Sub-basin Volume of Runoff (see formula above)

V_{360} = 6183 CF

Sub-basin Peak Discharge Rate: (see formula above)

Q_P = 3.16 cfs

LAND TREATMENT	
A =	0%
B =	30%
C =	5%
D =	65%

SWQV= 932 CF

P1			P2			P3		
Contour	Area	Volume	Contour	Area	Volume	Contour	Area	Volume
5270.50	150		5270.00	150		5264.50	200	
5271.00	250	100 CF	5270.50	250	100 CF	5265.00	400	150 CF
						5265.50	600	250 CF
TOTAL VOL.		**100** CF	TOTAL VOL.		**100** CF	5266.00	800	350 CF
						TOTAL VOL.		**750** CF

TOTAL FOR ALL SITE: 950

KEYED NOTES

1. PAVING, CURB & GUTTER - CONSTRUCT TO ELEVATIONS SHOWN. SLOPES AND CROSS SLOPES VARY THROUGHOUT TO ACHIEVE ADA COMPLIANCE, UTILITY COVER, DRAINAGE, ETC. 0.5' AND 0.1' CONTOURS ARE PROVIDED WHERE NEEDED TO CLARIFY GRADING. SEE LEGEND. TO AIDE READABILITY, NOT ALL CURBS ARE LABELED WITH BOTH FLOWLINE AND TOP OF CURB ELEVATION. ALL SPOT ELEVATIONS SHOWN WITHIN GUTTER ARE FLOWLINE ELEVATION. ADD CURB HEIGHT FOR ADJACENT TOP OF CURB ELEVATION.
2. SMOOTH TRANSITION TO EXISTING PAVEMENT.
3. ADA COMPLIANT PARKING SPACE(S) AND ACCESS AISLE(S).
4. ADA COMPLIANT CURB RAMP.
5. ADA COMPLIANT PEDESTRIAN ACCESS WALK.
6. HIGH POINT / GRADE BREAK LOCATION.
7. CONCENTRATED ROOF DISCHARGE (THIS LOCATION) TO DISCHARGE TO COVERED SIDEWALK CULVERT.
8. 18" WIDE (BOTTOM WIDTH) OPENING IN CURB TO PASS FLOW. SLOPE GUTTER AT 2% MAX. IN DIRECTION OF FLOW (EACH CURB OPENING LOCATION).
9. 18" WIDE (BOTTOM WIDTH) COVERED CONCRETE SIDEWALK CULVERT PER COA STD. DWG. 2236 AND DETAIL ON SHEET XX.
10. STORMWATER QUALITY RETENTION POND (SWQR) AT ELEVATIONS SHOWN. TYPICAL SIDESLOPE = 3:1. SEE POND TABLES THIS SHEET FOR DESIGN INFORMATION. PONDS WHICH DO NOT PROVIDE THE REQUIRED VOLUME WILL BE CORRECTED AT CONTRACTOR'S EXPENSE.
14. CONSTRUCT 3' WIDE X 6" DEPRESSED X 8" DEEP ANGULAR ROCK SWALE OVER PERMANENT EROSION CONTROL MATERIAL. SEE DETAIL THIS SHEET.
15. EROSION PROTECTION MUST BE PLACED TO PERMIT STORMWATER TO PASS SMOOTHLY. HAND PLACE AT CURB OPENINGS AND SWALES TO ENSURE RUNOFF CAN BE CAPTURED AND CONVEYED PROPERLY.
16. 18" CONCRETE APRON AT BUILDING.

FLOOD MAP



VICINITY MAP



PROJECT INFORMATION

PROPERTY: THE PROPERTY IS A PREVIOUSLY UNDEVELOPED COMMERCIAL PROPERTY BOUNDED ON THE NORTH BY TREBOR WAY TO THE WEST BY UNSER BLVD. AND TO THE EAST AND SOUTH BY DEVELOPED COMMERCIAL PROPERTY.

PROPOSED IMPROVEMENTS: THE PROPOSED IMPROVEMENTS INCLUDE CONSTRUCTION OF A NEW COMMERCIAL BUILDING WITH ASSOCIATED ASPHALT PAVED ACCESS, PARKING, AND LANDSCAPING.

LOT SIZE: 0.94 ±

LEGAL: TRACT E-1, THE VILLAGE, RIO RANCHO, SANDOVAL COUNTY, NEW MEXICO.

BENCHMARK: VERTICAL DATUM SHOWN HEREON WAS BASED UPON NGS SURVEY MONUMENT "LSS 103" HAVING AN ELEVATION OF 5295.00.

FLOOD HAZARD: PER FEMA FIRM MAP #35043C2102D DATED 3/18/2008, THE SITE IS LOCATED WITHIN ZONE "X", DEFINED AS AREAS WITH A MINIMAL FLOOD HAZARD AREA.

SURVEYOR: SUPERIOR SURVEYING SERVICES, INC.

DRAINAGE PLAN CONCEPT: THE SITE LIES WITHIN BASIN 160A OF THE DRAINAGE STUDY FOR THE VILLAGE PREPARED BY HUITT-ZOLLARS, INC. DATED JUNE 2022. THE DRAINGE STUDY IDENTIFIES TRACT E-1 WITH AN ALLOWABLE DISCHARGE OF 3.9 CFS. THE SITE WILL GENERATE 3.16 CFS WHICH WILL DISCHARGE SOUTH AND EAST. THREE STORM WATER QUALITY BASINS ARE LOCATED ONSITE. P1 AND P2 ARE LOCATED IN THE LANDSCAPE ISLANDS AND P3 IS LOCATED ALONG THE EAST SIDE OF THE PROPERTY. THEY ARE SIZED TO STORE THE REQUIRED VOLUME FOR THE ENTIRE SITE.

ADA COMPLIANCE

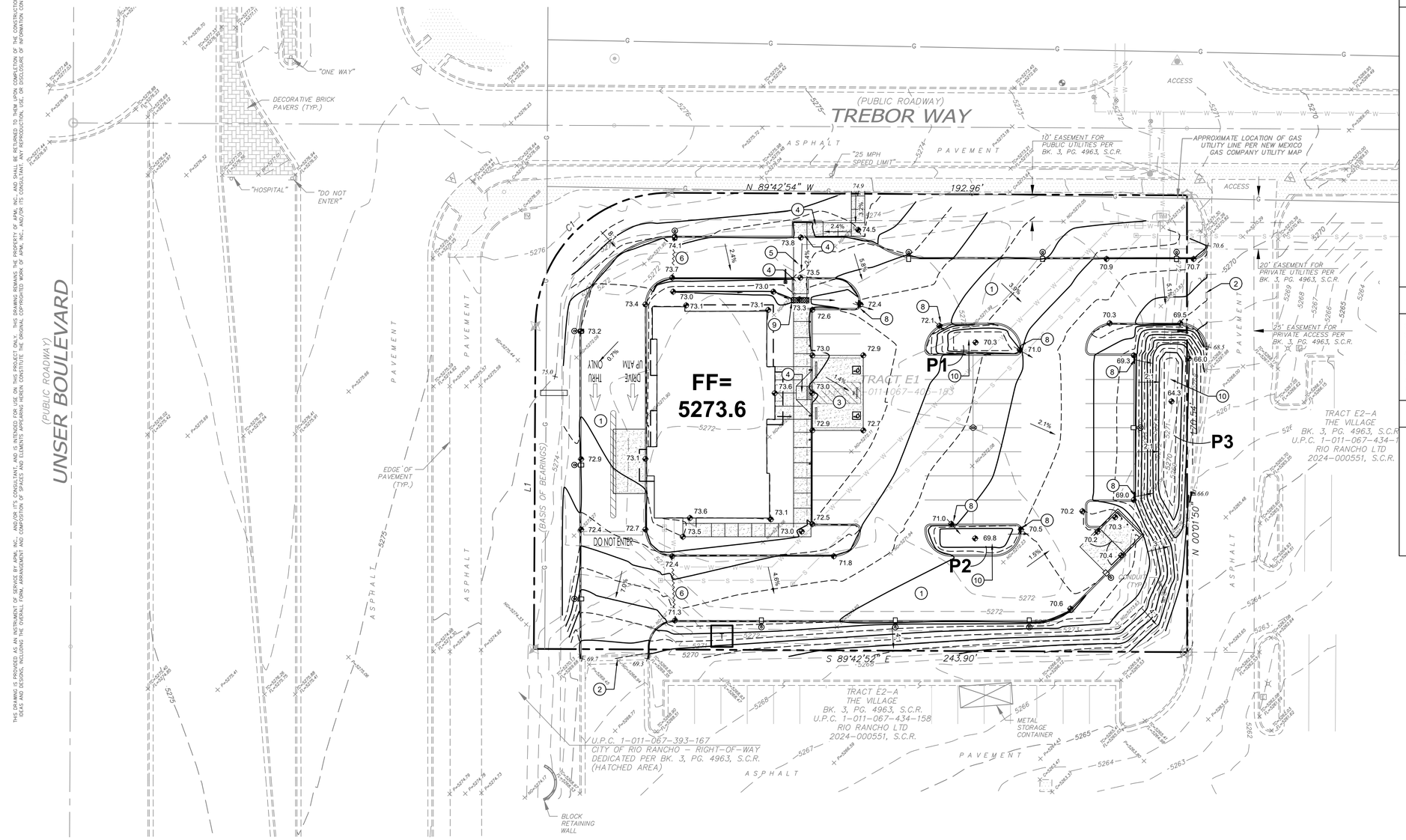
SIDEWALK(S) AND RAMP(S): TARGET CROSS SLOPE = 1% TO 1.5%. CROSS SLOPE SHALL NOT EXCEED 2%

ACCESSIBLE RAMP(S): TARGET LONGITUDINAL SLOPE = 7% LONGITUDINAL SLOPE SHALL NOT EXCEED 12:1 (8.3%).

ACCESSIBLE PARKING: TARGET SLOPE = 1% TO 1.5%. SLOPE SHALL NOT EXCEED 2% SLOPE IN ANY DIRECTION

LEGEND

5478	EXISTING CONTOUR
5478.21	EXISTING SPOT ELEVATION
77	PROPOSED 1.0' CONTOUR
77.5	PROPOSED 0.5' CONTOUR
77.0	PROPOSED SPOT ELEVATION
	FLOW DIRECTION
FF = 5477.80	FINISH FLOOR ELEVATION
PX	STORMWATER QUALITY POND ID
	ROOF DRAIN LOCATION



0 10 20 40 60

SCALE 1"=20'

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DRAWN	JTS
DATE	06.JUN.2025
PROJECT	24151.00

CONCEPTUAL GRADING & DRAINAGE PLAN

CG-101

UNSER AND TREBOR
2150 UNSER BLVD SE, RIO RANCHO, NEW MEXICO, 87124

CHASE

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RESTRAINED JOINT CRITERIA FOR WATERLINE FITTINGS

1. ALL MECHANICAL JOINTS SHALL BE RESTRAINED AT THE FITTING.
2. THE CONTRACTOR SHALL PROVIDE A MINIMUM PIPE LENGTH OF 20 LF FROM ALL MECHANICAL JOINTS. ALL PIPE JOINTS WITHIN 20 LF OF A MECHANICAL JOINT SHALL BE RESTRAINED AT THE CONTRACTOR'S EXPENSE.
3. THE CONTRACTOR SHALL RESTRAIN ALL PIPE JOINTS IN THE SPECIFIED DISTANCE LISTED IN THE TABLE ON THIS SHEET.
4. THE CONTRACTOR SHALL RESTRAIN ALL FIRE HYDRANT JOINTS FROM THE TEE ON THE MAIN TO THE FIRE HYDRANT FLANGE.

DEPTH OF BURY: 3.0 FT. MINIMUM

FACTOR OF SAFETY: 1.50

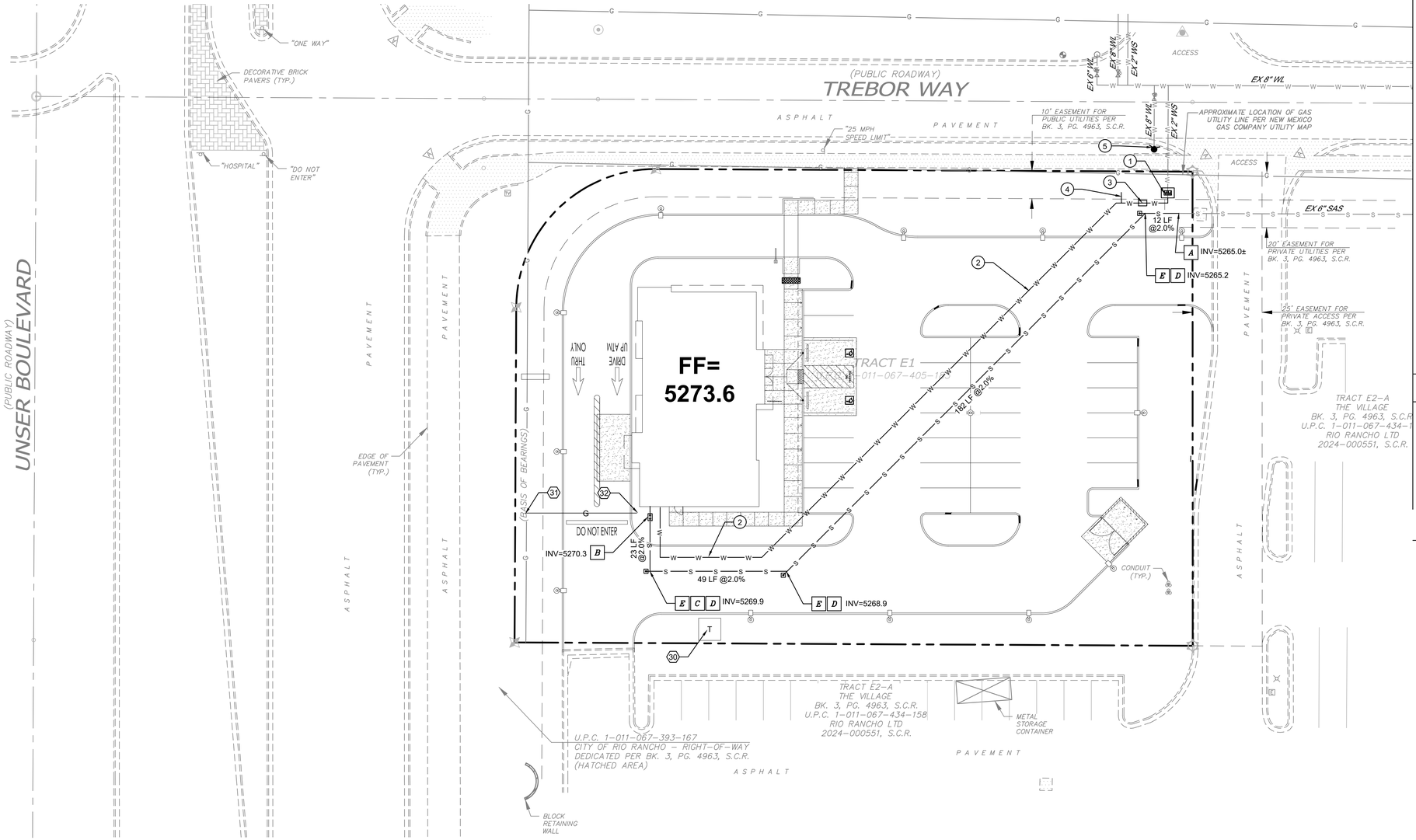
MATERIAL: PVC

SOIL TYPE: GM/SM - SILTY GRAVELS AND SILTY SANDS, GRAVEL-SAND-SILT MIXTURES.

TEST PRESSURE: 150 PSI

TRENCH TYPE 4: PIPE BEDDED IN SAND, GRAVEL, OR CRUSHED STONE TO DEPTH OF 1/8 PIPE DIAMETER, 4 INCH MINIMUM; BACKFILL COMPACTED TO TOP OF PIPE.

DIFFERENT CRITERIA, E.G., GREATER DEPTH OF BURY, ETC., WILL REQUIRE DIFFERENT RESTRAINED LENGTHS. THESE MUST BE CALCULATED BY A QUALIFIED PROFESSIONAL ENGINEER AND



GENERAL NOTES

A. EXISTING UTILITY LINES ARE SHOWN IN AN APPROXIMATE MANNER ONLY AND MAY BE INCOMPLETE OR OBSOLETE. SUCH LINES MAY OR MAY NOT EXIST WHERE SHOWN OR NOT SHOWN. ALL UTILITIES SHOULD BE FIELD VERIFIED AND LOCATED BY THE CONTRACTOR PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION. THE CONTRACTOR 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.

B. CONTRACTOR SHALL NOT USE VIBRATORY COMPACTION EQUIPMENT OR HEAVY VEHICLES OVER EXISTING UTILITIES.

C. SITE STORM DRAIN, ELECTRIC LINES & TRANSFORMERS AND GAS LINES ARE SHOWN FOR GENERAL INFORMATION ONLY TO PROVIDE AN OVERVIEW OF SITE UTILITIES AND POTENTIAL CONFLICTS. SEE MECHANICAL PLANS FOR GAS LINE SIZING. SEE CG-101 FOR STORM DRAIN DESIGN.

D. ALL ABOVE GROUND UTILITY EQUIPMENT AND FITTINGS SHALL BE PAINTED IN COLORS TO MATCH BUILDING COLORS.

E. SANITARY SEWER LINE MATERIALS SHALL BE PVC SDR-35 PIPE.

F. ALL WATER FITTINGS SHALL HAVE JOINT RESTRAINTS (LT). SEE RESTRAINED JOINT CRITERIA NOTES THIS SHEET. (LT) LENGTH SHOWN ON KEYED NOTES.

KEYED NOTES

◯ WATER KEYED NOTES

1. RETORFIT EXISTING 2" WATER SERVICE TO NEW 1" METER PER CORR STD DWG W-12 IN NEW METER BOX PER CORR STD DWG W-14.
2. 1-1/4" DOMESTIC WATER LINE TO BUILDING, SEE PLUMBING PLAN FOR CONTINUATION.
3. 1-1/4' REDUCED BACKFLOW PREVENTER IN HEATED ENCLOSURE.
4. IRRIGATION STUB, SEE IRRIGATION PLANS FOR CONTINUATION.
5. INSTALL 8"x6" REDUCER AND NEW 4' BURY FIRE HYDRANT PER CORR STD DWG W-15.

☐ SEWER KEYED NOTES

NOTE: ALL SANITARY SEWER LINES SHALL HAVE A 1.0% MIN SLOPE UNLESS OTHERWISE NOTED

A. CONNECT NEW SAS SERVICE TO EXISTING STUB. CONTRACTOR TO VERIFY CONNECTION POINT AND ELEVATION.

B. 4" SANITARY SEWER SERVICE LINE TO DOUBLE CLEAN OUT AT BUILDING CONNECTION PER DETAILS ON THIS SHEET. REFER TO PLUMBING PLAN FOR CONTINUATION.

C. 4" - 45° BEND.

D. 4" - WYE.

E. SINGLE CLEANOUT.

⬡ DRY UTILITY KEYED NOTES

30. PNM TRANSFORMER. OWNER / CONTRACTOR TO COMPLETE AND SUBMIT A COMMERCIAL SERVICE APPLICATION TO PNM. PNM REPRESENTATIVE TO TO PROVIDE ONSITE ELECTRICAL SERVICE LINE LOCATION.
31. NEW MEXICO GAS COMPANY GAS MAIN. OWNER / CONTRACTOR TO COMPLETE AND SUBMIT A COMMERCIAL SERVICE APPLICATION TO NMGCO.
32. GAS METER LOCATION TO BE DETERMINED BY OWNER AND NMGCO.

LEGEND

- EXISTING WATERLINE
- EXISTING FIRE HYDANT
- EXISTING WATER VALVE
- EXISTING SEWER LINE
- EXISTING GAS LINE
- NEW SEWER LINE
- NEW WATER LINE

0 10 20 40 60

SCALE 1"=20'

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PRELIMINARY - NOT FOR CONSTRUCTION NOR RECORDING

DRAWN	JTS
DATE	06.JUN.2025
PROJECT	24151.00

CONCEPTUAL UTILITY PLAN

CU-101

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(PUBLIC ROADWAY)
UNSER BOULEVARD

"ONE WAY"
DECORATIVE BRICK PAVERS (TYP.)
"HOSPITAL"
"DO NOT ENTER"

(PUBLIC ROADWAY)
TREBOR WAY

ASPHALT PAVEMENT
"25 MPH SPEED LIMIT"
10' EASEMENT FOR PUBLIC UTILITIES PER BK. 3, PG. 4963, S.C.R.
APPROXIMATE LOCATION OF GAS UTILITY LINE PER NEW MEXICO GAS COMPANY UTILITY MAP
ACCESS

20' EASEMENT FOR PRIVATE UTILITIES PER BK. 3, PG. 4963, S.C.R.
25' EASEMENT FOR PRIVATE ACCESS PER BK. 3, PG. 4963, S.C.R.

TRACT E2-A
THE VILLAGE
BK. 3, PG. 4963, S.C.R.
U.P.C. 1-011-067-434-158
RIO RANCHO LTD
2024-000551, S.C.R.

EDGE OF PAVEMENT (TYP.)
(BASIS OF BEARINGS)
DRIVE UP ATM ONLY
THRU ONLY
DO NOT ENTER
CONDUIT (TYP.)
24.00'
18.00'
9.00' TYP.
24.99'
R10'
R15'
R20'
R25'
15.00'

U.P.C. 1-011-067-393-167
CITY OF RIO RANCHO - RIGHT-OF-WAY
DEDICATED PER BK. 3, PG. 4963, S.C.R.
(HATCHED AREA)

METAL STORAGE CONTAINER
BLOCK RETAINING WALL

KEYED NOTES

1. EXISTING CURB & GUTTER TO REMAIN.
2. EXISTING SIDEWALK TO REMAIN.
3. EXISTING ASPHALT TO REMAIN.
4. EXISTING UTILITY FEATURE TO REMAIN.
5. REMOVE & DISPOSE EXISTING CURB & GUTTER. PROVIDE SMOOTH TRANSITION.
6. MEDIAN CURB & GUTTER, PER DETAIL ON SHEET XX.
7. CURB OPENING, PER DETAIL ON SHEET XX, SEE SHEET CG-101 FOR SIZE.
8. PCC SIDEWALK, PER DETAIL ON SHEET XX.
9. ADA RAMP, PER DETAIL ON SHEET XX.
10. ADA PARKING AND SIGNAGE, PER DETAIL ON SHEET XX.
11. 18" WIDE COVERED SIDEWALK CULVERT, PER DETAIL ON SHEET XX.
12. REFUSE ENCLOSURE, PER DETAIL ON SHEET XX.
13. 4" WHITE STRIPE.
14. 4" WHITE STRIPE @ 45° ANGLE WITH 2' SPACING.
15. 12" WHITE STRIPE STOP BAR.
16. PAINTED "DO NOT ENTER", PER DETAIL ON SHEET XX.
17. PAINTED TRAFFIC ARROW, PER DETAIL ON SHEET XX.
18. ALONG DASHED LINE, PAINT FACE AND TOP OF CURB RED AND PAINT WHITE STENCILED LETTERING ON TOP OF CURB "NO PARKING" AND "FIRE LANE" ALTERNATING AT 30 FT O.C.
19. ASPHALT PAVING, PER DETAIL ON SHEET XX.
20. CONCRETE PAVING, PER DETAIL ON SHEET XX.
21. SITE LIGHTING, SEE ELECTRICAL.

LEGEND

- PROPERTY LINE
- EXISTING CURB AND GUTTER
- PROPOSED CURB
- ADA SPACE
- BIKE RACK
- FIRELANE (RED) "NO PARKING"
- PCC SIDEWALK
- ASPHALT PAVING SECTION
- CONCRETE PAVING SECTION

GENERAL NOTES

A. THE SUBJECT SITE IS WITHIN A DESIGNATED MAIN STREET OVERLAY DISTRICT 4 (MSO-4).

B. DIMENSIONS ARE TO FACE OF CURB, OR WALL, OR EDGE OF PAVEMENT, OR STRIPE UNLESS OTHERWISE NOTED.

C. ALL CURB RADII ARE 2' UNLESS OTHERWISE NOTED.

D. CURBS AND ACCESSIBLE RAMPS WILL BE DESIGNED AND BUILT ACCORDING TO THE CITY OF RIO RANCHO STANDARDS.

E. STREETS, PARKING SPACES AND ASSOCIATED DRIVES TO BE ASPHALT UNLESS NOTED OTHERWISE.

F. LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL AS MEASURED FROM THE GUTTER PAN WILL NOT BE ACCEPTABLE IN THE LINE OF SIGHT AREA.

G. ONSITE TRANSFORMERS SHALL HAVE A 5-FOOT CLEAR AREA ON THE SIDES AND REAR AND A 10-FOOT CLEAR AREA IN FRONT TO ALLOW FOR ACCESS AND MAINTENANCE OR AS PER PNM STANDARD REQUIREMENTS.

0 10 20 40 60
SCALE 1"=20'

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CHASE

UNSER AND TREBOR
2150 UNSER BLVD SE, RIO RANCHO, NEW MEXICO, 87124

APMI architecture
480.998.0709
apmi.com
1117 NORTH 3RD STREET
PHOENIX, ARIZONA 85004

PRELIMINARY - NOT FOR CONSTRUCTION NOR RECORDING

DRAWN	JTS
DATE	06.JUN.2025
PROJECT	24151.00

CONCEPTUAL PAVING PLAN

CP-101

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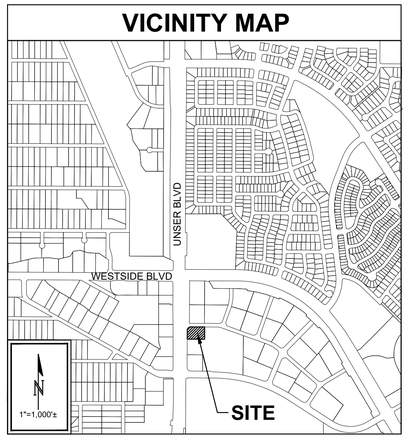
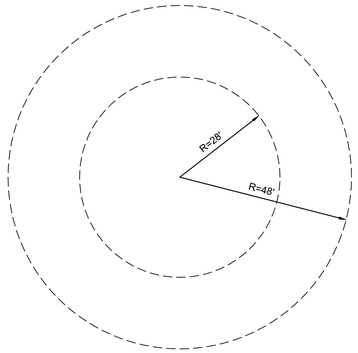
UNSER BOULEVARD
(PUBLIC ROADWAY)

VICINITY MAP





FIRE APPARATUS TURNING RADIUS
1"=20'

BUSINESS OCCUPANCY GROUP B

BUILDINGS ARE TYPE V-B
BUILDING IS NON-SPRINKLED

3,336 SQ. FT.
FIRE FLOW 1,500 GPM= 1 FIRE HYDRANT

1 NEW FIRE HYDRANT
2 EXISTING FIRE HYDRANTS NEAR SITE.

BUILDING HEIGHT IS 22'-0"

BUILDING TO HAVE A PREMISES ID VISIBLE FROM UNSER BLVD SE

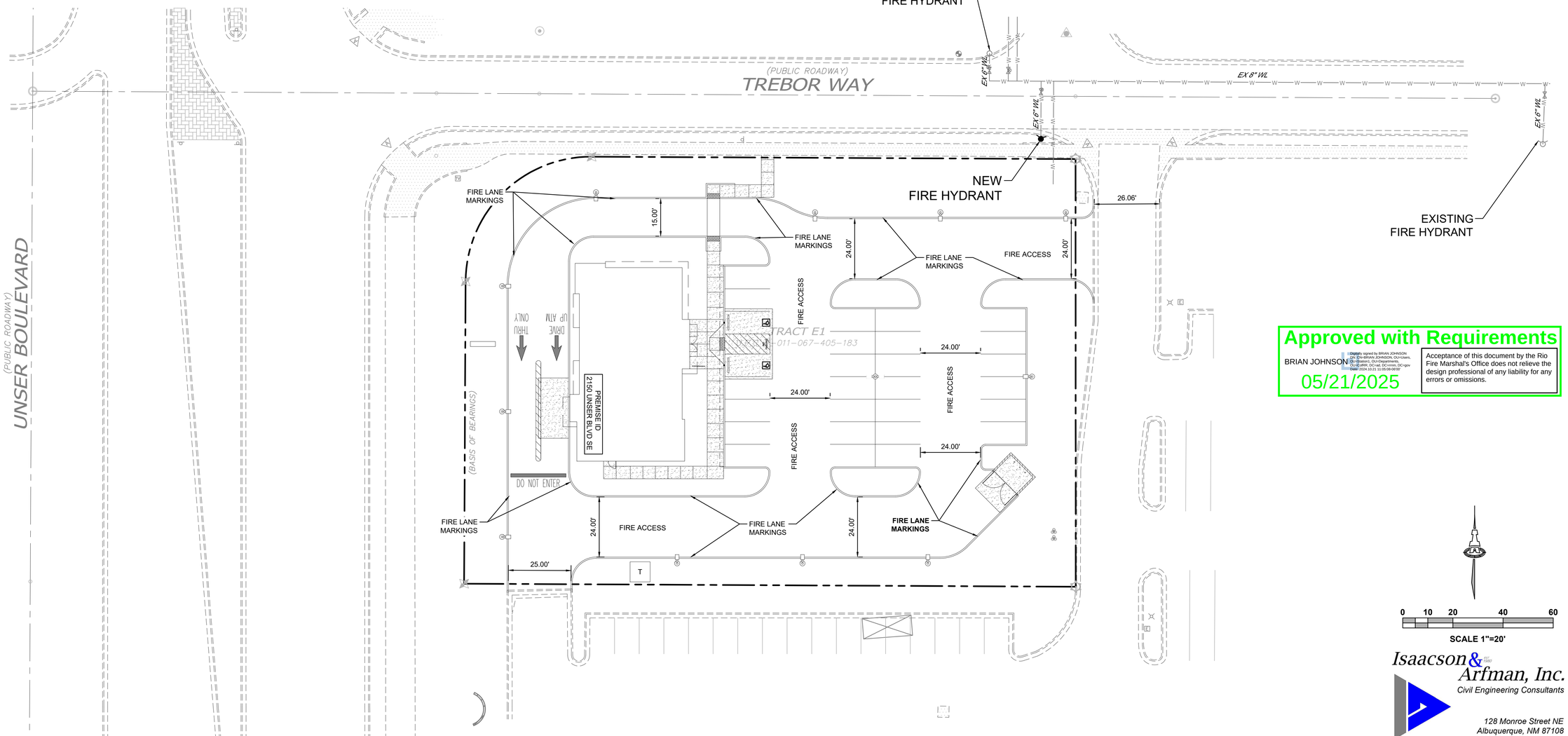
BUILDING TO HAVE KNOX BOXES AT ENTRANCES

ALL ACCESS ROADS AND FIRE LANES HAVE GRADES LESS THAN 10% AND A LOAD CAPACITY OF 75,000 POUNDS.

ALL ACCESS ROADS AND FIRE PATHS WILL ACCOMMODATE A 28' MINIMUM TRUCK TURNING RADIUS

FIRE APPARATUS ROADS SHALL HAVE AN UNOBSTRUCTED HEIGHT NOT LESS THAN 13'-6".

THERE ARE NO OVERHEAD OBSTRUCTIONS ON SITE TO PROHIBIT LADDER TRUCK OPERATIONS



Approved with Requirements

BRIAN JOHNSON
Digitally signed by BRIAN JOHNSON
DN: cn=BRIAN JOHNSON, o=Users, ou=District, ou=Departments, ou=EMRR, DC=ad, DC=mrnm, DC=gov
Date: 2024.10.21 11:05:08-06'00'
05/21/2025

Acceptance of this document by the Rio Fire Marshal's Office does not relieve the design professional of any liability for any errors or omissions.

0 10 20 40 60
SCALE 1"=20'

Isaacson & Arfman, Inc.
Civil Engineering Consultants
128 Monroe Street NE
Albuquerque, NM 87108
505-268-8828 | www.iacivil.com

UNSER AND TREBOR
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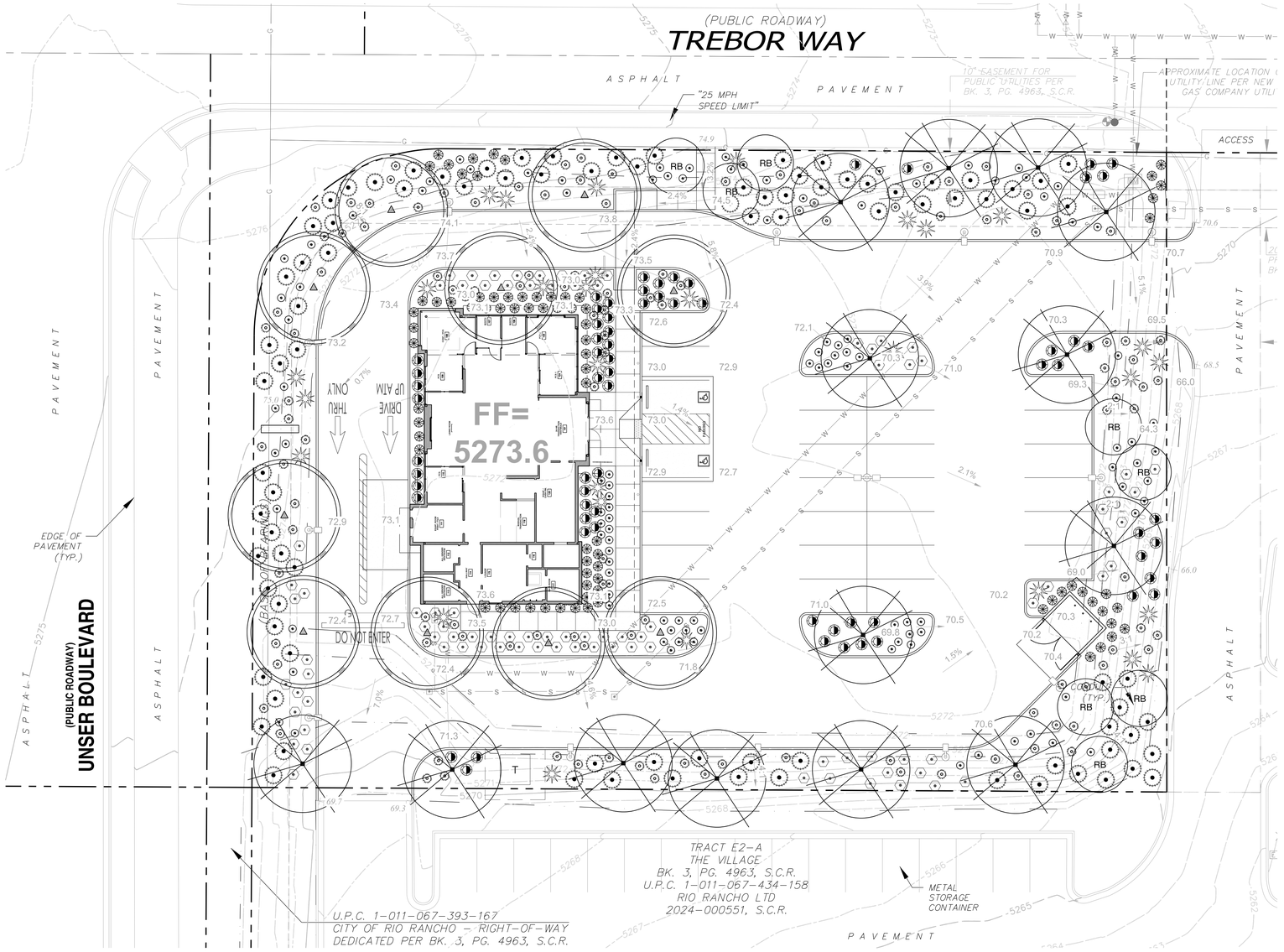
DRAWN	JTS
DATE	12.MAY.2025
PROJECT	24151.00

FIRE 1 PLAN

FIRE 1



SCALE: 1/16"=10'

0 2 4 16 32

SCALE IN FEET: 1/16"=1'-0"

N

LANDSCAPE PLAN DETAIL 01

PLANT LEGEND

SYM.	BOTANICAL NAME / COMMON NAME	SIZE	QTY.	NOTES (H x W x CAL.)
TREES				
	ACER NEGUNDO 'SENSATION' SENTATION BOX ELDER	3" CAL	10	6'-7' x 4.5-6' x 2"-3"
	CELTIS OCCIDENTALIS COMMON HACKBERRY	3" CAL	14	10'-12' x 6'-10' x 3"
RB	CERCIS OCCIDENTALIS WESTERN REDBUD	3" CAL	8	8'-10' x 10'-12' x 3"
SHRUBS				
	CALAMAGROSTIS ARUNDINACEA 'KARL FOESTER' FEATHER REED GRASS	5 GAL	80	CAN FULL
	CHAMAEBATIARIA MILLEFOLIUM FERNBUSH	5 GAL	91	CAN FULL
	HELICTOTRICHON SEMPERVIRENS BLUE AVENA GRASS	5 GAL	111	CAN FULL
	HESPERALOE PARVIFLORA TEXAS RED YUCCA	5 GAL	67	CAN FULL
	NASSELLA TENUISSIMA THREADGRASS	5 GAL	117	CAN FULL
	SALVIA GREGGII AUTUMN SAGE	5 GAL	91	CAN FULL
ACCENT				
	DASYLIRION WHEELERI DESERT SPOON	5 GAL	29	CAN FULL
INERT MATERIALS				
	½" MINUS DECOMPOSED GRANITE TO MATCH EXISTING. VERIFY COLOR AND SIZE. TOP DRESSING @ 2" DEPTH. STOCK PILE REMAINING D.G. FOR REUSE. TOTAL AREA: 4,938.68 SF			

PLANTING GENERAL NOTES:

1. PLANTING AREAS SHALL BE WATERED WITH AN AUTOMATIC DRIP IRRIGATION SYSTEM.
2. ALL PLANT MATERIAL SHALL CONFORM TO THE STANDARDS SET FORTH IN THE AMERICAN STANDARDS OF NURSERY STOCK BY THE AMERICAN ASSOCIATION OF NURSERYMEN AND BY THE AMERICAN ASSOCIATION OF RECOMMENDED TREE SPECIFICATIONS.
3. AREAS OF DECOMPOSED GRANITE SHALL NOT EXCEED 7 FEET IN ANY DIRECTION WITHOUT PLANT MATERIALS OR GROUNDCOVER, UNLESS NOTED OTHERWISE.
4. ALL AREAS TO BE DISTURBED BY CONSTRUCTION, INCLUDING ANY AREAS DISTURBED BEYOND WHAT IS SHOWN ON PLANS, SHALL BE REPLANTED AS INDICATED ON THESE PLANS. AT ALL TIMES THE PLANTS INSTALLED IN ALL AREAS ARE TO MATCH THE SURROUNDING AREA IN DENSITY AND PLANT TYPE.
5. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY QUANTITIES INCLUDING TREES, SHRUBS, GROUNDCOVERS, DECOMPOSED GRANITE, MULCH AND OTHER ITEMS SHOWN ON THE PLANS.
6. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION OF MAJOR DISCREPANCIES. IN CASE OF DISCREPANCY BETWEEN THE NUMBER OF PLANTS INDICATED ON THE PLANT LIST, THE DRAWINGS SHALL GOVERN.
7. NO PLANT SUBSTITUTIONS, TYPE OR QUANTITY DEVIATION FROM THE APPROVED LANDSCAPE OR IRRIGATION PLANS WITHOUT PERMISSION FROM THE LANDSCAPE ARCHITECT.
8. THE SUBCONTRACTOR SHALL MARK AND CONFIRM LOCATION OF UNDERGROUND UTILITIES PRIOR TO EXCAVATION. CONFLICTS SHALL BE REPORTED TO THE LANDSCAPE ARCHITECT FOR RESOLUTION. CONTRACTOR SHALL MAINTAIN ALL EXISTING UTILITY COVER, BOXES, LIDS AND MANHOLES IN AN EXPOSED CONDITION.

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DATE 06.JUN.2025
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LANDSCAPE PLAN

L1.00

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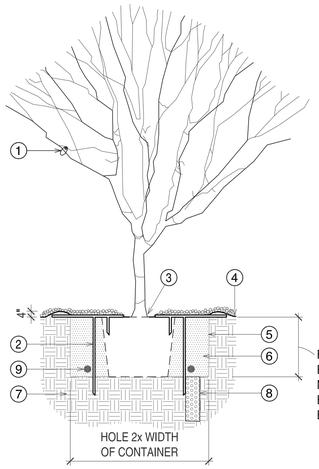
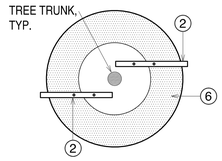


KEYNOTES:

1. ALL TREE IDENTIFICATION, TRADEMARK, SALVAGE TAGS TO REMAIN ON TREE.
2. TOMAHAWK™ TREE STABILIZER OR PROVED EQUAL. INSTALL SHORTER END INTO THE ROOTBALL AND THE LONGER END INTO THE GROUND NEXT TO THE ROOTBALL.
3. ROOT FLARE SHALL BE ABOVE FINISH GRADE.
4. FINISH GRADE OF DECOMPOSED GRANITE, KEEP AWAY FROM TRUNK.
5. SCARIFY SIDES OF PLANTING HOLE TO PREVENT GLAZING.
6. BACKFILL w/ NATIVE SOIL OR APPROVED TOPSOIL. WATER & TAMP TO REMOVE AIR POCKETS
7. UNDISTURBED SOIL.
8. 8" WIDE X 5' DEEP AUGER DUG WELL w/ 1-2" DIA. CRUSHED ROCK FOR DRAINAGE WHEN IN HARDPAN CONDITIONS.
9. PLANT TABLET, TYP.



TREE STAKING PLAN VIEW

NOTES:

A. ROOTBALL AND TOP OF WELL TO BE FLUSH WITH FINISH GRADE.

B. PAINT CUTS OVER 1" DIAMETER

TOMAHAWK™ NOTES:

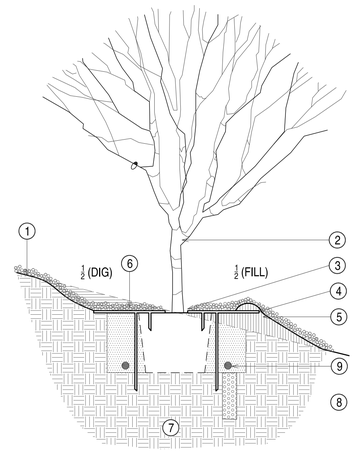
C. RECOMMENDED SIZES TO USE:
24" TSS - USE ON TREES UP TO 1.5" CALIPER
32" TSS - USE ON TREES UP TO 3" CALIPER
42" TSS - USE ON TREES UP TO 5" CALIPER

D. IN HEAVY WIND AND LOOSE SOIL CONDITIONS OR FOR LARGER CALIPER TREES 3 OR 4 TOMAHAWK™ SHOULD BE INSTALLED.

E. THE OUTSIDE LONG SUPPORT SHOULD EXCEED AT LEAST 8" OF UNDISTURBED SOIL BELOW THE ROOT BALL. INSTALL PER PLANS, DETAILS AND MANUFACTURER'S RECOMMENDATIONS.

SCALE: 1/4"=1'-0"

TREE PLANTING - AT GRADE PLAN 01

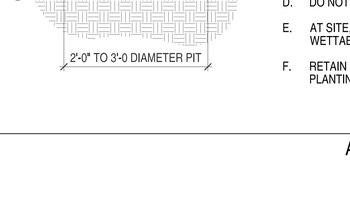


KEYNOTES:

1. FINISH GRADE ON SLOPE
2. SET TREE VERTICAL
3. ROOT FLARE SHALL BE ABOVE FINISH GRADE
4. REFER TO DETAIL 1/THIS SHEET FOR TREE PLANTING AND TOMAHAWK™ ROOT BALL STABILIZER OR PROVED EQUAL
5. FORM TREE WELL BY DIVIDING SOIL EQUALLY ACROSS SLOPE
6. FINISH GRADE @ 2" DEPTH OF DECOMPOSED GRANITE
7. UNDISTURBED SOIL
8. 8" WIDE X 5' DEEP AUGER DUG WELL w/ 1-2" DIA. CRUSHED ROCK FOR DRAINAGE WHEN IN HARDPAN CONDITIONS.
9. PLANT TABLET, TYP

SCALE: 1/4"=1'-0"

TREE PLANTING - AT SLOPE PLAN 02



KEYNOTES:

1. SHRUB.
2. TOP OF ROOTBALL AND WELL TO BE 2" BELOW SAUCER.
3. FINISH GRADE OF DECOMPOSED GRANITE, KEEP OFF BASE OF PLANT.
4. BACKFILL w/ NATIVE SOIL OR APPROVED TOPSOIL. WATER & TAMP TO REMOVE AIR POCKETS.
5. UNDISTURBED SOIL.
6. PLANT TABLET, TYP.

SCALE: 1/4"=1'-0"

SHRUB PLANTING - AT GRADE PLAN 03

KEYNOTES:

1. SHRUB.
2. BACKFILL w/ SPECIFIED NATIVE SOIL OR APPROVED TOPSOIL. WATER & TAMP TO REMOVE AIR POCKETS
3. FINISH GRADE 4:1 MAX SLOPE D.G. OR TURF
4. UNDISTURBED SOIL
5. FORM SHRUB WELL BY DIVIDING SOIL EQUALLY ACROSS SLOPE
6. PLANT TABLET, TYP.

SCALE: 1/4"=1'-0"

SHRUB PLANTING - AT SLOPE PLAN 04

KEYNOTES:

1. ACCENT PLANT.
2. FINISH GRADE OF DECOMPOSED GRANITE, KEEP OFF BASE OF PLANT.
3. ROOT ZONE
4. BACKFILL w/ NATIVE SOIL OR APPROVED TOPSOIL. WATER & TAMP TO REMOVE AIR POCKETS.
5. UNDISTURBED SOIL.
6. PLANT TABLET, TYP.

NOTES:

A. ROOT PRUNE ALL DAMAGED ROOTS.

B. INSPECTION & APPROVAL OF ALL ACCENTS REQUIRED BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.

C. USE DRY SITE SOIL IN PIT - NO MULCH.

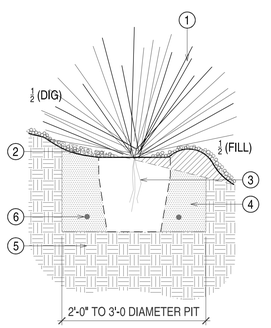
D. DO NOT WATER FOR 3 WEEKS.

E. AT SITE, DUST ENTIRE ROOT STRUCTURE WITH WETTABLE DUSTING SULPHUR (1.5# MINIMUM).

F. RETAIN ORIGINAL ORIENTATION TO SUN WHEN PLANTING.

SCALE: 1"=1'-0"

ACCENT PLANTING - AT GRADE PLAN 05



KEYNOTES:

1. ACCENT PLANT.
2. FINISH GRADE 4:1 MAX SLOPE D.G. OR TURF. FORM SHRUB WELL BY DIVIDING SOIL EQUALLY ACROSS SLOPE.
3. ROOT ZONE
4. BACKFILL w/ NATIVE SOIL OR APPROVED TOPSOIL. WATER & TAMP TO REMOVE AIR POCKETS.
5. UNDISTURBED SOIL.
6. PLANT TABLET, TYP.

NOTES:

A. ROOT PRUNE ALL DAMAGED ROOTS.

B. INSPECTION & APPROVAL OF ALL ACCENTS REQUIRED BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.

C. USE DRY SITE SOIL IN PIT - NO MULCH.

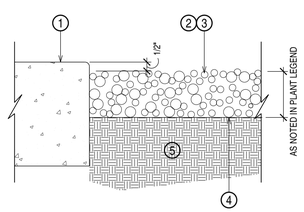
D. DO NOT WATER FOR 3 WEEKS.

E. AT SITE, DUST ENTIRE ROOT STRUCTURE WITH WETTABLE DUSTING SULPHUR (1.5# MINIMUM).

F. RETAIN ORIGINAL ORIENTATION TO SUN WHEN PLANTING.

SCALE: 1"=1'-0"

ACCENT PLANTING - AT SLOPE PLAN 06



KEYNOTES

1. CONCRETE EDGE / WALK
2. DECOMPOSED GRANITE IN ALL PLANTING AREAS UNLESS OTHERWISE NOTED
3. FINISHED GRADE OF PLANTING AREA
4. FINISHED GRADE
5. BACKFILL OR UNDISTURBED SOIL. REFER TO SHEETS.

NOTES:

1. SIZE & COLOR OF DECOMPOSED GRANITE NOTED ON PLANT LEGEND.
2. PRE-EMERGENT SHALL BE APPLIED TO FINISH GRADE BEFORE INSTALLATION OF DECOMPOSED GRANITE & MULCH AFTER INSTALLATION.
3. DEPTH OF DECOMPOSED GRANITE NOTED ON PLANT LEGEND.

SCALE: 3"=1'-0"

D.G. EDGE PLAN 07

UNSER AND TREBOR
2150 UNSER BLVD SE, RIO RANCHO, NEW MEXICO, 87124

CHASE

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PHOENIX, ARIZONA 85004
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apmi.com

PRELIMINARY - NOT FOR CONSTRUCTION NOR RECORDING

DRAWN
DATE 06.JUN.2025
PROJECT 24151.00

LANDSCAPE DETAILS

L2.00

RIO RANCHO, LTD, a Texas limited partnership

March 25, 2025

To Whom It May Concern:

This letter shall serve as confirmation of Owner's authorization for APMI and its consultants to execute and obtain and complete the City of Rio Rancho Building Permit Application required for Chase Bank at Tract E-1 SEC of Unser & Trebor Way (see Exhibit A), and any applications (permits or similar) specifically related to the referenced project.

Owner:

RIO RANCHO, LTD, a Texas limited partnership

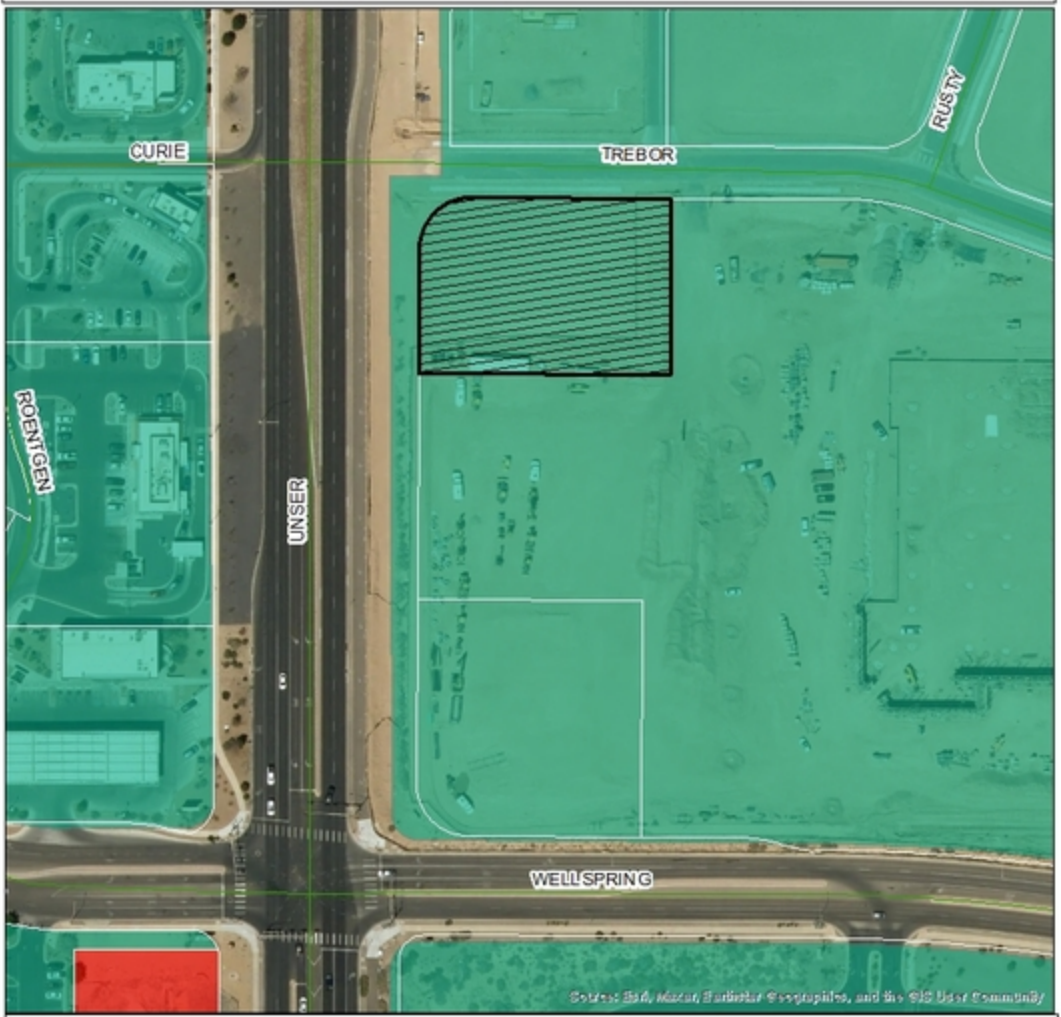
By: Rio Rancho, GP, LLC, a Texas limited liability company

By: _____

Name: Gary Andrews

Title: Vice President

2150 UNSER BLVD SE
THE VILLAGE, TRACT E1
SITE PLAN APPROVAL



City of Vision

0 37.5 75 150 225 300 Feet

Subject Property
Roads
Zoning
C-1
SU

DISCLAIMER: All information in this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map Created by:Tim Dvorak on 7/1/2025

DEVELOPMENT SERVICES DEPARTMENT— TRANSMITTAL AND REVIEW SHEET

DATE: June 10, 2025

TO:
- (X) Development Services – Matt Geisel, Amy Rincon, David Serrano, Brian Babyak, Peter Prukop
- (X) Fire and Rescue – Brian Johnson, James Wenzel, Gerard Bauer
- (X) Police – Scott Pope
- (X) SSCAFCA – Andy Edmondson, Sara Rassa
- (X) Parks and Recreation - Dyane Sonier
- (X) Rio Rancho Public Schools – Michael Baker
- (X) MRCOG – Aaron Hill
- (X) EZEE Fiber – John Muldrow

FROM: Development Services Department, Planning & Zoning Division

RE: DSD #25-160-00008 Site Plan (2501 Unser Blvd Se)

The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE . The subject property is legally described as The Village Tract E1 and is zoned SU. The total area of the site is approximately .94 acres.

Please review and provide recommendations, comments or corrections on this form and return via hand delivery, fax or e-mail by **Tuesday, June 17, 2025**. If redline comments are made on the plan, please also provide me with a copy. Please contact Tamarah Martinez at 505-896-8793 or e-mail tamartinez@rrnm.gov if you have any questions or would like to review a hard copy at my office.

This item has been reviewed and is hereby:
- (_) RECOMMENDED FOR APPROVAL
- (_) RETURNED FOR REVISIONS RESUBMITTAL REQUIRED
- (_) RETURNED WITH COMMENTS RESUBMITTAL NOT REQUIRED

Plant species, size and percent cover appears appropriate. PRCS has not verified if the plant palette conforms with The Village Master Plan palette. Sheet L2.00 Detail 1 - The City of Rio Rancho typically sees use of and recommends the use of above ground tree stakes, three stakes evenly spaced around the tree in the well, tied with a web type tie like Arbortie or equivalent. The plan/site plan submission does not appear to address the landscape Backflow Preventer. The Irrigation backflow preventer will need to be typed/sized, installed, registered and tested per ordinance 54.0.

As advised with case 25-250-00011 - With respect to handicap parking, the signs and striping on sheet A04 do not comply with the State Statute. Other sheets show, to some degree the access aisle wording and cross striping, but there are no details showing contractors what is required by State Statute. Please review and include the necessary directive language from the following: https://www.gcd.nm.gov/technical-assistance/parking/ then select “2021 NM Accessible Parking Checklist – Updated 2024”.

Sheet CG-101 Keyed Note 3 states “ADA compliant parking space(s) and access aisle(s), but there should be language that ensures that there will be no slope or cross slope within the spaces or aisles that exceed 2.08%.

PRCS defers to DSD as to whether these observations will require resubmittal; for any additional recommendations, requirements or approvals.

Dyane N. Sonier *06/17/2025*

DEVELOPMENT SERVICES DEPARTMENT— TRANSMITTAL AND REVIEW SHEET

DATE: June 10, 2025

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(_) RETURNED WITH COMMENTS RESUBMITTAL NOT REQUIRED

. Make sure that ponding is constructible.

Further engineering review will occur during commercial permit.

Peter Prukop — Reviewer
6/25/25 — Date

DEVELOPMENT SERVICES DEPARTMENT— TRANSMITTAL AND REVIEW SHEET

DATE: June 10, 2025

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(_) RETURNED FOR REVISIONS RESUBMITTAL REQUIRED
(_) RETURNED WITH COMMENTS RESUBMITTAL NOT REQUIRED

IFC 2021 shall be referenced for Fire code. Appendix D shall be followed for Fire Apparatus Access Roads. A Fire 2 Plan shall be submitted with the full plan set for review and approval. Any deferred submittals for Fire Alarm or Fire Sprinkler that may be necessary shall be submitted separately for permitting and tracking.

Fire Marshal Brian Johnson — Reviewer
6/10/2025 — Date

DEVELOPMENT SERVICES DEPARTMENT— TRANSMITTAL AND REVIEW SHEET

DATE: June 10, 2025

TO:
(X) Development Services – Matt Geisel, Amy Rincon, David Serrano, Brian Babyak, Peter Prukop
(X) Fire and Rescue – Brian Johnson, James Wenzel, Gerard Bauer
(X) Police – Scott Pope
(X) SSCAFCA – Andy Edmondson, Sara Rassa
(X) Parks and Recreation - Dyane Sonier
(X) Rio Rancho Public Schools – Michael Baker
(X) MRCOG – Aaron Hill
(X) EZEE Fiber – John Muldrow

FROM: Development Services Department, Planning & Zoning Division

RE: DSD #25-160-00008 Site Plan (2501 Unser Blvd Se)

The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE . The subject property is legally described as The Village Tract E1 and is zoned SU. The total area of the site is approximately .94 acres.

Please review and provide recommendations, comments or corrections on this form and return via hand delivery, fax or e-mail by **Tuesday, June 17, 2025**. If redline comments are made on the plan, please also provide me with a copy. Please contact Tamarah Martinez at 505-896-8793 or e-mail tamartinez@rrnm.gov if you have any questions or would like to review a hard copy at my office.

This item has been reviewed and is hereby:
(_) RECOMMENDED FOR APPROVAL
(_) RETURNED FOR REVISIONS RESUBMITTAL REQUIRED
(_) RETURNED WITH COMMENTS RESUBMITTAL NOT REQUIRED

.
HI Tamarah, This will not affect our construction plans. Thank you, John Muldrow ---Ezee Fiber

John E Muldrow
Reviewer

6/10/25
Date

DEVELOPMENT SERVICES DEPARTMENT— TRANSMITTAL AND REVIEW SHEET

DATE: June 10, 2025

TO:
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- (_) RETURNED WITH COMMENTS RESUBMITTAL NOT REQUIRED

.
No adverse comment.

Reviewer

6/16/25
Date

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

July 9, 2025

RE: Site Plan, Case No. 25-160-00008
2150 Unser Blvd SE

Dear Property Owner:

You are receiving this certified notice because your property abuts a site where a land development decision is required by the Governing Body.

The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE . The subject property is legally described as The Village Tract E1 and is zoned SU. The total area of the site is approximately .94 acres.

The **Governing Body** will consider the request and have the final approval on **Thursday, July 24, 2025** at 6:00 pm in the **Council Chambers** and **Virtually** as a hybrid meeting, through the **Zoom link and number below.**

On the back of this letter is a location map of the project, with the subject property identified with a red outline.

If you would like to comment on this application, you are encouraged to send in comments in writing, which will be presented to the Governing Body. This Governing Body meeting will be hybrid with options to participate virtually or in person. The City highly encourages citizens to watch the meeting live on the City's website www.rrnm.gov or on Sparklight cable channel 56.

For the **Governing Body meeting**, to participate virtually: Join via computer:
https://us06web.zoom.us/j/85302353741?pwd=bWp1QXliSGJoeHhJaGVOczF4MDN0UT09
Meeting ID: 853 0235 3741 Passcode: 789419 Join via phone: 1-346-248-7799 US

Please contact me via e-mail me at tamartinez@rrnm.gov or call me at 505-896-8793 if you have any questions concerning this matter. The agenda for this hearing and related staff reports will be posted on the City's website, www.rrnm.gov, the Friday before the hearing.

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any form of auxiliary aid or service to attend or participate in the hearing or meeting, please contact the City Clerk, 505-891-5004, as soon as possible prior to the meeting. Please contact the City Clerk if a summary or other type of accessible format is needed.

Respectfully,

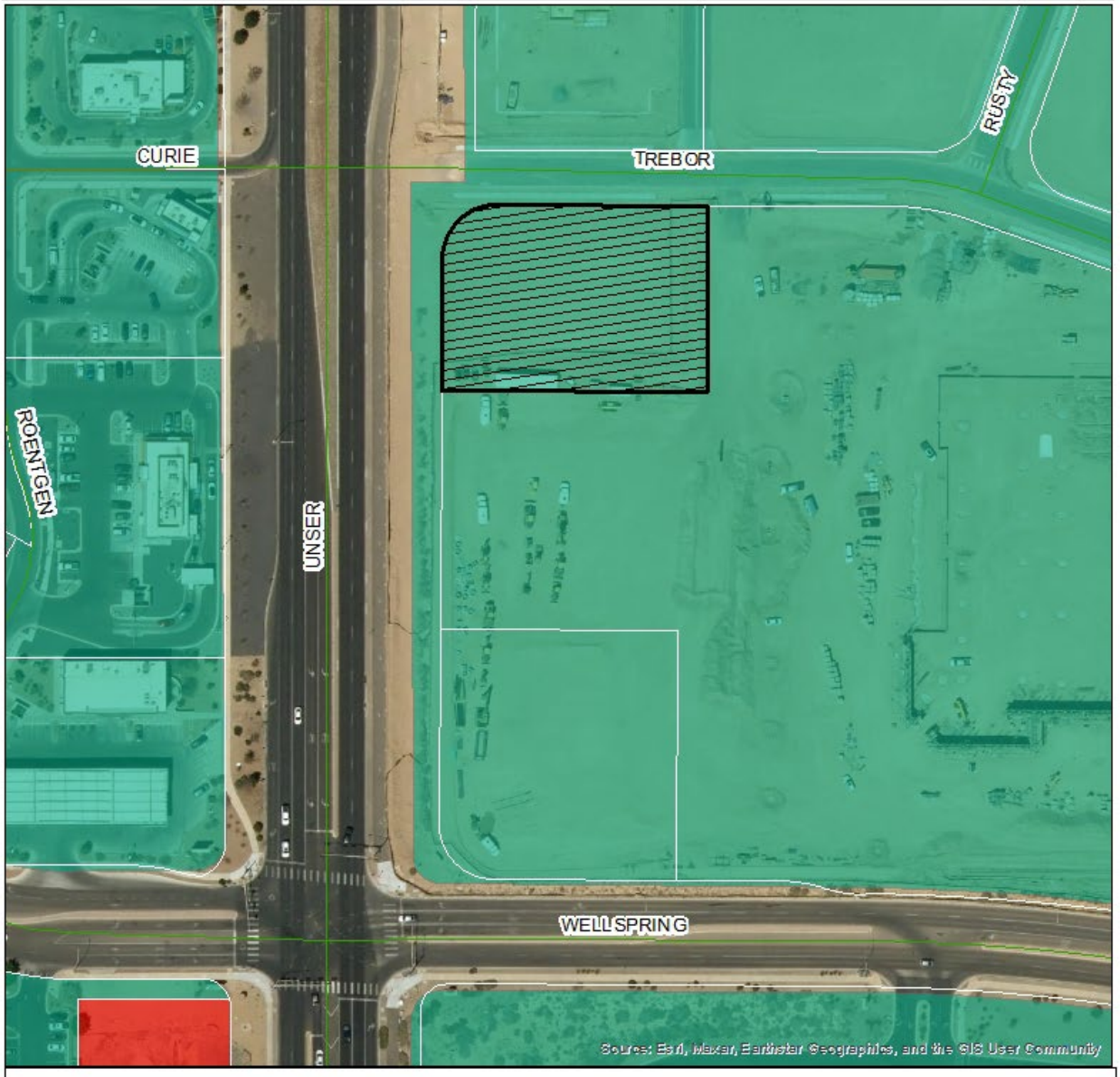
Tamarah Martinez

Tamarah Martinez
Municipal Planner I
Development Services Department
City of Rio Rancho

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

2150 UNSER BLVD SE
THE VILLAGE, TRACT E1
SITE PLAN APPROVAL



RioRancho City of Vision

0 37.5 75 150 225 300 Feet

Subject Property
Roads
Zoning
C-1
SU

DISCLAIMER: All information in this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map Created by Tim Dvorak on 7/1/2025

City of Vision

CITY OF RIO RANCHO
PUBLIC HEARING NOTICE

The GOVERNING BODY of the CITY of RIO RANCHO will consider the following matters at its regularly scheduled meeting at 6:00 p.m. on Thursday, July 24, 2025:

Site Plan
Case #25-160-00009
The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan for a proposed H-Tea-O Drive Thru location at the property legally described as Gateway North, Tract C5A.

Zone Map Amendment
Case #25-100-00002
The applicant, Cielo Bonito, LLC requests approval of a Zone Map Amendment of approximately 50.442 acres from TZ: Transitional Zoning to R-3: Mixed Residential, for the property legally described as, Unit 21, Block 22, Lots 7-31 and 45-48, Block 23, Lots 3-10, 14-18, Lots 20-23, 28-32, 38, 42-49 and 50-64 and Block 24, Lots 44-49, 55-56, 58-59, and 60-70.

Site Plan Approval
Case #25-160-00008
The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE. The subject property is legally described as The Village Tract E1 and is zoned SU.

Site Plan
Case #25-160-00007
The applicant, Loma Colorado North LLC, through their agent, Jim Glascott, PE, CPESC (WT Group), is requesting a site plan approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H and addressed as 3701 Northern Blvd NE. The property is zoned SU/MU: Special Use for Mixed Use and is approximately 1.79 acres.

Zone Map Amendment
Case #25-100-00006
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

Master Plan Amendment
Case #25-410-00004
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to amend the Master Plan Addendum to expand the area covered by the addendum to Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, and update regulations and provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Site Plan
Case #25-160-00007
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting a site plan approval for a solar generation, storage and distribution system on the subject properties: Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D.

The meeting is scheduled for 6 pm in the Council Chambers at City Hall, 3200 Civic Center Circle NE, Rio Rancho, NM. The public is invited to attend in person or virtually at www.rrnm.gov. Materials related to these items are available for viewing in the Development Services Department at City Hall.

If you would like to comment on any of these applications, you are encouraged to submit a written comment to planning@rrnm.gov. Written comments will be inserted into the public record.

Journal: July 9, 2025

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: R80

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Development Services

SUBJECT:
R80, Resolution Amending the Quail Ranch Master Plan Addendum

BACKGROUND AND ANALYSIS:

Staff will request at the July 24, 2025 meeting that the Governing Body postpone consideration of the item to a future date in order to address a notification issue (incorrect date reference).

The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of an amendment to the Quail Ranch Master Plan Addendum allowing for an expansion of the Renewable Energy Overlay District to the eastern portion of the Master Plan area. The Quail Ranch Master Plan was adopted June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, Resolution No. 61, Enactment No. 12-061 and Resolution No. 32, Enactment No. 22-032.

This Master Plan Amendment request was previously heard alongside Zone Map Amendment request #25-100-00006 by the Planning and Zoning Board on June 24, 2025, and the Planning and Zoning Board made a unanimous recommendation of approval to the Governing Body by a vote of 6 for and 0 against.

The presently adopted addendum provided for the implementation of the first two phases of the Renewable Energy Overlay District over the western portion of the Master Plan area, and was reviewed and evaluated by Partner Engineering and Science to industry best practices. Concurrent with this application is a request to allow for the expanded Renewable Energy Overlay District (case #25-100-00006).

The more significant proposed amendments to the addendum include: expanding the area covered by the addendum, providing for the possibility of on-site stand-alone water and wastewater, adding a provision for fence height flexibility with security walls, and removing the FAA approval. The increased fence height was included due to several requests and approved variances for height for safety purposes. The FAA approval was not applicable per letter received by the FAA for Phase 1. See attached "FINAL REDLINE" document for full red-line of the existing addendum.

No other parts of the Quail Ranch Master Plan are being amended. The request only includes the addendum, see attached. Development of this eastern portion for renewable energy requires site plan review and approval by Governing Body, being heard concurrently with this application.

REVIEW CRITERIA: The City's Comprehensive Plan states that "The City will rely on the development of Specific Area Plans and Master Plans for identifying a specific land use at the

parcel-level. Specific Area Plans and Master Plans are a part of the Land Use Element and are used as a statement of policy to guide land use decision making by the Governing Body."

The City's Comprehensive Plan further outlines the type of material expected to be included in a Specific Area Plan or Master Plan. Staff has used the list as the guiding policy on whether the amendments fit with Master Plans in general. Staff finds that the proposed amendment fits into the goals and elements of the City Comprehensive Plan and the amendment for an addendum to the Master Plan to allow for the Overlay District does not negatively affect or go against the long term intent of the Quail Ranch Master Plan.

In their justification, the applicant states: "The 'Renewable Energy Overlay Zone' will be more advantageous to the community and is supported by the Rio Rancho Comprehensive Plan for the following reasons:
a. The request fulfills Goal. No 1 - "Infrastructure" by providing renewable energy that fosters a quality community and supports a strong economy that meets the needs of current and future residents.
b. The request will address Section 2.3.2 - "Conservation & the Natural Environment" by reserving a significant amount of land for the next 30+ years for a renewable energy use that requires no water infrastructure, will help improve air quality, and will directly impact long term water conservation efforts.
c. The request will address Section 4.2.3 - "Water Availability" by approving a land use that requires no water infrastructure until the City locates and secures additional long-term water sources for future residential development.
d. The request addresses one of the key issues in Section 4.2.13 - "Physical Environment" by providing for a renewable energy use that can meet the needs of the present without compromising the ability of future generations to meet their own needs.
e. As articulated in Section 8.2.8.1 - "Electricity and Natural Gas", the request fulfills the need for providing more alternative energy sources that are less expensive than conventional energy sources that have been decommissioned in the State of New Mexico like coal-fired power plants."

The Planning and Zoning Board recommends the Governing Body find that the proposed Master Plan Amendment for a Renewable Energy Overlay Addendum is consistent with the goals and elements of the Comprehensive Plan. The Board finds that the proposed amendment would enable an appropriate, interim use of the land that does not require the extension of utilities and services at this time and preserves the long term vision for build out according to the Master Plan.

SITE ANALYSIS: The Quail Ranch Master Plan area is approximately 6,492 acres, annexed in 2003. The Master Plan, adopted in 2003, included Zoning and Land Use regulations. The proposed Renewable Energy Overlay District applies to the majority of the remaining portion of the Master Plan area east of the alignment for Paseo del Volcan that was not rezoned by the previous addendum. The site is currently vacant.

LAND USE: The Quail Ranch Master Plan identifies a mix of existing land uses and zoning districts on the subject property, including: Low, Medium, and High Density Residential, Mixed-Use Activity Center, Commercial, and Parks & Open Space. The proposed Master Plan Addendum will not be changing the underlying land use or zoning, but adds the Renewable Energy Overlay District for the eastern portion of the Master Plan area. The addendum permits renewable energy development as an interim land use, while preserving the existing zoning and land use.

GRADING AND DRAINAGE: A Drainage Plan will be required for site plan submittal with further Grading and Drainage Plans for Building Permit submittal. The Addendum states that clearing of natural vegetation will be limited and that the project will have minimal impervious surface impacts.

CIRCULATION: Current access consists of small dirt roads servicing the property. Roads will run

through the site to provide access to the renewable energy equipment. An upgraded temporary construction access has been identified and approved as part of the previous site plan review process.

PHASING AND FINANCING: If the site development under the addendum is to be phased, a phasing plan will be required for site development and is included as a condition.

DESIGN STANDARDS: Specific design standards are listed in the Addendum. Design standards and regulations include, but are not limited to: signage, height restrictions, lighting, setbacks, development and design standards, decommissioning and removal.

NOTIFICATIONS:
Notice of the application was sent via certified mail, return receipt requested to the property owners within 100 ft of the subject property 15 days prior to the hearing date. A legal notification was published in the Albuquerque Journal on July 9, 2025. A notification sign was posted on the property at least one week prior to the hearing on July 15, 2025.

Reviewing Agency	**Application Received for Review**	**Comments**
DSD Planning & Zoning	X	Provided in this document.
DSD Engineering	X	Comments attached.
Rio Rancho Public Schools	X	No comments received.
Fire and Rescue	X	No comments received.
Police Department	X	No comments received.
SSCAFCA	X	Comments attached.
MRCOG	X	No comments received.
Parks, Recreation and Community Services	X	Comments attached.

IMPACT:

The Planning and Zoning Board recommends the Governing Body adopt the Resolution for the Master Plan Amendment request, subject to the findings and conditions set forth below:

GENERAL FINDINGS OF FACT:
1. R.O. 2003 Section 150.07 (C) requires Master Plan Amendment approval by the Governing Body;
2. The applicant has the authority to make an application to request an amendment to the Quail Ranch Master Plan.
3. The applicant and adjacent property owners received due process, as proper notice and an opportunity to present views was given.

SPECIFIC FINDINGS OF FACT AND CONDITIONS FOR APPROVAL:
1. The proposed amendment to the Quail Ranch Master Plan Addendum does not adversely affect the community character of the Master Plan Area.
2. The proposed addendum is consistent with the goals and elements of the Comprehensive Plan.
3. The proposed addendum adds Renewable Energy as a use in the eastern portion of the Quail Ranch Master Plan Area.
4. Any proposed phasing of the project shall be indicated during Site Plan review.

ALTERNATIVES:

1. The Governing Body may approve the Master Plan Amendment.
2. The Governing Body may deny the Master Plan Amendment.
3. The Governing Body may modify the Master Plan Amendment and approve such modifications.
4. The Governing Body may continue the public hearing to request additional information or to consider testimony provided at the public hearing.

DEPARTMENT RECOMMENDATION:

Staff recommends the Governing Body postpone the Resolution to the August 14 Governing Body Meeting.

ATTACHMENT: Resolution_R80
ATTACHMENT: Application
ATTACHMENT: Authorization
ATTACHMENT: Location & Zoning Map
ATTACHMENT: Justification Letter
ATTACHMENT: Exhibit A: Addendum
ATTACHMENT: Exhibit B: Map of Overlay Area
ATTACHMENT: Quail Ranch Addendum FINAL REDLINE
ATTACHMENT: Reproduction of Notifications

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. **ENACTMENT NO.**

RESOLUTION AMENDING THE QUAIL RANCH MASTER PLAN ADDENDUM ALLOWING FOR A RENEWABLE ENERGY OVERLAY DISTRICT

WHEREAS: the State of New Mexico has granted the City of Rio Rancho the power, authority, jurisdiction and duty to enforce and carry out the provisions of law relating to planning, platting, zoning, and the power to adopt, amend, extend and carry out a general municipal or master plan which may be referred to as the general or master plan, all pursuant to 3-19-1, NMSA, 1978; and

WHEREAS: the Governing Body of the City of Rio Rancho has adopted a Comprehensive Plan that addresses and provides for specific goals, policies, and actions; proposes land use throughout the City; provides for adoption of specific area plans for specific areas within the City; and also provides for land use in master planned communities via master plans; and

WHEREAS: the Governing Body of the City of Rio Rancho has adopted a Comprehensive Plan that addresses land use in master planned communities; and

WHEREAS: the Governing Body adopted the Quail Ranch Master Plan June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, Resolution No. 61, Enactment No. 12-061 and Resolution No. 32, Enactment No. 22-032; and

WHEREAS: the Planning and Zoning Board of the City of Rio Rancho reviewed the amendments to the Quail Ranch Master Plan at their meeting held on June 24, 2025, and following public hearing recommends approval of those amendments and modifications; and

WHEREAS: the Governing Body of the City of Rio Rancho has reviewed the proposed amendment (Case No. 25-410-00004) to the Quail Ranch Master Plan at their meeting held on July 24, 2025, and following public hearing and receipt of the Planning and Zoning Board's report and recommendation, has determined that the amended Plan is in conformance with the City of Rio Rancho Comprehensive Plan.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. The Governing Body hereby approves and adopts the amendment to the Quail Ranch Master Plan Addendum to allow for a Renewable Energy

Overlay District on a portion of Quail Ranch, as shown as Exhibit A to this Resolution.

Section 2. Effective Date: This Resolution shall take effect immediately upon adoption.

ADOPTED THIS _____DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

Development Services Department, Ste. 130
3200 Civic Center Circle NE, Rio Rancho, NM 87144
(505) 891-5005

PLANNING & ZONING LAND USE APPLICATION

Please check appropriate box

Administrative Permit	Plan	Subdivision	Zoning
☐ Community Residential Care Facility	☐ Comprehensive Plan Amendment	☐ Final Plat	☐ Annexation
☐ Development Review Committee (DRC)	☐ Corridor Plan Amendment	☐ Preliminary Plat	☐ Appeal
☐ Home Occupation	☐ Master Plan	☐ Summary Plat	☐ Conditional Use Permit
☐ Model Home / Sales Office	**X Master Plan Amendment**	☐ Vacation of Plat/Street	☐ Master Sign Plan
☐ Residential Child Care Facility 6 or <	☐ Specific Area Plan Amendment	☐ Street Name Change	☐ Site Plan
☐ Sign Permit	☐ Text Amendment	☐ Subdivision Interpretation	☐ Special Exception
☐ Other		☐ Subdivision Variance	☐ Variance
			X Zone Map Amendment
			☐ Zoning Certification
			☐ Zoning Interpretation

Please Print In Ink Only or Type
Application must be complete. Please attach the appropriate checklist for the action you are requesting, if applicable.

APPLICANT/AGENT INFORMATION

Applicant Name: Atrisco Solar II LLC, c/o Clēnera, LLC		Phone: 208-639-3232
Address: PO Box 2576		E-Mail:
City: Boise	State: ID	Zip: 83701
Proprietary Interest: Lessee	List Owners: Ranch Joint Venture	
Deed or Ownership Verification Provided: (Initials)	Letter of Authorization Provided: (Initials)	

Agent Name: Consensus Planning, Inc		Phone:505-764-9801
Address: 302 8th Street NW		E-Mail: cp@consensusplanning.com
City: Albuquerque	State: NM	ZIP Code: 87102

DESCRIPTION OF REQUEST: (PLEASE ADD ADDITIONAL SHEET(S) IF NECESSARY)

Quail Ranch Master Plan (Addendum) Amendment and Zone Map Amendment to extend the Renewable Energy Overlay Zone on leased land to the east of Paseo Del Volcan.

SITE INFORMATION: (PLEASE PROVIDE ACCURATE LEGAL DESCRIPTION)

Subdivision/Unit :	Block(s):	Lot(s):
Existing Zoning: R-1, R-2, R-4, R-6, MU-A, M-1	Proposed Zoning: Renewable Energy Overlay (with preserved base zoning)	
No. of existing lots: 3	No. of proposed lots: none	Total area of site (acres) +/- 2, 836

ACKNOWLEDGEMENT

I hereby acknowledge that I have read this entire application and affirm that all information provided is correct. I agree to comply with the requirements of the City of Rio Rancho as outlined in all applicable laws, ordinances and regulations.

Print Name: James K. Strozier, FAICP	Applicant: Clēnera, LLC	Agent: Consensus Planning, Inc.
Signature:		Date: May 12, 2025

FOR OFFICIAL USE ONLY

H.T.E. PROJECT #	FEE	RECEIPT #

APPLICATION ACCEPTED BY: _____ **DATE:** _____

Ranch Joint Venture
100 Crescent Ct Suite 450
Dallas, TX 75201

June 5, 2025

City of Rio Rancho
Development Services
3900 Southern Boulevard, Ste 103
Rio Rancho, NM 87124

Re: Atrisco II Solar Project

To Whom it May Concern:

Ranch Joint Venture, the owner of Quail Ranch, hereby authorizes Concensus Planning to act as an agent and provide entitlement services for the purposes of amending the Quail Ranch Master Plan to include the provisions for the installation of a solar generation, storage, and distribution system. The property is legally described as all of Tract 1-A, all of Tract 2-D, and all of Tract 2-C as shown on the official plat of Lands at Quail Ranch recorded March 1, 2019 as Instrument No. 2019016035, records of Bernalillo County, New Mexico.

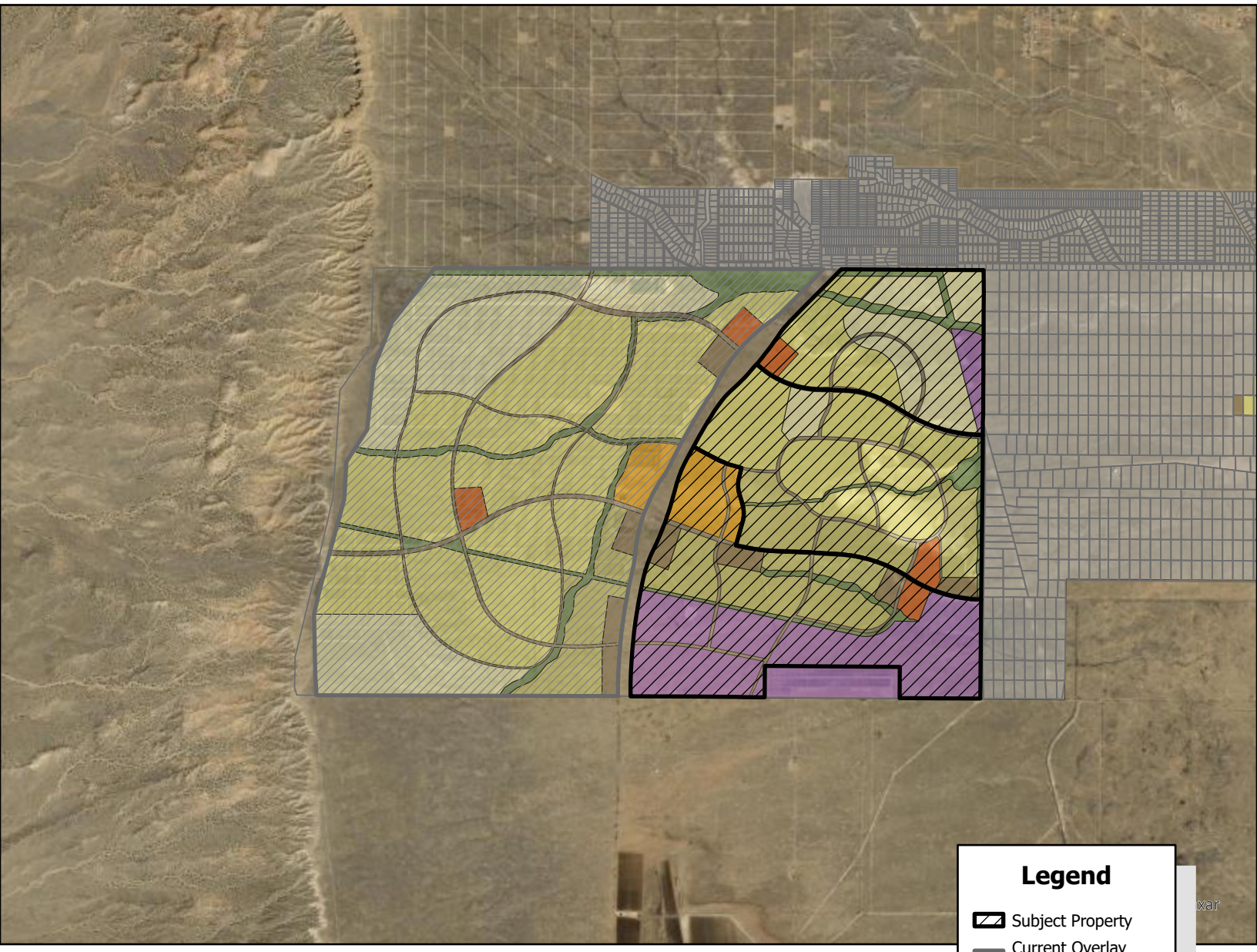
Sincerely,
RANCH JOINT VENTURE

Signature: W. D. Rogers

Printed Name: W L Rogers

Title: Manager

QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT EXTENSION



Rio Rancho City of Vision

GIS Moving Spatial Data Forward

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map courtesy of Ben Isaacs, 5/16/2025

CONSENSUS PLANNING

Landscape Architecture
Urban Design
Planning Services

302 Eighth St. NW
Albuquerque, NM 87102

(505) 764-9801
Fax 842-5495
cp@consensusplanning.com
www.consensusplanning.com

May 21, 2025

Mr. Fred Radosevich, Chair
Planning and Zoning Board
City of Rio Rancho
3200 Civic Center Circle NE
Rio Rancho, NM 87144

Re: Amendment to the Quail Ranch Master Plan Addendum and Zone Map Amendment

Dear Chairman Radosevich:

The purpose of this letter is to request approval of two related applications. First is an amendment to the Quail Ranch Master Plan Addendum to increase the size of the "Renewable Energy Overlay District" to encompass the entire Ranch Boundary. The original overlay only covered the western portion of Quail Ranch and was approved in 2022. Second, is a request for approval of a Zone Map Amendment to expand the Renewable Energy Overly District to add the eastern portion of the Master Plan, thereby allowing interim renewable energy projects in that area.

BACKGROUND

Quail Ranch is a 6,492-acre property located on the West Mesa in Bernalillo County as referenced in Exhibit B and is annexed within the City of Rio Rancho. If approved, this Zone Map Amendment will allow for an "Overlay District" that will cover the remainder of Quail Ranch, approximately 2,838 acres, and is legally described as:

> *All of Tract 1-A, all of Tract 2-D, and all of Tract 2-C, all as shown on the official plat of Lands at Quail Ranch recorded on March 1, 2019, as Instrument No. 2019016035 (Book 28, Page 74; Book 18, Page 100; and Book 15, Page 75A) records of Bernalillo County, New Mexico.*

The Quail Ranch Master Plan area totals approximately 6,492 acres and was annexed in 2003. The Master Plan, also adopted in 2003, included Zoning and Land Use regulations. The Quail Ranch Master Plan identifies a mix of existing land uses and zoning districts on the subject property, including Low, Medium, and High Density Residential, Mixed-Use Activity Center, Commercial, and Parks & Open Space. The proposed expansion of the Master Plan Addendum will not change the underlying land use or zoning, but adds renewable energy uses as an interim set of allowable uses.

The Quail Ranch Master Plan Addendum and the "Renewable Energy Overlay District" were approved in 2022. This amendment refines the provisions and the definitions to be more consistent with industry "best practices "and knowledge gained from the approval

PRINCIPALS

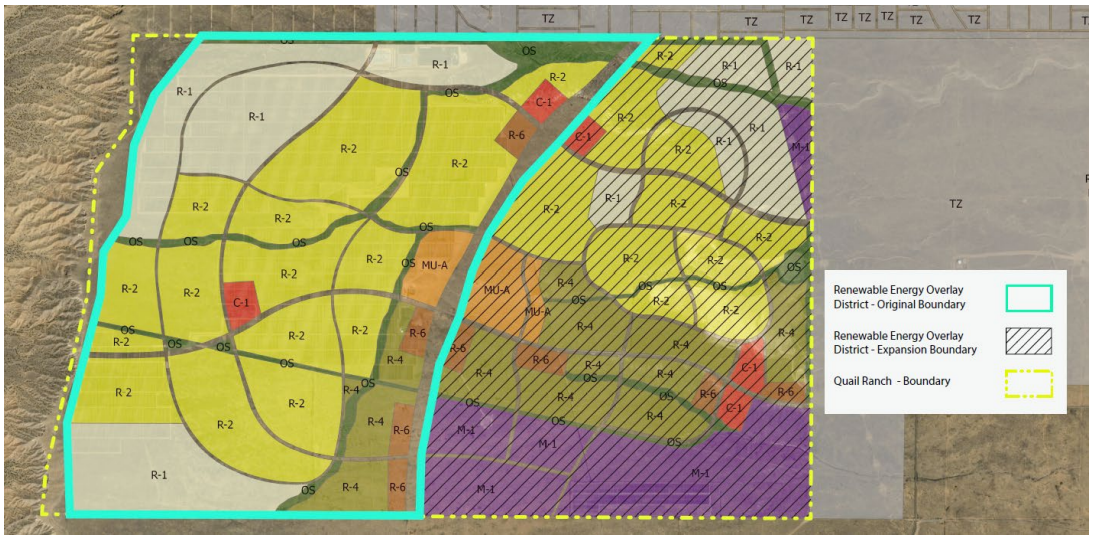
James K. Strozier, FAICP
Jacqueline Fishman, AICP

ASSOCIATES

Ken Romig, PLA, ASLA
Margaret Ambrosino, AICP

and construction of the first two phases of construction that included a small substation, battery storage, and a solar array.

