

December 30, 2005

Kim Wood
WFI
6001 San Francisco NE
Albuquerque, New Mexico 87109

SUBJECT: Approval of Project #1000390 - Request for an Administrative Approval for a Concealed Telecommunications Tower at 6510 Paradise Blvd NW ("Ventana Ranch")

Dear Ms. Wood,

We are pleased to inform you that your request for administrative approval has been approved. The reasons for such approval are listed below.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

1. The application is for a Concealed Wireless Telecommunications Facility is required to be "architecturally integrated with existing buildings, structures, and landscaping, including height, color, style, massing, placement, design and shape" (§14-16-3-17 A.12.a.1.). *The proposed 40-foot high Concealed light pole is appropriate for the site given the use of the subject site. The massing, design and shape are integrated with the existing area since there are other elements such as commercial buildings near the proposed facility.*
2. The concealed wireless telecommunications facility is also required to "be located in areas where the existing topography, vegetation, buildings, or other structures provide the greatest amount of screening." (§14-16-3-17 A.12.a.4.) *This surrounding area contains other vertical elements in the general area that would provide screening of the wireless facility. The site is adjacent to commercial buildings as demonstrated on the height analysis of the area and the photo simulations.*
3. The applicant has demonstrated that there are no other existing telecommunications towers or other facilities available to provide a collocation opportunity, as required in the Zoning Code. (§14-16-3-17 A.5.) *The immediate area contains vertical structures located near the proposed facility; however, they cannot accommodate the applicant's needs as expressed in the letter dated October 24, 2005.*

ONE STOP SHOP
CITY OF ALBUQUERQUE PLANNING DEPARTMENT
Development & Building Services

PAID RECEIPT

APPLICANT NAME New Cingular Wireless
AGENT WFI
ADDRESS 6001 SAN FRANCISCO NE
PROJECT & APP # 1000390 / 5AA - 01653
PROJECT NAME ~~PARA~~ VENTANA RANCH SITE A093-A

\$ _____ 441032/3424000 Conflict Management Fee
\$ _____ 441006/4983000 DRB Actions
\$ 45.⁰⁰ 441006/4971000 EPC/AA/LUCC Actions & All Appeals
\$ _____ 441018/4971000 Public Notification
\$ _____ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
() Major/Minor Subdivision () Site Development Plan () Bldg Permit
() Letter of Map Revision () Conditional Letter of Map Revision
() Traffic Impact Study
\$ 45.⁰⁰ TOTAL AMOUNT DUE

***NOTE: If a subsequent submittal is required, bring a copy of this paid receipt with you to avoid an additional charge.

Security enhanced document. See back for details.

WIRELESS FACILITIES, INC.
CINGULAR NEW MEXICO
ZONING & PERMIT ACCOUNT
4810 EASTGATE MALL
SAN DIEGO, CA 92121

1042

DATE 10-24-05 90-3752/1211 942

PAY TO THE ORDER OF CITY OF ALBUQUERQUE \$ 90⁰⁰

NINETY & 00/100 DOLLARS

Comerica
Comerica Bank
www.comerica.com

FOR A093-A005 ZONING

[Signature]

⑆001042⑆ 1:121137522⑆ 1892946763⑆



2398 E Camelback Rd, Phoenix, AZ 85016

TO: New Mexico Jurisdictions (Federal, State, County, and City)
CC: File

FROM: Beth Davison, New Cingular Wireless PCS, LLC

SUBJECT: Agent Authorization Letter for the State of New Mexico

I, Beth Davison of New Cingular Wireless, hereby authorize Wireless Facilities, Inc. to proceed with zoning, planning and construction services for the below named sites in my New Mexico market as agent for New Cingular Wireless.