This amendment to the Addendum is accompanied with the Zone Map Amendment and includes an exhibit that identifies the extent of the new overlay boundary. Prior to construction of additional renewable energy facilities, a site plan will be submitted for the installation of an approximate 400 kW renewable energy solar generation, storage, and distribution systems on the currently vacant, undeveloped land within the City of Rio Rancho without ceding the underlying entitlements.



Existing Overlay with the Expansion Area

NEW MEXICO ENERGY TRANSITION ACT

The New Mexico Energy Transition Act (ETA) sets a statewide renewable energy goal of 50 percent by 2030 for New Mexico investor-owned utilities and rural electric cooperatives and a goal of 80 percent by 2040, in addition to setting zero-carbon resources standards for investor-owned utilities by 2045 and rural electric cooperatives by 2050.

Providing more development opportunities for renewable energy investments that will help New Mexico reach the goals are outlined in the ETA. In addition, the ETA provides training for NM workers for the construction and development of jobs of renewable energy that are sustainable.

Solar panel innovation and efficiency has increased exponentially from 14% in 1960 to over 47% in 2020. The cost of solar panel installation has decreased over the past 12 years from $8.50 / watt to under $3.00 / watt making large-scale, commercial solar generation more economical.

Achieving the decarbonization goals of the ETA will require significant, but achievable acceleration of clean energy development projects.

REVIEW CRITERIA

In 2022, the City staff and the Planning and Zoning Board recommended approval of the Addendum and the Overlay zone based on the following:

1. The City's Comprehensive Plan states that "The City will rely on the development of Specific Area Plans and Master Plans for identifying a specific land use at the parcel-level. Specific Area Plans and Master Plans are a part of the Land Use Element and are used as a statement of policy to guide land use decision making by the Governing Body."

2. The City's Comprehensive Plan further outlines the type of material expected to be included in a Specific Area Plan or Master Plan. This list provides the guiding policy on whether the amendments fit with Master Plans in general. Staff and the Planning and Zoning Board found that the proposed amendment fits into the goals and elements of the City's Comprehensive Plan and the amendment for an addendum to the Master Plan to allow for the Overlay District does not negatively affect or go against the long-term intent of the Quail Ranch Master Plan.

3. The 'Renewable Energy Overlay Zone' will be more advantageous to the community and is supported by the 2015 Rio Rancho Comprehensive Plan for the following reasons:
    a. The request fulfills Goal No. 1 – Infrastructure by providing renewable energy that fosters a quality community and supports a strong economy that meets the needs of current and future residents.
    b. The request will address Section 2.3.2 – Conservation & the Natural Environment by reserving a significant amount of land for the next 30+ years for a renewable energy use that requires no water infrastructure, will help improve air quality, and will directly impact long term water conservation efforts.
    c. The request will address Section 4.2.3 – Water Availability by approving a land use that requires no water infrastructure and the necessary supporting water infrastructure until the City locates and secures additional long-term water sources or future residential development.
    d. The request addresses one of the key issues in Section 4.2.13 Physical Environment by providing for a renewable energy use that can meet the needs of the present without compromising the ability of future generations to meet their own needs. The Quail Ranch Addendum will help provide a balance of economic development and environmental stewardship in the CORR.
    e. As articulated in Section 8.2.8.1 Electricity and Natural Gas, the request fulfills the need for providing more alternative energy sources that are less expensive than conventional energy sources that have been decommissioned in the State of New Mexico like coal-fired power plants."

This proposed amendment/expansion to the Addendum and the Renewable Energy Overlay is also consistent with the goals and elements of the Comprehensive Plan as articulated above. The proposed amendment will enable an appropriate interim use of the land that does not require the extension of utilities and services at this time and preserves the long-term vision for build out according to the underlying Master Plan.

CONCLUSION

Based upon this letter, the previous Quail Ranch Master Plan Addendum (as amended), and exhibit indicating the proposed overlay, we respectfully request that the Rio Rancho Planning and Zoning Board recommend approval of this request for a Zone Map Amendment for the Renewable Energy Overlay District within the Quail Ranch Master Plan. Please feel free to contact me at (505) 764-9801 with any questions that you might have.

Sincerely,

James K. Strozier, FAICP
Principal

QUAIL RANCH
A natural way of life

QUAIL RANCH
MASTER PLAN ADDENDUM



Amendment adopted by the
Governing Body on May XX, 2025







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EXECUTIVE SUMMARY

In June 2003, the City of Rio Rancho annexed 6,492 acres known as the mixed-use development for Quail Ranch (Exhibit A). In addition to annexing the Quail Ranch, the City adopted the Quail Ranch Master Plan to include the applicable Zoning and Land Use regulations. This Addendum modifies the Master Plan by allowing for a ***Renewable Energy Overlay District*** on a portion of the Quail Ranch for solar power generation, storage, and distribution without modifying the original content and intent of the approved Master Plan and underlying zoning districts. In 2022, the CoRR adopted an addendum to the Quail Ranch Master Plan to allow a Renewable Energy Overlay District over the west side of the Quail ranch; this document amends and restates the 2022 addendum to include the Renewable Energy Overlay District over the entirety of the Quail Ranch. This Addendum creates a stand-alone document that provides for an additional land use, while allowing the underlying land use and zoning to remain intact. At all times, whether a Solar PV is present or later removed, the existing development entitlements remain in place.

SECTION 1 - APPROVAL HISTORY

The overall Quail Ranch Master Plan was approved by the City of Rio Rancho in 2003 (the "**Master Plan**"). The Master Plan describes and analyzes physical and environmental conditions, long term infrastructure needs, and access issues influencing the property. The Master Plan established zoning, transportation, and an open space network to provide a framework to guide development.

In 2005, the City of Rio Rancho approved the Quail Ranch Specific Area Plan (SAP) for Phase One of Quail Ranch that encompasses +/- 1,025 acres of the southeast corner of the Ranch ("**Phase One**"). Phase One provided a master-planned village for the initial phase of development, east of the proposed Paseo Del Volcan alignment, within the ranch.

Both the overall Master Plan and Phase One are approved planning documents that will allow for the future development of Quail Ranch within the City of Rio Rancho.

SECTION 2 - PURPOSE

The Quail Ranch Master Plan Addendum (this "**Addendum**") was initiated by the property owners, Ranch Joint Venture ("**RJV**"), as a supplemental document to the approved Master Plan to allow for short-term, land uses for the property north of the Double Eagle Airport and on both sides of the proposed Paseo Del Volcan alignment. The right-of-way has been acquired by NMDOT for this portion of Paseo Del Volcan. The area identified for this Addendum constitutes approximately +/- 6,200 acres and is more particularly shown in Exhibit B (the "**Property**"). This Addendum is the result of consultation with RJV, Atrisco Solar, LLC ("**Atrisco**"), Atrisco Solar II LLC ("Atrisco II") and the CoRR staff. This Addendum defines the framework for new, renewable energy development and aims to allow for a utility-scale solar project and battery storage projects to be built, operated, and maintained on the Property.

SECTION 3 – DESCRIPTION OF PROJECT

The Atrisco projects are developing ground-mounted utility-scale solar photovoltaic systems with battery storage facilities of up to 700MW that will be connected to the PNM transmission system (the "**Projects**"). The property was selected because there are four PNM transmission lines that traverse or run adjacent to Quail Ranch. Interface with these existing lines shall be determined and approved through future negotiations with PNM or other interconnection utility.

Some highlights of the Project include:

The Projects will consist of photovoltaic solar panels ("**PV Panels**") on single-axis tracking racks. The PV Panels will convert sunlight into electricity. The singe-axis racking system will run in rows north to south and will slowly rotate east to west to follow the sun across the sky each day.

- The Projects will include the necessary wiring, inverters, transformers, and other equipment required to interconnect the Projects to the existing power lines at the sites.
- The Project may include an operations and maintenance building as well as storage facilities for spare parts ON Tract 1-A.
- The Projects may utilize permanent on-site stand-alone service water or wastewater infrastructure to accommodate restroom facilities as needed. No additional City infrastructure will be required.
- Any battery units installed on the Projects will be self-contained and located near the substation. The projects will follow best practices on energy storage setbacks to ensure batteries are operated safely.
- While major arterial roads are planned in the future, current access to the property consists of small dirt roads serving the cattle ranch and the utility easements in and around the Property.
- Gravel roads or dirt roads will run through the site to provide access to the equipment. An upgraded temporary construction access has been identified and approved as part of the site plan review process for Atrisco.
- Permanent access has been granted through a mutually agreed easement with RJV.
- Additional improvements may be required at the time of building permits.
- The Projects may be installed in phases. These Projects are intended to be flagship projects that not only spurs renewable energy for New Mexico but also commercial and industrial development in the largely undeveloped area to the west of Albuquerque. The name Atrisco was chosen as an homage to New Mexico's cultural heritage and history.
- The Projects will (i) have minimal impervious surface impacts, (ii) will be designed with the intention to maintain as much of the natural / existing vegetation during and after construction, and (iii) be operated and maintained by on-site operations and maintenance crews.
- The Project sites were previously included in a Class I Cultural Resource Report conducted in 1998 by Marron and Associates for the entire Quail Ranch area (previously known as "Black Ranch Subdivision").
- The vast majority of cultural resource sites identified in this report fall outside the project area to the west along the Rio Puerco escarpment within the tract owned by the City of Albuquerque Open Space Division. The report suggests that the interior portions of the study area are expected to have lower densities of sites and concentrations of cultural material than the landscapes around the exterior boundary of the Quail Ranch ("Black Ranch").
- The Projects are within the Albuquerque Basin Level IV Eco-region, which provides habitat for a variety of wildlife species. Except for the metropolitan areas, this eco-region is sparsely populated and consists mainly of large expanses of grassland/shrub-land devoted to grazing. SWCA's natural resources survey confirmed that the project area is primarily comprised of grazed habitats with the dominant vegetation consisting of prickly Russian thistle (Salsola tragus), tree cholla (Cylindropuntia imbricata), and James' galleta (Hilaria jamesii). The project area is beyond the known geographic and elevational range of any federally or state-listed species for Bernalillo

County. However, several wildlife species may occur in the vicinity of the project area and would not be impeded by the development of the solar facility and would be able to move throughout the general area surrounding the proposed solar facility . The project area does not contain vegetation, water bodies, and/ or landscape features known to support these species.

Subject to CFR Title 14 Part 77.9, the Project will require Atrisco to file a "Notice of Proposed Construction or Alteration" with the Federal Aviation Administration (FAA) prior to construction to ensure the project will not interfere with the safe and efficient use of navigable airspace(s).

SECTION 4 - DEFINITIONS

The definitions provided in this section shall only apply to the Property.

Array. Any number of solar photovoltaic panels connected to provide a single output.

Battery Energy Storage System. A system capable of utilizing batteries to store the electricity produced by the Solar Photovoltaic Array and release the electricity at a later time.

Gen-tie: (Generation Interconnect). A transmission line that connects the original source of electric power (Generation) to the transmission system.

Ground-Mounted System. A solar energy system that is directly installed on specialized racking systems, which are attached to an anchor in the ground.

Inverter. A device that converts the direct current (DC) electricity produced by a solar photo-voltaic system to usable alternating current (AC).

Kilowatt (kW). Equal to 1000 Watts.

Megawatt (MW). Equal to 1000 Kilowatts.

NERC. North American Electric Reliability Corporation (NERC). NERC defines the Bulk-Power System as the electricity power generation facilities combined with the high-voltage transmission system, which together create and transport electricity around North America. Electric Reliability Organization (ERO) refers to NERC's role as the independent entity that develops and enforces mandatory standards for the Reliable Operation and planning of the Bulk-Power System throughout North America, as called for in the Energy Policy Act of 2005. NERC was designated as the ERO by the Federal Energy Regulatory Commission on July 20, 2006.

Renewable Energy. Energy from sources that are not easily depleted such as moving water, biomass, geothermal, solar, wind, and energy from solid waste treatment plants.

Solar Access. The access of a solar energy system to direct sunlight.

Solar Energy. Radiant energy received from the sun that can be collected in the form of heat or light by a solar collector.

Solar Energy System. A solar energy system whose primary purpose is to harvest energy by transforming solar radiation into electrical energy.

Solar Photo-voltaic Array. Solar systems consisting of photo-voltaic cells, made with semi-conducting materials, that produce electricity in the form of Direct Current (DC), when they are exposed to sunlight. A typical photo-voltaic system consists of photo-voltaic panels that combine to form an array; other system components may include racks and hardware, wiring for electrical connections, power conditioning equipment, such as an transformers, inverters, and/or batteries.

Substation. Any electrical facility designed to convert electricity produced by a photo-voltaic array to a voltage for interconnection with transmission lines.

Transmission Line. Power lines greater than 46 kV through which electricity is transmitted in a power

system from a generating station or substation to the distribution points in the grid.

SECTION 5 - ZONING

This section proposes zoning regulations, which will apply to the ***Quail Ranch Renewable Energy Overlay District***. Where this Addendum is silent, the City of Rio Rancho Zoning Ordinances shall prevail.

QR-RE-OD (QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT)

(A) Purpose. This zoning district is suitable for property where the underlying zoning district needs to be maintained or for other reasons in which the appropriateness is partially or entirely dependent on the character of the site.

(1) A renewable energy overlay district is appropriately used:

(a) To not restrict uses otherwise permitted in an underlying zoning district;

(b) To establish requirements or conditions that are unique to renewable energy projects; and

(c) To establish requirements for height, setbacks, width, parking, landscaping, signage, or other provisions that are unique to this use of the Property.

(B) Allowable Uses. The following will be allowable uses for the Property:

(1) Solar Energy Systems and any other ancillary facilities in connection therewith;

(2) Public utilities (substations/switching stations/ generation), installations of PV Panels, and battery storage; and

(3) Incidental buildings and other supporting facilities needed for renewable utilities, storage, project operation, and maintenance.

(D) Signage

(1) Signs shall comply with NERC and any other national electric standards and at a minimum include the following. If there are conflicts between the City of Rio Rancho's codes, the national electric standards, or the NERC requirements, the more stringent shall apply:

(a) A visible "High Voltage" warning sign;

(b) Name(s) and phone number(s) for the electric utility provider;

(c) Name(s) and phone number(s) of the site operator; and

(d) Name(s) and phone number(s) in case of emergency.

(D) Height Restrictions

(1) No building structure shall exceed 30 feet in height from the finished grade as defined by the CoRR Zoning Code;

(2) No solar photovoltaic array structure shall exceed 30' in height from the finished grade; and

(3) Any applicable electric lines and poles shall comply with NERC requirements and any other national electric standards as required. If there are conflicts between the City of Rio Rancho's codes, the national electric standards, or the NERC requirements, the more stringent shall apply.

(E) Lighting

(1) Lighting shall be consistent with local, state, and federal law including any applicable NERC requirements. If there are conflicts between the City of Rio Rancho's codes and the NERC requirements, the more stringent shall apply; and

(2) Lighting of other parts of the installation, such as appurtenant structures, shall be limited to that required for safety and operational purposes, and shall be reasonably shielded. Where feasible, lighting of the Solar Energy System shall be directed downward and shall incorporate full cut-off fixtures to reduce light pollution.

(F) Fencing.

(1) Perimeter fencing will be installed around the boundary of the solar photovoltaic array in accordance with NERC and other national electric standards as required. If there are

conflicts between the City of Rio Rancho's codes, national electric standards, or the NERC requirements, the more stringent shall apply.

(2) Perimeter fencing may include higher security walls around portions of the solar and battery site.

(G) Setbacks

(1) From the Property boundary shall be 25 feet from the rear, front and side property lines, except for any interior property lines where no setback is required.

(2) From any right of way or easement shall be 25 feet.

(H) Site Plan Requirements. The Renewable Energy Zone District must have a site plan approved by the Governing Body. Approval of the site plan containing the following information must be obtained at the time of issuance of a building permit:

(1) Scale and north arrows;

(2) Lot boundaries and easements;

(3) Existing and proposed utilities;

(4) Existing and proposed rights-of-way;

(5) Proposed structures with uses, dimensions, and setbacks (prior to construction, the site plan may include conceptual building locations and sizes to be refined prior to building permit);

(6) Proposed ingress, egress, parking, and circulation;

(7) Landscaping and landscape buffers;

(8) Elevations;

(9) Adjacent property characteristics;

(10) Preliminary drainage plan;

(11) Identification of the proposed solar panel array ares;

(12) Identification of the proposed substation locations;

(13) ALTA/NSPS survey, signed and sealed by NM-licensed surveyor;

(14) Phasing plan;

(15) Submitted design documents should be signed and sealed by a NM licensed engineer;

(16) Buffer requirements, particularly those abutting residential uses, shall be further detailed, either through specification (typical screening scheme including plant materials, planting pattern, depth of buffer, and/or other screening options) or else by performance standard to be evaluated by the Board;

(17) Location and type of backup generators;

(18) Locations of temporary construction trailers, passenger and construction vehicle parking, material storage, fuel storage and containment, and required temporary fencing / security for same;

(19) Visual rendering(s) representation(s) of proposed facility for evaluation;

(20) Portions of the Overlay District indicate reserved commercial areas west of Paseo del Volcan and adjacent utility-scale solar development. These areas should be evaluated during development review to determine whether buffering may be required; and

(21) To the maximum extent practical, the existing native vegetation will remain in its natural state. Areas running vegetation clearance will be reseeded per SWPPP requirements. No landscaping is proposed for the site at this time. Within six months of development of any residential properties in Rio Rancho abutting the subject site, a 10-foot landscaping buffer and a 6-foot high solid wall or fence shall be constructed / established along the boundary adjacent to the residential development meeting the standards and definitions of the City of Rio Rancho zoning ordinance.

(I) Development and Design Standards

(1) All solar photovoltaic arrays, accessory equipment, and facilities shall comply with NERC requirements and any other national

electric standards. If there are conflicts between the City of Rio Rancho's codes, national electric standards, or the NERC requirements, the more stringent shall apply.

(a) The solar photovoltaic system site plan shall be reviewed and approved by the Fire Marshal;

(b) Upon request of the Fire Marshal, the owner or operator shall provide an emergency response plan; and

(c) Emergency access to the site will be provided in accordance with the Fire Marshal.

(2) Clearing of natural vegetation shall be limited to what is necessary for the construction, operation, and maintenance of the solar photovoltaic arrays.

(J) Decommissioning and Removal

(1) Decommissioning must occur in accordance with an approved decommissioning plan between Atrisco, Atrisco II, and Ranch Joint Ventures, or the current property owner. A copy of the final approved decommissioning plans shall be filed with the City of Rio Rancho's Development Services Department.

(2) Decommissioning must occur if the Project does not produce power for a consecutive 12-month period, except in the instance of a force majeure event in which the Projects are being repaired and/or restored.

(3) The decommissioning plan shall include provisions for removal and disconnection of the Solar Energy Systems from the electric grid and the restoration of the Property to as near as possible to its original condition prior to the installation of the Solar Energy System, and leave the Property in a good, clean condition.

(4) The disposal of all solid and hazardous waste shall be in accordance with local, state, and federal waste disposal regulations. Hazardous wastes may include wastes listed under the Environmental Protection Agency (EPA), F, K, P, U, or Characteristic Waste categories.

(K) Other

(1) The City of Rio Rancho may approve minor changes to an approved site plan if the change is consistent with the use and other written requirements and/or conditions of approval, if the buildings are of the same general configuration, if the total square footage is not greater than 10% of the approved plan, the site circulation is similar in its effect on adjacent property or streets, and the approving official finds that neither the City nor any person will be substantially aggrieved by the altered site plan. If requested, notice of the proposed change shall be mailed to owners of adjacent property and to associations entitled to notice of the change. Substantial changes to an approved site plan must be approved by the Governing Body that do not meet the requirements to be considered a "minor change" as defined above.

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EXHIBIT A: 2022 RESOLUTION & ORDINANCE

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO.32 **ENACTMENT NO.22-032**

RESOLUTION AMENDING THE QUAIL RANCH MASTER PLAN FOR AN ADDENDUM ALLOWING FOR A RENEWABLE ENERGY OVERLAY DISTRICT

WHEREAS: the State of New Mexico has granted the City of Rio Rancho the power, authority, jurisdiction and duty to enforce and carry out the provisions of law relating to planning, platting, zoning, and the power to adopt, amend, extend and carry out a general municipal or master plan which may be referred to as the general or master plan, all pursuant to 3-19-1, NMSA, 1978; and

WHEREAS: the Governing Body of the City of Rio Rancho has adopted a Comprehensive Plan that addresses and provides for specific goals, policies, and actions; proposes land use throughout the City; provides for adoption of specific area plans for specific areas within the City; and also provides for land use in master planned communities via master plans; and

WHEREAS: the Governing Body of the City of Rio Rancho has adopted a Comprehensive Plan that addresses land use in master planned communities; and

WHEREAS: the Governing Body adopted the Quail Ranch Master Plan June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, and Resolution No. 61, Enactment No. 12-061; and

WHEREAS: the Planning and Zoning Board of the City of Rio Rancho reviewed the amendments to the Quail Ranch Master Plan at their meeting held on May 10, 2022, and following public hearing recommends approval of those amendments and modifications; and

WHEREAS: the Governing Body of the City of Rio Rancho has reviewed the proposed amendment (Case No. 22-410-00003) to the Quail Ranch Master Plan at their meeting held on June 9, 2022, and following public hearing and receipt of the Planning and Zoning Board's report and recommendation, has determined that the amended Plan is in conformance with the City of Rio Rancho Comprehensive Plan.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. The Governing Body hereby approves and adopts the Quail Ranch Master Plan Addendum to allow for a Renewable Energy Overlay District on the western portion of Quail Ranch, as shown as Exhibit A to this Resolution.

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Section 2. This Resolution shall take effect immediately upon adoption.

ADOPTED THIS 9TH DAY OF JUNE, 2022.

Greggory D. Hull, Mayor

ATTEST:

Rebecca A. Martinez, City Clerk

(SEAL)

CITY OF RIO RANCHO
ORDINANCE

ORDINANCE NO.11 **ENACTMENT NO.22-11**

ORDINANCE OF THE CITY OF RIO RANCHO, NEW MEXICO CREATING AN OVERLAY ZONE FOR THE PROPERTY LEGALLY DESCRIBED AS LANDS OF QUAIL RANCH, TRACT 2A, IDENTIFYING CONDITIONS OF DEVELOPMENT; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE

WHEREAS: the Governing Body of the City of Rio Rancho has adopted zoning regulations and an official zone map in accordance with New Mexico Statutes Annotated 1978 (NMSA 1978) Chapter 3, Article 21; and

WHEREAS: in accordance with Rio Rancho Code of Ordinances (R.O. 2003) Section 150.07, an application to amend the zoning ordinance on the subject property has been submitted by The City of Rio Rancho, and assigned City Case No. 22-100-00006; and

WHEREAS: the Governing Body adopted the Quail Ranch Master Plan June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, and Resolution No. 61, Enactment No. 12-061; and

WHEREAS: the Governing Body approved the amendment to the Quail Ranch Master Plan for an Addendum to allow for a Renewable Energy Overlay, June 9, 2022, under Resolution No. 22, Enactment No.22-023; and

WHEREAS: the City of Rio Rancho Planning and Zoning Board held a duly noticed public hearing on May 10, 2022, regarding the proposed changes to the Official Zoning Map and, following study and consideration, has made findings (where applicable) whether or not the criteria in R.O. 2003 Section 150.07 are satisfied, and made these recommendations to the Governing Body regarding adoption of the changes; and

WHEREAS: the Governing Body received a report from the Planning and Zoning Board, and such report indicates the Planning and Zoning Board has studied and considered the proposed changes pursuant to R.O. 2003 Section 150.07, and said report includes specific findings related to the affected property; and

WHEREAS: a public hearing occurred, in accordance with procedures set forth in R.O. 2003 Section 150.07, and NMSA 1978 Section 3-21-6, on the proposed Official Zone Map changes hereinafter described were duly advertised and held by the Governing Body of the City of Rio Rancho on June 9, 2022 and the Governing Body heard interested parties and citizens for and against the proposed amendments; and

WHEREAS: the proposed amendments to be adopted by this Ordinance comply with

the statutory and regulatory requirements of the aforesaid Code of Ordinances and Statutes, and upon specific findings related to the subject property and determining the proposed amendment is consistent with the policies and criteria set forth in R.O. 2003 Section 150.07 (D) through (G), the Governing Body finds the amendments promote the health, safety, morals, and general welfare of the City.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. Overlay Zone. The Overlay Zone authorized under R.O. 2003 Section 154.41 shall apply as an overlay zone for solar power generation, storage, and distribution, as further set forth in section 2 below, and shall be denoted on the official zoning map as "OZ" in conjunction with the notation of the underlying zoning district for the following property:

Lands of Quail Ranch, Tract 2-A, filed in the office of the County Clerk of Sandoval County, New Mexico on March 1, 2019, Book 28, Pages 72-74.

Section 2. Land Use, Conditions, Development Standards/Regulations and use of PROPERTY:

A. The following will be allowable uses for the Property:
   1. Renewable Energy System and any other ancillary facilities in connection therewith;
   2. Public Utilities (substations, switching stations, generation), installation of PV Panels, and battery storage;
   3. Incidental buildings and other supporting facilities needed for renewable utilities, storage, project operation, and maintenance.

B. The property identified in Section 1, above, is subject to the development standards and regulations as listed in Resolution No. R22, Quail Ranch Master Plan Addendum, approved on June 9, 2022, (PZB case No. 22-410-00003), and any additional requirements as identified by staff.

C. Site Plan. A site plan will be reviewed and approved by Governing Body prior to issuance of any and all building permits for new construction. Site plan shall include requirements as listed in the Quail Ranch Master Plan Addendum.

Section 3. Severability Clause. If any section, paragraph, clause, or provision of this Ordinance, or any section, paragraph, clause, or provision of any regulation promulgated hereunder shall for any reason be held to be invalid, unlawful, or enforceable, the invalidity, illegality, or unenforceability of such section, paragraph, clause, or provision shall not affect the validity of the remaining portions of this Ordinance or the regulation so challenged.

Section 4. Effective Date. This Ordinance shall become effective ten days after adoption.

ADOPTED THIS 9th DAY OF JUNE, 2022.

Greggory D. Hull, Mayor

ATTEST:

Rebecca A. Martinez, City Clerk

EXHIBIT B: RENEWABLE ENERGY OVERLAY DISTRICT & UNDERLYING ZONING

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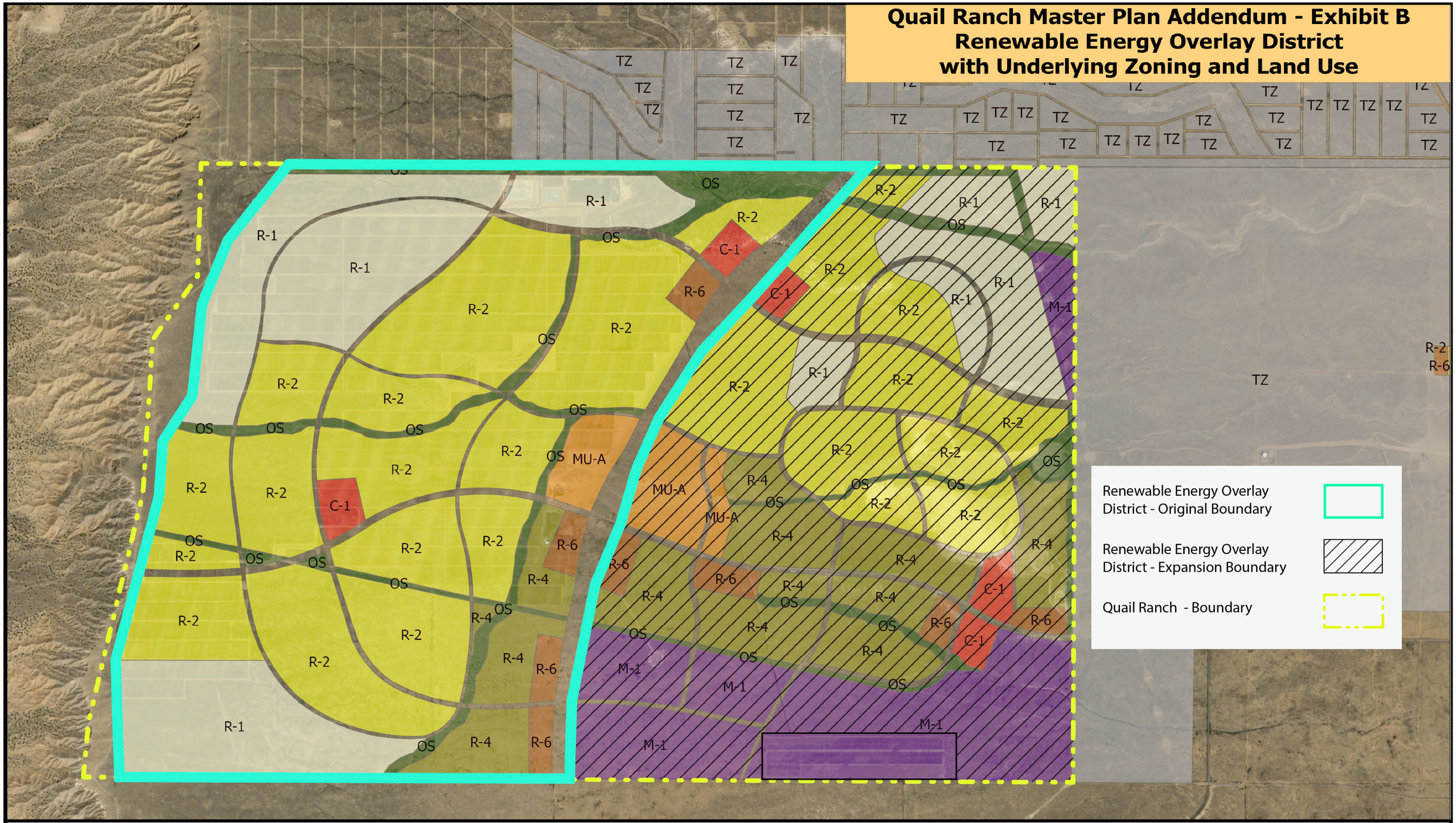
INSERT Z-FOLD 11 X 17 MAP

Quail Ranch Master Plan Addendum - Exhibit B
Renewable Energy Overlay District
with Underlying Zoning and Land Use



CONSENSUS PLANNING

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Quail Ranch Master Plan Addendum - Exhibit B
Renewable Energy Overlay District
with Underlying Zoning and Land Use

QUAIL RANCH
A natural way of life

QUAIL RANCH
A natural way of life

QUAIL RANCH
MASTER PLAN ADDENDUM



Adopted by the City of Rio Rancho
Governing Body on June 9, 2022
Amendment adopted by the
Governing Body on May XX, 2025







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Both the overall Master Plan and Phase One are approved planning documents that will allow for the future development of Quail Ranch within the City of Rio Rancho.

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The ~~2021~~ Quail Ranch Master Plan Addendum (this "**Addendum**") was initiated by the property owners, Ranch Joint Venture ("**RJV**"), as a supplemental document to the approved Master Plan to allow for short-term, land uses for the property north of the Double Eagle Airport and ~~to the east west~~ on both sides of the proposed Paseo Del Volcan alignment. The right-of-way has been acquired by NMDOT for this portion of Paseo Del Volcan. The area identified for this Addendum constitutes approximately +/- ~~3,100~~ 6,200 acres and is more particularly shown in Exhibit B (the "**Property**"). This ~~original~~ Addendum is the result of consultation with RJV, Atrisco Solar, LLC ("**Atrisco**"), Atrisco Solar II LLC ("**Atrisco II**") and the ~~City of Rio Rancho~~ CoRR staff. This Addendum defines the framework for new, renewable energy development and aims to allow for a utility-scale solar project and battery storage projects to be built, operated, and maintained on the Property.

SECTION 3 – DESCRIPTION OF PROJECT

The Atrisco projects ~~is~~ are developing ~~a~~ ground-mounted utility-scale solar photovoltaic systems with ~~a~~ battery storage ~~facility~~ facilities of up to ~~400~~ 700 MW that will be connected to the PNM transmission system (the "**Projects**"). The property was selected because there are four PNM transmission lines that traverse or run adjacent to Quail Ranch. Interface with these existing lines shall be determined and approved through future negotiations with PNM or other interconnection utility.

Some highlights of the Project include:

The Projects will consist of photovoltaic solar panels ("**PV Panels**") on single-axis tracking racks. The PV Panels will convert sunlight into electricity. The singe-axis racking system will run in rows north to south and will slowly rotate east to west to follow the sun across the sky each day.

- The Projects will include the necessary wiring, inverters, transformers, and other equipment required to interconnect the Projects to the existing power lines at the sites.
- The Projects may include an operations and maintenance building as well as ~~a~~ storage ~~facility~~ facilities for spare parts on tract 1-A.
- The Projects may ~~not~~ utilize ~~require~~ permanent on-site stand-alone serviced water or wastewater infrastructure to accommodate restroom facilities as needed. No additional City infrastructure will be required.
- Any battery units installed on the Projects will be self-contained and located near ~~inverters~~ the substation. The projects will follow best practices on energy storage setbacks to ensure batteries are operated safely.
- While major arterial roads are planned in the future, current access to the property consists of small dirt roads serving the cattle ranch and the utility easements in and around the Property.
- Gravel roads or dirt roads will run through the site to provide access to the equipment. An upgraded temporary construction access ~~will be~~ has been identified and approved as part of the site plan review process ~~that will likely include grading and improving existing cattle roads~~ for Atrsisco.
- Permanent access ~~will be~~ has been granted through a mutually agreed easement with RJV.\
- Additional improvements may be required at the time of building permits.
- The Projects may be installed in phases. ~~This~~ These Projects ~~is~~ are intended to be ~~a~~ flagship projects that not only spurs renewable energy for New Mexico but also commercial and industrial development in the largely undeveloped area to the west of Albuquerque. The name Atrisco was chosen as an homage to New Mexico's cultural heritage and history.
- The Projects will (i) have minimal impervious surface impacts, (ii) will be designed with the intention to maintain as much of the natural / existing vegetation during and after construction, and (iii) be operated and maintained by ~~an off-site~~ on-site operations and maintenance crews.
- The Project sites ~~was~~ were previously included in a Class I Cultural Resource Report conducted in 1998 by Marron and Associates for the entire Quail Ranch area (previously known as "Black Ranch Subdivision").
- The vast majority of cultural resource sites identified in this report fall outside the project area to the west along the Rio Puerco escarpment within the tract owned by the City of Albuquerque Open Space Division. The report suggests that the interior portions of the study area are expected to have lower densities of sites and concentrations of cultural material than the landscapes around the exterior boundary of the Quail Ranch ("Black Ranch").
- The Projects ~~is~~ are within the Albuquerque Basin Level IV Ecoregion, which provides habitat for a variety of wildlife species. Except for the metropolitan areas, this ecoregion is sparsely populated and consists mainly of large expanses of grassland/shrubland devoted to grazing. SWCA's natural resources survey confirmed that the project area is primarily comprised of grazed habitats with the dominant vegetation consisting of prickly Russian thistle (Salsola tragus), tree cholla (Cylindropuntia imbricata), and James' galleta (Hilaria jamesii). The project area is beyond the known geographic and elevational range of any federally or state-listed species for Bernalillo

County. However, several wildlife species may occur in the vicinity of the project area and would not be impeded by the development of the solar facility and would be able to move throughout the general area surrounding the proposed solar facility . The project area does not contain vegetation, waterbodies, and/or landscape features known to support these species.

~~Subject to CFR Title 14 Part 77.9, the Project will require Atrisco to file a "Notice of Proposed Construction or Alteration" with the Federal Aviation Administration (FAA) prior to construction to ensure the project will not interfere with the safe and efficient use of navigable airspace(s).~~

SECTION 4 - DEFINITIONS

The definitions provided in this section shall only apply to the Property.

Array. Any number of solar photovoltaic panels connected to provide a single output.

~~**Battery Back-Up:** A battery system that stores electrical energy from a solar system, making the electricity available for future use.~~

Battery Energy Storage System. A system capable of utilizing batteries to store the electricity produced by the Solar Photovoltaic Array and release the electricity at a later time.

Gen-tie (Generation Interconnect): A transmission line that connects the original source of electric power (Generation) to the transmission system.

Ground-Mounted System. A solar energy system that is directly installed on specialized racking systems, which are attached to an anchor in the ground.

Inverter. A device that converts the direct current (DC) electricity produced by a solar photovoltaic system to usable alternating current (AC).

Kilowatt (kW). Equal to 1000 Watts.

Megawatt (MW). Equal to 1000 Kilowatts.

NERC. North American Electric Reliability Corporation (NERC). NERC defines the Bulk-Power System as the electricity power generation facilities combined with the high-voltage transmission system, which together create and transport electricity around North America. Electric Reliability Organization (ERO) refers to NERC's role as the independent entity that develops and enforces mandatory standards for the Reliable Operation and planning of the Bulk-Power System throughout North America, as called for in the Energy Policy Act of 2005. NERC was designated as the ERO by the Federal Energy Regulatory Commission on July 20, 2006.

Renewable Energy. Energy from sources that are not easily depleted such as moving water, biomass, geothermal, solar, wind, and energy from solid waste treatment plants.

Solar Access. The access of a solar energy system to direct sunlight.

Solar Energy. Radiant energy received from the sun that can be collected in the form of heat or light by a solar collector.

Solar Energy System. A solar energy system whose primary purpose is to harvest energy by transforming solar ~~energy~~ radiation into ~~another form of energy or transferring heat from a collector to another medium using mechanical, electrical, or chemical means~~ electrical energy.

Solar Photovoltaic Array. Solar systems consisting of photovoltaic cells, made with semi-conducting materials, that produce electricity in the form of Direct Current (DC), when they are exposed to sunlight. A typical photovoltaic system consists of photovoltaic panels that combine to form an array; other system components may include racks and hardware, wiring for electrical connections, power conditioning equipment, such as an transformers, inverters, and/or batteries.

Substation. Any electrical facility designed to convert electricity produced by a photovoltaic array to a voltage for interconnection with transmission lines.

Transmission Line. Power lines greater than 46 kV through which electricity is transmitted in a power

system from a generating station or substation to the distribution points in the grid.

SECTION 5 - ZONING

This section proposes zoning regulations, which will apply to the ***Quail Ranch Renewable Energy Overlay District***. Where this Addendum is silent, the City of Rio Rancho Zoning Ordinances shall prevail.

QR-RE-OD (QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT)

(A) Purpose. This zoning district is suitable for property where the underlying zoning district needs to be maintained or for other reasons in which the appropriateness is partially or entirely dependent on the character of the site.

(1) A renewable energy overlay district is appropriately used:

(a) To not restrict uses otherwise permitted in an underlying zoning district;

(b) To establish requirements or conditions that are unique to renewable energy projects; and

(c) To establish requirements for height, setbacks, width, parking, landscaping, signage, or other provisions that are unique to this use of the Property.

(B) Allowable Uses. The following will be allowable uses for the Property:

(1) Solar Energy Systems and any other ancillary facilities in connection therewith;

(2) Public utilities (substations/switching stations/ generation), installations of PV Panels, and battery storage; and

(3) Incidental buildings and other supporting facilities needed for renewable utilities, storage, project operation, and maintenance.

(D) Signage

(1) Signs shall comply with NERC and any other national electric standards and at a minimum include the following. If there are conflicts between the City of Rio Rancho's codes, the national electric standards, or the NERC requirements, the more stringent shall apply:

(a) A visible "High Voltage" warning sign;

(b) Name(s) and phone number(s) for the electric utility provider;

(c) Name(s) and phone number(s) of the site operator; and

(d) Name(s) and phone number(s) in case of emergency.

(D) Height Restrictions

(1) No building structure shall exceed ~~26 feet~~ 30' in height from the finished grade as defined by the CoRR Zoning Code;

(2) No solar photovoltaic array structure shall exceed 30' in height from the finished grade; and

(3) Any applicable electric lines and poles shall comply with NERC requirements and any other national electric standards as required. If there are conflicts between the City of Rio Rancho's codes, the national electric standards, or the NERC requirements, the more stringent shall apply.

(E) Lighting

(1) Lighting shall be consistent with local, state, and federal law including any applicable NERC requirements. If there are conflicts between the City of Rio Rancho's codes and the NERC requirements, the more stringent shall apply; and

(2) Lighting of other parts of the installation, such as appurtenant structures, shall be limited to that required for safety and operational purposes, and shall be reasonably shielded. Where feasible, lighting of the Solar Energy System shall be directed downward and shall incorporate full cut-off fixtures to reduce light pollution.

(F) Fencing.

(1) Perimeter fencing will be installed around the boundary of the solar photovoltaic array in accordance with NERC and other national electric standards as required. If there are

conflicts between the City of Rio Rancho's codes, national electric standards, or the NERC requirements, the more stringent shall apply.

(2) Perimeter fencing may include higher security walls around portions of the solar and battery storage site.

(G) Setbacks

(1) From the Property boundary shall be 25 feet from the rear, front and side property lines, except for any interior property lines where no setback is required.

(2) From any right of way or easement shall be 25 feet.

(H) Site Plan Requirements. The Renewable Energy Zone District must have a site plan approved by the Governing Body. Approval of the site plan containing the following information must be obtained at the time of issuance of a building permit:

(1) Scale and north arrows;

(2) Lot boundaries and easements;

(3) Existing and proposed utilities;

(4) Existing and proposed rights-of-way;

(5) Proposed structures with uses, dimensions, and setbacks (prior to construction, the site plan may include conceptual building locations and sizes to be refined prior to building permit);

(6) Proposed ingress, egress, parking, and circulation;

(7) Landscaping and landscape buffers;

(8) Elevations;

(9) Adjacent property characteristics;

(10) Preliminary drainage plan;

(11) Identification of the proposed solar panel array areas;

(12) Identification of the proposed substation locations;

(13) ALTA/NSPS survey, signed and sealed by NM-licensed surveyor;

(14) Phasing plan;

(15) Submitted design documents should be signed and sealed by a NM licensed engineer;

(16) Buffer requirements, particularly those abutting residential uses, shall be further detailed, either through specification (typical screening scheme including plant materials, planting pattern, depth of buffer, and/or other screening options) or else by performance standard to be evaluated by the Board;

(17) ~~Proximity to the Double Eagle Airport will require FAA approval;~~

(18) (17)Location and type of backup generators;

(19) (18) Locations of temporary construction trailers, passenger and construction vehicle parking, material storage, fuel storage and containment, and required temporary fencing / security for same;

(20) (19) Visual rendering(s) representation(s) of proposed facility for evaluation;

(21) (20) Portions of the Overlay District indicate reserved commercial areas west of Paseo del Volcan and adjacent utility-scale solar development. These areas should be evaluated during development review to determine whether buffering may be required; and

(22) (21) To the maximum extent practical, the existing native vegetation will remain in its natural state. Areas running vegetation clearance will be reseeded per SWPPP requirements. No landscaping is proposed for the site at this time. Within six months of development of any residential properties in Rio Rancho abutting the subject site, a 10-foot landscaping buffer and a 6-foot high solid wall or fence shall be constructed / established along the boundary adjacent to the residential development meeting the standards and definitions of the City of Rio Rancho zoning ordinance.

(I) Development and Design Standards

(1) All solar photovoltaic arrays, accessory equipment, and facilities shall comply with NERC requirements and any other national electric standards. If there are conflicts between the City of Rio Rancho's codes, national electric standards, or the NERC requirements, the more stringent shall apply.

(a) The solar photovoltaic system site plan shall be reviewed and approved by the Fire Marshal;

(b) Upon request of the Fire Marshal, the owner or operator shall provide an emergency response plan; and

(c) Emergency access to the site will be provided in accordance with the Fire Marshal.

(2) Clearing of natural vegetation shall be limited to what is necessary for the construction, operation, and maintenance of the solar photovoltaic arrays.

(J) Decommissioning and Removal

(1) Decommissioning must occur in accordance with an approved decommissioning plan between Atrisco, Atrisco II, and Ranch Joint Ventures, or the current property owner. A copy of the final approved decommissioning plans shall be filed with the City of Rio Rancho's Development Services Department.

(2) Decommissioning must occur if the Project does not produce power for a consecutive 12-month period, except in the instance of a force majeure event in which the Projects is are being repaired and/or restored.

(3) The decommissioning plan shall include provisions for removal and disconnecting disconnection of to the Solar Energy Systems from the electric grid and the restoration of the Property to as near as possible to its original condition prior to the installation of the Solar Energy System, and leave the Property in a good, clean condition.

(4) The disposal of all solid and hazardous waste shall be in accordance with local, state, and federal waste disposal regulations. Hazardous wastes may include wastes listed under the Environmental Protection Agency (EPA), F, K, P, U, or Characteristic Waste categories.

(K) Other

(1) The City of Rio Rancho may approve minor changes to an approved site plan if the change is consistent with the use and other written requirements and/or conditions of approval, if the buildings are of the same general configuration, if the total square footage is not greater than 10% of the approved plan, the site circulation is similar in its effect on adjacent property or streets, and the approving official finds that neither the City nor any person will be substantially aggrieved by the altered site plan. If requested, notice of the proposed change shall be mailed to owners of adjacent property and to associations entitled to notice of the change. Substantial changes to an approved site plan must be approved by the Governing Body that do not meet the requirements to be considered a "minor change" as defined above.

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EXHIBIT A: 2022 RESOLUTION & ORDINANCE

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO.32 **ENACTMENT NO.22-032**

RESOLUTION AMENDING THE QUAIL RANCH MASTER PLAN FOR AN ADDENDUM ALLOWING FOR A RENEWABLE ENERGY OVERLAY DISTRICT

WHEREAS: the State of New Mexico has granted the City of Rio Rancho the power, authority, jurisdiction and duty to enforce and carry out the provisions of law relating to planning, platting, zoning, and the power to adopt, amend, extend and carry out a general municipal or master plan which may be referred to as the general or master plan, all pursuant to 3-19-1, NMSA, 1978; and

WHEREAS: the Governing Body of the City of Rio Rancho has adopted a Comprehensive Plan that addresses and provides for specific goals, policies, and actions; proposes land use throughout the City; provides for adoption of specific area plans for specific areas within the City; and also provides for land use in master planned communities via master plans; and

WHEREAS: the Governing Body of the City of Rio Rancho has adopted a Comprehensive Plan that addresses land use in master planned communities; and

WHEREAS: the Governing Body adopted the Quail Ranch Master Plan June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, and Resolution No. 61, Enactment No. 12-061; and

WHEREAS: the Planning and Zoning Board of the City of Rio Rancho reviewed the amendments to the Quail Ranch Master Plan at their meeting held on May 10, 2022, and following public hearing recommends approval of those amendments and modifications; and

WHEREAS: the Governing Body of the City of Rio Rancho has reviewed the proposed amendment (Case No. 22-410-00003) to the Quail Ranch Master Plan at their meeting held on June 9, 2022, and following public hearing and receipt of the Planning and Zoning Board's report and recommendation, has determined that the amended Plan is in conformance with the City of Rio Rancho Comprehensive Plan.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. The Governing Body hereby approves and adopts the Quail Ranch Master Plan Addendum to allow for a Renewable Energy Overlay District on the western portion of Quail Ranch, as shown as Exhibit A to this Resolution.

QUAIL RANCH
A natural way of life

Section 2. This Resolution shall take effect immediately upon adoption.

ADOPTED THIS 9TH DAY OF JUNE, 2022.

Greggory D. Hull, Mayor

ATTEST:

Rebecca A. Martinez, City Clerk

(SEAL)

CITY OF RIO RANCHO
ORDINANCE

ORDINANCE NO.11 **ENACTMENT NO.22-11**

ORDINANCE OF THE CITY OF RIO RANCHO, NEW MEXICO CREATING AN OVERLAY ZONE FOR THE PROPERTY LEGALLY DESCRIBED AS LANDS OF QUAIL RANCH, TRACT 2A, IDENTIFYING CONDITIONS OF DEVELOPMENT; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE

WHEREAS: the Governing Body of the City of Rio Rancho has adopted zoning regulations and an official zone map in accordance with New Mexico Statutes Annotated 1978 (NMSA 1978) Chapter 3, Article 21; and

WHEREAS: in accordance with Rio Rancho Code of Ordinances (R.O. 2003) Section 150.07, an application to amend the zoning ordinance on the subject property has been submitted by The City of Rio Rancho, and assigned City Case No. 22-100-00006; and

WHEREAS: the Governing Body adopted the Quail Ranch Master Plan June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, and Resolution No. 61, Enactment No. 12-061; and

WHEREAS: the Governing Body approved the amendment to the Quail Ranch Master Plan for an Addendum to allow for a Renewable Energy Overlay, June 9, 2022, under Resolution No. 22, Enactment No.22-023; and

WHEREAS: the City of Rio Rancho Planning and Zoning Board held a duly noticed public hearing on May 10, 2022, regarding the proposed changes to the Official Zoning Map and, following study and consideration, has made findings (where applicable) whether or not the criteria in R.O. 2003 Section 150.07 are satisfied, and made these recommendations to the Governing Body regarding adoption of the changes; and

WHEREAS: the Governing Body received a report from the Planning and Zoning Board, and such report indicates the Planning and Zoning Board has studied and considered the proposed changes pursuant to R.O. 2003 Section 150.07, and said report includes specific findings related to the affected property; and

WHEREAS: a public hearing occurred, in accordance with procedures set forth in R.O. 2003 Section 150.07, and NMSA 1978 Section 3-21-6, on the proposed Official Zone Map changes hereinafter described were duly advertised and held by the Governing Body of the City of Rio Rancho on June 9, 2022 and the Governing Body heard interested parties and citizens for and against the proposed amendments; and

WHEREAS: the proposed amendments to be adopted by this Ordinance comply with

the statutory and regulatory requirements of the aforesaid Code of Ordinances and Statutes, and upon specific findings related to the subject property and determining the proposed amendment is consistent with the policies and criteria set forth in R.O. 2003 Section 150.07 (D) through (G), the Governing Body finds the amendments promote the health, safety, morals, and general welfare of the City.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. Overlay Zone. The Overlay Zone authorized under R.O. 2003 Section 154.41 shall apply as an overlay zone for solar power generation, storage, and distribution, as further set forth in section 2 below, and shall be denoted on the official zoning map as "OZ" in conjunction with the notation of the underlying zoning district for the following property:

Lands of Quail Ranch, Tract 2-A, filed in the office of the County Clerk of Sandoval County, New Mexico on March 1, 2019, Book 28, Pages 72-74.

Section 2. Land Use, Conditions, Development Standards/Regulations and use of PROPERTY:

A. The following will be allowable uses for the Property:
   1. Renewable Energy System and any other ancillary facilities in connection therewith;
   2. Public Utilities (substations, switching stations, generation), installation of PV Panels, and battery storage;
   3. Incidental buildings and other supporting facilities needed for renewable utilities, storage, project operation, and maintenance.

B. The property identified in Section 1, above, is subject to the development standards and regulations as listed in Resolution No. R22, Quail Ranch Master Plan Addendum, approved on June 9, 2022, (PZB case No. 22-410-00003), and any additional requirements as identified by staff.

C. Site Plan. A site plan will be reviewed and approved by Governing Body prior to issuance of any and all building permits for new construction. Site plan shall include requirements as listed in the Quail Ranch Master Plan Addendum.

Section 3. Severability Clause. If any section, paragraph, clause, or provision of this Ordinance, or any section, paragraph, clause, or provision of any regulation promulgated hereunder shall for any reason be held to be invalid, unlawful, or enforceable, the invalidity, illegality, or unenforceability of such section, paragraph, clause, or provision shall not affect the validity of the remaining portions of this Ordinance or the regulation so challenged.

Section 4. Effective Date. This Ordinance shall become effective ten days after adoption.

ADOPTED THIS 9th DAY OF JUNE, 2022.

Greggory D. Hull, Mayor

ATTEST:

Rebecca A. Martinez, City Clerk

EXHIBIT B: RENEWABLE ENERGY OVERLAY DISTRICT & UNDERLYING ZONING

QUAIL RANCH
A natural way of life

INSERT Z-FOLD 11 X 17 MAP

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

July 9, 2025

RE: Zone Map Amendment, Master Plan Amendment and Site Plan; Case No. 25-100-00006, 25-410-00004 and 25-160-00010
Quail Ranch – LQR, Tracts 1-A, 2-C and 2-D

Dear Property Owner:

You are receiving this certified notice because your property is located within 100 ft of a site where a land development decision is required by the Governing Body.

The applicant, Atrisco Solar II LLC, c/o Clēnera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

The applicant is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to include provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Lastly, the applicant is also requesting a site plan approval for the proposed solar generation, storage and distribution system on the subject properties.

The **Governing Body** will consider the request and decide their approval on **Tuesday, July 24, 2025** at 6:00 pm in the **Council Chambers** and **Virtually** as a hybrid meeting, through the **Zoom link and number below.**

On the back of this letter is a location map of the project, with the subject property identified with a red outline.

If you would like to comment on this application, you are encouraged to send comments in writing, which will be presented to the Planning and Zoning Board. This Planning and Zoning Board meeting will be hybrid with options to participate virtually or in person. The City highly encourages citizens to watch the meeting live on the City's website www.rrnm.gov or on Sparklight cable channel 56.

For the **Governing Body meeting**, to participate virtually: Join via computer: https://us06web.zoom.us/j/85180741871?pwd=T3BlSHVpWkp6d3dDRmlHd3k2VzYvUT09.
Meeting ID: 851 8074 1871 Passcode: **026819** Join via phone: 1-253-215-8782 US

Please contact me via e-mail me at bisaacs@rrnm.gov or call me at 505-891-5035, if you have any questions concerning this matter. The agenda for this hearing and related staff reports will be posted on the City's website, www.rrnm.gov, the Friday before the hearing.

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any form of auxiliary aid or service to attend or participate in the hearing or meeting, please contact the City Clerk, 505-891-5004, as soon as possible prior to the meeting. Please contact the City Clerk if a summary or other type of accessible format is needed.

Respectfully,

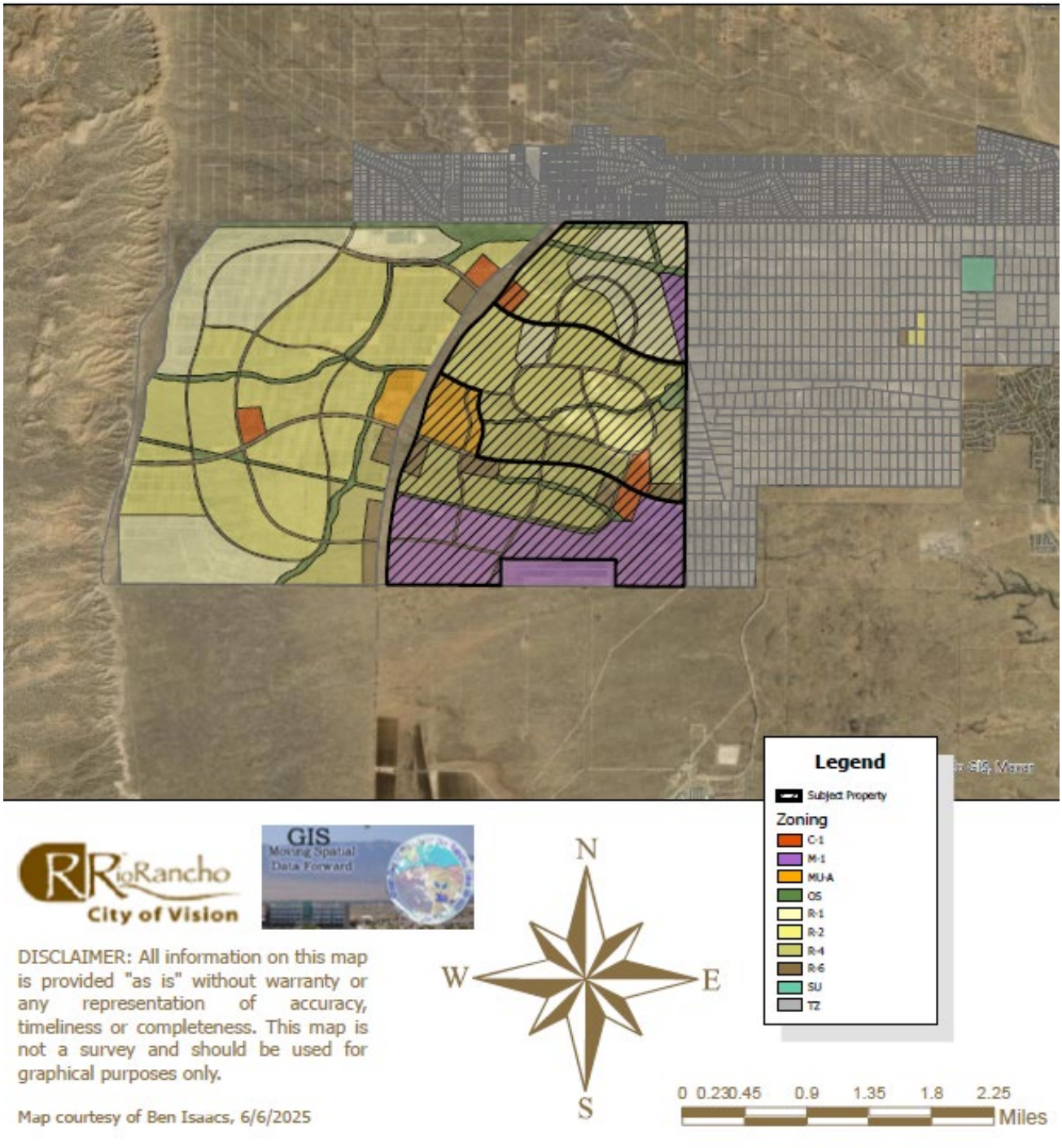


Ben Isaacs
Municipal Planner I
Development Services Department
City of Rio Rancho

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT EXTENSION



GIS
Moving Spatial Data Forward

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map courtesy of Ben Isaacs, 6/6/2025

City of Vision

CITY OF RIO RANCHO
PUBLIC HEARING NOTICE

The GOVERNING BODY of the CITY of RIO RANCHO will consider the following matters at its regularly scheduled meeting at 6:00 p.m. on Thursday, July 24, 2025:

Site Plan
Case #25-160-00009
The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan for a proposed H-Tea-O Drive Thru location at the property legally described as Gateway North, Tract C5A.

Zone Map Amendment
Case #25-100-00002
The applicant, Cielo Bonito, LLC requests approval of a Zone Map Amendment of approximately 50.442 acres from TZ: Transitional Zoning to R-3: Mixed Residential, for the property legally described as, Unit 21, Block 22, Lots 7-31 and 45-48, Block 23, Lots 3-10, 14-18, Lots 20-23, 28-32, 38, 42-49 and 50-64 and Block 24, Lots 44-49, 55-56, 58-59, and 60-70.

Site Plan Approval
Case #25-160-00008
The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE. The subject property is legally described as The Village Tract E1 and is zoned SU.

Site Plan
Case #25-160-00007
The applicant, Loma Colorado North LLC, through their agent, Jim Glascott, PE, CPESC (WT Group), is requesting a site plan approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H and addressed as 3701 Northern Blvd NE. The property is zoned SU/MU: Special Use for Mixed Use and is approximately 1.79 acres.

Zone Map Amendment
Case #25-100-00006
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

Master Plan Amendment
Case #25-410-00004
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to amend the Master Plan Addendum to expand the area covered by the addendum to Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, and update regulations and provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Site Plan
Case #25-160-00007
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting a site plan approval for a solar generation, storage and distribution system on the subject properties: Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D.

The meeting is scheduled for 6 pm in the Council Chambers at City Hall, 3200 Civic Center Circle NE, Rio Rancho, NM. The public is invited to attend in person or virtually at www.rrnm.gov. Materials related to these items are available for viewing in the Development Services Department at City Hall.

If you would like to comment on any of these applications, you are encouraged to submit a written comment to planning@rrnm.gov. Written comments will be inserted into the public record.

Journal: July 9, 2025

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: O19

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Development Services

SUBJECT:
O19, Ordinance of the City of Rio Rancho, New Mexico Expanding an Overlay Zone for the Property Legally Described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, Identifying Conditions of Development, Providing for Severability and an Effective Date

BACKGROUND AND ANALYSIS:

Staff will request at THE July 24, 2025 meeting that the Governing Body postpone consideration of the item to a future date in order to address a notification issue (incorrect date reference).

The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment for the property legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, to expand the existing Renewable Energy Overlay District. The subject property consists of approximately 2,836 acres and is zoned with a mix of zoning districts.

This Zone Map Amendment request was previously heard alongside Master Plan Amendment request #25-410-00004 by the Planning and Zoning Board on June 24, 2025, and the Planning and Zoning Board made a unanimous recommendation of approval to the Governing Body by a vote of 6 for and 0 against.

The Quail Ranch Master Plan was adopted June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, Resolution No. 61, Enactment No. 12-061 and Resolution No. 32, Enactment No. 22-032. Concurrent with this application is a request for an amendment to the Quail Ranch Master Plan Addendum to allow for the expanded Renewable Energy Overlay District (case #25-410-00004).

The Renewable Energy Overlay District was originally implemented with the adoption of Ordinance No. 11, Enactment No. 22-11. This Overlay Zone District pertained only to the subject property legally described as Lands of Quail Ranch, Tract 2-A, which constitutes approximately the western half of the Quail Ranch Master Plan area. The Overlay Zone conditions and development regulations are subject to the standards and regulations under the Quail Ranch Master Plan Addendum. This request is to expand the Overlay Zone to include most of the properties in the Quail Ranch Master Plan area east of Paseo del Volcan.

REVIEW CRITERIA:
Rio Rancho Code of Ordinances (R.O. 2003) § 150.07(A) states, "Proposed amendments shall be submitted to the Governing Body through the Planning and Zoning Board."

The Zone Map Amendment application was submitted to the Development Services Department and received on May 21, 2025, for review by the Governing Body through the Planning and Zoning Board.

Pursuant to criteria provided by R.O. 2003 § 150.07 (D) (1) through (4) and (E) through (G), a request for a change in zoning designation must address the following policies and criterion for a zone map change:

R.O. 2003 § 150.07(D)(1) states: “A proposed zone change must be found to be consistent with the health, safety, morals, and general welfare of the City.”

The applicant states: "Providing more development opportunities for renewable energy investments... will help New Mexico reach the goals outlined in the New Mexico Energy Transition Act (ETA). In addition, the ETA provides training for NM workers for the construction and development of jobs of renewable energy that are sustainable. Solar panel innovation and efficiency has increased exponentially from 14% in 1960 to over 47% in 2020. The cost of solar panel installation has decreased over the past 12 years from $8.50/watt to under $3.00/watt, making large-scale, commercial solar generation more economical."

The applicant then states: "The proposed amendment will enable an appropriate interim use of the land that does not require the extension of utilities and services at this time and preserves the long-term vision for build out according to the underlying Master Plan."

The Planning and Zoning Board recommends the Governing Body find that the proposed Zone Map Amendment for the Renewable Energy Overlay District is consistent with the health, safety, morals, and general welfare of the City by enabling an interim use of the land that does not require the extension of utilities and services at this time but preserves the long term vision for build out according to the Master Plan.

R.O. 2003 § 150.07(D)(2) states: "Stability of land use and zoning is desirable; therefore, the applicant must provide a sound justification for the change. The burden is on the applicant to show why the change should be made, not on the City to show why the change should not be made."

As included from the applicant's statement above, the proposed zone change would allow for "...an appropriate interim use of the land that... preserves the long-term vision for build out according to the underlying Master Plan."

The Planning and Zoning Board recommends the Governing Body find that the proposed Zone Map Amendment will not alter the underlying zoning, preserving the long term vision for the area as identified in the Master Plan.

R.O. 2003 § 150.07(D)(3) states: A proposed change shall generally be consistent with adopted elements of the Comprehensive Plan or other City master plans and amendments thereto including privately developed area plans which have been adopted by the City.

In their justification, the applicant states: "The 'Renewable Energy Overlay Zone' will be more advantageous to the community and is supported by the Rio Rancho Comprehensive Plan for the following reasons:
a. The request fulfills Goal. No 1 - "Infrastructure" by providing renewable energy that fosters a quality community and supports a strong economy that meets the needs of current and future residents.
b. The request will address Section 2.3.2 - "Conservation & the Natural Environment" by reserving a significant amount of land for the next 30+ years for a renewable energy use that requires no water infrastructure, will help improve air quality, and will directly impact long term water conservation

efforts.
c. The request will address Section 4.2.3 - "Water Availability" by approving a land use that requires no water infrastructure until the City locates and secures additional long-term water sources for future residential development.
d. The request addresses one of the key issues in Section 4.2.13 - "Physical Environment" by providing for a renewable energy use that can meet the needs of the present without compromising the ability of future generations to meet their own needs.
e. As articulated in Section 8.2.8.1 - "Electricity and Natural Gas", the request fulfills the need for providing more alternative energy sources that are less expensive than conventional energy sources that have been decommissioned in the State of New Mexico like coal-fired power plants."

The Planning and Zoning Board recommends the Governing Body may find that the proposed Zoning Overlay District is consistent with the goals and elements of the Comprehensive Plan if the amendment is recommended for approval. Staff recommends the Board finds that the Overlay in allowing for a larger solar renewable energy area will accomplish goals and elements under Infrastructure, Conservation, and Public Facilities.

R.O. 2003 § 150.07(D)(4) states: The applicant must demonstrate that the existing zoning is inappropriate because:
(a) There was an error, mistake or is necessary to correct an injustice that occurred when the existing zone map pattern was created, including the placement of an R-1 or transitional zone on an antiquated plat filed before the City’s incorporation and adoption of its own zoning code or on land annexed by the City; or
(b) Changed neighborhood or community conditions justify the change; or
(c) A different use category is more advantageous to the community, as articulated in the Comprehensive Plan or other City master plan, even though (D)(1) or (2) does not apply. Applicant’s reliance on this provision requires proof that (i) there is a public need for a change of the kind in question, and (ii) that need will be best served by changing the classification of the particular piece of property in question as compared with other available property.

The applicant states in their justification letters that a renewable energy utility is a more advantageous use of land in the short term than developing per the plan.

The Planning and Zoning Board recommends the Governing Body find that the proposed use of a renewable energy utility is a more advantageous use of land in the current time frame than developing per the Master Plan's residential build out in the eastern portion of the Master Plan area.

R.O. 2003 § 150.07(E) states: "The cost of land or other economic considerations pertaining to the applicant shall not be the determining factor for a change of zone."

The Planning and Zoning Board recommends the Governing Body find that the cost of land or other economic considerations were not the determining factor for this request.

R.O. 2003 § 150.07(F) states: "Location on a collector or major street is not in itself sufficient justification of apartment, office, or commercial zoning."

The Planning and Zoning Board recommends the Governing Body find that the location on the Paseo del Volcan right-of-way is not part of the justification and the right-of-way is not developed at this time.

R.O. 2003 § 150.07(G) states: "A zone change request which would give a zone different from surrounding zoning to one small area, especially when only one premises is involved, is generally called a “spot zone.” Such a change of zone may be approved only when:
(1) The change will clearly facilitate realization of the comprehensive plan and any applicable

adopted sector development plan or area development plan; or
(2) The area of the proposed zone change is different from surrounding land because it could function as a transition between adjacent zones; because the site is not suitable for the uses allowed in any adjacent zone due to topography, traffic, or special adverse land uses nearby; or because the nature of structures already on the premises makes the site unsuitable for the uses allowed in any adjacent zone.

The Planning and Zoning Board recommends the Governing Body find that the proposed zone change is not a spot zone due to the scale of the proposed overlay.

NOTIFICATIONS:
Adjacent property owners were notified of this hearing by mail. A notice sign was posted on the property on or prior to July 15, 2025. A legal notice was published in the July 9, 2025 edition of the Albuquerque Journal notifying of the Governing Body meeting. All legal notification requirements for this project have been met.

IMPACT:

The Planning and Zoning Board recommends the Governing Body approves the Zone Map Amendment, subject to the findings and conditions set forth below:

General Findings of Fact:
1. The Governing Body may approve the applicant's request for a zone map amendment.
2. Following procedures for a zone map amendment, proper notice of hearing on this matter was given.
3. The applicant has the authority to make an application to request a zone map amendment.
4. The applicant and adjacent property owners received due process, as proper notice and an opportunity to present views was given.

Specific Findings of Fact and Conditions for Approval:
The applicant has submitted an application and narrative which demonstrates that the change in zoning designation meets the requirements of Rio Rancho Code of Ordinances (R.O. 2003) §150.07(D) Amendments, including:
1. The proposed zone change would be consistent with the health, safety, morals, and general welfare of the City by allowing for an interim land use that does not conflict with the underlying zoning.
2. The applicant has provided sound justification, in a narrative dated May 21, 2025, that the proposed zone map amendment would provide stability of zoning.
3. The proposed zone map amendment is consistent with the goals and elements of the City Comprehensive Plan. The renewable energy use is consistent with the Quail Ranch Master Plan, pending approval of the addendum amendment, case #25-410-00004.
4. The cost of the land or other economic considerations does not appear to be the justification for the proposed zone map amendment.
6. The zone map amendment request is not based on the location of the subject property by a collector road.
7. The requested zone map amendment does not create a spot zone due to the large scale of the overlay and the underlying land use remaining in place.
8. On-site water and wastewater will be evaluated and final approval will occur during the building permit phase.

ALTERNATIVES:
1. The Governing Body may approve the Zone Map Amendment.
2. The Governing Body may deny the Zone Map Amendment.

3. The Governing Body may modify the Zone Map Amendment and approve such modifications.
4. The Governing Body may continue the public hearing to request additional information or to consider testimony provided at the public hearing.

DEPARTMENT RECOMMENDATION:

Staff recommends the Governing Body postpone the Ordinance to the August 14 Governing Body Meeting.

ATTACHMENT: Ordinance_O19
ATTACHMENT: Application
ATTACHMENT: Letter of Authorization
ATTACHMENT: Justification Letter
ATTACHMENT: Location & Zoning Map
ATTACHMENT: Location of Proposed Overlay Zone
ATTACHMENT: Reproduction of Notifications

CITY OF RIO RANCHO
ORDINANCE

ORDINANCE NO. **ENACTMENT NO.**

ORDINANCE OF THE CITY OF RIO RANCHO, NEW MEXICO CREATING A ZONE MAP OVERLAY ZONE FOR THE PROPERTY LEGALLY DESCRIBED AS LANDS OF QUAIL RANCH, TRACTS 1-A, 2-C AND 2-D, IDENTIFYING CONDITIONS OF DEVELOPMENT; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE

WHEREAS: the Governing Body of the City of Rio Rancho has adopted zoning regulations and an official zone map in accordance with New Mexico Statutes Annotated 1978 (NMSA 1978) Chapter 3, Article 21; and

WHEREAS: in accordance with Rio Rancho Code of Ordinances (R.O. 2003) Section 150.07, an application to amend the zoning ordinance on the subject property has been submitted by The City of Rio Rancho, and assigned City Case No. 25-100-00006; and

WHEREAS: the Governing Body adopted the Quail Ranch Master Plan June 25, 2003 under Resolution No. 40, Enactment No. 03-041 and amended under Resolution No. 28, Enactment No. 07-025, Resolution No. 61, Enactment No. 12-061 and Resolution No. 32, Enactment No. 22-032; and

WHEREAS: the Governing Body approved the amendment to the Quail Ranch Master Plan Addendum on July 24, 2025, under Resolution No. __, Enactment No.___; and

WHEREAS: the City of Rio Rancho Planning and Zoning Board held a duly noticed public hearing on June 24, 2025, regarding the proposed changes to the Official Zoning Map and, following study and consideration, has made findings (where applicable) whether or not the criteria in R.O. 2003 Section 150.07 are satisfied, and made these recommendations to the Governing Body regarding adoption of the changes; and

WHEREAS: the Governing Body received a report from the Planning and Zoning Board, and such report indicates the Planning and Zoning Board has studied and considered the proposed changes pursuant to R.O. 2003 Section 150.07, and said report includes specific findings related to the affected property; and

WHEREAS: a public hearing occurred, in accordance with procedures set forth in R.O. 2003 Section 150.07, and NMSA 1978 Section 3-21-6, on the proposed Official Zone Map changes hereinafter described were duly advertised and held by the Governing Body of the City of Rio Rancho on July 24, 2025 and the Governing Body heard interested parties and citizens for and against the proposed amendments; and

WHEREAS: the proposed amendments to be adopted by this Ordinance comply with the statutory and regulatory requirements of the aforesaid Code of Ordinances and Statutes, and upon specific findings related to the subject property and determining the proposed amendment is consistent with the policies and criteria set forth in R.O. 2003 Section 150.07 (D) through (G), the Governing Body finds the amendments promote the health, safety, morals, and general welfare of the City.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. Overlay Zone. The Overlay Zone authorized under R.O. 2003 Section 154.41 shall apply as an overlay zone for solar power generation, storage, and distribution, as further set forth in section 2 below, and shall be denoted on the official zoning map as "OZ" in conjunction with the notation of the underlying zoning district for the following property:

Lands of Quail Ranch, Tract 1-A, 2-C and 2-D, as shown on the plat entitled "Bulk Land Subdivision Tracts 2-A, 2-B, 2-C, 2-D, and 1-A LANDS OF QUAIL RANCH (Being a Replat of Tract 1 and 2, Lands of Quail Ranch) within The Town of Alameda Grant in Projected Sections 1 Thru 5 and 8 Thru 17 Township 11 North, Range 1 East New Mexico Principal Meridian City of Rio Rancho Bernalillo County, New Mexico", filed in the office of the County Clerk of Bernalillo County, New Mexico on March 1, 2019, Book 28, Pages 72-74.

Section 2. Land Use, Conditions, Development Standards/Regulations and use of PROPERTY:

A. The following will be allowable uses for the Property:
    1. Solar Renewable Energy System and any other ancillary facilities in connection therewith;
    2. Public Utilities (substations, switching stations, generation), installation of PV Panels, and battery storage;
    3. Incidental buildings and other supporting facilities needed for renewable utilities, storage, project operation, and maintenance.

B. The property identified in Section 1, above, is subject to the development standards and regulations as listed in Resolution No. __, Quail Ranch Master Plan Addendum, approved on July 24, 2025, (PZB case No. 25-410-00004), and any additional requirements as identified by staff.

C. Site Plan. A site plan will be reviewed and approved by Governing Body prior to issuance of any and all building permits for new construction. Site plan shall include requirements as listed in the Quail Ranch Master Plan Addendum.

Section 3. Severability Clause. If any section, paragraph, clause, or provision of this Ordinance, or any section, paragraph, clause, or provision of any regulation promulgated hereunder shall for any reason be held to be invalid, unlawful, or enforceable, the invalidity, illegality, or unenforceability of such section, paragraph, clause, or provision shall not affect the validity of the remaining portions of this

Ordinance or the regulation so challenged.

Section 4. Effective Date. This Ordinance shall become effective ten days after adoption.

ADOPTED THIS _____DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

Development Services Department, Ste. 130
3200 Civic Center Circle NE, Rio Rancho, NM 87144
(505) 891-5005

PLANNING & ZONING LAND USE APPLICATION

Please check appropriate box

Administrative Permit	Plan	Subdivision	Zoning
☐ Community Residential Care Facility	☐ Comprehensive Plan Amendment	☐ Final Plat	☐ Annexation
☐ Development Review Committee (DRC)	☐ Corridor Plan Amendment	☐ Preliminary Plat	☐ Appeal
☐ Home Occupation	☐ Master Plan	☐ Summary Plat	☐ Conditional Use Permit
☐ Model Home / Sales Office	**X Master Plan Amendment**	☐ Vacation of Plat/Street	☐ Master Sign Plan
☐ Residential Child Care Facility 6 or <	☐ Specific Area Plan Amendment	☐ Street Name Change	☐ Site Plan
☐ Sign Permit	☐ Text Amendment	☐ Subdivision Interpretation	☐ Special Exception
☐ Other		☐ Subdivision Variance	☐ Variance
			X Zone Map Amendment
			☐ Zoning Certification
			☐ Zoning Interpretation

Please Print In Ink Only or Type
Application must be complete. Please attach the appropriate checklist for the action you are requesting, if applicable.

APPLICANT/AGENT INFORMATION

Applicant Name: Atrisco Solar II LLC, c/o Clēnera, LLC		Phone: 208-639-3232
Address: PO Box 2576		E-Mail:
City: Boise	State: ID	Zip: 83701
Proprietary Interest: Lessee	List Owners: Ranch Joint Venture	
Deed or Ownership Verification Provided: (Initials)	Letter of Authorization Provided: (Initials)	

Agent Name: Consensus Planning, Inc		Phone:505-764-9801
Address: 302 8th Street NW		E-Mail: cp@consensusplanning.com
City: Albuquerque	State: NM	ZIP Code: 87102

DESCRIPTION OF REQUEST: (PLEASE ADD ADDITIONAL SHEET(S) IF NECESSARY)

Quail Ranch Master Plan (Addendum) Amendment and Zone Map Amendment to extend the Renewable Energy Overlay Zone on leased land to the east of Paseo Del Volcan.

SITE INFORMATION: (PLEASE PROVIDE ACCURATE LEGAL DESCRIPTION)

Subdivision/Unit :	Block(s):	Lot(s):
Existing Zoning: R-1, R-2, R-4, R-6, MU-A, M-1	Proposed Zoning: Renewable Energy Overlay (with preserved base zoning)	
No. of existing lots: 3	No. of proposed lots: none	Total area of site (acres) +/- 2, 836

ACKNOWLEDGEMENT

I hereby acknowledge that I have read this entire application and affirm that all information provided is correct. I agree to comply with the requirements of the City of Rio Rancho as outlined in all applicable laws, ordinances and regulations.

Print Name: James K. Strozier, FAICP	Applicant: Clēnera, LLC	Agent: Consensus Planning, Inc.
Signature:		Date: May 12, 2025

FOR OFFICIAL USE ONLY

H.T.E. PROJECT #	FEE	RECEIPT #

APPLICATION ACCEPTED BY: _____ **DATE:** _____

Ranch Joint Venture
100 Crescent Ct Suite 450
Dallas, TX 75201

June 5, 2025

City of Rio Rancho
Development Services
3900 Southern Boulevard, Ste 103
Rio Rancho, NM 87124

Re: Atrisco II Solar Project

To Whom it May Concern:

Ranch Joint Venture, the owner of Quail Ranch, hereby authorizes Concensus Planning to act as an agent and provide entitlement services for the purposes of amending the Quail Ranch Master Plan to include the provisions for the installation of a solar generation, storage, and distribution system. The property is legally described as all of Tract 1-A, all of Tract 2-D, and all of Tract 2-C as shown on the official plat of Lands at Quail Ranch recorded March 1, 2019 as Instrument No. 2019016035, records of Bernalillo County, New Mexico.

Sincerely,
RANCH JOINT VENTURE

Signature: W. D. Rogers

Printed Name: W L Rogers

Title: Manager

CONSENSUS PLANNING

Landscape Architecture
Urban Design
Planning Services

302 Eighth St. NW
Albuquerque, NM 87102

(505) 764-9801
Fax 842-5495
cp@consensusplanning.com
www.consensusplanning.com

May 21, 2025

Mr. Fred Radosevich, Chair
Planning and Zoning Board
City of Rio Rancho
3200 Civic Center Circle NE
Rio Rancho, NM 87144

Re: Amendment to the Quail Ranch Master Plan Addendum and Zone Map Amendment

Dear Chairman Radosevich:

The purpose of this letter is to request approval of two related applications. First is an amendment to the Quail Ranch Master Plan Addendum to increase the size of the "Renewable Energy Overlay District" to encompass the entire Ranch Boundary. The original overlay only covered the western portion of Quail Ranch and was approved in 2022. Second, is a request for approval of a Zone Map Amendment to expand the Renewable Energy Overly District to add the eastern portion of the Master Plan, thereby allowing interim renewable energy projects in that area.

BACKGROUND

Quail Ranch is a 6,492-acre property located on the West Mesa in Bernalillo County as referenced in Exhibit B and is annexed within the City of Rio Rancho. If approved, this Zone Map Amendment will allow for an "Overlay District" that will cover the remainder of Quail Ranch, approximately 2,838 acres, and is legally described as:

> *All of Tract 1-A, all of Tract 2-D, and all of Tract 2-C, all as shown on the official plat of Lands at Quail Ranch recorded on March 1, 2019, as Instrument No. 2019016035 (Book 28, Page 74; Book 18, Page 100; and Book 15, Page 75A) records of Bernalillo County, New Mexico.*

The Quail Ranch Master Plan area totals approximately 6,492 acres and was annexed in 2003. The Master Plan, also adopted in 2003, included Zoning and Land Use regulations. The Quail Ranch Master Plan identifies a mix of existing land uses and zoning districts on the subject property, including Low, Medium, and High Density Residential, Mixed-Use Activity Center, Commercial, and Parks & Open Space. The proposed expansion of the Master Plan Addendum will not change the underlying land use or zoning, but adds renewable energy uses as an interim set of allowable uses.

The Quail Ranch Master Plan Addendum and the "Renewable Energy Overlay District" were approved in 2022. This amendment refines the provisions and the definitions to be more consistent with industry "best practices "and knowledge gained from the approval

PRINCIPALS

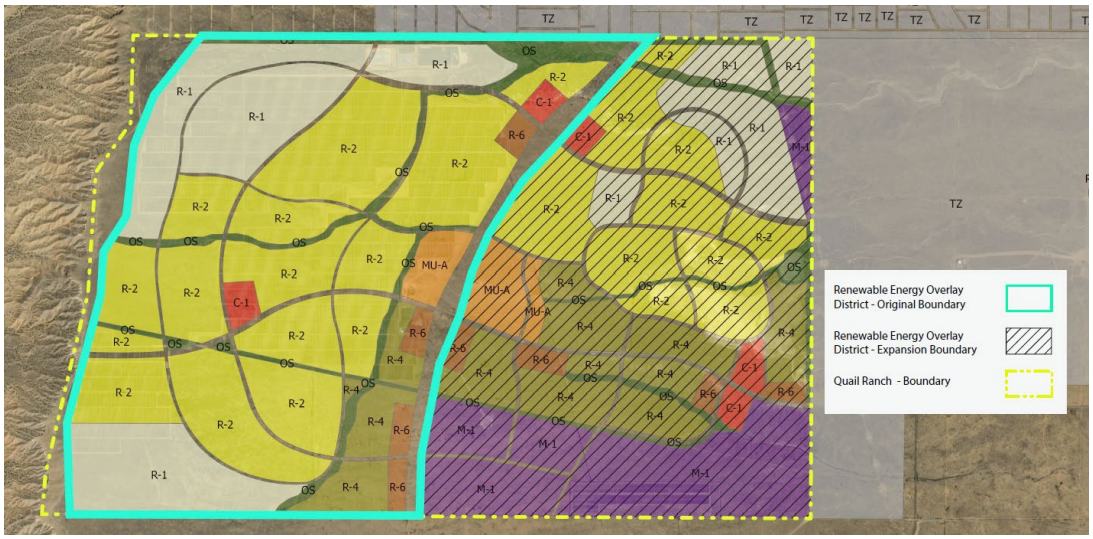
James K. Strozier, FAICP
Jacqueline Fishman, AICP

ASSOCIATES

Ken Romig, PLA, ASLA
Margaret Ambrosino, AICP

and construction of the first two phases of construction that included a small substation, battery storage, and a solar array.

This amendment to the Addendum is accompanied with the Zone Map Amendment and includes an exhibit that identifies the extent of the new overlay boundary. Prior to construction of additional renewable energy facilities, a site plan will be submitted for the installation of an approximate 400 kW renewable energy solar generation, storage, and distribution systems on the currently vacant, undeveloped land within the City of Rio Rancho without ceding the underlying entitlements.



Existing Overlay with the Expansion Area

NEW MEXICO ENERGY TRANSITION ACT

The New Mexico Energy Transition Act (ETA) sets a statewide renewable energy goal of 50 percent by 2030 for New Mexico investor-owned utilities and rural electric cooperatives and a goal of 80 percent by 2040, in addition to setting zero-carbon resources standards for investor-owned utilities by 2045 and rural electric cooperatives by 2050.

Providing more development opportunities for renewable energy investments that will help New Mexico reach the goals are outlined in the ETA. In addition, the ETA provides training for NM workers for the construction and development of jobs of renewable energy that are sustainable.

Solar panel innovation and efficiency has increased exponentially from 14% in 1960 to over 47% in 2020. The cost of solar panel installation has decreased over the past 12 years from $8.50 / watt to under $3.00 / watt making large-scale, commercial solar generation more economical.

Achieving the decarbonization goals of the ETA will require significant, but achievable acceleration of clean energy development projects.

REVIEW CRITERIA

In 2022, the City staff and the Planning and Zoning Board recommended approval of the Addendum and the Overlay zone based on the following:

1. The City's Comprehensive Plan states that "The City will rely on the development of Specific Area Plans and Master Plans for identifying a specific land use at the parcel-level. Specific Area Plans and Master Plans are a part of the Land Use Element and are used as a statement of policy to guide land use decision making by the Governing Body."

2. The City's Comprehensive Plan further outlines the type of material expected to be included in a Specific Area Plan or Master Plan. This list provides the guiding policy on whether the amendments fit with Master Plans in general. Staff and the Planning and Zoning Board found that the proposed amendment fits into the goals and elements of the City's Comprehensive Plan and the amendment for an addendum to the Master Plan to allow for the Overlay District does not negatively affect or go against the long-term intent of the Quail Ranch Master Plan.

3. The 'Renewable Energy Overlay Zone' will be more advantageous to the community and is supported by the 2015 Rio Rancho Comprehensive Plan for the following reasons:
    a. The request fulfills Goal No. 1 – Infrastructure by providing renewable energy that fosters a quality community and supports a strong economy that meets the needs of current and future residents.
    b. The request will address Section 2.3.2 – Conservation & the Natural Environment by reserving a significant amount of land for the next 30+ years for a renewable energy use that requires no water infrastructure, will help improve air quality, and will directly impact long term water conservation efforts.
    c. The request will address Section 4.2.3 – Water Availability by approving a land use that requires no water infrastructure and the necessary supporting water infrastructure until the City locates and secures additional long-term water sources or future residential development.
    d. The request addresses one of the key issues in Section 4.2.13 Physical Environment by providing for a renewable energy use that can meet the needs of the present without compromising the ability of future generations to meet their own needs. The Quail Ranch Addendum will help provide a balance of economic development and environmental stewardship in the CORR.
    e. As articulated in Section 8.2.8.1 Electricity and Natural Gas, the request fulfills the need for providing more alternative energy sources that are less expensive than conventional energy sources that have been decommissioned in the State of New Mexico like coal-fired power plants."

This proposed amendment/expansion to the Addendum and the Renewable Energy Overlay is also consistent with the goals and elements of the Comprehensive Plan as articulated above. The proposed amendment will enable an appropriate interim use of the land that does not require the extension of utilities and services at this time and preserves the long-term vision for build out according to the underlying Master Plan.

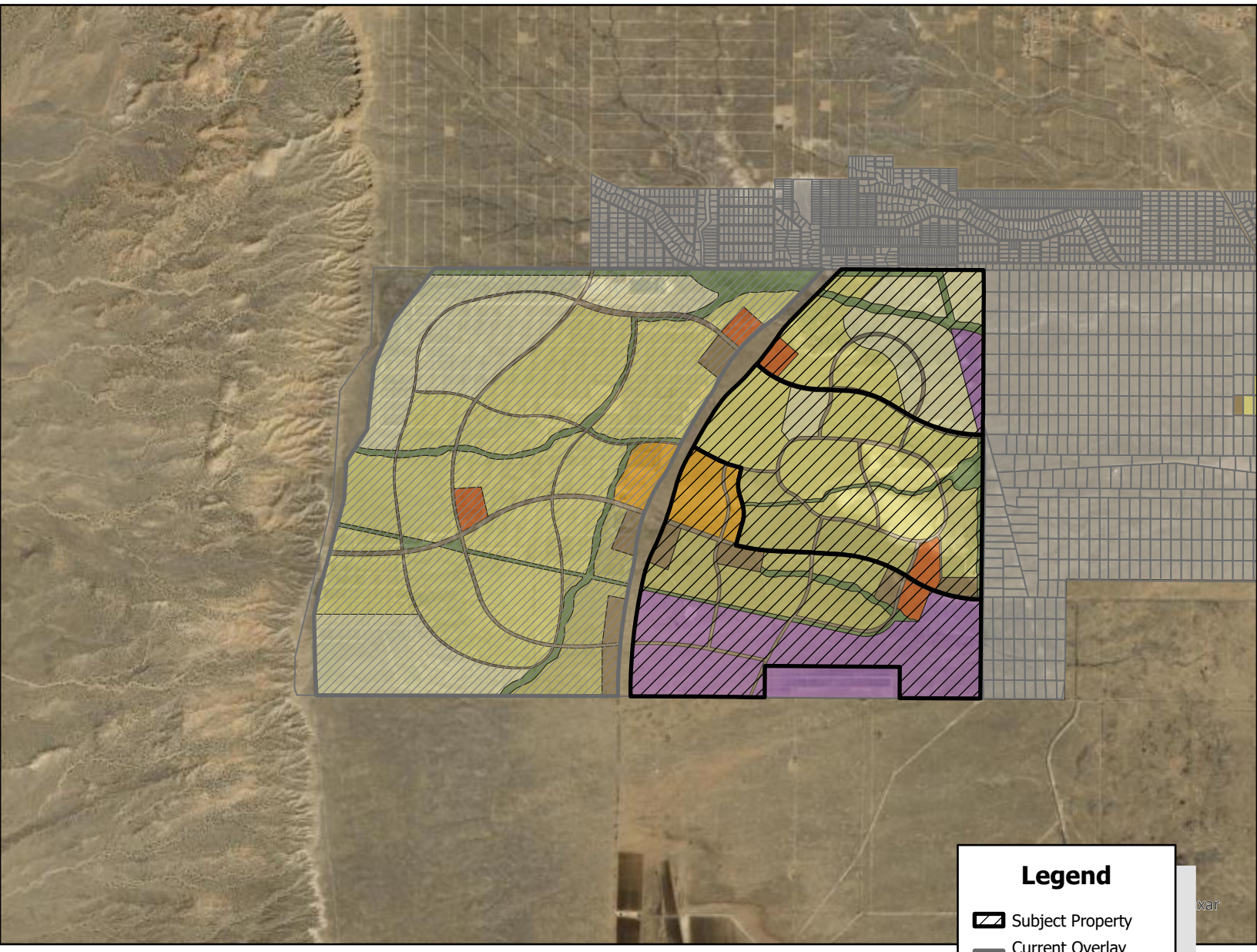
CONCLUSION

Based upon this letter, the previous Quail Ranch Master Plan Addendum (as amended), and exhibit indicating the proposed overlay, we respectfully request that the Rio Rancho Planning and Zoning Board recommend approval of this request for a Zone Map Amendment for the Renewable Energy Overlay District within the Quail Ranch Master Plan. Please feel free to contact me at (505) 764-9801 with any questions that you might have.

Sincerely,

James K. Strozier, FAICP
Principal

QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT EXTENSION



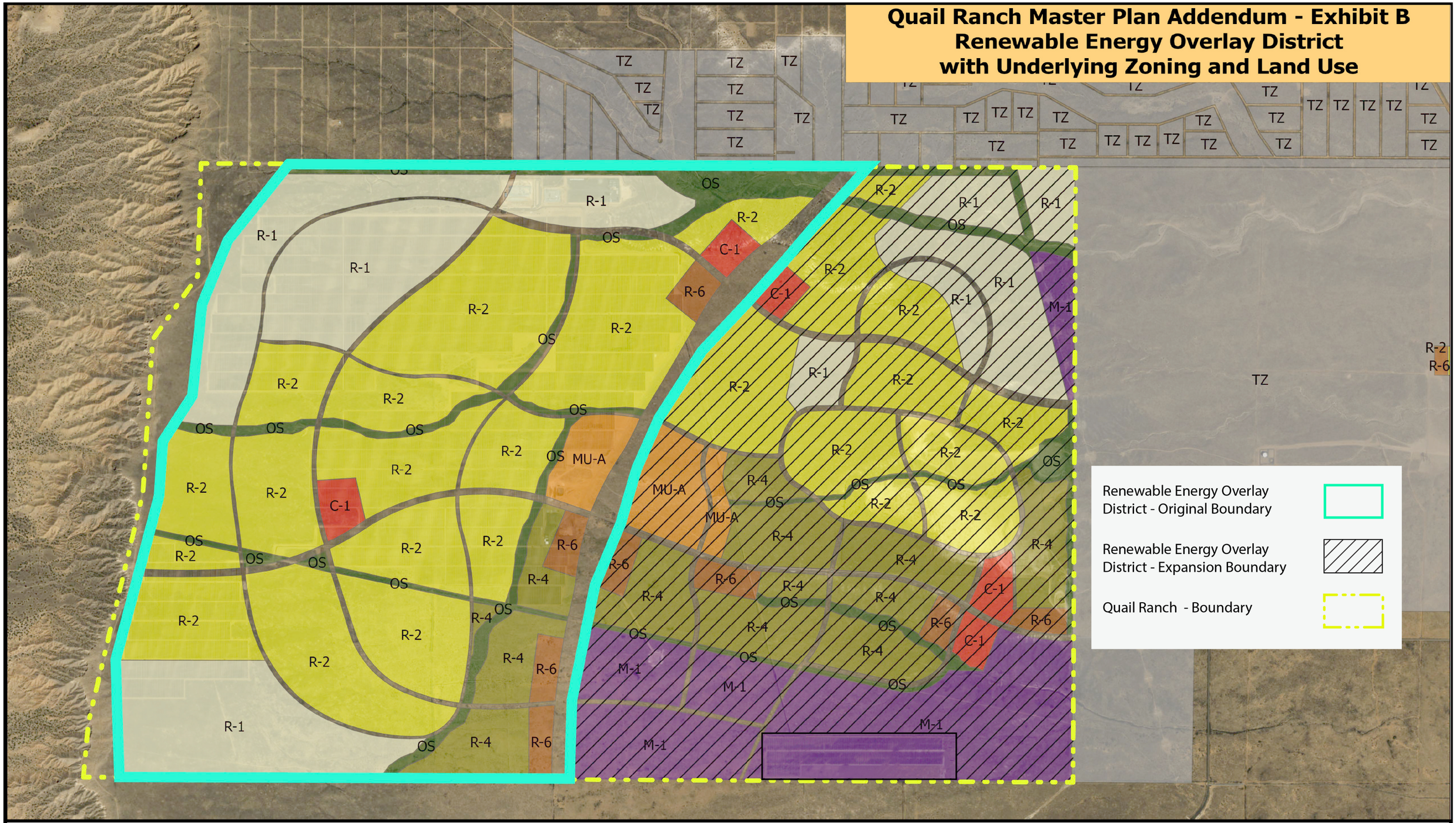
Rio Rancho City of Vision

GIS Moving Spatial Data Forward

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map courtesy of Ben Isaacs, 5/16/2025

Quail Ranch Master Plan Addendum - Exhibit B
Renewable Energy Overlay District
with Underlying Zoning and Land Use



CONSENSUS PLANNING

N

Quail Ranch Master Plan Addendum - Exhibit B
Renewable Energy Overlay District
with Underlying Zoning and Land Use

QUAIL RANCH
A natural way of life

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

July 9, 2025

RE: Zone Map Amendment, Master Plan Amendment and Site Plan; Case No. 25-100-00006, 25-410-00004 and 25-160-00010
Quail Ranch – LQR, Tracts 1-A, 2-C and 2-D

Dear Property Owner:

You are receiving this certified notice because your property is located within 100 ft of a site where a land development decision is required by the Governing Body.

The applicant, Atrisco Solar II LLC, c/o Clēnera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

The applicant is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to include provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Lastly, the applicant is also requesting a site plan approval for the proposed solar generation, storage and distribution system on the subject properties.

The **Governing Body** will consider the request and decide their approval on **Tuesday, July 24, 2025** at 6:00 pm in the **Council Chambers** and **Virtually** as a hybrid meeting, through the **Zoom link and number below.**

On the back of this letter is a location map of the project, with the subject property identified with a red outline.

If you would like to comment on this application, you are encouraged to send comments in writing, which will be presented to the Planning and Zoning Board. This Planning and Zoning Board meeting will be hybrid with options to participate virtually or in person. The City highly encourages citizens to watch the meeting live on the City's website www.rrnm.gov or on Sparklight cable channel 56.

For the **Governing Body meeting**, to participate virtually: Join via computer: https://us06web.zoom.us/j/85180741871?pwd=T3BlSHVpWkp6d3dDRmlHd3k2VzYvUT09.
Meeting ID: 851 8074 1871 Passcode: **026819** Join via phone: 1-253-215-8782 US

Please contact me via e-mail me at bisaacs@rrnm.gov or call me at 505-891-5035, if you have any questions concerning this matter. The agenda for this hearing and related staff reports will be posted on the City's website, www.rrnm.gov, the Friday before the hearing.

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any form of auxiliary aid or service to attend or participate in the hearing or meeting, please contact the City Clerk, 505-891-5004, as soon as possible prior to the meeting. Please contact the City Clerk if a summary or other type of accessible format is needed.

Respectfully,

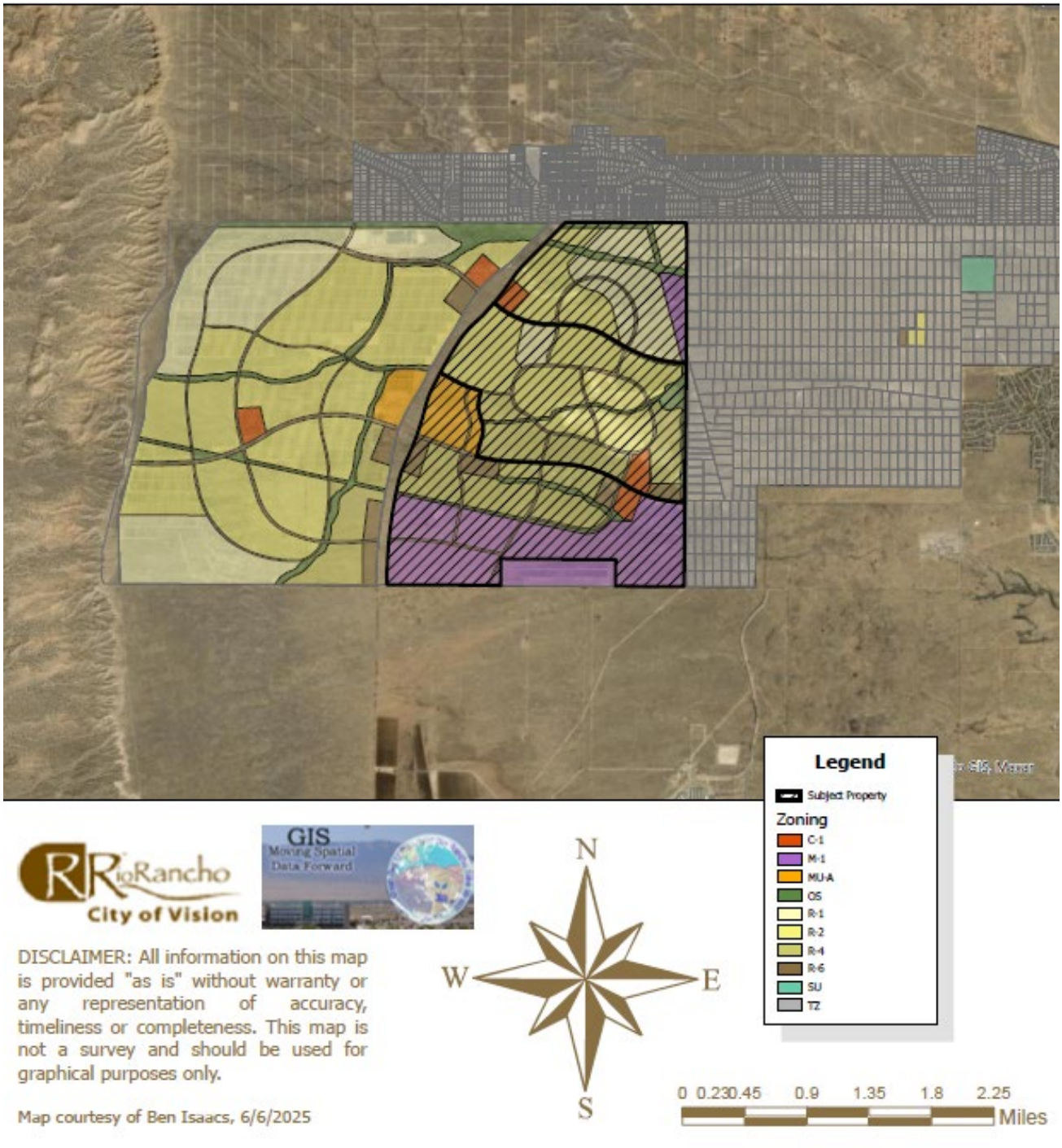


Ben Isaacs
Municipal Planner I
Development Services Department
City of Rio Rancho

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT EXTENSION



GIS
Moving Spatial Data Forward

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map courtesy of Ben Isaacs, 6/6/2025

City of Vision

CITY OF RIO RANCHO
PUBLIC HEARING NOTICE

The GOVERNING BODY of the CITY of RIO RANCHO will consider the following matters at its regularly scheduled meeting at 6:00 p.m. on Thursday, July 24, 2025:

Site Plan
Case #25-160-00009
The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan for a proposed H-Tea-O Drive Thru location at the property legally described as Gateway North, Tract C5A.

Zone Map Amendment
Case #25-100-00002
The applicant, Cielo Bonito, LLC requests approval of a Zone Map Amendment of approximately 50.442 acres from TZ: Transitional Zoning to R-3: Mixed Residential, for the property legally described as, Unit 21, Block 22, Lots 7-31 and 45-48, Block 23, Lots 3-10, 14-18, Lots 20-23, 28-32, 38, 42-49 and 50-64 and Block 24, Lots 44-49, 55-56, 58-59, and 60-70.

Site Plan Approval
Case #25-160-00008
The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE. The subject property is legally described as The Village Tract E1 and is zoned SU.

Site Plan
Case #25-160-00007
The applicant, Loma Colorado North LLC, through their agent, Jim Glascott, PE, CPESC (WT Group), is requesting a site plan approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H and addressed as 3701 Northern Blvd NE. The property is zoned SU/MU: Special Use for Mixed Use and is approximately 1.79 acres.

Zone Map Amendment
Case #25-100-00006
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

Master Plan Amendment
Case #25-410-00004
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to amend the Master Plan Addendum to expand the area covered by the addendum to Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, and update regulations and provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Site Plan
Case #25-160-00007
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting a site plan approval for a solar generation, storage and distribution system on the subject properties: Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D.

The meeting is scheduled for 6 pm in the Council Chambers at City Hall, 3200 Civic Center Circle NE, Rio Rancho, NM. The public is invited to attend in person or virtually at www.rrnm.gov. Materials related to these items are available for viewing in the Development Services Department at City Hall.

If you would like to comment on any of these applications, you are encouraged to submit a written comment to planning@rrnm.gov. Written comments will be inserted into the public record.

Journal: July 9, 2025

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: D40

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Development Services

SUBJECT:
D40, Site Plan Approval for the Expansion and Installation of a Solar Generation, Storage and Distribution System on the Properties Legally Described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D

BACKGROUND AND ANALYSIS:

Staff will request at July 24, 2025 meeting that the Governing Body postpone consideration of the item to a future date in order to address a notification issue (incorrect date reference).

The subject properties are legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D and consist of approximately 2,836 acres. The properties are zoned with a mix of zoning districts per Ordinance no. 26, Enactment no. 12-26.

This Site Plan is being heard concurrently alongside a Master Plan Amendment (case 25-410-00004) to the Quail Ranch Master Plan Addendum and a Zone Map Amendment (case 25-100-00006) request to expand the Quail Ranch Overlay Zone. These requests seek to allow for the implementation of the proposed solar project expansion. Approval of the Site Plan is contingent upon approval of the Master Plan and Zone Map Amendments by the Governing Body.

The Quail Ranch Master Plan was adopted on June 25, 2003 under Resolution no. 40, Enactment No. 03-041 and amended under Resolution no.
28, Enactment No. 07-025, Resolution no. 61, Enactment no.12-061, and Resolution No. 32, Enactment no. 22-032. Ordinance No. 11, Enactment No. 22-11 established an Overlay Zone to allow for solar power generation, storage and generation on the properties in Quail Ranch, west of Paseo del Volcan.

The proposed use is permissive under Section 2(A) of the proposed Zoning Ordinance. Section 2(B) of the proposed Zoning Ordinance states that the property is subject to all development standards and regulations as listed in the Quail Ranch Master Plan Addendum, being heard concurrently. Section 2(C) states that a Site Plan shall be reviewed and approved by the Governing Body prior to issuance of any building permits and the requirements for the review of the Site Plan are those listed in the Master Plan Addendum.

REVIEW CRITERIA:

The Quail Ranch Master Plan Addendum, Section 5(H) lists the following for Site Plan requirements:

1. Scale and north arrows; criteria is satisfied.

2. Lot boundaries and easements; criteria is satisfied.
3. Existing and proposed utilities; this project does not require municipal utilities, at a later date there may be a request for a private well and septic; criteria is satisfied.
4. Existing and proposed rights-of-way; criteria is satisfied.
5. Proposed structures with uses, dimensions and setbacks (prior to construction, the site plan may include conceptual building locations and sizes to be refined prior to building permit); Site Plan indicates approximate locations of proposed structures and location of arrays with project access road. Plan includes substation, operation and maintenance building and battery energy storage system with parking area. Plan is more conceptual in nature per Master Plan Addendum and the sizes of buildings and location of fencing will need to be finalized as a condition of approval. Setbacks are indicated as 25' per Site Plan; criteria is satisfied.
6. Proposed ingress, egress, parking and circulation; Site Plan indicates location of access road, but internal circulation is to be determined at a later time and is listed as a condition of approval. A parking lot is indicated in close proximity to the operations and maintenance building, substation and battery energy storage system; criteria may be satisfied.
7. Landscaping and landscape buffers; existing vegetation will remain with no landscaping proposed and buffers are to be established per Site Plan criteria #21, following any adjacent residential development; criteria is satisfied.
8. Elevations; applicant has provided elevations of solar panels and fencing. Elevations of operation and maintenance building provided, but will be specified further at building permit and included as a condition of approval. Applicant has confirmed conformance of structure height to meet Master Plan Addendum restrictions; criteria may be satisfied.
9. Adjacent property characteristics; adjacent tracts and properties detailed; criteria is satisfied.
10. Preliminary drainage plan; applicant has submitted preliminary drainage plan in the general site notes; criteria is satisfied.
11. Identification of the proposed solar panel array areas; criteria is satisfied.
12. Identification of the proposed substation location; criteria is satisfied.
13. ALTA/NSPS survey, signed and sealed by NM-licensed surveyor; required as a condition of approval; criteria may be satisfied.
14. Phasing plan; not applicable, as the project will be constructed in a single phase; criteria is satisfied.
15. Submitted design documents should be signed and sealed by a NM-licensed engineer; design documents shall be signed and sealed when they are complete and not in draft or conceptual; this requirement has been listed as a condition of approval; criteria may be satisfied.
16. Buffer requirements, particularly those abutting residential uses, shall be further detailed, either through specification (typical screening scheme including plant materials, planting pattern, depth of buffer, and/or other screening options) or else by performance standard to be evaluated by the Board; per criteria #21, a 10' landscaping buffer and a 6' high solid wall or fence shell be constructed along the boundary adjacent to any residential development meeting the standards and definitions of the City of Rio Rancho Zoning Ordinance. Setbacks are identified as 25' per Site Plan, and no landscaping is proposed other than native vegetation; criteria is satisfied.
17. Location and type of backup generators; this project will not have backup generators; criteria is satisfied.
18. Locations of temporary construction trailers, passenger and construction vehicle parking, material storage, fuel storage and containment, and required temporary fencing/security for same; as a condition of approval, location of these items will be determined at the time of building permit in coordination with City staff; criteria may be satisfied.
19. Visual rendering(s)/representation(s) of proposed facility for evaluation; applicant has provided representations of panels and operation and maintenance building; as a condition of approval, elevations and renderings/representations of substations and associated structures will be required at building permit; criteria may be satisfied.
20. Portions of the Overlay District indicate reserved commercial areas west of Paseo del Volcan and adjacent utility-scale solar development. These areas should be evaluated during development review to determine whether buffering may be required; these areas are reserved on the Site Plan

and access to the site has been planned in coordination with proposed Paseo del Volcan right-of-way; criteria is satisfied.
21. To the maximum extent practical, the existing native vegetation will remain in its natural state. No landscaping is proposed for the site at this time. Within six months of development of any residential properties in Rio Rancho abutting the subject site, a 10-foot landscaping buffer and a 6-foot high solid wall or fence shall be constructed / established along the boundary adjacent to the residential development meeting the standards and definitions of the City of Rio Rancho Zoning Ordinance; Site Plan is in conformance with this condition and plans on leaving native vegetation; criteria is satisfied.

NOTIFICATIONS:
Adjacent property owners were notified of this hearing by mail 15 days prior to the hearing date. A notice sign was posted on the property on or prior to July 17, 2025. A legal notice was published in the July 9, 2025 edition of the Albuquerque Journal notifying of the Governing Body meeting. All legal notification requirements for this project have been met.

IMPACT:
The Development Services Department recommends the Governing Body approves the applicant's request for Site Plan Approval with the following conditions of approval and findings of fact:

GENERAL FINDINGS:
1. R.O. 2003 154.43 (3) requires site plan approval by the Governing Body.
2. The property owner has the authority to apply for site plan approval.
3. The applicant and adjacent property owners received due process as proper notice and a full opportunity to present views were given.

SPECIFIC FINDINGS AND CONDITIONS OF APPROVAL:
1. Approval of this Site Plan is pending adoption of the Quail Ranch Overlay Zone being heard concurrently, to allow for solar power generation, storage, and generation.
2. The Quail Ranch Overlay Zone requires that a site plan be reviewed and approved by the Governing Body.
3. The site plan conforms to the conditions of development and requirements set forth in the Quail Ranch Master Plan Addendum, being heard concurrently.
4. Development of the site will conform to all City Ordinances, standards and specifications, and the Quail Ranch Master Plan Addendum, including the following conditions:
a. Elevations of structures and substations will be finalized with building permit.
b. Internal circulation around the solar array will be finalized with building permit.
c. ALTA/NSPS survey, signed and sealed by NM licensed surveyor shall submitted as part of building permit review.
d. Submitted design documents shall be signed and sealed by a NM licensed engineer for building permit review.
e. Locations of temporary construction trailers, passenger and construction vehicle parking, material storage, fuel storage and containment, and required temporary fencing /security shall included during building permit submittal and review.
f. Proposed conceptual building locations and sizes to be refined prior to and as part of building permit submittal and review.
4. The Director of the Development Services Department may approve minor changes to this site plan if the changes are consistent with the use and other written requirements and/or conditions of approval, if the buildings are the same general configuration, if the total square footage is not greater than 10% of the approved plan, the site circulation is similar in its effect on adjacent property or streets, and the approving official finds that neither the City nor any person will be substantially aggrieved by the altered site plan.
6. This approval is valid for a period of three years from date of approval, in which time a building

permit for the proposed structures must be applied for and issued, remain active, and the authorized construction shall be started and diligently pursued to completion without cessation of thirty days.

ALTERNATIVES:

1. The Governing Body may approve the site plan.
2. The Governing Body may deny the site plan.
3. The Governing Body may modify the site plan request and approve such modifications.
4. The Governing Body may continue the public hearing to request additional information or to consider testimony provided at the public hearing.

DEPARTMENT RECOMMENDATION:

Staff recommends the Governing Body postpone the Site Plan to the August 14 Governing Body Meeting.

ATTACHMENT: Application
ATTACHMENT: Location & Zoning Map
ATTACHMENT: Site Plan
ATTACHMENT: Building Elevation
ATTACHMENT: Reviewer Comments
ATTACHMENT: Reproduction of Notifications

Development Services Department, Ste. 130
3200 Civic Center Circle NE, Rio Rancho, NM 87144
(505) 891-5005

PLANNING & ZONING LAND USE APPLICATION

Please check appropriate box (Fees are listed on the back)

Administrative Permit	Plan	Subdivision	Zoning
☐ Community Residential Care Facility	☐ Comprehensive Plan Amendment	☐ Final Plat	☐ Annexation
☐ Development Review Committee (DRC)	☐ Corridor Plan Amendment	☐ Preliminary Plat	☐ Appeal
☐ Home Occupation	☐ Master Plan	☐ Summary Plat	☐ Conditional Use Permit
☐ Model Home / Sales Office	☐ Master Plan Amendment	☐ Vacation of Plat	☐ Master Sign Plan
☐ Residential Child Care Facility 6 or <	☐ Specific Area Plan Amendment	☐ Street Name Change	☑ Site Plan
☐ Sign Permit	☐ Text Amendment	☐ Subdivision Interpretation	☐ Special Exception
☐ Other		☐ Subdivision Variance	☐ Variance
			☐ Zone Map Amendment
			☐ Zoning Certification
			☐ Zoning Interpretation

Please Print In Ink Only or Type
Application must be complete. Please attach the appropriate checklist for the action you are requesting, if applicable.

APPLICANT/AGENT INFORMATION

Applicant Name: Atrisco Solar II LLC		Phone: (208) 639-3232
Address: 999 W. Main Street, Suite 800		E-Mail: Brittany.weber@clenera.com
City: Boise	State: ID	Zip: 83701
Proprietary Interest: Lessee	List Owners: Ranch Joint Venture	
Deed or Ownership Verification Provided: (Initials)	Letter of Authorization Provided: (Initials)	
Agent Name: Consensus Planning, Inc.		Phone: (505) 764-9801
Address: 302 8th Street NW		E-Mail: cp@consensusplanning.com
City: Albuquerque	State: NM	ZIP Code: 87102

DESCRIPTION OF REQUEST: (PLEASE ADD ADDITIONAL SHEET(S) IF NECESSARY)

Site Plan for a new green energy project on the eastern portion of Quail Ranch consistent with the recently expanded overlay zone.

SITE INFORMATION: (PLEASE PROVIDE ACCURATE LEGAL DESCRIPTION)

Subdivision/Unit : Lands of Quail Ranch (LQR)	Block(s):	Lot(s): All of Tract 1-A, all of Tract 2-D, and that part of Tract 2-C lying north of the mid-line of the existing 100 foot PNM easement.
Existing Zoning: Quail Ranch Master Plan w/Overlay	Proposed Zoning: No Change	
No. of existing lots: 3	No. of proposed lots: No Change	Total area of site (acres) 1,489.43

ACKNOWLEDGEMENT

I hereby acknowledge that I have read this entire application and affirm that all information provided is correct. I agree to comply with the requirements of the City of Rio Rancho as outlined in all applicable laws, ordinances and regulations.

Print Name: James K. Strozier, FAICP	Applicant: Atrisco Solar II LLC	Agent: Consensus Planning, Inc.
Signature:		Date: June 23, 2025

FOR OFFICIAL USE ONLY

H.T.E. PROJECT #	FEE	RECEIPT #

APPLICATION ACCEPTED BY: _____ **DATE:** _____

Form revised June 2014

Docusign Envelope ID: 869DA56C-0BF0-46C5-9E48-2023EFBAC78A

Atrisco Solar II LLC

May 9, 2025

City of Rio Rancho
Development Services
3900 Southern Boulevard, Ste. 103
Rio Rancho, NM 87124

RE: Atrisco Solar II Array Project

To Whom It May Concern:

Atrisco Solar II LLC hereby authorizes Consensus Planning to act as agent and provide entitlement services for the purposes of amending the Atrisco Solar II Master Plan to include provisions for the installation of a solar generation, storage and distribution system. The property is legally described as that certain real property in the City of Rio Rancho, Bernalillo County, New Mexico, containing approximately 2,838 acres of land and more particularly described as: All of Tract 1-A, all of Tract 2-D, and all of Tract 2-C, all as shown on the official plat of Lands at Quail Ranch recorded on March 1, 2019 as Instrument No. 2019016035 (Book 28, Page 74; Book 18, Page 100; and Book 15, Page 75A), records of Bernalillo County, New Mexico.

Sincerely,

Atrisco Solar II LLC
By: CRE-Atrisco II New Mexico LLC, its Sole Member
By: Clenera DevCo, LLC, its Sole Member
By: Clenera Holdings, LLC, its Sole Member

By: Signed by: Jared McKee F3EFEE523C7D4E6...
Name: Jared McKee
Title: Chief Commercial Officer

CONSENSUS PLANNING

Landscape Architecture
Urban Design
Planning Services

302 Eighth St. NW
Albuquerque, NM 87102

(505) 764-9801
Fax 842-5495
cp@consensusplanning.com
www.consensusplanning.com

July 2, 2025

Mr. Greg Hull, Mayor
City of Rio Rancho
3200 Civic Center Circle NE
Rio Rancho, NM 87144

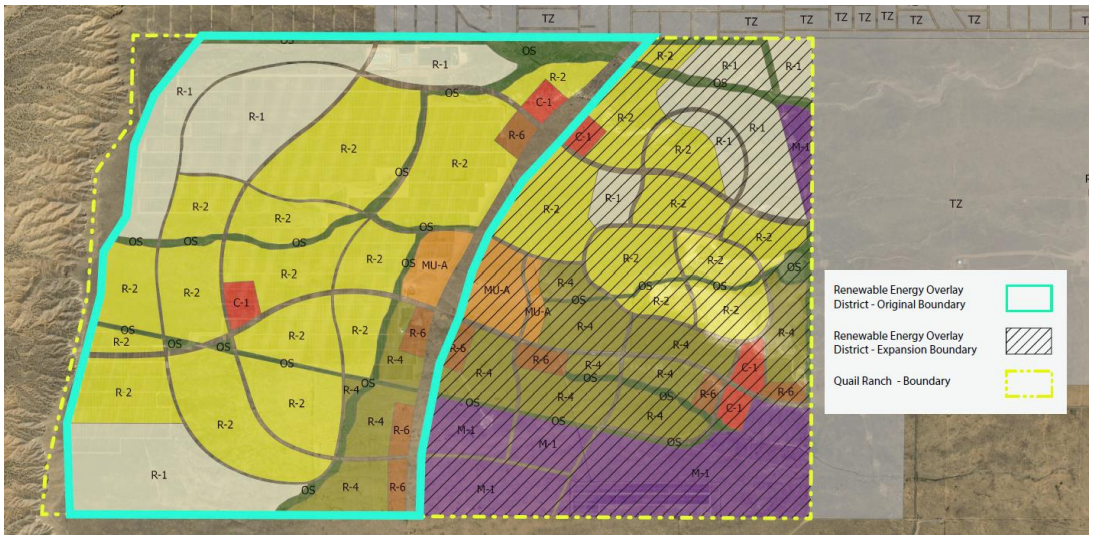
Re: Atrisco Solar II Site Plan

Dear Mayor Hull:

The purpose of this letter is to request approval of a Site Plan for the next phase of Clenera's Green Energy project at Quail Ranch. This Site Plan is being submitted in parallel with two applications that have been recommended for approval by City staff and the Planning and Zoning Board. This Site Plan implements the following amendments:

First is an amendment to the Quail Ranch Master Plan Addendum to increase the size of the "Renewable Energy Overlay District" to encompass the entire Ranch Boundary. The original overlay only covered the western portion of Quail Ranch and was approved in 2022. Second, is a request for approval of a Zone Map Amendment to expand the Renewable Energy Overly District to add the eastern portion of the Master Plan, thereby allowing interim renewable energy projects in that area.

The Quail Ranch Master Plan area totals approximately 6,492 acres and was annexed in 2003. The Master Plan, also adopted in 2003, included Zoning and Land Use regulations. The Quail Ranch Master Plan identifies a mix of existing land uses and zoning districts on the subject property, including Low, Medium, and High Density Residential, Mixed-Use Activity Center, Commercial, and Parks & Open Space. The proposed expansion of the Master Plan Addendum will not change the underlying land use or zoning, but adds renewable energy uses as an interim set of allowable uses. The attached Site Plan adds a new 300 MW solar array and battery energy facility (BESS) to plan area.



Existing Overlay with the Expansion Area

PRINCIPALS

James K. Strozier, FAICP
Jacqueline Fishman, AICP

ASSOCIATES

Ken Romig, PLA, ASLA
Margaret Ambrosino, AICP

CONCLUSION

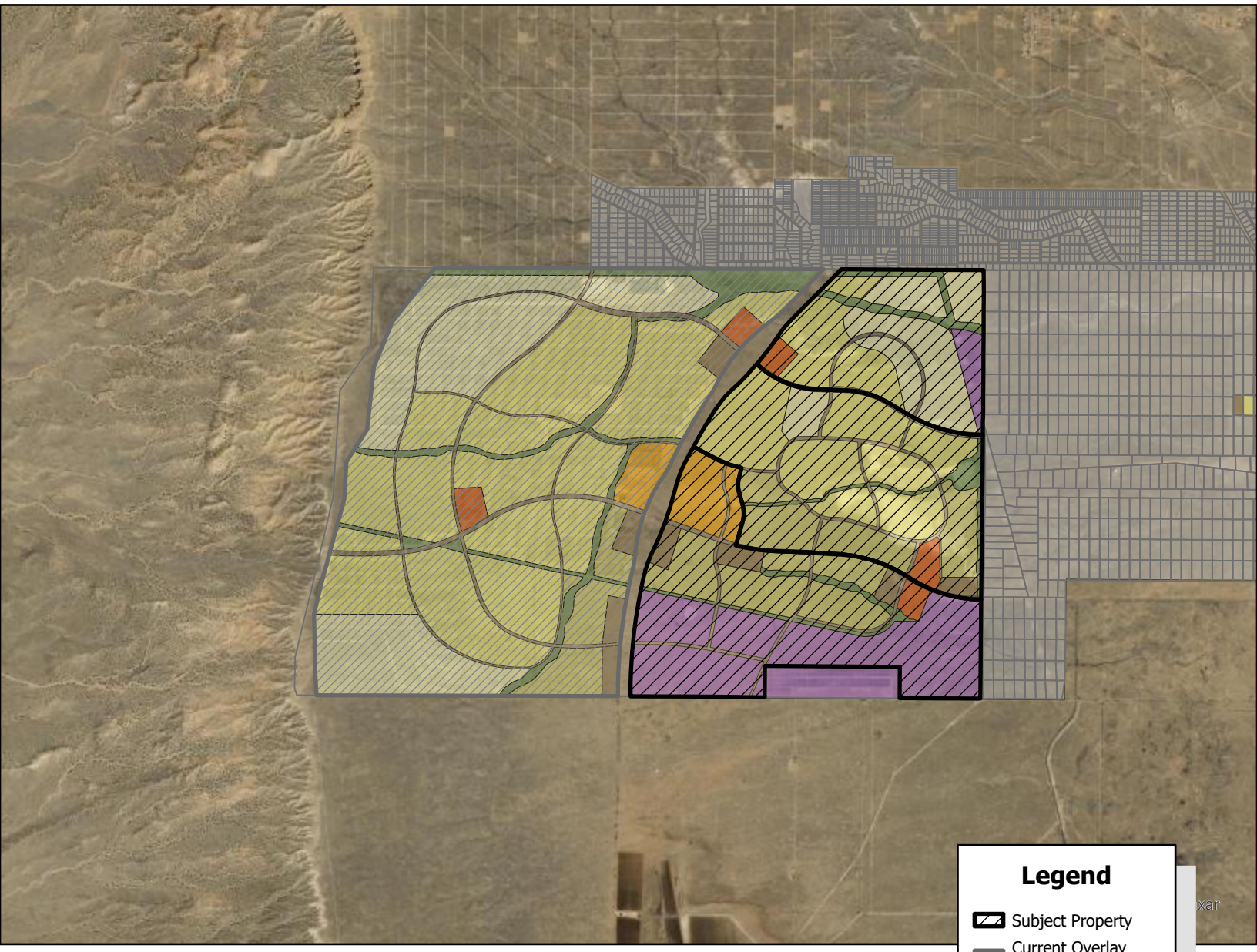
Based upon this letter, the attached Site Plan, and the complementary Master Plan Addendum and Zoning Map Amendment, we respectfully request that the Rio Rancho Governing Body approve the Site Plan.

Please feel free to contact me at (505) 764-9801 with any questions that you might have.

Sincerely,

James K. Strozier, FAICP
Principal

QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT EXTENSION



Rio Rancho City of Vision

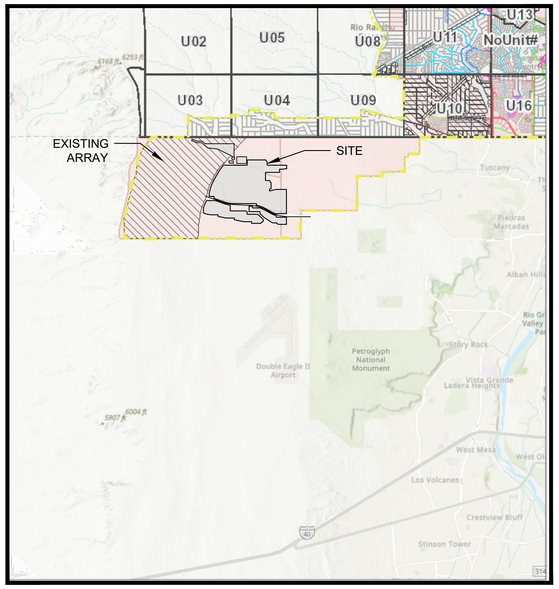
GIS Moving Spatial Data Forward

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

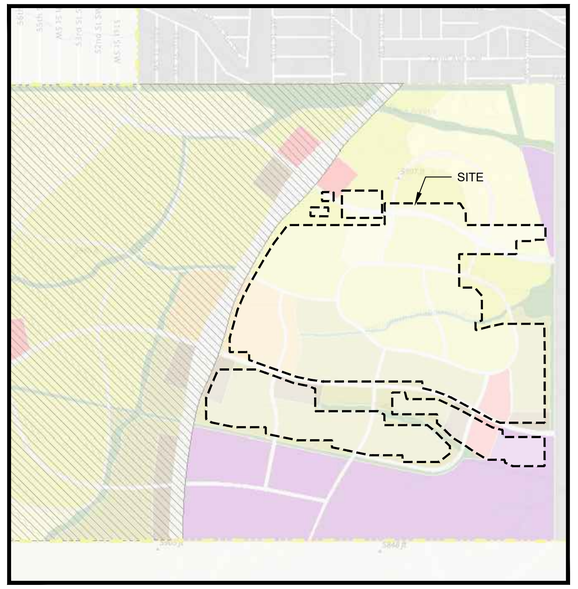
Map courtesy of Ben Isaacs, 5/16/2025

ATRISCO SOLAR II
SITE DEVELOPMENT PLAN

9999 PASEO DEL VOLCAN NW
RIO RANCHO, NM 87121



VICINITY MAP



ZONING MAP

PROJECT PARCEL TABLE	
UPC	100506635531510101, 100506520536520101, 100406444546010101
LEGAL DESCRIPTION	TRACTS (1-A, 2-C, 2-D) LANDS OF QUAIL RANCH (BEING A REPLAT OF TRACTS 1 AND 2, LANDS OF QUAIL RANCH)
OWNER OF RECORD	RANCH JOINT VENTURE ATTN: W L ROGERS
PROJECT AREA	1,489.43 AC

SITE DATA TABLE	
APPROXIMATE POWER CAPACITY	300 MW
ZONING JURISDICTION	CITY OF RIO RANCHO, NM
ZONING	QR-TRE-OD (QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT)
CURRENT LAND USE	VACANT
PROPOSED LAND USE	RENEWABLE ENERGY OVERLAY DISTRICT
SETBACKS	FRONT/SIDE/REAR: 25' PER THE SITE PLAN ROW & EASEMENTS: 25' PER THE SITE PLAN
NO. OF ADJACENT PARCELS	38

SHEET INDEX

SHEET NO.	TITLE
1	COVER SHEET
2	SITE PLAN
3	SITE DETAILS

Prepared for:
Clēnera AN ENLIGHT COMPANY
999W. Main St.,
Suite 900
Boise, ID 83702

Prepared by:
CONSENSUS PLANNING
Consensus Planning, Inc.
302 Eighth Street NW
Albuquerque, NM 87102

RIO RANCHO ESTATES

ANNEXATION BOUNDARY

SECTION 33

SECTION 34

SOUTHWEST PORTION OF UNIT 4

SECTION 35

VEST PORTION OF UNIT 3

SOUTHEAST PORTION OF UNIT 3

50th STREET S.W.

40th STREET S.W.

PASEO DEL VOLCAN

30th STREET S.W.

SOUTHEAST PORTION OF UNIT 4

SANDOVAL COUNTY

BERNALILLO COUNTY

±60.04 AC

±3.33 AC

±27.20 AC

PROPERTY LINE (TYP.)

2 SERVICE CO. OF NEW MEXICO
MENT per document filed
R/W 143, Folio 477

EXISTING OVERHEAD POWER LINES (TYP.)

100-YR FLOODPLAIN BOUNDARY

PNM SWITCH YARD

EXISTING 200' PUBLIC SERVICE CO. OF NEW MEXICO RIGHT OF WAY EASEMENT per document filed May 13, 1966 Volume R/W 144, Folio 477

PROPERTY LINE (TYP.)

GEN-TIE AREA

TRACT 2-D

SUBSTATION

PARKING

BATTERY ENERGY STORAGE SYSTEM

OPERATIONS AND MAINTENANCE BUILDING

PASEO DEL VOLCAN
Variable width ROW

RANCH JOINT VENTURE ANNEXATION PLAT

UNPLATTED PARADISE WEST

PROPERTY LINE (TYP.)

TRACT 1-A

TRACT 2-A

3376.3598 acres

WD 83-7329
WD 76-28234
WD 4750
WD 77-3808
WD 77-2705
WD 0988/551
WD 6414-A
WD D 936/785
WD 79-5882
WD 84-8922
WD 5242
WD 75-6180

PROJECT ACCESS ROAD

TRACT 2-C

±22.15 AC

EXISTING 100' PUBLIC SERVICE CO. OF NEW MEXICO RIGHT OF WAY EASEMENT per document filed April 2, 1965 Volume R/W 143, Folio 326

TRACT 2-B

PNM SOLAR FACILITY

SOUTH BOUNDARY TOWN OF ALAMEDA GRANT

TRACT N-1

PROPERTY LINE (TYP.)

TRACT N-1

TRACT A-1

TRACT L-1

TRACT L-1

Scale: 1" =800'

NORTH 400 0 800 1600

GENERAL SITE NOTES

1. The purpose of this plan is for a Site Plan application for review and approval by the City of Rio Rancho to construct a solar electric power plant. The location of proposed improvements, including but not limited to: fencing, solar array racking, inverters, panels, battery energy storage facilities, overhead transmission poles and lines, etc, shown is approximate and may be subject to modification due to site conditions, additional permitting requirements (DOT, NMED, USACE, etc.), equipment specifications, and/or other constraints. Any revisions will be submitted for staff approval prior to construction to verify compliance with zoning requests and conditions as approved. Proximity to the Double Eagle Airport will require FAA review and approval.
2. The source of the topographic data shown on this plan is LiDAR-derived, DEM - USGS/USACE/ MRCOG 2010 Regional LiDAR Project delineated on 10-04-2011 by Bohannan-Huston, Inc. The topographic lines represent 10' intervals.
3. The flood zones shown on this plan were delineated on 02-01-2013 by Federal Emergency Management Agency, FEMA.
4. The project property contains special flood hazard areas subject to inundation by the 1% annual chance flood (100 year event) per FEMA FIRM Map Panel No(s). 35001C0080H, effective on 08/16/2012; 35001C0085H, effective on 08/16/2012; and 35001C0090H, effective on 08/16/2012.
5. All right-of-ways are public unless otherwise noted.
6. The project will comply with all applicable federal, state and local requirements for erosion and sediment control.
7. Driveways will be designed and permitted, as needed, according to all applicable NMDOT requirements.
8. The project area will be cleared and grubbed, and minor grading will occur around equipment as needed to divert surface water, but site will retain pre-development drainage patterns where feasible (i.e., no mass grading).
9. Internal roads and temporary laydown areas are not shown and will be determined in the final design. During construction, gravel may be placed in high traffic or poorly draining areas to improve access. Soil conditions and final equipment location will determine if any permanent gravel access aisles will be required.
10. All proposed improvements will be fenced with a minimum 6' tall chain link fence with 1' of barbed wire, and a maximum of 16 foot concrete block (CMU) wall (substation and BESS) will be designed and installed by fence and wall contractor. The access gates will be locked. Emergency gate access will be provided according to an approved emergency response plan approved by the Fire Marshal. Final fence location to be determined. Fences placed in drainage features will be designed to not interfere with historic and developed stormwater flows.
11. The project shall have no permanent lighting except for the minimum lighting required by the interconnection utility at the point of interconnection.
12. The project may desire to provide onsite water or sewage disposal for operation crews on Tract 1-A. No additional infrastructure will be required. During construction, portable toilets will be rented to accommodate the temporary workers, and the rental company will service them regularly and dispose of waste offsite.
13. Free standing solar panels or solar arrays will not exceed 30' in height.
14. Solar panels are approximately 3.8' x 8.5'.
15. To the maximum extent practical, the existing native vegetation will remain. No landscaping is proposed for the site at this time. Within six months of development of any residential properties in Rio Rancho abutting subject site, a 10-foot landscaping buffer and a 6-foot high solid wall or fence shall be constructed / established along the boundary adjacent to the residential development meeting the standards and definitions of the City of Rio Rancho zoning ordinance.
16. In accordance with AMAFCA's Drainage Policy, a drainage easement may be required as determined during the grading and drainage permitting process.
17. Any drainage improvements will comply with applicable drainage master plans.
18. Stormwater drainage and water quality discharge will adhere to the City of Rio Rancho's current Design Process Manual (DPM) and will be addressed during the grading and drainage permitting process.

LEGEND

- PROPERTY LINE
- 25' PERIMETER, R.O.W., AND EASEMENT SETBACK
- EXISTING EASEMENT
- EXISTING OVERHEAD POWER LINE
- FEMA 100-YR FLOODPLAIN
- PROPOSED SOLAR ARRAY AREA
- PROPOSED SUBSTATION
- GEN-TIE AREA

ATRISCO SOLAR II

9999 PASEO DEL VOLCAN NW
RIO RANCHO, NM 87121

SITE DETAILS

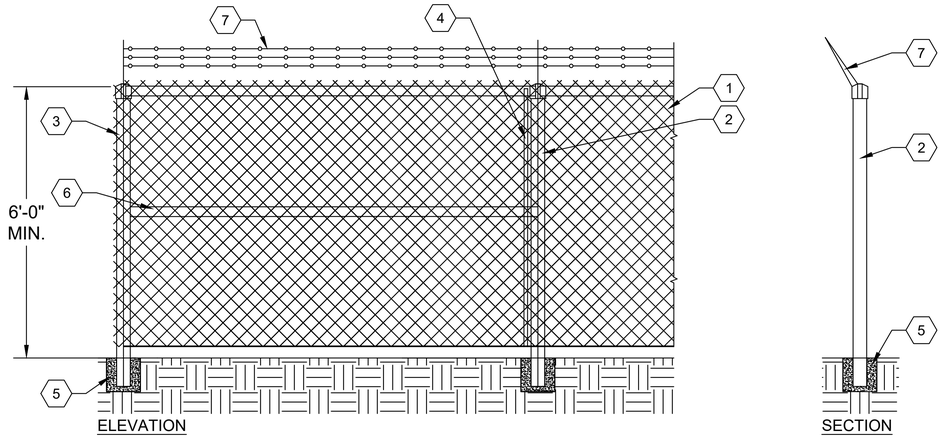
Prepared for:
Clēnera AN ENLIGHT COMPANY
999 W. Main St., Suite 900 Boise, ID 83702

Prepared by:
Consensus Planning, Inc.
302 Eighth Street NW
Albuquerque, NM 87102

JULY 2, 2025

KEY NOTES:

1. CHAIN LINK FABRIC.
2. LINE POSTS
3. CORNER AND GATE POSTS
4. PULL BAR
5. FOUNDATION
6. BRACE BAR
7. BARBED WIRE

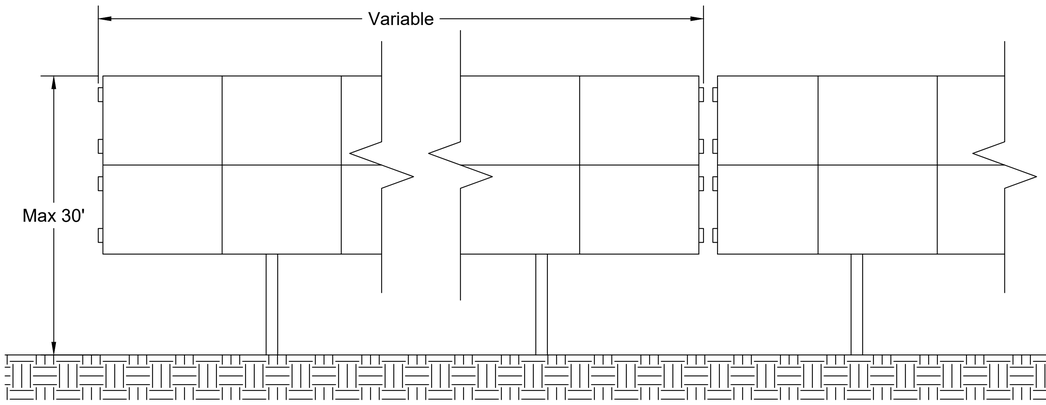


ELEVATION

SECTION

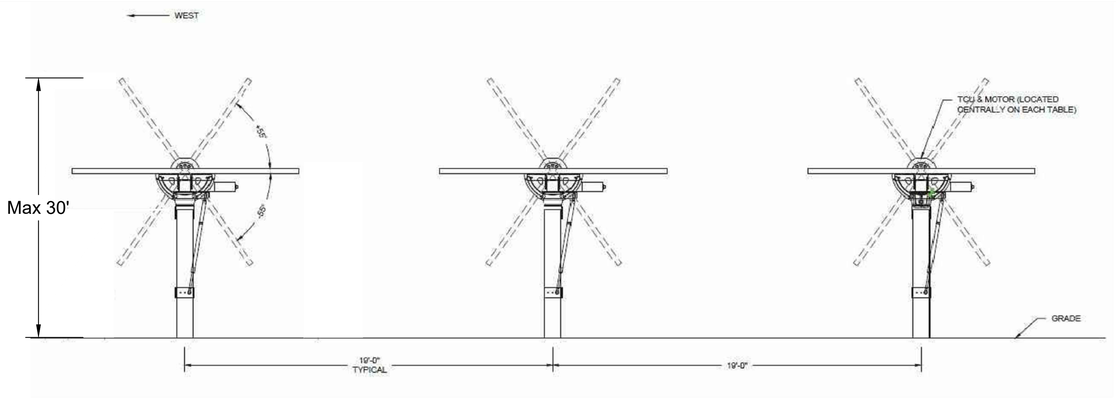
TYPICAL CHAINLINK FENCE DETAIL

N.T.S.



TYPICAL RACK FRONT ELEVATION

N.T.S.



NOTES:

1. DIMENSIONS WILL VARY ACCORDING TO FINAL SITE DESIGN.

TYPICAL TRACKER SECTION DETAIL

N.T.S.

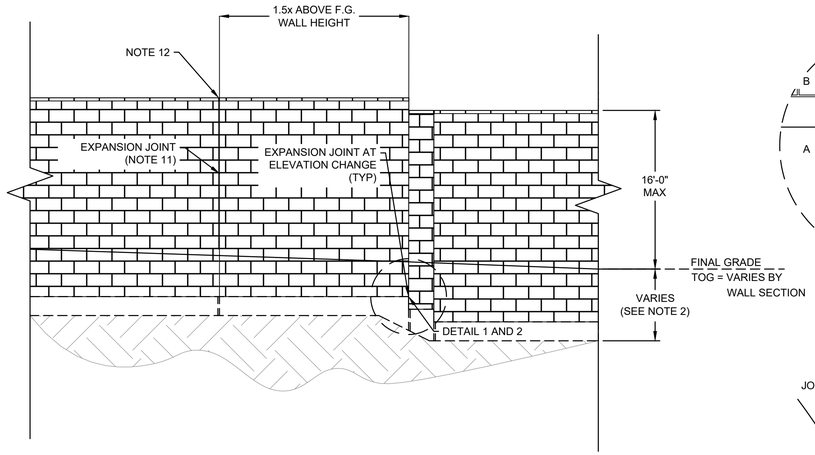
ATRISCO SOLAR II

9999 PASEO DEL VOLCAN NW
RIO RANCHO, NM 87121

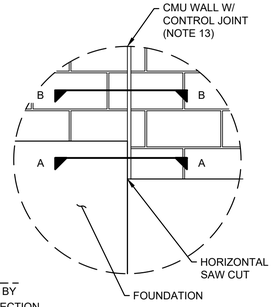
SITE DETAILS

Prepared for:
Clēnera AN ENLIGHT COMPANY
999 W. Main St., Suite 900 Boise, ID 83702

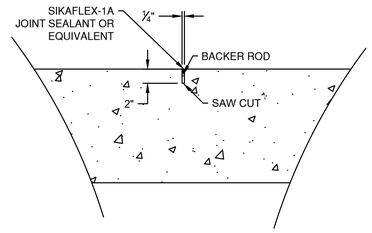
Prepared by:
CONSENSUS PLANNING
Consensus Planning, Inc.
302 Eighth Street NW
Albuquerque, NM 87102



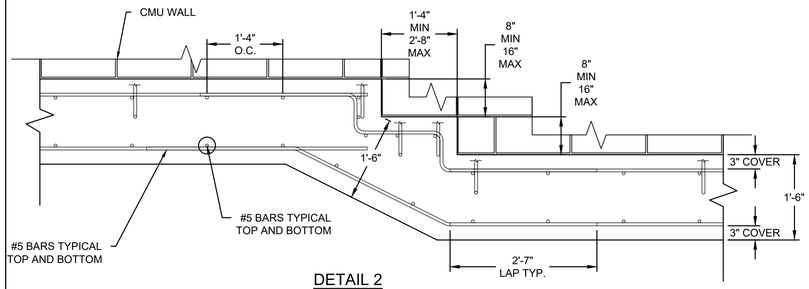
TYPICAL WALL ELEVATION
(NO SCALE)



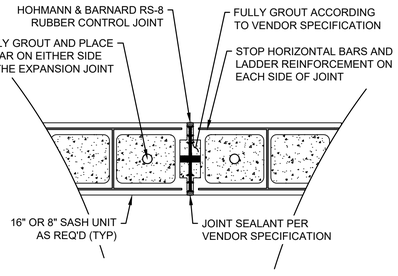
DETAIL 1
TYPICAL WALL JOINT
(NO SCALE)



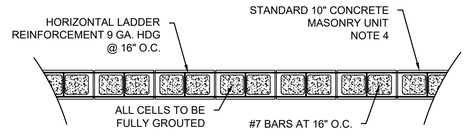
SECTION A
SAW CUT CONTROL JOINT
(NO SCALE)



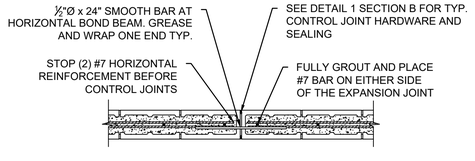
DETAIL 2
CMU WALL FOOTING STEP DOWN
SECTION VIEW
NO SCALE



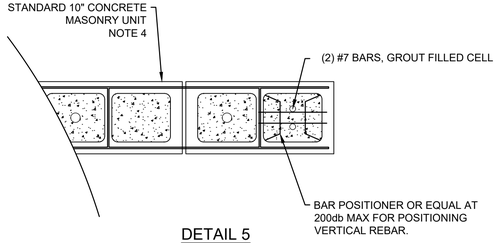
SECTION B
TYPICAL CMU CONTROL JOINT
(NO SCALE)



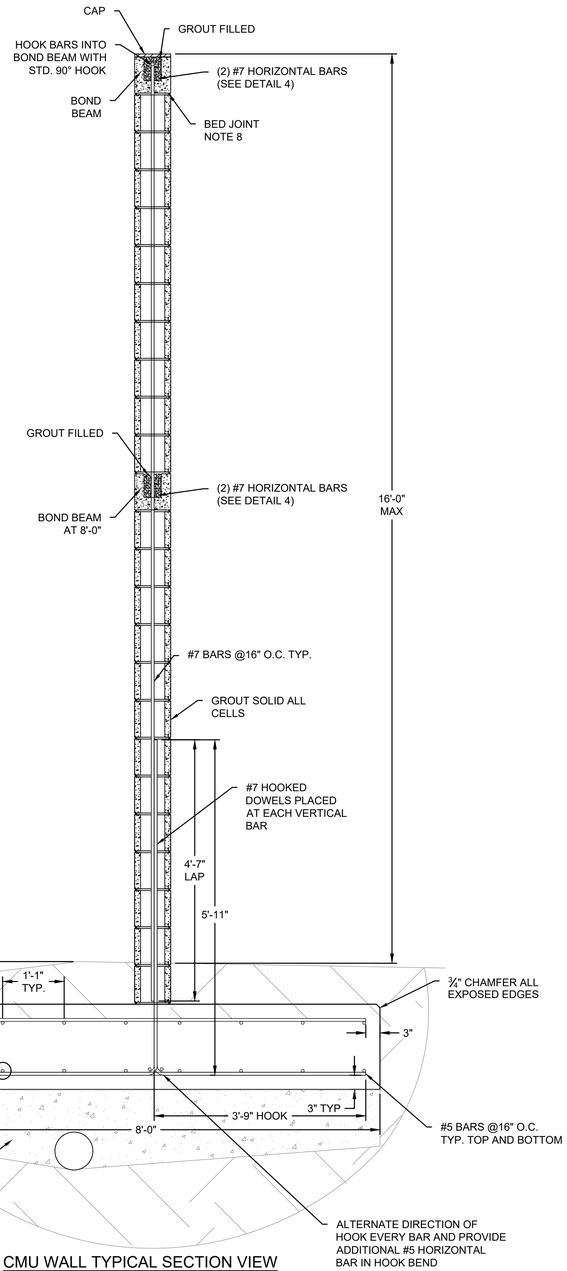
DETAIL 3
TYPICAL CMU WALL PLAN VIEW
NO SCALE



DETAIL 4
BOND BEAM PLAN VIEW
NO SCALE



DETAIL 5
TYPICAL CMU WALL END
(NO SCALE)



CMU WALL TYPICAL SECTION VIEW
NO SCALE

REFERENCE DRAWINGS
SEE DWG. C05-01 - FENCE PLAN



AERIAL VIEW
N.T.S.



TRACKER SECTION VIEW
N.T.S.

GENERAL COMMENTS

- THIS SOLAR PANEL VISUAL IS PROVIDED AS AN EXAMPLE TO DEMONSTRATE THE TYPE OF PROJECT THAT IS BEING DEVELOPED FOR THE ATRISCO SOLAR II PROJECT.
- THIS SOLAR PANEL VISUAL IS NOT INTENDED TO REFLECT THE FINAL VEGETATION AND DRAINAGE CHARACTERISTICS THAT MAY BE REQUIRED FOR THE ATRISCO SOLAR II PROJECT.
- AS PROVIDED FOR THE SITE PLAN, THE NATURAL VEGETATION WILL REMAIN "TO THE MAXIMUM EXTENT PRACTICAL".

ATRISCO SOLAR II

9999 PASEO DEL VOLCAN BLVD NW
RIO RANCHO, NM 87121

SOLAR PANEL VISUAL RENDERINGS

Prepared for:

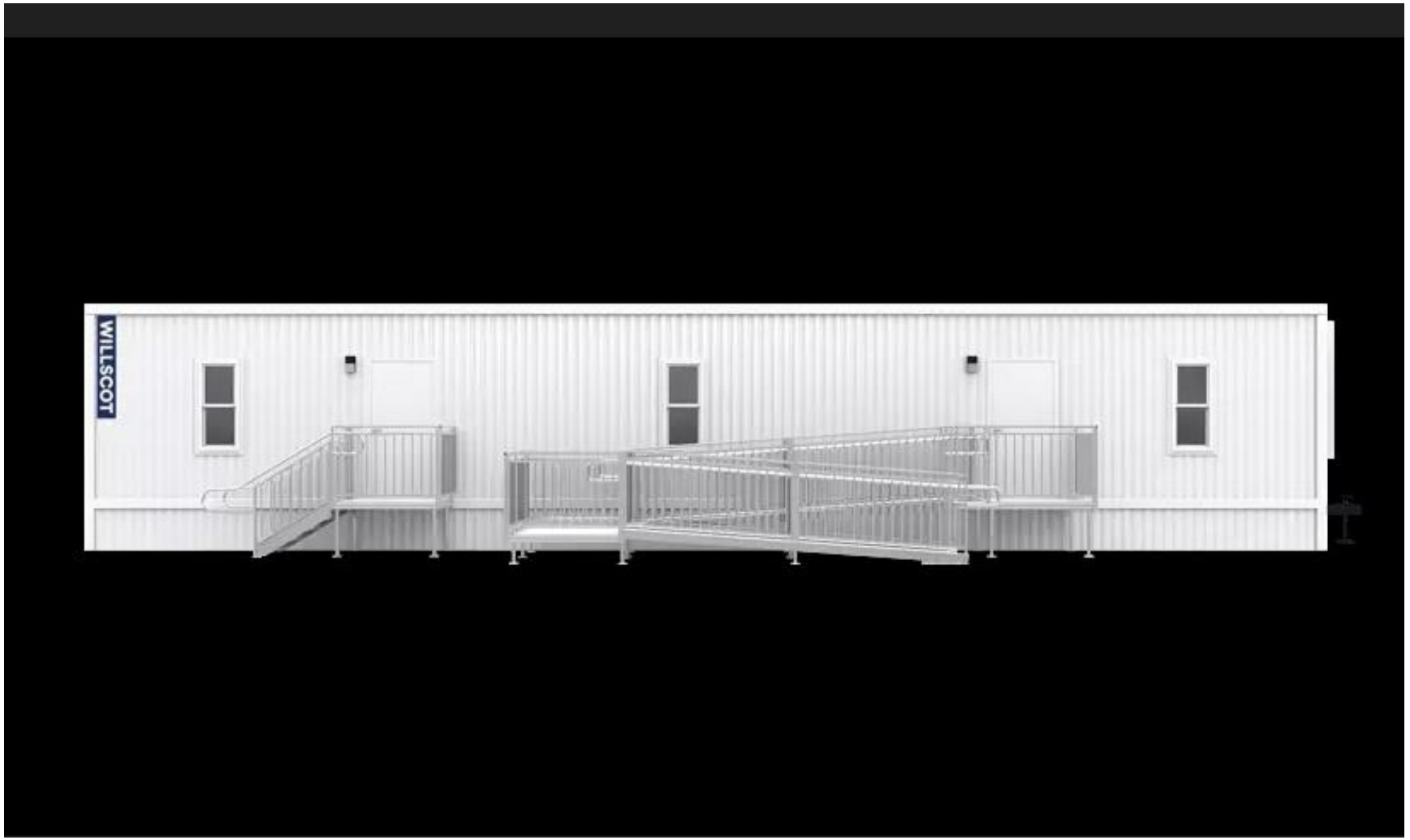
Clēnera
AN ENLIGHT COMPANY
999 W. Main St., Suite 800
Boise, ID 83702

Prepared by:

Consensus Planning, Inc.
302 Eighth Street NW
Albuquerque, NM 87102

July 2, 2025

O&M Building Elevation



City of Rio Rancho
Development Services
3200 Civic Center Circle NE - Ste 130
Rio Rancho, NM 87144
(505) 891-5005 Fax: (505) 896-8994

July 11, 2025

TO: Jim Strozier (Consensus Planning)
302 8th St NW
Albuquerque, NM 87102

RE: Atrisco Solar II Site Plan (25-160-00010)

The following memo contains the comments and feedback received regarding the Site Plan application.

Engineering Division:

- **Contact:**
  Peter Prukop
  Associate Engineer
  (505) 891-5038
  pprukop@rrnm.gov

Fire and Rescue:

- IFC 2021, IFC 2021 Appendix D, NFPA 855 and IFC 2021 Chapter 12 shall be followed for Fire and Life Safety requirements.
- A Fire 1 Plan shall be submitted to the Fire Marshal's Office for review and approval before the full plan set is submitted for permitting.
- A Fire 2 Plan shall be submitted with the full plan set.
- Separate fire alarm and fire sprinkler deferred submittals shall be submitted for permits if those systems are required or in place.

NMDOT

- Coordinate with NMDOT District 3 Assistant Traffic Engineer to discuss this development's potential impacts to NM 423 (Paseo del Norte) and any improvement or permitting requirements.
- **Contact:**
  Margaret Haynes
  Assistant Traffic Engineer
  (505) 288-2086
  margaret.haynes@dot.nm.gov

Planning and Zoning Division:

- Elevations of structures and substations shall be finalized with building permit.
- Internal circulation around the solar array shall be finalized with building permit.
- ALTA/NSPS survey, signed and sealed by NM-licensed surveyor shall be submitted as part of building permit review.
- Submitted design documents shall be signed and sealed by a NM-licensed engineer for building permit review.
- Proposed conceptual building locations and sizes to be refined prior to and as part of building permit submittal and review.

PNM:

- The closest power to serve the control house is roughly three miles away in any direction; there seems to be some potential terrain issues but PNM won't know the extent of it until further inspection.
- Easements will be required.
- **Contacts:**
  Michael Moyer
  Director, Distribution Engineering…
  (505) 241-3697
  michael.moyer@pnm.com

  Ken Maestas
  Land Use and Permitting
  (505) 241-4436
  ken.maestas@pnm.com

If you have any additional questions or concerns, please feel free to contact me or the contacts listed under each department.

Respectfully,
Ben Isaacs



Municipal Planner I
Development Services Department
City of Rio Rancho
(505) 891-5035 | bisaacs@rrnm.gov

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

July 9, 2025

RE: Zone Map Amendment, Master Plan Amendment and Site Plan; Case No. 25-100-00006, 25-410-00004 and 25-160-00010
Quail Ranch – LQR, Tracts 1-A, 2-C and 2-D

Dear Property Owner:

You are receiving this certified notice because your property is located within 100 ft of a site where a land development decision is required by the Governing Body.

The applicant, Atrisco Solar II LLC, c/o Clēnera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

The applicant is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to include provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Lastly, the applicant is also requesting a site plan approval for the proposed solar generation, storage and distribution system on the subject properties.

The **Governing Body** will consider the request and decide their approval on **Tuesday, July 24, 2025** at 6:00 pm in the **Council Chambers** and **Virtually** as a hybrid meeting, through the **Zoom link and number below.**

On the back of this letter is a location map of the project, with the subject property identified with a red outline.

If you would like to comment on this application, you are encouraged to send comments in writing, which will be presented to the Planning and Zoning Board. This Planning and Zoning Board meeting will be hybrid with options to participate virtually or in person. The City highly encourages citizens to watch the meeting live on the City's website www.rrnm.gov or on Sparklight cable channel 56.

For the **Governing Body meeting**, to participate virtually: Join via computer: https://us06web.zoom.us/j/85180741871?pwd=T3BlSHVpWkp6d3dDRmlHd3k2VzYvUT09.
Meeting ID: 851 8074 1871 Passcode: **026819** Join via phone: 1-253-215-8782 US

Please contact me via e-mail me at bisaacs@rrnm.gov or call me at 505-891-5035, if you have any questions concerning this matter. The agenda for this hearing and related staff reports will be posted on the City's website, www.rrnm.gov, the Friday before the hearing.

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any form of auxiliary aid or service to attend or participate in the hearing or meeting, please contact the City Clerk, 505-891-5004, as soon as possible prior to the meeting. Please contact the City Clerk if a summary or other type of accessible format is needed.

Respectfully,

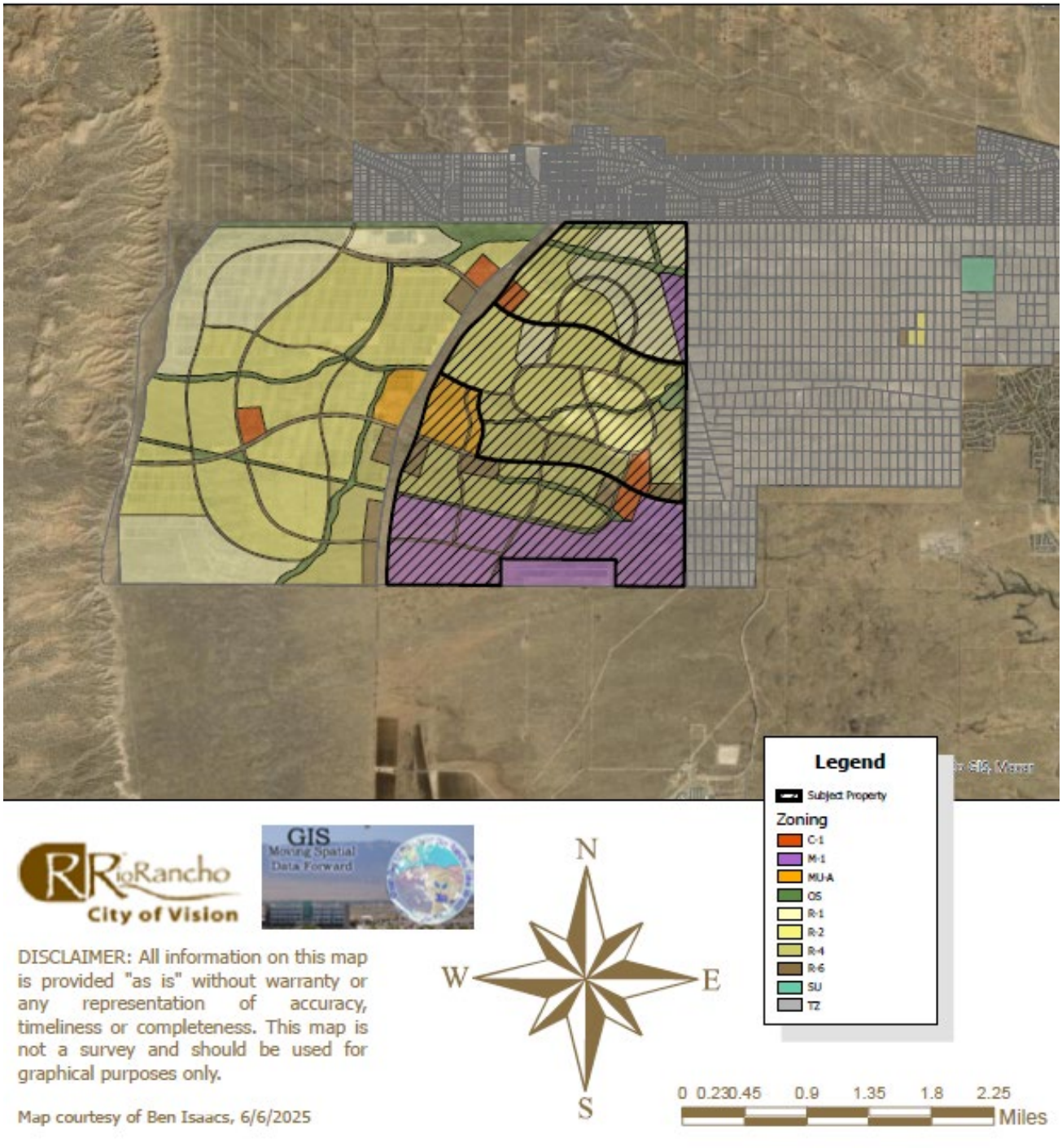


Ben Isaacs
Municipal Planner I
Development Services Department
City of Rio Rancho

The City of Rio Rancho

Development Services
Planning Division
3200 Civic Center Circle NE
Rio Rancho, NM 87144
Phone (505) 891-5005 ● Fax (505) 896-8994

QUAIL RANCH RENEWABLE ENERGY OVERLAY DISTRICT EXTENSION



GIS
Moving Spatial Data Forward

DISCLAIMER: All information on this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

Map courtesy of Ben Isaacs, 6/6/2025

City of Vision

CITY OF RIO RANCHO
PUBLIC HEARING NOTICE

The GOVERNING BODY of the CITY of RIO RANCHO will consider the following matters at its regularly scheduled meeting at 6:00 p.m. on Thursday, July 24, 2025:

Site Plan
Case #25-160-00009
The applicant, Enchanted Mountain Tea, LLC., through their agent, Interplan, LLC., requests approval of a Site Plan for a proposed H-Tea-O Drive Thru location at the property legally described as Gateway North, Tract C5A.

Zone Map Amendment
Case #25-100-00002
The applicant, Cielo Bonito, LLC requests approval of a Zone Map Amendment of approximately 50.442 acres from TZ: Transitional Zoning to R-3: Mixed Residential, for the property legally described as, Unit 21, Block 22, Lots 7-31 and 45-48, Block 23, Lots 3-10, 14-18, Lots 20-23, 28-32, 38, 42-49 and 50-64 and Block 24, Lots 44-49, 55-56, 58-59, and 60-70.

Site Plan Approval
Case #25-160-00008
The applicant, APMI, Inc, requests approval of a Site Plan for a Chase Bank located at 2150 Unser Blvd SE. The subject property is legally described as The Village Tract E1 and is zoned SU.

Site Plan
Case #25-160-00007
The applicant, Loma Colorado North LLC, through their agent, Jim Glascott, PE, CPESC (WT Group), is requesting a site plan approval for an AutoZone store at the property legally described as Loma Colorado East, Tract H and addressed as 3701 Northern Blvd NE. The property is zoned SU/MU: Special Use for Mixed Use and is approximately 1.79 acres.

Zone Map Amendment
Case #25-100-00006
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., requests approval of a Zone Map Amendment to extend the Renewable Energy Overlay Zone to the subject properties legally described as Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D. The subject properties comprise approximately 2,836 acres.

Master Plan Amendment
Case #25-410-00004
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting approval of an amendment to the Quail Ranch Master Plan. The proposed amendment is to amend the Master Plan Addendum to expand the area covered by the addendum to Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D, and update regulations and provisions for the installation of a solar generation, storage and distribution system on the subject properties.

Site Plan
Case #25-160-00007
The applicant, Atrisco Solar II LLC, c/o Clenera, LLC, through their agent, Consensus Planning, Inc., is also requesting a site plan approval for a solar generation, storage and distribution system on the subject properties: Lands of Quail Ranch, Tracts 1-A, 2-C and 2-D.

The meeting is scheduled for 6 pm in the Council Chambers at City Hall, 3200 Civic Center Circle NE, Rio Rancho, NM. The public is invited to attend in person or virtually at www.rrnm.gov. Materials related to these items are available for viewing in the Development Services Department at City Hall.

If you would like to comment on any of these applications, you are encouraged to submit a written comment to planning@rrnm.gov. Written comments will be inserted into the public record.

Journal: July 9, 2025

CITY OF RIO RANCHO
COVER PAGE

Legislation Item:

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Development Services

SUBJECT:
Withdrawn by staff O20, Ordinance of the City of Rio Rancho, New Mexico, Amending the Zoning Classification Property Legally Described as Unit 21, Block 22, Lots 7-26, 28-31, and 45-48; Block 23, Lots 3-5, 7-10, 14-18, 20-23, and 28-32, 38, 42-64; and Block 24, Lots 41-49, 55-56, 58-66, 68-70 from TZ: Transitional Zoning to R-3: Mixed Residential District.

BACKGROUND AND ANALYSIS:

IMPACT:

ALTERNATIVES:

DEPARTMENT RECOMMENDATION:
Staff recommends the Governing Body withdraw the Zone Map Amendment to allow for updated/clarified proper notice. Previous notice included non-applicable property and excluded applicable property.

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: O18

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Financial Services

SUBJECT:
O18, Ordinance Amending Chapter 37 Taxation

BACKGROUND AND ANALYSIS:
Second reading of an Ordinance. Two readings with approval required for adoption. The Governing Body approved at its June 26, 2025 meeting.

The City of Rio Rancho has adopted rules and regulations permitting short-term rental units to operate within the City of Rio Rancho effective July 1, 2025.

Amendments to the Lodgers' Tax code are necessary to account for short-term rental units in the Lodgers Tax auditing provisions required by State Statute.

The Ordinance clarifies applicable license requirement text, removes non-applicable text, establishes an annual audit minimum for short-term rentals, deadlines for providing responsive audit information, and a penalty for lack of timely response.

IMPACT:
Necessary and recommended updates to the Municipal Code will occur.

ALTERNATIVES:
Approve the Ordinance.

Do not approve the Ordinance.

DEPARTMENT RECOMMENDATION:
City Staff recommends approval of the Ordinance as presented.

ATTACHMENT: Ordinance_O18
ATTACHMENT: O18 - Signed

CITY OF RIO RANCHO
ORDINANCE

ORDINANCE NO. **ENACTMENT NO.**

ORDINANCE AMENDING CHAPTER 37 TAXATION

WHEREAS: pursuant to State Statute, the City of Rio Rancho imposes a 5 percent tax borne by persons using commercial lodging accommodations, with the revenues collected utilized for advertising, publicizing, and promoting tourist attractions and facilities in the City, and the acquisition, construction and maintenance of tourist attractions and recreational facilities; and

WHEREAS: the Governing Body has adopted rules and regulations related to allowing short-term rental units (all or portion of a "dwelling unit," as defined in Section 154.03, providing accommodation which is offered for rent to a number of guests for a period of less than 30 days) to operate legally in the City of Rio Rancho effective July 1, 2025, which subjects short-term rental units to Lodger's Tax payments; and

WHEREAS: amendments to municipal code in relation to Lodger's Tax are necessary and advised to account for short-term rentals in relation to required State Statute auditing provisions.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. Chapter 37.02, Lodger's Tax, is hereby amended as follows (underline new text and strikethrough deleted text):

37.02 LODGER'S TAX.

(A) This section shall be known as and may be cited as the "Lodger's Tax Section." ('87 Code, § 7-8-1)

(B) The purpose of this section is to impose a tax which will be borne by persons using lodgings, which tax will provide revenues for the purpose of advertising, publicizing and promoting facilities authorized in division (M) of this section, tourist attractions, and acquisition, construction and maintenance of tourist attractions and recreational facilities.

(C) For the purpose of this section, the following definitions shall apply unless the context clearly indicates or requires a different meaning:

GROSS TAXABLE RENT. The total amount of rent paid for lodging, not including the state gross receipts tax or local sales tax.

LODGING. The transaction of furnishing rooms or other accommodations by a vendor to a vendee who, for a rent, uses, possesses or has the right to use or

possess any room or rooms or the units of accommodations in or at a taxable premises.

LODGINGS. The rooms or other accommodations furnished by a vendor to a vendee by a taxable service of lodgings.

OCCUPANCY TAX. The tax on lodging authorized by this section.

PERSON. A corporation, firm, other body corporate, partnership, association or individual, includes an executor, administrator, trustee, receiver or other representative appointed according to law and acting in a representative capacity, but does not include the United States of America, the state, any corporation, department, instrumentality or agency of the federal government, or any political subdivision of the state.

RENT. The consideration received by a vendor in money, credits, property or other consideration valued in money for lodgings subject to an occupancy tax authorized herein.

TAXABLE PREMISES. A hotel, motel, short-term rental unit or other premises used for lodging that is not the vendee's household or primary residence.

TEMPORARY LODGING. Lodgings for the purpose of housing a vendee within proximity of the vendee's employment or job location.

TOURIST. A person who travels for the purpose of business, pleasure or culture to a municipality or county imposing an occupancy tax.

TOURIST-RELATED EVENTS. Events that are planned for, promoted to and attended by tourists.

TOURIST-RELATED FACILITIES AND ATTACTIONS. Facilities and attractions that are intended to be used by or visited by tourists.

TOURIST-RELATED TRANSPORTATION SYSTEMS. Systems that provide transportation for tourists to and from tourist-related facilities and attractions and tourist-related events.

TREASURER. The Treasurer of the city or their designee.

VENDEE. A natural person to whom lodgings are furnished in the exercise of the taxable service of lodging.

VENDOR. A person furnishing lodgings in the exercise of the taxable service of lodging.

(D) There is hereby imposed an occupancy tax of revenues of five percent (5%) of gross taxable rent for lodging within the municipality paid to vendors.

(E) (1) No vendor shall engage in the business of providing lodging in the city who has not first obtained a lodger's tax license as provided in this section. ~~Short-term Rental Operators with a valid permit for the premises offered for rent, as described in Chapter 123, shall be exempt from the vendor license requirements~~

(2) For the purposes of fulfilling this requirement, the Treasurer shall review the information submitted in the vendor's application for the issuance of a business registration pursuant to Section 110.04 as well as records provided pursuant to the requirements of this chapter.

(3) The Treasurer shall not issue a lodger's tax license to any vendor whose records reflect any unresolved noncompliance with this chapter.

(4) The lodger's tax license shall be valid for a period of one year from the date of issue.

(5) An applicant who is refused a lodger's tax license may appeal the decision to the governing body by written notice of appeal to the City Clerk within fifteen (15) days of the date of the decision of the Treasurer on the application. The matter shall be referred to the governing body for hearing at a regular or special meeting in the usual course of business. The City Clerk shall notify the appellant of the hearing at least ten (10) days prior to the meeting of the governing body, by certified mail, return receipt requested, and advertise notice of the meeting at least ten (10) days prior to the meeting of the governing body. The decision of the governing body made thereof shall be expressed in writing. The action of the governing body shall be deemed final.

~~(2) Applicants for a vendor's license shall submit an application to the Treasurer stating:~~

~~(a) The name of the vendor including identification of any person, as defined in this section, who owns or operates or both owns and operates a place of lodging, the name or trade names under which vendor proposes to do business, and the post office address thereof;~~

~~(b) A description of the facilities, including the number of rooms and the usual schedule of rates therefor;~~

~~(c) A description of other facilities provided by vendor or others to users of the lodgings such as restaurant, bar, cleaning, laundry, courtesy car, stenographic, tailor or others, and a statement identifying the license issued, to whom issued, the authority issuing, and the period for which issued and if applicable, also the identification number provided by the Bureau of Revenue of the state;~~

~~(d) The nature of the business practices of the vendor and to what extent, if any, that business is exempt from the lodger's tax; and~~

~~(e) Other information reasonably necessary to affect a determination of eligibility for the license.~~

~~(3) The Treasurer shall review applications for a license within ten (10) days of receipt thereof and grant the license in due course if the applicant is doing business subject to the lodger's tax.~~

~~(4) If the Treasurer finds the applicant not exempt under the terms of this section, the Treasurer shall, not more than ten (10) days after receipt of the application, advise the applicant of the decision and give the reasons therefor.~~

~~(5) An applicant who is dissatisfied with the decision of the Treasurer may appeal the decision to the governing body by written notice of appeal to the City Clerk within fifteen (15) days of the date of the decision of the Treasurer on the application. The matter shall be referred to the governing body for hearing at a regular or special meeting in the usual course of business. The City Clerk shall notify the appellant of the hearing at least ten (10) days prior to the meeting of the governing body, by certified mail, return receipt requested, and advertise notice of the meeting at least ten (10) days prior to the meeting of the governing body. The decision of the governing body made thereof shall be expressed in writing and be communicated in the same manner as the decision of the Treasurer is transmitted. The action of the governing body shall be deemed final.~~

~~(6) If the governing body finds for the applicant, the Treasurer shall issue the appropriate license or other notice conforming to the decision made by the governing body.~~

(F) The occupancy tax shall not apply:

(1) If a vendee:

(a) Has been a permanent resident of the taxable premises for a period of at least thirty (30) consecutive days, unless those premises are temporary lodging; or

(b) Enters into or has entered into a written agreement for lodgings at the taxable premises for a period of at least thirty (30) consecutive days unless those premises are temporary lodging;

(2) If the rent paid by a vendee is less than two dollars ($2.00) a day;

(3) To lodging accommodations at institutions of the federal government, the state or any political subdivision thereof;

(4) To lodging accommodations at religious, charitable, educational or philanthropic institutions, including the accommodations at summer camps operated by such institutions;

(5) To clinics, hospitals or other medical facilities; or

(6) To privately-owned or operated convalescent homes, or homes for the aged, infirm, indigent or chronically ill.~~; or~~

(G) (1) Every vendor providing lodgings shall collect the tax thereon on behalf of the city and shall act as a trustee therefor.

(2) The tax shall be collected from vendees in accordance with this section and shall be charged separately from the rent fixed by the vendor for the lodgings.

(3) Each vendor under this section shall be liable to the city for the tax provided herein on the rent paid for lodging at his respective place of business.

(4) Each vendor shall make a report by the twenty-fifth (25th) day of each month, on forms provided by the Treasurer, of the receipts for lodging in the preceding calendar month, and shall remit the proceeds of the lodger's tax to the city and include sufficient information to enable the city to audit the report and shall be verified on an oath by the vendor.

(H) Vendor shall maintain adequate records of facilities subject to the tax and of proceeds received for the use thereof. The records shall be maintained in the city, ~~and~~ shall be open to the inspection of the city or its auditors during reasonable hours, and shall be retained for three years.

(I) (1) The vendor is liable for the payment of the proceeds of any occupancy tax that the vendor failed to remit to the city due to the vendor's failure to collect the tax or make a return or otherwise. A civil penalty shall be due in an amount equal to the greater of ten percent (10%) of the amount that was not duly remitted to the city or one hundred dollars ($100.00). The Treasurer will give the delinquent vendor written notice of the estimated tax, penalty and interest, which notice shall be mailed to the vendor's local address.

(2) If any vendor neglects or refuses to make a return and pay the tax as required by this section, the Treasurer shall make an estimate based upon an examination of the vendor's books and records, or upon any information in its possession, or that may come into its possession, of the amount of the rent of the delinquent vendor, for the period with respect to which vendor has failed to make return, and upon the basis of the estimated amount shall compute and assess the tax payable by the delinquent vendor.

(3) If payments are not received within fifteen (15) days of the mailing of the notice, the Treasurer may bring an action in law or equity in district court for the collection of any amounts due, including without limitation, penalties thereon, interest on the unpaid principal balance at the rate of one percent (1%) per month, the cost of collections and reasonable attorneys' fee incurred in connection therewith.

(4) The amount of any unpaid balance, plus penalties and interest as stated above, shall constitute a lien on the subject property which, at the city's option, may be foreclosed pursuant to NMSA § 3-36-6. The City Clerk or Treasurer shall furnish to any person applying for such a certificate, a certificate showing the amount of all liens in the city records against any vendor pursuant to NMSA § 3-38-1.

(5) Under process or order of court, no person shall sell property of a vendor without first ascertaining from the Treasurer the amount of any occupancy tax due the city. Subject to the United States Bankruptcy Code, any occupancy tax due the municipality shall be paid from the proceeds of the sale before payment is made

to any judgment creditor or any other person with a claim on the proceeds of the sale.

(J) If a vendor believes the vendor has made payment of any lodger's tax in excess of that for which the vendor was liable, the vendor may claim a refund thereof by directing to the Treasurer, no later than ninety (90) days from the date payment was made, a written claim for refund. Every claim for refund shall state the nature of the vendor's complaint and the affirmative relief requested. The Treasurer shall allow the claim in whole or in part or may deny it. Refunds of tax and interest erroneously paid and amounting to one hundred dollars ($100) or more may be made only with the approval of the governing body.