A054 -- U of NM	N312 -- Frost Rd
A055 -- UNM Stadium	N316 -- Golden
A057 -- 4 th & Paseo	N401 -- Zia Pueblo
A091 -- Rainbow	N529 -- Mesita
A092 -- Northern	N607 -- Nogal Canyon
A093 -- Ventana Ranch	ABQ005 -- Wyoming & Manual
A097 -- N Rio Rancho	
A098 -- Paradise	
S218 -- Avenida	
S219 -- Rancho	
S222 -- Rodeo	
S223 -- Trampas	
S224 -- Loma Norte	
S230 -- Pojoaque	
S233 -- Los Alamos 1	
S234 -- Los Alamos 2	
S235 -- Bayo	
S236 -- Pojoaque North	
S280 -- Cochiti	
N304 -- El Oso	
N305 -- Calvary	
N307 -- Cedar Crest	

A handwritten signature in black ink that reads "Beth Davison".

Beth Davison, Real Estate Manager
602-224-2973

A handwritten date in black ink that reads "7/13/05".

Date

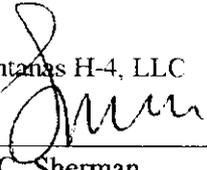
LAS VENTANAS H-4, LLC

TO: City of Albuquerque Zoning and Planning Department
FROM: Las Ventanas H-4, LLC
SUBJECT: Agent Authorization Letter for the Ventana Square Wireless Telecom Site

I, Stuart C. Sherman, Manager of Las Ventanas H-4, LLC, a New Mexico Limited Liability Company, the owner of the subject property, hereby authorize Wireless Facilities, Inc. to proceed with zoning and planning for the below named wireless telecommunications site in City of Albuquerque, Bernalillo County, New Mexico as agent for Cingular Wireless.

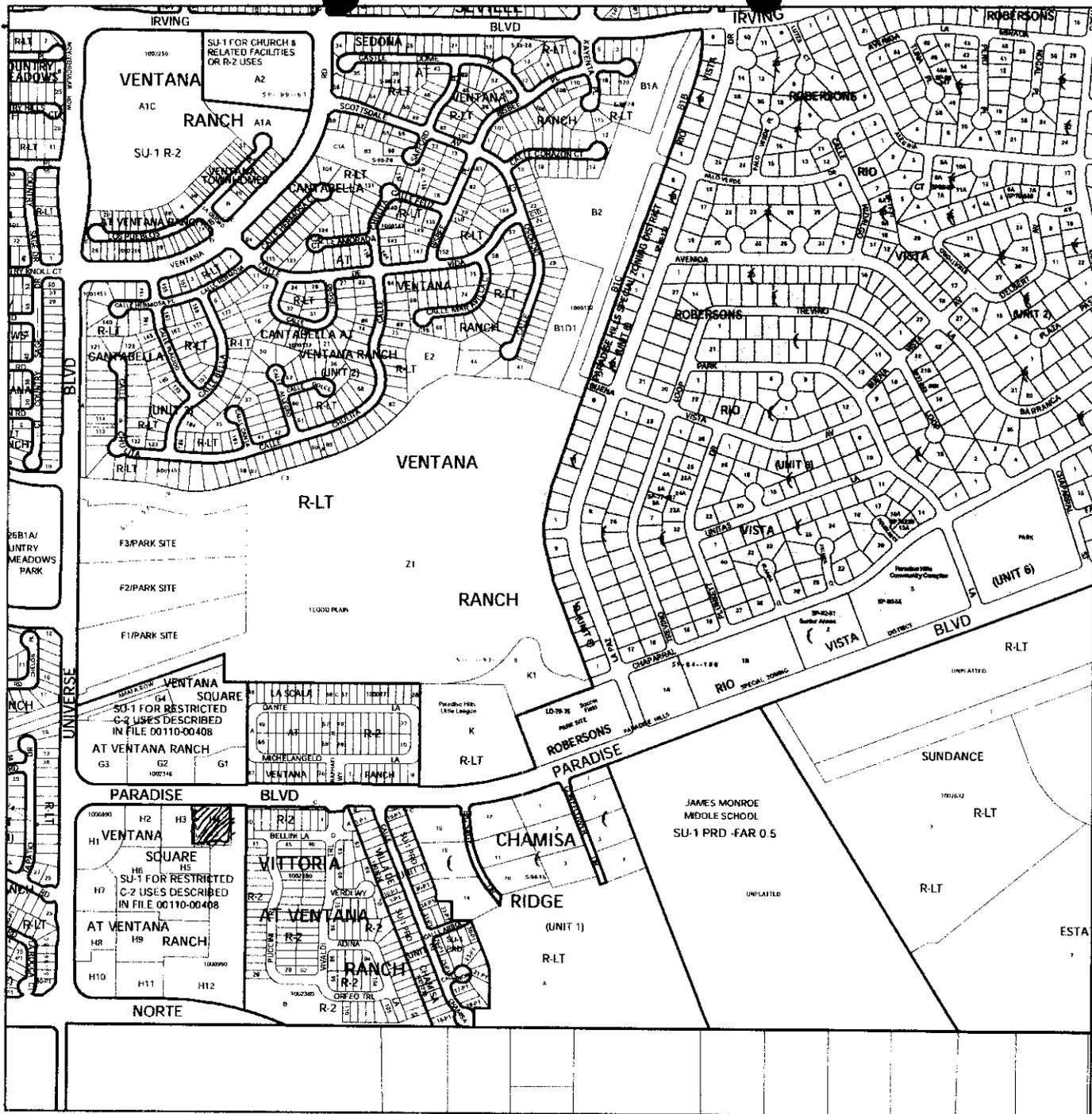
A093 Ventana Square @ Ventana Ranch
Address: 6510 Paradise Blvd. NW, Albuquerque, N.M. 87114
Legal Description:
UPC # 10100657610730606