(K) ~~The audit of vendors shall be conducted in accordance with NMSA § 3-38-17.1.~~ The Treasurer shall audit vendors, in accordance with the provisions of this subsection, to verify the amount of gross rent subject to the occupancy tax and to ensure that the full amount of occupancy tax on the rent is collected from and remitted by each vendor.

(1) For audits conducted pursuant to NMSA § 3-38-17.1~~,~~ a minimum of two lodging vendors will be randomly selected for audit each year, to include one hotel/motel and one short-term rental.

(2) The Treasurer may at any time audit a vendor based on the reasonable belief that the vendor has failed to comply with the requirements of this Chapter.

(3) Vendors selected for audit shall cooperate fully with the Treasurer and its auditors and shall comply with all requests for information or documentation made by the City or its auditors within 15 calendar days.

(4) The requested audit information or documentation shall be provided electronically unless otherwise specified by the City or its auditors.

(5) The Treasurer may issue a fine to the vendor not to exceed one hundred dollars ($100) per day of non-compliance with the requirement to cooperate with the provisions of this subsection. Failure to pay any fine imposed by the Treasurer within fifteen (15) days shall result in the revocation of the vendor's license.

(6) Copies of audits completed shall be filed annually with the local government division of the department of finance and administration.

(L) It is unlawful for any employee of the city to reveal to any individual other than another employee of the city any information contained in the return or audit of any taxpayer, except to a court of competent jurisdiction in response to an order thereof in an action relating to taxes to which the city is a party, and in which the information sought is material to the inquiry; to the taxpayer himself or to his authorized representative; and in a manner, for statistical purposes, the information revealed is not identified as applicable to any individual taxpayer.

(M) A lodger's tax advisory board shall be appointed and shall have such duties and responsibilities as provided in Section 33.25 of the Code.

(N) The governing body shall administer the lodger's tax monies collected in accordance with relevant statutes to include NMSA §§ 3-38-15 and 3-38-21.

(O) Any person violating this chapter ~~shall~~ may be subject to the revocation of their lodger's tax license and the penalty described in § 10.99 of the Code.

Section 2. Severability Clause. If any section, paragraph, clause, or provision of this Ordinance, or any section, paragraph, clause, or provision of any regulation promulgated hereunder shall for any reason be held to be invalid, unlawful, or enforceable, the invalidity, illegality, or unenforceability of such section, paragraph, clause, or provision shall not affect the validity of the remaining portions of this Ordinance or the regulation so challenged.

Section 3. Compiling Clause. This Ordinance shall be incorporated in and compiled as part of the Revised Ordinances of the City of Rio Rancho, (R.O. 2003).

Section 4. Effective Date. This Ordinance shall become effective ten days after adoption.

ADOPTED THIS _____DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
ORDINANCE

ORDINANCE NO. 18 **ENACTMENT NO. 25-16**

ORDINANCE AMENDING CHAPTER 37 TAXATION

WHEREAS: pursuant to State Statute, the City of Rio Rancho imposes a 5 percent tax borne by persons using commercial lodging accommodations, with the revenues collected utilized for advertising, publicizing, and promoting tourist attractions and facilities in the City, and the acquisition, construction and maintenance of tourist attractions and recreational facilities; and

WHEREAS: the Governing Body has adopted rules and regulations related to allowing short-term rental units (all or portion of a "dwelling unit," as defined in Section 154.03, providing accommodation which is offered for rent to a number of guests for a period of less than 30 days) to operate legally in the City of Rio Rancho effective July 1, 2025, which subjects short-term rental units to Lodger's Tax payments; and

WHEREAS: amendments to municipal code in relation to Lodger's Tax are necessary and advised to account for short-term rentals in relation to required State Statute auditing provisions.

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. Chapter 37.02, Lodger's Tax, is hereby amended as follows (underline new text and strikethrough deleted text):

37.02 LODGER'S TAX.

(A) This section shall be known as and may be cited as the "Lodger's Tax Section." ('87 Code, § 7-8-1)

(B) The purpose of this section is to impose a tax which will be borne by persons using lodgings, which tax will provide revenues for the purpose of advertising, publicizing and promoting facilities authorized in division (M) of this section, tourist attractions, and acquisition, construction and maintenance of tourist attractions and recreational facilities.

(C) For the purpose of this section, the following definitions shall apply unless the context clearly indicates or requires a different meaning:

GROSS TAXABLE RENT. The total amount of rent paid for lodging, not including the state gross receipts tax or local sales tax.

LODGING. The transaction of furnishing rooms or other accommodations by a vendor to a vendee who, for a rent, uses, possesses or has the right to use or

possess any room or rooms or the units of accommodations in or at a taxable premises.

LODGINGS. The rooms or other accommodations furnished by a vendor to a vendee by a taxable service of lodgings.

OCCUPANCY TAX. The tax on lodging authorized by this section.

PERSON. A corporation, firm, other body corporate, partnership, association or individual, includes an executor, administrator, trustee, receiver or other representative appointed according to law and acting in a representative capacity, but does not include the United States of America, the state, any corporation, department, instrumentality or agency of the federal government, or any political subdivision of the state.

RENT. The consideration received by a vendor in money, credits, property or other consideration valued in money for lodgings subject to an occupancy tax authorized herein.

TAXABLE PREMISES. A hotel, motel, short-term rental unit or other premises used for lodging that is not the vendee's household or primary residence.

TEMPORARY LODGING. Lodgings for the purpose of housing a vendee within proximity of the vendee's employment or job location.

TOURIST. A person who travels for the purpose of business, pleasure or culture to a municipality or county imposing an occupancy tax.

TOURIST-RELATED EVENTS. Events that are planned for, promoted to and attended by tourists.

TOURIST-RELATED FACILITIES AND ATTACTIONS. Facilities and attractions that are intended to be used by or visited by tourists.

TOURIST-RELATED TRANSPORTATION SYSTEMS. Systems that provide transportation for tourists to and from tourist-related facilities and attractions and tourist-related events.

TREASURER. The Treasurer of the city or their designee.

VENDEE. A natural person to whom lodgings are furnished in the exercise of the taxable service of lodging.

VENDOR. A person furnishing lodgings in the exercise of the taxable service of lodging.

(D) There is hereby imposed an occupancy tax of revenues of five percent (5%) of gross taxable rent for lodging within the municipality paid to vendors.

(E) (1) No vendor shall engage in the business of providing lodging in the city who has not first obtained a lodger's tax license as provided in this section. ~~Short-term Rental Operators with a valid permit for the premises offered for rent, as described in Chapter 123, shall be exempt from the vendor license requirements~~

(2) For the purposes of fulfilling this requirement, the Treasurer shall review the information submitted in the vendor's application for the issuance of a business registration pursuant to Section 110.04 as well as records provided pursuant to the requirements of this chapter.

(3) The Treasurer shall not issue a lodger's tax license to any vendor whose records reflect any unresolved noncompliance with this chapter.

(4) The lodger's tax license shall be valid for a period of one year from the date of issue.

(5) An applicant who is refused a lodger's tax license may appeal the decision to the governing body by written notice of appeal to the City Clerk within fifteen (15) days of the date of the decision of the Treasurer on the application. The matter shall be referred to the governing body for hearing at a regular or special meeting in the usual course of business. The City Clerk shall notify the appellant of the hearing at least ten (10) days prior to the meeting of the governing body, by certified mail, return receipt requested, and advertise notice of the meeting at least ten (10) days prior to the meeting of the governing body. The decision of the governing body made thereof shall be expressed in writing. The action of the governing body shall be deemed final.

~~(2) Applicants for a vendor's license shall submit an application to the Treasurer stating:~~

~~(a) The name of the vendor including identification of any person, as defined in this section, who owns or operates or both owns and operates a place of lodging, the name or trade names under which vendor proposes to do business, and the post office address thereof;~~

~~(b) A description of the facilities, including the number of rooms and the usual schedule of rates therefor;~~

~~(c) A description of other facilities provided by vendor or others to users of the lodgings such as restaurant, bar, cleaning, laundry, courtesy car, stenographic, tailor or others, and a statement identifying the license issued, to whom issued, the authority issuing, and the period for which issued and if applicable, also the identification number provided by the Bureau of Revenue of the state;~~

~~(d) The nature of the business practices of the vendor and to what extent, if any, that business is exempt from the lodger's tax; and~~

~~(e) Other information reasonably necessary to affect a determination of eligibility for the license.~~

~~(3) The Treasurer shall review applications for a license within ten (10) days of receipt thereof and grant the license in due course if the applicant is doing business subject to the lodger's tax.~~

~~(4) If the Treasurer finds the applicant not exempt under the terms of this section, the Treasurer shall, not more than ten (10) days after receipt of the application, advise the applicant of the decision and give the reasons therefor.~~

~~(5) An applicant who is dissatisfied with the decision of the Treasurer may appeal the decision to the governing body by written notice of appeal to the City Clerk within fifteen (15) days of the date of the decision of the Treasurer on the application. The matter shall be referred to the governing body for hearing at a regular or special meeting in the usual course of business. The City Clerk shall notify the appellant of the hearing at least ten (10) days prior to the meeting of the governing body, by certified mail, return receipt requested, and advertise notice of the meeting at least ten (10) days prior to the meeting of the governing body. The decision of the governing body made thereof shall be expressed in writing and be communicated in the same manner as the decision of the Treasurer is transmitted. The action of the governing body shall be deemed final.~~

~~(6) If the governing body finds for the applicant, the Treasurer shall issue the appropriate license or other notice conforming to the decision made by the governing body.~~

(F) The occupancy tax shall not apply:

(1) If a vendee:

(a) Has been a permanent resident of the taxable premises for a period of at least thirty (30) consecutive days, unless those premises are temporary lodging; or

(b) Enters into or has entered into a written agreement for lodgings at the taxable premises for a period of at least thirty (30) consecutive days unless those premises are temporary lodging;

(2) If the rent paid by a vendee is less than two dollars ($2.00) a day;

(3) To lodging accommodations at institutions of the federal government, the state or any political subdivision thereof;

(4) To lodging accommodations at religious, charitable, educational or philanthropic institutions, including the accommodations at summer camps operated by such institutions;

(5) To clinics, hospitals or other medical facilities; or

(6) To privately-owned or operated convalescent homes, or homes for the aged, infirm, indigent or chronically ill.~~; or~~

(G) (1) Every vendor providing lodgings shall collect the tax thereon on behalf of the city and shall act as a trustee therefor.

(2) The tax shall be collected from vendees in accordance with this section and shall be charged separately from the rent fixed by the vendor for the lodgings.

(3) Each vendor under this section shall be liable to the city for the tax provided herein on the rent paid for lodging at his respective place of business.

(4) Each vendor shall make a report by the twenty-fifth (25th) day of each month, on forms provided by the Treasurer, of the receipts for lodging in the preceding calendar month, and shall remit the proceeds of the lodger's tax to the city and include sufficient information to enable the city to audit the report and shall be verified on an oath by the vendor.

(H) Vendor shall maintain adequate records of facilities subject to the tax and of proceeds received for the use thereof. The records shall be maintained in the city, ~~and~~ shall be open to the inspection of the city or its auditors during reasonable hours, and shall be retained for three years.

(I) (1) The vendor is liable for the payment of the proceeds of any occupancy tax that the vendor failed to remit to the city due to the vendor's failure to collect the tax or make a return or otherwise. A civil penalty shall be due in an amount equal to the greater of ten percent (10%) of the amount that was not duly remitted to the city or one hundred dollars ($100.00). The Treasurer will give the delinquent vendor written notice of the estimated tax, penalty and interest, which notice shall be mailed to the vendor's local address.

(2) If any vendor neglects or refuses to make a return and pay the tax as required by this section, the Treasurer shall make an estimate based upon an examination of the vendor's books and records, or upon any information in its possession, or that may come into its possession, of the amount of the rent of the delinquent vendor, for the period with respect to which vendor has failed to make return, and upon the basis of the estimated amount shall compute and assess the tax payable by the delinquent vendor.

(3) If payments are not received within fifteen (15) days of the mailing of the notice, the Treasurer may bring an action in law or equity in district court for the collection of any amounts due, including without limitation, penalties thereon, interest on the unpaid principal balance at the rate of one percent (1%) per month, the cost of collections and reasonable attorneys' fee incurred in connection therewith.

(4) The amount of any unpaid balance, plus penalties and interest as stated above, shall constitute a lien on the subject property which, at the city's option, may be foreclosed pursuant to NMSA § 3-36-6. The City Clerk or Treasurer shall furnish to any person applying for such a certificate, a certificate showing the amount of all liens in the city records against any vendor pursuant to NMSA § 3-38-1.

(5) Under process or order of court, no person shall sell property of a vendor without first ascertaining from the Treasurer the amount of any occupancy tax due the city. Subject to the United States Bankruptcy Code, any occupancy tax due the municipality shall be paid from the proceeds of the sale before payment is made

to any judgment creditor or any other person with a claim on the proceeds of the sale.

(J) If a vendor believes the vendor has made payment of any lodger's tax in excess of that for which the vendor was liable, the vendor may claim a refund thereof by directing to the Treasurer, no later than ninety (90) days from the date payment was made, a written claim for refund. Every claim for refund shall state the nature of the vendor's complaint and the affirmative relief requested. The Treasurer shall allow the claim in whole or in part or may deny it. Refunds of tax and interest erroneously paid and amounting to one hundred dollars ($100) or more may be made only with the approval of the governing body.

(K) ~~The audit of vendors shall be conducted in accordance with NMSA § 3-38-17.1.~~ The Treasurer shall audit vendors, in accordance with the provisions of this subsection, to verify the amount of gross rent subject to the occupancy tax and to ensure that the full amount of occupancy tax on the rent is collected from and remitted by each vendor.

(1) For audits conducted pursuant to NMSA § 3-38-17.1~~,~~ a minimum of two lodging vendors will be randomly selected for audit each year, to include one hotel/motel and one short-term rental.

(2) The Treasurer may at any time audit a vendor based on the reasonable belief that the vendor has failed to comply with the requirements of this Chapter.

(3) Vendors selected for audit shall cooperate fully with the Treasurer and its auditors and shall comply with all requests for information or documentation made by the City or its auditors within 15 calendar days.

(4) The requested audit information or documentation shall be provided electronically unless otherwise specified by the City or its auditors.

(5) The Treasurer may issue a fine to the vendor not to exceed one hundred dollars ($100) per day of non-compliance with the requirement to cooperate with the provisions of this subsection. Failure to pay any fine imposed by the Treasurer within fifteen (15) days shall result in the revocation of the vendor's license.

(6) Copies of audits completed shall be filed annually with the local government division of the department of finance and administration.

(L) It is unlawful for any employee of the city to reveal to any individual other than another employee of the city any information contained in the return or audit of any taxpayer, except to a court of competent jurisdiction in response to an order thereof in an action relating to taxes to which the city is a party, and in which the information sought is material to the inquiry; to the taxpayer himself or to his authorized representative; and in a manner, for statistical purposes, the information revealed is not identified as applicable to any individual taxpayer.

(M) A lodger's tax advisory board shall be appointed and shall have such duties and responsibilities as provided in Section 33.25 of the Code.

(N) The governing body shall administer the lodger's tax monies collected in accordance with relevant statutes to include NMSA §§ 3-38-15 and 3-38-21.

(O) Any person violating this chapter ~~shall~~ may be subject to the revocation of their lodger's tax license and the penalty described in § 10.99 of the Code.

Section 2. Severability Clause. If any section, paragraph, clause, or provision of this Ordinance, or any section, paragraph, clause, or provision of any regulation promulgated hereunder shall for any reason be held to be invalid, unlawful, or enforceable, the invalidity, illegality, or unenforceability of such section, paragraph, clause, or provision shall not affect the validity of the remaining portions of this Ordinance or the regulation so challenged.

Section 3. Compiling Clause. This Ordinance shall be incorporated in and compiled as part of the Revised Ordinances of the City of Rio Rancho, (R.O. 2003).

Section 4. Effective Date. This Ordinance shall become effective ten days after adoption.

ADOPTED THIS 24TH DAY OF JULY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: D41

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Public Works

SUBJECT:
D41, Advice and Consent of the Governing Body to Award Contract No.25-114-PW: Median & Shoulder Drainage Facility Maintenance for a total of $522,760 (including NMGRTs) to Heads Up Landscape Contractor LLC, dba Yellowstone Landscape

BACKGROUND AND ANALYSIS:
A Request for Proposals (RFP) was issued for the maintenance of medians, shoulders, and drainage facilities within the City. Two proposals were received in response; however, one offeror subsequently withdrew.

Following a comprehensive evaluation by the selection committee, Heads Up Landscape Contractor LLC, doing business as (dba) Yellowstone Landscape, received the highest overall score. The total contract amount for these maintenance services is $522,760 including NMGRTs and funding is available as part of the approved Fiscal Year 2026 budget.

The contract encompasses maintenance services for two essential infrastructure programs:

Scope A - Median and Shoulder Maintenance:
This component provides the routine maintenance of medians, shoulders, and roadside areas within City right-of-way. Services include litter removal, weed mitigation, gravel maintenance, and trimming of vegetation where applicable. These activities are essential to ensuring roadway safety, preserving visibility, and enhancing the City's overall aesthetic appearance.

Scope B - Drainage Facility Maintenance:
This component provides the annual inspection and maintenance of drainage facilities citywide. Services include the removal of sediment, debris, and vegetation, minor erosion repair, and maintenance of access roads and stormwater structures. These efforts are important for maintaining proper drainage functionality, mitigating flood risk, and ensuring continued compliance with the Clean Water Act administered by the Environmental Protection Agency (EPA).

In accordance with adopted City policy, contracts in excess of $500,000 require the advice and consent of the Governing Body.

IMPACT:
Execution of this contract will allow the City to address roadway safety and community aesthetics by maintaining medians and shoulders while also protecting the City's stormwater infrastructure and reducing flood risk through proactive drainage facility maintenance.

ALTERNATIVES:

Approval the Contract.

Do not approval the Contract.

DEPARTMENT RECOMMENDATION:

Staff recommends that the Governing Body approve the contract for Heads Up Landscape Contractor LLC, dba Yellowstone Landscape.

ATTACHMENT: Draft Contract

CITY OF RIO RANCHO
PROFESSIONAL SERVICES AGREEMENT 25-114-PW
MEDIAN & SHOULDER DRAINAGE FACILITY MAINTENANCE

THIS AGREEMENT (the "Agreement") is made and entered into by and between the **City of Rio Rancho (the "City")**, a municipal corporation and political subdivision of the State of New Mexico, and **Heads-Up Landscape Contractor LLC dba Yellowstone Landscape** the ("Consultant"), a New Mexico corporation, as of the date indicated below.

WHEREAS, the City issued an RFP for **Median & Shoulder drainage Facility Maintenance, RFP 25-007-PW**, on 1/15/2025, containing the scope of work attached hereto as Exhibit A and incorporated herein by reference; and

WHEREAS, the Contractor submitted a proposal in response to RFP on 2/25/2025; and incorporated herein by reference and

WHEREAS, The City and the Contractor negotiated certain terms regarding the services to be provided pursuant to the **RFP 25-007-PW**, resulting in the scope of services, labor and direct costs fee proposals, attached hereto as Exhibit A Scopes of Work A & B, Exhibit B Cost A-1 and B-1.

NOW, THEREFORE, in consideration of the premises and the respective obligations set forth herein, the parties agree as follows:

1. ENGAGEMENT; SCOPE

The City hereby engages the Contractor to provide the services described in Exhibit A Scopes of Work A & B, attached hereto.

2. TERM; TERMINATION

(a) Unless sooner terminated, this Agreement will be effective for a period of not to exceed eight years.

(b) Notwithstanding anything to the contrary contained herein, the City may terminate this Agreement at any time by giving the Contractor such written notice as may be reasonable under the circumstances. Upon receipt of such written notice, the Contractor shall cease all work undertaken hereunder, except as may be necessary to provide for an orderly transition of such work. The Contractor may terminate this Agreement at any time with 60 days written notice to the City.

(c) Upon any termination of this Agreement, the Contractor shall provide a final invoice to the City, showing all costs incurred but unpaid, and the City shall pay such costs, as shown therein. The Contractor shall forthwith deliver all files, reports, and other materials concerning the services provided, maintained or controlled by the Contractor at the time of such termination, subject to all applicable federal and state law.

(d) The Contractor shall have no claim, right or cause of action against the City for termination of this Agreement by City in accordance with the provisions of this paragraph, except as may be otherwise expressly provided with respect to the Consultant's earned but

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unpaid costs as of the date of such termination.

(e) Nothing herein shall be construed as relieving the Contractor from liability to the City for damages sustained by the City as a result of a breach of this Agreement by the Consultant, and the City may withhold any payments otherwise due to the Contractor as a set-off against all or part of such damages, until such time as the exact amount of damages due the City from the Contractor is determined and that amount paid to (and/or withheld by) the City in full.

3. COMPENSATION AND PAYMENT

For services rendered hereunder, the Contractor shall invoice the City monthly for services provided in accordance with the Contractors Fee Proposal dated 2/25/25, for Exhibit A1 and B1 Locations. ***Purchase Orders will be awarded per the Exhibit A1 and B1 Fee Proposal/List based on the annual budget limitation and as needed requirements.*** Contractor shall submit monthly invoices to the City showing the amount of compensation due, the amount of any New Mexico gross receipts taxes and the total amount payable. Payment of undisputed amounts shall be due and payable thirty (30) days after the City's receipt of the invoice.

4. RELATIONSHIP OF PARTIES

The Contractor (and each agent, employee and Contractor employed or engaged by the Contractor to fulfill the Consultant's obligations hereunder) shall be an independent Contractor performing professional services for the City and not an employee of the City or an agent of the City for any purpose beyond the specific engagement for services set forth herein. As independent Consultants, the Contractor and its agents and employees shall not qualify for or receive any employee benefits from the City, including but not limited to leave, retirement, insurance, bonding, use of City vehicles, or any other benefits afforded to City employees.

5. STANDARD OF PERFORMANCE

The Contractor agrees and represents that it has the personnel, experience and knowledge necessary to qualify it for the particular duties to be performed under this Agreement. Contractor shall perform the work described herein in accordance with the professional skill and care ordinarily provided by competent members of the same profession practicing under the same or similar circumstances and professional license.

6. DELIVERABLES AND USE OF DOCUMENTS

All work, work product, and deliverables produced under contract with the City shall remain the exclusive property and shall inure to the benefit of the City as work for hire; the Contractor shall not use, sell, disclose or obtain any other compensation for such work for hire. In addition, the Contractor may not, with regard to all work, work product, deliverables or work for hire required by this Agreement, apply for in its name or otherwise, any copyright, patent or other property right and acknowledges that any such property right created or developed remains the exclusive right of the City.

7. EMPLOYEES AND SUBCONSULTANTS

The Contractor shall be solely responsible for payment of wages, salary or benefits to any and all employees or Consultants retained by the Contractor in the performance of the Services. Contractor agrees to indemnify, defend and hold harmless the City for any and all claims that may arise from

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the Consultant's relationships to its employees and subconsultants.

8. INSURANCE

The Contractor shall procure and maintain, at its own expense, all necessary or appropriate insurance coverage for itself and its agents and employees. But not by way of limitation, the Contractor shall maintain in force throughout the term of this Agreement, the following insurance policies:

(a) a professional liability insurance policy in an amount not less than One Million Dollars ($1,000,000) per claim and Two Million Dollars ($2,000,000) in the aggregate, written on a "claims made" basis, covering the Consultant's errors and omissions in performing its services hereunder; and

(b) a commercial general liability insurance policy (ISO Form CG 0001) written on an occurrence basis and covering liabilities arising out of the performance of the Consultant's services hereunder, including those provided by independent Consultants, with coverage for products and completed operations, personal and advertising liability, and liability assumed under an insured contract, with coverage for any one occurrence or claim of not less than One Million Dollars ($1,000,000), and Two Million Dollars ($2,000,000) aggregate.

(c) The coverage required under this Section may be provided by two or more separate policies, if they together provide the coverage required. Such property and commercial general liability insurance must be endorsed as primary/non-contributory as to any insurance maintained by the additional named insureds and have a severability of interests clause.

(d) Should any insurance proceeds be insufficient to fund the repairs or replacement of any damage, the shortfall shall be funded by the Consultant. All deductibles and retentions are the sole responsibility of the Contractor to pay. The Contractor will have the sole responsibility for fulfillment of the conditions of the policy, including but not limited to reporting of claims. The Contractor acknowledges that obtaining property and commercial general liability insurance, in no way, limits its potential liability.

(e) The amount of necessary insurance shall be re-evaluated every three (3) years to adjust for inflation and the Contractor hereby agrees to update any obtained insurance in accordance with this provision of the Contract and the RFP.

(f) The Contractor shall provide to the City a certificate of insurance or declarations page(s) demonstrating compliance with the foregoing.

(g) The City shall be named as an additional insured under the commercial general liability policy.

9. LIQUIDATED DAMAGES

The City and Contractor agree time is of the essence and that, in the case of the Consultant's failure to complete the contract within the time specified and agreed upon. The City will be damaged thereby; and because it is difficult to definitely ascertain and prove the amount of such damages, it is hereby agreed that the amount of such damages shall be the liquidated sum as delineated in the **RPF**

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25-007-PW Section 34 per calendar day for each day's delay in finishing the services in excess of the number of working days prescribed; and provided the delay is caused by factors under Consultant's reasonable control, the Contractor hereby agrees that said sum shall be deducted from amounts due the Contractor under the contract or, if no amount is due the consultant, the Contractor hereby agrees to pay to the owner as liquidated damages such total sum as shall be due for such delay, computed as aforesaid.

10. ASSIGNMENT AND DELEGATION

The Contractor shall not delegate or subcontract any portion of the services to be performed hereunder without the prior written approval of the City or customary in the provision of the Consultant's services. Nor shall the Contractor assign or transfer any interest in this Agreement without the prior written consent of the City; provided, however, that, notwithstanding the foregoing, amounts due hereunder from the City to the Contractor may be assigned to a bank or trust company. Notwithstanding anything to the contrary contained herein, no assignment or transfer of funds and/or the Consultant's right to payment hereunder shall bind the City to pay any person other than the Contractor for services provided hereunder.

11. RECORDS AND AUDIT

The Contractor shall maintain appropriate accounts and records to adequately identify and account for all services provided and costs chargeable to the City hereunder and such other records as may be required by law. Subject to applicable federal and state law, such records will be made available to the City and/or its authorized representative(s) during regular business hours, upon reasonable request, and will be retained for two (2) years after the termination of this Agreement, unless provided otherwise by the City in writing.

12. APPROPRIATIONS

The terms of this Agreement and all amounts payable hereunder are contingent upon sufficient appropriations therefore by the City's Governing Body. If sufficient appropriations are not made, the City shall notify the Contractor of the termination of this Agreement in accordance with the provisions of paragraph 2, above.

13. CONFIDENTIALITY

Any confidential information provided to or developed by the Contractor in the performance of this Agreement shall be kept confidential and shall not be revealed or made available to any person by the Contractor without the prior written approval of the City.

14. COMPLIANCE WITH LAWS AND POLICIES; CONFLICT OF INTEREST

(a) In the performance of their obligations hereunder, the parties shall obey and abide by all applicable laws, rules and regulations, and with all applicable ordinances, policies and procedures.

(b) The Contractor hereby covenants, warrants and represents that it presently has no interest and shall not acquire any interest, direct or indirect, which would conflict in any manner or degree with the performance of its services under this Agreement. Without limiting the generality of the foregoing, the Contractor shall comply with all applicable legal or regulatory provisions concerning conflicts of interest.

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(c) Both parties shall abide by all applicable federal and state laws, rules, regulations, and executive orders pertaining to equal employment opportunity; pursuant thereto, shall assure that no person shall, on the grounds of race, color, national origin, sex, age, or disability, be excluded from employment with, participation in, be denied the benefits of or be otherwise subjected to discrimination under, any program or activity performed under this Agreement; and to promptly take appropriate steps to correct any deficiency that may be found to occur in compliance with such laws and rules.

15. RELEASE; INDEMNITY

By its receipt of final payment of all amounts due under this Agreement, the Contractor shall release the City, and its officers and employees, from all liabilities, claims, and obligations whatsoever, arising from or under this Agreement. The Contractor shall indemnify and defend the City and hold the City harmless for and from any and every claim, action, liability, loss, damage or suit, caused by the negligent acts or omissions, the Contractor in performing (or omitting to perform) services hereunder, including claims for payment with respect to work for items not properly specified in the Consultant's work product.

16. FORCE MAJEURE

Neither the City nor the Contractor shall be liable for any delay in the performance of this Agreement, nor for any other breach, nor for any loss or damage arising from uncontrollable forces such as fire, theft, storm, war, or any other force majeure that could not have been reasonably avoided by exercise of due diligence.

17. LICENSES

The Contractor shall maintain all required licenses, including without limitation all necessary professional and business licenses, throughout the term of this Agreement. Contractor shall require and shall assure that all of the Contractors employees and subconsultants maintain all required licenses, including without limitation all necessary professional and business licenses.

18. NOTICES/POINT OF CONTACT

For the City, the sole points of contact under this Agreement shall be the Public Works Department - Engineering Section. Any notice required or permitted to be given hereunder shall be sufficient if mailed to the address shown below or faxed to the number shown below for the party receiving notice, or to such other address or fax number of which such party has duly notified the other party in accordance with the provisions of this paragraph.

For Notice to the City:	**For Notice to the Consultant:**
City of Rio Rancho Attention: Jason Gallegos Division Manager SROW – Public Works 3200 Civic Center Circle Rio Rancho, New Mexico 87144 Telephone: 505-588-5805	Heads Up Landscape Contractor LLC dba Yellowstone Landscape Attention: David Batista, Branch Manager 7525 2nd St. NW Albuquerque, New Mexico Telephone: 505-228-4665 Email: dbatista@yellowstonelandscape.com

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19. MERGER; AMENDMENT

This Agreement represents the entire agreement between the parties with respect to the matters addressed herein, and all prior agreements, covenants, and understandings between the parties concerning the same have been merged into this written Agreement. This Agreement shall not be altered, modified, changed, or amended except by a written instrument executed by the parties.

IN WITNESS WHEREOF, the parties have executed this Agreement, effective as of the date executed by both parties.

CITY OF RIO RANCHO

By: _____
Matthew B. Geisel, City Manager

Date: _____

HEADS UP LANDSCAPE CONTRACTOR LLC dba YELLOWSTONE LANDSCAPE

By: _____
David Batista, Branch Manager

Date: _____

APPROVED AS TO FORM:

_____
Josh Rubin, City Attorney

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Exhibit A
Scope of Work-A

1. General Information

All work accomplished under the contract shall be in accordance with the Federal, State, and/or City manuals, standards, guidelines, standard specifications, and standard procedures.

1.1 Contractor Required Certifications

Ensure that any employees performing work are appropriately certified and licensed, particularly those applying herbicides, pesticides, and other chemicals as required by law. Additionally, the contractor is responsible for maintaining all necessary qualifications and licenses to provide the labor and equipment required for the inspection, maintenance, and repair of existing irrigated landscaped corridors. All certifications must be current and valid throughout the term of the contract.

1.2 Types of Medians & Shoulders

A. Irrigated Landscaped Medians & Shoulders: Areas where rocks and other like landscaping materials exist, along with plants, shrubs, trees, etc. These areas would also have various systems of irrigation.

B. Unirrigated Landscaped Medians & Shoulders: Areas where rocks and other like landscaping materials exist, along with plants, shrubs, trees, etc. These areas do not have irrigation.

C. Natural Medians & Shoulders: Areas that are mostly dirt with no or limited existing landscaping and no irrigation.

1.3 Invoicing and Payments per Exhibit A-1

The monthly cost per hour shall be provided based on the 3 types of medians and shoulders as defined in Section 1.2. The hours allocated for these services shall not be less than or exceed the specified hours outlined in Exhibit A-1.

Monthly invoicing shall include all necessary information:

- Purchase Order #
- Location name; from and to
- Crew type and # of crew members
- Total number of working hours and associated dates
- Summary of duties completed
- Before and after timestamped photographs
- Provide SROW PM's written approval or notice of unsatisfactory work per month per assigned corridor.

1.4 Contractor and SROW PM Responsibilities

The Contactor is responsible for managing all project-related activites, ensuring compliance with operational and documentation requirements, and coordinating with the City of Rio Rancho – Streets & Right-of-Way Division's Project Manager (SROW PM).

1.4.1 Contractor

- Assign a designated project manager as the main point of contact to the City of Rio Rancho - Streets & Right-of-Way Division. The Contractor's project manager must have experience with similar projects. Any changes in the

Contractor's project manager during the contract term will require written approval from the SROW PM beforehand.

- The Contractor shall designate and provide documentation supporting which staff member shall have the ability to execute the contract and/or changes on behalf of the contractor.
- Hours of operation are designated Monday through Friday, between the hours of 7:00 AM and 4:00 PM, any deviation from designated working hours will require approval in advance from SROW PM, holidays, and office closures must also be communicated to SROW PM.
- Implement proper traffic control. If a lane closure is necessary, please visit (https://www.rrnm.gov/1886/Capital-Improvement-Project-ROW-Permit), complete the capital improvements right-of-way permit request form. Email the completed form and certified Traffic Control Plan to (PWCIPTRAFFICPERMITS@RRNM.GOV). Ensure the SROW PM is copied on this email.
- Utilize Exhibit A-3 to prepare accurate and timely electronic records of all maintenance activities, including dates, observations, actions taken, and before-and-after timestamped photographs. Submit to the SROW PM for monitoring, review, and approval.

1.4.2 SROW PM

- SROW PM will review duties weekly and provide written approval or notice of unsatisfactory work within 48 hours, including a deadline for correcting identified issues. Payment will be withheld if performance is deemed unsatisfactory, with payment issued upon completion and acceptance of corrective work.

1.5 Schedule to perform all deliverables for assigned tasks

- Monthly: submit electronics schedules, reports, and invoices
- Yearly: Submit summaries of herbicide and pesticide applications.
- As needed: Emergency response, irrigations repairs, and vegetation replacement.

The contractor is expected to perform all tasks outlined in the scope of work according to the schedule provided by the SROW PM. Any deviations from this schedule must be approved in advance. All tasks are expected to be completed as scheduled.

1.5.1 Emergency Response

The Contractor shall assign a designated representative for emergency purposes. This representative's contact information must be submitted in writing to the SROW PM and kept up to date throughout the contract term.

- Upon notification of an emergency by the SROW PM, the Contractor must respond to the site within one (1) hour. The Contractor shall either meet a City staff member onsite or confirm arrival at the emergency location by contacting the SROW PM. Emergencies may include water leaks, irrigation issues, road hazards, or other landscaping-related conditions requiring immediate attention.
- Emergency clean-up and removal of hazardous conditions may include, but are not limited to, sight visibility hazards, physical hazards, broken tree limbs, accidents, or storm damage.
- If the Contractor fails to respond within one hour, a penalty of $25.00 per hour will be imposed. The SROW PM will notify the Contractor of this penalty via email, and the penalty amount will be deducted from the following month's maintenance invoice, itemized accordingly. If the Contractor fails to acknowledge the penalty, the City will withhold payment until the correct invoice is received.

2. Scope of Work

Maintenance services shall be provided for landscaping and irrigation systems that are located in City-owned medians and shoulders. These services shall be completed for a total on nine (9) months per year: February through October of each contracted year or as requested by the City.

- Maintain the aesthetic and safety standards of the City of Rio Rancho.
- Ensure compliance with the standards set forth herein for weed control and vegetation management which will maintain the functionality of the landscape and the irrigation systems.
- Provide regular maintenance.
- Establish and submit a monthly schedule and report of maintenance activities

2.1 Preparation Work

Prior to the commencement of any work, the Contractor shall inspect the assigned corridors per Exhibit A-1, identifying any damage, or issues that may affect the completion of tasks. The Contractor will report all findings to the SROW PM.

2.2 Deliverables (beginning of season)

2.2.1 Preemergent application

- Remove all weeds on assigned corridors before the placement of any herbicide chemicals.
- Spray all assigned corridors with herbicide chemicals approved by the SROW PM (soil sterilant is not permitted) avoiding damage to existing plant life and vegetation. All damaged or stressed vegetation shall be replaced by the Contractor at their expense.
- Apply potable water within fourteen (14) days of herbicide chemicals application with an irrigation rate of 0.25 acre-inch of water.
- Conduct weekly physical inspections of all sprayed areas on assigned corridors.
- Remove weeds from assigned corridors at the frequency designated in Exhibit A-1.
- Apply pesticides in accordance with direction from the SROW PM on areas being affected by insects.
- Provide photos to the SROW PM, timeframe, of where chemical applications/pre-emergent, using blue dye, was placed.
- Ensure all pedestrian walkways, medians, buffers, and other landscaped/hardscaped areas are free of weeds taller than 2 inches, or in high concentration (more than ten weeds per 10 square feet), as well as unwanted new tree or bush growth (unwanted growth) at all times.

2.2.2 Trim interfering vegetation from Sight Visibility Triangle (per Exhibit A-2)

- Maintain all Sight Visibility Triangles (SVT) along assigned corridors.
- Excess sand or dirt that as accumulated around trees, shrubs, accents, and groundcovers must be removed.
- Remove branches lower than 7 feet above the ground that interfere with traffic, traffic signage, pedestrian walkways, and in the SVT to ensure public safety.
- Dead or dying vegetation or continuously weak/improperly cared for vegetation shall not be allowed to exist within the confines of the City's landscaped areas.
- The City may request a proposal for replacing the reported vegetation, and a Purchase Order (PO) will serve as written approval and Notice to Proceed (NTP) for the removal and or replacement vegetation.

2.2.3 Irrigation turn on (summarization)

- Irrigation systems on assigned corridors designated in Exhibit A-1 shall maintain functionality. Repairs to minor irrigation components such as bubblers, sprinklers, microtubing, and other drip system within assigned corridors, shall be included in the maintenance of the irrigation systems.

- Contractor shall be responsible for the setting and maintaining the automatic and non-automatic irrigation systems.
- Inspection of all irrigation systems is required upon issuance of a PO by the City for the assigned corridors designated by Exhibit A-1. Additionally, completion of Exhibit A-5: Irrigation System Checklist is mandatory, and a copy is to be stored and kept inside each irrigation controller.

2.2.3.1 **Provide report to SROW PM on all malfunctioning/damaged irrigation including cost**

- Report any leaks, deficiencies, malfunctions, vandalism, or accidental damage to backflows, mainlines, or irrigation systems to the SROW PM within 24 hours upon discovery.
- A proposal for repairs not outlined above shall be provided to the City, and a PO issued to serve as approval and NTP for repairs.

3. Mitigation Services

Weed Mitigation/Maintenance shall be defined as:

Areas which have been altered from their natural state shall be kept free from weeds taller than 2 inches, or in high concentration i.e. more than ten weeds per 10 square feet. All vegetation shall be kept from becoming overgrown and unsightly so as to not constitute a public nuisance or become a fire hazard. Mitigation/Maintenance shall be from the back of sidewalk/path on one side to the back of sidewalk/path on the other side, and 4 feet from the back of curbside if no sidewalk is present and does not encroach on private property.

3.1 Deliverables

Weekly:

- Removal of litter and debris.
- Thoroughly maintain pedestrian walkways including sweeping and removal of debris.

Monthly:

- Submit a schedule of maintenance for assigned corridors.
- Provide the number of hours to be worked on each corridor at a rate not less or more than specified in Exhibit A-1.
- Provide photographs for each corridor, timestamped, to the SROW PM..
- Provide locations and cost to repair malfunctioning irrigation system.
- Provide locations and cost to replace for shrubs, trees, and other plant identified as dead, diseased, or pest infested.
- Provide supplemental locations and cost that have been identified needing future tree trimming.

Yearly:

- Provide a summary of all herbicide and pesticide used during mitigation services only for assigned corridors. Include the following information in the summary.
  - Location, and date of application
  - Application rate and method.
  - Chemical usage forms
  - Trade names and total amount of herbicides and/or pesticides applied
- During mitigation services, maintain the Sight Visibility Triangle (SVT) on all assigned corridors following the SVT standards shown in Exhibit A-2.

3.1.1 Maintain all weeds and debris per standard within ROW

- Litter and debris are to be removed entirely from mitigation areas and disposed of in accordance with all applicable federal, state, and local regulations. Litter and debris removal is considered: sweeping and/or blowing of all areas (e.g. brick, concrete, pedestrian walkways, etc.) as often as is necessary to be in compliance with the listed items above.
- Thoroughly rake areas of bare dirt or gravel and areas lacking ground cover.

3.1.2 Prune all vegetation on assigned corridors and trim interfering vegetation from SVT (per Exhibit A-2)

- Prune hedges, shrubs, accent plants, and groundcovers in March and October on assigned corridors from back sidewalk to back of sidewalk.
    - Maintenance includes removing frost-damaged growth, parasitic growth, and any other damage as directed by the City.
    - Vegetation shall not encroach into any pathway, driving lane, or traveled lane in accordance with Exhibit A-2.
    - Maintain all plants in accordance with their natural shape and species to avoid stunting or distorting growth. Shearing is not permitted.
    - Grind all tree stumps to 6 inches below grade when removing a tree. Coordinate any removals with the SROW PM.

3.1.2.1 Provide report to SROW PM on all vegetation that needs to be replaced with a cost

- Dead, dying vegetation, or continuously weak/improperly cared for vegetation, or any such condition shall be reported to the SROW PM immediately upon discovery.
- If any vegetation dies due to neglect by the Contractor, the Contractor is responsible for its replacement and the associated costs, subject to the City's approval.

3.1.3 Irrigation Winterization

- Upon winterizing irrigation systems, contractor must complete Exhibit A-5: Winterization Checklist. The SROW PM will conduct a thorough inspection to verify the systems are properly winterized and will provide written acceptance.

Scoring

Scoring of the RFP will be based on the following criteria:

- Project Understanding
- Work Plan
- Quality of Proposal
- Similar Project Experience
- Reference Score
- Objective Cost Analysis
- Cost Reasonableness

Vendor shall submit electronic versions of all reports, and schedules. If the reports and schedules are more than one (1) page, a multi-page PDF shall be required.

Work Exhibit A Cost Proposal

Exhibit A-1 Locations:

PRICING:
In consideration of the RFP agreement is:

Type of Medians & Shoulders	#	Road Name	From	To	Price Per Hour	Hours Per Month	Price Per Month	Price Per Year
A	1	Chayote Rd	US 550	Enchanted Hills Blvd	$45	20	$900	$8,100
A	2	City Center	Around HP	Around HP Building	$45	40	$1,800	$16,200
A	3	Enchanted Hills	NM 528	Chayote Rd	$45	120	$5,400	$48,600
A	4	High Resort	Broadmoor	NM 528	$45	40	$1,800	$16,200
A	5	NM 528	Westside Blvd	Ridgecrest Rd.	$45	60	$2,700	$24,300
A	6	Santa Fe Hills	US 550	Enchanted Hills Blvd	$45	20	$900	$8,100
A	7	Southern Blvd.	NM 528	Golf Course Rd	$45	50	$2,250	$20,250
A	8	Unser Blvd.	Paseo Del	King Blvd.	$45	70	$3,150	$28,350
A	9	Unser Blvd.	Cherry Rd NE	Abrazo Rd NE	$45	50	$2,250	$20,250
A	10	Unser Blvd.	Southern Blvd.	Commercial Dr SE	$45	5	$225	$2,025
B	11	Abrazo Rd.	Chessman Dr	Unser Blvd	$45	30	$1,350	$12,150
B	12	Broadmoor	Northern Blvd.	Country Club Dr.	$45	50	$2,250	$20,250
B	13	Country Club	Club House	Southern Blvd.	$45	30	$1,350	$12,150
B	14	Frontage Rd	Sundt Rd NE	Don Julio Rd	$45	40	$1,800	$16,200
B	15	Idalia Rd.	Iris Rd.	NM 528	$45	80	$3,600	$32,400
B	16	Lincoln Ave Ne	Paseo Del	Adams Ln NE	$45	50	$2,250	$20,250
B	17	Loma	Broadmoor	Northern Blvd.	$45	60	$2,700	$24,300
B	18	Meadowlark	NM 528	City Limits	$45	60	$2,700	$24,300
B	19	Montreal Loop	Enchanted Hills	Enchanted Hills Blvd	$45	30	$1,350	$12,150
B	20	NM 528	Ridgecrest Dr	Alberta Ave	$45	50	$2,250	$20,250
B	21	Riverside Dr.	NM 528	NM 528	$45	40	$1,800	$16,200
B	22	Rockaway	Northern Blvd.	NM 528	$45	40	$1,800	$16,200
B	23	Safelite Blvd	US 550	Enchanted Hills Blvd	$45	20	$900	$8,100
B	24	Sundt Rd.	Tigris Rd	NM 528	$45	50	$2,250	$20,250
B	25	Unser Blvd	Farol Rd NE	Cherry Rd NE	$45	20	$900	$8,100
B	26	Unser Blvd	Abrazo Rd NE	Southern Blvd.	$45	50	$2,250	$20,250
B	27	Unser Blvd	Commercial Dr	City Limits (Black	$45	50	$2,250	$20,250
B	28	Westside Blvd	Golf Course Rd	10th St SE (Joe Harris	$45	80	$3,600	$32,400
C	29	Northern Blvd	NM 528	Unser Blvd	$45	80	$3,600	$32,400
C	30	Sara Rd.	Southern Blvd.	Meadowlark Ln.	$45	60	$2,700	$24,300

Exhibit A-1	Not To Exceed Amount
Monthly Price	$65,025
Yearly Price	**$585,225**

Supplemental pricing:

Major Irrigation Repair	**$110 per hour**
General Labor	**$45 per hour**
Emergency Work	**$110 per hour**

Exhibit A

Scope of Work-B

1. General Information

All work accomplished under the contract shall be in accordance with the Federal, State and/or City manuals, standards, guidelines, standard specifications, and standard procedures.

1.1 Clean Water Act (33 U.S.C. §1251 et seq.)

The Clean Water Act (CWA) is a significant piece of U.S. environmental legislation enacted in 1972, aimed at regulating water pollution and protecting water quality. Its primary goal is to restore and maintain the integrity of the nation's waters by preventing both point and nonpoint source pollution, safeguarding fish and wildlife, and ensuring recreational water quality. The act empowers the Environmental Protection Agency (EPA) to set water quality standards and regulate pollutant discharges through the National Pollutant Discharge Elimination System (NPDES), which requires permits for discharging pollutants into navigable waters. Additionally, the CWA mandates municipalities and industries to implement Stormwater Pollution Prevention Plans (SWPPPs) to manage stormwater discharges and includes provisions for protecting wetlands and aquatic ecosystems. The EPA and state agencies enforce the CWA by monitoring water quality, conducting inspections, and imposing penalties for non-compliance, thereby playing a crucial role in promoting sustainable water management practices and safeguarding public health and the environment.

- These regulations necessitate regular inspections and maintenance of these systems, particularly following significant rainfall events.

1.2 Contractors Required Certifications

Ensure that all employees performing work are appropriately certified and licensed as required by law. The contractor is also responsible for maintaining all necessary qualifications and licenses to provide the labor and equipment required for the maintenance and repair of drainage systems. All certifications must remain current and valid throughout the term of the contract.

1.3 Types of Drainage Facilities

- **Retention Basins:** Permanent basins holding stormwater for gradual infiltration into the ground.
- **Detention Basins**: Temporary storage basin that control the release of stormwater to prevent downstream flooding.

1.4 Invoicing and Payments per Exhibit B-1

Cost per hour shall be provided based on the drainage facility condition and the work needed to ensure proper function of the facility.

Purchase orders will be issued based on maintenance-identified tasks, including sediment removal and erosion control.

To ensure payment, the requirements as outlined below and submission per section 1.5.2 is mandatory.

Invoices shall include all the necessary information:

- Location Name and Drainage Pond ID
- Crew type and # of crew members
- Total number of working hours and associated dates
- Summary of tasks completed at assigned facilities

- Before and after timestamped photographs
- Streets & Right-of-Way Division Project Manager's (SROW PM) written approval or notice of unsatisfactory work performed

1.5 Contractor and SROW PM Responsibilities

The Contactor is responsible for managing all project-related activites, ensuring compliance with operational and documentation requirements, and coordinating with the SROW PM.

1.5.1 Contractor

- Assign a designated project manager as the main point of contact to the City of Rio Rancho - Streets & Right-of-Way Division. The Contractor's project manager must have experience with similar projects. Any changes in the Contractor's project manager during the contract term will require written approval from SROW PM beforehand.
- The Contractor shall designate and provide documentation supporting which staff member shall have the ability to execute the contract and/or changes on behalf of the contractor.
- Hours of operation are designated Monday through Friday, between the hours of 7:00 AM and 4:00 PM, any deviation from designated working hours will require approval in advance from the SROW PM. Holidays and office closures must also be communicated to the SROW PM.
- Implement proper traffic control. If a lane closure is necessary, please visit (https://www.rrnm.gov/1886/Capital-Improvement-Project-ROW-Permit), complete the capital improvements right-of-way permit request form. Email the completed form and certified Traffic Control Plan to PWCIPTRAFFICPERMITS@RRNM.GOV . Ensure the SROW PM is copied on this email.
- Utilize Exhibit B-2 to prepare accurate and timely electronic records of all maintenance activities, including dates, observations, actions taken, and before-and-after timestamped photographs. Submit to the SROW PM for monitoring, review, and approval.

1.5.2 SROW PM

- SROW PM will review the contractor's work weekly and provide written approval or notice of unsatisfactory work within 48 hours, including a deadline for correcting identified issues. Payment will be withheld if performance is deemed unsatisfactory, with payment issued upon completion and acceptance of corrective work.

1.6 Schedule to perform all deliverables for assigned tasks

- Season Term: submit schedule of activities, reports, and invoices.

The contractor is expected to perform all tasks outlined in the scope of work according to the schedule provided by the SROW PM. Any deviations from this schedule must be approved in advance. All tasks are expected to be completed as scheduled.

2. Scope of Work

Maintenance services shall be provided for approximately 27 designated drainage facilities each contracted year, as detailed in Exhibit B-1. These services shall be completed for a total of three (3) months per contracted year (season term): December through February of each contracted year or as requested by the City.

- Ensure the proper functionality of the drainage facilities within the City of Rio Rancho.

- Maintain compliance with the EPA's Clean Water Act (33 U.S.C. § 1251 et seq.) regarding stormwater runoff management in drainage facilities. Emphasize preventing pollutants from entering waterways and upholding water quality standards.

2.1 Preparation Work

Prior to the commencement of any work, the contractor shall confirm the maintenance activities determined by SROW PM based on the condition of the assigned facilities per Exhibit B-1, as documented in the field inspection form (Exhibit B-3). The required maintenance section of Exhibit B-3 identifying the maintenance activities needed during the designated months, focusing on debris, and sediment removal, vegetation control, erosion prevention, inlet/outlet clearing, pumping out retention basins, etc.

2.2 Deliverables (beginning of season)

Submit a maintenance plan detailing specific working dates, estimated hours, and scope of work to be performed.

2.2.1 General Cleaning and Clearing (a more detailed scope maybe provided)

- Remove litter and debris, including leaves, trash, and sediment, from grates, inlets, and outfalls, and dispose of in accordance with all applicable federal, state, and local regulations.
- Ensure unobstructed water flow by managing vegetation around drainage facilities. Natural vegetation on slopes shall be preserved; only invasive species —identified according to the **New Mexico Noxious Weed Management Act** (NMSA 1978, § 76-10-1 to 76-10-9) and **Clean Water Act Section 303(d)** (regarding impaired waters)—will be removed to maintain ecological balance.

3. Maintenance Services

Maintenance of Drainage Facilities shall be defined as:

A systematic approach to ensure the effective function of drainage systems involving the infrastructure and systems designed to manage, direct, and control the flow of water, particularly surface water and stormwater, to prevent flooding, erosion, and waterlogging. These facilities are essential for maintaining the proper functioning of urban and rural areas by effectively handling water runoff.

3.1 Deliverables

Maintenance Plan:

- Submit a schedule of maintenance for assigned facilities.
- Provide specific dates that facilities will be maintained
- Provide a number of hours to be worked for each facility.
- Provide before timestamped photographs for each facility
- Provide scope of work of tasks to be completed at assigned facilities

Report:

Provide a summary report for all activities on assigned facilities. Including the following information in the summary.

- Removal of any and all debris,and sediment
- Vegetation control, including cutting, trimming, and removal

- Any excavation, and erosion control
- Before and after timestamped photographs for each facility
- Total # of hours worked per locations

3.1.1 Compliance with the Clean Water Act as defined in 1.1

- All maintenance activities conducted under this contract must comply with the requirements of the Clean Water Act. The contractor is responsible for implementing practices that prevent pollutants from entering local waterways and ensuring the integrity of water quality within the City of Rio Rancho's drainage systems.

3.1.1.1 Pollution Prevention

All tasks, including sediment and debris removal, vegetation control, and erosion prevention, must be carried out with measures to prevent pollutants from contaminating stormwater runoff.

3.1.1.2 Waste Management

Proper disposal of all removed materials, including debris, sediment, and vegetation, must be conducted in accordance with federal, state, and local regulations to avoid environmental harm.

3.1.2 Vegetation and Sediment Removal

- Flush cutting, or removal of all trees, shrubs, and their roots from the bottom of the basin to ensure proper drainage and prevent obstruction of water flow.
- Remove accumulated sediment from ditches, retention basins, and other structures in accordance with any record drawing available.

3.1.3 Repairs and Construction Activities

- Replace worn or damaged components such as grates, and erosion control measures.
- Perform necessary sediment removal and or install erosion control measures like riprap to stabilize structures and prevent erosion.

3.1.4 Provide reports and documentation to the SROW PM

- Completion of repairs and construction activities at assigned facilities, along with documentation of compliance with all federal, state, and local regulations.
- Records demonstrating adherence to pollution prevention standards as required by the Clean Water Act, and submit these records for review.

Scoring

Scoring of the RFP will be based on the following criteria:

- Project Understanding
- Work Plan
- Quality of Proposal
- Similar Project Experience
- Reference Score
- Objective Cost Analysis
- Cost Reasonableness

Vendor shall submit electronic versions of all reports and schedules. If reports and schedules are more than one (1) page, a multi-page PDF shall be required.

Work Exhibit B Cost Proposal

Exhibit B-1 Locations:

PRICING:
In consideration of the RFP agreement is:

ID#	Drainage Type	Dist.	Location Name	Location Address	Total hours	Total Price
1094	Retention	1	CCRS, Blk 2, PAR C	269 El Camino Loop	60	$4,840
172	Detention	1	SN2, Blk 1, PAR A Park	1800 Pine Rd NE	14	$770
36	Retention	1	SPW, Blk 1, PAR A Pond	9999 Wexford Rd	48	$3,680
37	Retention	1	SR, Blk 2, PAR B1	201 Sugar Ridge	120	$11,200
675	Retention	1	TDS, Blk 2, PAR A Pond	823 Redwood St	9	$495
677	Retention	1	U10, Blk 13, Lot 17	1229 Viga Rd SE	60	$3,300
632	Detention	1	U11, Blk 42, Lot 1	1900 Northern Blvd	24	$1,840
634	Detention	1	Unser Channel Pond	0 Unser Blvd SE	32	$2,800
648	Retention	1	UPVN, PAR F1 Park	2312 19th St SE	80	$4,400
671	Retention	2	CGR, Blk 5, Par B Pond	1790 Mesa Grande	80	$6,460
69	Detention	2	CHR, Blk 1, PAR B	9999 Cascades Trl	320	$24,760
607	Retention	2	CLN1, Blk 7, PAR B	1209 Northern	10	$550
608	Retention	2	CLN2, Blk 3, PAR A	1335 Northern	12	$660
53	Detention	2	HNH07, Blk 1, PAR A1	1739 Blueberry Dr	6	$3,410
52	Detention	2	HNH07, Blk 1, PAR A1	1739 Blueberry Dr	60	$3,300
58	Detention	2	Kings Meadows Park	3601 King Blvd NE	24	$1,840
1097	Retention	2	LPN, Blk 5, PAR C Pond	711 Loma Pinon	12	$660
169	Retention	2	MDS, Blk 3, PAR A Pond	1151 Mirador Loop	14	$770
168	Retention	2	MDS, Blk 3, PAR B Pond	1227 Mirador Loop	60	$4,340
133	Detention	2	NH03, Blk 1, PAR A1	9999 Skyview Cir	288	$21,980
55	Detention	2	NH10, TR 10A Pond	9999 17th Ave NE	240	$24,480
54	Detention	2	NH14, Blk 6, PAR B	9999 Cherry Rd NE	27	$1,485
57	Detention	2	NMED, PAR A2 at King	3557 Camino De	48	$3,160
56	Detention	2	NMED, PAR B1A South	9999 King Blvd NE	360	$40,900
139	Retention	2	NMED15, PAR f Pond	3149 Zia St NE	8	$960
140	Detention	2	NMED16, Blk 7 PAR C	9999 Kings Blvd NE	60	$4,340
141	Retention	2	NMED17, Blk 6, PAR A	3535 Havasu Falls	90	$5,990
673	Retention	2	NMED18, Blk 1, PAR A	1100 Desert Willow	30	$2,690
112	Detention	2	NMEP, PAR A2 Flatiron	3557 Camino De	8	$440

Work Exhibit B Cost Proposal

Exhibit B-1 Locations:

ID#	Drainage Type	Dist.	Location Name	Location Address	Total hours	Total Price
638	Retention	2	RRDG, Blk 1, PAR B	2937 Wilder Loop	12	$660
170	Retention	2	SC, Blk 1, PAR D Pond	2101 Sagecrest	9	$1,535
669	Detention	2	SN, PAR D Drain to	1618 Costilla Rd NE	14	$770
670	Detention	2	SN, PAR D Ponding	1618 Costilla Rd NE	14	$1,290
1100	Retention	2	U13, Blk 2, Lot 16	2900 Westminster	8	$440
186	Retention	2	U21, Blk 12, PAR BB	1501 Wilpett Ave NE	3	$165
152	Retention	2	U21, Blk 21, PAR E	1323 33rd Ave NE	60	$3,820
609	Retention	2	UB2A, PAR B Pond	2709 Copper City Ct	10	$550
624	Retention	2	WARP, Blk B, PAR A	109 Landing Trl NE	24	$1,840
596	Detention	3	2501 KING BLVD NE	2501 King Blvd NE	24	$2,860
83	Retention	3	CCCEH, Blk D, PAR C	4430 Jager Dr NE	120	$8,660
84	Retention	3	CCCEH, Blk E, PAR A	3791 NM Highway	54	$3,490
81	Detention	3	CCCEH, Blk E, PAR D	3791 NM Highway	80	$6,460
82	Detention	3	CCCEH, Blk E, PAR D	3791 NM Highway	120	$11,720
111	Detention	3	CCIEH, Blk A, Lot 6A1	7511 Nita Pl NE	7	$385
85	Retention	3	CR, Blk 1, PAR B Ret	4900 Chaco Loop	4	$220
91	Detention	3	ECD, PAR PD3	5113 Santa Fe Hills	150	$10,850
90	Retention	3	ECD, PAR PD3	5113 Santa Fe Hills	150	$13,890
155	Retention	3	ECD, PAR PD4	5905 Kennard Rd NE	120	$7,640
623	Detention	3	EH11a, Blk 11, PAR E	5399 Sandoval Dr	9	$1,015
1099	Detention	3	EH11A, Blk 11, PAR E	5399 Sandoval Dr	32	$2,280
184	Retention	3	EH11A, Blk 6, PAR B1	5511 Cibola Dr NE	70	$5,910
595	Detention	3	EH11B, Blk 1, PAR B	5859 Colfax Pl NE	30	$2,170
689	Retention	3	EH12, PAR B Park Pond	7201 Enchanted Hills	72	$4,480
651	Retention	3	EH7, Blk 8, PAR A Pond	6441 Grayson Hills	80	$4,400
89	Detention	3	Enchanted Hills Channel	9999 [4525]	200	$17,640
158	Retention	3	HAWK, PAR 30A	6430 Westphalia	120	$8,660
1098	Retention	3	HAWK, PAR 5A1 Main	4601 Patriot Rd NE	270	$15,890
654	Retention	3	HGHR, Blk 4, PAR B	1901 Loma	20	$1,100
620	Retention	3	HGHR, Blk 5 PAR B	3973 Rancher Loop	10	$550

Work Exhibit B Cost Proposal

Exhibit B-1 Locations:

PRICING:
In consideration of the RFP agreement is:

ID#	Drainage Type	Dist.	Location Name	Location Address	Total hours	Total Price
594	Detention	3	HGHR3, Blk 1, PAR A	1838 Lark Dr NE	30	$2,170
87	Detention	3	LE, PAR I2 Channel	7323 King Salmon	200	$18,140
159	Retention	3	MARE, TR 1B1 Site	3651 Hanley Rd NE	90	$5,990
696	Detention	3	MARE, TR OS2	9999 Mariposa	30	$1,650
631	Retention	3	U17, Blk 63, Lot 13	5153 Libra Rd NE	16	$880
189	Retention	3	U20, Blk 100, PAR B	3014 Ilford Rd NE	36	$3,020
188	Retention	3	U20, Blk 103, PAR C	3207 Palmyra Ct NE	75	$5,165
616	Retention	3	U20, Blk 104, PAR C	6893 Nacelle Rd NE	12	$1,180
183	Retention	3	U20, Blk 106, PAR, A	6800 Nacelle Rd NE	16	$880
598	Detention	3	U20, Blk 113, Lot 14A	3121 Oldenburg Rd	150	$15,950
615	Retention	3	U20, Blk 116, Lot 22	7317 Hapsburg Rd	64	$4,560
190	Retention	3	U20, Blk 94, PAR A PVD	3402 Ilford Rd NE	70	$8,470
136	Detention	3	U20IP, Blk A, Lot7A1	9999 NM Highway	24	$1,840
674	Retention	3	U25, Blk 138, Lot 32A1	3601 Jennifer Rd NE	7	$385
177	Retention	4	CG, Blk 2, TR B1 Pond	3397 St. Andrews	24	$1,840
29	Detention	4	CHR, Blk 1, CAR C1	3501 High Resort	48	$4,180
34	Retention	4	CHR, Blk 1, PAR B	9999 Cascades Trl	24	$1,840
25	Detention	4	ESP, TR A Pond	3404 Oakmont Dr	27	$2,525
28	Retention	4	EST1, Blk 1, PAR C	9999 Spyglass Loop	168	$21,020
665	Detention	4	HRN2, Blk 2, PAR A	9999 Superstition Dr	2	$110
611	Detention	4	LM, Blk 8, PAR C1 Park	400 Colorado	12	$660
633	Retention	4	MR, PAR A Pond	2611 Jade Ct NE	12	$660
664	Detention	4	U13, Blk 125, Lot1B	2613 Chessman Dr	60	$3,300
679	Retention	4	WTHR, Blk 1, PAR A	3420 Lockerbie Dr	34	$2,390
19	Retention	5	19th Ave Retention	3404 19th Ave SE	4	$220
678	Retention	5	CABE, TR 17A1A	2400 A Park Above	40	$2,200
123	Detention	5	CABE, TR 17A1A	2307 Cabezon Blvd	192	$17,220
24	Retention	5	Esther Bone Retention	950 Pinetree Rd SE	288	$18,440
120	Detention	5	GN, R C11 West Pond	1800 NM Highway	32	$4,320

Work Exhibit B Cost Proposal

Exhibit B-1 Locations:

PRICING:
In consideration of the RFP agreement is:

ID#	Drainage Type	Dist.	Location Name	Location Address	Total hours	Total Price
92	Detention	5	GN, TR C11 Pond 2	1800 NM Highway	40	$2,720
17	Retention	5	Haynes Park Field Pond	2006 Grande Blvd	18	$1,510
1095	Detention	5	Haynes Park Pond 2	2006 Grande Blvd	32	$2,280
114	Detention	5	NR, TR A Det. Pond	4477 Snow Heights	64	$7,100
9	Detention	5	SGH, Blk 1, PAR A Pond	999 Benjamin Dr SE	18	$1,510
2	Retention	5	TRIN, Blk 4, PAR C1	1450 Sara Way SE	12	$660
20	Detention	5	U16, Blk 19, Lot 5	3008 20th Ave SE	320	$25,800
191	Retention	5	U16, Blk 19, Lot 94-95	3017 21st Ave SE	360	$34,700
1096	Retention	5	U16, Blk GLDNW, Lot	9999 Barbara Loop	2	$110
173	Retention	5	U16, TR A3 Haynes	2006 Grande Blvd	9	$1,535
94	Retention	6	CP, Blk 2, PAR A Pond	7001 Devonna Rd	120	$11,200
637	Retention	6	DIAM, Blk 1, PAR D	4120 Cholla Dr NE	160	$15,460
73	Detention	6	Fire Station 7 Channel	641 Rockaway Blvd	60	$5,360
690	Detention	6	GHE, Blk 1, PAR A Pond	700 Gray Hawk Dr	3	$165
167	Retention	6	GHE, Blk 1, PAR B Pond	9999 Talon Dr NE	60	$3,820
622	Detention	6	LCES, Blk 2 PAR A East	140 Paseo Vista	72	$13,160
636	Detention	6	Loma Colorado Library	745 Loma Colorado	24	$1,840
645	Detention	6	Loma Colorado	745 Loma Colorado	60	$4,340
93	Detention	6	LOMA, PAR 10A Pond	9999 Northern Blvd	100	$9,600
74	Retention	6	LOMA, PAR 9 Parking	9999 Loma	200	$16,640
686	Detention	6	LOMA, PAR A North	919 Red Hill Pl NE	3	$165
643	Retention	6	LOMA, PAR A Wellsite	919 Red Hill Pl NE	30	$1,650
642	Retention	6	LOMA, PAR A Wellsite	919 Red Hill Pl NE	30	$2,170
131	Detention	6	LOMA, TR P1B1A1	745 Loma Colorado	24	$1,840
644	Detention	6	LOMA, TR P1B1A1	745 Loma Colorado	120	$7,640
46	Detention	6	NM 528 U17, Blk 149,	604 Monterrey Rd	96	$8,380
662	Retention	6	OH, Blk 3, PAR D Pond	601 Tiwa Ln NE	26	$1,430
663	Retention	6	OH, Blk3, PAR E Pond	2933 Kiva View NE	26	$1,430
621	Retention	6	Rio Hondo Pond NM528	709 Rio Hondo Rd	27	$2,005
38	Detention	6	Sonora Detention Pond	501 Monterrey Rd	54	$4,010

Work Exhibit B Cost Proposal

Exhibit B-1 Locations:

PRICING:
In consideration of the RFP agreement is:

ID#	Drainage Type	Dist.	Location Name	Location Address	Total hours	Total Price
1093	Detention	6	U11, Blk V, Lot 30	524 Northern Blvd	72	$4,480
1101	Retention	6	U13, Blk 117, Lot 24A1	808 Broadmoor	60	$4,860
650	Detention	6	U17, Blk 109, Lot 13	2153 Chihuahua Rd	24	$1,320
626	Retention	6	U17, Blk 131, Lot 15	1400 Monterrey Rd	24	$2,360
627	Detention	6	U17, Blk 132, Lot 6	1401 Monterrey Rd	72	$14,260
630	Detention	6	U17, Blk 153, Lot 9	924 Saratoga DR NE	9	$1,015
629	Detention	6	U17, Blk 67, Lot 9	917 Saratoga DR	9	$1,015
39	Detention	6	VH1, Blk B, PAR A1	470 Sundt Rd NE	120	$10,200
1089	Retention	6	VH4, Blk B, Lot 5A1	500 Quantum Rd NE	150	$12,350
45	Detention	6	VH4, Blk D, PAR D1	9999 NM Highway	54	$4,010
32	Detention	6	VHW1, Blk 12, PAR D	9999 Pumice Loop	360	$34,700

Exhibit B-1	Not To Exceed Amount
Total Price With Tax	**$759,845**

Total Hours and Price Include:
Dumpsters, Equipment and Labor to Complete the Work

Supplemental pricing:

Major Irrigation Repair	**$110 per hour**
General Labor	**$45 per hour**
Emergency Work	**$110 per hour**

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: D42

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Public Works

SUBJECT:
D42, Advice and Consent of the Governing Body to Award Contract No. 26-003-PW: Lema Road Reconstruction for a total of $2,923,829.48 (including NMGRTs) to TLC Company, Inc.

BACKGROUND AND ANALYSIS:
The Lema Road Reconstruction project from Western Hills Drive to Chessman Drive includes full depth roadway reconstruction, replacing the water line, adding new water services, improving ADA ramps, and updating the current traffic signs.

The construction duration for this project is estimated to be approximately seven months from the Notice to Proceed (NTP) date.

This project is funded by voter-approved 2024 General Obligation Bond funds.

An invitation for Bid (IFB) was issued, and the City received five bids of which TLC Company, Inc. being the low bidder. The proposed contract for TLC Company, Inc. totals $2,923,829.48 including NMGRTs.

In accordance with adopted City policy, contracts in excess of $500,000 require the advice and consent of the Governing Body.

IMPACT:
This project will improve Lema Road by reconstructing the roadway, installing a water line including new water services, improving ADA ramps, and updating the current traffic signs.

ALTERNATIVES:
Approve the contract.

Do not approve the contract.

DEPARTMENT RECOMMENDATION:
Staff recommends that the Governing Body approves the project to award contract 26-003-PW to TLC Company, Inc.

ATTACHMENT: Lema Road Map

ATTACHMENT: Draft Contract

PW2508 - Lema Rd Reconstruction Project Limits



Rio Rancho City of Vision

Map Created by Maria Tatum 7/8/2025

0 250 500 1,000 Feet

CORRGIS Spatial Data Reimagined

Data: City of Rio Rancho. NAD 1983 StatePlane New Mexico Central FIPS 3002 (US Feet). Basemap: MRCOG-NM,BHI,BernCo GIS, Maxar.

DISCLAIMER: All information in this map is provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This map is not a survey and should be used for graphical purposes only.

CONTRACT 26-003-PW
Construction Contract
Lema Road Reconstruction Project

THIS AGREEMENT is made and entered into by and between the City of Rio Rancho, hereinafter referred to as the "CITY," and **TLC Company INC**, hereinafter referred to as the "CONTRACTOR."

City and Contractor, in consideration of the mutual covenants hereinafter set forth, agree as follows:

1. WORK

CONTRACTOR shall complete all Work as specified or indicated here below. The Work and project are generally described in Invitation for Bid IFB 25-008-PW.

2. GENERAL CONDITIONS

The general conditions ("General Conditions") of this Agreement shall be the Standard General Conditions of the Construction Contract prepared by the Engineers Joint Contract Documents Committee (EJCDC) Document C-700, 2007, and modifications thereto incorporated herein by reference.

3. ENGINEER

The ENGINEER of record for this project, as described in the General Conditions, is the City of Rio Rancho.

4. CONTRACT TIMES

1.1 The Work will be substantially completed within **Two Hundred Ten Days (210)** consecutive calendar days after the date when the Contract Times commence to run as provided in Paragraph 2.03 of the General Conditions and completed and ready for final payment in accordance with Paragraph 14.07 of the General Conditions.

1.2 Liquidated Damages. City and Contractor recognize that time is of the essence of this Agreement and that City will suffer financial loss if the Work is not completed within the times specified in Paragraph 4.1 above, plus any extensions thereof allowed in accordance with Article 12 of the General Conditions. The parties also recognize the delays, expense and difficulties involved in proving the actual loss suffered by City if the Work is not completed on time. Accordingly, instead of requiring any such proof, City and Contractor agree that as liquidated damages for delay (but not as a penalty) Contractor shall pay City ***Two Thousand Five Hundred Dollars and Zero Cents (<u>$2,500.00</u>)** for each day that expires after the substantial completion date established by the City's written Notice to Proceed.
(*Final amount to be based on award)

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5. CONTRACT PRICE

The City shall pay the Contractor the Contract Sum in current funds for the Contractor's performance of the Contract. The Contract price comprises the Base Bid described in IFB 25-008-PW and all addenda thereto**. The Contract award shall be the Base Bid of $2,378,518.60 and the Additive Alternate #1 of $342,905.00 for a total of Two Million Seven Hundred Twenty-One Thousand Four Hundred and Twenty-Three dollars and Sixty cents ($2,721,423.60),** which excludes applicable gross receipts tax, subject to additions and deductions as provided in the Contract Documents.

6. NON-APPROPRIATIONS

The terms of this Agreement and all amounts payable hereunder are contingent upon sufficient appropriations therefore by the City's Governing Body. If sufficient appropriations are not made, the City shall notify the Contractor of the same, and this Agreement shall terminate forthwith.

7. PAYMENT PROCEDURES

Contractor shall submit Application for Payment in accordance with Article 14 of the General Conditions. Engineer will process applications for Payment as provided in the General Conditions. The City shall make progress payments on account of the Contract Price on the basis of Contractor's Applications for Payment as recommended by Engineer, twenty-one (21) days after receipt of the Engineer approved Application for Payment. All such payments will be measured by the schedule of values established in Paragraph 14.02 of the General Conditions (and in the case of Unit Price Work based on the number of units completed).

8. CONTRACTOR'S REPRESENTATIONS

In order to induce City to enter into this Agreement Contractor makes the following representations:

1.1 Contractor has examined and carefully studied the Contract Documents and other related data identified in the Bidding Documents including "technical data."

1.2 Contractor has visited the site and become familiar with and is satisfied as to the general, local and site conditions that may affect cost, progress, performance or furnishing of the Work.

1.3 Contractor is familiar with and is satisfied as to all federal, state and local laws and regulations that may affect cost, progress, performance and furnishing of the Work.

1.4 Contractor has examined all reports of explorations and tests of subsurface conditions at or contiguous to the site and all drawings of physical conditions in or relating to existing surface or subsurface structures at or contiguous to the site (except underground facilities) which have been identified in Paragraph 4.02 A of the General Conditions. Contractor accepts the determination set forth in Paragraph 4.02 B of the General Conditions of the extent of the "technical data" contained in such reports and drawings upon which Contractor is entitled to rely as provided in Paragraph 4.02 B.1 of the General Conditions. Contractor

acknowledges that such reports and drawings are not Contract Documents and may not be complete for Contractor's purposes. Contractor acknowledges that City and Engineer do not assume responsibility for the accuracy or completeness of information and data shown or indicated in the Contract Documents with respect to Underground Facilities at or contiguous to the site. Contractor has obtained and carefully studied (or assumes responsibility for having done so) all such additional supplementary examinations, investigations, explorations, tests, studies and data concerning conditions (surface, subsurface and underground facilities) at or contiguous to the site or otherwise which may affect cost, progress, performance or furnishing of the Work or which relate to any aspect of the means, methods, techniques, sequences and procedures of construction to be employed by Contractor and safety precautions and programs incident thereto. Contractor does not consider that any additional examinations, investigations, explorations, tests, studies or data are necessary for the performance and furnishing of the Work at the contract price, within the contract times and in accordance with the other terms and conditions of the contract documents.

1.5 Contractor is aware of the general nature of work to be performed by City and others at the site that relates to the Work as indicated in the Contract Documents.

1.6 Contractor has correlated the information known to Contractor, information and observations obtained from visits to the site, reports and drawings identified in the Contract Documents and all additional examinations, investigations, explorations, tests, studies and data with the Contract Documents.

1.7 Contractor has given City written notice of all conflicts, errors, ambiguities or discrepancies that Contractor has discovered in the Contract Documents. Contractor certifies that any written resolution thereof by City is acceptable and that the Contract Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performance and furnishing of the Work.

1.8 Contractor shall make prompt payment to its subcontractors and suppliers for amounts owed for work performed on the construction project within seven days after receipt of payment from the City. If Contractor fails to pay Contractor’s subcontractor and suppliers by first-class mail or hand delivery within seven days of receipt of payment, Contractor shall pay interest to Contractor’s subcontractors and suppliers beginning on the eight day after payment was due, computed at one and one-half percent of the undisputed amount per month or fraction of a month until payment is issued. These payment provisions apply to all tiers of contractors, subcontractors and suppliers.

9. CONTRACT DOCUMENTS

In addition to this Agreement, the Contract Documents, which comprise the entire agreement between City and Contractor concerning the Work, consist of the documents which are

appended to this Contract as listed below in Subsection 9A and the documents which formed part of the IFB package upon which Contractor made its successful bid, as listed below in Subsection 9B.

A. Documents attached to hereto:
   1. Contractor's Bid Form
   2. The Bidder's Listing of Subcontractors for Compliance with Subcontractors Fair Practices Act
   3. Bid Bond
   4. Certification of Bidder Regarding Affirmative Action/Equal Employment Opportunity and Non-discrimination
   5. Non-Collusion Affidavit
   6. Construction Performance Bond
   7. Labor and Materials Payment Bond
   8. Certificates of Insurance
   9. Drawings
   10. Letter of Transmittal – Construction

B. Documents which were part of the IFB package and not listed above:
   1. Advertisement for Bids
   2. Instructions to Bidders
   3. Standard General Conditions of the Construction Contract, EJCDC Document No. C-700 (2007)
   4. Supplemental Conditions
   5. Notice to Contractor – Amendment #2
   6. Wage Decision SA 25-1675-A
   7. PW-ENG-02.19 (1) CoRR_MinimumTestingRequirements
   8. Any Addenda issued for IFB 25-008-PW
   9. Construction Plans and Specifications as prepared by the City of Rio Rancho – PW2508 Lema Road Reconstruction Dated 04/18/2025
   10. Development Process Manual (DPM) Chapter II.7 Revised for Public Works
   11. Supplemental Technical Specifications (STS) Waterline Work

There are no Contract Documents other than those listed in Section 9 of this Agreement. The Contract Documents may only be amended, modified or supplemented as provided in Paragraphs 3.04 A & B, General Conditions. Any question regarding the documents which formed the IFB package shall be resolved by use of the documents maintained by City in its files on the Work. Contractor may obtain access to these documents at any time, upon reasonable notice.

10. MISCELLANEOUS

1.1 Terms used in this Agreement will have the same meaning as those defined in Article 1 of the General Conditions.

1.2 No assignment by a party hereto of any rights under or interests in the Contract Documents will be binding on another party hereto without the written consent

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of the party sought to be bound; and, specifically but without limitation, monies that may become due and monies that are due may not be assigned without such consent (except to the extent that the effect of this restriction may be limited by law), and unless specifically stated to the contrary in any written consent to an assignment, no assignment will release or discharge the assignor from any duty or responsibility under the Contract Documents.

1.3 The City and Contractor each binds themselves, their partners, successors, assigns and legal representatives to the other party hereto, in respect to all covenants, agreements and obligations contained in the Contract Documents.

1.4 Any provision or part of the Contract Documents held to be void or unenforceable under any Law or Regulation shall be deemed stricken, and all remaining provisions shall continue to be valid and binding upon the City and Contractor, who agree that the Contract Documents shall be reformed to replace such stricken provision or part thereof with a valid and enforceable provision that comes as close as possible to expressing the intention of the stricken provision.

1.5 If, through any cause, Contractor shall fail to fulfill in timely and proper manner Contractor's obligations under this Agreement, or if Contractor shall violate any of the covenants, agreements, or stipulations of this Agreement, the City shall thereupon have the right to terminate this Agreement by giving written notice to Contractor of such termination and specifying the effective date thereof, at least five (5) days prior to the effective date of such termination. In such event, all finished and/or unfinished documents, data, studies, surveys and reports prepared by Contractor under this Agreement shall, at the option of the City, become its property and Contractor shall be entitled to receive just and equitable compensation for any work satisfactorily completed hereunder.

1.6 Notwithstanding the above, Contractor shall not be relieved of liability to the City for damages sustained by the City by virtue of any breach of the contract by Contractor, and the City may withhold any payments to Contractor for the purpose of set-off until such time as the exact amount of damages due the City from Contractor is determined.

1.7 The City may terminate this Agreement at any time for the City's convenience, by giving at least thirty (30) days' notice in writing to Contractor. If the Agreement is terminated by the City as provided herein, Contractor will be paid for the time provided and expenses incurred up to the termination date. If this Agreement is terminated due to the fault of Contractor, paragraph 10.5 hereof relative to termination shall apply.

1.8 Notices: Any notice required or permitted to be given hereunder shall be sufficient if mailed to the address shown below or faxed to the number shown below for the party receiving notice, or to such other address or fax number of which such party has duly notified the other party in accordance with the provisions of this paragraph.

DRAFT

For notice to the City:
Fernando Valenzuela-Rodriguez
Associate Engineer
3200 Civic Center Circle NE
Suite 300
Rio Rancho, New Mexico 87144
Email: fvrodriguez@rrnm.gov
Phone: 505 896-8782

For notice to the Contractor:
TLC Company Inc.,
Eddie C. Padilla, President
5000 Edith NE
Albuquerque New Mexico 87107
Email: epadilla@tlcplumbing.com
Phone: 505 761-9696

1.9 To the extent, if at all, that NMSA § 56-7-1 is applicable to any agreement to indemnify contained in this Contract, and any such agreement to indemnify contained in this Contract is interpreted to indemnify a party against liability, claims, damages, losses, or expenses, including attorney fees, arising out of bodily injury to persons or damage to property caused by, or resulting from, in whole or in part the negligence, act, or omission of the indemnitee, or the agents or employees of the indemnitee, or any legal entity for whose negligence, acts, or omissions any of them may be liable, any such agreement to indemnify contained this Contract shall not extend to liability, claims, damages, losses, or expenses, including attorney fees, arising out of:

A. The preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs, or specifications by the indemnitee or the agents or employees of the indemnitee; or

B. giving or failure to give directions or instructions by the indemnitee, or the agents or employees of the indemnitee, where such giving or failure to give directions or instructions is the primary cause of bodily injury to persons or damage to property.

1.10 Where documents listed in Section 9 contain terms that are different from City Ordinances, City Ordinances shall prevail. In that regard, any inconsistency between terms occurring among the following portions of this Agreement shall be resolved by giving precedence in the following order: (1) City Ordinances, (2) this Agreement (3) the Supplemental Conditions, and (4) the Standard General Conditions of the Construction Contract.

DRAFT

IN WITNESS WHEREOF, the parties have executed this Agreement to become effective as of the date of the last party's signature.

CITY OF RIO RANCHO

By: _____
Matthew B Geisel, City Manager

Date:
_____

APPROVED AS TO FORM:

_____
Josh Rubin, City Attorney

TLC Company INC

By:_____
Eddie C. Padilla, President

Date:
_____

DRAFT

DRAFT

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: R81

AGENDA DATE:
July 24, 2025

DEPARTMENT:
City Clerk

SUBJECT:
R81, Resolution Designating Voting Convenience Centers and Consolidation of Precincts for March 3, 2026 Municipal Officer Election

BACKGROUND AND ANALYSIS:
Section 1-22-3.1, NMSA 1978 grants authority to the governing body of a municipality who elects its officers on municipal officer election day to designate polling places and consolidate precincts pursuant to Section 1-3-2, NMSA 1978 no later than July of each odd-numbered year. As such, this Resolution establishes the Voting Convenience Centers and precinct consolidations to be used for the March 3, 2026 Municipal Officer Election. The chosen locations contemplate voter turnout and population growth and are in compliance with the New Mexico Election Code, to include Sections 1-3-2, 1-3-4, 1-3-7, and 1-9-5, NMSA 1978.

The City of Rio Rancho has increased the number of voting precincts by forty-two(42) since 2019, due to both a rise in the voter registration population, as well as the turnout of voters in the 2020 and 2024 presidential elections. The City Clerk has identified eight (8) precincts that meet the requirements for division as specified in Section 1-3-1, NMSA 1978, and there may be additional division. The precinct division and /or additions will not be completed until December 2025 by the Sandoval County Clerk and effective January 1, 2026 pursuant to Subsection B of Section 1-3-5, NMSA 1978. This will result in amendments to this Resolution.

Early voting locations, pursuant to Section 1-6-5.7, NMSA 1978 are established by the City Clerk no later than ninety days before the election, and as such, are not included in this Resolution. The law mandates as a minimum, no less than four early voting locations when the voter population exceeds 50,000. In observance of law, the early voting locations and hours of operation will be established, posted, and be equipped to fulfill not only the expectations set out in Subsection C of Section 1-6-5.7, NMSA 1978, but the voter demand.

IMPACT:
Compliance with federal, state and local law.

ALTERNATIVES:
Approve the Resolution.

Do not approve the Resolution.

DEPARTMENT RECOMMENDATION:

Staff recommends approval of the Resolution.

ATTACHMENT: Resolution_R81
ATTACHMENT: R81 - SIgned

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. **ENACTMENT NO.**

RESOLUTION DESIGNATING VOTING CONVENIENCE CENTERS AND CONSOLIDATION OF PRECINCTS FOR MARCH 3, 2026 MUNICIPAL OFFICER ELECTION

WHEREAS: a Municipal Officer Election will be held on March 3, 2026 to elect the positions of Mayor, Municipal Judge and City Councilors for Districts 2, 3, and 5 in accordance with the Rio Rancho City Charter, Article VII; and

WHEREAS: in accordance with Section 1-22-3 NMSA 1978, a number of ballot questions may be posed to voters of the City of Rio Rancho; and

WHEREAS: the New Mexico Election Code, Section 1-22-3.1, NMSA 1978 affords the governing body of a municipality to designate polling places for the Municipal Officer Election as set forth in Section 1-3-2, NMSA 1978 no later than July of each odd-numbered year; and

WHEREAS: voting precincts shall be consolidated for the purpose of creating Voting Convenience Centers (VCC), otherwise known as polling places, for the Municipal Officer Election, as set forth in Sections 1-22-3.1 and 1-3-2 NMSA 1978 in June or July of each odd-numbered year; and

WHEREAS: pursuant to Section 1-3-4 NMSA 1978, each VCC shall consist of no more than ten (10) precincts, have enough space for a sufficient number of voter check-in stations and voting booths to accommodate voters throughout Election Day, and at least one voting tabulator shall be available to assist disabled voters cast their ballot; and

WHEREAS: the Rio Rancho Governing Body finds each of the VCC's and precinct consolidations here within to be the most suitably located for voters to cast a ballot on Election Day and compliant with Sections 1-3-4, 1-3-7, and 1-9-5, NMSA 1978.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. The following locations are designated as VCC's for the Municipal Officer Election, and in accordance with Section 1-3-7, NMSA 1978, the City of Rio Rancho voting precincts are consolidated as in the Table below.

Section 2. Each VCC shall open at 7:00 a.m. and close at 7:00 p.m. on Election Day, March 3, 2026 and shall provide ballots to all registered voters within the municipal boundaries of Rio Rancho, which consists of a total of 125 precincts, 119 within Sandoval County and six (6) within Bernalillo County.

Section 3. Five (5) of the Bernalillo County precincts, 1.3, 57.5, 81.3, 227.3 and 631.3

currently have no registered voters. It is highly unlikely that anyone will register to vote leading up to the election, as there are no housing developments or dwellings within these geographic areas. As such, pursuant to Subsection B (7) of Section 1-3-4, NMSA 1978, the Governing Body exempts these precincts from being a part of a consolidated precinct or operating as a VCC.

	Voting Convenience Centers	Consolidation of Precincts									
1	Cabezon Community Center 2307 Cabezon Blvd	30.1	30.2	72.1	72.2	86.1	139.1	147.1	147.2	148.1	
2	Ester Bone Library 950 Pinetree Rd SE	31.1	32.1	33.1	34.1	96.1	97.1	98.1	136.1	232.3	
3	Broadmoor Senior Center 3241 Broadmoor Blvd	63.1	115.1	116.1	118.1	118.2	131.1	149.1	156.1	156.2	
4	Loma Colorado Library 755 Loma Colorado Blvd	37.1	73.1	100.1	104.1	104.2	142.1	155.1			
5	Former Rio Rancho MVD 4114 Sabana Grande	35.1	36.1	60.1	101.1	99.1	140.1	141.1	154.1		
6	The Hub @ Enchanted Hills 7845 Enchanted Hills Blvd	65.1	74.2	82.1	82.2	111.1	120.1	121.1	123.1	143.1	
7	Rio Rancho Middle School 1600 Loma Colorado Blvd	39.1	58.1	80.1	80.2	80.3	80.4	80.5	80.6	150.1	
8	Cielo Azul Elementary School 3804 Shiloh Rd.	68.1	84.1	125.1	126.1	127.1	137.1	145.1	152.1		
9	Northern & NM 528 Area	38.1	52.1	59.1	61.1	64.1	102.1	103.1	119.1		
10	Puesta Del Sol Elementary School 450 Southern Blvd	46.1	70.1	85.2	107.1	108.1	109.1				
11	Lincoln Middle School 2287 Lema Rd	41.1	42.1	44.1	45.1	48.1	49.1	106.1			
12	Colinas Del Norte Elementary Sch 1001 Night Sky Ave	47.2	67.1	69.1	71.1	110.1	124.1	134.1	144.1	146.1	
13	Joe Harris Elementary School 2100 10th Street	40.1	43.1	128.1	128.2	138.1	157.1				
14	Martin Luther King Jr. Elementary 1301 Nicklaus Dr. SE	62.1	81.1	83.1	105.1	117.1	129.1	129.2	151.1		
15	Enchanted Hills Area: Vista Grande Elementary or Sandia Vista Elementary	50.1	50.2	66.1	75.1	75.2	122.1	135.1	135.2		

ADOPTED THIS ____ DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. 81 **ENACTMENT NO. 25-078**

RESOLUTION DESIGNATING VOTING CONVENIENCE CENTERS AND CONSOLIDATION OF PRECINCTS FOR MARCH 3, 2026 MUNICIPAL OFFICER ELECTION

WHEREAS: a Municipal Officer Election will be held on March 3, 2026 to elect the positions of Mayor, Municipal Judge and City Councilors for Districts 2, 3, and 5 in accordance with the Rio Rancho City Charter, Article VII; and

WHEREAS: in accordance with Section 1-22-3 NMSA 1978, a number of ballot questions may be posed to voters of the City of Rio Rancho; and

WHEREAS: the New Mexico Election Code, Section 1-22-3.1, NMSA 1978 affords the governing body of a municipality to designate polling places for the Municipal Officer Election as set forth in Section 1-3-2, NMSA 1978 no later than July of each odd-numbered year; and

WHEREAS: voting precincts shall be consolidated for the purpose of creating Voting Convenience Centers (VCC), otherwise known as polling places, for the Municipal Officer Election, as set forth in Sections 1-22-3.1 and 1-3-2 NMSA 1978 in June or July of each odd-numbered year; and

WHEREAS: pursuant to Section 1-3-4 NMSA 1978, each VCC shall consist of no more than ten (10) precincts, have enough space for a sufficient number of voter check-in stations and voting booths to accommodate voters throughout Election Day, and at least one voting tabulator shall be available to assist disabled voters cast their ballot; and

WHEREAS: the Rio Rancho Governing Body finds each of the VCC's and precinct consolidations here within to be the most suitably located for voters to cast a ballot on Election Day and compliant with Sections 1-3-4, 1-3-7, and 1-9-5, NMSA 1978.

NOW THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

Section 1. The following locations are designated as VCC's for the Municipal Officer Election, and in accordance with Section 1-3-7, NMSA 1978, the City of Rio Rancho voting precincts are consolidated as in the Table below.

Section 2. Each VCC shall open at 7:00 a.m. and close at 7:00 p.m. on Election Day, March 3, 2026 and shall provide ballots to all registered voters within the municipal boundaries of Rio Rancho, which consists of a total of 125 precincts, 119 within Sandoval County and six (6) within Bernalillo County.

Section 3. Five (5) of the Bernalillo County precincts, 1.3, 57.5, 81.3, 227.3 and 631.3

currently have no registered voters. It is highly unlikely that anyone will register to vote leading up to the election, as there are no housing developments or dwellings within these geographic areas. As such, pursuant to Subsection B (7) of Section 1-3-4, NMSA 1978, the Governing Body exempts these precincts from being a part of a consolidated precinct or operating as a VCC.

	Voting Convenience Centers	Consolidation of Precincts									
1	Cabezon Community Center 2307 Cabezon Blvd	30.1	30.2	72.1	72.2	86.1	139.1	147.1	147.2	148.1	
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3	Broadmoor Senior Center 3241 Broadmoor Blvd	63.1	115.1	116.1	118.1	118.2	131.1	149.1	156.1	156.2	
4	Loma Colorado Library 755 Loma Colorado Blvd	37.1	73.1	100.1	104.1	104.2	142.1	155.1			
5	Former Rio Rancho MVD 4114 Sabana Grande	35.1	36.1	60.1	101.1	99.1	140.1	141.1	154.1		
6	The Hub @ Enchanted Hills 7845 Enchanted Hills Blvd	65.1	74.2	82.1	82.2	111.1	120.1	121.1	123.1	143.1	
7	Rio Rancho Middle School 1600 Loma Colorado Blvd	39.1	58.1	80.1	80.2	80.3	80.4	80.5	80.6	150.1	
8	Cielo Azul Elementary School 3804 Shiloh Rd.	68.1	84.1	125.1	126.1	127.1	137.1	145.1	152.1		
9	Northern & NM 528 Area	38.1	52.1	59.1	61.1	64.1	102.1	103.1	119.1		
10	Puesta Del Sol Elementary School 450 Southern Blvd	46.17	70.1	85.2	107.1	108.1	109.1				
11	Lincoln Middle School 2287 Lema Rd	41.1	42.1	44.1	45.1	48.1	49.1	106.1			
12	Colinas Del Norte Elementary 1001 Night Sky Ave	47.2	67.1	69.1	71.1	110.1	124.1	134.1	144.1	146.1	
13	Joe Harris Elementary School 2100 10th Street	40.1	43.1	128.1	128.2	138.1	157.1				
14	Martin Luther King Jr. Elementary 1301 Nicklaus Dr. SE	62.1	81.1	83.1	105.1	117.1	129.1	129.2	151.1		
15	Enchanted Hills Area: Vista Grande Elementary or Sandia Vista Elementary	50.1	50.2	66.1	75.1	75.2	122.1	135.1	135.2		

ADOPTED THIS 24TH DAY OF JULY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Noel C. Davis, City Clerk
(SEAL)

CITY OF RIO RANCHO
COVER PAGE

Legislation Item: R82

AGENDA DATE:
July 24, 2025

DEPARTMENT:
Financial Services

SUBJECT:
R82, Resolution Adopting the Fiscal Year 2026 Final Budget

BACKGROUND AND ANALYSIS:
The New Mexico Department of Finance and Administration (DFA) has granted preliminary approval for the Fiscal Year 2026 (FY 26) budget, pending City approval of the final budget. DFA regulations require the City to approve and submit a final budget by July 31, 2025.

The final budget proposes changes to the FY 26 budget presented on May 22, 2025 (Balanced Budget): (a) incorporate actual cash figures determined at the close of FY 25; (b) adjust and roll forward encumbrances and projects; (c) adjust certain revenues and expenditures to reflect new projections and changing needs; (d) balance other special revenue, capital project, and debt service funds to reflect actual cash balances; and (e) adjust Utility and Multi-Purpose Events Center enterprise funds to provide adequate ending fund balances.

The projected FY 26 combined ending fund balance in the General Fund is $29,502,674, representing 29.2 percent of projected General Fund operating expenditures. Due to a conservative revenue projections approach, this ending fund balance level significantly exceeds the City's 25 percent target (8.3 percent is the State's required minimum).

The 5-year Utility Fund Plan estimates an unreserved ending fund balance of $9.3 million and an estimated 105 days' cash on hand for FY 26.

General Fund
The most significant adjustments to the Final Budget are summarized below and are detailed in Attachment 3.

Beginning Fund Balance and Revenue Adjustments:

- Increase the beginning fund balance to $3,573,037 to reflect the actual cash balance less FY 25 encumbrances, cash held for others, and project rollovers at year-end.
- A net increase in revenue due to increases and decreases in various revenues based on FY 25 actual collections and trend analysis ($762,177).
- Increase in transfers in of $553,996.
    - From the Communication Center Fund (280), 50 percent of Ending Fund Balance to be split between the City and Sandoval County per their agreement ($553,994).
    - From the Community Response Program Fund (208) and Interfacility Transportation Fund (620) to close the funds ($2).

Expenditure Adjustments:

- Net decrease in General Fund Personnel Services of -$591,489.
    - Net decrease to allocate the approved new positions in FY 26 Balanced Budget from fiduciary to various cost centers (-$681,190).
    - Increase to allocating a 50 percent of the personnel costs of the SAD Administration Fund (227) to the General Fund (101) due to a shift in duties from the SAD administration activities ($24,701).
    - Increase for the Engineering Division overtime for after-hours emergencies ($3,000).
    - Increase for the Engineering Division standby pay ($26,000).
    - Increase to recognize Sandoval County DWI grant distribution ($36,000).

- Net Decrease in the Materials and Services budget of -$1,692,927
    - Net increase in utilities and insurance based on updated analysis using actual expenditures in FY 25, and rate increases in PNM and water ($31,352).
    - Net increase in various cost centers related to the new FY 26 approved positions ($25,200).
    - Increase for CivicPlus, the City's web page contract ($14,433).
    - Increase for MRCOG membership that is based on Rio Rancho's population ($3,446).
    - Increase for ClearGov software (digital budget and capital book) based on new contract ($7,437).
    - Increase for the new budget manager training on forecasting techniques ($15,000).
    - Increase for the rent contract of the fleet and building maintenance facilities ($6,000).
    - Decrease General Fund (101) and transfer to the Infrastructure Fund (305) to allocate the NSIP phase 9 to use in combination with the G.O. Bond road projects (-$2,300,000).
    - Increase for NSIP Phase 8 due to a budget shortfall and addition of Blue Gama Drive ($300,000).
    - Increase for vendor contract to update all the district's pavement assessments every other year ($110,000).
    - Increase repair traffic signal repair funded by insurance recoveries and cash roll-forward from FY25 ($41,705).
    - Decrease to correct error made in the prior budget phase ($7,500).
    - Increase for Fire and Rescue Department plan review contract ($60,000).

- Net increase in Capital of $59,000
    - Increase for the Police Department for equipment associated with the new FY 26 positions ($24,000);
    - Increase for a reusable temporary traffic signal ($35,000).

- Increase in transfers out of $5,955,677
    - Net increase of $581,800 for new positions, computers $39,800, and vehicles $542,000.
    - Increase transfer to Infrastructure Fund (305) to reallocate NSIP Phase 9 funds to the 2026 G.O. Bond road projects ($2,300,000).
    - Increase transfer to the Building Replacement/Repairs Fund (313) of $2,272,862:
        - For phase I and II, Police Department office conversion ($962,862); and
        - SROW amendment and operational annex final design ($1,310,000).
    - Decrease the transfer to the RioVision Fund (226) due to an increase in revenue projection by $10,000 and actual cash is higher than projected by $13,576 (-$23,576).
    - Increase transfer to the Debt Service Bonds Fund by $1,502,881.

    - Increase for the 2025 SSGRT Revenue Bond debt service ($1,687,351).
    - Decrease for MPEC Debt Service Fund (610) transfer based on additional cash in the Fund ($184,470).
- Decrease transfer to the Debt Service Loans Fund (429) to reduce the paying agent fee and allocate it to Fiduciary in the General Fund (-$1,605).
- Decrease transfer to the MPEC Fund (601) due to actual cash being higher than expected by (-$ 75,693).
- Eliminate transfer to the Health Self-Insurance Fund (750) due to actual cash in the fund being higher than projected (-$600,000).
- Increase transfer to SAD 7A Debt Service Fund (364) due to cash being lower than anticipated ($19,204).
- Decrease transfer to the Local Government Correction Fund (240) due to an increase in the revenue projection of $20,000 based on actual collection in FY 25 and additional cash of $196 (-$20,196).

Other Governmental Funds

Most changes to the other governmental funds are made to adjust beginning fund balances or roll forward expected grant revenues or expenditures. The following are other significant adjustments to the Final Budget. All changes are detailed in Attachment 5.

Donations Fund (201) - Increase expenses by $3,595 in Library donation expenditures and $18,879 in Memorial Tree Program expenditures based on cash available.

ACO Contributions Fund (202) – Increase transfer to other funds by $781 to consolidate Funds based on cash available.

Donations ACO/Police Fund (204) - Increase expenses by $10,000 for minor furniture and equipment based on cash available.

Recreation Activities Fund (206) - Increase expenses by $10,000 for classes and $50,000 for adult recreation programs based on available cash.

Rio Metro Fund (213) - Increase revenue by $13,501 for reimbursements from FY 25 collections not received until FY 26.

Library Fund (220) – Recognize the Sandoval County Library Bond by $1,852,598 and increase expenditures according to the grant agreement.

Local Economic Development Act Fund (223) – Increase expenditures by $40,000 for surveys of City-owned land in City Center by King Blvd., and $383,979 for distribution of PILOT payments

received for IRB compliance. In addition, increase the Beginning Fund Balance by $193,631, eliminate the GRT distribution of $466,810, and decrease reserves by $273,179.

Convention and Visitors Bureau Fund (225) – Increase expenditures by $10,350 in several accounts based on available cash.

SAD Operations Fund (227) – Increase expenditures by $10,385 based on cash available

Firefighter Recruitment Fund (230) – Recognize State grant by $112,500 and increase expenditures according to the grant agreement.

Law Enforcement Fund (241) – Increase expenditures by $130,841 based on cash available due to FY 25 invoices not paid until FY 26.

Traffic Education and Enforcement Fund (243) – Increase capital expenditures by $37,992 to purchase/replace a police motorcycle based on cash available.

PS Miscellaneous Revenue Fund (246) – Increase by $157,344 for Police vehicles based on cash available.

Fire Protection Fund (250) - Increase of $100,856 for apparatus fleet maintenance $55,856, and for protective clothing $45,000 based on cash available.

EMS Grant Fund (251) – Increase of $3,005 for paramedic tuition based on cash available.

DWI Program Fund (256) – Decrease reserves by -$279,758 to procure Police vehicles for DWI activities.

American Rescue Plan Fund (257) – Increase of $397,205 for the wastewater plant #2 headworks project based on cash available.

Regional Emergency Communication Center Fund (280) – Decrease reserves by $1,107,987 ($553,994 to transfer to the General Fund and $553,993 to reimburse other agencies) to clear final balances in the fund.

Computer/Software Replacement Fund (311) – Increase expenditures by $282,101 for replacement computers and software.

Equipment Replacement Fund (312) – Increase of $105,114 for vehicles based on available cash.

2016 GO Bond Construction Fund (330) – Increase for road projects by $1,377 based on cash available.

2018 GO Bond Construction Fund (331) - Increase for road projects by $7,363 based on cash available.

2020 GO Bond Construction Fund (332) - Increase for road projects by $28,353 based on available cash.

2022 GO Bond Construction Fund (333) - Increases for projects distributed proportionally by $164,708 for road projects, $55,886 for public safety projects, and $16,145 for quality of life projects based on available cash.

2024 GO Bond Construction Fund (334) - Increases for projects distributed proportionally by $349,072 for road projects, $138,311 for public safety projects, and $39,518 for quality of life projects based on available cash.

2025 SSGRT Revenue Bonds Fund (341) – Increase of $2,489,772 for multi-generational recreation center design.

HUD CDBG Fund (375) - Increase by $493,138 for FY 26 grant proceeds and expected expenditures.

Utility Enterprise Fund

The following are the most significant adjustments to the budgets of the Utilities enterprise funds. All changes are detailed in Attachment 8.

Utility Fund (501)

Beginning Fund Balance and Revenue Adjustments:

- Decrease the Beginning Fund Balance to $16,754,335 to reflect the actual cash balance less FY 25 encumbrances and project rollovers at year-end.

Expenditure Adjustments:

- Net decrease in Materials and Services of -$516,628 due to:
  - Increase of $19,372 in G & A Costs; and,
  - Decrease in utility budgets of -$536,000.
- Decrease transfer to Debt Service Fund (533) by -$1,337,503 based on cash available
- A net decrease to the Utilities Operating Fund (501) unreserved fund balance of -$1,407,894 resulting in an estimated days' cash of 105 days for the Fiscal Year 2026.

Utilities Equipment Replacement Fund (512) - Decrease capital by -$365,557 for vehicles and heavy equipment based on available cash.

Debt Service/NMFA Loan Fund (532) - Increase interest by $1, reserves for loans by $629, and unreserved ending fund balance $24,329 based on available cash.

Utility Revenue Bond Debt Service Fund (533) - Decrease transfer from the operating fund by -$1,337,503 increase interest $6,500 for DW-5270 loan, and decrease unreserved ending fund balance by -$1,190,949 based on available cash.

CIF Water Fund (540) - Increase unreserved ending fund balance by $1,455,918 based on available cash.

Water Rights Acquisition Fund (542) - Increase capital by $209,496 based on available cash for water rights.

Impact Fees - Water Fund (545) - Decrease unrestricted ending fund balance by -$4,712,120 based on available cash.

CIF Wastewater Fund (550) - Increase unrestricted ending fund balance by $1,496,758 based on available cash.

Effluent Fund (552) - Increase capital by $4,112 for the infrastructure AWTF Filter Degassing System based on cash available.

Wastewater Impact Fees Fund (555) - Decrease unrestricted ending fund balance by -$70,124 based on available cash.

Multi-Purpose Events Center (MPEC)

MPEC Enterprise Fund (601) –

- Decrease the general fund transfer by -$75,693 based on cash available;
- Increase the Facility Fee by $25 based on FY 25 actual available;
- Decrease the MPEC Operating account by $44,961 to correct expected balance;
- Increase the Facility Fee Expense by $25 based on actual sources and uses;
- Increase the MPEC Intergovernmental account by $5,314 for FY 25 via 2 percent NM Tax collected not paid until FY 26; and
- Increase the unreserved ending fund balance by $50,083 based on cash available.

Multi-Purpose Event (MPEC) Debt Service Fund (610) – Decrease general fund transfer by -$184,470 based on the cash available.

IMPACT:

Increases and decreases in various Funds noted resulting from project and encumbrance rolls forward as well as adjustments made to account for new projections and changing needs. The proposed changes will ensure budget authority to provide services to the citizens of Rio Rancho. Further, approval of the budget will enable the City to comply with DFA requirements to submit the final budget, including actual cash balances, by July 31.

ALTERNATIVES:

Approve the proposed Fiscal Year 2026 Final Budget.

Do not approve the proposed Fiscal Year 2026 Final Budget.

Amend the proposed Fiscal Year 2026 Final Budget and approve it as

amended.

DEPARTMENT RECOMMENDATION:

Staff recommends approval of the Resolution.

ATTACHMENT: Resolution_R82
ATTACHMENT: 5 Year Financial Plan

ATTACHMENT: General Fund Changes
ATTACHMENT: Utility Funds Summary
ATTACHMENT: Utility Five Year Financial Plan
ATTACHMENT: Utility Funds Changes
ATTACHMENT: MPEC Funds Summary.pdf
ATTACHMENT: MPEC Financial Summary.pdf
ATTACHMENT: MPEC Fund Changes
ATTACHMENT: FY25 POs Rollover
ATTACHMENT: FY25 Projects Summary Rollovers
ATTACHMENT: FY26 Balanced Budget Approved Resolution
ATTACHMENT: Governmental Funds Changes from Balanced to Final FY26
ATTACHMENT: Governmental Funds Summary
ATTACHMENT: R82 - Signed

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. ___ **ENACTMENT NO. _____**

RESOLUTION ADOPTING THE FISCAL YEAR 2026 FINAL BUDGET

WHEREAS: the Governing Body of the City of Rio Rancho, State of New Mexico, has developed a budget for the Fiscal Year 2026; and

WHEREAS: the budget was developed based on need and in cooperation with all departments and elected officials; and

WHEREAS: the Governing Body adopted the Balanced Budget on May 22, 2025, by Resolution No. 56, Enactment No. 25-055; and

WHEREAS: the official meetings for the review of the budget documents were duly advertised in compliance with the State Open Meetings Act; and

WHEREAS: the Governing Body finds that the proposed budget meets the City's requirements as currently determined for the Fiscal Year 2026.

THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That the Governing Body does hereby adopt the Fiscal Year 2026 budget described herein, including all amendments thereto, and respectfully requests budget approval from the Local Government Division of the Department of Finance and Administration.

ADOPTED THIS __ DAY OF _____, 2025.

_____
Greggory D. Hull, Mayor

ATTEST:

_____
Noel Davis, City Clerk
(SEAL)

GENERAL FUND FIVE YEAR FINANCIAL PLAN
FY 2026 Final

	FY 2025 Adjusted	FY 2026 Final	Change	FY 2027 Projected	Change	FY 2028 Projected	Change	FY 2029 Projected	Change	FY 2030 Projected	Change
Sources											
Beginning Fund Balance	54,413,662	43,048,046	-20.9%	29,502,674	-31.5%	30,308,690	2.7%	32,569,824	7.5%	33,402,673	2.6%
Property Tax	24,032,423	24,771,416	3.1%	25,327,582	2.2%	26,799,543	5.8%	28,217,137	5.3%	29,863,913	5.8%
Gross Receipts Tax	70,507,398	73,138,962	3.7%	72,702,397	-0.6%	73,170,077	0.6%	74,078,119	1.2%	75,228,974	1.6%
Compensating Tax	600,000	550,000	-8.3%	550,119	0.0%	553,717	0.7%	560,704	1.3%	569,560	1.6%
Franchise Fees	5,544,568	5,823,864	5.0%	5,868,804	0.8%	5,923,050	0.9%	5,973,398	0.9%	6,028,263	0.9%
Licenses & Permits	507,300	648,800	27.9%	657,209	1.3%	562,595	-14.4%	466,835	-17.0%	467,545	0.2%
Grants	634,514	538,750	-15.1%	432,280	-19.8%	451,174	4.4%	471,310	4.5%	492,399	4.5%
State Shared Taxes	470,000	485,000	3.2%	494,594	2.0%	506,783	2.5%	511,252	0.9%	515,760	0.9%
General Government	2,962,300	2,660,300	-10.2%	2,657,809	-0.1%	2,657,680	0.0%	2,659,705	0.1%	2,663,697	0.2%
Public Safety	4,313,083	4,894,500	13.5%	4,984,820	1.8%	5,097,039	2.3%	5,138,178	0.8%	5,179,679	0.8%
Cultural Enrichment	870,326	815,759	-6.3%	831,895	2.0%	852,398	2.5%	859,914	0.9%	867,496	0.9%
Fines and Forfeitures	553,104	558,000	0.9%	569,037	2.0%	583,062	2.5%	588,203	0.9%	593,389	0.9%
Miscellaneous Revenue	4,660,608	5,191,985	11.4%	5,333,401	2.7%	5,446,608	2.1%	5,587,109	2.6%	5,743,445	2.8%
Other Financial Sources	12,320	19,000	54.2%	19,000	0.0%	19,000	0.0%	19,000	0.0%	19,000	0.0%
Total Recurring Revenues	115,667,944	120,096,336	3.8%	120,428,946	0.3%	122,622,725	1.8%	125,130,864	2.0%	128,233,119	2.5%
Non-Recurring Revenues	-	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%
Total Revenues	115,667,944	120,096,336	3.8%	120,428,946	0.3%	122,622,725	1.8%	125,130,864	2.0%	128,233,119	2.5%
Transfers from Special Funds	1,184,198	553,996	-53%		0%		0%		0%	-	0%
Total Sources	171,265,804	163,698,378	-4.4%	149,931,620	-8.4%	152,931,415	2.0%	157,700,688	3.1%	161,635,792	2.5%
Uses											
Personal Services	67,186,942	76,050,307	13.2%	81,028,622	6.5%	86,049,125	6.2%	90,851,439	5.6%	96,090,280	5.8%
Materials and Services	27,364,710	23,106,385	-15.6%	23,469,664	1.6%	23,801,004	1.4%	24,213,710	1.7%	24,489,644	1.1%
Total Recurring Expenditures	94,551,652	99,156,692	4.9%	104,498,287	5.4%	109,850,129	5.1%	115,065,149	4.7%	120,579,925	4.8%
Non-Recurring Expenditures											
Capital Outlay	2,519,258	751,329	-70.2%	606,012	-19.3%	637,625	0.0%	856,522	0.0%	-	0.0%
Other Non-Rec. Expenditures	4,016,008	1,130,857	-71.8%	-	-100.0%	-	0.0%	-	0.0%	-	0.0%
Total Non-Rec. Expenditures	6,535,266	1,882,186	-71.2%	606,012	-67.8%	637,625	0.0%	856,522	0.0%	-	0.0%
Total Expenditures	101,086,918	101,038,878	0.0%	105,104,299	4.0%	110,487,754	5.1%	115,921,671	4.9%	120,579,925	4.0%
Transfers Out	40,423,877	33,156,826	-18.0%	14,518,631	-56.2%	9,873,837	-32.0%	8,376,344	-15.2%	6,108,263	-27.1%
Ending Fund Balance Unreserved	21,331,099	21,082,768	-1.2%	21,549,999	2.2%	23,362,511	8.4%	23,742,534	1.6%	24,899,278	4.9%
Ending Fund Balance Reserved	8,423,910	8,419,907	0.0%	8,758,692	4.0%	9,207,313	5.1%	9,660,139	4.9%	10,048,327	4.0%
Total Ending Fund Balance	29,755,009	29,502,674	-0.8%	30,308,690	3%	32,569,824	7.5%	33,402,673	2.6%	34,947,605	4.6%
Total Uses	171,265,804	163,698,378	-4.4%	149,931,620	-8.4%	152,931,415	2.0%	157,700,688	3.1%	161,635,792	2.5%
Reserves as % of Expenditures	29.4%	29.2%		28.8%		29.5%		28.8%		29.0%	

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
General Fund

Division /Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Revenue Adjustments					
101-0000-305-0000	Beginning Fund Balance	Increase Beginning Fund Balance (BFB) based on actual cash balance		3,573,037	
101-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*7,499,560*	
101-0000-316-4000	Municipal GRT 1.8125	Increase due to reduction in Fund 223 distribution		550,105	
101-0000-317-2000	Compensating Tax	Adjustment based on actual FY25 collections		(50,000)	
101-0000-318-1000	Waste Management Commercial	Adjustment based on actual FY25 collections		5,000	
101-0000-318-1100	Waste Management Residential	Adjustment based on actual FY25 collections		15,000	
101-0000-318-1101	Waste Mgmt. Residential KRRB	Adjustment based on actual FY25 collections		5,000	
101-0000-318-3000	Sparklight	Adjustment based on actual FY25 collections		10,000	
101-0000-318-4500	United Private Network	Adjustment based on actual FY25 collections		1,000	
101-0000-318-6000	Century Link	Adjustment based on actual FY25 collections		(5,000)	
101-0000-318-7000	PNM	Adjustment based on actual FY25 collections		250,000	
101-0000-321-1500	Business Licenses	Adjustment based on actual FY25 collections		(1,000)	
101-0000-322-2000	Sign Permits	Adjustment based on actual FY25 collections		(15,000)	
101-0000-322-2400	Short-term Rental Applications	Adjustment based on actual FY25 collections		2,000	
101-0000-322-2401	Short-term Rental Fines	Adjustment based on actual FY25 collections		500	
101-0000-342-3100	Sandoval SDWI	Recognize Sandoval County DWI grant distribution	PS2642	36,000	
101-0000-335-3000	Auto License	Adjustment based on actual FY25 collections		15,000	
101-0000-341-4500	MVD Admin Fee	Adjustment based on actual FY25 collections		(95,000)	
101-0000-342-1000	Public Safety	Adjustment based on actual FY25 collections		5,000	
101-0000-342-3002	Fire/Rescue Intel Standby	Adjustment based on actual FY25 collections		(2,000)	
101-0000-342-4500	Code Enforcement	Adjustment based on actual FY25 collections		500	
101-0000-342-7000	Fire Inspections	Adjustment based on actual FY25 collections		10,000	
101-0000-351-2003	Community Service	Adjustment based on actual FY25 collections		700	
101-0000-351-2005	Court Fees	Adjustment based on actual FY25 collections		5,000	
101-0000-368-3000	G&A Reimbursements	Increase based on reconfiguration of percent, plus an increase of 4% COLA and 15% medical		19,372	
101-0000-392-3500	Transfer from Other Fund	Transfers from Fund 245 and 620 to clean funds. Transfer from Fund 280 to clear final balances.		553,996	
		TOTAL REVENUE CHANGE		**4,889,210**	
Expenditure Adjustments					
101 - Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*7,499,560*
Approved New Positions Allocate to the Cost Centers from Fiduciary Place Holder					
101-0515-410-1027	Other Pay	Decrease to reallocate activity changes to the corresponding cost centers	N/A		(1,484,510)
101-2610-410-1005	Personnel Cost	Reallocated from Fiduciary (RFF) for Employee and Labor Relations	N/A		101,201
101-2610-410-6070	Minor Furniture and Equipment	RFF for FR Employee and Labor Relations - furniture	N/A		5,000
101-5505-441-1009	Personnel Cost	RFF for Project Manager			91,049
101-5505-441-6070	Minor Furniture and Equipment	RFF for Project Manager - equipment			200
101-5510-441-1009	Personnel Cost	RFF for Custodian			51,634
101-6005-421-1009	Personnel Cost	RFF for Crime Scene Technician			66,006
101-6005-421-6070	Minor Furniture and Equipment	RFF for Crime Scene Technician - furniture			3,000
101-6010-421-1005	Personnel Cost	RFF for Communications Assistant Manager			112,985
101-6010-421-6070	Minor Furniture and Equipment	RFF for Communications Assistant Manager - furniture			3,000
101-6025-424-1005	Personnel Cost	RFF for PD Lieutenant			98,875
101-6025-424-6020	Protective Clothing	RFF for PD Lieutenant - protective equipment			1,500
101-6025-424-6070	Minor Furniture and Equipment	RFF for PD Lieutenant - furniture			2,000
101-6025-424-7025	Major Furniture and Equipment	RFF for PD Lieutenant - radio			6,000
101-6025-424-1009	Personnel Cost	RFF for PD (3) Police Officers			281,570
101-6025-424-6020	Protective Clothing	RFF for PD (3) Police Officers - protective equipment			4,500
101-6025-424-6070	Minor Furniture and Equipment	RFF for PD (3) Police Officers - furniture			6,000
101-6025-424-7025	Major Furniture and Equipment	RFF for PD (3) Police Officers - radio			18,000
101-0515-410-8020	Transfer to Computer/Software	Reallocated from Fiduciary for computer setup new positions	N/A		39,800
101-0515-410-8023	Transfer to Equipment Replacement	Reallocated from Fiduciary for new positions vehicles	N/A		542,000
Final Additional Budget Requests					
101-0515-410-1013	Temporary Employee	Move interns all to Human Resources			(30,902)
101-2610-410-1013	Temporary Employee	Move interns all to Human Resources			34,902
101-5520-441-1013	Temporary Employee	Move interns all to Human Resources			(4,000)
101-3005-415-1009	Salary and Benefits	Increase for distributions changes between GF and SAD Admin Fund (227)			24,701
101-0515-410-8001	Transfer to Other Fund	Reduce transfer to other fund			(600,000)
101-0515-410-8001	Transfer to Other Fund	Increase transfer to Fund 364 to balance fund			19,201
101-0515-410-8004	Transfer to RioVision Cable	Decrease transfer based on increase revenue based on actual collections in FY25			(10,000)
101-0515-410-8004	Transfer to RioVision Cable	Decrease transfer based on actual cash is higher than estimated			(13,576)
101-0515-410-8006	Transfer to Infrastructure	Move NSIP Phase 9 funds to 2026 GO Bond Road Projects	N/A		2,300,000

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
General Fund

Division /Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
101-0515-410-8008	Transfer to Debt Serv. Bonds	Increase transfer to Fund 430 2025 SSGRT Rev Bond D/S per closing documents and decrease transfer to Fund 610 MPEC Debt based on cash			1,502,881
101-0515-410-8011	Transfer to Debt Serv. Loans	Reduce transfer based on cash in Fund 429 paying agent fee is in Fiduciary and should not be in Fund			(1,605)
101-0515-410-8021	Transfer to MPEC	Reduce transfer based on cash in Fund 601			(75,693)
101-0515-410-8026	Transfer to Building Replacement	Phase I and Phase II CoRR Police Department Office Conversion	N/A		962,862
101-0515-410-8026	Transfer to Building Replacement	SROW Amendment and Operational Annex Final Design	N/A		1,310,000
101-0515-410-8027	Transfer to Corrections Fund	Decrease transfer based on actual revenue in FY25			(20,000)
101-0515-410-8027	Transfer to Corrections Fund	Decrease transfer based on actual cash is higher than projected			(196)
101-0510-410-3207	Contract Services	Increase Civic Plus for CommonLook Bundle Plug-in Remediation Tool	N/A		14,433
101-0515-410-5005	Memberships & Subscriptions	MRCOG FY26 Membership Dues increase due to changes in RR populations	N/A		3,446
101-3003-415-3106	Memberships & Subscriptions	Increase ClearGov software based on contract	N/A		7,437
101-3003-415-3106	Technological Initiatives	Increase for GRT forecast	FS2690		8,500
101-3003-415-3207	Contract Services	Increase for GRT forecast	FS2690		6,500
101-3515-450-1013	Temporary Employees	Move After School Program to Libraries Department	No Project		(50,000)
101-3515-450-6053	Program Supplies	Move After School Program to Libraries Department	No Project		(25,000)
101-4505-450-1013	Temporary Employees	Move After School Program to Libraries Department	LB2608		50,000
101-4505-450-6053	Program Activities	Move After School Program to Libraries Department	LB2608		10,000
101-4505-450-6070	Minor Furniture and Equipment	Move After School Program to Libraries Department	LB2608		15,000
101-5505-441-5031	Rent	New Lease Agreement increase to $90k per year			6,000
101-5515-441-3207	Contract Services	Move NSIP Phase 9 funds to 2026 GO Bond Road Projects	PW2656		(2,300,000)
101-5515-441-3207	Contract Services	NSIP Phase 8 budget shortfall and addition of Blue Gama Drive	PW2553		300,000
101-5520-441-1021	Overtime	Increase to ensure after hour emergencies can be handled			3,000
101-5520-441-1027	Other Pay	Increase standby pay to ensure after hour emergencies can be handled			26,000
101-5520-441-3201	Professional Services	Increase New (Periodic/Cyclical) Update all districts' pavement assessment, every other year. Increase based on vendor increase.	N/A		110,000
101-5520-441-5038	Rep/Maintenance Infrastructure	FY25 cash roll forward for insurance recoveries related to traffic signals	N/A		41,705
101-5520-441-7025	Major Furniture and Equipment	Reusable temporary traffic signal	N/A		35,000
101-6025-424-1017	SDWI Overtime	Recognize Sandoval County DWI grant distribution	PS2642		36,000
101-6025-424-3207	Contract Services	Decrease to add back to Fund 241 LEPF Grant reduced in error			(7,500)
101-6530-423-3201	Professional Services	Increase for Fire Plan Reviews- FMO			60,000
Utilities Adjustments					
101	Insurance	Adjustment based on year to date trend analysis			-
101	Telephone Services	Adjustment based on year to date trend analysis			(11,000)
101	PNM Electric	Adjustment based on year to date trend analysis			61,600
101	Natural Gas	Adjustment based on year to date trend analysis			(19,500)
101	Water (Sewer)	Adjustment based on year to date trend analysis			5,000
101	Cellular Phone Service	Adjustment based on year to date trend analysis			(4,748)
		Increase (Decrease) Fund Balance			**3,730,258**
101-0515-410-9001	Ending Fund Balance - Unreserved	Changes based on Final FY24 budget			1,344,402
101-0515-410-9002	Ending Fund Balance - Reserved	Changes based on Final FY24 budget			(185,450)
		Ending Fund Balance			1,158,952

Changes from Balanced to Final

Revenue:	4,889,210
Expenditures:	
Personal Services	(591,489)
Material & Services	(1,692,927)
Capital	59,000
Transfers Out	5,955,674
EFB	1,158,952

CITY OF RIO RANCHO
UTILITY FUNDS BUDGET SUMMARY
FOR THE PERIOD 7/1/2025 To 6/30/2026

FUND NUMBER AND TITLE	BEG FUND BALANCE	REVENUES	OPERATING TRANSFERS	EXPENDITURE	ENDING FUND BALANCE
501 Department of Utilities	$ 16,754,335	$ 59,826,833	(30,044,201)	$ 33,538,061	$ 12,998,906
512 Equipment Replacement Fund	70,443		240,115	310,558	-
532 Debt Service / NMFA Loan	322,394	80,000	3,273,360	3,273,361	402,393
533 Utility 2009 Ref. Debt Service	5,322,573	300,000	3,948,347	5,292,350	4,278,570
540 CIF Water Operation	1,455,918	-	8,996,084	8,996,084	1,455,918
542 Water Rights Fund	209,496	3,560,000	(2,038,705)	1,730,791	-
545 Water Impact Fees	4,620,691	2,361,421		4,167,843	2,814,269
550 CIF Wastewater	1,496,758	-	15,625,000	15,625,000	1,496,758
552 Effluent Fund	4,112			4,112	-
555 Wastewater - Impact Fees	2,063,057	1,215,677		2,033,470	1,245,264
UTILITY TOTAL	**$ 32,319,777**	**$ 67,343,931**	**$ -**	**$ 74,971,630**	**$ 24,692,078**

WATER AND WASTEWATER UTILITY FIVE YEAR FINANCIAL PLAN
FY 2026 FINAL BUDGET

Line No.	Description	2025 Actual		2026 Budget		2027		2028		2029		2030	
		$	YoY % CHG	$	YoY % CHG	$	YoY % CHG	$	YoY % CHG	$	YoY % CHG	$	YoY % CHG
	SOURCES												
1	**Beginning Balance**	**27,762,952**	**-16%**	**16,754,335**	**-40%**	**20,455,106**	**22%**	**23,725,752**	**16%**	**39,536,812**	**67%**	**57,153,585**	**45%**
	Revenues												
2	Water	28,567,740	3%	29,979,435	5%	31,206,744	4%	32,480,127	4%	33,801,230	4%	35,171,754	4%
3	Wastewater	25,487,502	4%	26,172,848	3%	27,368,767	5%	28,606,713	5%	29,888,061	4%	29,888,061	0%
4	Total Rate Revenue	54,055,242	4%	56,152,283	4%	58,575,511	4%	61,086,840	4%	63,689,291	4%	65,059,816	2%
5	Miscellaneous Revenue	3,421,886	15%	2,681,550	-22%	2,681,550	0%	2,681,550	0%	2,681,550	0%	2,681,550	0%
6	Interest and Investment Income	1,691,717	13%	993,000	-41%	993,000	0%	993,000	0%	993,000	0%	993,000	0%
7	Total Recurring Revenue	59,168,845	5%	59,826,833	1%	62,250,061	4%	64,761,390	4%	67,363,841	4%	68,734,366	2%
8	Intergovernmental Grants	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A
9	Other Non-recurring	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A
10	Total Non-recurring Revenue	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A
11	**Total Revenue**	**59,168,845**	**5%**	**59,826,833**	**1%**	**62,250,061**	**4%**	**64,761,390**	**4%**	**67,363,841**	**4%**	**68,734,366**	**2%**
12	Transfer from Other Fund	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A
13	**Total Sources**	**86,931,797**	**-3%**	**76,581,168**	**-12%**	**82,705,167**	**8%**	**88,487,141**	**7%**	**106,900,654**	**21%**	**125,887,951**	**18%**
	USES												
	Operating & Maintenance Expense												
14	Water	19,605,186	38%	18,102,183	-8%	19,405,266	7%	20,343,796	5%	20,367,701	0%	21,354,017	5%
15	Wastewater	11,854,412	38%	11,066,718	-7%	11,733,529	6%	12,301,018	5%	12,911,855	5%	12,911,855	0%
16	**Total Recurring Expense**	**31,459,598**	**38%**	**29,168,901**	**-7%**	**31,138,795**	**7%**	**32,644,814**	**5%**	**33,279,556**	**2%**	**34,265,872**	**3%**
17	Non-recurring Expense	0	N/A	655,898	N/A	0	N/A	0	N/A	0	N/A	0	N/A
18	**Total O&M Expense**	**31,459,598**	**28%**	**29,824,799**	**-5%**	**31,138,795**	**4%**	**32,644,814**	**5%**	**33,279,556**	**2%**	**34,265,872**	**3%**
	Non-Operating Expense												
19	Franchise Fee	1,062,907	2%	1,105,364	4%	1,153,365	4%	1,203,117	4%	1,281,201	6%	1,308,110	2%
20	PILOT - Property Tax	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A
21	City G&A	2,233,752	-7%	2,607,898	17%	2,642,885	1%	2,698,386	2%	2,776,853	3%	2,812,908	1%
22	**Total Non-Operating Expense**	**3,296,659**	**-4%**	**3,713,262**	**13%**	**3,796,250**	**2%**	**3,901,502**	**3%**	**4,058,053**	**4%**	**4,121,018**	**2%**
	Debt Service												
	Existing Senior												
23	Water	5,099,288	-4%	3,964,388	-22%	3,961,688	0%	3,965,888	0%	3,965,513	0%	3,961,013	0%
24	Wastewater	1,699,763	-4%	1,321,463	-22%	1,320,563	0%	1,321,963	0%	1,320,338	0%	1,320,338	0%
	Existing Subordinate												
25	Water	20,305	0%	20,305	0%	20,305	0%	20,305	0%	20,305	0%	20,305	0%
26	Wastewater	1,216,350	0%	1,214,350	0%	1,216,350	0%	1,217,150	0%	1,215,950	0%	1,215,950	0%
	Proposed Debt Service												
27	Water	0	N/A	0	N/A	2,939,233	N/A	2,940,457	0%	2,937,082	0%	2,936,706	0%
28	Wastewater	0	N/A	0	N/A	2,939,233	N/A	2,940,457	0%	2,937,082	0%	2,936,706	0%
29	**Total Debt Service**	**8,035,705**	**-3%**	**6,520,505**	**-19%**	**12,397,371**	**90%**	**12,406,218**	**0%**	**12,396,268**	**0%**	**12,391,017**	**0%**
30	**Capital**	**16,406**	**N/A**	**0**	**N/A**	**0**	**N/A**	**0**	**N/A**	**0**	**N/A**	**0**	**N/A**
	Transfers To / (From)												
31	Water Capital Fund	15,891,919	56%	8,996,084	-43%	5,106,678	-43%	6,047,740	18%	3,397,584	-44%	4,280,986	26%
32	Vehicle Replacement Fund	1,754,170	-24%	240,115	-86%	919,198	283%	1,037,394	13%	2,435,496	N/A	1,553,596	N/A
33	Debt Service Fund (a)	(430,080)	N/A	(1,337,503)	N/A		N/A		N/A		N/A		N/A
34	Wastewater Capital Fund	2,542,756	-81%	15,625,000	514%	13,405,822	-14%	1,073,864	-92%	2,500,000	133%	2,500,000	0%
35	Effluent Fund	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A
36	Water Rights Fund	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A	0	N/A
37	**Total Transfers**	**19,758,765**	**-21%**	**23,523,696**	**19%**	**19,431,698**	**-17%**	**8,158,998**	**-58%**	**8,333,080**	**2%**	**8,334,582**	**0%**
38	**Total Uses**	**62,567,133**	**2%**	**63,582,262**	**2%**	**66,764,114**	**5%**	**57,111,533**	**-14%**	**58,066,957**	**2%**	**59,112,489**	**2%**
39	Annual Surplus (Deficiency)	24,364,664	-14%	12,998,907	-47%	15,941,053	23%	31,375,609	97%	48,833,696	56%	66,775,462	37%
40	**Ending Balance**	**20,924,927**	**-16%**	**9,319,643**	**-55%**	**12,188,204**	**31%**	**27,547,703**	**126%**	**44,929,232**	**63%**	**62,792,909**	**40%**
41	**Capital Reserve**	**3,439,737**	**1%**	**3,679,264**	**7%**	**3,752,849**	**2%**	**3,827,906**	**2%**	**3,904,464**	**2%**	**3,982,553**	**2%**
42	**Target Ending Balance - Total Operations Expense (b)**	**8,310,000**		**8,000,000**		**8,330,000**		**8,710,000**		**8,890,000**		**9,140,000**	
	Revenue Bond Debt Service Coverage												
43	Senior (c)	374.7%		518.3%		538.9%		556.3%		592.3%		599.4%	
44	Senior & Subordinate (d)	317.0%		420.1%		229.6%		237.1%		252.6%		255.5%	

(a) Amounts account for cash available from roll forward to pay towards debt service.
(b) Target balance changed to 90 days in FY2020 pursuant to the 2018 Rate Study. Rate Study and Rating Agency methodology excludes PILOT in the calculation of operating expense.
(c) Rate revenue, miscellaneous revenue, and interest/investment income less O&M expense, divided by total senior debt service.
(d) Rate revenue, miscellaneous revenue, and interest/investment income less O&M expense, divided by total senior and subordinate debt service.

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
Utility Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Revenue Adjustments					
501-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(3,262,025)	
501-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*7,344,496*	
		TOTAL REVENUE		***4,082,471***	
Expenditure Adjustments					
501 Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*7,344,496*
501-7025-540-5056	Electric Service	Adjustment based on year to date trend analysis			(400,000)
501-7025-540-5502	Cell Phone Service	Adjustment based on year to date trend analysis			(7,000)
501-7035-550-5056	Electric Service	Adjustment based on year to date trend analysis			(100,000)
501-7035-550-5060	Natural Gas	Adjustment based on year to date trend analysis			(10,000)
501-7035-550-5065	Water-Sewer	Adjustment based on year to date trend analysis			(9,000)
501-7035-550-5502	Cell Phone Service	Adjustment based on year to date trend analysis			(5,000)
501-7045-540-5056	Electric Service	Adjustment based on year to date trend analysis			(5,000)
501-7060-505-8008	Transfer to Debt Service	Decrease based on cash available in Fund 533 Debt Service			(1,337,503)
501-7060-505-6535	G & A Costs	Increase based on reconfiguration of percent, plus an increase of 4% COLA and 15% medical			19,372
501-7005-505-9001	Ending Fund Balance - Unreserved	Decrease based on cash available and final adjustments			(1,407,894)
		TOTAL EXPENDITURES			**4,082,471**
Utilities Equipment Replacement (512)					
512-0000-305-0000	Beginning Fund Balance	Decrease based on actual cash available		(365,557)	
512-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*1,602,361*	
512- Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*1,602,361*
512-0000-505-7015	Vehicles and Heavy Equipment	Decrease FY2026 vehicles and heavy equipment	WA2661		(365,557)
Debt Service/NMFA Loan Fund (532)					
532-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		24,959	
532-0000-505-6530	Interest	Increase based on amortization schedule			1
532-0000-505-9001	Ending Fund Balance - Unreserved	Increase EFB based on actual cash			24,329
532-0000-505-9005	Ending Fund Balance - Reserve - Bond/Loan	Increase based on FY 2025 cash reserve			629
Utility 2009 Ref Debt Service Fund (533)					
533-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		153,054	
533-0000-392-1200	Transfer from Other Fund	Decrease based on actual cash available		(1,337,503)	
533-0000-505-6530	Interest	Increase for DW-5270 Loan			6,500
533-0000-505-9001	Ending Fund Balance	Decrease for DW-5270 Loan			(6,500)
533-0000-505-9001	Ending Fund Balance	Decrease based on actual cash available			(1,184,449)
CIF Water Fund (540)					
540-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,455,918	
540-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*25,254,385*	
540 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*25,254,385*
540-7130-545-9001	Ending Fund Balance - Unreserved	Increase based on actual cash balance			1,455,918
Water Rights Acquisition Fund (542)					
542-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		209,496	
542-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*3,594,006*	
542 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*3,594,006*
542-0000-540-7045	Water Rights	Increase Water Rights Based on cash available	WA2662		209,496
Impact Fees - Water Fund (545)					
545-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(4,712,120)	
545-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*5,247,965*	
545 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*5,247,965*
545-0000-442-9001	Ending Fund Balance	Decrease EFB based on cash available			(4,712,120)
CIF Wastewater Fund (550)					
550-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,496,758	
550-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*25,810,133*	
550 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*25,810,133*
550-7235-550-9001	Ending Fund Balance - Unreserved	Increase based on actual cash balance			1,496,758
Effluent Fund (Fund 552)					
552-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		4,112	
552-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*89,657*	
552 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*89,657*
552-0000-442-7037	Infrastructure	Increase infrastructure based on cash available	WA2367		4,112

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
Utility Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Wastewater Impact Fees Fund (555)					
555-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(70,124)	
555-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*2,286,516*	
555 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*2,286,516*
555-0000-555-9001	Ending Fund Balance	Decrease EFB based on cash available			(70,124)

CITY OF RIO RANCHO
MULTI-PURPOSE EVENT CENTER FUNDS BUDGET SUMMARY
FOR THE PERIOD 7/1/2025 To 6/30/2026

	FUND NUMBER AND TITLE	BEG FUND BALANCE	REVENUES	OPERATING TRANSFERS	EXPENDITURE	ENDING FUND BALANCE
601	Multi - Purpose Event Centre Fund	$ 455,757	$ 1,055,491	$ 691,796	$ 1,977,961	$ 225,083
610	MPEC Debt Service Fund	229,498	-	1,694,316	1,923,814	-
	MPEC TOTAL	**$ 685,255**	**$ 1,055,491**	**$ 2,386,112**	**$ 3,901,775**	**$ 225,083**

Multi-Purpose Event Center
Summary

July 1, 2025 to June 30, 2026

	FY 2025 Adopted Budget	FY 2026 Final Budget	Percentage Change
Beginning Fund Balance	$ 1,488,032	$ 685,255	-53.9%
Revenues			
Surcharge	619,116	627,518	1.4%
Miscellaneous	45,000	427,973	851.1%
Transfer from Other Fund	190,000	-	
Transfer from General Fund	1,446,399	2,386,112	65.0%
Total Revenues	$ 2,300,515	$ 3,441,603	49.6%
Total Sources	$ 3,788,547	$ 4,126,858	8.9%
Expenditures			
Materials and Services	$ 1,715,069	$ 1,977,961	
Debt Service	1,923,478	1,923,814	
Total Expenditures	$ 3,638,547	$ 3,901,775	7.2%
Ending Fund Balance - Unreserved	$ 150,000	$ 225,083	
Total EFB	$ 150,000	$ 225,083	50.1%
Total	$ 3,788,547	$ 4,126,858	8.9%

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
Multi-Purpose Event Center Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Multi Purpose Event Fund (601)					
601-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		86,154	
601-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*2,426,843*	
601 - Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*2,426,843*
601-0000-392-3000	Transfer From General Fund	Decrease transfer from GF based on cash available		(75,693)	
601-0000-410-6107	Facility Fee	Increase based on actual	NA		25
601-0000-410-6109	MPEC Operating	Put on this line in error should be in EFB	NA		(44,961)
601-0000-410-6625	Intergovernmental	2% NM Tax collected FY25 not paid until FY26			5,314
601-0000-410-9001	Ending Fund Balance - Unreserved	Increase EFB remaining from refund less projects			44,961
601-0000-410-9001	Ending Fund Balance - Unreserved	Increase EFB based on cash available			5,122
Multi Purpose Event Center Debt Service Fund (610)					
610-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		184,470	
610-0000-392-3000	Transfer From General Fund	Decrease transfer from GF based on cash available		(184,470)	

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-0510-410.30-15							
252175	04/10/25	0000959	SANDOVAL ECONOMIC ALLIANCE CORP		75,000.00	43,750.00	31,250.00
25 101-0510-410.32-01							
250853	08/30/24	0006816	VAN SCOYOC ASSOCIATES INC		25,500.00	23,150.28	2,349.72
252069	03/20/25	0008536	POLICY CONFLUENCE, INC DBA POLCO		21,300.00		21,300.00
			ACCOUNT TOTAL		46,800.00	23,150.28	23,649.72
25 101-0510-410.32-07							
250169	07/11/24	0006882	UNIVERSAL INFORMATION SERVICES INC		3,876.00	3,553.00	323.00
25 101-0510-410.50-30							
252084	03/24/25	0009770	MARLIN LEASING CORPORATION		1,407.65	844.59	563.06
25 101-0510-410.60-50							
250055	07/05/24	0005643	UNIFIED OFFICE SERVICES		800.00	451.97	348.03
25 101-0512-410.60-53							
250085	07/09/24	0005467	DELUXE DESIGN INC		1,500.00	1,230.00	270.00
25 101-0515-410.30-25							
250070	07/08/24	0000790	NM SELF INSURERS FUND		596,791.72	543,689.24	53,102.48
25 101-0515-410.32-03							
250559	07/31/24	0001430	MODRALL SPERLING ROEHL HARRIS		10,818.75	1,308.53	9,510.22
231725	07/01/24	0007141	THE BARELA-GUTIERREZ LAW FIRM LLC		2,154.00		2,154.00
231706	07/01/24	0007621	TELECOM LAW FIRM, P.C.		27,441.45	19,218.15	8,223.30
241039	07/01/24	0009120	VRAPI WEEKS PA		9,632.94	226.01	9,406.93
241469	07/01/24	0009299	NM LOCAL GOVERNMENT LAW, LLC		76,154.99	36,019.30	40,135.69
241698	07/01/24	0009358	BAKER & HOSTETLER, LLP		6,819.00		6,819.00
			ACCOUNT TOTAL		133,021.13	56,771.99	76,249.14
25 101-0515-410.32-07							
252508	06/11/25	0004756	COOPERATIVE EDUCATIONAL SRVCS		55,840.64		55,840.64
25 101-0515-410.40-40							
231846	07/01/24	0005467	DELUXE DESIGN INC	AD2394	25,000.00		25,000.00
25 101-0515-410.50-25							
250643	08/08/24	0001271	PITNEY BOWES-PURCHASE POWER CORP		60,723.64	51,322.60	9,401.04
25 101-0515-410.50-40							
250689	08/13/24	0000064	BOB TURNER/POWER FORD CORPORATION		1,000.00	24.40	975.60
250094	07/09/24	0000081	CLARK TRUCK EQUIPMENT CO INC		6,000.00	5,823.69	176.31
250538	07/29/24	0000143	PURCELL TIRE & RUBBER CO		80,000.00	62,247.44	17,752.56
250054	07/05/24	0000199	GENUINE PARTS CO CORP/NAPA		40,000.00	35,709.32	4,290.68
250165	07/10/24	0000238	RELIABLE CHEVROLET INC		3,000.00	2,220.89	779.11
250053	07/05/24	0000249	RIO RANCHO TOWING INC		13,000.00	12,993.33	6.67
250075	07/08/24	0000311	WEST MESA LOCK AND SAFE LLC		500.00	188.01	311.99
250684	08/13/24	0000328	MCT INDUSTRIES INC		25,000.00	2,382.85	22,617.15
250690	08/13/24	0000648	ROSEDALE MOTORSPORTS LLC		1,000.00		1,000.00

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
250063	07/08/24	0001011 CHALMERS FORD INC/ MHQ OF NM		145,000.00	131,186.42	13,813.58
250988	09/09/24	0001011 CHALMERS FORD INC/ MHQ OF NM		10,000.00	5,673.26	4,326.74
250160	07/10/24	0001640 WEST MESA AUTO CRAFT INC		6,500.00		6,500.00
250164	07/10/24	0002995 MELLOY DODGE/ALBQ MOTOR CO INC		75,000.00	73,776.70	1,223.30
250074	07/08/24	0003266 US DISTRIBUTING INC		19,000.00	15,594.44	3,405.56
250073	07/08/24	0003924 ADVANCE AUTO PARTS/ADVANCE STORES		2,000.00	11.39	1,988.61
250925	09/09/24	0003980 PITRE BUICK		5,000.00	1,805.03	3,194.97
251791	02/11/25	0004057 R&S HONDA		5,000.00	4,342.35	657.65
250161	07/10/24	0005596 CORLEYS ALBQ LINCOLN MERCURY VOLVO		25,000.00	19,816.76	5,183.24
250052	07/05/24	0005848 AUTOZONE INC		39,500.00	29,866.85	9,633.15
250688	08/13/24	0005953 O'REILLY AUTOMOTIVE STORES, INC		1,500.00	25.51	1,474.49
252103	03/26/25	0006272 SIDDONS MARTIN EMERGENCY GRP LLC		5,000.00		5,000.00
251869	02/20/25	0006554 SOUTHWEST AMBULANCE SALES		5,000.00		5,000.00
250189	07/11/24	0006748 BATTERY SYSTEMS INC		17,000.00	13,745.98	3,254.02
251381	11/22/24	0007042 BF HOLDINGS LLC/LATITUDES		1,500.00		1,500.00
250187	07/11/24	0007662 MARD INC-DBA AMERICAN TIRE & SERV		1,950.00	1,580.80	369.20
250188	07/11/24	0007687 ALL AROUND GLASS & TINT LLC		6,000.00	5,253.19	746.81
250159	07/10/24	0007776 WAC UPFITTERS LLC		24,000.00	19,271.97	4,728.03
250686	08/13/24	0007900 CIBOLA UPHOLSTERY INC		3,000.00	628.00	2,372.00
250064	07/08/24	0008128 GPI NM-SC, LLC /SANDIA BMW		45,000.00	35,343.39	9,656.61
251225	10/25/24	0008486 TNTX LLC		20,000.00	4,099.51	15,900.49
251864	02/19/25	0008953 ALL TRAFFIC SOLUTIONS, INC.		5,000.00	137.50	4,862.50
251648	01/15/25	0009138 MVD SPECIALISTS LLC DBA MVD NOW		907.18	616.87	290.31
250924	09/09/24	0009531 SANDERS CUSTOM PAINT, LLC		1,500.00	250.00	1,250.00
252190	04/15/25	0009795 ROCKY MOUNTAIN DESIGN GROUP INC.		2,000.00	1,740.48	259.52
		ACCOUNT TOTAL		640,857.18	486,356.33	154,500.85
25 101-0515-410.50-50						
250023	07/02/24	0004253 CENTURY LINK CORP		83,506.00	76,040.73	7,465.27
25 101-0515-410.50-55						
250554	07/30/24	0000134 PNM ELECTRIC SERVICES CORP		140,000.00	129,531.66	10,468.34
25 101-0515-410.50-60						
250555	07/30/24	0007318 SYMMETRY ENERGY SERVICES, LLC.		1,469.00	1,419.72	49.28
25 101-0515-410.55-01						
250024	07/02/24	0004483 CENTURY LINK CORP/52187		50.00	37.60	12.40
25 101-0515-410.55-02						
250523	07/26/24	0000814 VERIZON WIRELESS		33,223.00	25,986.11	7,236.89
25 101-0515-410.60-60						
250050	07/05/24	0008777 TACENERGY, LLC.		950,000.00	761,716.48	188,283.52
25 101-1005-411.50-21						
252059	03/19/25	0002950 CWA STRATEGIC COMMUNICATIONS INC		28,944.42	27,524.74	1,419.68
25 101-1005-411.60-50						
252243	04/28/25	0000391 SANDIA OFFICE SUPPLY INC		175.00	149.71	25.29
251315	11/14/24	0009242 AMAZON CAPITAL SERVICES, INC.		200.00	107.64	92.36
		ACCOUNT TOTAL		375.00	257.35	117.65

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-1005-411.60-70						
252489	06/10/25	0009001 ATMOSPHERE COMMERCIAL		556.38		556.38
25 101-1505-411.32-07						
250639	08/08/24	0009109 ICC CODIFICATION, INC.		5,000.00	3,557.93	1,442.07
25 101-1505-411.40-67						
252340	05/14/25	0009242 AMAZON CAPITAL SERVICES, INC.		400.00	369.10	30.90
25 101-1505-411.50-01						
250627	08/08/24	0007726 ALBUQUERQUE PUBLISHING COMPANY		3,766.88	3,408.90	357.98
25 101-1505-411.50-30						
250642	08/08/24	0006238 WELLS FARGO FINANCIAL LEASING INC		2,474.03	2,283.72	190.31
251037	09/27/24	0009610 DAHILL OFFICE TECHNOLOGY CORP.		1,716.00	1,584.00	132.00
		ACCOUNT TOTAL		4,190.03	3,867.72	322.31
25 101-1505-411.60-50						
252349	05/15/25	0000391 SANDIA OFFICE SUPPLY INC		175.00	169.32	5.68
251314	11/14/24	0009242 AMAZON CAPITAL SERVICES, INC.		100.00	9.75	90.25
252347	05/15/25	0009242 AMAZON CAPITAL SERVICES, INC.		150.00	36.11	113.89
		ACCOUNT TOTAL		425.00	215.18	209.82
25 101-1705-412.32-01						
251537	12/19/24	0009691 ORTIZ INTERPRETING, LLC		1,074.39	1,074.30	.09
25 101-1705-412.32-03						
250267	07/15/24	0008857 LAW OFFICE OF JEDIDIAH J. GLAZENER		93,742.06	85,919.27	7,822.79
25 101-1705-412.32-07						
250268	07/15/24	0008862 AQUA3, LLC		1,189.25	501.89	687.36
250324	07/18/24	0009513 STERICYCLE, INC.		537.19	376.62	160.57
		ACCOUNT TOTAL		1,726.44	878.51	847.93
25 101-1705-412.50-30						
252051	04/03/25	0003317 DOCUMENT SOLUTIONS INC		762.03	707.06	54.97
25 101-1705-412.50-37						
250994	09/23/24	0009610 DAHILL OFFICE TECHNOLOGY CORP.		4,687.20	4,296.60	390.60
25 101-1705-412.50-50						
250023	07/02/24	0004253 CENTURY LINK CORP		2,450.00	2,135.97	314.03
25 101-1705-412.50-55						
250554	07/30/24	0000134 PNM ELECTRIC SERVICES CORP		15,949.34	15,906.07	43.27
25 101-1705-412.50-60						
250555	07/30/24	0007318 SYMMETRY ENERGY SERVICES, LLC.		1,800.00	1,498.11	301.89
25 101-1705-412.60-50						
252314	05/12/25	0000391 SANDIA OFFICE SUPPLY INC		1,547.02	1,463.74	83.28

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
250574	08/01/24	0005643 UNIFIED OFFICE SERVICES		2,500.00	2,236.05	263.95
252177	04/10/25	0005643 UNIFIED OFFICE SERVICES		1,000.00	997.28	2.72
		ACCOUNT TOTAL		5,047.02	4,697.07	349.95
25 101-2005-414.31-06						
250102	07/09/24	0007735 WEST PUBLISHING CORPORATION		27,112.80	25,978.86	1,133.94
241916	07/01/24	0009430 IID GROUPE INC		26,860.00	6,312.50	20,547.50
		ACCOUNT TOTAL		53,972.80	32,291.36	21,681.44
25 101-2005-414.32-01						
250104	07/09/24	0007721 OLD REPUBLIC NATL TITLE INSUR CO-RR		11,713.11	7,292.55	4,420.56
252083	03/24/25	0009789 WISSING, STEPHEN J		320.00	213.32	106.68
		ACCOUNT TOTAL		12,033.11	7,505.87	4,527.24
25 101-2005-414.32-03						
250105	07/09/24	0006788 HOLCOMB LAW OFFICE CORPORATION		10,787.50	5,013.34	5,774.16
25 101-2005-414.50-30						
251154	10/15/24	0009610 DAHILL OFFICE TECHNOLOGY CORP.		149.12	47.38	101.74
25 101-2005-414.60-50						
250103	07/09/24	0005643 UNIFIED OFFICE SERVICES		1,000.00	915.94	84.06
25 101-2610-410.31-06						
250174	07/11/24	0006798 PAYCHEX BENEFIT TECHNOLOGIES INC		15,844.00	15,831.62	12.38
251843	02/17/25	0009749 BENETRAC		13,951.50	13,800.50	151.00
		ACCOUNT TOTAL		29,795.50	29,632.12	163.38
25 101-2610-410.32-07						
250170	07/11/24	0001257 CONCENTRA OCC HEALTH CENTERS OF SW		55,510.00	54,523.08	986.92
251788	02/11/25	0004428 SAMBA HOLDINGS INC		8,740.59	4,670.73	4,069.86
250179	07/11/24	0006123 ROCKY MOUNTAIN RESERVE		6,300.00	6,021.60	278.40
252259	05/01/25	0006329 GLOBAL SPECTRUM LP		3,600.00	2,400.00	1,200.00
250264	07/15/24	0006761 MB SUPERHOLD COMPANY, INC.		20,100.00	12,657.86	7,442.14
250220	07/12/24	0006788 HOLCOMB LAW OFFICE CORPORATION		5,000.00	4,835.98	164.02
250423	07/22/24	0008204 ABQ DRUG TESTING INC.		10,600.00	10,002.66	597.34
250015	07/02/24	0009513 STERICYCLE, INC.		238.00	188.31	49.69
		ACCOUNT TOTAL		110,088.59	95,300.22	14,788.37
25 101-2610-410.50-30						
251748	02/04/25	0009610 DAHILL OFFICE TECHNOLOGY CORP.		316.47	10.42	306.05
251989	03/10/25	0009770 MARLIN LEASING CORPORATION		2,342.47	2,060.40	282.07
		ACCOUNT TOTAL		2,658.94	2,070.82	588.12
25 101-2610-410.60-50						
252447	05/29/25	0009242 AMAZON CAPITAL SERVICES, INC.		284.99	214.99	70.00
252490	06/10/25	0009242 AMAZON CAPITAL SERVICES, INC.		320.95		320.95
		ACCOUNT TOTAL		605.94	214.99	390.95
25 101-2610-410.60-53						
250182	07/11/24	0001756 DIONS PIZZA		2,062.00	1,711.60	350.40

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
252554	06/17/25 0005467	DELUXE DESIGN INC		100.00	95.00	5.00
252490	06/10/25 0009242	AMAZON CAPITAL SERVICES, INC.		1,145.08		1,145.08
		ACCOUNT TOTAL		3,307.08	1,806.60	1,500.48
25 101-3001-415.32-01						
250038	07/03/24 0001430	MODRALL SPERLING ROEHL HARRIS		5,409.38	2,115.07	3,294.31
251649	01/15/25 0008660	PFM ASSET MANAGEMENT, LLC		53,718.75	37,500.03	16,218.72
251769	02/06/25 0008775	REDW, LLC.		32,288.75	30,135.01	2,153.74
251745	01/31/25 0009295	GOVERNMENT PORTFOLIO ADVISORS, LLC		50,864.38	21,354.21	29,510.17
		ACCOUNT TOTAL		142,281.26	91,104.32	51,176.94
25 101-3001-415.50-30						
252051	03/19/25 0003317	DOCUMENT SOLUTIONS INC		4,173.40	4,145.05	28.35
250017	07/02/24 0006238	WELLS FARGO FINANCIAL LEASING INC		2,635.56	2,413.88	221.68
251002	09/23/24 0009610	DAHILL OFFICE TECHNOLOGY CORP.		2,384.69	1,971.71	412.98
		ACCOUNT TOTAL		9,193.65	8,530.64	663.01
25 101-3003-415.32-01						
251453	12/06/24 0008597	GONZALES, E. SUSAN		50,000.00	34,157.08	15,842.92
25 101-3005-415.32-07						
250032	07/03/24 0004166	RESPOND NEW MEXICO		4,413.00	3,677.50	735.50
250015	07/02/24 0009513	STERICYCLE, INC.		238.00	188.31	49.69
		ACCOUNT TOTAL		4,651.00	3,865.81	785.19
25 101-3006-415.32-07						
250014	07/02/24 0009307	NSURE HEALTHCARE SERVICES		16,239.04	13,998.90	2,240.14
25 101-3010-415.50-01						
250003	07/01/24 0007726	ALBUQUERQUE PUBLISHING COMPANY		3,500.00	2,371.10	1,128.90
25 101-3020-410.31-06						
251770	02/07/25 0000386	SUPERION, LLC		18,088.00	8,624.54	9,463.46
252453	05/30/25 0000386	SUPERION, LLC		6,704.26		6,704.26
251796	02/11/25 0000979	JUSTICE SYSTEMS, LLC		3,000.00		3,000.00
252172	04/09/25 0005847	ARDHAM TECHNOLOGIES, INC.		22,529.99	22,529.98	.01
252503	06/11/25 0007923	SHI INTERNATIONAL CORP.		1,904.87		1,904.87
250607	08/06/24 0008754	ICC COMMUNITY DEVELOPMENT SOLUTIONS		9,669.60	4,824.25	4,845.35
250725	08/15/24 0009545	RINGCENTRAL, INC		300,296.73	288,335.65	11,961.08
250951	09/16/24 0009606	SECURIN INC		42,975.00	38,927.16	4,047.84
		ACCOUNT TOTAL		405,168.45	363,241.58	41,926.87
25 101-3020-410.32-07						
250273	07/16/24 0005647	E&M INTERNATIONAL INC		836.95		836.95
251691	01/23/25 0005847	ARDHAM TECHNOLOGIES, INC.		1,432.37		1,432.37
252579	06/23/25 0008550	DYNAMIC COMMSOURCE INC/ALB CABLING		1,718.23		1,718.23
241532	07/01/24 0009313	SENSIBLE IT SOLUTIONS, LLC		8,060.85	5,199.86	2,860.99
241577	07/01/24 0009340	TIOF LLC		5,000.00	792.35	4,207.65
252460	06/02/25 0009494	MANERI TRAFFIC CONTROL, INC		12,906.58		12,906.58
		ACCOUNT TOTAL		29,954.98	5,992.21	23,962.77

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-3020-410.50-30							
250534	07/29/24	0000248	RIO RANCHO STORAGE AND SERVICE INC		1,330.00	1,320.00	10.00
25 101-3020-410.50-45							
250022	07/02/24	0002420	SPARKLIGHT		125,751.06	124,635.28	1,115.78
250541	07/29/24	0008183	FIBER PLATFORM, LLC		13,422.80	10,342.80	3,080.00
			ACCOUNT TOTAL		139,173.86	134,978.08	4,195.78
25 101-3020-410.60-50							
252272	05/02/25	0000391	SANDIA OFFICE SUPPLY INC		921.51	918.29	3.22
25 101-3020-410.60-70							
252528	06/12/25	0005847	ARDHAM TECHNOLOGIES, INC.		3,373.43		3,373.43
25 101-3505-450.30-25							
250070	07/08/24	0000790	NM SELF INSURERS FUND		109,692.91	109,594.71	98.20
25 101-3505-450.32-07							
252487	06/10/25	0004756	COOPERATIVE EDUCATIONAL SRVCS		3,953.70		3,953.70
252488	06/10/25	0004756	COOPERATIVE EDUCATIONAL SRVCS		2,718.17		2,718.17
			ACCOUNT TOTAL		6,671.87		6,671.87
25 101-3505-450.50-01							
252497	06/10/25	0006499	CLEAR CHANNEL OUTDOOR	PR2512	3,069.88		3,069.88
252499	06/10/25	0009809	IHEARTMEDIA ENTERTAINMENT INC	PR2512	3,766.87		3,766.87
252498	06/10/25	0009812	AGM-NEVADA, LLC	PR2512	2,152.50		2,152.50
			ACCOUNT TOTAL		8,989.25		8,989.25
25 101-3505-450.50-50							
250023	07/02/24	0004253	CENTURY LINK CORP		18,350.00	15,802.16	2,547.84
25 101-3505-450.50-55							
250554	07/30/24	0000134	PNM ELECTRIC SERVICES CORP		185,999.75	183,952.19	2,047.56
25 101-3505-450.50-60							
250555	07/30/24	0007318	SYMMETRY ENERGY SERVICES, LLC.		38,224.00	35,488.38	2,735.62
25 101-3505-450.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		19,000.00	17,690.06	1,309.94
251096	03/06/25	0007064	T-MOBILE USA INC		1,128.75	830.69	298.06
			ACCOUNT TOTAL		20,128.75	18,520.75	1,608.00
25 101-3505-450.60-70							
252312	05/09/25	0000081	CLARK TRUCK EQUIPMENT CO INC		3,580.18		3,580.18
25 101-3510-450.32-07							
250372	07/19/24	0009117	MALONE, LISA		870.25	451.24	419.01
25 101-3510-450.50-35							
250388	07/19/24	0007175	LEE'S ELECTRIC MOTOR REPAIR INC		2,151.25	1,720.39	430.86
250387	07/19/24	0007228	IAB MECHANICAL LLC		3,226.88	3,223.93	2.95

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
250389	07/19/24 0008512	RGZ ELECTRIC LLC		1,613.44	1,074.37	539.07
250913	09/09/24 0009590	COMMERCIAL ENERGY SPECIALISTS, LLC		1,999.00		1,999.00
		ACCOUNT TOTAL		8,990.57	6,018.69	2,971.88
25 101-3510-450.60-53						
250371	07/19/24 0000553	LESLIES SWIMMING POOL SUPPLIES INC		3,498.00	2,520.57	977.43
252325	05/13/25 0003036	LOWES HOME CENTERS INC		1,500.00	1,138.45	361.55
250461	07/24/24 0009341	PVS DX, INC.		4,125.00	3,175.94	949.06
250462	07/24/24 0009341	PVS DX, INC.		8,945.00	6,859.10	2,085.90
		ACCOUNT TOTAL		18,068.00	13,694.06	4,373.94
25 101-3510-450.60-70						
252325	05/13/25 0003036	LOWES HOME CENTERS INC		1,000.00	958.10	41.90
25 101-3511-450.32-07						
250398	07/22/24 0006613	WINSTON, MOSES B IV		1,547.10	1,321.51	225.59
250403	07/22/24 0007152	GONZALES, CARLY		2,836.35	2,481.82	354.53
250401	07/22/24 0007157	HOLLINGSWORTH, BEVERLY ANN		4,190.07	3,771.05	419.02
250402	07/22/24 0007946	GRUNDSTROM, JEANNETTE		2,675.19	2,127.28	547.91
250399	07/22/24 0008627	WILLIAMS, CAROL		2,546.27	2,288.43	257.84
250400	07/22/24 0009117	MALONE, LISA		2,675.19	1,837.20	837.99
250801	08/21/24 0009532	THILL, NANCY		2,610.72	2,223.97	386.75
		ACCOUNT TOTAL		19,080.89	16,051.26	3,029.63
25 101-3511-450.50-35						
250392	07/19/24 0007175	LEE'S ELECTRIC MOTOR REPAIR INC		3,764.69	243.23	3,521.46
250364	07/19/24 0007228	IAB MECHANICAL LLC		8,151.25	8,142.15	9.10
250393	07/19/24 0008512	RGZ ELECTRIC LLC		3,384.38	2,763.63	620.75
250915	09/09/24 0009590	COMMERCIAL ENERGY SPECIALISTS, LLC		3,000.00	24.00	2,976.00
		ACCOUNT TOTAL		18,300.32	11,173.01	7,127.31
25 101-3511-450.50-37						
250370	07/19/24 0000894	FITNESS SUPERSTORE/JJW INC		1,166.00	714.64	451.36
250365	07/19/24 0003644	ELECTRIC MOTOR CO		5,378.13	1,179.05	4,199.08
250669	08/12/24 0008665	ALL RITE CONSTRUCTION, INC.		3,361.88		3,361.88
		ACCOUNT TOTAL		9,906.01	1,893.69	8,012.32
25 101-3511-450.50-50						
250023	07/02/24 0004253	CENTURY LINK CORP		11,500.00	9,988.14	1,511.86
25 101-3511-450.50-55						
250554	07/30/24 0000134	PNM ELECTRIC SERVICES CORP		112,099.75	103,844.17	8,255.58
25 101-3511-450.50-60						
250555	07/30/24 0007318	SYMMETRY ENERGY SERVICES, LLC.		41,300.00	37,981.52	3,318.48
25 101-3511-450.60-53						
252380	05/19/25 0000314	W W GRAINGER INC		2,760.82	1,003.61	1,757.21
250363	07/19/24 0000553	LESLIES SWIMMING POOL SUPPLIES INC		5,000.00	2,002.77	2,997.23
252329	05/13/25 0003036	LOWES HOME CENTERS INC		1,992.86	1,602.06	390.80
250914	09/09/24 0009590	COMMERCIAL ENERGY SPECIALISTS, LLC		15,565.00	14,404.97	1,160.03
		ACCOUNT TOTAL		25,318.68	19,013.41	6,305.27

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-3511-450.60-70							
252380	05/19/25	0000314	W W GRAINGER INC		4,250.00	88.76	4,161.24
252329	05/13/25	0003036	LOWES HOME CENTERS INC		1,380.44	893.07	487.37
			ACCOUNT TOTAL		5,630.44	981.83	4,648.61
25 101-3515-450.32-07							
252517	06/12/25	0004756	COOPERATIVE EDUCATIONAL SRVCS		4,512.38		4,512.38
25 101-3515-450.50-21							
250473	07/24/24	0003914	ASPEN PRINTING COMPANY INC		1,000.00	193.24	806.76
252468	06/04/25	0005467	DELUXE DESIGN INC		836.40	778.50	57.90
			ACCOUNT TOTAL		1,836.40	971.74	864.66
25 101-3515-450.60-20							
252507	06/11/25	0006576	TURBO CONSULTING SERVICE LLC		2,915.00	2,911.75	3.25
25 101-3515-450.60-53							
250651	08/09/24	0008574	DIGITAL CREATIONS NM LLC		2,000.00	1,613.98	386.02
25 101-3526-452.32-07							
250310	07/17/24	0000305	WASTE MANAGEMENT OF NEW MEXICO INC		3,500.00	2,177.59	1,322.41
25 101-3526-452.50-37							
252064	03/19/25	0004756	COOPERATIVE EDUCATIONAL SRVCS		3,733.45		3,733.45
25 101-3526-452.50-39							
252545	06/16/25	0000663	THE PLAYWELL GROUP, INC		1,455.94		1,455.94
252531	06/12/25	0003142	API GROUP LIFE SAFETY USA		12,226.38		12,226.38
252591	06/24/25	0004756	COOPERATIVE EDUCATIONAL SRVCS		25,207.42		25,207.42
252384	05/19/25	0006462	CREATIVE RECREATIONAL DESIGNS INC		6,182.41		6,182.41
252537	06/13/25	0007935	ARIZONA RECREATION DESIGN INC.		14,887.63		14,887.63
252494	06/10/25	0009849	ENDOTO CORP		4,505.00		4,505.00
			ACCOUNT TOTAL		64,464.78		64,464.78
25 101-3526-452.70-25							
251369	11/22/24	0008969	COUFAL-PRATER EQUIPMENT, LLC	PR2515	115,462.26		115,462.26
252008	03/12/25	0008969	COUFAL-PRATER EQUIPMENT, LLC	PR2515	22,674.17		22,674.17
			ACCOUNT TOTAL		138,136.43		138,136.43
25 101-3540-450.32-01							
250325	07/18/24	0002223	NM DEPT OF AGRICULTURE		1,400.00	1,050.00	350.00
250327	07/18/24	0002544	ALLEN, BRUCE P		1,077.52	1,074.36	3.16
250223	07/12/24	0005804	VENTANA ANIMAL CLINIC		10,762.50	3,807.40	6,955.10
250326	07/18/24	0008827	ROUTE 66 VETERINARY EMERGENCY		1,077.50		1,077.50
251656	01/17/25	0009467	PETROGLYPH VETERINARY HOLDINGS PC		2,148.75	1,943.04	205.71
			ACCOUNT TOTAL		16,466.27	7,874.80	8,591.47
25 101-3540-450.32-07							
250452	07/24/24	0008323	TRILOGY MEDWASTE WEST LLC		483.00	361.25	121.75
25 101-3540-450.50-37							
250882	09/04/24	0007832	ADVANCED LAUNDRY SYSTEMS, LLC		993.90	290.09	703.81

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-3540-450.60-10						
251680	01/23/25	0005804 VENTANA ANIMAL CLINIC		53,812.50	39,891.94	13,920.56
251679	01/23/25	0009467 PETROGLYPH VETERINARY HOLDINGS PC		32,231.25	15,918.01	16,313.24
		ACCOUNT TOTAL		86,043.75	55,809.95	30,233.80
25 101-3540-450.60-53						
250281	07/16/24	0007953 RIO GRANDE SERVICE INC		13,000.00	10,565.40	2,434.60
25 101-4005-450.32-07						
250028	07/03/24	0005537 RIGGS, CAROLYN		4,656.00	3,443.50	1,212.50
250029	07/03/24	0008738 CALLEN-TARR, CHRISTA ANN		2,127.36	1,211.39	915.97
250030	07/03/24	0008805 ELRICA ART LLC		2,320.92	1,697.51	623.41
250031	07/03/24	0008823 TAE JIN LLC		3,140.00	2,012.00	1,128.00
250027	07/03/24	0008851 BEAUTIFUL JOURNEY HEALTH COACHING		13,960.53	13,443.74	516.79
250039	07/03/24	0008852 ZEN MEDIC WELLNESS, LLC		9,312.00	2,667.37	6,644.63
251737	01/30/25	0009727 YOGA BY JULIA, LLC		1,955.52	1,606.16	349.36
252158	04/08/25	0009777 BODY ZEN, LLC		859.60	279.36	580.24
		ACCOUNT TOTAL		38,331.93	26,361.03	11,970.90
25 101-4005-450.40-21						
252309	05/09/25	0009242 AMAZON CAPITAL SERVICES, INC.		1,000.00	997.64	2.36
25 101-4005-450.50-35						
250098	07/09/24	0000923 AMERICAN WASTE REMOVAL INC		3,480.10	3,340.11	139.99
250248	07/15/24	0007262 JEWELLS MECHANICAL CORPORATION		3,302.28	2,770.10	532.18
250956	09/17/24	0009588 BDJ GENERAL CONTRACTOR LLC		3,330.57	1,719.00	1,611.57
		ACCOUNT TOTAL		10,112.95	7,829.21	2,283.74
25 101-4005-450.60-50						
252309	05/09/25	0009242 AMAZON CAPITAL SERVICES, INC.		800.00	547.55	252.45
25 101-4005-450.60-53						
252309	05/09/25	0009242 AMAZON CAPITAL SERVICES, INC.		500.00	404.29	95.71
25 101-4505-450.31-06						
251301	11/13/24	0005568 SHARP ELECTRONICS CORPORATION		2,826.00	2,576.00	250.00
25 101-4505-450.32-07						
252567	06/20/25	0004561 WESTSIDE GLASS INC		4,265.47		4,265.47
250119	07/10/24	0005602 UNIQUE MANAGEMENT SERVICES INC		4,399.40	3,749.20	650.20
251390	11/26/24	0006998 ABQ COMPUTER &ELECTRONICS RECYCLING		188.38		188.38
250042	07/05/24	0007064 T-MOBILE USA INC		4,299.19	3,912.44	386.75
		ACCOUNT TOTAL		13,152.44	7,661.64	5,490.80
25 101-4505-450.40-19						
252323	05/13/25	0009242 AMAZON CAPITAL SERVICES, INC.		750.00	715.45	34.55
25 101-4505-450.40-23						
251865	02/19/25	0004720 EXPLORA		376.03		376.03
251866	02/19/25	0004720 EXPLORA		376.03	350.00	26.03
252323	05/13/25	0009242 AMAZON CAPITAL SERVICES, INC.		825.00	821.46	3.54

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
252128	04/02/25 0009460	NEW MEXICO JAZZ WORKSHOP, INC		933.92		933.92
252093	03/26/25 0009792	TONI AUSTIN-ALLEN		268.59		268.59
		ACCOUNT TOTAL		2,779.57	1,171.46	1,608.11
25 101-4505-450.40-28						
252323	05/13/25 0009242	AMAZON CAPITAL SERVICES, INC.		1,710.00	1,457.42	252.58
25 101-4505-450.40-34						
252323	05/13/25 0009242	AMAZON CAPITAL SERVICES, INC.		413.00	405.24	7.76
25 101-4505-450.40-70						
252323	05/13/25 0009242	AMAZON CAPITAL SERVICES, INC.		1,395.00	1,316.93	78.07
25 101-4505-450.50-25						
250835	08/28/24 0001271	PITNEY BOWES-PURCHASE POWER CORP		9,450.85	9,108.33	342.52
25 101-4505-450.50-30						
250501	07/26/24 0005326	PITNEY BOWES		2,110.20	1,582.65	527.55
250440	07/24/24 0005568	SHARP ELECTRONICS CORPORATION		10,741.08	10,091.35	649.73
250441	07/24/24 0005568	SHARP ELECTRONICS CORPORATION		11,115.20	10,828.55	286.65
		ACCOUNT TOTAL		23,966.48	22,502.55	1,463.93
25 101-4505-450.50-50						
250023	07/02/24 0004253	CENTURY LINK CORP		17,400.00	14,689.03	2,710.97
25 101-4505-450.50-55						
250554	07/30/24 0000134	PNM ELECTRIC SERVICES CORP		68,549.96	69,639.44	1,089.48-
25 101-4505-450.50-60						
250555	07/30/24 0007318	SYMMETRY ENERGY SERVICES, LLC.		15,845.00	15,301.86	543.14
25 101-4505-450.55-02						
250523	07/26/24 0000814	VERIZON WIRELESS		2,516.00	2,238.06	277.94
25 101-4505-450.60-50						
252296	05/07/25 0000391	SANDIA OFFICE SUPPLY INC		1,000.00	793.89	206.11
250123	07/10/24 0009137	CINTAS CORPORATION DBA		200.00	99.68	100.32
252304	05/08/25 0009242	AMAZON CAPITAL SERVICES, INC.		750.00	671.67	78.33
		ACCOUNT TOTAL		1,950.00	1,565.24	384.76
25 101-4505-450.60-53						
252296	05/07/25 0000391	SANDIA OFFICE SUPPLY INC		1,250.00	1,007.38	242.62
252304	05/08/25 0009242	AMAZON CAPITAL SERVICES, INC.		750.00	716.03	33.97
		ACCOUNT TOTAL		2,000.00	1,723.41	276.59
25 101-5005-434.30-25						
250070	07/08/24 0000790	NM SELF INSURERS FUND		18,833.48	18,490.41	343.07
25 101-5005-434.32-01						
220993	07/01/24 0000968	DEKKER, LTD.		106,360.23	86,708.48	19,651.75

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-5005-434.32-07							
220993	07/01/24	0000968	DEKKER, LTD.		373.84		373.84
25 101-5005-434.50-01							
250156	07/10/24	0007726	ALBUQUERQUE PUBLISHING COMPANY		5,058.38	4,216.73	841.65
25 101-5005-434.50-30							
252051	05/07/25	0003317	DOCUMENT SOLUTIONS INC		801.00	794.88	6.12
250488	07/25/24	0006641	CANON SOLUTIONS AMERICA INC		7,648.82	6,691.04	957.78
			ACCOUNT TOTAL		8,449.82	7,485.92	963.90
25 101-5005-434.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		22,730.68	21,405.62	1,325.06
251096	10/03/24	0007064	T-MOBILE USA INC		3,661.00	3,185.71	475.29
			ACCOUNT TOTAL		26,391.68	24,591.33	1,800.35
25 101-5030-434.32-01							
220993	07/01/24	0000968	DEKKER, LTD.		13,800.06		13,800.06
25 101-5035-434.32-01							
220993	07/01/24	0000968	DEKKER, LTD.		62,295.39	55,578.76	6,716.63
25 101-5040-434.32-07							
220993	07/01/24	0000968	DEKKER, LTD.		1,711.00		1,711.00
25 101-5501-441.30-25							
250070	07/08/24	0000790	NM SELF INSURERS FUND		75,145.05	71,019.78	4,125.27
25 101-5501-441.32-01							
252456	06/02/25	0005928	OLD REPUBLIC NATL TITLE INSUR CO		858.43		858.43
252516	06/12/25	0006803	FIDELITY NATIONAL TITLE OF NM INC		322.88		322.88
252265	05/01/25	0009281	CBRE,INC.-VALUATION & ADVISORY SVCS		3,874.50		3,874.50
			ACCOUNT TOTAL		5,055.81		5,055.81
25 101-5501-441.50-50							
250023	07/02/24	0004253	CENTURY LINK CORP		2,553.00	2,209.07	343.93
25 101-5501-441.50-55							
250554	07/30/24	0000134	PNM ELECTRIC SERVICES CORP		289,859.00	286,323.58	3,535.42
25 101-5501-441.50-60							
250555	07/30/24	0007318	SYMMETRY ENERGY SERVICES, LLC.		10,863.00	10,516.32	346.68
25 101-5501-441.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		25,953.00	23,595.58	2,357.42
25 101-5505-441.32-07							
251144	10/15/24	0005431	GREAT WESTERN SPECIALITY SYSTEMS	PR2275	607.94	606.63	1.31
252590	06/24/25	0004528	B & D INDUSTRIES INC	PW2240	12,263.01		12,263.01
250932	09/10/24	0005875	INDUSTRIAL WATER ENGINEERING INC	PW2240	11,771.35	8,619.96	3,151.39
250866	09/03/24	0009575	OTIS ELEVATOR COMPANY	PW2240	5,000.00	3,813.18	1,186.82

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
251755	02/05/25	0009701	ORTEGA'S PROPANE SERVICE, INC	PW2240	1,000.00	392.23	607.77
232139	07/01/24	0008894	YEAROUT MECHANICAL, LLC	PW2282	55,279.18		55,279.18
250770	08/20/24	0009576	ENGINEERING ECONOMICS, INC	PW2282	19,338.75	13,778.87	5,559.88
250631	08/08/24	0000108	J D ZENTZ INC	PW2378	100,563.98	84,425.30	16,138.68
252374	05/19/25	0001112	SAFETY COUNSELING DBA BRAZAS FIRE	PW2378	3,822.63	2,943.33	879.30
250820	08/23/24	0004528	B & D INDUSTRIES INC	PW2378	20,000.00		20,000.00
250787	08/21/24	0005431	GREAT WESTERN SPECIALITY SYSTEMS	PW2378	532.74		532.74
250436	07/24/24	0008525	SOUTHWEST PEST CONTROL LLC	PW2378	27,219.87	24,369.29	2,850.58
			ACCOUNT TOTAL		257,399.45	138,948.79	118,450.66
25 101-5505-441.50-11							
252127	04/02/25	0009023	BRIGHTLY SOFTWARE, INC		1,611.56		1,611.56
25 101-5505-441.50-35							
241114	07/01/24	0001515	TK ELEVATOR CORPORATION	PW2240	1,188.88		1,188.88
251624	04/14/25	0004528	B & D INDUSTRIES INC	PW2240	1,909.25		1,909.25
251669	01/17/25	0004528	B & D INDUSTRIES INC	PW2240	8,768.54	7,403.07	1,365.47
252443	05/28/25	0009500	AUTOMATED LOGIC CONTRACTING	PW2240	4,596.77		4,596.77
250536	07/29/24	0000108	J D ZENTZ INC	PW2378	10,000.00	9,995.96	4.04
250886	09/05/24	0000279	SUMMIT ELECTRIC SUPPLY CO INC	PW2378	7,789.00	7,225.64	563.36
250113	07/10/24	0000311	WEST MESA LOCK AND SAFE LLC	PW2378	15,371.00	13,987.50	1,383.50
252182	04/15/25	0000314	W W GRAINGER INC	PW2378	4,186.00	704.48	3,481.52
250443	07/24/24	0000599	ATLAS PUMPING CO INC	PW2378	1,500.00	1,224.80	275.20
250429	07/23/24	0001272	BOB GARRECHT SUPPLY INC	PW2378	10,000.00	9,154.42	845.58
250099	07/09/24	0003036	LOWES HOME CENTERS INC	PW2378	20,738.00	20,732.38	5.62
252192	04/15/25	0003036	LOWES HOME CENTERS INC	PW2378	6,317.00	1,718.98	4,598.02
250820	08/23/24	0004528	B & D INDUSTRIES INC	PW2378	16,076.00	6,106.47	9,969.53
250787	08/21/24	0005431	GREAT WESTERN SPECIALITY SYSTEMS	PW2378	1,312.00	1,311.99	.01
252592	06/24/25	0008629	WIZER ELECTRIC, LLC	PW2378	264.49		264.49
250669	08/12/24	0008665	ALL RITE CONSTRUCTION, INC.	PW2378	128,500.00	107,566.22	20,933.78
252397	05/20/25	0008814	ELEVATED FIRE SAFETY LLC	PW2378	10,000.00	370.66	9,629.34
252209	04/18/25	0009031	IDN GLOBAL, INC.	PW2378	1,296.00	661.13	634.87
252589	06/24/25	0009242	AMAZON CAPITAL SERVICES, INC.	PW2378	2,500.00		2,500.00
252088	03/25/25	0009723	COWTOWN MATERIAL, INC.	PW2378	1,333.00	1,279.01	53.99
			ACCOUNT TOTAL		253,645.93	189,442.71	64,203.22
25 101-5505-441.60-53							
252505	06/11/25	0009242	AMAZON CAPITAL SERVICES, INC.		6,300.00		6,300.00
25 101-5510-441.32-07							
250443	07/24/24	0000599	ATLAS PUMPING CO INC		1,037.00	1,036.77	.23
252087	03/25/25	0008600	RJ'S CARPET CLEANING, LLC		19,044.01	16,938.02	2,105.99
252210	04/18/25	0008600	RJ'S CARPET CLEANING, LLC		29,629.83	17,889.38	11,740.45
252561	06/18/25	0008665	ALL RITE CONSTRUCTION, INC.		6,776.89		6,776.89
250722	08/15/24	0009137	CINTAS CORPORATION DBA		4,001.12	3,949.90	51.22
250836	08/28/24	0009234	NEW HORIZON WINDOW CLEANING		13,778.86	12,999.94	778.92
251774	02/07/25	0009604	HIREQUEST INC		17,625.60	15,569.28	2,056.32
251391	11/26/24	0009638	CULLIGAN BY AQUA 1		3,164.05	1,385.55	1,778.50
252280	05/02/25	0009638	CULLIGAN BY AQUA 1		1,585.55	250.00	1,335.55
			ACCOUNT TOTAL		96,642.91	70,018.84	26,624.07

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-5510-441.50-37							
250887	09/05/24	0005321	BRADY INDUSTRIES OF NM CORPORATION		2,000.00	700.53	1,299.47
25 101-5510-441.60-54							
252193	04/15/25	0000314	W W GRAINGER INC		2,313.00	1,930.42	382.58
250115	07/10/24	0005321	BRADY INDUSTRIES OF NM CORPORATION		40,000.00	39,596.10	403.90
252589	06/24/25	0009242	AMAZON CAPITAL SERVICES, INC.		2,500.00		2,500.00
			ACCOUNT TOTAL		44,813.00	41,526.52	3,286.48
25 101-5512-441.32-07							
250776	08/20/24	0000267	THERMO FLUIDS INC/CLEAN HARBORS		1,300.00	563.95	736.05
250279	07/16/24	0004508	PRUDENTIAL OVERALL SUPPLY		5,675.00	5,671.90	3.10
252546	06/16/25	0009577	QUAG'S EQUIPMENT CORPORATION		757.43		757.43
			ACCOUNT TOTAL		7,732.43	6,235.85	1,496.58
25 101-5512-441.50-30							
250438	07/24/24	0000996	PACIFIC OFFICE AUTOMATION INC		891.24	890.33	.91
25 101-5512-441.50-37							
250190	07/11/24	0000450	KACHINA PETROLEUM EQPT CO		1,800.00	243.32	1,556.68
250547	07/30/24	0009275	AIR COMPRESSOR SOLUTIONS, INC		2,510.00	2,509.57	.43
252548	06/16/25	0009577	QUAG'S EQUIPMENT CORPORATION		650.00		650.00
			ACCOUNT TOTAL		4,960.00	2,752.89	2,207.11
25 101-5512-441.60-20							
251868	02/19/25	0005813	BOOT BARN		450.00	260.49	189.51
25 101-5515-441.31-06							
251032	09/26/24	0009502	GPS INSIGHT INC		3,898.68	3,519.63	379.05
25 101-5515-441.32-07							
251982	03/06/25	0003751	ALTOR CONSTRUCTION INC		81,749.19		81,749.19
252493	06/10/25	0003751	ALTOR CONSTRUCTION INC		4,915.27	4,077.26	838.01
250558	07/31/24	0003863	CINTAS CORPORATION NO 2		2,882.88	2,832.74	50.14
250295	07/16/24	0009137	CINTAS CORPORATION DBA		3,150.00	3,143.83	6.17
252104	03/27/25	0009515	GAYLORD PAVING, INC	PW2405	197,882.04	137,657.35	60,224.69
251240	10/30/24	0009528	ABQ ROOFING & CONSTRUCTION, LLC	PW2405	309,113.05	236,328.81	72,784.24
250125	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	30,363.96	26,990.16	3,373.80
250126	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	13,738.86	12,212.35	1,526.51
250127	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	6,811.69	6,053.78	757.91
250128	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	15,008.85	13,341.12	1,667.73
250129	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	9,928.90	8,825.68	1,103.22
250130	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	9,120.78	8,107.28	1,013.50
250131	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	33,596.64	29,863.68	3,732.96
250132	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	18,934.20	16,830.40	2,103.80
250133	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	5,888.07	5,233.84	654.23
250134	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	5,116.59	4,548.12	568.47
250135	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	11,364.13	10,101.44	1,262.69
250136	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	2,692.92	2,393.68	299.24
250137	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	12,979.89	11,537.69	1,442.20
250138	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	8,348.05	7,420.48	927.57

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
250139	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	6,678.45	5,936.41	742.04
250140	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	6,732.30	5,984.24	748.06
250141	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	9,640.66	8,569.44	1,071.22
250142	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	5,116.59	4,548.08	568.51
250143	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	2,639.07	2,345.84	293.23
250144	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	17,019.27	15,128.24	1,891.03
250145	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	3,393.09	3,016.08	377.01
250146	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	2,477.52	2,202.24	275.28
250147	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	7,109.31	6,319.36	789.95
250148	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	4,416.39	3,925.68	490.71
250149	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	13,356.90	11,872.80	1,484.10
250150	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	4,739.58	4,212.96	526.62
250151	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	6,541.38	5,814.48	726.90
250152	07/10/24	0008560	HEADS UP LANDSCAPE CONTRACTORS, LLC	PW2551	16,373.16	14,553.92	1,819.24
252509	06/11/25	0009834	DISMUKE CONSTRUCTION COMPANY	PW2553	243,554.80		243,554.80
			ACCOUNT TOTAL		1,133,374.43	641,929.46	491,444.97
25 101-5515-441.50-30							
251887	02/24/25	0000253	WAGNER EQUIPMENT CORPORATION		6,583.25		6,583.25
251905	02/26/25	0000253	WAGNER EQUIPMENT CORPORATION		8,729.52	8,728.78	.74
250342	07/18/24	0000996	PACIFIC OFFICE AUTOMATION INC		3,419.04	3,411.24	7.80
251905	03/31/25	0000253	WAGNER EQUIPMENT CORPORATION	PW2553	10,277.02	10,235.39	41.63
			ACCOUNT TOTAL		29,008.83	22,375.41	6,633.42
25 101-5515-441.50-37							
250275	07/16/24	0000544	WEST MESA FORESTRY & GARDEN LLC		6,750.00	5,387.93	1,362.07
25 101-5515-441.50-40							
250234	07/15/24	0000040	INLAND KENWORTH (US) INC		6,000.00	5,134.53	865.47
250710	08/14/24	0000081	CLARK TRUCK EQUIPMENT CO INC		5,000.00	4,696.25	303.75
250233	07/15/24	0000199	GENUINE PARTS CO CORP/NAPA		5,000.00	4,990.80	9.20
250228	07/15/24	0000253	WAGNER EQUIPMENT CORPORATION		110,000.00	103,144.13	6,855.87
251372	11/22/24	0000328	MCT INDUSTRIES INC		5,000.00	4,695.21	304.79
250236	07/15/24	0001106	SAFETY-KLEEN SYSTEMS, INC		2,500.00	888.84	1,611.16
250231	07/15/24	0001290	ROBERTS TRUCK CTR NM LLC/SUMMIT GRP		16,700.00	16,489.20	210.80
250237	07/15/24	0001418	ACTION HOSE INC		5,500.00	4,994.92	505.08
250230	07/15/24	0002482	PETES EQUIPMENT REPAIR INC		37,000.00	34,574.23	2,425.77
250235	07/15/24	0002798	PAVEMENT SEALANTS & SUPPLY INC		6,000.00	5,931.35	68.65
251518	12/16/24	0005953	O'REILLY AUTOMOTIVE STORES, INC		11,250.00	10,996.84	253.16
250229	07/15/24	0006584	4 RIVERS HOLDINGS LLC		20,000.00	18,160.28	1,839.72
250450	07/24/24	0006969	BILL WILLIAMS TIRE CENTER CORP		90,000.00	88,998.41	1,001.59
250297	07/16/24	0008375	SENERGY PETROLEUM LLC		10,000.00	8,796.89	1,203.11
250232	07/15/24	0008486	TNTX LLC		8,000.00	5,400.76	2,599.24
251009	09/24/24	0009254	STEWART & STEVENSON, LLC		22,500.00	21,429.05	1,070.95
			ACCOUNT TOTAL		360,450.00	339,321.69	21,128.31
25 101-5515-441.60-12							
250227	07/15/24	0004165	SANDOVAL COUNTY PUBLIC WORKS		140,000.00	129,009.13	10,990.87
25 101-5515-441.60-20							
251000	09/23/24	0006581	MALLORY SAFETY AND SUPPLY LLC		820.17	721.37	98.80

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252225	04/22/25	0006581	MALLORY SAFETY AND SUPPLY LLC		229.80		229.80
			ACCOUNT TOTAL		1,049.97	721.37	328.60
25 101-5515-441.60-50							
252402	05/21/25	0000391	SANDIA OFFICE SUPPLY INC		250.00	246.46	3.54
25 101-5515-441.60-53							
250239	07/15/24	0000250	RIO RANCHO TRUE VALUE HARDWARE		2,600.00	2,473.72	126.28
250257	07/15/24	0000544	WEST MESA FORESTRY & GARDEN LLC		5,000.00	4,760.78	239.22
251202	10/23/24	0002798	PAVEMENT SEALANTS & SUPPLY INC		7,769.66	6,992.70	776.96
252062	03/19/25	0002798	PAVEMENT SEALANTS & SUPPLY INC		7,769.66	5,438.77	2,330.89
250720	08/15/24	0004928	EWING IRRIGATION PRODUCTS INC		2,000.00	1,662.92	337.08
250721	08/15/24	0006581	MALLORY SAFETY AND SUPPLY LLC		2,750.00	2,624.06	125.94
252118	03/31/25	0008816	JPR CONSTRUCTION LLC		577.20		577.20
250724	08/15/24	0003391	VULCAN MATERIALS CO-WEST REGION CO	PW2553	19,999.99	19,297.42	702.57
250274	07/16/24	0007789	BLACK ROCK SERVICES, LLC	PW2553	88,000.00	84,489.56	3,510.44
			ACCOUNT TOTAL		136,466.51	127,739.93	8,726.58
25 101-5515-441.60-70							
252492	06/10/25	0000199	GENUINE PARTS CO CORP/NAPA		1,029.98	983.94	46.04
25 101-5520-441.32-01							
241623	07/01/24	0000079	HUITT-ZOLLARS INC		10,142.10		10,142.10
251952	06/03/25	0000079	HUITT-ZOLLARS INC		141,218.55	14,976.79	126,241.76
251166	10/18/24	0004649	LEE HOLDINGS INC		91,626.87	29,495.25	62,131.62
241286	07/01/24	0007066	HORROCKS, LLC		2,502.19	2,173.11	329.08
252440	05/28/25	0008241	NV5, INC.		93,289.82		93,289.82
250989	09/19/24	0008297	LA LUZ ENGINEERING LLC		12,785.06	12,054.49	730.57
241052	07/01/24	0008956	DALKIA ENERGY SOLUTIONS, LLC		10,310.48	6,690.14	3,620.34
251004	09/23/24	0009604	HIREQUEST INC		19,235.47	15,681.97	3,553.50
241286	07/01/24	0007066	HORROCKS, LLC	PW2456	32,174.80	28,499.80	3,675.00
250989	01/02/25	0008297	LA LUZ ENGINEERING LLC	PW2556	24,251.75	16,913.78	7,337.97
251004	09/23/24	0009604	HIREQUEST INC	PW2556	14,167.43	10,217.39	3,950.04
			ACCOUNT TOTAL		451,704.52	136,702.72	315,001.80
25 101-5520-441.50-11							
251981	03/06/25	0003604	CONSOLIDATED TRAFFIC CONTROLS INC		1,185.00		1,185.00
25 101-5520-441.50-25							
250923	09/09/24	0003912	UPS STORE 139		465.00	164.26	300.74
25 101-5520-441.50-30							
251317	11/14/24	0000996	PACIFIC OFFICE AUTOMATION INC		1,514.43	1,283.77	230.66
25 101-5520-441.50-37							
251119	10/09/24	0008956	DALKIA ENERGY SOLUTIONS, LLC		66,627.80	40,235.73	26,392.07
251327	11/15/24	0008956	DALKIA ENERGY SOLUTIONS, LLC		25,000.00	5,583.00	19,417.00
			ACCOUNT TOTAL		91,627.80	45,818.73	45,809.07
25 101-5520-441.50-38							
242299	07/01/24	0009099	ROADSAFE TRAFFIC SYSTEMS, INC	PW2462	18,439.20	12,826.99	5,612.21

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
231260	08/23/24	0008956	DALKIA ENERGY SOLUTIONS, LLC	PW2506	34,999.98	36,781.46	1,781.48-
250672	08/13/24	0009099	ROADSAFE TRAFFIC SYSTEMS, INC	PW2561	13,120.97	10,860.52	2,260.45
250672	08/13/24	0009099	ROADSAFE TRAFFIC SYSTEMS, INC	PW2562	223,526.41	142,948.30	80,578.11
250413	07/22/24	0000279	SUMMIT ELECTRIC SUPPLY CO INC	PW2563	4,192.55	3,829.44	363.11
231260	06/24/25	0008956	DALKIA ENERGY SOLUTIONS, LLC	PW2563	1,781.48		1,781.48
			ACCOUNT TOTAL		296,060.59	207,246.71	88,813.88
25 101-5520-441.60-53							
241910	07/01/24	0006564	GADES SALES COMPANY INC	PW2466	469.92	348.68	121.24
252187	04/15/25	0003036	LOWES HOME CENTERS INC	PW2564	2,000.00	878.77	1,121.23
252297	05/07/25	0003288	SAN BAR CONSTRUCTION CO	PW2564	13,553.00		13,553.00
250634	08/08/24	0004492	INTERWEST SAFETY SUPPLY INC	PW2564	19,000.00	13,608.52	5,391.48
251793	02/11/25	0006564	GADES SALES COMPANY INC	PW2564	3,398.58	165.00	3,233.58
250657	08/12/24	0009099	ROADSAFE TRAFFIC SYSTEMS, INC	PW2564	17,805.28	15,048.34	2,756.94
250413	07/22/24	0000279	SUMMIT ELECTRIC SUPPLY CO INC	PW2566	5,927.54	5,927.00	.54
250410	07/22/24	0007419	STUART C. IRBY COMPANY	PW2566	11,589.00	11,584.54	4.46
			ACCOUNT TOTAL		73,743.32	47,560.85	26,182.47
25 101-5520-441.60-70							
250837	08/28/24	0008524	AM SIGNAL, LLC		4,383.60	4,333.60	50.00
25 101-6005-421.30-25							
250070	07/08/24	0000790	NM SELF INSURERS FUND		858,920.06	846,016.43	12,903.63
25 101-6005-421.40-40							
251574	01/02/25	0000814	VERIZON WIRELESS	PS2534	596.00	576.38	19.62
25 101-6005-421.50-30							
252051	03/26/25	0003317	DOCUMENT SOLUTIONS INC		1,722.25	1,472.41	249.84
250065	07/08/24	0007041	DE LAGE LANDEN FINANCIAL SERVICES		4,523.22	4,159.18	364.04
251747	02/04/25	0009610	DAHILL OFFICE TECHNOLOGY CORP.		1,400.00	319.29	1,080.71
252015	03/12/25	0009770	MARLIN LEASING CORPORATION		6,115.22	5,909.56	205.66
			ACCOUNT TOTAL		13,760.69	11,860.44	1,900.25
25 101-6005-421.50-37							
250059	07/05/24	0000839	SOUTHWEST COPY SYSTEMS INC		330.00	124.05	205.95
250060	07/05/24	0000839	SOUTHWEST COPY SYSTEMS INC		960.00	957.25	2.75
251008	09/24/24	0009610	DAHILL OFFICE TECHNOLOGY CORP.		1,716.42	1,156.82	559.60
			ACCOUNT TOTAL		3,006.42	2,238.12	768.30
25 101-6005-421.50-50							
250023	07/02/24	0004253	CENTURY LINK CORP		30,243.00	26,610.81	3,632.19
25 101-6005-421.50-55							
250554	07/30/24	0000134	PNM ELECTRIC SERVICES CORP		65,876.21	65,641.16	235.05
25 101-6005-421.50-60							
250555	07/30/24	0007318	SYMMETRY ENERGY SERVICES, LLC.		5,286.00	5,066.31	219.69
25 101-6005-421.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		13,783.00	2,213.81	11,569.19

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
250377	07/19/24	0007064	T-MOBILE USA INC		122,102.00	111,512.85	10,589.15
			ACCOUNT TOTAL		135,885.00	113,726.66	22,158.34
25 101-6005-421.60-50							
252224	04/22/25	0000391	SANDIA OFFICE SUPPLY INC		1,144.10		1,144.10
250198	07/11/24	0005467	DELUXE DESIGN INC		1,137.19	643.16	494.03
252299	05/08/25	0009242	AMAZON CAPITAL SERVICES, INC.		1,577.57	1,059.16	518.41
			ACCOUNT TOTAL		3,858.86	1,702.32	2,156.54
25 101-6010-421.40-40							
251797	02/11/25	0000979	JUSTICE SYSTEMS, LLC		3,000.00		3,000.00
252255	05/01/25	0009105	CODE 3 TECHNOLOGY, LLC		229,654.60	114,827.30	114,827.30
252391	05/19/25	0009105	CODE 3 TECHNOLOGY, LLC		82,728.80		82,728.80
			ACCOUNT TOTAL		315,383.40	114,827.30	200,556.10
25 101-6010-421.70-25							
251553	12/23/24	0002370	MOTOROLA SOLUTIONS INC	PS2540	870,912.44	217,728.11	653,184.33
25 101-6025-424.32-01							
250293	07/16/24	0006048	PUBLIC SAFETY PSYCHOLOGY GRP LLC		6,457.50	2,486.14	3,971.36
250305	07/17/24	0007283	VERIZON WIRELESS, LLC		100.00		100.00
			ACCOUNT TOTAL		6,557.50	2,486.14	4,071.36
25 101-6025-424.32-07							
250083	07/09/24	0000249	RIO RANCHO TOWING INC		1,074.38	956.42	117.96
252532	06/12/25	0000249	RIO RANCHO TOWING INC		411.81	348.63	63.18
250080	07/09/24	0000615	SUNRISE VETERINARY CLINIC		5,600.00	4,656.55	943.45
250271	07/16/24	0004344	TAS SECURITY SYSTEMS INC		695.38	654.48	40.90
250084	07/09/24	0007160	MASTER TOWING, LLC		322.31		322.31
250069	07/08/24	0007963	A&M TOWING LLC		322.31		322.31
250193	07/11/24	0008142	DARLEY, SHAWN W.		322.31		322.31
250299	07/16/24	0008323	TRILOGY MEDWASTE WEST LLC		1,291.50	1,198.84	92.66
251087	10/03/24	0009622	UNM HOSPITAL		97,499.97	86,666.64	10,833.33
			ACCOUNT TOTAL		107,539.97	94,481.56	13,058.41
25 101-6025-424.40-03							
252530	06/12/25	0000524	KAUFMANS WEST LLC		76.98		76.98
25 101-6025-424.50-05							
250200	07/11/24	0007107	LEXISNEXIS RISK SOLUTIONS FL INC		17,053.68	15,845.40	1,208.28
250532	07/29/24	0007735	WEST PUBLISHING CORPORATION		9,911.40	9,038.70	872.70
250973	09/18/24	0009456	EQUIFAX INC.		921.29	746.74	174.55
			ACCOUNT TOTAL		27,886.37	25,630.84	2,255.53
25 101-6025-424.50-37							
250077	07/09/24	0000311	WEST MESA LOCK AND SAFE LLC		589.19	368.56	220.63
251513	12/16/24	0006351	GLOCK INC		210.00		210.00
250669	08/12/24	0008665	ALL RITE CONSTRUCTION, INC.		2,000.00	1,910.24	89.76
			ACCOUNT TOTAL		2,799.19	2,278.80	520.39
25 101-6025-424.60-12							
250081	07/09/24	0004165	SANDOVAL COUNTY PUBLIC WORKS		57,000.00	50,292.53	6,707.47

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-6025-424.60-20						
250199	07/11/24	0000653 ENTENMANN ROVIN CO		5,500.00	1,858.90	3,641.10
252533	06/12/25	0008614 ACK ENTERPRISES INC/ANARCHY OUTDOOR		1,249.62		1,249.62
252017	03/13/25	0008882 IPS TACTICAL		309.99		309.99
252363	05/15/25	0009240 ALM SUITS & K9 EQUIPMENT		1,750.00		1,750.00
		ACCOUNT TOTAL		8,809.61	1,858.90	6,950.71
25 101-6025-424.60-53						
250088	07/09/24	0008808 PET FOOD GONE WILD		3,400.00	2,879.13	520.87
252461	06/02/25	0009748 DELL TECHNOLOGIES		2,379.36		2,379.36
		ACCOUNT TOTAL		5,779.36	2,879.13	2,900.23
25 101-6025-424.60-70						
252523	06/12/25	0000644 BROWNELLS, INC.		2,041.97		2,041.97
252522	06/12/25	0000725 GT DISTRIBUTORS INC		1,855.00		1,855.00
252168	04/09/25	0009804 LOYAL 9 MANUFACTURING LLC		3,988.75		3,988.75
		ACCOUNT TOTAL		7,885.72		7,885.72
25 101-6040-421.50-05						
250087	07/09/24	0000718 NM DEPT OF PUBLIC SAFETY/TRAIN		1,000.00	355.00	645.00
25 101-6040-421.60-53						
252521	06/12/25	0000725 GT DISTRIBUTORS INC		5,383.40		5,383.40
251585	01/02/25	0008401 SALT LAKE WHOLESALE SPORTS INC		5,000.00		5,000.00
		ACCOUNT TOTAL		10,383.40		10,383.40
25 101-6530-423.30-25						
250070	07/08/24	0000790 NM SELF INSURERS FUND		77,397.02	77,394.36	2.66
25 101-6530-423.32-07						
252346	05/14/25	0008323 TRILOGY MEDWASTE WEST LLC		235.54	117.77	117.77
251277	11/05/24	0008678 HORIZONS OF NEW MEXICO		234.89	206.44	28.45
250755	08/19/24	0009530 MERCURY ASSOCIATES, INC		75,786.51	31,703.00	44,083.51
		ACCOUNT TOTAL		76,256.94	32,027.21	44,229.73
25 101-6530-423.50-21						
252288	05/06/25	0008678 HORIZONS OF NEW MEXICO		191.14		191.14
252400	05/20/25	0008678 HORIZONS OF NEW MEXICO		75.33		75.33
		ACCOUNT TOTAL		266.47		266.47
25 101-6530-423.50-37						
250807	08/23/24	0000544 WEST MESA FORESTRY & GARDEN LLC		6,600.00	5,919.26	680.74
250553	07/30/24	0000572 WINDSOR DOOR SALES INC		14,958.00	13,257.54	1,700.46
251766	02/05/25	0009457 STRYKER SALES, LLC		7,500.00		7,500.00
		ACCOUNT TOTAL		29,058.00	19,176.80	9,881.20
25 101-6530-423.50-40						
250471	07/24/24	0000143 PURCELL TIRE & RUBBER CO		13,236.00	11,821.43	1,414.57
252556	06/17/25	0006272 SIDDONS MARTIN EMERGENCY GRP LLC		21,271.17		21,271.17
		ACCOUNT TOTAL		34,507.17	11,821.43	22,685.74

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 101-6530-423.50-50							
250023	07/02/24	0004253	CENTURY LINK CORP		16,443.00	13,738.63	2,704.37
25 101-6530-423.50-55							
250554	07/30/24	0000134	PNM ELECTRIC SERVICES CORP		73,892.00	72,652.66	1,239.34
25 101-6530-423.50-60							
250555	07/30/24	0007318	SYMMETRY ENERGY SERVICES, LLC.		25,279.36	21,391.88	3,887.48
25 101-6530-423.55-02							
250637	08/08/24	0003671	GLOBALSTAR, INC. AND SUBSIDIARY		1,623.84	1,245.84	378.00
251979	03/06/25	0009769	AT&T MOBILITY LLC		20,763.45	11,856.64	8,906.81
			ACCOUNT TOTAL		22,387.29	13,102.48	9,284.81
25 101-6530-423.60-03							
250656	08/06/24	0000552	MATHESON TRI-GAS, INC.		5,000.00	4,580.75	419.25
252473	06/05/25	0000751	BOUND TREE MEDICAL LLC		11,205.00	6,926.56	4,278.44
			ACCOUNT TOTAL		16,205.00	11,507.31	4,697.69
25 101-6530-423.60-12							
251052	10/01/24	0004165	SANDOVAL COUNTY PUBLIC WORKS		29,000.00	26,722.47	2,277.53
25 101-6530-423.60-20							
252414	05/23/25	0002668	BLACK DUCK INC		979.00		979.00
25 101-6530-423.60-50							
252305	05/08/25	0009242	AMAZON CAPITAL SERVICES, INC.		3,500.00	3,097.76	402.24
25 101-6530-423.60-70							
252217	04/21/25	0003036	LOWES HOME CENTERS INC		1,000.00	867.94	132.06
252194	04/15/25	0009769	AT&T MOBILITY LLC		1,431.92		1,431.92
252351	05/15/25	0009820	MES SERVICE COMPANY LLC		17,000.00		17,000.00
			ACCOUNT TOTAL		19,431.92	867.94	18,563.98
25 101-6530-423.70-25							
231773	07/01/24	0002370	MOTOROLA SOLUTIONS INC	FR2343	2,431.14		2,431.14
251564	12/27/24	0009659	SOLUTIONS IN CRITICAL CARE, INC	FR2533	90,598.05	82,198.05	8,400.00
251613	01/07/25	0009684	FERNO WASHINGTON, INC	FR2533	110,867.20	53,425.60	57,441.60
			ACCOUNT TOTAL		203,896.39	135,623.65	68,272.74
			FUND TOTAL		12,498,241.73	8,834,878.49	3,663,363.24
25 201-0000-450.61-05							
250213	07/12/24	0000581	PLANT WORLD		1,500.00	763.16	736.84
250374	07/19/24	0000955	WORTHEN MEMORIALS INC		850.00	384.22	465.78
250375	07/19/24	0007482	RIO WEST DESIGN LLC		1,100.00	746.69	353.31
250212	07/12/24	0008683	ARBOR VALLEY LLC		1,000.00	652.10	347.90
			ACCOUNT TOTAL		4,450.00	2,546.17	1,903.83
			FUND TOTAL		4,450.00	2,546.17	1,903.83

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 206-0000-450.40-20							
250397	07/22/24	0006656	BREWER, SUZANNE		6,392.53	6,016.50	376.03
250483	07/24/24	0008284	LANG, CAROL		3,094.20	1,869.41	1,224.79
250396	07/22/24	0009116	STANFORD, RHONDA		8,154.51	4,963.63	3,190.88
252399	05/20/25	0009116	STANFORD, RHONDA		1,031.40		1,031.40
250482	07/24/24	0009267	RACHEL SHAW		2,965.27	1,418.17	1,547.10
			ACCOUNT TOTAL		21,637.91	14,267.71	7,370.20
25 206-0000-450.40-28							
250479	07/24/24	0008967	QUICKSCORES LLC		565.00	434.00	131.00
251990	03/10/25	0009758	KING MAKER ENTERPRISES		10,571.85	3,438.00	7,133.85
252141	04/03/25	0009758	KING MAKER ENTERPRISES		9,911.11	8,863.59	1,047.52
			ACCOUNT TOTAL		21,047.96	12,735.59	8,312.37
			FUND TOTAL		42,685.87	27,003.30	15,682.57
25 207-0000-434.60-53							
252186	04/15/25	0006557	TREES OF CORRALES WHOLESALE, INC.		4,125.00	4,124.11	.89
252186	04/15/25	0006557	TREES OF CORRALES WHOLESALE, INC.	PR2539	.89-		.89-
			ACCOUNT TOTAL		4,124.11	4,124.11	
			FUND TOTAL		4,124.11	4,124.11	
25 212-0000-410.65-51							
250070	07/08/24	0000790	NM SELF INSURERS FUND		204,013.00	204,012.00	1.00
			FUND TOTAL		204,013.00	204,012.00	1.00
25 220-0000-450.32-07							
250906	09/09/24	0000426	INNOVATIVE INTERFACES INC	LB2404	3,223.13		3,223.13
251690	01/23/25	0009716	BACKSTAGE LIBRARY WORKS, INC	LB2404	6,194.85	1,217.80	4,977.05
			ACCOUNT TOTAL		9,417.98	1,217.80	8,200.18
25 220-0000-450.50-05							
250431	07/24/24	0009094	KANOPY, INC.	LB2404	12,000.00	10,884.00	1,116.00
25 220-0000-450.60-73							
250309	07/17/24	0002142	MIDWEST TAPE LLC	LB2404	45,000.00	31,443.77	13,556.23
25 220-0000-450.70-11							
252596	06/25/25	0008665	ALL RITE CONSTRUCTION, INC.	LB2404	12,228.00		12,228.00
25 220-0000-450.70-25							
251773	02/07/25	0009001	ATMOSPHERE COMMERCIAL	LB2404	27,462.22		27,462.22
			FUND TOTAL		106,108.20	43,545.57	62,562.63
25 223-0000-465.40-40							
221004	07/01/24	0008516	NATURE'S TOOLBOX INC.	AD2143	250,000.00		250,000.00
231846	07/01/24	0005467	DELUXE DESIGN INC	AD2394	25,000.00		25,000.00
			ACCOUNT TOTAL		275,000.00		275,000.00
			FUND TOTAL		275,000.00		275,000.00

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 225-0000-465.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		1,100.00	905.62	194.38
			FUND TOTAL		1,100.00	905.62	194.38
25 226-0000-465.32-07							
252153	04/07/25	0006810	GREATER COMMUNITIES DBA UPUBLIC		27,933.76	20,950.32	6,983.44
250172	07/11/24	0009174	TPUSA, INC		13,650.00	12,390.00	1,260.00
			ACCOUNT TOTAL		41,583.76	33,340.32	8,243.44
			FUND TOTAL		41,583.76	33,340.32	8,243.44
25 227-0000-415.30-21							
250347	07/19/24	0009527	SIMPLIFILE HOLDINGS, INC.		306.40	183.84	122.56
			FUND TOTAL		306.40	183.84	122.56
25 240-0000-412.30-30							
250082	07/09/24	0000670	SANDOVAL COUNTY DETENTION		465,310.00	362,310.00	103,000.00
			FUND TOTAL		465,310.00	362,310.00	103,000.00
25 246-0000-424.32-07							
250529	07/29/24	0006937	ALBERTORIO, ROBERTO ATTY AT LAW		7,749.00	4,520.18	3,228.82
250241	07/15/24	0009111	JAMES HOHMANN		18,264.38	17,163.13	1,101.25
			ACCOUNT TOTAL		26,013.38	21,683.31	4,330.07
25 246-0000-424.70-15							
251916	02/27/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	91,421.68		91,421.68
251963	03/06/25	0002370	MOTOROLA SOLUTIONS INC	PS2530	8,943.56		8,943.56
251906	02/26/25	0007162	CODE 3 SERVICE, LLC	PS2530	89,269.73		89,269.73
			ACCOUNT TOTAL		189,634.97		189,634.97
			FUND TOTAL		215,648.35	21,683.31	193,965.04
25 250-0000-422.30-25							
250070	07/08/24	0000790	NM SELF INSURERS FUND		3,623.93	3,591.78	32.15
25 250-0000-422.32-01							
250621	08/07/24	0002768	UNM MEDICAL GROUP INC		14,355.25	10,765.80	3,589.45
251111	10/08/24	0009628	QUEST DIAGNOSTICS		10,100.00	4,552.06	5,547.94
			ACCOUNT TOTAL		24,455.25	15,317.86	9,137.39
25 250-0000-422.32-07							
252313	05/09/25	0004009	HONEYWELL INTERNATIONAL, INC	FR2557	16,564.86		16,564.86
25 250-0000-422.50-35							
252562	06/18/25	0009845	YOUNG GUNS CONSTRUCTION, LLC	FR2561	11,201.06		11,201.06
25 250-0000-422.60-20							
252414	05/23/25	0002668	BLACK DUCK INC		73.00		73.00

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
251499	12/12/24	0006001	MUNICIPAL EMERGENCY SERVICES INC		5,000.00	4,524.00	476.00
251817	02/14/25	0006001	MUNICIPAL EMERGENCY SERVICES INC		13,280.00	415.00	12,865.00
251969	03/06/25	0006001	MUNICIPAL EMERGENCY SERVICES INC		25,000.00	19,330.00	5,670.00
252213	04/18/25	0006746	SCREEN KINGS LLC		3,941.00		3,941.00
252388	05/19/25	0009820	MES SERVICE COMPANY LLC		854.00		854.00
			ACCOUNT TOTAL		48,148.00	24,269.00	23,879.00
25 250-0000-422.60-70							
252305	05/08/25	0009242	AMAZON CAPITAL SERVICES, INC.		2,000.00	1,386.04	613.96
252351	05/15/25	0009820	MES SERVICE COMPANY LLC		1,210.00		1,210.00
252388	05/19/25	0009820	MES SERVICE COMPANY LLC		317.00		317.00
252520	06/12/25	0003036	LOWES HOME CENTERS INC	FR2559	4,314.72		4,314.72
			ACCOUNT TOTAL		7,841.72	1,386.04	6,455.68
25 250-0000-422.70-11							
252313	05/09/25	0004009	HONEYWELL INTERNATIONAL, INC	FR2557	26,590.46		26,590.46
252553	06/17/25	0008665	ALL RITE CONSTRUCTION, INC.	FR2560	44,570.78		44,570.78
252562	06/18/25	0009845	YOUNG GUNS CONSTRUCTION, LLC	FR2561	129,171.93		129,171.93
			ACCOUNT TOTAL		200,333.17		200,333.17
			FUND TOTAL		312,167.99	44,564.68	267,603.31
25 251-0000-423.50-11							
252555	06/17/25	0009658	SANTA FE COMMUNITY COLLEGE		5,925.00		5,925.00
			FUND TOTAL		5,925.00		5,925.00
25 252-0000-423.70-25							
252431	05/27/25	0009820	MES SERVICE COMPANY LLC	FR2558	2,323.00		2,323.00
			FUND TOTAL		2,323.00		2,323.00
25 257-0000-465.70-37							
251619	01/09/25	0000735	AUI INC	WW2174	11,140,627.00	211,633.05	10,928,993.95
			FUND TOTAL		11,140,627.00	211,633.05	10,928,993.95
25 259-0000-423.70-25							
252431	05/27/25	0009820	MES SERVICE COMPANY LLC	FR2558	9,292.00		9,292.00
25 259-0000-424.40-40							
252566	06/20/25	0009858	LEAD FAUCET TACTICAL	FR2439	25,000.00		25,000.00
25 259-0000-424.70-25							
252407	05/23/25	0009685	COMMUNICATIONS-APPLIED TECH	FR2556	13,011.00		13,011.00
			FUND TOTAL		47,303.00		47,303.00
25 260-0000-511.31-03							
250385	07/19/24	0004169	WASTE MANAGEMENT/LANDFILL INC		1,075.63		1,075.63
250384	07/19/24	0006356	ADVANCED CHEMICAL TRANSPORT INC		13,000.00		13,000.00
			ACCOUNT TOTAL		14,075.63		14,075.63

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 260-0000-511.32-07							
252343	05/14/25	0009725	WASTE CONNECTIONS		1,047.26	375.98	671.28
252345	05/14/25	0009725	WASTE CONNECTIONS		680.90	143.36	537.54
			ACCOUNT TOTAL		1,728.16	519.34	1,208.82
25 260-0000-511.60-20							
252331	05/13/25	0000314	W W GRAINGER INC		200.00		200.00
25 260-0000-511.60-53							
252331	05/13/25	0000314	W W GRAINGER INC		300.00		300.00
250521	07/26/24	0003036	LOWES HOME CENTERS INC		924.02	555.17	368.85
			ACCOUNT TOTAL		1,224.02	555.17	668.85
25 260-0000-511.60-70							
250521	07/26/24	0003036	LOWES HOME CENTERS INC		381.27	282.05	99.22
			FUND TOTAL		17,609.08	1,356.56	16,252.52
25 263-0000-410.70-10							
241503	07/01/24	0002390	WILSON AND COMPANY, INC	PW2402	154,657.63	110,065.41	44,592.22
250619	08/07/24	0004736	SALLS BROTHERS CONSTRUCTION INC	PW2402	1,687,510.57	1,495,579.00	191,931.57
			ACCOUNT TOTAL		1,842,168.20	1,605,644.41	236,523.79
25 263-0000-410.76-10							
250819	08/23/24	0008217	COMPASS ENGINEERING & CONSTRUCTION	PR2318	4,640,332.76	4,558,961.62	81,371.14
			FUND TOTAL		6,482,500.96	6,164,606.03	317,894.93
25 270-0000-443.32-07							
250258	07/15/24	0004165	SANDOVAL COUNTY PUBLIC WORKS	PW2559	19,973.00	19,844.99	128.01
25 270-0000-443.60-53							
251078	10/03/24	0005944	JPR DECORATIVE GRAVEL INC	PW2565	2,845.50	2,581.29	264.21
250259	07/15/24	0005944	JPR DECORATIVE GRAVEL INC	PW2568	9,998.00	6,849.00	3,149.00
			ACCOUNT TOTAL		12,843.50	9,430.29	3,413.21
			FUND TOTAL		32,816.50	29,275.28	3,541.22
25 280-0000-421.50-30							
250108	07/09/24	0008484	TOSHIBA AMERICA BUSINESS SOLUTIONS		2,073.26	1,622.91	450.35
25 280-0000-421.50-50							
250023	07/02/24	0004253	CENTURY LINK CORP		17,290.00	15,584.22	1,705.78
25 280-0000-421.50-55							
250554	07/30/24	0000134	PNM ELECTRIC SERVICES CORP		2,784.93	2,726.76	58.17
25 280-0000-421.50-60							
250555	07/30/24	0007318	SYMMETRY ENERGY SERVICES, LLC.		700.00	245.13	454.87
25 280-0000-421.55-01							
250024	07/02/24	0004483	CENTURY LINK CORP/52187		1,000.00	810.32	189.68

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 280-0000-421.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		5,100.00	4,515.40	584.60
			FUND TOTAL		28,948.19	25,504.74	3,443.45
25 305-0000-442.32-01							
251970	03/06/25	0008241	NV5, INC.	PW2419	5,441.13	2,748.94	2,692.19
25 305-0000-442.32-07							
252597	06/25/25	0009834	DISMUKE CONSTRUCTION COMPANY	PW2688	228,503.75		228,503.75
25 305-0000-442.70-09							
230784	07/01/24	0000277	SANDOVAL COUNTY CLERK	PW2097	1,600.00		1,600.00
211303	07/01/24	0001604	MOSES FARMER GLEN GUTIERREZ WERNTZ	PW2097	36,926.74	21,814.87	15,111.87
201417	07/01/24	0002390	WILSON AND COMPANY, INC	PW2097	75,407.45		75,407.45
241814	07/01/24	0005399	TIERRA RIGHT OF WAY SRVCS LTD CORP	PW2097	17,216.38	12,759.98	4,456.40
231195	07/01/24	0007253	MILLER STRATVERT P.A. CORPORATION	PW2097	132,026.33	86,122.42	45,903.91
242329	07/01/24	0003621	SSCAFCA	PW2183	68,740.00		68,740.00
242329	07/01/24	0003621	SSCAFCA	PW2477	104,818.00		104,818.00
252216	04/21/25	0002390	WILSON AND COMPANY, INC	PW2513	30,947.57		30,947.57
252486	06/10/25	0007721	OLD REPUBLIC NATL TITLE INSUR CO-RR	PW2513	14,593.31		14,593.31
252200	04/17/25	0009785	KAPKE, KRIS A.	PW2513	36,592.51		36,592.51
242329	04/03/25	0003621	SSCAFCA	PW2572	4,194.94		4,194.94
			ACCOUNT TOTAL		523,063.23	120,697.27	402,365.96
25 305-0000-442.70-10							
250900	09/09/24	0000079	HUITT-ZOLLARS INC	LB2508	83,940.92	63,817.88	20,123.04
252514	06/11/25	0000079	HUITT-ZOLLARS INC	PW2077	135,151.00		135,151.00
231873	07/01/24	0005399	TIERRA RIGHT OF WAY SRVCS LTD CORP	PW2077	34,894.03	17,016.83	17,877.20
241388	07/01/24	0000079	HUITT-ZOLLARS INC	PW2142	59,219.55	56,439.60	2,779.95
241741	07/01/24	0003751	ALTOR CONSTRUCTION INC	PW2142	511,842.45	503,258.20	8,584.25
251245	10/30/24	0002390	WILSON AND COMPANY, INC	PW2143	74,093.53	25,800.25	48,293.28
220966	07/01/24	0005825	WESTON SOLUTIONS INC	PW2143	26,861.52		26,861.52
241398	07/01/24	0007253	MILLER STRATVERT P.A. CORPORATION	PW2143	4,047.65	106.29	3,941.36
251274	11/05/24	0008888	VITAL CONSULTING GROUP, LLC	PW2143	55,499.54	55,499.44	.10
221748	02/20/25	0004461	HDR ENGINEERING INC	PW2280	260,682.16		260,682.16
252075	03/21/25	0008241	NV5, INC.	PW2385	415,573.03		415,573.03
251414	11/27/24	0000079	HUITT-ZOLLARS INC	PW2407	17,168.51	2,105.78	15,062.73
251840	02/14/25	0000079	HUITT-ZOLLARS INC	PW2408	340,544.64	41,534.00	299,010.64
251716	01/28/25	0000736	ALBUQUERQUE ASPHALT INC	PW2408	3,713,703.04	1,406,261.34	2,307,441.70
242244	07/01/24	0002390	WILSON AND COMPANY, INC	PW2474	424,194.88	364,897.62	59,297.26
241798	07/01/24	0002390	WILSON AND COMPANY, INC	PW2478	306,131.58	244,737.15	61,394.43
241527	07/01/24	0000736	ALBUQUERQUE ASPHALT INC	PW2479	376,013.25	293,364.28	82,648.97
241887	07/01/24	0000736	ALBUQUERQUE ASPHALT INC	PW2479	1,676,306.65	1,302,139.67	374,166.98
241889	07/01/24	0000736	ALBUQUERQUE ASPHALT INC	PW2479	846,639.85	637,106.38	209,533.47
241613	07/01/24	0000079	HUITT-ZOLLARS INC	PW2480	323,139.32	191,606.67	131,532.65
242322	07/01/24	0005948	COBB, FENDLEY & ASSOCIATES INC	PW2483	143,982.88	134,698.98	9,283.90
251997	03/10/25	0000079	HUITT-ZOLLARS INC	PW2560	189,466.03	28,492.43	160,973.60
251343	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	PW2573	795,071.22		795,071.22
251344	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	PW2573	682,867.55	529,453.95	153,413.60
251345	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	PW2573	1,941,708.02		1,941,708.02

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
251346	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	PW2573	1,427,944.96		1,427,944.96
251347	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	PW2573	978,463.52	779,251.78	199,211.74
251655	01/16/25	0000736	ALBUQUERQUE ASPHALT INC	PW2573	1,061,820.53	345,931.90	715,888.63
252513	06/11/25	0007821	SOUDER MILLER AND ASSOCIATES	PW2573	92,671.24		92,671.24
252484	06/06/25	0008956	DALKIA ENERGY SOLUTIONS, LLC	PW2580	54,447.84		54,447.84
252080	03/21/25	0007214	STANTEC CONSULTING SERVICES INC	PW2584	153,844.28		153,844.28
251998	03/10/25	0000079	HUITT-ZOLLARS INC	PW2585	149,692.67	28,868.46	120,824.21
252609	06/27/25	0002390	WILSON AND COMPANY, INC	PW2587	17,890.50		17,890.50
			ACCOUNT TOTAL		17,375,518.34	7,052,388.88	10,323,129.46
25 305-0000-442.74-01							
210856	07/01/24	0004461	HDR ENGINEERING INC	PW2077	184,383.33	29,872.57	154,510.76
231873	07/01/24	0005399	TIERRA RIGHT OF WAY SRVCS LTD CORP	PW2077	204,762.71	99,856.95	104,905.76
220969	07/01/24	0000079	HUITT-ZOLLARS INC	PW2141	197,828.67	40,495.81	157,332.86
251245	10/30/24	0002390	WILSON AND COMPANY, INC	PW2143	434,790.64	151,399.26	283,391.38
220966	07/01/24	0005825	WESTON SOLUTIONS INC	PW2143	26.57		26.57
241398	07/01/24	0007253	MILLER STRATVERT P.A. CORPORATION	PW2143	23,752.03	801.25	22,950.78
251274	11/05/24	0008888	VITAL CONSULTING GROUP, LLC	PW2143	2,468,701.02	1,194,217.93	1,274,483.09
252075	03/21/25	0008241	NV5, INC.	PW2147	152,725.46	13,923.99	138,801.47
221748	07/01/24	0004461	HDR ENGINEERING INC	PW2280	326,033.75	198,207.94	127,825.81
			ACCOUNT TOTAL		3,993,004.18	1,728,775.70	2,264,228.48
25 305-0000-442.74-02							
252075	03/21/25	0008241	NV5, INC.	PW2147	357,988.14	37,946.14	320,042.00
			FUND TOTAL		22,483,518.77	8,942,556.93	13,540,961.84
25 311-0000-410.31-06							
252501	06/11/25	0005847	ARDHAM TECHNOLOGIES, INC.		3,973.12		3,973.12
242237	07/01/24	0007923	SHI INTERNATIONAL CORP.		276,069.91	185,278.32	90,791.59
			ACCOUNT TOTAL		280,043.03	185,278.32	94,764.71
25 311-0000-410.60-70							
252462	06/03/25	0005847	ARDHAM TECHNOLOGIES, INC.		13,953.87		13,953.87
252526	06/12/25	0005847	ARDHAM TECHNOLOGIES, INC.		9,044.61	71.82	8,972.79
252528	06/12/25	0005847	ARDHAM TECHNOLOGIES, INC.		26,370.00		26,370.00
251804	02/12/25	0008399	ENCHANTED TECHNOLOGY SOLUTIONS		210,530.40	208,934.40	1,596.00
252409	05/23/25	0008399	ENCHANTED TECHNOLOGY SOLUTIONS		367.35		367.35
252424	05/27/25	0009748	DELL TECHNOLOGIES		8,581.80		8,581.80
			ACCOUNT TOTAL		268,848.03	209,006.22	59,841.81
25 311-0000-410.70-40							
252068	03/19/25	0008665	ALL RITE CONSTRUCTION, INC.	IT2591	2,761.14		2,761.14
			FUND TOTAL		551,652.20	394,284.54	157,367.66
25 312-0000-416.70-15							
251023	09/24/24	0006272	SIDDONS MARTIN EMERGENCY GRP LLC	FR2533	1,902,887.00		1,902,887.00
251539	12/19/24	0006272	SIDDONS MARTIN EMERGENCY GRP LLC	FR2533	289,955.00		289,955.00
251170	10/18/24	0008619	BRAUN NORTHWEST, INC.	FR2533	80,888.00		80,888.00
251801	02/12/25	0009684	FERNO WASHINGTON, INC	FR2533	19,200.00		19,200.00

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
252295	05/07/25	0007776	WAC UPFITTERS LLC	PS2330	13,191.50		13,191.50
251760	02/05/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PW2509	93,716.45	31,238.82	62,477.63
252019	03/13/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PW2509	9,748.33		9,748.33
251856	02/18/25	0000253	WAGNER EQUIPMENT CORPORATION	PW2582	51,377.06		51,377.06
251904	02/26/25	0000328	MCT INDUSTRIES INC	PW2582	22,087.67		22,087.67
251642	01/14/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PW2582	79,500.90		79,500.90
			ACCOUNT TOTAL		2,562,551.91	31,238.82	2,531,313.09
			FUND TOTAL		2,562,551.91	31,238.82	2,531,313.09
25 313-0000-416.50-35							
251593	01/02/25	0004528	B & D INDUSTRIES INC	FR2545	35,150.84		35,150.84
252491	06/10/25	0008623	HIGH DESERT ROOFING, INC.	FR2547	10,172.58		10,172.58
251507	12/13/24	0008665	ALL RITE CONSTRUCTION, INC.	FR2548	1,665.28		1,665.28
251256	10/31/24	0009638	CULLIGAN BY AQUA 1	PR2527	58,981.11	52,098.07	6,883.04
252234	04/25/25	0000108	J D ZENTZ INC	PR2534	6,968.86	6,327.45	641.41
252593	06/24/25	0004756	COOPERATIVE EDUCATIONAL SRVCS	PR2535	24,709.02		24,709.02
252071	03/20/25	0008629	WIZER ELECTRIC, LLC	PR2535	153,902.44	63,091.96	90,810.48
251854	02/17/25	0008665	ALL RITE CONSTRUCTION, INC.	PR2536	49,797.28		49,797.28
252504	06/11/25	0008665	ALL RITE CONSTRUCTION, INC.	PR2547	24,999.63		24,999.63
252115	03/28/25	0008665	ALL RITE CONSTRUCTION, INC.	PR2548	79,620.32		79,620.32
251913	02/26/25	0008665	ALL RITE CONSTRUCTION, INC.	PS2560	94,292.81		94,292.81
251927	03/03/25	0008665	ALL RITE CONSTRUCTION, INC.	PS2561	126,498.93		126,498.93
252235	04/25/25	0004528	B & D INDUSTRIES INC	PW2282	5,149.25		5,149.25
251243	10/30/24	0009575	OTIS ELEVATOR COMPANY	PW2502	399,995.22	10,743.75	389,251.47
251408	11/26/24	0004528	B & D INDUSTRIES INC	PW2589	68,649.92	28,513.02	40,136.90
251456	12/06/24	0004528	B & D INDUSTRIES INC	PW2589	53,257.09	631.51	52,625.58
251624	01/10/25	0004528	B & D INDUSTRIES INC	PW2589	12,259.34	12,187.98	71.36
			ACCOUNT TOTAL		1,206,069.92	173,593.74	1,032,476.18
25 313-0000-416.70-11							
251459	12/06/24	0008665	ALL RITE CONSTRUCTION, INC.	FR2530	85,164.42		85,164.42
251461	12/06/24	0008665	ALL RITE CONSTRUCTION, INC.	FR2531	68,415.93		68,415.93
250899	09/09/24	0000079	HUITT-ZOLLARS INC	FR2541	35,594.04	31,557.08	4,036.96
252452	05/30/25	0000079	HUITT-ZOLLARS INC	FR2541	24,302.36		24,302.36
252338	05/14/25	0003751	ALTOR CONSTRUCTION INC	FR2541	282,591.46		282,591.46
252313	05/09/25	0004009	HONEYWELL INTERNATIONAL, INC	FR2557	544,515.52	9,026.78	535,488.74
252596	06/25/25	0008665	ALL RITE CONSTRUCTION, INC.	LB2402	46,809.44		46,809.44
251728	01/30/25	0008286	PLUMA, LLC	PR2433	249,254.63		249,254.63
251458	12/06/24	0008665	ALL RITE CONSTRUCTION, INC.	PR2521	115,170.83	93,581.26	21,589.57
252376	05/19/25	0008665	ALL RITE CONSTRUCTION, INC.	PS2553	766,595.95		766,595.95
251726	01/30/25	0008665	ALL RITE CONSTRUCTION, INC.	PS2554	109,144.57		109,144.57
251958	03/06/25	0002390	WILSON AND COMPANY, INC	PS2555	90,629.98	9,173.12	81,456.86
251863	02/18/25	0008665	ALL RITE CONSTRUCTION, INC.	PS2555	114,705.27		114,705.27
221358	07/01/24	0008674	STEPHEN LEOS ARCHITECT LLC	PW2241	51,863.66	16,283.42	35,580.24
252506	06/11/25	0008665	ALL RITE CONSTRUCTION, INC.	PW2511	76,549.22		76,549.22
252610	06/27/25	0000108	J D ZENTZ INC	PW2514	16,727.48		16,727.48
251654	01/16/25	0002390	WILSON AND COMPANY, INC	PW2577	616,775.31	128,028.58	488,746.73
252339	05/14/25	0002390	WILSON AND COMPANY, INC	PW2577	162,034.19		162,034.19
251460	12/06/24	0003580	MORROW REARDON WILKINSON MILLER LTD	PW2577	69,649.96	65,453.38	4,196.58
251813	02/12/25	0004528	B & D INDUSTRIES INC	PW2589	167,472.54		167,472.54
			ACCOUNT TOTAL		3,693,966.76	353,103.62	3,340,863.14
			FUND TOTAL		4,900,036.68	526,697.36	4,373,339.32

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 315-0000-416.60-70							
252324	05/13/25	0007162	CODE 3 SERVICE, LLC	PS2563	12,463.78		12,463.78
25 315-0000-416.70-10							
252075	03/21/25	0008241	NV5, INC.	PW2383	300,000.00	39,175.06	260,824.94
25 315-0000-416.70-11							
251722	01/28/25	0009667	VIGIL & ASSOC ARCHITECTURAL GROUP	FR2551	726,199.69	79,494.52	646,705.17
241579	07/01/24	0006679	G DONALD DUDLEY ARCHITECT LTD	PR2319	58,514.46	40,350.66	18,163.80
250089	09/19/24	0006679	G DONALD DUDLEY ARCHITECT LTD	PR2330	7,298.05	4,155.40	3,142.65
251728	01/30/25	0008286	PLUMA, LLC	PR2330	479,722.47	203,868.89	275,853.58
250089	07/09/24	0006679	G DONALD DUDLEY ARCHITECT LTD	PR2433	59,913.48	39,477.90	20,435.58
251728	01/30/25	0008286	PLUMA, LLC	PR2433	706,909.52		706,909.52
251914	02/26/25	0008665	ALL RITE CONSTRUCTION, INC.	PR2434	224,004.77		224,004.77
251728	01/30/25	0008286	PLUMA, LLC	PR2438	75,600.00		75,600.00
			ACCOUNT TOTAL		2,338,162.44	367,347.37	1,970,815.07
25 315-0000-416.70-15							
251432	12/03/24	0008619	BRAUN NORTHWEST, INC.	FR2535	375,000.00		375,000.00
252502	06/11/25	0009232	MJLL, INC -MELLOY CJDR	PS2543	50,857.00		50,857.00
251821	02/14/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2564	14,359.65	5,043.35	9,316.30
251780	02/10/25	0009684	FERNO WASHINGTON, INC	PS2564	110,867.20	53,389.20	57,478.00
			ACCOUNT TOTAL		551,083.85	58,432.55	492,651.30
25 315-0000-416.70-25							
252184	04/15/25	0007162	CODE 3 SERVICE, LLC	PS2563	81,846.52		81,846.52
252324	05/13/25	0007162	CODE 3 SERVICE, LLC	PS2563	71,102.00		71,102.00
251771	02/07/25	0009718	ICOR TECHNOLOGY INC.	PS2564	127,263.33	12,000.00	115,263.33
			ACCOUNT TOTAL		280,211.85	12,000.00	268,211.85
25 315-0000-416.76-10							
232259	07/01/24	0003580	MORROW REARDON WILKINSON MILLER LTD	PR2318	37,222.73	35,771.10	1,451.63
242088	07/01/24	0003340	EXERPLAY INC	PR2430	260,651.17	259,644.74	1,006.43
			ACCOUNT TOTAL		297,873.90	295,415.84	2,458.06
			FUND TOTAL		3,779,795.82	772,370.82	3,007,425.00
25 331-0000-441.70-10							
211095	07/01/24	0000079	HUITT-ZOLLARS INC	PW2011	26,931.21	419.01	26,512.20
220969	07/01/24	0000079	HUITT-ZOLLARS INC	PW2141	21,163.59	3,914.62	17,248.97
			ACCOUNT TOTAL		48,094.80	4,333.63	43,761.17
			FUND TOTAL		48,094.80	4,333.63	43,761.17
25 332-0000-441.70-10							
220969	08/06/24	0000079	HUITT-ZOLLARS INC	PW2141	187,262.89	132,132.89	55,130.00
			FUND TOTAL		187,262.89	132,132.89	55,130.00
25 333-0000-441.70-10							
211095	09/10/24	0000079	HUITT-ZOLLARS INC	PW2011	11,264.82	6,685.30	4,579.52
			FUND TOTAL		11,264.82	6,685.30	4,579.52

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 334-0000-423.70-15							
251023	09/24/24	0006272	SIDDONS MARTIN EMERGENCY GRP LLC	FR2533	1,923,562.00		1,923,562.00
251169	10/18/24	0008619	BRAUN NORTHWEST, INC.	FR2533	310,209.00		310,209.00
251170	10/18/24	0008619	BRAUN NORTHWEST, INC.	FR2533	214,791.00		214,791.00
			ACCOUNT TOTAL		2,448,562.00		2,448,562.00
25 334-0000-424.70-15							
251683	01/23/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	13,476.14		13,476.14
251687	01/23/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	219,233.97		219,233.97
251689	01/23/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	155,236.40		155,236.40
251699	01/23/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	9,943.61		9,943.61
251832	02/14/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	10,635.53	10,575.53	60.00
251834	02/14/25	0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	29,895.35		29,895.35
251682	01/23/25	0009531	SANDERS CUSTOM PAINT, LLC	PS2530	14,000.00	12,000.00	2,000.00
250934	09/12/24	0009605	LDV, INC.	PS2530	342,110.00		342,110.00
			ACCOUNT TOTAL		794,531.00	22,575.53	771,955.47
25 334-0000-441.70-10							
251275	11/05/24	0000079	HUITT-ZOLLARS INC	PW2508	238,720.75	79,311.82	159,408.93
250857	08/30/24	0000736	ALBUQUERQUE ASPHALT INC	PW2508	2,022,914.08	1,599,818.00	423,096.08
251257	10/31/24	0002257	SMITH ENGINEERING CORPORATION	PW2508	276,144.03	92,220.32	183,923.71
			ACCOUNT TOTAL		2,537,778.86	1,771,350.14	766,428.72
25 334-0000-450.31-06							
252010	03/12/25	0009613	THE QUIPU GROUP, LLC	LB2509	22,750.00		22,750.00
25 334-0000-450.32-07							
252010	03/12/25	0009613	THE QUIPU GROUP, LLC	LB2509	28,000.00		28,000.00
25 334-0000-450.60-70							
252183	04/15/25	0006567	KINGS OF WRAP LLC	LB2509	6,970.00		6,970.00
252092	03/26/25	0009784	GOODMANS, INC.	LB2509	2,741.49		2,741.49
			ACCOUNT TOTAL		9,711.49		9,711.49
25 334-0000-450.60-72							
250309	07/17/24	0002142	MIDWEST TAPE LLC	LB2509	105,000.00	100,167.09	4,832.91
25 334-0000-450.70-25							
251375	11/22/24	0000506	DEMCO INC	LB2509	66,167.88	65,874.19	293.69
25 334-0000-450.76-10							
251667	01/17/25	0003340	EXERPLAY INC	PR2538	209,286.08	97,685.67	111,600.41
251718	01/28/25	0004756	COOPERATIVE EDUCATIONAL SRVCS	PR2538	43,464.23	4,792.96	38,671.27
			ACCOUNT TOTAL		252,750.31	102,478.63	150,271.68
			FUND TOTAL		6,265,251.54	2,062,445.58	4,202,805.96
25 351-0000-442.70-10							
210856	07/01/24	0004461	HDR ENGINEERING INC	PW2077	509,001.87	5,090.63	503,911.24
220969	07/01/24	0000079	HUITT-ZOLLARS INC	PW2141	12,548.70	2,986.35	9,562.35
252075	03/21/25	0008241	NV5, INC.	PW2147	87,031.69	8,839.30	78,192.39

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
221748	07/01/24 0004461	HDR ENGINEERING INC	PW2280	55,560.04	33,777.02	21,783.02
		ACCOUNT TOTAL		664,142.30	50,693.30	613,449.00
		FUND TOTAL		664,142.30	50,693.30	613,449.00
25 354-0000-424.70-15						
251432	12/03/24 0008619	BRAUN NORTHWEST, INC.	FR2533	209,158.00		209,158.00
251801	02/12/25 0009684	FERNO WASHINGTON, INC	FR2533	36,233.60		36,233.60
252525	06/12/25 0001011	CHALMERS FORD INC/ MHQ OF NM	PS2530	50,940.35		50,940.35
		ACCOUNT TOTAL		296,331.95		296,331.95
		FUND TOTAL		296,331.95		296,331.95
25 355-0000-442.70-10						
251274	05/01/25 0008888	VITAL CONSULTING GROUP, LLC	PW2143	365,196.80	148,009.59	217,187.21
		FUND TOTAL		365,196.80	148,009.59	217,187.21
25 375-0000-445.40-40						
251454	12/06/24 0007726	ALBUQUERQUE PUBLISHING COMPANY	FS2491	3,000.00	1,742.55	1,257.45
251705	01/27/25 0008597	GONZALES, E. SUSAN	FS2491	24,036.01	15,471.01	8,565.00
251705	01/27/25 0008597	GONZALES, E. SUSAN	FS2591	24,343.20		24,343.20
		ACCOUNT TOTAL		51,379.21	17,213.56	34,165.65
25 375-0000-445.41-01						
251455	12/06/24 0003285	HAVEN HOUSE INC	FS2591	40,500.00	30,369.00	10,131.00
251758	02/05/25 0006642	SANDOVAL COUNTY/CDBG	FS2591	26,000.00	19,731.61	6,268.39
		ACCOUNT TOTAL		66,500.00	50,100.61	16,399.39
25 375-0000-445.50-35						
252592	06/24/25 0008629	WIZER ELECTRIC, LLC	FS2033	11,193.14		11,193.14
25 375-0000-445.70-10						
252608	06/27/25 0003751	ALTOR CONSTRUCTION INC	FS1976	23,366.81		23,366.81
252608	06/27/25 0003751	ALTOR CONSTRUCTION INC	FS2071	2,595.91		2,595.91
252608	06/27/25 0003751	ALTOR CONSTRUCTION INC	FS2390	8.72		8.72
252609	06/27/25 0002390	WILSON AND COMPANY, INC	FS2591	10,223.75		10,223.75
252608	06/27/25 0003751	ALTOR CONSTRUCTION INC	FS2591	138,730.25		138,730.25
		ACCOUNT TOTAL		174,925.44		174,925.44
25 375-0000-445.70-11						
252607	06/27/25 0003340	EXERPLAY INC	FS2033	122,663.51		122,663.51
251728	01/30/25 0008286	PLUMA, LLC	FS2033	134,568.69		134,568.69
252592	06/24/25 0008629	WIZER ELECTRIC, LLC	FS2033	48,806.87		48,806.87
		ACCOUNT TOTAL		306,039.07		306,039.07
		FUND TOTAL		610,036.86	67,314.17	542,722.69
25 501-7005-505.32-01						
241934	07/01/24 0000079	HUITT-ZOLLARS INC		42,975.00		42,975.00
251999	03/10/25 0002669	BOHANNAN HUSTON INC		70,941.02	56,055.14	14,885.88

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
221215	07/01/24 0004035	NARASIMHAN CONSULTING SERVICES INC		17,280.06	1,362.31	15,917.75
250853	08/30/24 0006816	VAN SCOYOC ASSOCIATES INC		25,200.00	24,048.43	1,151.57
250578	08/01/24 0009516	GEO-LOGIC ASSOCIATES, INC.		16,143.75	1,101.00	15,042.75
251193	10/22/24 0009516	GEO-LOGIC ASSOCIATES, INC.		18,857.43		18,857.43
		ACCOUNT TOTAL		191,397.26	82,566.88	108,830.38
25 501-7005-505.50-30						
250526	07/29/24 0000996	PACIFIC OFFICE AUTOMATION INC		3,175.63	2,815.08	360.55
251281	11/07/24 0000996	PACIFIC OFFICE AUTOMATION INC		3,651.82		3,651.82
		ACCOUNT TOTAL		6,827.45	2,815.08	4,012.37
25 501-7005-505.60-50						
252551	06/16/25 0008678	HORIZONS OF NEW MEXICO		95.57		95.57
250695	08/13/24 0009242	AMAZON CAPITAL SERVICES, INC.		985.01	693.53	291.48
		ACCOUNT TOTAL		1,080.58	693.53	387.05
25 501-7005-505.70-40						
252587	06/24/25 0009748	DELL TECHNOLOGIES	WA2572	10,848.88		10,848.88
25 501-7006-505.32-07						
250902	09/09/24 0002950	CWA STRATEGIC COMMUNICATIONS INC		12,220.82	4,494.29	7,726.53
250903	09/09/24 0002950	CWA STRATEGIC COMMUNICATIONS INC		6,849.79	3,524.50	3,325.29
250904	09/09/24 0002950	CWA STRATEGIC COMMUNICATIONS INC		8,602.04	4,946.09	3,655.95
250905	09/09/24 0002950	CWA STRATEGIC COMMUNICATIONS INC		19,465.66	10,290.32	9,175.34
252000	03/11/25 0006108	STARLINE PRINTING COMPANY		3,999.82	2,120.05	1,879.77
250871	09/03/24 0008783	WRAGE CONSULTING		9,508.22	6,708.12	2,800.10
251560	12/26/24 0009127	SAFEWARE, INC.		21,803.67	9,795.85	12,007.82
		ACCOUNT TOTAL		82,450.02	41,879.22	40,570.80
25 501-7006-505.50-01						
252475	06/05/25 0006499	CLEAR CHANNEL OUTDOOR		1,592.81		1,592.81
252411	05/23/25 0009741	LAMAR TEXAS LIMITED PARTNERSHIP		1,495.99		1,495.99
252550	06/16/25 0009741	LAMAR TEXAS LIMITED PARTNERSHIP		1,390.00		1,390.00
252444	05/28/25 0009828	BRKTHRU DIGITAL, LLC		10,000.00		10,000.00
		ACCOUNT TOTAL		14,478.80		14,478.80
25 501-7006-505.50-21						
251328	11/18/24 0006108	STARLINE PRINTING COMPANY		10,819.00	9,319.00	1,500.00
25 501-7006-505.50-40						
252454	06/02/25 0009400	ZIA SIGNS LLC		588.02		588.02
25 501-7006-505.60-50						
250697	08/13/24 0009242	AMAZON CAPITAL SERVICES, INC.		1,500.00	1,043.70	456.30
252413	05/23/25 0009817	PARANADA FW LLC		1,338.00	1,222.00	116.00
		ACCOUNT TOTAL		2,838.00	2,265.70	572.30
25 501-7007-540.31-06						
251988	03/10/25 0007290	NET SOURCE, INC		20,882.01		20,882.01
25 501-7007-540.32-01						
252595	06/25/25 0004035	NARASIMHAN CONSULTING SERVICES INC		48,346.88		48,346.88

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
252342	05/14/25	0009818	JEDCO INC.		16,115.63		16,115.63
			ACCOUNT TOTAL		64,462.51		64,462.51
25 501-7007-540.32-07							
250583	08/01/24	0003699	INDUSTRIAL AND COMMERCIAL SECURITY		260.40	239.95	20.45
25 501-7007-540.50-38							
251091	10/03/24	0005847	ARDHAM TECHNOLOGIES, INC.		6,899.14		6,899.14
242191	07/01/24	0009127	SAFEWARE, INC.		45,983.02		45,983.02
			ACCOUNT TOTAL		52,882.16		52,882.16
25 501-7007-540.50-50							
250509	07/26/24	0008183	FIBER PLATFORM, LLC		129,348.88	128,200.04	1,148.84
25 501-7015-515.32-01							
250818	08/23/24	0009498	CROSWELL-SCHULTE INFORMATION	PW2554	39,651.80	23,214.07	16,437.73
25 501-7015-515.50-30							
251317	11/14/24	0000996	PACIFIC OFFICE AUTOMATION INC		1,514.43	1,283.81	230.62
25 501-7019-505.32-01							
242330	07/01/24	0008775	REDW, LLC.		41,973.75	32,287.50	9,686.25
251745	01/31/25	0009295	GOVERNMENT PORTFOLIO ADVISORS, LLC		41,950.00	18,551.67	23,398.33
			ACCOUNT TOTAL		83,923.75	50,839.17	33,084.58
25 501-7019-505.50-30							
250526	07/29/24	0000996	PACIFIC OFFICE AUTOMATION INC		2,163.09	1,985.28	177.81
251281	11/07/24	0000996	PACIFIC OFFICE AUTOMATION INC		1,923.90		1,923.90
			ACCOUNT TOTAL		4,086.99	1,985.28	2,101.71
25 501-7019-505.60-50							
252423	05/27/25	0009242	AMAZON CAPITAL SERVICES, INC.		300.00	285.74	14.26
25 501-7020-530.30-23							
250772	08/20/24	0000277	SANDOVAL COUNTY CLERK		50.00		50.00
25 501-7020-530.31-06							
241474	07/01/24	0000386	SUPERION, LLC		11,452.35		11,452.35
241802	07/01/24	0000386	SUPERION, LLC		13,497.41		13,497.41
252394	05/20/25	0004496	INFO SEND INC		150.00		150.00
250514	07/26/24	0007919	BADGER METER INC.		32,422.16	15,192.39	17,229.77
250445	07/24/24	0008145	ONLINE INFORMATION SERVICES, INC		17,202.63	13,667.95	3,534.68
250949	09/13/24	0008175	FERGUSON ENTERPRISES		23,179.95	13,767.71	9,412.24
250446	07/24/24	0008331	INVOICE CLOUD, INC.		490,000.00	445,807.75	44,192.25
			ACCOUNT TOTAL		587,904.50	488,435.80	99,468.70
25 501-7020-530.50-21							
250573	07/31/24	0004496	INFO SEND INC		91,999.52	82,354.74	9,644.78
25 501-7020-530.50-25							
250406	07/22/24	0000124	FEDEX		12,500.00	9,442.40	3,057.60

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
250573	07/31/24 0004496	INFO SEND INC		219,000.00	199,252.59	19,747.41
		ACCOUNT TOTAL		231,500.00	208,694.99	22,805.01
25 501-7020-530.50-30						
250527	07/29/24 0000996	PACIFIC OFFICE AUTOMATION INC		798.45	651.74	146.71
252051	04/08/25 0003317	DOCUMENT SOLUTIONS INC		248.76	223.27	25.49
250217	07/12/24 0005326	PITNEY BOWES		5,590.08	4,192.56	1,397.52
		ACCOUNT TOTAL		6,637.29	5,067.57	1,569.72
25 501-7020-530.50-38						
250773	08/20/24 0005261	TORTORICI, SAL		537.19		537.19
25 501-7020-530.50-40						
252425	05/27/25 0009502	GPS INSIGHT INC		419.34	410.42	8.92
25 501-7020-530.60-50						
252445	05/28/25 0008678	HORIZONS OF NEW MEXICO		110.19		110.19
250694	08/13/24 0009242	AMAZON CAPITAL SERVICES, INC.		2,000.00	1,220.48	779.52
252406	05/23/25 0009242	AMAZON CAPITAL SERVICES, INC.		900.00	294.93	605.07
		ACCOUNT TOTAL		3,010.19	1,515.41	1,494.78
25 501-7020-530.60-70						
252455	06/02/25 0009127	SAFEWARE, INC.		722.50		722.50
25 501-7025-540.30-25						
250070	07/08/24 0000790	NM SELF INSURERS FUND		229,136.73	228,992.06	144.67
25 501-7025-540.32-01						
242269	07/01/24 0002669	BOHANNAN HUSTON INC		268,094.17	93,648.87	174,445.30
232027	07/01/24 0008324	JACOBS ENGINEERING GROUP INC.		237,506.42		237,506.42
252342	05/14/25 0009818	JEDCO INC.		16,115.63		16,115.63
		ACCOUNT TOTAL		521,716.22	93,648.87	428,067.35
25 501-7025-540.32-07						
252420	05/23/25 0001665	FIRE SAFETY INDUSTRIES		1,092.32		1,092.32
252558	06/17/25 0003829	RESOURCE WISE, LLC		2,685.94		2,685.94
250569	07/31/24 0008678	HORIZONS OF NEW MEXICO		1,124.36	562.18	562.18
242288	07/01/24 0009107	TWIN EAGLE CONSULTING, LLC		3,837.08		3,837.08
250633	08/08/24 0009127	SAFEWARE, INC.		538.13		538.13
251232	10/29/24 0009305	CUMMINS, INC.		11,772.54	7,545.52	4,227.02
		ACCOUNT TOTAL		21,050.37	8,107.70	12,942.67
25 501-7025-540.50-30						
250513	07/26/24 0000552	MATHESON TRI-GAS, INC.		3,001.00	2,773.72	227.28
250566	07/31/24 0000996	PACIFIC OFFICE AUTOMATION INC		1,788.54	1,290.76	497.78
		ACCOUNT TOTAL		4,789.54	4,064.48	725.06
25 501-7025-540.50-38						
250780	08/20/24 0000108	J D ZENTZ INC		679.33		679.33
252111	03/28/25 0000108	J D ZENTZ INC		2,185.79		2,185.79
252112	03/28/25 0000108	J D ZENTZ INC		6,131.19		6,131.19

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
252568	06/20/25	0000108	J D ZENTZ INC		605.63		605.63
252572	06/20/25	0000108	J D ZENTZ INC		4,401.64		4,401.64
252573	06/20/25	0000108	J D ZENTZ INC		5,074.57		5,074.57
250166	07/10/24	0000250	RIO RANCHO TRUE VALUE HARDWARE		900.00	621.58	278.42
250543	07/29/24	0000279	SUMMIT ELECTRIC SUPPLY CO INC		4,402.00	3,000.95	1,401.05
250316	07/17/24	0001418	ACTION HOSE INC		2,814.00	2,700.24	113.76
250735	08/15/24	0003036	LOWES HOME CENTERS INC		750.00	341.75	408.25
250581	08/01/24	0003087	HEIGHTS SECURITY, INC.		1,407.43	285.20	1,122.23
252426	05/27/25	0003469	JAMES COOKE AND HOBSON INC		1,191.95	1,190.91	1.04
250269	07/15/24	0005198	CORE & MAIN LP		23,295.42	11,543.09	11,752.33
251027	09/25/24	0006512	APIC SOLUTIONS LLC		3,500.00	1,275.82	2,224.18
252412	05/23/25	0006986	FLOWPOINT ENVIRONMENTAL SYSTEMS INC		1,326.01		1,326.01
252559	06/17/25	0008027	APPLIED PRODUCTS GROUP LLC		4,433.56		4,433.56
252422	05/27/25	0008975	TWO BEARS CONSTRUCTION		32,572.98		32,572.98
252269	05/02/25	0009118	HARMON STEVEN R.		1,359.08		1,359.08
252578	06/23/25	0009121	DESERT MOORING LLC BATTERIES PLUS		2,180.95		2,180.95
250897	09/06/24	0009127	SAFEWARE, INC.		6,000.00		6,000.00
251349	11/19/24	0009127	SAFEWARE, INC.		30,000.00		30,000.00
251422	11/27/24	0009127	SAFEWARE, INC.		18,378.13		18,378.13
251984	03/10/25	0009127	SAFEWARE, INC.		30,741.00		30,741.00
250767	08/20/24	0009192	DE NORA HOLDINGS, INC.		15,471.00	5,659.50	9,811.50
252474	06/05/25	0009197	RK INDUSTRIES NM LLC		2,414.12		2,414.12
252577	06/23/25	0009197	RK INDUSTRIES NM LLC		2,201.00		2,201.00
251396	11/26/24	0009294	PUMP TECH LLC		9,669.38		9,669.38
251488	12/11/24	0009294	PUMP TECH LLC		47,087.65	13,721.78	33,365.87
251489	12/11/24	0009294	PUMP TECH LLC		14,014.60		14,014.60
251490	12/11/24	0009294	PUMP TECH LLC		14,014.60		14,014.60
251625	01/10/25	0009294	PUMP TECH LLC		10,930.31		10,930.31
250685	08/13/24	0009305	CUMMINS, INC.		6,594.49	4,452.95	2,141.54
252236	04/25/25	0009294	PUMP TECH LLC	WA2463	131,050.87		131,050.87
252485	06/09/25	0009294	PUMP TECH LLC	WA2463	22,295.11		22,295.11
251603	01/06/25	0009294	PUMP TECH LLC	WA2470	1,313,495.56	812,557.18	500,938.38
			ACCOUNT TOTAL		1,773,569.35	857,350.95	916,218.40
25 501-7025-540.50-40							
251534	12/18/24	0000328	MCT INDUSTRIES INC		3,228.75	1,888.39	1,340.36
25 501-7025-540.50-50							
250023	07/02/24	0004253	CENTURY LINK CORP		17,000.00	14,391.36	2,608.64
25 501-7025-540.50-56							
250091	07/09/24	0000134	PNM ELECTRIC SERVICES CORP		2,139,295.00	1,812,084.69	327,210.31
25 501-7025-540.50-60							
250555	07/30/24	0007318	SYMMETRY ENERGY SERVICES, LLC.		850.00	573.50	276.50
25 501-7025-540.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		21,452.00	19,255.38	2,196.62
25 501-7025-540.60-53							
250744	08/15/24	0001971	THE SHERWIN-WILLIAMS COMPANY		750.00	519.38	230.62

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
250735	08/15/24	0003036 LOWES HOME CENTERS INC		500.00	101.65	398.35
250276	07/16/24	0005925 RELIANT GASES LTD		293,308.80	200,328.76	92,980.04
250261	07/15/24	0008339 TMFG LLC,DBA/TURNER MFG		60,480.00	41,040.00	19,440.00
251792	02/11/25	0009294 PUMP TECH LLC		7,488.32		7,488.32
252421	05/23/25	0009294 PUMP TECH LLC		8,480.32		8,480.32
250240	07/15/24	0009341 PVS DX, INC.		661,440.00	450,822.06	210,617.94
		ACCOUNT TOTAL		1,032,447.44	692,811.85	339,635.59
25 501-7030-545.32-07						
252418	05/23/25	0001665 FIRE SAFETY INDUSTRIES		582.42	449.36	133.06
251297	11/13/24	0004246 NM ONE CALL INC		31,000.00	29,973.28	1,026.72
250588	08/02/24	0009127 SAFEWARE, INC.		2,648.75		2,648.75
		ACCOUNT TOTAL		34,231.17	30,422.64	3,808.53
25 501-7030-545.50-30						
250566	07/31/24	0000996 PACIFIC OFFICE AUTOMATION INC		2,004.17	1,499.79	504.38
251186	10/22/24	0009127 SAFEWARE, INC.		101,065.63	84,359.09	16,706.54
		ACCOUNT TOTAL		103,069.80	85,858.88	17,210.92
25 501-7030-545.50-38						
250167	07/10/24	0000250 RIO RANCHO TRUE VALUE HARDWARE		3,485.04	2,429.31	1,055.73
250317	07/17/24	0001418 ACTION HOSE INC		6,090.00	3,520.65	2,569.35
250422	07/22/24	0005198 CORE & MAIN LP		164,627.00	117,748.93	46,878.07
250306	07/17/24	0008175 FERGUSON ENTERPRISES		79,627.00	62,521.50	17,105.50
250897	09/06/24	0009127 SAFEWARE, INC.		8,371.88	6,876.96	1,494.92
251181	10/22/24	0009127 SAFEWARE, INC.		23,749.52	20,673.71	3,075.81
251182	10/22/24	0009127 SAFEWARE, INC.		22,333.20	5,964.60	16,368.60
251184	10/22/24	0009127 SAFEWARE, INC.		16,003.10		16,003.10
251189	10/22/24	0009127 SAFEWARE, INC.		22,987.13	17,191.82	5,795.31
251349	11/19/24	0009127 SAFEWARE, INC.		60,000.00	59,932.74	67.26
251545	12/20/24	0009127 SAFEWARE, INC.		24,078.53		24,078.53
252079	03/21/25	0009127 SAFEWARE, INC.		17,844.82	12,801.54	5,043.28
252147	04/04/25	0009127 SAFEWARE, INC.		23,192.44		23,192.44
252215	04/21/25	0009127 SAFEWARE, INC.		21,453.35		21,453.35
252434	05/28/25	0009127 SAFEWARE, INC.		22,940.20		22,940.20
252437	05/28/25	0009127 SAFEWARE, INC.		24,026.10	24,017.95	8.15
252438	05/28/25	0009127 SAFEWARE, INC.		23,780.85	21,478.16	2,302.69
252478	06/06/25	0009127 SAFEWARE, INC.		17,418.38		17,418.38
252580	06/24/25	0009127 SAFEWARE, INC.		23,302.37		23,302.37
252581	06/24/25	0009127 SAFEWARE, INC.		24,129.61		24,129.61
252582	06/24/25	0009127 SAFEWARE, INC.		22,310.59		22,310.59
252583	06/24/25	0009127 SAFEWARE, INC.		24,176.99		24,176.99
252584	06/24/25	0009127 SAFEWARE, INC.		21,921.77		21,921.77
252585	06/24/25	0009127 SAFEWARE, INC.		7,062.41		7,062.41
252599	06/27/25	0009127 SAFEWARE, INC.		13,181.02		13,181.02
252600	06/27/25	0009127 SAFEWARE, INC.		23,678.90		23,678.90
252601	06/27/25	0009127 SAFEWARE, INC.		13,100.65		13,100.65
252602	06/27/25	0009127 SAFEWARE, INC.		49,623.89		49,623.89
252603	06/27/25	0009127 SAFEWARE, INC.		17,582.27		17,582.27
252604	06/27/25	0009127 SAFEWARE, INC.		23,513.80		23,513.80
252605	06/27/25	0009127 SAFEWARE, INC.		22,994.88		22,994.88

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
252606	06/27/25	0009127	SAFEWARE, INC.		16,339.32		16,339.32
252247	04/29/25	0009204	IHYDRANT - CLOW VALVE COMPANY		6,500.00		6,500.00
			ACCOUNT TOTAL		891,427.01	355,157.87	536,269.14
25 501-7030-545.50-40							
250883	09/04/24	0000143	PURCELL TIRE & RUBBER CO		21,487.50	18,704.31	2,783.19
250511	07/26/24	0000199	GENUINE PARTS CO CORP/NAPA		4,720.00	3,319.22	1,400.78
250416	07/22/24	0000253	WAGNER EQUIPMENT CORPORATION		31,229.13	20,584.79	10,644.34
250414	07/22/24	0000328	MCT INDUSTRIES INC		13,633.51	10,538.85	3,094.66
250466	07/24/24	0002482	PETES EQUIPMENT REPAIR INC		4,305.00	1,701.95	2,603.05
250361	07/19/24	0006584	4 RIVERS HOLDINGS LLC		11,097.00		11,097.00
250318	07/17/24	0009236	WES-TEX MARKETING, LTD		4,950.75	124.35	4,826.40
			ACCOUNT TOTAL		91,422.89	54,973.47	36,449.42
25 501-7030-545.60-34							
250766	08/20/24	0009127	SAFEWARE, INC.		316,828.19	316,701.11	127.08
251805	02/12/25	0009127	SAFEWARE, INC.		111,083.07		111,083.07
251959	03/06/25	0009127	SAFEWARE, INC.		247,861.01	226,759.56	21,101.45
252428	05/27/25	0009127	SAFEWARE, INC.		49,915.50		49,915.50
251331	11/19/24	0009643	PROFESSIONAL METERS, INC.	WA2464	789,988.66	741,414.67	48,573.99
			ACCOUNT TOTAL		1,515,676.43	1,284,875.34	230,801.09
25 501-7030-545.60-70							
252563	06/18/25	0000314	W W GRAINGER INC		1,339.23		1,339.23
252564	06/18/25	0000314	W W GRAINGER INC		3,435.36		3,435.36
			ACCOUNT TOTAL		4,774.59		4,774.59
25 501-7035-550.30-25							
250070	07/08/24	0000790	NM SELF INSURERS FUND		97,345.10	97,315.23	29.87
25 501-7035-550.31-06							
250762	08/20/24	0002578	CUES CORPORATION		3,060.00		3,060.00
25 501-7035-550.32-01							
241589	07/01/24	0002341	CDM SMITH INC		294,471.13	278,688.10	15,783.03
241620	07/01/24	0009302	HAZEN AND SAWYER		65,955.40	59,012.72	6,942.68
250579	08/01/24	0009516	GEO-LOGIC ASSOCIATES, INC.		53,486.30	31,754.69	21,731.61
252137	04/03/25	0009755	MENDEZ, HENRIETTA		29,330.44	7,520.62	21,809.82
252342	05/14/25	0009818	JEDCO INC.		16,115.63		16,115.63
			ACCOUNT TOTAL		459,358.90	376,976.13	82,382.77
25 501-7035-550.32-07							
252419	05/23/25	0001665	FIRE SAFETY INDUSTRIES		1,154.74	777.74	377.00
251444	12/04/24	0004165	SANDOVAL COUNTY PUBLIC WORKS		80,578.13	50,231.66	30,346.47
250185	07/11/24	0004169	WASTE MANAGEMENT/LANDFILL INC		322,312.50	275,519.54	46,792.96
250571	07/31/24	0008678	HORIZONS OF NEW MEXICO		4,441.25	2,023.88	2,417.37
251631	01/13/25	0008948	INSPECTIONS PLUS, LLC		3,867.75	2,550.00	1,317.75
242288	07/01/24	0009107	TWIN EAGLE CONSULTING, LLC		4,834.69		4,834.69
250633	08/08/24	0009127	SAFEWARE, INC.		103,185.00	88,644.06	14,540.94
250449	07/24/24	0009511	NM RENEWABLE DEVELOPMENT, LLC		250,000.00	239,101.42	10,898.58
			ACCOUNT TOTAL		770,374.06	658,848.30	111,525.76

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 501-7035-550.50-30							
251171	10/18/24	0000501	SUNSTATE EQUIPMENT CO LLC		5,812.17	2,902.13	2,910.04
252446	05/29/25	0000501	SUNSTATE EQUIPMENT CO LLC		2,973.87		2,973.87
250566	07/31/24	0000996	PACIFIC OFFICE AUTOMATION INC		1,770.28	1,248.51	521.77
250635	08/08/24	0003911	EWT HOLDINGS III CORP		10,197.97	3,424.29	6,773.68
			ACCOUNT TOTAL		20,754.29	7,574.93	13,179.36
25 501-7035-550.50-38							
250550	07/30/24	0000065	BORDER STATES ELECTRIC SUPPLY		5,030.00	3,327.18	1,702.82
250759	08/20/24	0000108	J D ZENTZ INC		269.29		269.29
252196	04/16/25	0000108	J D ZENTZ INC		4,839.19		4,839.19
250510	07/26/24	0000199	GENUINE PARTS CO CORP/NAPA		746.00	182.40	563.60
250168	07/10/24	0000250	RIO RANCHO TRUE VALUE HARDWARE		1,519.69	1,160.90	358.79
250549	07/30/24	0000279	SUMMIT ELECTRIC SUPPLY CO INC		7,650.00	5,191.77	2,458.23
251961	03/06/25	0000314	W W GRAINGER INC		7,084.12		7,084.12
250211	07/12/24	0001418	ACTION HOSE INC		11,158.00	10,005.06	1,152.94
252264	05/01/25	0002375	HACH COMPANY		3,932.25		3,932.25
252565	06/20/25	0002957	TLC COMPANY INC		82,419.43		82,419.43
250734	08/15/24	0003036	LOWES HOME CENTERS INC		750.00	421.81	328.19
251103	10/04/24	0003469	JAMES COOKE AND HOBSON INC		7,698.00		7,698.00
252151	04/04/25	0003469	JAMES COOKE AND HOBSON INC		27,696.00		27,696.00
252274	05/02/25	0003469	JAMES COOKE AND HOBSON INC		27,261.64		27,261.64
252372	05/16/25	0003897	YUKON AND ASSOCIATES LTD CORPORATIO		507.64		507.64
251942	03/05/25	0003981	SERPENTIX CONVEYOR CORPORATION		42,706.41		42,706.41
250562	07/31/24	0004001	POWER GENERATION SERVICE, LLC		6,231.88	5,412.61	819.27
251996	03/10/25	0005168	TLC COMPANY INC/PLUMBING & UTILITY		80,578.13	12,367.30	68,210.83
252126	04/02/25	0005168	TLC COMPANY INC/PLUMBING & UTILITY		18,801.56		18,801.56
252482	06/06/25	0005168	TLC COMPANY INC/PLUMBING & UTILITY		18,556.48		18,556.48
252483	06/06/25	0005168	TLC COMPANY INC/PLUMBING & UTILITY		42,519.47		42,519.47
252588	06/24/25	0005168	TLC COMPANY INC/PLUMBING & UTILITY		276,114.38		276,114.38
252410	05/23/25	0005198	CORE & MAIN LP		9,922.27		9,922.27
250773	12/17/24	0005261	TORTORICI, SAL		1,611.56		1,611.56
250468	07/24/24	0005272	APPLIED INDUSTRIAL TECHNOLOGIES		7,510.00	5,155.94	2,354.06
251227	10/29/24	0005628	ZENON ENVIRONMENTAL CORPORATION		3,397.38		3,397.38
251237	10/29/24	0006334	PARKSON CORPORATION		13,850.00		13,850.00
252058	03/19/25	0006334	PARKSON CORPORATION		1,125.00		1,125.00
252204	04/17/25	0008243	XYLEM WATER SOLUTIONS USA,INC		38,551.56		38,551.56
250447	07/24/24	0008389	PANORAMA VILLAGE ASSOCIATION		1,640.00	1,638.24	1.76
252515	06/12/25	0009088	CRANETECH, INC.		4,437.24		4,437.24
252270	05/02/25	0009118	HARMON STEVEN R.		5,065.68		5,065.68
250864	09/03/24	0009127	SAFEWARE, INC.		46,716.10	1,058.82	45,657.28
251349	11/19/24	0009127	SAFEWARE, INC.		15,000.00		15,000.00
252281	05/02/25	0009127	SAFEWARE, INC.		28,374.52		28,374.52
252571	06/20/25	0009127	SAFEWARE, INC.		6,953.68		6,953.68
252574	06/20/25	0009127	SAFEWARE, INC.		3,478.53		3,478.53
251485	12/11/24	0009294	PUMP TECH LLC		2,271.06		2,271.06
251486	12/11/24	0009294	PUMP TECH LLC		5,736.79		5,736.79
251487	12/11/24	0009294	PUMP TECH LLC		13,864.44		13,864.44
252263	05/01/25	0009294	PUMP TECH LLC		3,523.13		3,523.13
250679	08/13/24	0009305	CUMMINS, INC.		12,892.50	6,008.85	6,883.65
252135	04/02/25	0009305	CUMMINS, INC.		48,913.18		48,913.18

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
251589	01/02/25	0009664	AERZEN USA CORPORATION		9,370.76		9,370.76
251729	01/30/25	0009664	AERZEN USA CORPORATION		68,464.18	50,375.00	18,089.18
			ACCOUNT TOTAL		1,026,739.12	102,305.88	924,433.24
25 501-7035-550.50-40							
250732	08/15/24	0000040	INLAND KENWORTH (US) INC		14,000.00	3,756.25	10,243.75
250881	09/04/24	0000143	PURCELL TIRE & RUBBER CO		24,743.75	11,154.03	13,589.72
250510	07/26/24	0000199	GENUINE PARTS CO CORP/NAPA		7,375.43	5,943.09	1,432.34
250321	07/17/24	0000249	RIO RANCHO TOWING INC		5,554.52	3,929.86	1,624.66
250416	04/29/25	0000253	WAGNER EQUIPMENT CORPORATION		20,000.00	13,948.96	6,051.04
250415	07/22/24	0000328	MCT INDUSTRIES INC		30,350.25	6,491.36	23,858.89
250322	07/17/24	0001290	ROBERTS TRUCK CTR NM LLC/SUMMIT GRP		79,560.00	64,523.33	15,036.67
250467	07/24/24	0002482	PETES EQUIPMENT REPAIR INC		38,745.00	15,446.44	23,298.56
250361	07/19/24	0006584	4 RIVERS HOLDINGS LLC		3,108.00		3,108.00
250874	09/03/24	0007662	MARD INC-DBA AMERICAN TIRE & SERV		2,500.00	1,319.54	1,180.46
252427	05/27/25	0009127	SAFEWARE, INC.		481.93		481.93
			ACCOUNT TOTAL		226,418.88	126,512.86	99,906.02
25 501-7035-550.50-50							
250023	07/02/24	0004253	CENTURY LINK CORP		12,000.00	10,793.31	1,206.69
25 501-7035-550.50-56							
250091	07/09/24	0000134	PNM ELECTRIC SERVICES CORP		738,091.00	528,090.43	210,000.57
25 501-7035-550.50-60							
250555	07/30/24	0007318	SYMMETRY ENERGY SERVICES, LLC.		16,080.00	15,602.95	477.05
25 501-7035-550.55-02							
250523	07/26/24	0000814	VERIZON WIRELESS		14,268.00	12,836.92	1,431.08
25 501-7035-550.60-53							
250734	08/15/24	0003036	LOWES HOME CENTERS INC		1,250.00	1,165.06	84.94
250756	08/20/24	0003911	EWT HOLDINGS III CORP		90,357.00	53,387.95	36,969.05
250243	07/15/24	0008339	TMFG LLC,DBA/TURNER MFG		62,705.00	44,939.00	17,766.00
251100	10/04/24	0009127	SAFEWARE, INC.		44,000.00		44,000.00
250092	07/09/24	0009341	PVS DX, INC.		100,531.00	85,604.57	14,926.43
			ACCOUNT TOTAL		298,843.00	185,096.58	113,746.42
25 501-7035-550.60-70							
251828	02/14/25	0002375	HACH COMPANY		3,912.48		3,912.48
252549	06/16/25	0003469	JAMES COOKE AND HOBSON INC		178,699.00		178,699.00
252570	06/20/25	0003469	JAMES COOKE AND HOBSON INC		6,845.00		6,845.00
			ACCOUNT TOTAL		189,456.48		189,456.48
25 501-7035-550.70-25							
252569	06/20/25	0004346	AZ WASTEWATER INDUSTRIES INC	WW2582	7,515.07		7,515.07
25 501-7045-540.32-01							
250577	08/01/24	0009516	GEO-LOGIC ASSOCIATES, INC.		22,964.78	5,048.59	17,916.19
251192	10/22/24	0009516	GEO-LOGIC ASSOCIATES, INC.		182,888.98	70,091.52	112,797.46
251194	10/22/24	0009516	GEO-LOGIC ASSOCIATES, INC.		39,941.50	19,348.31	20,593.19

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#	PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
252342	05/14/25 0009818	JEDCO INC.		16,115.63		16,115.63
		ACCOUNT TOTAL		261,910.89	94,488.42	167,422.47
25 501-7045-540.32-07						
252417	05/23/25 0001665	FIRE SAFETY INDUSTRIES		72.52		72.52
250572	07/31/24 0008678	HORIZONS OF NEW MEXICO		674.64	224.88	449.76
250633	08/08/24 0009127	SAFEWARE, INC.		36,592.50	16,329.74	20,262.76
		ACCOUNT TOTAL		37,339.66	16,554.62	20,785.04
25 501-7045-540.50-38						
252371	05/16/25 0003897	YUKON AND ASSOCIATES LTD CORPORATIO		507.64		507.64
252536	06/13/25 0003897	YUKON AND ASSOCIATES LTD CORPORATIO		507.64		507.64
251935	03/04/25 0007182	ADVANCED COMPRESSOR SYSTEMS INC		1,435.10		1,435.10
251294	11/12/24 0009127	SAFEWARE, INC.		58,698.84		58,698.84
		ACCOUNT TOTAL		61,149.22		61,149.22
25 501-7045-540.50-56						
250091	07/09/24 0000134	PNM ELECTRIC SERVICES CORP		138,044.00	102,043.93	36,000.07
25 501-7045-540.60-53						
250191	07/11/24 0000552	MATHESON TRI-GAS, INC.		736.00	693.21	42.79
250262	07/15/24 0008339	TMFG LLC,DBA/TURNER MFG		37,500.00	23,214.00	14,286.00
250186	07/11/24 0009341	PVS DX, INC.		10,000.00	1,194.62	8,805.38
		ACCOUNT TOTAL		48,236.00	25,101.83	23,134.17
25 501-7060-505.65-50						
250618	08/06/24 0008737	OPERATIONAL MANAGEMENT INTERNATIONA		9,905,906.29	9,905,905.78	.51
25 501-7060-505.66-03						
251994	03/10/25 0008145	ONLINE INFORMATION SERVICES, INC		30,000.00	2,602.97	27,397.03
		FUND TOTAL		24,409,448.72	18,945,174.90	5,464,273.82
25 512-0000-505.32-07						
251355	11/19/24 0001011	CHALMERS FORD INC/ MHQ OF NM	WA2570	3,985.00		3,985.00
25 512-0000-505.70-15						
251355	11/19/24 0001011	CHALMERS FORD INC/ MHQ OF NM	WA2570	54,155.00		54,155.00
252575	06/20/25 0001011	CHALMERS FORD INC/ MHQ OF NM	WA2570	82,093.50		82,093.50
251980	03/06/25 0002482	PETES EQUIPMENT REPAIR INC	WA2570	637,575.80		637,575.80
		ACCOUNT TOTAL		773,824.30		773,824.30
		FUND TOTAL		777,809.30		777,809.30
25 540-7125-540.70-10						
211400	07/01/24 0000079	HUITT-ZOLLARS INC	WA1492	94,291.60	93,885.88	405.72
231981	07/01/24 0002169	RMCI, INC.	WA1492	136.19		136.19
		ACCOUNT TOTAL		94,427.79	93,885.88	541.91
25 540-7125-540.70-37						
221965	07/01/24 0002257	SMITH ENGINEERING CORPORATION	PW2249	30,207.59	18,979.38	11,228.21

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
251716	01/28/25	0000736	ALBUQUERQUE ASPHALT INC	PW2408	3,421,634.85	1,597,447.84	1,824,187.01
241240	07/01/24	0002257	SMITH ENGINEERING CORPORATION	PW2408	125,289.63	38,555.51	86,734.12
241242	07/01/24	0002257	SMITH ENGINEERING CORPORATION	PW2408	87,525.50	1,122.73	86,402.77
241798	10/30/24	0002390	WILSON AND COMPANY, INC	PW2478	17,491.00	4,006.74	13,484.26
241866	07/01/24	0002257	SMITH ENGINEERING CORPORATION	PW2479	4,337.09	1,610.10	2,726.99
211400	03/20/25	0000079	HUITT-ZOLLARS INC	WA1492	90,086.00	79,272.76	10,813.24
231981	07/01/24	0002169	RMCI, INC.	WA1492	4,956,311.06	4,770,892.92	185,418.14
210856	07/01/24	0004461	HDR ENGINEERING INC	WA2119	128.82		128.82
211392	07/01/24	0000079	HUITT-ZOLLARS INC	WA2164	12,531.91	5,298.71	7,233.20
231327	07/01/24	0004461	HDR ENGINEERING INC	WA2170	111,795.11	61,477.57	50,317.54
211392	08/28/24	0000079	HUITT-ZOLLARS INC	WA2180	812,528.33	100,514.22	712,014.11
220969	07/01/24	0000079	HUITT-ZOLLARS INC	WA2246	18,566.46	10,281.78	8,284.68
221392	07/01/24	0007821	SOUDER MILLER AND ASSOCIATES	WA2246	62,491.93	727.89	61,764.04
221136	07/01/24	0000079	HUITT-ZOLLARS INC	WA2249	6,662.11		6,662.11
252214	04/21/25	0009655	MILLER BONDED INC.	WA2249	462,277.15		462,277.15
252075	03/21/25	0008241	NV5, INC.	WA2472	65,521.94	14,615.61	50,906.33
			ACCOUNT TOTAL		10,285,386.48	6,704,803.76	3,580,582.72
25 540-7130-545.70-37							
221748	02/20/25	0004461	HDR ENGINEERING INC	PW2280	17,012.15	7,430.77	9,581.38
251414	11/27/24	0000079	HUITT-ZOLLARS INC	PW2407	59,466.66	20,982.54	38,484.12
251716	01/28/25	0000736	ALBUQUERQUE ASPHALT INC	PW2408	1,301,303.21		1,301,303.21
241240	01/24/25	0002257	SMITH ENGINEERING CORPORATION	PW2408	28,382.19	17,525.37	10,856.82
241887	07/01/24	0000736	ALBUQUERQUE ASPHALT INC	PW2479	1,828,570.12	1,512,996.46	315,573.66
241889	07/01/24	0000736	ALBUQUERQUE ASPHALT INC	PW2479	808,436.47	663,770.94	144,665.53
241866	07/01/24	0002257	SMITH ENGINEERING CORPORATION	PW2479	58,313.83	21,648.40	36,665.43
251343	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	WA2561	987,318.93		987,318.93
251344	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	WA2561		17,549.91	17,549.91-
251345	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	WA2561	862,578.52		862,578.52
251346	11/19/24	0000736	ALBUQUERQUE ASPHALT INC	WA2561	1,330,927.43		1,330,927.43
251655	01/16/25	0000736	ALBUQUERQUE ASPHALT INC	WA2561	997,486.81	583,351.87	414,134.94
252513	06/11/25	0007821	SOUDER MILLER AND ASSOCIATES	WA2561	56,798.50		56,798.50
252134	04/02/25	0002257	SMITH ENGINEERING CORPORATION	WA2571	63,024.25	8,570.29	54,453.96
			ACCOUNT TOTAL		8,399,619.07	2,853,826.55	5,545,792.52
			FUND TOTAL		18,779,433.34	9,652,516.19	9,126,917.15
25 542-0000-540.70-45							
250567	07/31/24	0001430	MODRALL SPERLING ROEHL HARRIS	WA2565	490,000.00	426,544.20	63,455.80
			FUND TOTAL		490,000.00	426,544.20	63,455.80
25 545-0000-442.70-10							
231981	07/01/24	0002169	RMCI, INC.	WA1492	401.51		401.51
25 545-0000-442.70-37							
231327	07/01/24	0004461	HDR ENGINEERING INC	WA2170	102,251.95	13,163.70	89,088.25
231223	07/01/24	0008403	GARVER, LLC	WA2251	221,479.88		221,479.88
			ACCOUNT TOTAL		323,731.83	13,163.70	310,568.13
			FUND TOTAL		324,133.34	13,163.70	310,969.64

ACCOUNT NUMBER / P.O. NUM	ENC DATE	VENDOR#		PROJECT	ENCUMBRANCE AMOUNT	LIQUIDATED AMOUNT	OUTSTANDING AMOUNT
25 550-7235-550.70-37							
221965	07/01/24	0002257	SMITH ENGINEERING CORPORATION	PW2249	52,407.77	2,833.07	49,574.70
221748	02/20/25	0004461	HDR ENGINEERING INC	PW2280	6,519.92		6,519.92
241798	10/30/24	0002390	WILSON AND COMPANY, INC	PW2478	4,933.36	1,335.58	3,597.78
210856	07/01/24	0004461	HDR ENGINEERING INC	WW2120	54,197.64		54,197.64
252005	03/11/25	0002341	CDM SMITH INC	WW2172	262,847.16		262,847.16
241706	07/01/24	0005628	ZENON ENVIRONMENTAL CORPORATION	WW2172	410,338.82	305,710.00	104,628.82
221141	07/01/24	0000079	HUITT-ZOLLARS INC	WW2173	376,452.85	188,284.22	188,168.63
251619	01/09/25	0000735	AUI INC	WW2174	14,859,128.98		14,859,128.98
211656	07/01/24	0007214	STANTEC CONSULTING SERVICES INC	WW2174	386,855.83	78,447.62	308,408.21
220969	07/01/24	0000079	HUITT-ZOLLARS INC	WW2260	19,914.08	11,227.23	8,686.85
221449	07/01/24	0000079	HUITT-ZOLLARS INC	WW2264	119,586.91	4,351.22	115,235.69
252075	03/21/25	0008241	NV5, INC.	WW2483	58,146.47	7,183.22	50,963.25
			ACCOUNT TOTAL		16,611,329.79	599,372.16	16,011,957.63
25 550-7235-550.70-38							
251619	01/09/25	0000735	AUI INC	WW2174	750,000.00	211,633.04	538,366.96
			FUND TOTAL		17,361,329.79	811,005.20	16,550,324.59
25 555-0000-555.70-37							
252005	03/11/25	0002341	CDM SMITH INC	WW2172	234,692.46		234,692.46
251619	01/09/25	0000735	AUI INC	WW2174	1,942,614.50		1,942,614.50
211656	07/01/24	0007214	STANTEC CONSULTING SERVICES INC	WW2174	47,437.50		47,437.50
211095	07/01/24	0000079	HUITT-ZOLLARS INC	WW2177	41,752.83		41,752.83
			ACCOUNT TOTAL		2,266,497.29		2,266,497.29
			FUND TOTAL		2,266,497.29		2,266,497.29
25 720-0000-434.40-40							
221004	07/01/24	0008516	NATURE'S TOOLBOX INC.	AD2143	3,000,000.00	600,000.00	2,400,000.00
231846	07/01/24	0005467	DELUXE DESIGN INC	AD2394	50,000.00		50,000.00
			ACCOUNT TOTAL		3,050,000.00	600,000.00	2,450,000.00
			FUND TOTAL		3,050,000.00	600,000.00	2,450,000.00
			GRAND TOTAL		142,112,581.26	59,598,640.19	82,513,941.07

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
101-0000-331.15-00	79,681.00-	79,681.00-	65,614.10-	65,614.10-	.00	14,066.90-
FR2534	79,681.00-	79,681.00-	65,614.10-	65,614.10-	.00	14,066.90-
FR2634	.00	.00	.00	.00	.00	.00
101-0000-331.20-00	.00	.00	.00	.00	.00	.00
PW2077	.00	.00	.00	.00	.00	.00
101-0000-331.25-00	349,419.00-	193,770.00-	297,016.66-	141,368.94-	.00	52,401.06-
PS2348	349,419.00-	193,770.00-	297,016.66-	141,368.94-	.00	52,401.06-
101-0000-334.10-00	.00	.00	.00	.00	.00	.00
PS2350	.00	.00	.00	.00	.00	.00
101-0000-338.10-00	75,000.00-	25,000.00-	50,000.00-	.00	.00	25,000.00-
AD2394	75,000.00-	25,000.00-	50,000.00-	.00	.00	25,000.00-
101-0000-342.31-00	.00	.00	.00	.00	.00	.00
PS2642	.00	.00	.00	.00	.00	.00
101-0000-342.40-00	.00	.00	.00	.00	.00	.00
AD2396	.00	.00	.00	.00	.00	.00
101-0000-347.20-01	1,500.00-	1,500.00-	1,500.00-	1,500.00-	.00	.00
PR2512	1,500.00-	1,500.00-	1,500.00-	1,500.00-	.00	.00
PR2603	.00	.00	.00	.00	.00	.00
PR2609	.00	.00	.00	.00	.00	.00
PR2610	.00	.00	.00	.00	.00	.00
PR2612	.00	.00	.00	.00	.00	.00
PR2613	.00	.00	.00	.00	.00	.00
101-0000-347.20-02	91,082.00-	91,082.00-	91,082.00-	91,082.00-	.00	.00
PR2505	36,960.00-	36,960.00-	36,960.00-	36,960.00-	.00	.00
PR2508	36,090.00-	36,090.00-	36,090.00-	36,090.00-	.00	.00
PR2514	18,032.00-	18,032.00-	18,032.00-	18,032.00-	.00	.00
PR2605	.00	.00	.00	.00	.00	.00
PR2606	.00	.00	.00	.00	.00	.00
PR2607	.00	.00	.00	.00	.00	.00
PR2608	.00	.00	.00	.00	.00	.00
PR2614	.00	.00	.00	.00	.00	.00
101-0000-347.20-05	.00	.00	.00	.00	.00	.00
PR2604	.00	.00	.00	.00	.00	.00
101-0000-347.20-06	.00	.00	.00	.00	.00	.00
PR2611	.00	.00	.00	.00	.00	.00
101-0000-347.20-09	.00	.00	.00	.00	.00	.00
PR2602	.00	.00	.00	.00	.00	.00
101-0000-367.10-00	1,000.00-	1,000.00-	.00	.00	.00	1,000.00-

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
LB2304	1,000.00-	1,000.00-	.00	.00	.00	1,000.00-
101-0000-367.10-10	10,000.00-	.00	10,000.00-	.00	.00	.00
FS2161	10,000.00-	.00	10,000.00-	.00	.00	.00
101-0000-369.10-02	.00	.00	.00	.00	.00	.00
FS1933	.00	.00	.00	.00	.00	.00
101-0000-369.10-11	.00	.00	.00	.00	.00	.00
CC2690	.00	.00	.00	.00	.00	.00
101-0000-369.10-13	303,122.00-	5,001.00-	298,119.73-	.00	.00	5,001.00-
AD2396	192,066.00-	.00	192,065.63-	.00	.00	.00
FS1933	31,056.00-	5,001.00-	26,054.10-	.00	.00	5,001.00-
FS2023	30,000.00-	.00	30,000.00-	.00	.00	.00
FS2031	50,000.00-	.00	50,000.00-	.00	.00	.00
101-0000-369.10-19	19,490.00-	.00	19,489.27-	.00	.00	.00
PS2168	19,490.00-	.00	19,489.27-	.00	.00	.00
FUND 101 TOTAL	930,294.00	397,034.00	832,821.76	299,565.04	.00	97,468.96
220-0000-334.10-00	347,299.00-	347,299.00-	132,121.57-	132,121.57-	.00	215,177.43-
LB2408	326,725.00-	326,725.00-	111,547.41-	111,547.41-	.00	215,177.59-
LB2510	20,574.00-	20,574.00-	20,574.16-	20,574.16-	.00	.16
220-0000-338.11-00	995,000.00-	609,646.00-	768,892.75-	383,539.54-	.00	226,106.46-
LB2404	995,000.00-	609,646.00-	768,892.75-	383,539.54-	.00	226,106.46-
FUND 220 TOTAL	1,342,299.00	956,945.00	901,014.32	515,661.11	.00	441,283.89
225-0000-341.40-02	.00	.00	.00	.00	.00	.00
PR2601	.00	.00	.00	.00	.00	.00
FUND 225 TOTAL	.00	.00	.00	.00	.00	.00
230-0000-334.10-00	225,000.00-	225,000.00-	225,000.00-	225,000.00-	.00	.00
FR2552	225,000.00-	225,000.00-	225,000.00-	225,000.00-	.00	.00
FUND 230 TOTAL	225,000.00	225,000.00	225,000.00	225,000.00	.00	.00
236-0000-334.10-00	1,687,500.00-	562,500.00-	1,687,500.00-	562,500.00-	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PS2448	1,687,500.00-	562,500.00-	1,687,500.00-	562,500.00-	.00	.00
FUND 236 TOTAL	1,687,500.00	562,500.00	1,687,500.00	562,500.00	.00	.00
239-0000-334.10-00	162,050.00-	104,396.00-	162,049.83-	104,395.88-	.00	.12-
PS2350	162,050.00-	104,396.00-	162,049.83-	104,395.88-	.00	.12-
FUND 239 TOTAL	162,050.00	104,396.00	162,049.83	104,395.88	.00	.12
251-0000-334.10-00	.00	.00	.00	.00	.00	.00
PS2554	.00	.00	.00	.00	.00	.00
FUND 251 TOTAL	.00	.00	.00	.00	.00	.00
252-0000-334.10-00	85,560.00-	85,560.00-	44,021.96-	44,021.96-	.00	41,538.04-
FR2558	18,000.00-	18,000.00-	18,000.00-	18,000.00-	.00	.00
PS2533	37,560.00-	37,560.00-	14,108.90-	14,108.90-	.00	23,451.10-
PS2559	30,000.00-	30,000.00-	11,913.06-	11,913.06-	.00	18,086.94-
FUND 252 TOTAL	85,560.00	85,560.00	44,021.96	44,021.96	.00	41,538.04
255-0000-334.10-00	660,510.00-	660,510.00-	329,102.80-	329,102.80-	.00	331,407.20-
PS2532	660,510.00-	660,510.00-	329,102.80-	329,102.80-	.00	331,407.20-
FUND 255 TOTAL	660,510.00	660,510.00	329,102.80	329,102.80	.00	331,407.20
259-0000-331.20-00	645,169.00-	605,142.00-	139,814.03-	99,787.88-	.00	505,354.12-
FR1924	32,077.00-	.00	32,076.15-	.00	.00	.00
FR2337	7,950.00-	.00	7,950.00-	.00	.00	.00
FR2439	82,000.00-	82,000.00-	753.66-	753.66-	.00	81,246.34-
FR2446	16,050.00-	16,050.00-	16,050.00-	16,050.00-	.00	.00
FR2550	16,250.00-	16,250.00-	.00	.00	.00	16,250.00-
FR2556	169,012.00-	169,012.00-	.00	.00	.00	169,012.00-
FR2558	72,000.00-	72,000.00-	.00	.00	.00	72,000.00-
PS2534	.00	.00	.00	.00	.00	.00
PS2535	89,856.00-	89,856.00-	28,572.31-	28,572.31-	.00	61,283.69-
PS2536	67,028.00-	67,028.00-	24,129.50-	24,129.50-	.00	42,898.50-
PS2537	21,741.00-	21,741.00-	14,561.97-	14,561.97-	.00	7,179.03-
PS2538	21,741.00-	21,741.00-	5,766.31-	5,766.31-	.00	15,974.69-
PS2550	21,741.00-	21,741.00-	9,954.13-	9,954.13-	.00	11,786.87-

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PS2572	27,723.00-	27,723.00-	.00	.00	.00	27,723.00-
FUND 259 TOTAL	645,169.00	605,142.00	139,814.03	99,787.88	.00	505,354.12
260-0000-392.30-00	.00	.00	.00	.00	.00	.00
WW2177	.00	.00	.00	.00	.00	.00
FUND 260 TOTAL	.00	.00	.00	.00	.00	.00
305-0000-331.20-00	3,413,027.00-	1,730,571.00-	1,771,748.42-	89,295.72-	.00	1,641,275.28-
PW2077	1,796,748.00-	201,235.00-	1,621,748.42-	26,238.21-	.00	174,996.79-
PW2258	150,000.00-	63,057.00-	150,000.00-	63,057.51-	.00	.51
PW2480	1,466,279.00-	1,466,279.00-	.00	.00	.00	1,466,279.00-
305-0000-331.60-01	10,588,990.00-	7,788,356.00-	3,744,837.02-	944,209.45-	.00	6,844,146.55-
PW2077	2,487,852.00-	2,486,635.00-	180,910.33-	179,693.89-	.00	2,306,941.11-
PW2141	2,255,616.00-	1,281,545.00-	1,013,858.49-	39,789.00-	.00	1,241,756.00-
PW2143	3,253,357.00-	3,091,261.00-	401,391.54-	239,296.50-	.00	2,851,964.50-
PW2147	1,000,000.00-	188,705.00-	859,692.30-	48,398.31-	.00	140,306.69-
PW2258	492,230.00-	261,825.00-	336,346.33-	105,942.61-	.00	155,882.39-
PW2280	1,099,935.00-	478,385.00-	952,638.03-	331,089.14-	.00	147,295.86-
305-0000-331.60-02	581,882.00-	522,842.00-	261,840.00-	202,800.78-	.00	320,041.22-
PW2147	581,882.00-	522,842.00-	261,840.00-	202,800.78-	.00	320,041.22-
305-0000-334.10-00	4,845,950.00-	3,183,450.00-	4,845,950.00-	3,183,450.00-	.00	.00
PW2097	1,662,500.00-	.00	1,662,500.00-	.00	.00	.00
PW2408	3,183,450.00-	3,183,450.00-	3,183,450.00-	3,183,450.00-	.00	.00
305-0000-338.10-00	295,000.00-	100,000.00-	295,000.00-	100,000.00-	.00	.00
LB2508	100,000.00-	100,000.00-	100,000.00-	100,000.00-	.00	.00
PW2478	195,000.00-	.00	195,000.00-	.00	.00	.00
305-0000-361.10-00	2.00-	.00	2.20-	.00	.00	.00
PW2097	2.00-	.00	2.20-	.00	.00	.00
305-0000-367.10-10	32,600.00-	.00	32,600.00-	.00	.00	.00
PW2032	32,600.00-	.00	32,600.00-	.00	.00	.00
305-0000-392.30-00	.00	.00	.00	.00	.00	.00
PW2011	.00	.00	.00	.00	.00	.00
FUND 305 TOTAL	19,757,451.00	13,325,219.00	10,951,977.64	4,519,755.95	.00	8,805,463.05

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
313-0000-362.10-06	332,394.00-	113,000.00-	327,899.49-	108,504.70-	.00	4,495.30-
PR2320	106,870.00-	.00	106,869.96-	.00	.00	.00
PR2416	112,524.00-	.00	112,524.83-	.00	.00	.00
PR2523	113,000.00-	113,000.00-	108,504.70-	108,504.70-	.00	4,495.30-
FUND 313 TOTAL	332,394.00	113,000.00	327,899.49	108,504.70	.00	4,495.30
315-0000-334.50-00	7,995,698.00-	7,424,757.00-	1,656,587.01-	1,085,648.13-	.00	6,339,108.87-
FR2435	350,000.00-	350,000.00-	2,269.87-	2,269.87-	.00	347,730.13-
FR2535	375,000.00-	375,000.00-	.00	.00	.00	375,000.00-
FR2551	1,034,250.00-	1,034,250.00-	.00	.00	.00	1,034,250.00-
LB2505	100,000.00-	100,000.00-	92,731.32-	92,731.32-	.00	7,268.68-
PR2318	486,350.00-	384,172.00-	483,608.81-	381,431.35-	.00	2,740.65-
PR2319	59,000.00-	59,000.00-	32,241.64-	32,241.64-	.00	26,758.36-
PR2330	510,246.00-	510,246.00-	23,225.48-	23,225.48-	.00	487,020.52-
PR2331	182,000.00-	104,397.00-	146,405.96-	68,802.96-	.00	35,594.04-
PR2430	327,000.00-	327,000.00-	147,201.08-	147,201.08-	.00	179,798.92-
PR2431	250,000.00-	250,000.00-	.00	.00	.00	250,000.00-
PR2433	766,823.00-	766,823.00-	.00	.00	.00	766,823.00-
PR2434	224,209.00-	224,209.00-	.00	.00	.00	224,209.00-
PR2438	75,600.00-	75,600.00-	.00	.00	.00	75,600.00-
PR2516	610,000.00-	610,000.00-	5,371.87-	5,371.87-	.00	604,628.13-
PR2537	39,000.00-	39,000.00-	.00	.00	.00	39,000.00-
PS2330	203,943.00-	49,404.00-	203,941.91-	49,403.51-	.00	.49-
PS2443	175,000.00-	19,439.00-	155,560.55-	.00	.00	19,439.00-
PS2543	100,000.00-	100,000.00-	.00	.00	.00	100,000.00-
PS2545	166,000.00-	166,000.00-	139,458.85-	139,458.85-	.00	26,541.15-
PS2563	166,000.00-	166,000.00-	.00	.00	.00	166,000.00-
PS2564	320,000.00-	320,000.00-	.00	.00	.00	320,000.00-
PW2244	600,000.00-	518,940.00-	224,569.67-	143,510.20-	.00	375,429.80-
PW2383	300,000.00-	300,000.00-	.00	.00	.00	300,000.00-
PW2403	375,277.00-	375,277.00-	.00	.00	.00	375,277.00-
PW2507	200,000.00-	200,000.00-	.00	.00	.00	200,000.00-
FUND 315 TOTAL	7,995,698.00	7,424,757.00	1,656,587.01	1,085,648.13	.00	6,339,108.87
331-0000-305.00-00	.00	.00	.00	.00	.00	.00
PW2011	.00	.00	.00	.00	.00	.00
FUND 331 TOTAL	.00	.00	.00	.00	.00	.00
375-0000-331.47-00	3,392,576.00-	1,298,658.00-	2,811,546.15-	717,636.32-	.00	581,021.68-
FS1976	559,864.00-	23,467.00-	536,494.23-	100.00-	.00	23,367.00-
FS2033	756,171.00-	351,589.00-	404,580.15-	.00	.00	351,589.00-

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
FS2071	594,896.00-	2,596.00-	592,297.03-	.00	.00	2,596.00-
FS2390	521,302.00-	30,276.00-	521,292.28-	30,266.86-	.00	9.14-
FS2491	489,772.00-	420,159.00-	477,528.97-	407,915.97-	.00	12,243.03-
FS2591	470,571.00-	470,571.00-	279,353.49-	279,353.49-	.00	191,217.51-
FS2691	.00	.00	.00	.00	.00	.00
375-0000-392.30-00	44,184.00-	.00	44,183.05-	.00	.00	.00
FS1976	413.00-	.00	412.09-	.00	.00	.00
FS2071	43,771.00-	.00	43,770.96-	.00	.00	.00
FUND 375 TOTAL	3,436,760.00	1,298,658.00	2,855,729.20	717,636.32	.00	581,021.68
376-0000-331.48-01	42,984.00-	42,984.00-	22,048.32-	22,048.32-	.00	20,935.68-
PS2534	42,984.00-	42,984.00-	22,048.32-	22,048.32-	.00	20,935.68-
FUND 376 TOTAL	42,984.00	42,984.00	22,048.32	22,048.32	.00	20,935.68
540-0000-331.12-00	2,140,000.00-	994,602.00-	1,145,397.34-	.00	.00	994,602.00-
WA2164	1,170,000.00-	24,602.00-	1,145,397.34-	.00	.00	24,602.00-
WA2368	970,000.00-	970,000.00-	.00	.00	.00	970,000.00-
540-0000-334.50-00	100,000.00-	.00	100,000.00-	.00	.00	.00
WA1492	100,000.00-	.00	100,000.00-	.00	.00	.00
540-0000-369.10-00	100,000.00-	.00	100,000.00-	.00	.00	.00
WA2018	100,000.00-	.00	100,000.00-	.00	.00	.00
540-0000-394.10-00	15,150,000.00-	15,150,000.00-	1,679,174.29-	1,679,174.29-	.00	13,470,825.71-
WA2180	15,150,000.00-	15,150,000.00-	1,679,174.29-	1,679,174.29-	.00	13,470,825.71-
FUND 540 TOTAL	17,490,000.00	16,144,602.00	3,024,571.63	1,679,174.29	.00	14,465,427.71
550-0000-331.20-00	750,000.00-	750,000.00-	.00	.00	.00	750,000.00-
WW2174	750,000.00-	750,000.00-	.00	.00	.00	750,000.00-
550-0000-334.50-45	.00	.00	.00	.00	.00	.00
WW2174	.00	.00	.00	.00	.00	.00
FUND 550 TOTAL	750,000.00	750,000.00	.00	.00	.00	750,000.00
720-0000-334.10-00	5,250,000.00-	.00	5,250,000.00-	.00	.00	.00
AD2143	5,000,000.00-	.00	5,000,000.00-	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
AD2394	250,000.00-	.00	250,000.00-	.00	.00	.00
FUND 720 TOTAL	5,250,000.00	.00	5,250,000.00	.00	.00	.00
101-0515-410.32-03	10,001.00	5,366.00	4,634.07	.00	.00	5,366.00
AD2396	.00	.00	.00	.00	.00	.00
FS2161	10,001.00	5,366.00	4,634.07	.00	.00	5,366.00
101-0515-410.40-40	75,000.00	25,000.00	50,000.00	.00	25,000.00	.00
AD2394	75,000.00	25,000.00	50,000.00	.00	25,000.00	.00
101-0515-410.50-30	199,297.00	.00	199,296.02	.00	.00	.00
PW2282	199,297.00	.00	199,296.02	.00	.00	.00
101-0515-410.65-02	.00	.00	.00	.00	.00	.00
PW2378	.00	.00	.00	.00	.00	.00
101-0515-410.66-25	10,507.00	.00	10,507.13	.00	.00	.00
PS2168	10,507.00	.00	10,507.13	.00	.00	.00
101-0515-410.80-06	.00	.00	.00	.00	.00	.00
PW2011	.00	.00	.00	.00	.00	.00
101-0515-410.80-20	.00	.00	.00	.00	.00	.00
FS2009	.00	.00	.00	.00	.00	.00
101-1505-411.10-13	.00	.00	.00	.00	.00	.00
CC2690	.00	.00	.00	.00	.00	.00
101-1505-411.10-21	.00	.00	.00	.00	.00	.00
CC2690	.00	.00	.00	.00	.00	.00
101-1505-411.20-05	.00	.00	.00	.00	.00	.00
CC2690	.00	.00	.00	.00	.00	.00
101-1505-411.20-15	.00	.00	.00	.00	.00	.00
CC2690	.00	.00	.00	.00	.00	.00
101-1505-411.30-05	.00	.00	.00	.00	.00	.00
CC2690	.00	.00	.00	.00	.00	.00
101-3001-415.32-01	270,312.00	220,131.00	50,179.98	.00	.00	220,131.00
AD2396	192,066.00	192,066.00	.00	.00	.00	192,066.00
FS2023	28,346.00	9,999.00	18,346.29	.00	.00	9,999.00
FS2031	49,900.00	18,066.00	31,833.69	.00	.00	18,066.00
FS2161	.00	.00	.00	.00	.00	.00
101-3001-415.40-40	1,654.00	1,654.00	.00	.00	.00	1,654.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
FS2023	1,654.00	1,654.00	.00	.00	.00	1,654.00
101-3001-415.50-25	100.00	47.00	52.70	.00	.00	47.00
FS2031	100.00	47.00	52.70	.00	.00	47.00
101-3003-415.10-09	13.00	.00	12.36	.00	.00	.00
FS1976	.00	.00	.00	.00	.00	.00
FS2071	13.00	.00	12.36	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-3003-415.10-20	.00	.00	.00	.00	.00	.00
FS1976	.00	.00	.00	.00	.00	.00
FS2071	.00	.00	.00	.00	.00	.00
101-3003-415.31-06	5,257.00	5,257.00	.00	.00	.00	5,257.00
FS2391	5,257.00	5,257.00	.00	.00	.00	5,257.00
FS2690	.00	.00	.00	.00	.00	.00
101-3003-415.32-07	65,001.00	31,815.00	57,889.38	24,704.38	.00	7,110.62
FS1933	29,876.00	5,001.00	24,874.99	.00	.00	5,001.00
FS2398	35,125.00	26,814.00	33,014.39	24,704.38	.00	2,109.62
FS2690	.00	.00	.00	.00	.00	.00
101-3003-415.41-15	568.00	.00	568.00	.00	.00	.00
FS1933	568.00	.00	568.00	.00	.00	.00
101-3003-415.41-17	160.00	.00	160.00	.00	.00	.00
FS1933	160.00	.00	160.00	.00	.00	.00
101-3003-415.41-50	.00	.00	.00	.00	.00	.00
FS1933	.00	.00	.00	.00	.00	.00
101-3003-415.50-06	301.00	.00	300.26	.00	.00	.00
FS1933	301.00	.00	300.26	.00	.00	.00
101-3003-415.50-07	.00	.00	.00	.00	.00	.00
FS1933	.00	.00	.00	.00	.00	.00
101-3003-415.50-11	150.00	.00	150.00	.00	.00	.00
FS1933	150.00	.00	150.00	.00	.00	.00
101-3505-450.50-01	8,989.00	8,989.00	.00	.00	8,989.25	.25-
PR2512	8,989.00	8,989.00	.00	.00	8,989.25	.25-
PR2603	.00	.00	.00	.00	.00	.00
PR2609	.00	.00	.00	.00	.00	.00
PR2610	.00	.00	.00	.00	.00	.00
PR2612	.00	.00	.00	.00	.00	.00
PR2613	.00	.00	.00	.00	.00	.00
101-3515-450.32-01	25,000.00	25,000.00	25,000.00	25,000.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PR2512	25,000.00	25,000.00	25,000.00	25,000.00	.00	.00
PR2610	.00	.00	.00	.00	.00	.00
PR2612	.00	.00	.00	.00	.00	.00
101-3515-450.32-07	2,008.00	2,008.00	2,008.54	2,008.54	.00	.54-
PR2508	934.00	934.00	934.16	934.16	.00	.16-
PR2512	1,074.00	1,074.00	1,074.38	1,074.38	.00	.38-
PR2603	.00	.00	.00	.00	.00	.00
PR2607	.00	.00	.00	.00	.00	.00
PR2608	.00	.00	.00	.00	.00	.00
PR2609	.00	.00	.00	.00	.00	.00
PR2610	.00	.00	.00	.00	.00	.00
PR2611	.00	.00	.00	.00	.00	.00
PR2612	.00	.00	.00	.00	.00	.00
PR2613	.00	.00	.00	.00	.00	.00
101-3515-450.40-40	15,036.00	15,036.00	14,635.51	14,635.51	.00	400.49
PR2505	7,341.00	7,341.00	7,010.20	7,010.20	.00	330.80
PR2508	4,004.00	4,004.00	3,964.54	3,964.54	.00	39.46
PR2514	3,691.00	3,691.00	3,660.77	3,660.77	.00	30.23
PR2602	.00	.00	.00	.00	.00	.00
PR2604	.00	.00	.00	.00	.00	.00
PR2605	.00	.00	.00	.00	.00	.00
PR2606	.00	.00	.00	.00	.00	.00
PR2607	.00	.00	.00	.00	.00	.00
PR2608	.00	.00	.00	.00	.00	.00
PR2614	.00	.00	.00	.00	.00	.00
101-3515-450.50-05	.00	.00	.00	.00	.00	.00
PR2505	.00	.00	.00	.00	.00	.00
PR2508	.00	.00	.00	.00	.00	.00
PR2514	.00	.00	.00	.00	.00	.00
PR2605	.00	.00	.00	.00	.00	.00
PR2606	.00	.00	.00	.00	.00	.00
PR2607	.00	.00	.00	.00	.00	.00
PR2608	.00	.00	.00	.00	.00	.00
PR2614	.00	.00	.00	.00	.00	.00
101-3515-450.50-30	2,156.00	2,156.00	2,155.42	2,155.42	.00	.58
PR2508	.00	.00	.00	.00	.00	.00
PR2512	2,156.00	2,156.00	2,155.42	2,155.42	.00	.58
PR2603	.00	.00	.00	.00	.00	.00
PR2609	.00	.00	.00	.00	.00	.00
PR2610	.00	.00	.00	.00	.00	.00
PR2612	.00	.00	.00	.00	.00	.00
PR2613	.00	.00	.00	.00	.00	.00
101-3515-450.60-53	5,739.00	5,739.00	5,391.35	5,391.35	.00	347.65
PR2505	3,200.00	3,200.00	2,854.58	2,854.58	.00	345.42
PR2508	1,522.00	1,522.00	1,520.97	1,520.97	.00	1.03

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PR2512	404.00	404.00	403.88	403.88	.00	.12
PR2514	613.00	613.00	611.92	611.92	.00	1.08
PR2602	.00	.00	.00	.00	.00	.00
PR2603	.00	.00	.00	.00	.00	.00
PR2604	.00	.00	.00	.00	.00	.00
PR2605	.00	.00	.00	.00	.00	.00
PR2606	.00	.00	.00	.00	.00	.00
PR2607	.00	.00	.00	.00	.00	.00
PR2608	.00	.00	.00	.00	.00	.00
PR2609	.00	.00	.00	.00	.00	.00
PR2610	.00	.00	.00	.00	.00	.00
PR2612	.00	.00	.00	.00	.00	.00
PR2613	.00	.00	.00	.00	.00	.00
PR2614	.00	.00	.00	.00	.00	.00
101-3515-450.60-54	463.00	463.00	462.95	462.95	.00	.05
PR2505	463.00	463.00	462.95	462.95	.00	.05
PR2514	.00	.00	.00	.00	.00	.00
PR2602	.00	.00	.00	.00	.00	.00
PR2605	.00	.00	.00	.00	.00	.00
PR2614	.00	.00	.00	.00	.00	.00
101-3515-450.60-59	1,763.00	1,763.00	1,762.43	1,762.43	.00	.57
PR2505	964.00	964.00	964.13	964.13	.00	.13-
PR2508	564.00	564.00	563.88	563.88	.00	.12
PR2514	235.00	235.00	234.42	234.42	.00	.58
PR2602	.00	.00	.00	.00	.00	.00
PR2605	.00	.00	.00	.00	.00	.00
PR2606	.00	.00	.00	.00	.00	.00
PR2607	.00	.00	.00	.00	.00	.00
PR2608	.00	.00	.00	.00	.00	.00
PR2611	.00	.00	.00	.00	.00	.00
PR2614	.00	.00	.00	.00	.00	.00
101-3526-452.70-25	257,548.00	257,548.00	119,410.48	119,410.48	138,136.43	1.09
PR2515	257,548.00	257,548.00	119,410.48	119,410.48	138,136.43	1.09
PR2616	.00	.00	.00	.00	.00	.00
101-4505-450.10-09	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-4505-450.10-13	.00	.00	.00	.00	.00	.00
LB2608	.00	.00	.00	.00	.00	.00
101-4505-450.20-01	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-4505-450.20-05	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
101-4505-450.20-15	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-4505-450.20-20	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-4505-450.20-25	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-4505-450.20-30	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-4505-450.20-40	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
101-4505-450.32-07	.00	.00	.00	.00	.00	.00
LB2507	.00	.00	.00	.00	.00	.00
101-4505-450.40-40	1,000.00	1,000.00	.00	.00	.00	1,000.00
LB2304	1,000.00	1,000.00	.00	.00	.00	1,000.00
101-4505-450.50-25	.00	.00	.00	.00	.00	.00
LB2601	.00	.00	.00	.00	.00	.00
LB2602	.00	.00	.00	.00	.00	.00
LB2603	.00	.00	.00	.00	.00	.00
101-4505-450.50-30	.00	.00	.00	.00	.00	.00
LB2601	.00	.00	.00	.00	.00	.00
LB2602	.00	.00	.00	.00	.00	.00
LB2603	.00	.00	.00	.00	.00	.00
101-4505-450.60-53	.00	.00	.00	.00	.00	.00
LB2608	.00	.00	.00	.00	.00	.00
101-4505-450.60-70	.00	.00	.00	.00	.00	.00
LB2608	.00	.00	.00	.00	.00	.00
101-5035-434.32-01	99,568.00	99,568.00	.00	.00	.00	99,568.00
DS2493	99,568.00	99,568.00	.00	.00	.00	99,568.00
101-5501-441.32-07	.00	.00	.00	.00	.00	.00
PW2240	.00	.00	.00	.00	.00	.00
101-5505-441.32-07	1,542,497.00	563,771.00	1,423,990.11	445,278.73	118,450.66	41.61
LB2265	10,144.00	108.00	10,141.79	107.64	.00	.36
LB2266	1,962.00	189.00	1,960.07	188.37	.00	.63
PR2264	44,744.00	2,629.00	44,740.82	2,628.24	.00	.76
PR2275	37,851.00	32,723.00	37,848.89	32,721.02	1.31	.67
PW2240	528,439.00	146,936.00	511,190.92	129,690.53	17,208.99	36.48
PW2282	309,949.00	136,257.00	249,109.27	75,417.78	60,839.06	.16

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PW2283	3,826.00	108.00	3,825.41	107.64	.00	.36
PW2284	.00	.00	.00	.00	.00	.00
PW2285	9,812.00	4,378.00	9,811.31	4,377.96	.00	.04
PW2286	1,634.00	219.00	1,631.66	218.25	.00	.75
PW2287	.00	.00	.00	.00	.00	.00
PW2288	19,413.00	9,688.00	19,411.60	9,687.49	.00	.51
PW2289	41,107.00	22,183.00	41,106.76	22,182.98	.00	.02
PW2301	2,046.00	259.00	2,044.31	258.32	.00	.68
PW2378	531,570.00	208,094.00	491,167.30	167,692.51	40,401.30	.19
101-5505-441.50-35	1,304,099.00	544,965.00	1,236,980.16	477,861.57	64,203.22	2,900.21
LB2265	20,883.00	15,038.00	20,881.73	15,037.91	.00	.09
LB2266	15,119.00	.00	15,117.66	.00	.00	.00
PR2264	24,155.00	3,777.00	24,152.90	3,776.43	.00	.57
PR2275	109,641.00	19,111.00	109,639.78	19,111.00	.00	.00
PW2240	313,099.00	151,585.00	304,036.35	142,523.73	9,060.37	.90
PW2282	36,312.00	9,568.00	36,310.96	9,567.41	.00	.59
PW2283	5,055.00	.00	5,054.93	.00	.00	.00
PW2284	4,237.00	.00	4,236.44	.00	.00	.00
PW2285	7,489.00	.00	7,488.05	.00	.00	.00
PW2286	.00	.00	.00	.00	.00	.00
PW2287	41,495.00	21,675.00	41,493.59	21,674.94	.00	.06
PW2288	89,420.00	19,256.00	89,418.86	19,255.99	.00	.01
PW2289	37,655.00	.00	37,652.74	.00	.00	.00
PW2301	28,623.00	8,099.00	28,622.53	8,098.64	.00	.36
PW2378	570,916.00	296,856.00	512,873.64	238,815.52	55,142.85	2,897.63
101-5505-441.60-53	660.00	.00	660.00	.00	.00	.00
PR2264	660.00	.00	660.00	.00	.00	.00
101-5515-441.32-07	4,476,334.00	4,476,334.00	1,019,449.04	1,019,449.04	408,801.46	3,048,083.50
PW2405	2,411,526.00	2,411,526.00	746,879.13	746,879.13	133,008.93	1,531,637.94
PW2551	304,808.00	304,808.00	272,569.91	272,569.91	32,237.73	.36
PW2553	1,760,000.00	1,760,000.00	.00	.00	243,554.80	1,516,445.20
PW2651	.00	.00	.00	.00	.00	.00
PW2653	.00	.00	.00	.00	.00	.00
PW2656	.00	.00	.00	.00	.00	.00
101-5515-441.50-30	11,437.00	11,437.00	11,394.83	11,394.83	41.63	.54
PW2553	11,437.00	11,437.00	11,394.83	11,394.83	41.63	.54
101-5515-441.60-53	300,000.00	300,000.00	167,805.64	167,805.64	4,213.01	127,981.35
PW2553	300,000.00	300,000.00	167,805.64	167,805.64	4,213.01	127,981.35
PW2654	.00	.00	.00	.00	.00	.00
PW2656	.00	.00	.00	.00	.00	.00
101-5520-441.32-01	184,743.00	167,525.00	119,779.22	102,562.15	14,963.01	49,999.84
PW2405	50,000.00	50,000.00	.00	.00	.00	50,000.00
PW2456	49,392.00	32,174.00	45,716.87	28,499.80	3,675.00	.80-
PW2553	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PW2554	37,751.00	37,751.00	37,750.65	37,750.65	.00	.35
PW2556	47,600.00	47,600.00	36,311.70	36,311.70	11,288.01	.29
PW2655	.00	.00	.00	.00	.00	.00
PW2657	.00	.00	.00	.00	.00	.00
101-5520-441.50-38	582,945.00	440,962.00	494,129.82	352,147.39	88,813.88	.73
PW2462	213,479.00	71,496.00	207,865.78	65,883.35	5,612.21	.44
PW2506	41,376.00	41,376.00	43,157.46	43,157.46	1,781.48-	.02
PW2561	30,691.00	30,691.00	28,430.52	28,430.52	2,260.45	.03
PW2562	233,992.00	233,992.00	153,413.80	153,413.80	80,578.11	.09
PW2563	63,407.00	63,407.00	61,262.26	61,262.26	2,144.59	.15
PW2658	.00	.00	.00	.00	.00	.00
PW2661	.00	.00	.00	.00	.00	.00
101-5520-441.60-53	156,222.00	115,598.00	130,037.27	89,414.11	26,182.47	1.42
PW2466	41,094.00	470.00	40,971.84	348.68	121.24	.08
PW2564	81,581.00	81,581.00	55,523.97	55,523.97	26,056.23	.80
PW2566	33,547.00	33,547.00	33,541.46	33,541.46	5.00	.54
PW2662	.00	.00	.00	.00	.00	.00
101-5520-441.60-70	.00	.00	.00	.00	.00	.00
PW2664	.00	.00	.00	.00	.00	.00
101-6005-421.10-09	8,676.00	8,676.00	8,676.30	8,676.30	.00	.30-
PS2534	8,676.00	8,676.00	8,676.30	8,676.30	.00	.30-
101-6005-421.10-21	143.00	143.00	142.89	142.89	.00	.11
PS2534	143.00	143.00	142.89	142.89	.00	.11
101-6005-421.20-01	1,773.00	1,773.00	1,772.39	1,772.39	.00	.61
PS2534	1,773.00	1,773.00	1,772.39	1,772.39	.00	.61
101-6005-421.20-05	112.00	112.00	111.70	111.70	.00	.30
PS2534	112.00	112.00	111.70	111.70	.00	.30
101-6005-421.20-15	4.00	4.00	3.52	3.52	.00	.48
PS2534	4.00	4.00	3.52	3.52	.00	.48
101-6005-421.20-20	3,009.00	3,009.00	3,008.81	3,008.81	.00	.19
PS2534	3,009.00	3,009.00	3,008.81	3,008.81	.00	.19
101-6005-421.20-25	11.00	11.00	11.26	11.26	.00	.26-
PS2534	11.00	11.00	11.26	11.26	.00	.26-
101-6005-421.20-30	150.00	150.00	149.89	149.89	.00	.11
PS2534	150.00	150.00	149.89	149.89	.00	.11
101-6005-421.20-40	174.00	174.00	173.62	173.62	.00	.38
PS2534	174.00	174.00	173.62	173.62	.00	.38

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
101-6005-421.40-40	929.00	929.00	644.63	644.63	19.62	264.75
PS2534	929.00	929.00	644.63	644.63	19.62	264.75
101-6005-421.60-70	.00	.00	.00	.00	.00	.00
PS2632	.00	.00	.00	.00	.00	.00
101-6005-421.70-25	.00	.00	.00	.00	.00	.00
PS2632	.00	.00	.00	.00	.00	.00
101-6010-421.60-70	3,451.00	3,451.00	.00	.00	.00	3,451.00
PS2541	3,451.00	3,451.00	.00	.00	.00	3,451.00
101-6010-421.70-25	884,000.00	884,000.00	217,728.11	217,728.11	653,184.33	13,087.56
PS2540	871,000.00	871,000.00	217,728.11	217,728.11	653,184.33	87.56
PS2541	13,000.00	13,000.00	.00	.00	.00	13,000.00
PS2545	.00	.00	.00	.00	.00	.00
PS2633	.00	.00	.00	.00	.00	.00
PS2634	.00	.00	.00	.00	.00	.00
PS2639	.00	.00	.00	.00	.00	.00
PS2640	.00	.00	.00	.00	.00	.00
101-6025-424.10-05	.00	.00	.00	.00	.00	.00
PS2350	.00	.00	.00	.00	.00	.00
101-6025-424.10-09	236,899.00	112,645.00	213,907.73	89,654.71	.00	22,990.29
PS2348	236,899.00	112,645.00	213,907.73	89,654.71	.00	22,990.29
PS2350	.00	.00	.00	.00	.00	.00
PS2536	.00	.00	.00	.00	.00	.00
101-6025-424.10-17	.00	.00	.00	.00	.00	.00
PS2642	.00	.00	.00	.00	.00	.00
101-6025-424.10-22	12,758.00	6,254.00	11,306.48	4,804.06	.00	1,449.94
PS2348	12,758.00	6,254.00	11,306.48	4,804.06	.00	1,449.94
101-6025-424.10-25	2,589.00	.00	2,588.54	.00	.00	.00
PS2348	2,589.00	.00	2,588.54	.00	.00	.00
101-6025-424.10-30	.00	.00	.00	.00	.00	.00
PS2348	.00	.00	.00	.00	.00	.00
101-6025-424.20-02	69,420.00	37,892.00	63,494.01	31,967.49	.00	5,924.51
PS2348	69,420.00	37,892.00	63,494.01	31,967.49	.00	5,924.51
101-6025-424.20-05	3,905.00	1,626.00	3,903.81	1,625.40	.00	.60
PS2348	3,905.00	1,626.00	3,903.81	1,625.40	.00	.60
PS2350	.00	.00	.00	.00	.00	.00
101-6025-424.20-15	6,423.00	361.00	6,421.87	360.84	.00	.16
PS2348	6,423.00	361.00	6,421.87	360.84	.00	.16

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
101-6025-424.20-20	27,105.00	13,549.00	26,455.76	12,899.56	.00	649.44
PS2348	27,105.00	13,549.00	26,455.76	12,899.56	.00	649.44
101-6025-424.20-25	326.00	220.00	262.96	157.53	.00	62.47
PS2348	326.00	220.00	262.96	157.53	.00	62.47
101-6025-424.20-30	1,817.00	974.00	1,620.46	777.52	.00	196.48
PS2348	1,817.00	974.00	1,620.46	777.52	.00	196.48
101-6025-424.20-40	.00	.00	.00	.00	.00	.00
PS2348	.00	.00	.00	.00	.00	.00
101-6025-424.60-20	.00	.00	.00	.00	.00	.00
PS2348	.00	.00	.00	.00	.00	.00
101-6025-424.60-70	32,657.00	32,657.00	.00	.00	.00	32,657.00
PS2549	32,657.00	32,657.00	.00	.00	.00	32,657.00
101-6025-424.70-25	50,343.00	50,343.00	.00	.00	.00	50,343.00
PS2549	50,343.00	50,343.00	.00	.00	.00	50,343.00
PS2635	.00	.00	.00	.00	.00	.00
PS2636	.00	.00	.00	.00	.00	.00
PS2637	.00	.00	.00	.00	.00	.00
101-6040-421.70-25	.00	.00	.00	.00	.00	.00
PS2638	.00	.00	.00	.00	.00	.00
101-6530-423.31-06	2,400.00	2,400.00	.00	.00	.00	2,400.00
FR2445	2,400.00	2,400.00	.00	.00	.00	2,400.00
101-6530-423.32-01	.00	.00	.00	.00	.00	.00
FR2343	.00	.00	.00	.00	.00	.00
101-6530-423.60-53	3,393.00	.00	3,392.23	.00	.00	.00
FR2343	3,393.00	.00	3,392.23	.00	.00	.00
101-6530-423.60-70	27,381.00	27,381.00	.00	.00	.00	27,381.00
FR2562	27,381.00	27,381.00	.00	.00	.00	27,381.00
101-6530-423.70-15	9,796.00	9,796.00	4,504.68	4,504.68	.00	5,291.32
FR2435	9,796.00	9,796.00	4,504.68	4,504.68	.00	5,291.32
101-6530-423.70-25	575,921.00	496,496.00	310,026.23	230,601.37	68,272.74	197,621.89
FR2343	81,856.00	2,431.00	79,424.86	.00	2,431.14	.14-
FR2435	.00	.00	.00	.00	.00	.00
FR2533	494,065.00	494,065.00	230,601.37	230,601.37	65,841.60	197,622.03
101-6545-421.10-05	30,945.00	30,945.00	30,944.47	30,944.47	.00	.53
FR2534	30,945.00	30,945.00	30,944.47	30,944.47	.00	.53

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
101-6545-421.10-09	18,308.00	18,308.00	18,308.00	18,308.00	.00	.00
FR2534	18,308.00	18,308.00	18,308.00	18,308.00	.00	.00
101-6545-421.10-36	230.00	230.00	230.00	230.00	.00	.00
FR2534	230.00	230.00	230.00	230.00	.00	.00
101-6545-421.10-37	442.00	442.00	442.29	442.29	.00	.29-
FR2534	442.00	442.00	442.29	442.29	.00	.29-
101-6545-421.20-01	10,213.00	10,213.00	10,212.69	10,212.69	.00	.31
FR2534	10,213.00	10,213.00	10,212.69	10,212.69	.00	.31
101-6545-421.20-05	659.00	659.00	659.47	659.47	.00	.47-
FR2534	659.00	659.00	659.47	659.47	.00	.47-
101-6545-421.20-15	.00	.00	.00	.00	.00	.00
FR2534	.00	.00	.00	.00	.00	.00
101-6545-421.20-20	16,963.00	16,963.00	16,962.96	16,962.96	.00	.04
FR2534	16,963.00	16,963.00	16,962.96	16,962.96	.00	.04
101-6545-421.20-25	67.00	67.00	66.58	66.58	.00	.42
FR2534	67.00	67.00	66.58	66.58	.00	.42
101-6545-421.20-30	854.00	854.00	853.86	853.86	.00	.14
FR2534	854.00	854.00	853.86	853.86	.00	.14
101-6545-421.20-40	1,000.00	1,000.00	1,000.50	1,000.50	.00	.50-
FR2534	1,000.00	1,000.00	1,000.50	1,000.50	.00	.50-
FUND 101 TOTAL	11,661,774.00	9,103,839.00	6,108,791.37	3,550,901.62	1,619,271.71	3,933,665.67
206-0000-450.76-10	46,146.00	46,146.00	46,145.49	46,145.49	.00	.51
PR2516	46,146.00	46,146.00	46,145.49	46,145.49	.00	.51
FUND 206 TOTAL	46,146.00	46,146.00	46,145.49	46,145.49	.00	.51
220-0000-450.31-06	346,100.00	228,271.00	204,667.02	86,838.11	.00	141,432.89
LB2404	201,100.00	83,271.00	193,519.35	75,690.44	.00	7,580.56
LB2408	145,000.00	145,000.00	11,147.67	11,147.67	.00	133,852.33
220-0000-450.32-07	63,835.00	47,719.00	35,534.13	19,418.51	8,200.18	20,100.31
LB2404	43,835.00	27,719.00	35,534.13	19,418.51	8,200.18	100.31
LB2408	20,000.00	20,000.00	.00	.00	.00	20,000.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
220-0000-450.50-05	97,250.00	72,481.00	66,266.19	41,498.02	1,116.00	29,866.98
LB2404	63,500.00	38,731.00	61,158.19	36,390.02	1,116.00	1,224.98
LB2408	33,750.00	33,750.00	5,108.00	5,108.00	.00	28,642.00
220-0000-450.50-06	7,111.00	7,111.00	5,794.08	5,794.08	.00	1,316.92
LB2510	7,111.00	7,111.00	5,794.08	5,794.08	.00	1,316.92
220-0000-450.50-07	2,788.00	2,788.00	2,787.68	2,787.68	.00	.32
LB2510	2,788.00	2,788.00	2,787.68	2,787.68	.00	.32
220-0000-450.50-11	7,384.00	7,384.00	7,384.10	7,384.10	.00	.10-
LB2510	7,384.00	7,384.00	7,384.10	7,384.10	.00	.10-
220-0000-450.60-53	1,096.00	1,096.00	1,096.20	1,096.20	.00	.20-
LB2408	1,096.00	1,096.00	1,096.20	1,096.20	.00	.20-
220-0000-450.60-70	3,291.00	3,291.00	3,291.00	3,291.00	.00	.00
LB2510	3,291.00	3,291.00	3,291.00	3,291.00	.00	.00
220-0000-450.60-73	483,758.00	312,378.00	352,942.18	181,562.47	13,556.23	117,259.30
LB2404	483,758.00	312,378.00	352,942.18	181,562.47	13,556.23	117,259.30
220-0000-450.60-74	126,879.00	126,879.00	126,669.61	126,669.61	.00	209.39
LB2408	126,879.00	126,879.00	126,669.61	126,669.61	.00	209.39
220-0000-450.70-11	12,228.00	12,228.00	.00	.00	12,228.00	.00
LB2404	12,228.00	12,228.00	.00	.00	12,228.00	.00
220-0000-450.70-15	2,384.00	2,384.00	2,384.07	2,384.07	.00	.07-
LB2404	2,384.00	2,384.00	2,384.07	2,384.07	.00	.07-
220-0000-450.70-25	188,195.00	34,531.00	160,731.72	7,068.66	27,462.22	.12
LB2404	188,195.00	34,531.00	160,731.72	7,068.66	27,462.22	.12
FUND 220 TOTAL	1,342,299.00	858,541.00	969,547.98	485,792.51	62,562.63	310,185.86
223-0000-465.40-40	650,000.00	350,000.00	300,000.00	.00	275,000.00	75,000.00
AD2143	500,000.00	250,000.00	250,000.00	.00	250,000.00	.00
AD2394	150,000.00	100,000.00	50,000.00	.00	25,000.00	75,000.00
FUND 223 TOTAL	650,000.00	350,000.00	300,000.00	.00	275,000.00	75,000.00
225-0000-465.32-07	.00	.00	.00	.00	.00	.00
PR2601	.00	.00	.00	.00	.00	.00
225-0000-465.50-21	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PR2601	.00	.00	.00	.00	.00	.00
FUND 225 TOTAL	.00	.00	.00	.00	.00	.00
230-0000-423.10-09	124,210.00	124,210.00	124,210.42	124,210.42	.00	.42-
FR2552	124,210.00	124,210.00	124,210.42	124,210.42	.00	.42-
230-0000-423.10-19	180.00	180.00	180.00	180.00	.00	.00
FR2552	180.00	180.00	180.00	180.00	.00	.00
230-0000-423.10-21	12,794.00	12,794.00	12,793.96	12,793.96	.00	.04
FR2552	12,794.00	12,794.00	12,793.96	12,793.96	.00	.04
230-0000-423.10-22	7,576.00	7,576.00	7,575.90	7,575.90	.00	.10
FR2552	7,576.00	7,576.00	7,575.90	7,575.90	.00	.10
230-0000-423.20-03	51,471.00	51,471.00	51,471.10	51,471.10	.00	.10-
FR2552	51,471.00	51,471.00	51,471.10	51,471.10	.00	.10-
230-0000-423.20-05	2,034.00	2,034.00	2,033.93	2,033.93	.00	.07
FR2552	2,034.00	2,034.00	2,033.93	2,033.93	.00	.07
230-0000-423.20-15	535.00	535.00	534.56	534.56	.00	.44
FR2552	535.00	535.00	534.56	534.56	.00	.44
230-0000-423.20-20	21,642.00	21,642.00	21,642.48	21,642.48	.00	.48-
FR2552	21,642.00	21,642.00	21,642.48	21,642.48	.00	.48-
230-0000-423.20-25	154.00	154.00	153.95	153.95	.00	.05
FR2552	154.00	154.00	153.95	153.95	.00	.05
230-0000-423.20-30	1,098.00	1,098.00	1,097.91	1,097.91	.00	.09
FR2552	1,098.00	1,098.00	1,097.91	1,097.91	.00	.09
230-0000-423.20-40	3,306.00	3,306.00	3,305.79	3,305.79	.00	.21
FR2552	3,306.00	3,306.00	3,305.79	3,305.79	.00	.21
FUND 230 TOTAL	225,000.00	225,000.00	225,000.00	225,000.00	.00	.00
236-0000-421.10-09	383,043.00	53,450.00	383,042.31	53,449.57	.00	.43
PS2448	383,043.00	53,450.00	383,042.31	53,449.57	.00	.43
236-0000-421.10-19	12,554.00	1,466.00	12,553.69	1,465.91	.00	.09
PS2448	12,554.00	1,466.00	12,553.69	1,465.91	.00	.09
236-0000-421.10-21	15,230.00	2,242.00	15,229.89	2,241.92	.00	.08

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PS2448	15,230.00	2,242.00	15,229.89	2,241.92	.00	.08
236-0000-421.10-22	13,025.00	544.00	13,024.52	544.50	.00	.50-
PS2448	13,025.00	544.00	13,024.52	544.50	.00	.50-
236-0000-421.10-25	1,184.00	.00	1,183.24	.00	.00	.00
PS2448	1,184.00	.00	1,183.24	.00	.00	.00
236-0000-421.10-30	3,105.00	105.00	3,105.00	105.00	.00	.00
PS2448	3,105.00	105.00	3,105.00	105.00	.00	.00
236-0000-421.20-01	69,471.00	10,895.00	69,471.09	10,894.96	.00	.04
PS2448	69,471.00	10,895.00	69,471.09	10,894.96	.00	.04
236-0000-421.20-05	6,106.00	832.00	6,105.95	831.88	.00	.12
PS2448	6,106.00	832.00	6,105.95	831.88	.00	.12
236-0000-421.20-15	4,861.00	161.00	4,860.68	160.78	.00	.22
PS2448	4,861.00	161.00	4,860.68	160.78	.00	.22
236-0000-421.20-20	37,393.00	5,292.00	37,392.62	5,292.22	.00	.22-
PS2448	37,393.00	5,292.00	37,392.62	5,292.22	.00	.22-
236-0000-421.20-25	273.00	52.00	272.26	51.75	.00	.25
PS2448	273.00	52.00	272.26	51.75	.00	.25
236-0000-421.20-30	2,643.00	270.00	2,643.10	270.37	.00	.37-
PS2448	2,643.00	270.00	2,643.10	270.37	.00	.37-
236-0000-421.20-40	7,063.00	1,067.00	7,063.26	1,067.45	.00	.45-
PS2448	7,063.00	1,067.00	7,063.26	1,067.45	.00	.45-
236-0000-421.41-05	22,602.00	22,602.00	22,602.31	22,602.31	.00	.31-
PS2448	22,602.00	22,602.00	22,602.31	22,602.31	.00	.31-
236-0000-424.10-09	631,110.00	271,143.00	631,110.01	271,143.43	.00	.43-
PS2448	631,110.00	271,143.00	631,110.01	271,143.43	.00	.43-
236-0000-424.10-21	55,029.00	33,968.00	55,029.23	33,968.15	.00	.15-
PS2448	55,029.00	33,968.00	55,029.23	33,968.15	.00	.15-
236-0000-424.10-22	32,124.00	17,958.00	32,123.45	17,957.63	.00	.37
PS2448	32,124.00	17,958.00	32,123.45	17,957.63	.00	.37
236-0000-424.10-25	2,538.00	.00	2,537.67	.00	.00	.00
PS2448	2,538.00	.00	2,537.67	.00	.00	.00
236-0000-424.10-30	19,000.00	2,000.00	19,000.00	2,000.00	.00	.00
PS2448	19,000.00	2,000.00	19,000.00	2,000.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
236-0000-424.10-38	1,000.00	.00	1,000.00	.00	.00	.00
PS2448	1,000.00	.00	1,000.00	.00	.00	.00
236-0000-424.20-02	225,779.00	98,265.00	225,778.35	98,264.83	.00	.17
PS2448	225,779.00	98,265.00	225,778.35	98,264.83	.00	.17
236-0000-424.20-05	10,508.00	4,589.00	10,507.78	4,588.98	.00	.02
PS2448	10,508.00	4,589.00	10,507.78	4,588.98	.00	.02
236-0000-424.20-15	17,012.00	1,045.00	17,011.78	1,045.22	.00	.22-
PS2448	17,012.00	1,045.00	17,011.78	1,045.22	.00	.22-
236-0000-424.20-20	92,999.00	47,538.00	92,999.83	47,538.45	.00	.45-
PS2448	92,999.00	47,538.00	92,999.83	47,538.45	.00	.45-
236-0000-424.20-25	536.00	239.00	536.08	239.28	.00	.28-
PS2448	536.00	239.00	536.08	239.28	.00	.28-
236-0000-424.20-30	5,015.00	2,384.00	5,014.33	2,383.73	.00	.27
PS2448	5,015.00	2,384.00	5,014.33	2,383.73	.00	.27
236-0000-424.20-40	16,302.00	6,994.00	16,301.57	6,993.99	.00	.01
PS2448	16,302.00	6,994.00	16,301.57	6,993.99	.00	.01
FUND 236 TOTAL	1,687,505.00	585,101.00	1,687,500.00	585,102.31	.00	1.31-
239-0000-424.10-05	30,476.00	11,232.00	30,476.15	11,232.00	.00	.00
PS2350	30,476.00	11,232.00	30,476.15	11,232.00	.00	.00
239-0000-424.10-09	121,962.00	84,376.00	119,065.55	81,479.75	.00	2,896.25
PS2350	121,962.00	84,376.00	119,065.55	81,479.75	.00	2,896.25
239-0000-424.20-05	824.00	.00	824.00	.00	.00	.00
PS2350	824.00	.00	824.00	.00	.00	.00
239-0000-424.41-50	8,788.00	8,788.00	.00	.00	.00	8,788.00
PS2350	8,788.00	8,788.00	.00	.00	.00	8,788.00
FUND 239 TOTAL	162,050.00	104,396.00	150,365.70	92,711.75	.00	11,684.25
246-0000-424.32-07	10,676.00	10,676.00	10,675.66	10,675.66	.00	.34
PS2530	10,676.00	10,676.00	10,675.66	10,675.66	.00	.34
246-0000-424.60-70	69,485.00	39,622.00	48,517.80	18,654.90	.00	20,967.10
PS2330	29,863.00	.00	29,862.90	.00	.00	.00
PS2530	39,622.00	39,622.00	18,654.90	18,654.90	.00	20,967.10

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PS2630	.00	.00	.00	.00	.00	.00
246-0000-424.70-15	750,371.00	489,943.00	413,979.78	153,551.97	189,634.97	146,756.06
PS2330	264,151.00	3,723.00	264,150.81	3,723.00	.00	.00
PS2530	486,220.00	486,220.00	149,828.97	149,828.97	189,634.97	146,756.06
PS2630	.00	.00	.00	.00	.00	.00
246-0000-424.70-25	107,721.00	107,721.00	107,720.50	107,720.50	.00	.50
PS2530	107,721.00	107,721.00	107,720.50	107,720.50	.00	.50
FUND 246 TOTAL	938,253.00	647,962.00	580,893.74	290,603.03	189,634.97	167,724.00
250-0000-422.32-07	16,565.00	16,565.00	.00	.00	16,564.86	.14
FR2557	16,565.00	16,565.00	.00	.00	16,564.86	.14
250-0000-422.50-35	215,201.00	11,212.00	203,988.83	.00	11,201.06	10.94
FR2431	203,999.00	10.00	203,988.83	.00	.00	10.00
FR2561	11,202.00	11,202.00	.00	.00	11,201.06	.94
FR2631	.00	.00	.00	.00	.00	.00
250-0000-422.50-38	.00	.00	.00	.00	.00	.00
FR2635	.00	.00	.00	.00	.00	.00
250-0000-422.60-70	20,000.00	20,000.00	13,125.00	13,125.00	4,314.72	2,560.28
FR2559	20,000.00	20,000.00	13,125.00	13,125.00	4,314.72	2,560.28
250-0000-422.70-11	386,209.00	372,693.00	13,515.64	.00	200,333.17	172,359.83
FR2431	.00	.00	.00	.00	.00	.00
FR2441	13,516.00	.00	13,515.64	.00	.00	.00
FR2543	81,564.00	81,564.00	.00	.00	.00	81,564.00
FR2557	26,591.00	26,591.00	.00	.00	26,590.46	.54
FR2559	19,100.00	19,100.00	.00	.00	.00	19,100.00
FR2560	54,975.00	54,975.00	.00	.00	44,570.78	10,404.22
FR2561	190,463.00	190,463.00	.00	.00	129,171.93	61,291.07
FR2630	.00	.00	.00	.00	.00	.00
250-0000-422.70-15	.00	.00	.00	.00	.00	.00
FR2632	.00	.00	.00	.00	.00	.00
250-0000-422.70-25	.00	.00	.00	.00	.00	.00
FR2633	.00	.00	.00	.00	.00	.00
FUND 250 TOTAL	637,975.00	420,470.00	230,629.47	13,125.00	232,413.81	174,931.19
252-0000-421.10-21	37,560.00	37,560.00	16,316.93	16,316.93	.00	21,243.07
PS2533	37,560.00	37,560.00	16,316.93	16,316.93	.00	21,243.07

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PS2536	.00	.00	.00	.00	.00	.00
252-0000-421.40-40	3,933.00	3,933.00	3,755.10	3,755.10	.00	177.90
PS2559	3,933.00	3,933.00	3,755.10	3,755.10	.00	177.90
252-0000-421.50-06	6,148.00	6,148.00	5,973.37	5,973.37	.00	174.63
PS2559	6,148.00	6,148.00	5,973.37	5,973.37	.00	174.63
252-0000-421.50-07	4,113.00	4,113.00	4,113.17	4,113.17	.00	.17-
PS2559	4,113.00	4,113.00	4,113.17	4,113.17	.00	.17-
252-0000-421.50-11	15,806.00	15,806.00	15,208.00	15,208.00	.00	598.00
PS2559	15,806.00	15,806.00	15,208.00	15,208.00	.00	598.00
252-0000-423.32-01	5,000.00	5,000.00	.00	.00	.00	5,000.00
FR2558	5,000.00	5,000.00	.00	.00	.00	5,000.00
252-0000-423.50-06	456.00	456.00	299.92	299.92	.00	156.08
FR2558	456.00	456.00	299.92	299.92	.00	156.08
252-0000-423.50-07	396.00	396.00	395.85	395.85	.00	.15
FR2558	396.00	396.00	395.85	395.85	.00	.15
252-0000-423.50-11	360.00	360.00	360.00	360.00	.00	.00
FR2558	360.00	360.00	360.00	360.00	.00	.00
252-0000-423.50-70	.00	.00	.00	.00	.00	.00
FR2558	.00	.00	.00	.00	.00	.00
252-0000-423.60-53	4,048.00	4,048.00	176.40	176.40	.00	3,871.60
FR2558	4,048.00	4,048.00	176.40	176.40	.00	3,871.60
252-0000-423.60-70	940.00	940.00	.00	.00	.00	940.00
FR2558	940.00	940.00	.00	.00	.00	940.00
252-0000-423.70-25	6,800.00	6,800.00	2,787.00	2,787.00	2,323.00	1,690.00
FR2558	6,800.00	6,800.00	2,787.00	2,787.00	2,323.00	1,690.00
FUND 252 TOTAL	85,560.00	85,560.00	49,385.74	49,385.74	2,323.00	33,851.26
255-0000-424.40-39	446,568.00	446,568.00	158,149.27	158,149.27	.00	288,418.73
PS2532	446,568.00	446,568.00	158,149.27	158,149.27	.00	288,418.73
255-0000-424.40-40	45,517.00	45,517.00	31,523.46	31,523.46	.00	13,993.54
PS2532	45,517.00	45,517.00	31,523.46	31,523.46	.00	13,993.54
255-0000-424.60-70	7,200.00	7,200.00	2,779.75	2,779.75	.00	4,420.25
PS2532	7,200.00	7,200.00	2,779.75	2,779.75	.00	4,420.25

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
255-0000-424.70-25	161,225.00	161,225.00	152,477.75	152,477.75	.00	8,747.25
PS2532	161,225.00	161,225.00	152,477.75	152,477.75	.00	8,747.25
FUND 255 TOTAL	660,510.00	660,510.00	344,930.23	344,930.23	.00	315,579.77
257-0000-465.70-37	11,140,627.00	11,140,627.00	211,633.05	211,633.05	10,928,993.95	.00
PW2249	.00	.00	.00	.00	.00	.00
PW2408	.00	.00	.00	.00	.00	.00
WW2174	11,140,627.00	11,140,627.00	211,633.05	211,633.05	10,928,993.95	.00
FUND 257 TOTAL	11,140,627.00	11,140,627.00	211,633.05	211,633.05	10,928,993.95	.00
259-0000-423.32-01	20,000.00	20,000.00	.00	.00	.00	20,000.00
FR2558	20,000.00	20,000.00	.00	.00	.00	20,000.00
259-0000-423.50-06	1,826.00	1,826.00	1,199.67	1,199.67	.00	626.33
FR2558	1,826.00	1,826.00	1,199.67	1,199.67	.00	626.33
259-0000-423.50-07	1,584.00	1,584.00	1,583.41	1,583.41	.00	.59
FR2558	1,584.00	1,584.00	1,583.41	1,583.41	.00	.59
259-0000-423.50-11	1,440.00	1,440.00	1,440.00	1,440.00	.00	.00
FR2558	1,440.00	1,440.00	1,440.00	1,440.00	.00	.00
259-0000-423.60-53	16,190.00	16,190.00	705.60	705.60	.00	15,484.40
FR2558	16,190.00	16,190.00	705.60	705.60	.00	15,484.40
259-0000-423.60-70	3,760.00	3,760.00	.00	.00	.00	3,760.00
FR2558	3,760.00	3,760.00	.00	.00	.00	3,760.00
259-0000-423.70-25	27,200.00	27,200.00	11,148.00	11,148.00	9,292.00	6,760.00
FR2558	27,200.00	27,200.00	11,148.00	11,148.00	9,292.00	6,760.00
259-0000-424.10-21	222,107.00	222,107.00	95,192.02	95,192.02	.00	126,914.98
FR2534	.00	.00	.00	.00	.00	.00
PS2535	89,856.00	89,856.00	31,289.46	31,289.46	.00	58,566.54
PS2536	67,028.00	67,028.00	28,252.47	28,252.47	.00	38,775.53
PS2537	21,741.00	21,741.00	15,571.74	15,571.74	.00	6,169.26
PS2538	21,741.00	21,741.00	5,766.31	5,766.31	.00	15,974.69
PS2550	21,741.00	21,741.00	14,312.04	14,312.04	.00	7,428.96
PS2553	.00	.00	.00	.00	.00	.00
PS2555	.00	.00	.00	.00	.00	.00
259-0000-424.40-06	40,000.00	40,000.00	8,881.81	8,881.81	.00	31,118.19
FR2556	40,000.00	40,000.00	8,881.81	8,881.81	.00	31,118.19

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
259-0000-424.40-08	10,000.00	10,000.00	2,025.00	2,025.00	.00	7,975.00
FR2439	10,000.00	10,000.00	2,025.00	2,025.00	.00	7,975.00
259-0000-424.40-40	144,329.00	111,482.00	39,488.82	6,645.07	25,000.00	79,836.93
FR1924	32,079.00	2.00	32,074.41	.00	.00	2.00
FR2337	7,950.00	7,180.00	5,979.99	5,210.65	.00	1,969.35
FR2439	72,000.00	72,000.00	1,434.42	1,434.42	25,000.00	45,565.58
FR2446	16,050.00	16,050.00	.00	.00	.00	16,050.00
FR2550	16,250.00	16,250.00	.00	.00	.00	16,250.00
259-0000-424.50-30	27,723.00	27,723.00	.00	.00	.00	27,723.00
PS2572	27,723.00	27,723.00	.00	.00	.00	27,723.00
259-0000-424.60-70	.00	.00	.00	.00	.00	.00
FR1924	.00	.00	.00	.00	.00	.00
259-0000-424.61-04	.00	.00	.00	.00	.00	.00
FS1976	.00	.00	.00	.00	.00	.00
259-0000-424.70-25	129,012.00	129,012.00	.00	.00	13,011.00	116,001.00
FR2556	129,012.00	129,012.00	.00	.00	13,011.00	116,001.00
FUND 259 TOTAL	645,171.00	612,324.00	161,664.33	128,820.58	47,303.00	436,200.42
260-0000-511.70-37	1,200,001.00	70,045.00	1,129,954.11	.00	.00	70,045.00
WW2177	1,200,001.00	70,045.00	1,129,954.11	.00	.00	70,045.00
FUND 260 TOTAL	1,200,001.00	70,045.00	1,129,954.11	.00	.00	70,045.00
263-0000-410.70-10	2,500,000.00	2,478,558.00	1,627,085.48	1,605,644.41	236,523.79	636,389.80
PW2402	2,000,000.00	1,978,558.00	1,627,085.48	1,605,644.41	236,523.79	136,389.80
PW2404	500,000.00	500,000.00	.00	.00	.00	500,000.00
263-0000-410.76-10	4,803,650.00	4,803,650.00	4,562,604.73	4,562,604.73	81,371.14	159,674.13
PR2318	4,803,650.00	4,803,650.00	4,562,604.73	4,562,604.73	81,371.14	159,674.13
FUND 263 TOTAL	7,303,650.00	7,282,208.00	6,189,690.21	6,168,249.14	317,894.93	796,063.93
270-0000-443.32-01	.00	.00	.00	.00	.00	.00
PW2665	.00	.00	.00	.00	.00	.00
270-0000-443.32-07	19,973.00	19,973.00	19,844.99	19,844.99	128.01	.00
PW2559	19,973.00	19,973.00	19,844.99	19,844.99	128.01	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PW2666	.00	.00	.00	.00	.00	.00
PW2667	.00	.00	.00	.00	.00	.00
PW2668	.00	.00	.00	.00	.00	.00
270-0000-443.50-38	.00	.00	.00	.00	.00	.00
PW2672	.00	.00	.00	.00	.00	.00
270-0000-443.60-53	12,844.00	12,844.00	9,430.29	9,430.29	3,413.21	.50
PW2565	2,846.00	2,846.00	2,581.29	2,581.29	264.21	.50
PW2568	9,998.00	9,998.00	6,849.00	6,849.00	3,149.00	.00
PW2669	.00	.00	.00	.00	.00	.00
PW2670	.00	.00	.00	.00	.00	.00
PW2671	.00	.00	.00	.00	.00	.00
270-0000-443.70-15	.00	.00	.00	.00	.00	.00
PW2686	.00	.00	.00	.00	.00	.00
270-0000-443.70-24	10,278.00	.00	10,278.00	.00	.00	.00
PW2011	10,278.00	.00	10,278.00	.00	.00	.00
270-0000-443.70-25	.00	.00	.00	.00	.00	.00
PW2673	.00	.00	.00	.00	.00	.00
270-0000-443.74-41	35,000.00	35,000.00	.00	.00	.00	35,000.00
PW2571	35,000.00	35,000.00	.00	.00	.00	35,000.00
PW2674	.00	.00	.00	.00	.00	.00
FUND 270 TOTAL	78,095.00	67,817.00	39,553.28	29,275.28	3,541.22	35,000.50
305-0000-442.32-01	68,266.00	61,332.00	65,562.01	58,628.94	2,692.19	10.87
PW2143	6,944.00	10.00	6,933.07	.00	.00	10.00
PW2419	61,322.00	61,322.00	58,628.94	58,628.94	2,692.19	.87
305-0000-442.32-07	1,230,000.00	1,230,000.00	.00	.00	228,503.75	1,001,496.25
PW2405	35,000.00	35,000.00	.00	.00	.00	35,000.00
PW2479	965,000.00	965,000.00	.00	.00	.00	965,000.00
PW2688	230,000.00	230,000.00	.00	.00	228,503.75	1,496.25
305-0000-442.41-03	500.00-	96,300.00	49,000.00-	47,800.00	.00	48,500.00
PW2097	500.00-	96,300.00	49,000.00-	47,800.00	.00	48,500.00
305-0000-442.41-50	477,945.00	95,002.00	382,942.64	.00	.00	95,002.00
PW2097	477,945.00	95,002.00	382,942.64	.00	.00	95,002.00
305-0000-442.50-38	.00	.00	.00	.00	.00	.00
FR2631	.00	.00	.00	.00	.00	.00
FR2635	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
305-0000-442.70-09	2,513,579.00	1,581,438.00	1,414,004.08	481,865.98	402,365.96	697,206.06
PW2011	.00	.00	.00	.00	.00	.00
PW2097	1,660,510.00	735,540.00	1,312,065.84	387,097.27	142,479.63	205,963.10
PW2183	68,740.00	68,740.00	.00	.00	68,740.00	.00
PW2412	101,081.00	94,769.00	101,079.81	94,768.71	.00	.29
PW2477	104,818.00	104,818.00	.00	.00	104,818.00	.00
PW2478	859.00	.00	858.43	.00	.00	.00
PW2513	84,000.00	84,000.00	.00	.00	82,133.39	1,866.61
PW2572	493,571.00	493,571.00	.00	.00	4,194.94	489,376.06
PW2681	.00	.00	.00	.00	.00	.00
305-0000-442.70-10	38,295,695.00	30,561,525.00	18,521,794.62	10,787,631.21	10,323,129.46	9,450,764.33
LB2508	100,000.00	100,000.00	63,817.88	63,817.88	20,123.04	16,059.08
PW2011	5,727,824.00	121,478.00	5,727,823.16	121,478.24	.00	.24-
PW2032	32,600.00	32,600.00	.00	.00	.00	32,600.00
PW2077	547,402.00	546,582.00	43,802.51	42,982.56	153,028.20	350,571.24
PW2097	.00	.00	.00	.00	.00	.00
PW2141	.00	.00	.00	.00	.00	.00
PW2142	614,649.00	571,062.00	603,284.32	559,697.80	11,364.20	.00
PW2143	597,492.00	553,925.00	114,006.72	70,442.08	79,096.26	404,386.66
PW2249	3,151,590.00	2,477,540.00	3,139,400.16	2,465,350.34	.00	12,189.66
PW2258	83,882.00	26,564.00	78,154.78	20,837.29	.00	5,726.71
PW2280	260,700.00	260,700.00	.00	.00	260,682.16	17.84
PW2385	825,679.00	825,679.00	.00	.00	415,573.03	410,105.97
PW2403	172,319.00	8,508.00	172,318.78	8,507.96	.00	.04
PW2407	31,094.00	17,402.00	15,799.98	2,108.11	15,062.73	231.16
PW2408	4,637,176.00	4,597,134.00	1,487,837.22	1,447,795.34	2,606,452.34	542,886.32
PW2412	.00	.00	.00	.00	.00	.00
PW2474	500,000.00	445,241.00	419,656.50	364,897.62	59,297.26	21,046.12
PW2478	495,000.00	451,294.00	288,443.02	244,737.15	61,394.43	145,162.42
PW2479	5,500,000.00	4,636,910.00	4,157,447.05	3,294,357.37	666,349.42	676,203.21
PW2480	1,700,000.00	1,570,618.00	320,987.74	191,606.67	131,532.65	1,247,478.68
PW2483	500,000.00	500,000.00	134,698.98	134,698.98	9,283.90	356,017.12
PW2560	300,000.00	300,000.00	28,492.43	28,492.43	160,973.60	110,533.97
PW2561	.00	.00	.00	.00	.00	.00
PW2571	.00	.00	.00	.00	.00	.00
PW2572	.00	.00	.00	.00	.00	.00
PW2573	7,763,733.00	7,763,733.00	1,672,187.54	1,672,187.54	5,325,909.41	765,636.05
PW2580	90,000.00	90,000.00	24,767.39	24,767.39	54,447.84	10,784.77
PW2581	2,500,000.00	2,500,000.00	.00	.00	.00	2,500,000.00
PW2583	1,505,100.00	1,505,100.00	.00	.00	.00	1,505,100.00
PW2584	300,000.00	300,000.00	.00	.00	153,844.28	146,155.72
PW2585	200,000.00	200,000.00	28,868.46	28,868.46	120,824.21	50,307.33
PW2587	159,455.00	159,455.00	.00	.00	17,890.50	141,564.50
PW2675	.00	.00	.00	.00	.00	.00
PW2676	.00	.00	.00	.00	.00	.00
PW2677	.00	.00	.00	.00	.00	.00
PW2678	.00	.00	.00	.00	.00	.00
PW2679	.00	.00	.00	.00	.00	.00
PW2680	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
305-0000-442.70-20	1,616,279.00	1,466,279.00	150,000.00	.00	.00	1,466,279.00
PW2258	150,000.00	.00	150,000.00	.00	.00	.00
PW2280	.00	.00	.00	.00	.00	.00
PW2480	1,466,279.00	1,466,279.00	.00	.00	.00	1,466,279.00
305-0000-442.74-01	12,385,739.00	7,696,516.00	6,712,615.54	2,023,400.46	2,264,228.48	3,408,887.06
PW2077	4,284,600.00	2,667,423.00	1,899,276.06	282,099.82	259,416.52	2,125,906.66
PW2141	2,255,616.00	1,281,545.00	1,014,565.30	40,495.81	157,332.86	1,083,716.33
PW2143	3,253,357.00	3,092,903.00	1,506,844.21	1,346,392.59	1,580,851.82	165,658.59
PW2147	1,000,000.00	172,729.00	861,198.53	33,928.38	138,801.47	.85-
PW2258	492,230.00	155,882.00	458,622.25	122,275.92	.00	33,606.08
PW2280	1,099,936.00	326,034.00	972,109.19	198,207.94	127,825.81	.25
305-0000-442.74-02	581,883.00	520,810.00	261,840.00	200,767.72	320,042.00	.28
PW2147	581,883.00	520,810.00	261,840.00	200,767.72	320,042.00	.28
PW2258	.00	.00	.00	.00	.00	.00
FUND 305 TOTAL	57,168,886.00	43,309,202.00	27,459,758.89	13,600,094.31	13,540,961.84	16,168,145.85
310-0000-452.50-35	.00	.00	.00	.00	.00	.00
PR2615	.00	.00	.00	.00	.00	.00
PR2621	.00	.00	.00	.00	.00	.00
310-0000-452.50-39	35,000.00	35,000.00	30,787.19	30,787.19	.00	4,212.81
PR2524	.00	.00	.00	.00	.00	.00
PR2537	35,000.00	35,000.00	30,787.19	30,787.19	.00	4,212.81
310-0000-452.60-70	.00	.00	.00	.00	.00	.00
PR2617	.00	.00	.00	.00	.00	.00
310-0000-452.76-10	219,673.00	219,673.00	166,541.91	166,541.91	.00	53,131.09
PR2523	66,660.00	66,660.00	24,591.05	24,591.05	.00	42,068.95
PR2524	153,013.00	153,013.00	141,950.86	141,950.86	.00	11,062.14
FUND 310 TOTAL	254,673.00	254,673.00	197,329.10	197,329.10	.00	57,343.90
311-0000-410.31-06	253,725.00	143,837.00	219,549.44	109,662.41	.00	34,174.59
IT2395	132,060.00	22,172.00	131,811.39	21,924.36	.00	247.64
IT2591	121,665.00	121,665.00	87,738.05	87,738.05	.00	33,926.95
311-0000-410.32-07	113,937.00	10,085.00	103,852.00	.00	.00	10,085.00
FS2009	113,937.00	10,085.00	103,852.00	.00	.00	10,085.00
311-0000-410.50-35	4,081.00	4,081.00	4,080.17	4,080.17	.00	.83
IT2591	4,081.00	4,081.00	4,080.17	4,080.17	.00	.83

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
311-0000-410.70-11	6,723.00	6,723.00	.00	.00	.00	6,723.00
PW2575	6,723.00	6,723.00	.00	.00	.00	6,723.00
311-0000-410.70-25	155,608.00	16,915.00	152,277.78	13,585.39	.00	3,329.61
IT2395	155,608.00	16,915.00	152,277.78	13,585.39	.00	3,329.61
311-0000-410.70-40	4,906,079.00	4,698,540.00	436,518.36	228,980.33	2,761.14	4,466,798.53
FS2009	4,450,748.00	4,450,748.00	.00	.00	.00	4,450,748.00
IT2395	207,539.00	.00	207,538.03	.00	.00	.00
IT2591	247,792.00	247,792.00	228,980.33	228,980.33	2,761.14	16,050.53
FUND 311 TOTAL	5,440,153.00	4,880,181.00	916,277.75	356,308.30	2,761.14	4,521,111.56
312-0000-416.60-70	154,000.00	154,000.00	1,569.48	1,569.48	.00	152,430.52
FR2533	154,000.00	154,000.00	1,569.48	1,569.48	.00	152,430.52
312-0000-416.70-15	4,427,424.00	4,301,329.00	1,683,436.92	1,557,342.52	2,531,313.09	212,673.39
FR2533	2,411,500.00	2,411,500.00	.00	.00	2,292,930.00	118,570.00
PS2330	264,021.00	137,926.00	250,829.17	124,734.77	13,191.50	.27-
PS2348	.00	.00	.00	.00	.00	.00
PW2509	789,000.00	789,000.00	680,261.45	680,261.45	72,225.96	36,512.59
PW2582	962,903.00	962,903.00	752,346.30	752,346.30	152,965.63	57,591.07
PW2585	.00	.00	.00	.00	.00	.00
PW2685	.00	.00	.00	.00	.00	.00
PW2686	.00	.00	.00	.00	.00	.00
FUND 312 TOTAL	4,581,424.00	4,455,329.00	1,685,006.40	1,558,912.00	2,531,313.09	365,103.91
313-0000-416.50-35	1,610,870.00	1,475,501.00	444,007.97	308,639.94	1,032,476.18	134,384.88
FR2431	121,290.00	117,355.00	3,934.52	.00	.00	117,355.00
FR2545	37,000.00	37,000.00	.00	.00	35,150.84	1,849.16
FR2547	15,000.00	15,000.00	.00	.00	10,172.58	4,827.42
FR2548	33,888.00	33,888.00	29,527.43	29,527.43	1,665.28	2,695.29
LB2265	45,811.00	.00	45,810.63	.00	.00	.00
LB2266	42,244.00	.00	42,244.27	.00	.00	.00
LB2607	.00	.00	.00	.00	.00	.00
PR2527	60,000.00	60,000.00	52,098.07	52,098.07	6,883.04	1,018.89
PR2534	24,711.00	24,711.00	24,069.47	24,069.47	641.41	.12
PR2535	186,173.00	186,173.00	70,651.96	70,651.96	115,519.50	1.54
PR2536	99,446.00	99,446.00	49,648.37	49,648.37	49,797.28	.35
PR2547	40,346.00	40,346.00	13,805.72	13,805.72	24,999.63	1,540.65
PR2548	79,621.00	79,621.00	.00	.00	79,620.32	.68
PR2626	.00	.00	.00	.00	.00	.00
PR2627	.00	.00	.00	.00	.00	.00
PR2628	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PR2629	.00	.00	.00	.00	.00	.00
PR2630	.00	.00	.00	.00	.00	.00
PR2631	.00	.00	.00	.00	.00	.00
PS2560	98,500.00	98,500.00	.00	.00	94,292.81	4,207.19
PS2561	126,499.00	126,499.00	.00	.00	126,498.93	.07
PS2641	.00	.00	.00	.00	.00	.00
PW2241	22,908.00	.00	22,907.59	.00	.00	.00
PW2282	42,383.00	21,912.00	37,233.68	16,762.66	5,149.25	.09
PW2288	.00	.00	.00	.00	.00	.00
PW2502	400,050.00	400,050.00	10,743.75	10,743.75	389,251.47	54.78
PW2589	135,000.00	135,000.00	41,332.51	41,332.51	92,833.84	833.65
313-0000-416.70-11	8,835,688.00	8,824,728.00	1,109,159.30	1,098,199.90	3,340,863.14	4,385,664.96
FR2431	.00	.00	.00	.00	.00	.00
FR2441	118,435.00	118,435.00	.00	.00	.00	118,435.00
FR2443	402,000.00	402,000.00	.00	.00	.00	402,000.00
FR2530	85,165.00	85,165.00	.00	.00	85,164.42	.58
FR2531	68,416.00	68,416.00	.00	.00	68,415.93	.07
FR2541	400,000.00	400,000.00	31,557.08	31,557.08	310,930.78	57,512.14
FR2557	545,000.00	545,000.00	9,026.78	9,026.78	535,488.74	484.48
FR2636	.00	.00	.00	.00	.00	.00
LB2402	91,657.00	91,657.00	44,847.01	44,847.01	46,809.44	.55
LB2507	100,000.00	100,000.00	.00	.00	.00	100,000.00
LB2604	.00	.00	.00	.00	.00	.00
LB2605	.00	.00	.00	.00	.00	.00
LB2606	.00	.00	.00	.00	.00	.00
PR2264	.00	.00	.00	.00	.00	.00
PR2275	.00	.00	.00	.00	.00	.00
PR2319	11,490.00	3,527.00	11,489.19	3,526.54	.00	.46
PR2433	400,000.00	400,000.00	.00	.00	249,254.63	150,745.37
PR2521	153,500.00	153,500.00	131,910.14	131,910.14	21,589.57	.29
PR2622	.00	.00	.00	.00	.00	.00
PS2553	930,000.00	930,000.00	.00	.00	766,595.95	163,404.05
PS2554	118,512.00	118,512.00	.00	.00	109,144.57	9,367.43
PS2555	250,000.00	250,000.00	9,173.12	9,173.12	196,162.13	44,664.75
PS2631	.00	.00	.00	.00	.00	.00
PW2241	54,861.00	51,864.00	19,280.17	16,283.42	35,580.24	.34
PW2282	.00	.00	.00	.00	.00	.00
PW2511	3,200,000.00	3,200,000.00	.00	.00	76,549.22	3,123,450.78
PW2514	17,000.00	17,000.00	.00	.00	16,727.48	272.52
PW2575	662,179.00	662,179.00	658,393.85	658,393.85	.00	3,785.15
PW2576	60,000.00	60,000.00	.00	.00	.00	60,000.00
PW2577	1,000,000.00	1,000,000.00	193,481.96	193,481.96	654,977.50	151,540.54
PW2589	167,473.00	167,473.00	.00	.00	167,472.54	.46
PW2687	.00	.00	.00	.00	.00	.00
313-0000-416.70-25	432,374.00	.00	432,373.81	.00	.00	.00
PR2319	.00	.00	.00	.00	.00	.00
PW2282	432,374.00	.00	432,373.81	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
313-0000-416.76-10	458,696.00	458,696.00	.00	.00	.00	458,696.00
PR2320	236,696.00	236,696.00	.00	.00	.00	236,696.00
PR2416	109,000.00	109,000.00	.00	.00	.00	109,000.00
PR2523	113,000.00	113,000.00	.00	.00	.00	113,000.00
PR2619	.00	.00	.00	.00	.00	.00
FUND 313 TOTAL	11,337,628.00	10,758,925.00	1,985,541.08	1,406,839.84	4,373,339.32	4,978,745.84
315-0000-416.32-07	1,935.00	1,935.00	1,935.00	1,935.00	.00	.00
PS2545	1,935.00	1,935.00	1,935.00	1,935.00	.00	.00
315-0000-416.50-35	.00	.00	.00	.00	.00	.00
PR2319	.00	.00	.00	.00	.00	.00
315-0000-416.50-38	39,000.00	39,000.00	39,000.00	39,000.00	.00	.00
PR2537	39,000.00	39,000.00	39,000.00	39,000.00	.00	.00
315-0000-416.60-70	28,945.00	28,945.00	16,480.87	16,480.87	12,463.78	.35
FR2435	2,270.00	2,270.00	2,269.87	2,269.87	.00	.13
PR2319	.00	.00	.00	.00	.00	.00
PR2330	.00	.00	.00	.00	.00	.00
PS2545	14,211.00	14,211.00	14,211.00	14,211.00	.00	.00
PS2563	12,464.00	12,464.00	.00	.00	12,463.78	.22
PS2564	.00	.00	.00	.00	.00	.00
315-0000-416.70-10	1,475,279.00	1,015,651.00	1,014,452.06	554,826.27	260,824.94	199,999.79
PW2244	600,002.00	515,651.00	600,000.00	515,651.21	.00	.21-
PW2383	300,000.00	300,000.00	39,175.06	39,175.06	260,824.94	.00
PW2403	375,277.00	.00	375,277.00	.00	.00	.00
PW2507	200,000.00	200,000.00	.00	.00	.00	200,000.00
315-0000-416.70-11	2,762,859.00	2,762,859.00	483,789.71	483,789.71	1,970,815.07	308,254.22
FR2551	1,034,250.00	1,034,250.00	79,494.52	79,494.52	646,705.17	308,050.31
LB2505	92,731.00	92,731.00	92,731.32	92,731.32	.00	.32-
PR2319	59,000.00	59,000.00	40,836.20	40,836.20	18,163.80	.00
PR2330	510,246.00	510,246.00	231,249.77	231,249.77	278,996.23	.00
PR2433	766,823.00	766,823.00	39,477.90	39,477.90	727,345.10	.00
PR2434	224,209.00	224,209.00	.00	.00	224,004.77	204.23
PR2438	75,600.00	75,600.00	.00	.00	75,600.00	.00
PS2545	.00	.00	.00	.00	.00	.00
315-0000-416.70-15	1,544,254.00	1,184,750.00	947,179.95	587,677.49	492,651.30	104,421.21
FR2435	347,720.00	347,720.00	346,675.29	346,675.29	.00	1,044.71
FR2535	375,000.00	375,000.00	.00	.00	375,000.00	.00
PS2330	203,943.00	.00	203,941.91	.00	.00	.00
PS2443	175,000.00	19,439.00	155,560.55	.00	.00	19,439.00
PS2543	100,000.00	100,000.00	.00	.00	50,857.00	49,143.00
PS2545	149,854.00	149,854.00	123,430.35	123,430.35	.00	26,423.65

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PS2564	192,737.00	192,737.00	117,571.85	117,571.85	66,794.30	8,370.85
315-0000-416.70-25	288,068.00	288,068.00	19,268.68	19,268.68	268,211.85	587.47
FR2435	.00	.00	.00	.00	.00	.00
LB2505	7,269.00	7,269.00	7,268.68	7,268.68	.00	.32
PS2563	153,536.00	153,536.00	.00	.00	152,948.52	587.48
PS2564	127,263.00	127,263.00	12,000.00	12,000.00	115,263.33	.33-
315-0000-416.76-10	1,855,350.00	1,601,542.00	1,806,857.91	1,553,050.58	2,458.06	46,033.36
PR2318	486,350.00	378,948.00	484,898.37	377,497.00	1,451.63	.63-
PR2331	182,000.00	35,594.00	146,405.96	.00	.00	35,594.00
PR2430	327,000.00	327,000.00	315,553.58	315,553.58	1,006.43	10,439.99
PR2431	250,000.00	250,000.00	250,000.00	250,000.00	.00	.00
PR2516	610,000.00	610,000.00	610,000.00	610,000.00	.00	.00
FUND 315 TOTAL	7,995,690.00	6,922,750.00	4,328,964.18	3,256,028.60	3,007,425.00	659,296.40
330-0000-441.70-10	2,304.00	2,304.00	2,304.00	2,304.00	.00	.00
PW2249	2,304.00	2,304.00	2,304.00	2,304.00	.00	.00
FUND 330 TOTAL	2,304.00	2,304.00	2,304.00	2,304.00	.00	.00
331-0000-424.70-15	62,423.00	62,423.00	62,423.00	62,423.00	.00	.00
PS2530	62,423.00	62,423.00	62,423.00	62,423.00	.00	.00
331-0000-441.70-10	825,421.00	76,855.00	762,863.69	14,300.71	43,761.17	18,793.12
PW2011	748,874.00	26,945.00	722,359.85	432.01	26,512.20	.79
PW2077	27,924.00	27,924.00	9,954.08	9,954.08	.00	17,969.92
PW2141	48,623.00	21,986.00	30,549.76	3,914.62	17,248.97	822.41
PW2183	.00	.00	.00	.00	.00	.00
331-0000-441.70-15	.00	.00	.00	.00	.00	.00
PS2530	.00	.00	.00	.00	.00	.00
FUND 331 TOTAL	887,844.00	139,278.00	825,286.69	76,723.71	43,761.17	18,793.12
332-0000-423.70-15	58,444.00	58,444.00	58,444.00	58,444.00	.00	.00
PS2530	58,444.00	58,444.00	58,444.00	58,444.00	.00	.00
332-0000-441.70-10	1,018,262.00	393,262.00	827,505.68	202,505.68	55,130.00	135,626.32
PW2077	9,516.00	9,516.00	.00	.00	.00	9,516.00
PW2141	209,924.00	209,924.00	132,132.89	132,132.89	55,130.00	22,661.11
PW2249	699,449.00	74,449.00	695,372.79	70,372.79	.00	4,076.21
PW2408	99,373.00	99,373.00	.00	.00	.00	99,373.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
FUND 332 TOTAL	1,076,706.00	451,706.00	885,949.68	260,949.68	55,130.00	135,626.32
333-0000-410.76-10	.00	.00	.00	.00	.00	.00
AD2392	.00	.00	.00	.00	.00	.00
333-0000-424.70-15	26,238.00	26,238.00	26,238.00	26,238.00	.00	.00
PS2530	26,238.00	26,238.00	26,238.00	26,238.00	.00	.00
333-0000-441.70-10	4,390,991.00	2,845,678.00	1,551,996.71	6,685.30	4,579.52	2,834,413.18
PW2011	852,198.00	11,265.00	847,617.33	6,685.30	4,579.52	.18
PW2249	704,380.00	.00	704,379.38	.00	.00	.00
PW2408	2,834,413.00	2,834,413.00	.00	.00	.00	2,834,413.00
333-0000-450.76-10	152,500.00	77,099.00	75,400.54	.00	.00	77,099.00
AD2392	152,500.00	77,099.00	75,400.54	.00	.00	77,099.00
FUND 333 TOTAL	4,569,729.00	2,949,015.00	1,653,635.25	32,923.30	4,579.52	2,911,512.18
334-0000-423.70-15	2,448,562.00	2,448,562.00	.00	.00	2,448,562.00	.00
FR2533	2,448,562.00	2,448,562.00	.00	.00	2,448,562.00	.00
334-0000-424.70-15	1,619,286.00	1,619,286.00	844,941.95	844,941.95	771,955.47	2,388.58
PS2530	1,619,286.00	1,619,286.00	844,941.95	844,941.95	771,955.47	2,388.58
334-0000-441.70-10	10,653,887.00	10,653,887.00	1,821,057.27	1,821,057.27	766,428.72	8,066,401.01
PW2508	10,653,887.00	10,653,887.00	1,821,057.27	1,821,057.27	766,428.72	8,066,401.01
334-0000-450.31-06	26,050.00	26,050.00	3,300.00	3,300.00	22,750.00	.00
LB2509	26,050.00	26,050.00	3,300.00	3,300.00	22,750.00	.00
334-0000-450.32-07	30,610.00	30,610.00	2,610.00	2,610.00	28,000.00	.00
LB2509	30,610.00	30,610.00	2,610.00	2,610.00	28,000.00	.00
334-0000-450.60-70	116,438.00	116,438.00	95,248.23	95,248.23	9,711.49	11,478.28
LB2509	116,438.00	116,438.00	95,248.23	95,248.23	9,711.49	11,478.28
334-0000-450.60-72	301,784.00	301,784.00	207,810.81	207,810.81	4,832.91	89,140.28
LB2509	301,784.00	301,784.00	207,810.81	207,810.81	4,832.91	89,140.28
334-0000-450.70-25	69,592.00	69,592.00	69,298.19	69,298.19	293.69	.12
LB2509	69,592.00	69,592.00	69,298.19	69,298.19	293.69	.12
334-0000-450.76-10	733,791.00	733,791.00	338,297.03	338,297.03	150,271.68	245,222.29
AD2591	160,000.00	160,000.00	.00	.00	.00	160,000.00
PR2538	573,791.00	573,791.00	338,297.03	338,297.03	150,271.68	85,222.29

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
FUND 334 TOTAL	16,000,000.00	16,000,000.00	3,382,563.48	3,382,563.48	4,202,805.96	8,414,630.56
341-0000-423.70-11	13,289,950.00	13,289,950.00	.00	.00	.00	13,289,950.00
FR2443	13,289,950.00	13,289,950.00	.00	.00	.00	13,289,950.00
341-0000-441.70-10	16,195,784.00	16,195,784.00	.00	.00	.00	16,195,784.00
PR2549	.00	.00	.00	.00	.00	.00
PW2474	16,195,784.00	16,195,784.00	.00	.00	.00	16,195,784.00
FUND 341 TOTAL	29,485,734.00	29,485,734.00	.00	.00	.00	29,485,734.00
351-0000-442.70-10	1,656,523.00	959,128.00	779,239.58	81,849.07	613,449.00	263,829.93
PW2077	818,745.00	543,978.00	279,856.88	5,090.63	503,911.24	34,976.13
PW2141	380,762.00	241,403.00	142,344.37	2,986.35	9,562.35	228,854.30
PW2147	269,573.00	118,187.00	191,379.24	39,995.07	78,192.39	.46-
PW2280	187,443.00	55,560.00	165,659.09	33,777.02	21,783.02	.04-
PW2474	.00	.00	.00	.00	.00	.00
351-0000-442.90-01	.00	.00	.00	.00	.00	.00
PW2474	.00	.00	.00	.00	.00	.00
FUND 351 TOTAL	1,656,523.00	959,128.00	779,239.58	81,849.07	613,449.00	263,829.93
352-0000-442.70-10	.00	.00	.00	.00	.00	.00
PR2318	.00	.00	.00	.00	.00	.00
352-0000-442.74-65	101,890.00	101,890.00	101,890.00	101,890.00	.00	.00
PR2318	101,890.00	101,890.00	101,890.00	101,890.00	.00	.00
FUND 352 TOTAL	101,890.00	101,890.00	101,890.00	101,890.00	.00	.00
353-0000-442.76-10	70,000.00	62,151.00	65,577.88	57,728.94	.00	4,422.06
PR2318	70,000.00	62,151.00	65,577.88	57,728.94	.00	4,422.06
PR2618	.00	.00	.00	.00	.00	.00
PR2620	.00	.00	.00	.00	.00	.00
FUND 353 TOTAL	70,000.00	62,151.00	65,577.88	57,728.94	.00	4,422.06
354-0000-424.70-15	486,427.00	444,769.00	140,760.68	99,103.14	296,331.95	49,333.91

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
FR2533	262,500.00	262,500.00	.00	.00	245,391.60	17,108.40
PS2330	140,761.00	99,103.00	140,760.68	99,103.14	.00	.14-
PS2530	83,166.00	83,166.00	.00	.00	50,940.35	32,225.65
PS2630	.00	.00	.00	.00	.00	.00
FUND 354 TOTAL	486,427.00	444,769.00	140,760.68	99,103.14	296,331.95	49,333.91
355-0000-442.70-10	420,697.00	420,697.00	148,009.59	148,009.59	217,187.21	55,500.20
PW2143	420,697.00	420,697.00	148,009.59	148,009.59	217,187.21	55,500.20
FUND 355 TOTAL	420,697.00	420,697.00	148,009.59	148,009.59	217,187.21	55,500.20
375-0000-445.10-05	65,566.00	18,083.00	65,564.13	18,082.45	.00	.55
FS1976	7,618.00	.00	7,618.00	.00	.00	.00
FS2071	8,018.00	.00	8,018.11	.00	.00	.00
FS2390	16,554.00	.00	16,553.15	.00	.00	.00
FS2491	15,905.00	612.00	15,904.12	611.70	.00	.30
FS2591	17,471.00	17,471.00	17,470.75	17,470.75	.00	.25
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.10-09	134,678.00	.00	134,675.41	.00	.00	.00
FS1976	49,677.00	.00	49,675.91	.00	.00	.00
FS2071	36,162.00	.00	36,160.70	.00	.00	.00
FS2390	46,698.00	.00	46,698.00	.00	.00	.00
FS2491	2,141.00	.00	2,140.80	.00	.00	.00
375-0000-445.10-20	.00	.00	.00	.00	.00	.00
FS1976	.00	.00	.00	.00	.00	.00
375-0000-445.10-21	12.00	.00	11.88	.00	.00	.00
FS2390	2.00	.00	1.84	.00	.00	.00
FS2491	10.00	.00	10.04	.00	.00	.00
375-0000-445.10-37	908.00	354.00	907.46	353.74	.00	.26
FS2390	169.00	.00	169.22	.00	.00	.00
FS2491	400.00	15.00	399.88	15.38	.00	.38-
FS2591	339.00	339.00	338.36	338.36	.00	.64
375-0000-445.20-01	37,002.00	3,677.00	37,000.40	3,676.35	.00	.65
FS1976	10,128.00	.00	10,127.75	.00	.00	.00
FS2071	7,864.00	.00	7,863.85	.00	.00	.00
FS2390	11,857.00	.00	11,856.66	.00	.00	.00
FS2491	3,599.00	123.00	3,598.30	122.51	.00	.49
FS2591	3,554.00	3,554.00	3,553.84	3,553.84	.00	.16
FS2691	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
375-0000-445.20-05	2,755.00	255.00	2,753.69	254.96	.00	.04
FS1976	776.00	.00	775.80	.00	.00	.00
FS2071	607.00	.00	606.34	.00	.00	.00
FS2390	879.00	.00	879.35	.00	.00	.00
FS2491	247.00	9.00	245.80	8.56	.00	.44
FS2591	246.00	246.00	246.40	246.40	.00	.40-
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.20-15	603.00	7.00	599.99	6.86	.00	.14
FS1976	143.00	.00	142.88	.00	.00	.00
FS2071	113.00	.00	111.90	.00	.00	.00
FS2390	266.00	.00	265.17	.00	.00	.00
FS2491	74.00	.00	73.37	.19	.00	.19-
FS2591	7.00	7.00	6.67	6.67	.00	.33
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.20-20	34,493.00	3,585.00	34,486.99	3,582.39	.00	2.61
FS1976	9,495.00	.00	9,494.22	.00	.00	.00
FS2071	10,209.00	.00	10,208.76	.00	.00	.00
FS2390	7,857.00	.00	7,855.57	.00	.00	.00
FS2491	3,502.00	155.00	3,501.52	155.47	.00	.47-
FS2591	3,430.00	3,430.00	3,426.92	3,426.92	.00	3.08
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.20-23	.00	.00	.00	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
375-0000-445.20-25	279.00	24.00	275.25	23.23	.00	.77
FS1976	83.00	.00	82.22	.00	.00	.00
FS2071	66.00	.00	65.13	.00	.00	.00
FS2390	83.00	.00	81.87	.00	.00	.00
FS2491	24.00	1.00	23.66	.86	.00	.14
FS2591	23.00	23.00	22.37	22.37	.00	.63
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.20-30	3,301.00	186.00	3,298.65	186.30	.00	.30-
FS1976	1,154.00	.00	1,153.68	.00	.00	.00
FS2071	1,188.00	.00	1,187.33	.00	.00	.00
FS2390	571.00	.00	570.12	.00	.00	.00
FS2491	210.00	8.00	209.35	8.13	.00	.13-
FS2591	178.00	178.00	178.17	178.17	.00	.17-
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.20-40	4,028.00	361.00	4,025.26	360.83	.00	.17
FS1976	1,155.00	.00	1,154.90	.00	.00	.00
FS2071	886.00	.00	884.89	.00	.00	.00
FS2390	1,269.00	.00	1,268.32	.00	.00	.00
FS2491	370.00	13.00	368.86	12.54	.00	.46
FS2591	348.00	348.00	348.29	348.29	.00	.29-
FS2691	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
375-0000-445.40-40	155,239.00	74,882.00	119,901.98	39,548.81	34,165.65	1,167.54
FS1976	9,060.00	.00	9,059.20	.00	.00	.00
FS2033	300.00	.00	300.00	.00	.00	.00
FS2071	49,426.00	.00	49,422.99	.00	.00	.00
FS2390	.00	.00	.00	.00	.00	.00
FS2491	71,478.00	49,907.00	61,119.79	39,548.81	9,822.45	535.74
FS2591	24,975.00	24,975.00	.00	.00	24,343.20	631.80
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.41-01	666,924.00	114,639.00	650,521.98	98,240.07	16,399.39	.46-
FS1976	109,777.00	.00	109,776.67	.00	.00	.00
FS2033	260,985.00	.00	260,983.73	.00	.00	.00
FS2071	78,067.00	.00	78,065.97	.00	.00	.00
FS2390	78,195.00	.00	78,195.00	.00	.00	.00
FS2491	73,400.00	48,139.00	73,400.00	48,139.46	.00	.46-
FS2591	66,500.00	66,500.00	50,100.61	50,100.61	16,399.39	.00
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.41-02	97,500.00	.00	97,500.00	.00	.00	.00
FS2033	97,500.00	.00	97,500.00	.00	.00	.00
375-0000-445.41-04	226,467.00	.00	226,466.85	.00	.00	.00
FS2390	226,467.00	.00	226,466.85	.00	.00	.00
375-0000-445.41-15	20,089.00	100.00	20,086.28	100.00	.00	.00
FS1976	439.00	100.00	437.31	100.00	.00	.00
FS2071	19,650.00	.00	19,648.97	.00	.00	.00
375-0000-445.41-17	318,418.00	318,418.00	318,417.60	318,417.60	.00	.40
FS2491	318,418.00	318,418.00	318,417.60	318,417.60	.00	.40
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.50-35	11,193.00	11,193.00	.00	.00	11,193.14	.14-
FS2033	11,193.00	11,193.00	.00	.00	11,193.14	.14-
375-0000-445.60-70	7,799.00	.00	7,798.47	.00	.00	.00
FS2033	7,799.00	.00	7,798.47	.00	.00	.00
375-0000-445.70-10	174,926.00	174,926.00	.00	.00	174,925.44	.56
FS1976	23,367.00	23,367.00	.00	.00	23,366.81	.19
FS2071	2,596.00	2,596.00	.00	.00	2,595.91	.09
FS2390	9.00	9.00	.00	.00	8.72	.28
FS2591	148,954.00	148,954.00	.00	.00	148,954.00	.00
FS2691	.00	.00	.00	.00	.00	.00
375-0000-445.70-11	340,396.00	340,396.00	.00	.00	306,039.07	34,356.93
FS2033	340,396.00	340,396.00	.00	.00	306,039.07	34,356.93
375-0000-445.70-25	37,999.00	.00	37,997.95	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
FS2033	37,999.00	.00	37,997.95	.00	.00	.00
375-0000-445.70-37	749,381.00	30,267.00	749,378.43	30,266.86	.00	.14
FS1976	295,290.00	.00	295,288.52	.00	.00	.00
FS2071	423,824.00	.00	423,823.05	.00	.00	.00
FS2390	30,267.00	30,267.00	30,266.86	30,266.86	.00	.14
375-0000-445.76-10	346,832.00	204,546.00	346,829.54	204,546.00	.00	.00
FS1976	42,120.00	.00	42,119.26	.00	.00	.00
FS2390	100,166.00	.00	100,164.28	.00	.00	.00
FS2591	204,546.00	204,546.00	204,546.00	204,546.00	.00	.00
FUND 375 TOTAL	3,436,788.00	1,295,899.00	2,858,498.19	717,646.45	542,722.69	35,529.86
376-0000-424.10-09	26,724.00	26,724.00	26,724.28	26,724.28	.00	.28-
PS2534	26,724.00	26,724.00	26,724.28	26,724.28	.00	.28-
376-0000-424.10-21	400.00	400.00	400.35	400.35	.00	.35-
PS2534	400.00	400.00	400.35	400.35	.00	.35-
376-0000-424.20-01	5,460.00	5,460.00	5,460.36	5,460.36	.00	.36-
PS2534	5,460.00	5,460.00	5,460.36	5,460.36	.00	.36-
376-0000-424.20-05	345.00	345.00	344.89	344.89	.00	.11
PS2534	345.00	345.00	344.89	344.89	.00	.11
376-0000-424.20-15	12.00	12.00	11.79	11.79	.00	.21
PS2534	12.00	12.00	11.79	11.79	.00	.21
376-0000-424.20-20	9,024.00	9,024.00	9,023.74	9,023.74	.00	.26
PS2534	9,024.00	9,024.00	9,023.74	9,023.74	.00	.26
376-0000-424.20-25	34.00	34.00	33.92	33.92	.00	.08
PS2534	34.00	34.00	33.92	33.92	.00	.08
376-0000-424.20-30	450.00	450.00	449.69	449.69	.00	.31
PS2534	450.00	450.00	449.69	449.69	.00	.31
376-0000-424.20-40	535.00	535.00	534.98	534.98	.00	.02
PS2534	535.00	535.00	534.98	534.98	.00	.02
FUND 376 TOTAL	42,984.00	42,984.00	42,984.00	42,984.00	.00	.00
501-7005-505.32-07	40,588.00	19,752.00	26,836.00	6,000.00	.00	13,752.00
FS2009	40,588.00	19,752.00	26,836.00	6,000.00	.00	13,752.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
501-7005-505.70-40	1,062,044.00	1,062,044.00	.00	.00	10,848.88	1,051,195.12
FS2009	1,051,129.00	1,051,129.00	.00	.00	.00	1,051,129.00
WA2572	10,915.00	10,915.00	.00	.00	10,848.88	66.12
501-7015-515.32-01	77,278.00	77,278.00	52,063.57	52,063.57	16,437.73	8,776.70
PW2554	77,278.00	77,278.00	52,063.57	52,063.57	16,437.73	8,776.70
PW2655	.00	.00	.00	.00	.00	.00
PW2665	.00	.00	.00	.00	.00	.00
501-7015-515.32-07	.00	.00	.00	.00	.00	.00
PW2655	.00	.00	.00	.00	.00	.00
501-7025-540.32-01	10,000.00	10,000.00	.00	.00	.00	10,000.00
WA2463	10,000.00	10,000.00	.00	.00	.00	10,000.00
501-7025-540.50-38	2,161,501.00	2,161,501.00	812,557.18	812,557.18	654,284.36	694,659.46
WA2463	153,346.00	153,346.00	.00	.00	153,345.98	.02
WA2470	1,508,155.00	1,508,155.00	812,557.18	812,557.18	500,938.38	194,659.44
WA2564	500,000.00	500,000.00	.00	.00	.00	500,000.00
501-7025-540.60-53	250,320.00	250,320.00	165,065.66	165,065.66	.00	85,254.34
WA2471	250,320.00	250,320.00	165,065.66	165,065.66	.00	85,254.34
501-7030-545.60-34	3,067,370.00	2,962,876.00	3,002,211.37	2,897,717.66	48,573.99	16,584.35
PW2289	.00	.00	.00	.00	.00	.00
WA2464	3,067,370.00	2,962,876.00	3,002,211.37	2,897,717.66	48,573.99	16,584.35
501-7035-550.70-25	7,516.00	7,516.00	.00	.00	7,515.07	.93
WW2582	7,516.00	7,516.00	.00	.00	7,515.07	.93
FUND 501 TOTAL	6,676,617.00	6,551,287.00	4,058,733.78	3,933,404.07	737,660.03	1,880,222.90
512-0000-505.32-07	55,000.00	55,000.00	12,298.00	12,298.00	3,985.00	38,717.00
WA2570	55,000.00	55,000.00	12,298.00	12,298.00	3,985.00	38,717.00
WA2661	.00	.00	.00	.00	.00	.00
512-0000-505.70-15	2,081,092.00	2,081,092.00	521,432.54	521,432.54	773,824.30	785,835.16
WA2570	2,081,092.00	2,081,092.00	521,432.54	521,432.54	773,824.30	785,835.16
WA2661	.00	.00	.00	.00	.00	.00
FUND 512 TOTAL	2,136,092.00	2,136,092.00	533,730.54	533,730.54	777,809.30	824,552.16
540-7125-540.32-07	200,000.00	200,000.00	36,719.87	36,719.87	.00	163,280.13
WA2018	200,000.00	200,000.00	36,719.87	36,719.87	.00	163,280.13
540-7125-540.65-76	.00	.00	.00	.00	.00	.00

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
WA2180	.00	.00	.00	.00	.00	.00
540-7125-540.70-09	.00	.00	.00	.00	.00	.00
WA2671	.00	.00	.00	.00	.00	.00
540-7125-540.70-10	2,852,328.00	94,428.00	2,851,779.55	93,885.88	541.91	.21
WA1492	2,852,328.00	94,428.00	2,851,779.55	93,885.88	541.91	.21
540-7125-540.70-20	1,170,000.00	24,602.00	1,145,397.34	.00	.00	24,602.00
WA2164	1,170,000.00	24,602.00	1,145,397.34	.00	.00	24,602.00
540-7125-540.70-37	34,591,373.00	30,205,033.00	11,156,188.22	6,769,859.92	3,580,582.72	19,854,590.36
PW2249	167,008.00	30,208.00	155,778.35	18,979.38	11,228.21	.41
PW2407	135,752.00	54,984.00	131,134.61	50,367.01	.00	4,616.99
PW2408	3,779,247.00	3,634,450.00	1,781,922.47	1,637,126.08	1,997,323.90	.02
PW2478	19,300.00	19,300.00	4,006.74	4,006.74	13,484.26	1,809.00
PW2479	66,161.00	64,519.00	3,251.15	1,610.10	2,726.99	60,181.91
WA1492	5,885,404.00	5,370,391.00	5,365,178.60	4,850,165.68	196,231.38	323,993.94
WA2018	19,875.00	.00	19,875.00	.00	.00	.00
WA2119	58,856.00	129.00	58,725.62	.00	128.82	.18
WA2163	.00	.00	.00	.00	.00	.00
WA2164	2,463,924.00	825,061.00	1,744,673.33	105,812.93	7,233.20	712,014.87
WA2170	1,819,000.00	1,817,024.00	63,452.60	61,477.57	50,317.54	1,705,228.89
WA2180	15,150,000.00	13,470,825.00	1,679,174.29	.00	712,014.11	12,758,810.89
WA2246	166,779.00	81,058.00	96,728.59	11,009.67	70,048.72	.39-
WA2249	538,200.00	515,217.00	22,982.11	.00	468,939.26	46,277.74
WA2251	4,008,770.00	4,008,770.00	.00	.00	.00	4,008,770.00
WA2462	25,422.00	25,422.00	7,769.41	7,769.41	.00	17,652.59
WA2472	75,000.00	75,000.00	21,535.35	21,535.35	50,906.33	2,558.32
WA2567	212,675.00	212,675.00	.00	.00	.00	212,675.00
WA2663	.00	.00	.00	.00	.00	.00
WA2671	.00	.00	.00	.00	.00	.00
WA2672	.00	.00	.00	.00	.00	.00
WA2673	.00	.00	.00	.00	.00	.00
540-7130-545.70-20	970,000.00	970,000.00	.00	.00	.00	970,000.00
WA2368	970,000.00	970,000.00	.00	.00	.00	970,000.00
540-7130-545.70-37	22,522,399.00	19,800,101.00	7,396,182.88	4,673,885.82	5,545,792.52	9,580,422.66
PW2249	3,303,919.00	765,121.00	3,129,339.89	590,542.54	.00	174,578.46
PW2280	17,013.00	17,013.00	7,430.77	7,430.77	9,581.38	.85
PW2407	750,000.00	750,000.00	20,982.54	20,982.54	38,484.12	690,533.34
PW2408	1,541,645.00	1,541,645.00	17,525.37	17,525.37	1,312,160.03	211,959.60
PW2478	.00	.00	.00	.00	.00	.00
PW2479	5,218,480.00	5,034,980.00	3,628,982.15	3,445,482.44	496,904.62	1,092,592.94
PW2480	1,200,000.00	1,200,000.00	.00	.00	.00	1,200,000.00
PW2583	300,000.00	300,000.00	.00	.00	.00	300,000.00
WA2170	1,500,000.00	1,500,000.00	.00	.00	.00	1,500,000.00
WA2246	3,732,987.00	3,732,987.00	.00	.00	.00	3,732,987.00
WA2561	4,894,355.00	4,894,355.00	583,351.87	583,351.87	3,634,208.41	676,794.72

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
WA2571	64,000.00	64,000.00	8,570.29	8,570.29	54,453.96	975.75
WA2664	.00	.00	.00	.00	.00	.00
WA2665	.00	.00	.00	.00	.00	.00
WA2666	.00	.00	.00	.00	.00	.00
WA2667	.00	.00	.00	.00	.00	.00
WA2668	.00	.00	.00	.00	.00	.00
WA2669	.00	.00	.00	.00	.00	.00
WA2670	.00	.00	.00	.00	.00	.00
WA2674	.00	.00	.00	.00	.00	.00
WA2675	.00	.00	.00	.00	.00	.00
WA2676	.00	.00	.00	.00	.00	.00
WA2677	.00	.00	.00	.00	.00	.00
FUND 540 TOTAL	62,306,100.00	51,294,164.00	22,586,267.86	11,574,351.49	9,126,917.15	30,592,895.36
542-0000-540.70-45	4,638,961.00	4,638,961.00	1,044,955.08	1,044,955.08	63,455.80	3,530,550.12
WA2565	4,638,961.00	4,638,961.00	1,044,955.08	1,044,955.08	63,455.80	3,530,550.12
WA2662	.00	.00	.00	.00	.00	.00
FUND 542 TOTAL	4,638,961.00	4,638,961.00	1,044,955.08	1,044,955.08	63,455.80	3,530,550.12
545-0000-442.70-09	200,000.00	200,000.00	175,097.50	175,097.50	.00	24,902.50
WA2163	200,000.00	200,000.00	175,097.50	175,097.50	.00	24,902.50
545-0000-442.70-10	748,766.00	402.00	748,362.69	.00	401.51	.49
WA1492	748,766.00	402.00	748,362.69	.00	401.51	.49
545-0000-442.70-37	8,067,182.00	5,242,982.00	2,844,517.26	20,320.76	310,568.13	4,912,093.11
WA1492	2,225,782.00	125,782.00	2,100,000.00	.00	.00	125,782.00
WA2163	68,400.00	68,400.00	7,157.06	7,157.06	.00	61,242.94
WA2170	2,000,000.00	1,713,162.00	300,000.00	13,163.70	89,088.25	1,610,910.05
WA2246	50,000.00	50,000.00	.00	.00	.00	50,000.00
WA2251	3,400,000.00	2,962,638.00	437,360.20	.00	221,479.88	2,741,158.12
WA2368	323,000.00	323,000.00	.00	.00	.00	323,000.00
FUND 545 TOTAL	9,015,948.00	5,443,384.00	3,767,977.45	195,418.26	310,969.64	4,936,996.10
550-7235-550.70-09	1,594,396.00	127,139.00	1,467,256.90	.00	.00	127,139.00
WW2172	1,594,396.00	127,139.00	1,467,256.90	.00	.00	127,139.00
550-7235-550.70-10	225,858.00	.00	225,858.00	.00	.00	.00
WW2028	225,858.00	.00	225,858.00	.00	.00	.00
550-7235-550.70-37	30,143,255.00	26,501,916.00	4,248,617.08	607,289.01	16,011,957.63	9,882,669.36

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PW2077	61,237.00	61,237.00	.00	.00	.00	61,237.00
PW2249	64,120.00	52,408.00	14,544.15	2,833.07	49,574.70	.23
PW2280	6,520.00	6,520.00	.00	.00	6,519.92	.08
PW2407	6,790.00	136.00	6,668.44	15.06	.00	120.94
PW2478	5,500.00	5,500.00	1,335.58	1,335.58	3,597.78	566.64
WW2028	1,113,854.00	.00	1,113,853.15	.00	.00	.00
WW2120	295,835.00	139,961.00	155,872.63	.00	54,197.64	85,763.36
WW2172	3,908,513.00	2,163,314.00	2,050,906.48	305,710.00	367,475.98	1,490,128.02
WW2173	6,061,591.00	5,862,473.00	387,401.57	188,284.22	188,168.63	5,486,020.15
WW2174	17,970,874.00	17,725,410.00	323,910.17	78,447.62	15,167,537.19	2,479,425.19
WW2177	121,762.00	.00	121,761.83	.00	.00	.00
WW2260	45,000.00	22,656.00	33,569.96	11,227.23	8,686.85	2,741.92
WW2264	138,945.00	119,587.00	23,708.11	4,351.22	115,235.69	.09
WW2483	68,000.00	68,000.00	15,085.01	15,085.01	50,963.25	1,951.74
WW2581	274,714.00	274,714.00	.00	.00	.00	274,714.00
WW2680	.00	.00	.00	.00	.00	.00
WW2681	.00	.00	.00	.00	.00	.00
WW2682	.00	.00	.00	.00	.00	.00
550-7235-550.70-38	750,000.00	750,000.00	211,633.04	211,633.04	538,366.96	.00
WW2174	750,000.00	750,000.00	211,633.04	211,633.04	538,366.96	.00
FUND 550 TOTAL	32,713,509.00	27,379,055.00	6,153,365.02	818,922.05	16,550,324.59	10,009,808.36
552-0000-442.70-37	89,657.00	89,657.00	.00	.00	.00	89,657.00
WA2367	89,657.00	89,657.00	.00	.00	.00	89,657.00
FUND 552 TOTAL	89,657.00	89,657.00	.00	.00	.00	89,657.00
555-0000-555.70-37	3,385,942.00	2,286,517.00	1,099,421.81	.00	2,266,497.29	20,019.71
WW2028	641,177.00	.00	641,175.22	.00	.00	.00
WW2172	250,000.00	250,000.00	.00	.00	234,692.46	15,307.54
WW2173	4,713.00	4,713.00	.00	.00	.00	4,713.00
WW2174	2,340,052.00	1,990,052.00	350,000.00	.00	1,990,052.00	.00
WW2177	150,000.00	41,752.00	108,246.59	.00	41,752.83	.83-
WW2680	.00	.00	.00	.00	.00	.00
WW2681	.00	.00	.00	.00	.00	.00
FUND 555 TOTAL	3,385,942.00	2,286,517.00	1,099,421.81	.00	2,266,497.29	20,019.71
601-0000-410.61-07	24,549.00	24,549.00	24,548.01	24,548.01	.00	.99
PR2423	24,549.00	24,549.00	24,548.01	24,548.01	.00	.99
601-0000-410.61-09	2,747,500.00	2,747,500.00	320,657.09	320,657.09	.00	2,426,842.91

ACCOUNT NUMBER	PROJECT-TO-DT BUDGET	2025 BUDGET	PROJECT-TO-DT EXPENDITURES	2025 EXPENDITURES	2025 ENCUMBRANCES	UNENCUMBERED 2025 BALANCE
PR2267	70,000.00	70,000.00	68,169.09	68,169.09	.00	1,830.91
PR2323	82,500.00	82,500.00	.00	.00	.00	82,500.00
PR2324	25,000.00	25,000.00	.00	.00	.00	25,000.00
PR2327	50,000.00	50,000.00	.00	.00	.00	50,000.00
PR2419	1,900,000.00	1,900,000.00	.00	.00	.00	1,900,000.00
PR2420	50,000.00	50,000.00	.00	.00	.00	50,000.00
PR2421	50,000.00	50,000.00	.00	.00	.00	50,000.00
PR2422	40,000.00	40,000.00	.00	.00	.00	40,000.00
PR2423	15,000.00	15,000.00	.00	.00	.00	15,000.00
PR2435	275,000.00	275,000.00	252,488.00	252,488.00	.00	22,512.00
PR2541	40,000.00	40,000.00	.00	.00	.00	40,000.00
PR2542	30,000.00	30,000.00	.00	.00	.00	30,000.00
PR2543	15,000.00	15,000.00	.00	.00	.00	15,000.00
PR2544	60,000.00	60,000.00	.00	.00	.00	60,000.00
PR2545	20,000.00	20,000.00	.00	.00	.00	20,000.00
PR2546	25,000.00	25,000.00	.00	.00	.00	25,000.00
PR2623	.00	.00	.00	.00	.00	.00
PR2624	.00	.00	.00	.00	.00	.00
PR2625	.00	.00	.00	.00	.00	.00
FUND 601 TOTAL	2,772,049.00	2,772,049.00	345,205.10	345,205.10	.00	2,426,843.90
720-0000-434.40-40	5,250,000.00	3,050,000.00	2,800,000.00	600,000.00	2,450,000.00	.00
AD2143	5,000,000.00	3,000,000.00	2,600,000.00	600,000.00	2,400,000.00	.00
AD2394	250,000.00	50,000.00	200,000.00	.00	50,000.00	.00
FUND 720 TOTAL	5,250,000.00	3,050,000.00	2,800,000.00	600,000.00	2,450,000.00	.00
GRAND TOTALS	251,671,902.00	218,142,020.00	79,864,779.77	46,335,047.45	75,394,340.91	96,412,631.64

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. 56 **ENACTMENT NO. 25-055**

RESOLUTION ADOPTING THE FISCAL YEAR 2026 BALANCED BUDGET

WHEREAS: in accordance with the City Charter, City Ordinances, State Statutes, and other applicable rules and regulations, the City budget document was developed through the combined efforts of the City's elected officials and City staff to meet the overall needs of the citizens in our community; and

WHEREAS: the Fiscal Year 2026 Balanced Budget is the City's primary planning and policy implementation document; and

WHEREAS: the budget document serves as a tool with which elected officials, City staff, and citizens may monitor the continuing financial condition and performance of the City; and

WHEREAS: the Governing Body's official meetings for review of the budget were appropriately advertised in compliance with the State Open Meetings Act; and

WHEREAS: the Governing Body has completed review of the Recommended Budget and now directs staff to complete the Fiscal Year 2026 Balanced Budget for submission to the New Mexico Department of Finance and Administration.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

That the Governing Body hereby adopts the Fiscal Year 2026 Balanced Budget.

ADOPTED THIS 22ND DAY OF MAY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Yolanda Lucero, Deputy City Clerk
(SEAL)

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
Special Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Donations Fund (201)					
201-0000-305-0000	Beginning Fund Balance	Increase Beginning Fund Balance (BFB) based on actual cash balance		22,474	
201-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*1,904*	
201 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*1,904*
201-0000-450-4051	Library Donation	increase based on available cash balances			3,595
201-0000-450-6105	Memorial Tree Monument	increase based on available cash balances			18,879
ACO Contributions Fund (202)					
202-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		781	
202-0000-425-8001	Transfer to Other Fund	Transfer to Donations Fund ACO (204) to close the fund 202			781
Donations Fund ACO/Police (204)					
204-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		13,930	
204-0000-392-3500	Fransfer From Other Fund	Transfer from ACO Contributions Fund (202) to close fund 202		781	
204-0000-425-6070	Minor Furniture and Equipment	Increase expenditures based on cash available			10,000
204-0000-425-9001	Ending Fund Balance	Increase EFB based on cash available			4,711
Recreation Activities Fund (206)					
206-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		264,228	
206-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*15,683*	
206 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*15,683*
206-0000-450-4020	Classes	Increased based on actual cash available			10,000
206-0000-450-4028	Adult Recreation	Increased based on actual cash available			50,000
206-0000-450-9001	Ending Fund Balance	Increase EFB based on cash available			204,228
Keep Rio Rancho Beautiful (KRRB) Grant Fund (207)					
207-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		413	
207-0000-434-9001	Ending Fund Balance / Unreserved	Increase based on actual cash balance			*413*
Community Response Fund (208)					
208-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		2	
208-0000-424-8001	Transfer to Other Fund	Transfer to Fund 259 for Emergency Management Vehicle			*2*
Workers Compensation Self Ins Fund (212)					
212-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		100,588	
212-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*1*	
212 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*1*
212-0000-410-9001	Ending Fund Balance	Increase EFB based on cash available			100,588
Rio Metro Fund (213)					
213-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(13,501)	
213-0000-368-2000	Reimbursements	FY25 collections not received until FY26		13,501	
Senior Center Programs II Fund (Fund 216)					
216-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		7,823	
216-0000-450-9001	Ending Fund Balance	Increase EFB Based on cash available			7,823
Library (Fund 220)					
220-0000-305-0000	Beginning Fund Balance	Increase based on actual cash balance		1	
220-0000-305-0000	*Cash Reserved for Rollovers*	*Decrease for encumbrances & projects rollovers*		*(68,535)*	
220-0000-338-1100	County Grants / County Library Bonds	Increase for MOU 2025013938 County Library Bond Grant	LB2609	1,852,598	
220 Expenditures	*Encumbrances & Project Rollovers*	*Decrease for encumbrances & projects rollovers detail attached*			*(68,535)*
220-0000-450-3106	Technological Initiatives	Increase for MOU 2025013938 County Library Bond Grant	LB2609		150,000
220-0000-450-3207	Contract Services	Increase for MOU 2025013938 County Library Bond Grant	LB2609		25,000
220-0000-450-5005	Memberships/Subscriptions	Increase for MOU 2025013938 County Library Bond Grant	LB2609		50,000
220-0000-450-6073	County Bond Books	Increase for MOU 2025013938 County Library Bond Grant	LB2609		1,452,598
220-0000-450-7010	Road Construction	Increase for MOU 2025013938 County Library Bond Grant	LB2609		175,000
220-0000-450-9001	Ending Fund Balance / Unreserved	Increase based on actual cash balance			1
Local Development Act (Fund 223)					
223-0000-305-0000	Beginning Fund Balance	Increase based on actual cash balance		193,631	
223-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*350,000*	
223-0000-316-4000	Municipal GRT 1.8125	Decrease GRT allocation is cut by Management		(466,810)	
223- Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*350,000*
223-0000-465-3201	Professional Services	Increase for surveys of city-owned land in the City Center by King Blvd.			40,000
223-0000-465-6625	Intergovernmental	Increase for distribution of PILOT payments to other entities			383,979
223-0000-465-9001	Ending Fund Balance	Decrease EFB based on cash available.			(697,158)

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
Special Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Convention Visitors Bureau (Fund 225)					
225-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		116,960	
225-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*194*	
225- Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*194*
225-0000-465-5502	Cellular Phone	Increase based on FY25 trend analysis			1,100
225-0000-465-5003	Promotion	Increased based on actual cash available			2,550
225-0000-465-5005	Memberships	Increased based on actual cash available			1,700
225-0000-465-6070	Minor Furniture and Equipment	Increased based on actual cash available			5,000
225-0000-465-9001	Ending Fund Balance	Increase EFB based on actual cash balance			106,610
Rio Vision Cable Fund (Fund 226)					
226-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		13,576	
226-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*8,243*	
226- Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*8,243*
226-0000-318-4000	Sparklight	Increase revenue based of FY25 Trend analysis		10,000	
226-0000-392-3000	Transfer From General Fund	Decrease transfer to balance the fund		(23,576)	
SAD Operations Fund (Fund 227)					
227-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		10,385	
227-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*123*	
227- Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*123*
227-0000-415-1009	Personnel Cost	Decrease for distributions changes between GF and SAD Admin Fund (227)			(24,700)
227-0000-415-3021	SAD Costs & Fees	Increase based on cash available			35,085
Firefighter Recruitment Fund (Fund 230)					
230-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		3,594	
230-0000-334-1000	State Grants	Firefighter Recruitment Grant Year 2	FR2552	112,500	
230-0000-423-1009	Non Exempt Full Time	Firefighter Recruitment Grant Year 2	FR2552		62,105
230-0000-423-1009	Non Exempt Full Time	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		1,984
230-0000-423-1019	Chief's Overtime	Firefighter Recruitment Grant Year 2	FR2552		90
230-0000-423-1019	Chief's Overtime	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		3
230-0000-423-1021	Overtime	Firefighter Recruitment Grant Year 2	FR2552		6,397
230-0000-423-1021	Overtime	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		204
230-0000-423-1022	Holiday Pay	Firefighter Recruitment Grant Year 2	FR2552		3,788
230-0000-423-1022	Holiday Pay	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		121
230-0000-423-2003	PERA - Fire	Firefighter Recruitment Grant Year 2	FR2552		25,736
230-0000-423-2003	PERA - Fire	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		822
230-0000-423-2005	FICA	Firefighter Recruitment Grant Year 2	FR2552		1,017
230-0000-423-2005	FICA	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		32
230-0000-423-2015	Worker's Compensation	Firefighter Recruitment Grant Year 2	FR2552		267
230-0000-423-2015	Worker's Compensation	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		9
230-0000-423-2020	Health Insurance	Firefighter Recruitment Grant Year 2	FR2552		10,821
230-0000-423-2020	Health Insurance	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		346
230-0000-423-2025	Life Insurance	Firefighter Recruitment Grant Year 2	FR2552		77
230-0000-423-2025	Life Insurance	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		2
230-0000-423-2030	Dental Insurance	Firefighter Recruitment Grant Year 2	FR2552		549
230-0000-423-2030	Dental Insurance	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		18
230-0000-423-2040	Retiree Healthcare	Firefighter Recruitment Grant Year 2	FR2552		1,653
230-0000-423-2040	Retiree Healthcare	Firefighter Recruitment Grant allocate prior year interest earnings	FR2552		53
Strategic Planning & Initiatives Fund (Fund 238)					
238-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		131,435	
238-0000-410-9001	Ending Fund Balance	Increase EFB based on cash available			131,435
Law Enforcement Retention (Fund 239					
239-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		36	
239-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*11,684*	
239 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*11,684*
239-0000-424-4150	Grant Programs / Prior Year Reversion	Revert FY2025 grant funds	PS2350		36
Local Government Correction Fund (240)					
240-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		196	
240-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*103,000*	
240-0000-342-5500	Local Government Correction Cost	Increase revenue based of FY25 Trend analysis		20,000	
240-0000-392-3000	Transfer from General Fund	Decrease transfer from General Fund due to increase of fund revenue		(20,000)	
240-0000-392-3000	Transfer from General Fund	Decrease transfer from General Fund due to cash balance roll forward		(196)	
240- Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*103,000*

City of Rio Rancho
Fiscal Year 2026
Changes from the Balanced Budget to the Final Budget
Special Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Law Enforcement Fund (241)					
241-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		123,341	
241-0000-334-1000	State Grant	Increase grant, it was reduced by error		7,500	
241-0000-424-3106	Technological Initiatives	Increase for actual cash available			103,114
241-0000-424-3207	Contract Services	Increase expense, reduced on recommended in error, Increase for actual cash balance: TASER 7 CONTRACT			27,727
Traffic Education and Enforcement Fund (243)					
243-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		37,992	
243-0000-351-4000	Traffic Fines	Increase revenue based of FY25 Trend analysis		5,000	
243-0000-424-7015	Vehicles and Heavy Equipment	Increase based on actual cash	PS2545		37,992
243-0000-424-9001	Ending Fund Balance	Increase EFB based on cash available			5,000
NM Gang Task Force Fund (245)					
245-0000-305-0000	Beginning Fund Balance	Increase based on actual cash balance		1	
245-0000-424-8002	Transfer to General Fund	Increase based on actual cash balance: last transfer FY2022, close fund			1
PS Miscellaneous Revenues/Donations Fund (246)					
246-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		157,344	
246-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*361,689*	
246 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*361,689*
246-0000-424-7015	Vehicles and Heavy Equipment	Increase based on actual cash	PS2630		157,344
Fire Protection Fund (250)					
250-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		102,643	
250-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*442,535*	
250- Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*442,535*
250-0000-422-5040	Apparatus Fleet Maintenance	Increase based on actual cash			56,037
250-0000-422-6020	Protective Clothing/Uniforms	Increase based on actual cash			45,000
250-0000-422-9005	Reserved - Loan	Increase reserve for debt service based on NMFA statement balance.			1,606
EMS Grant Fund (251)					
251-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		3,005	
251-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*5,925*	
251 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*5,925*
251-0000-423-5011	Conference and Training	Increase based on actual cash: Paramedic Tuition			3,005
State Grants Fund (252)					
252-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		24	
252-0000-305-0000	*Cash Reserved for Rollovers*	*Decrease for encumbrances & projects rollovers*		*(5,363)*	
252 Expenditures	*Encumbrances & Project Rollovers*	*Decrease for encumbrances & net projects rollovers detail attached*			*(5,363)*
252-0000-421.90-01	Ending Fund balance / Unreserved	Increase based on actual cash:prior year interest earnings			24
E-911 Grant Fund (255)					
255-0000-305-0000	*Cash Reserved for Rollovers*	*Decrease for encumbrances & projects rollovers*		*(15,827)*	
255 Expenditures	*Encumbrances & Project Rollovers*	*Decrease for encumbrances & net projects rollovers detail attached*			*(15,827)*
DWI Program Fund (256)					
256-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(892)	
256-0000-424-7015	Vehicles and Heavy Equipment	Increase based on actual cash: PD Vehicles DWI Unit	PS2630		279,758
256-0000-410-9001	Unreserved Fund Balance	Decrease to allocate to PD Vehicles and balance fund			(280,650)
American Rescue Plan Fund (257)					
257-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		397,205	
257-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*10,928,994*	
257 - Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*10,928,994*
257-0000-465-7037	Infrastructure Water/Wastewater	Increase based on actual cash: WWTP2 Headworks	WW2174		397,205
Federal Grants Fund (259)					
259-0000-305-0000	*Cash Reserved for Rollovers*	*Decrease for encumbrances & projects rollovers*		*(21,851)*	
259-0000-392-3500	Transfer from Other Fund	Transfer from Fund 208 for Emergency Management Vehicle		2	
259 - Expenditures	*Encumbrances & Projects Rollovers*	*Decrease for encumbrances & net projects rollovers detail attached*			*(21,851)*
259-0000-423-7015	Vehicles and Heavy Equipment	Increase for Transfer in from Fund 280 for Emergency Management Vehicl	FR2638		2
Environmental GR Tax Fund (260)					
260-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		390,586	
260-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*86,298*	
260- Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*86,298*
260-0000-511-9001	Ending Fund Balance	Increase EFB based on cash available			390,586
Higher Ed GRT Special Revenue Fund (263)					
263-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		717,823	
263-0000-305-0000	*Cash Reserved for Rollovers*	*Decrease for encumbrances & projects rollovers*		*1,113,959*	
263- Expenditures	*Encumbrances & Projects Rollovers*	*Decrease for encumbrances & projects rollovers detail attached*			*1,113,959*

City of Rio Rancho
Fiscal Year 2026
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Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
263-0000-410-9001	Ending Fund Balance	Increase EFB based on cash available			717,823
LG Abatement Opioid Fund (Fund 264)					
264-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		57,514	
264-0000-410-9001	Unreserved Fund Balance	Increase EFB based on cash available			57,514
Cannabis Fund (265)					
265-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,674	
265-0000-410-9001	Ending Fund Balance / Unreserved	Increase based on actual cash balance			1,674
Municipal Road Fund (270)					
270-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		171,658	
270-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*38,542*	
270-0000-335-5001	Municipal Gas Tax	Increase revenue based on FY25 trend analysis		10,000	
270 - Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*38,542*
270-0000-443-9001	Ending Fund Balance	Increase EFB based on cash available			181,658
Regional Emergency Communication Center Fund (280)					
280-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,107,987	
280-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*3,443*	
280 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*3,443*
280-0000-421-4040	Program Activities	To pay half of the reserves to other agencies			553,993
280-0000-421-8002	Transfer to General Fund	Clear final balances			553,994
Permanent Fund (290)					
290-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		228,004	
290-0000-465-9001	Ending Fund Balance	Increase EFB based on cash available			228,004
Infrastructure Fund (305)					
305-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		2,206,814	
305-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*20,901,145*	
305 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & net projects rollovers detail attached*			*20,901,145*
305-0000-392-3000	Transfer from General Fund	Move NSIP Phase 9 funds to 2026 GO Bond Road Projects	N/A	2,300,000	
305-0000-442-7010	Road Construction	Move NSIP Phase 9 funds to 2026 GO Bond Road Projects	PW2675		2,300,000
305-0000-442-9001	Ending Fund Balance	Increase EFB based on cash available			1,464,515
305-0000-442-9004	Reserved for Capital	Increase Reserve based on cash available			742,299
Recreation Development Fund (310)					
310-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		6,609	
310-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*57,344*	
310 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*57,344*
310-0000-452-9001	Ending Fund Balance / Unreserved	Increase based on actual cash			6,609
Computer/Software Replacement Fund (311)					
311-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		242,301	
311-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*4,678,479*	
311 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*4,678,479*
311-0000-392-3000	Transfer from General Fund	Increase for computer set up for the new approved positions		39,800	
311-0000-410-6070	Minor Furniture & Equipment	Increase for computer set up for the new approved positions, Increase based on actual cash balance: c			106,136
311-0000-410-7040	Computer Equipment and Software	Increase from cash roll forward to replace project funds previously taken for PD Toughbook's	IT2591		175,965
Equipment Replacement Fund (312)					
312-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		105,114	
312-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*2,896,417*	
312 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			2,896,417
312-0000-392-3000	Transfer from General Fund	Increase for vehicles related to the approved new positions		542,000	
312-0000-416-7015	Vehicles and Heavy Equipment	Increase for vehicles related to the approved new positions	PW2689		542,000
312-0000-416-7015	Vehicles and Heavy Equipment	Increase for actual cash balance	PW2685		105,114
City Facilities Improvement/Replacement Fund (313)					
313-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		181,554	
313-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*9,347,590*	
313 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & net projects rollovers detail attached*			*9,347,590*
313-0000-392-3000	Transfer from General Fund	SROW Amendment and Operational Annex Final Design		1,310,000	
313-0000-392-3000	Transfer from General Fund	Phase I and Phase II CoRR Police Department Office Conversion		962,862	
313-0000-416-7011	Building Improvements	SROW Amendment and Operational Annex Final Design	PW2577		1,310,000
313-0000-416-7011	Building Improvements	Phase I and Phase II CoRR Police Department Office Conversion	PS2555		962,862
313-0000-416-9001	Ending Fund Balance	Increase EFB based on cash available in fund for future projects			181,554
State Appropriation Capital Fund (315)					
315-0000-305-0000	Beginning Fund Balance	Increase based on actual cash balance		1	
315-0000-305-0000	*Cash Reserved for Rollovers*	*Decrease for encumbrances & projects rollovers*		*(2,672,387)*	
315 - Expenditures	*Encumbrances & Projects Rollovers*	*Decrease for encumbrances & net projects rollovers detail attached*			*(2,672,387)*
315-0000-416-9001	*Ending Fund Balance / Unreserved*	Increase based on actual cash balance			*1*

City of Rio Rancho
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Special Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
2016 GO Bond Construction Fund (330)					
330-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,377	
330-0000-441-7010	Road Construction	Increase expenditures based on cash available			1,377
2018 GO Bond Construction Fund (331)					
331-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		7,363	
331-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*62,554*	
331- Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*62,554*
331-0000-441.70-10	Road Construction	Increase expenditures based on cash available			7,363
2020 GO Bond Construction Fund (332)					
332-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		28,353	
332-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*190,756*	
332 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*190,756*
332-0000-441-7010	Road Construction	Increase expenditures based on cash available			28,353
2022 GO Bond Construction Fund (333)					
333-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		236,739	
333-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*2,916,092*	
333 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*2,916,092*
333-0000-441-7010	Road Construction	Increase for correct proportionate share between PS, QOL, and Rds.			164,708
333-0000-424-7015	Vehicles and Heavy Equipment	Increase for correct proportionate share between PS, QOL, and Rds.	PS2630		55,886
333-0000-450-6072	Books	Increase for correct proportionate share between PS, QOL, and Rds.			16,145
2024 GO Bond Construction Fund (334)					
334-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		526,901	
334-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*12,617,436*	
334 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*12,617,436*
334-0000-441-7010	Road Construction	Increase for correct proportionate share between PS, QOL, and Rds.	PW2508		349,072
334-0000-424-7015	Vehicles and Heavy Equipment	Increase for correct proportionate share between PS, QOL, and Rds.	PS2630		138,311
334-0000-450-7610	Park Constrution	Increase for correct proportionate share between PS, QOL, and Rds.	PR2538		39,518
2025 SSGRT Revenue Bonds					
341-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		2,489,772	
341-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*29,485,734*	
341 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*29,485,734*
341-0000-450-7011	Building Improvement	Increase for actual cash: Multi-purpose Recreational Center	PR2549		*2,489,772*
Impact Fees - Road Fund (351)					
351-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(461,995)	
351-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*877,279*	
351 - Expenditures	*Encumbrances & Projects Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*877,279*
351-0000-442-9001	Ending Fund Balance	Decrease EFB based on cash available			(461,995)
Impact Fees - Bikeways/Trails Fund (352)					
352-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		4,497	
352-0000-442-9001	Ending Fund Balance	Increase EFB based on cash available			4,497
Impact Fees - Parks Fund (353)					
353-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		196,713	
353-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*4,422*	
353 - Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*4,422*
353-0000-442-9001	Ending Fund Balance	Increase EFB based on cash available			196,713
Impact Fees - Public Safety Fund (354)					
354-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(78,610)	
354-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*345,666*	
354 - Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*345,666*
354-0000-424-9001	Ending Fund Balance	Decrease EFB based on actual cash balance			(78,610)
Impact Fees - Drainage Fund (355)					
355-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(355,447)	
355-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*272,687*	
355 - Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*272,687*
355-0000-442-9001	Ending Fund Balance	Decrease EFB based on cash available			(355,447)
SAD 6 Debt Service Fund (Fund 363)					
363-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(150,752)	
363-0000-470-9001	Ending Fund Balance	Decrease EFB based on cash available			(150,752)

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Special Funds

Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
SAD 7A Debt Service Fund (Fund 364)					
364-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(265,381)	
364-0000-363-1000	Assessments / Principal	Increase for FY2025 receivable to be received in FY2026		246,180	
364-0000-392-3000	Transfer from General Fund	Increase to balance fund		19,201	
SAD 8 Debt Service Fund (Fund 365)					
365-0000-305-0000	Beginning Fund Balance	Decrease BFB based on actual cash balance		(220,399)	
365-0000-363-1000	Assessments / Principal	Increase for FY2025 receivable to be received in FY2026		183,676	
365-0000-470-9001	Ending Fund Balance / Unreserved	Decrease to balance fund			(36,723)
HUD CDBG Fund (375)					
375-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*(2,769)*	
375 Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*(2,769)*
375-0000-331-4700	Federal Grants / HUD Grant Proceeds	Increase for FY26 grant	FS2691	493,138	
375-0000-445-1005	Exempt Full Time	Increase for FY26 grant	FS2691		17,330
375-0000-445-2001	PERA - General	Increase for FY26 grant	FS2691		3,770
375-0000-445-2005	FICA	Increase for FY26 grant	FS2691		245
375-0000-445-2015	Workers' Compensation	Increase for FY26 grant	FS2691		10
375-0000-445-2020	Health Insurance	Increase for FY26 grant	FS2691		3,545
375-0000-445-2025	Life Insurance	Increase for FY26 grant	FS2691		25
375-0000-445-2030	Dental Insurance	Increase for FY26 grant	FS2691		185
375-0000-445-2040	Retiree Health Care	Increase for FY26 grant	FS2691		355
375-0000-445-4040	Program Activities	Increase for FY26 grant	FS2691		24,535
375-0000-445-4101	Grant Programs	Increase for FY26 grant	FS2691		73,971
375-0000-445-4117	Emergency Home Repairs	Increase for FY26 grant	FS2691		169,167
375-0000-445-7010	Road Construction	Increase for FY26 grant	FS2691		200,000
Crime Victims Assistance Fund (376)					
376-0000-305-0000	*Cash Reserved for Rollovers*	*Decrease for encumbrances & projects rollovers*		*(20,936)*	
376 - Expenditures	*Encumbrances & Project Rollovers*	*Decrease for encumbrances & projects rollovers detail attached*			*(20,936)*
GO Bond 2016 Debt Service Fund (401)					
401-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,077,565	
401-0000-470-8001	Transfer to Other Fund	Increase to zero out EFB based on cash available			1,077,565
GO Bond 2018 Debt Service Fund (402)					
402-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		(508,463)	
402-0000-392-3500	Transfer from Other Fund	Increase to zero out EFB based on cash available		508,463	
GO Bond 2020 Debt Service Fund (403)					
403-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,540,891	
403-0000-470-8001	Transfer to Other Fund	Increase to transfer balance to other bonds for bond payments			1,540,891
GO Bond 2022 Debt Service Fund (404)					
404-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		5,512,849	
404-0000-470-8001	Transfer to Other Fund	Increase to transfer balance to other bonds for bond payments			4,248,193
404-0000-470-9001	Ending Fund Balance / Unreserved	Increase to balance fund			1,264,656
GO Bond 2024 Debt Service Fund (405)					
405-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		(6,358,186)	
405-0000-392-3500	Transfer from Other Fund	Increase to zero out EFB based on cash available		6,358,186	
Gross Receipts Tax Debt Fund (424)					
424-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		23,762	
424-0000-470-9001	Ending Fund Balance	Increase EFB based on cash available			23,762
NMFA Governmental Debt Service Fund (429)					
429-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		411,911	
429-0000-392-3000	Transfer From General Fund	Reduce transfer based on cash in Fund 429 paying agent fee is in Fiduciary and should not be in Fund		(1,605)	
429-0000-470-3040	Paying Agent Fee	Reduce transfer based on cash in Fund 429 paying agent fee is in Fiduciary and should not be in Fund			(1,605)
429-0000-470-9005	Reserve - Bond/Loan	Increase Reserve based on actual cash balance			411,911
2025 SSGRT Rev Bond D/S					
430-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,002	
430-0000-392-3000	Transfer From General Fund	Increase per bond closing documents		1,687,351	
430-0000-470-6525	Bond Principal	Increase per bond closing documents			85,000
430-0000-470-6530	Bond Interest	Increase per bond closing documents			1,603,350
430-0000-470-9001	Transfer From General Fund	Increase EFB based on actual cash balance		-	3

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Fund/Line Item	Line Item Description	Change Description	Project Number	Increase (Decrease) Revenue	Increase (Decrease) Expenditure
Interfacility Transport Fund (Fund 620)					
620-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash		1	
620-0000-423-8002	Transfer to General Fund	Increase based on actual cash; transfer in order to close fund			1
LEDA Reimbursements Fund (720)					
720-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		311,731	
720-0000-305-0000	*Cash Reserved for Rollovers*	*Increase for encumbrances & projects rollovers*		*2,450,000*	
720- Expenditures	*Encumbrances & Project Rollovers*	*Increase for encumbrances & projects rollovers detail attached*			*2,450,000*
720-0000-434-9001	Ending Fund Balance	Increase EFB based on cash available			311,731
Health Insurance Fund (750)					
750-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		1,051,816	
750-0000-392-3000	Transfer from General Fund	Decrease transfer from General fund		(600,000)	
750-0000-410-9006	Ending Fund Balance	Increase EFB based on cash available and reduced transfer from General Fund			451,816
Dental Insurance Fund (751)					
751-0000-305-0000	Beginning Fund Balance	Increase BFB based on actual cash balance		4,507	
751-0000-410-9007	Ending Fund Balance	Increase EFB based on cash available			4,507
				125,472,071	125,472,071

CITY OF RIO RANCHO
GOVERNMENTAL FUNDS BUDGET SUMMARY
FOR THE PERIOD 7/1/2025 To 6/30/2026

	FUND NUMBER AND TITLE	BEG FUND BALANCE	REVENUES	OPERATING TRANSFERS	EXPENDITURE	ENDING FUND BALANCE
101	General Fund	43,048,046	120,096,336	(32,602,830)	101,038,878	29,502,674
201	Donation Revenue	22,474	5,000		27,474	-
202	Spay/Neuter	781		(781)	-	-
204	Donations ACO/Police	15,032	3,500	781	13,306	6,007
206	Recreation Activities	384,479	216,510		396,761	204,228
207	KRRB Grant	413			-	413
208	Community Response Program	2		(2)	-	-
212	Workers Compensation Fund	4,418,566	271,724		750,000	3,940,290
213	Rio Metro Fund	(8,775)	128,401		114,900	4,726
216	Senior Center Programs II	25,671	9,300		11,800	23,171
220	Library Fund	1	1,852,598		1,852,598	1
223	Local Econ Devel Act Fund	2,502,507	110,000		423,979	2,188,528
225	Convention Visitors Bureau	231,730	517,065		502,858	245,937
226	Rio Vision Cable Fund	25,951	42,000	38,549	106,500	-
227	SAD Operations	30,494	25,042		55,536	-
230	Firefighter Recruitment	3,594	112,500		116,094	-
236	LERF 21220	-	281,250		281,250	-
238	Strategic Planning/Initiatives Fund	5,313,177	110,000	4,000,000	-	9,423,177
239	Law Enforcement Retention	36			36	-
240	Local Government Correction Fund	5,196	353,000	181,804	540,000	-
241	Law Enforcement	123,341	312,500		435,841	-
243	Traffic Education	108,279	65,000		133,227	40,052
245	NM Gang Task Force	1		(1)		-
246	PS Misc. Revenue / Donations Func	407,344	330,000		437,344	300,000
250	Fire Protection	102,643	1,023,206		1,124,243	1,606
251	EMS	3,005	100,000		103,005	-
252	State Grants	24			-	24
256	DWI Program Fund	264,758	15,000		279,758	-
257	American Rescue Plan	397,205	-		397,205	-
259	Federal Grants	-	-	2	2	-
260	Environmental Gross Receipts	758,246	108,000		93,098	773,148
263	Higher Education GRT	11,858,420	6,322,530		2,128,043	16,052,907
264	LG Abatement Opioid Fund	3,366,863	120,000		-	3,486,863
265	Cannabis Fund	5,427	305,000		9,000	301,427
270	Municipal Road	671,658	581,000		847,930	404,728
280	Regional Emergency Communicatic	1,107,987		(553,994)	553,993	-
290	Permanent Fund	14,296,947	850,000		20,000	15,126,947
305	Infrastructure Fund	3,521,814	-	14,292,500	15,607,500	2,206,814
310	Recreation Development Fund	6,609	-	84,577	84,577	6,609
311	Computer/Software Replacement	576,597	120,000	95,544	792,141	-
312	Equipment Replacement	105,114	-	1,730,000	1,835,114	-
313	City Facility Improvement/Replace	281,554	205,800	6,264,562	6,570,362	181,554
315	State Appropiations Capital	1			-	1
330	2016 GO Bond Construction	1,377			1,377	-
331	2018 GO Bond Construction	7,363			7,363	-
332	2020 GO Bond Construction	28,353			28,353	-
333	2022 GO Bond Construction	236,739			236,739	-
334	2024 GO Bond Construction	526,901			526,901	-

CITY OF RIO RANCHO
GOVERNMENTAL FUNDS BUDGET SUMMARY
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	FUND NUMBER AND TITLE	BEG FUND BALANCE	REVENUES	OPERATING TRANSFERS	EXPENDITURE	ENDING FUND BALANCE
341	2025 SSGRT Revenue Bond	2,489,772			2,489,772	-
351	Impact Fees - Roads	3,796,603	1,007,504		1,998,633	2,805,474
352	Impact Fees - Bikeways/Trails	160,673	38,636		1,009	198,300
353	Impact Fees - Parks	4,151,845	676,944		2,039,363	2,789,426
354	Impact Fees - Public Safety	1,428,485	538,331		193,750	1,773,066
355	Impact Fees - Drainage	3,351,045	542,632		13,879	3,879,798
363	SAD 6 Debt Service Fund	2,552,758	109,200		-	2,661,958
364	SAD 7A Debt Service Fund	1,266,619	274,680	511,613	2,052,912	-
365	SAD 8 Debt Service Fund	131,593	199,676		264,475	66,794
375	HUD-CDBG	-	493,138		493,138	-
401	G.O. Bonds Debt Service 2016	1,830,015	-	(1,077,565)	752,450	-
402	G.O. Bonds Debt Service 2018	2,348,026	-	508,463	2,856,489	-
403	G.O. Bonds Debt Service 2020	3,021,619	1,153,496	(1,540,891)	1,319,650	1,314,574
404	G.O. Bonds Debt Service 2022	6,742,742	953,788	(4,248,193)	1,091,175	2,357,162
405	G.O. Bonds Debt Service 2024	222,837	5,812,716	6,358,186	6,650,000	5,743,739
424	GRT Debt	23,762			-	23,762
429	NMFA Gov Debt Service	411,911	-	1,114,214	1,114,214	411,911
430	2025 SSGRT Rev Bond	1,002	-	2,457,351	2,458,350	3
620	Interfacility Transportation	1		(1)		-
720	LEDA Reimbursements	311,731			-	311,731
750	Health Self Insurance Fund	4,189,628	10,993,313		11,504,372	3,678,569
751	Dental Self Insurance Fund	1,049,218	511,595		484,000	1,076,813
	TOTAL	**$ 134,265,830**	**$ 157,897,911**	**$ (2,386,112)**	**$ 176,262,717**	**$ 113,514,912**

CITY OF RIO RANCHO
RESOLUTION

RESOLUTION NO. 82 **ENACTMENT NO. 25-079**

RESOLUTION ADOPTING THE FISCAL YEAR 2026 FINAL BUDGET

WHEREAS: the Governing Body of the City of Rio Rancho, State of New Mexico, has developed a budget for the Fiscal Year 2026; and

WHEREAS: the budget was developed based on need and in cooperation with all departments and elected officials; and

WHEREAS: the Governing Body adopted the Balanced Budget on May 22, 2025, by Resolution No. 56, Enactment No. 25-055; and

WHEREAS: the official meetings for the review of the budget documents were duly advertised in compliance with the State Open Meetings Act; and

WHEREAS: the Governing Body finds that the proposed budget meets the City's requirements as currently determined for the Fiscal Year 2026.

THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF RIO RANCHO:

The Governing Body does hereby adopt the Fiscal Year 2026 budget described herein, including all amendments thereto, and respectfully requests budget approval from the Local Government Division of the Department of Finance and Administration.

ADOPTED THIS 24TH DAY OF JULY, 2025.

Greggory D. Hull, Mayor

ATTEST:

Noel Davis, City Clerk
(SEAL)