Las Ventanas H-4, LLC

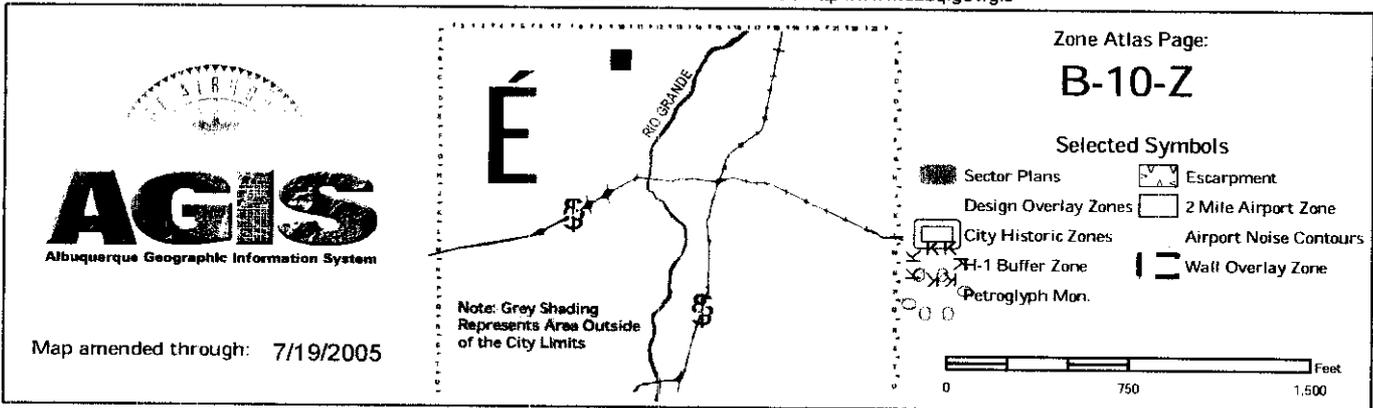
By: 
Stuart C. Sherman

Title: Manager

Date: October 21, 2005



For more current information and more details visit: <http://www.cabq.gov/gis>

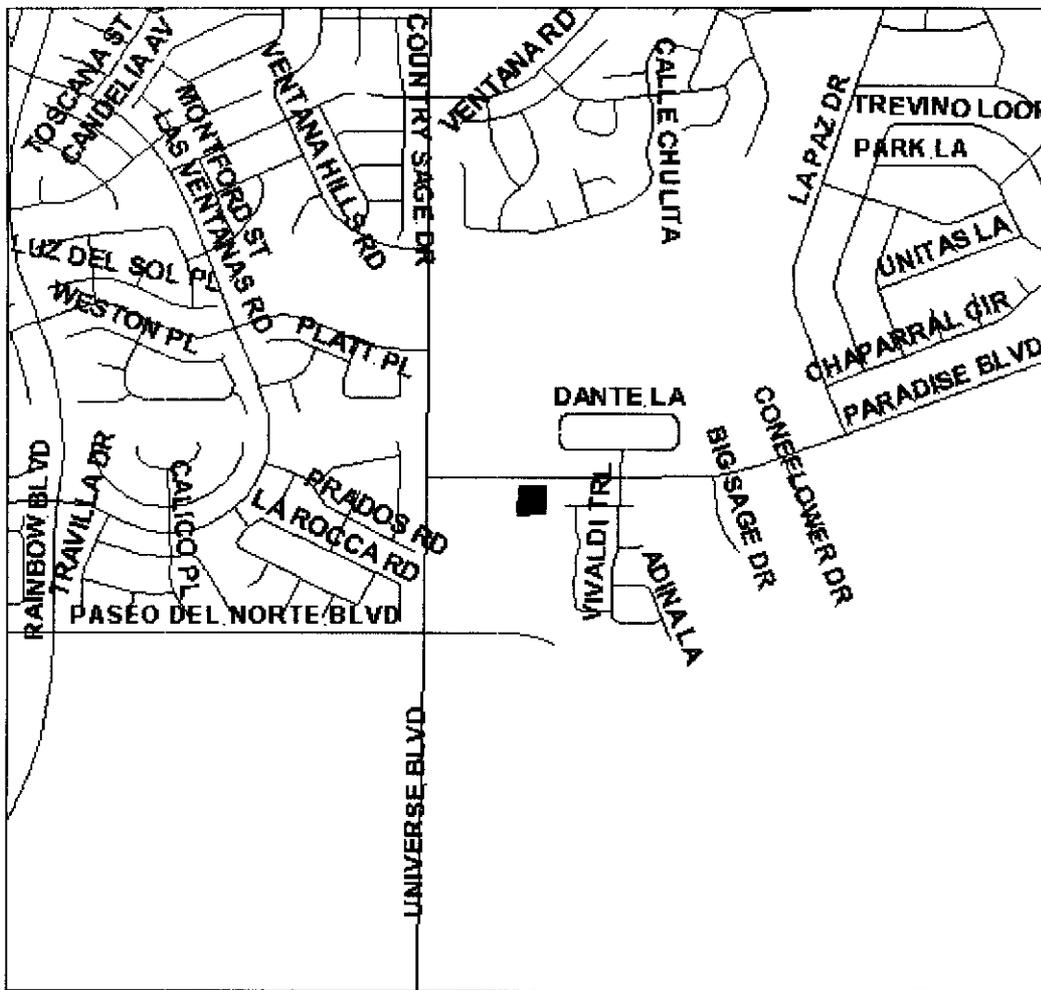


ACTIVATE BUTTONS BY 'CLICKING' ON THE MAP

🔍 Zoom In 🗺 Id Address 🏠 Pan 🔍 Zoom Out

LAYER LEGEND

- STREET NAMES
- PARKS
- CITY LIMITS
- ZONE MAP GRID
- NBR BOUNDARY
- COMMUNITY PLAN
- WATER LINES
- SEWER LINES
- STORM DRAINS
- ZONING
- LOT NUMBERS
- ZIP CODES
- COUNCIL DISTRICT
- FLOOD ZONES (dis)
- PARCELS
- CONTROL STATION
- SENATE DIST.
- REPRESENTATIVE I
- COUNTY COMMISSI
- PARCEL ADDRESS
- PUBLIC FACILITIES
- LAND USE
- 1960 CITY LIMITS
- LANDFILLS/BUFFE
- CRP LOCATIONS



ReDraw Screen

SHOW LOCATION M

SHOW 1999 AERIAI

Selected Address: 6510 PARADISE BLVD NW

Zoning: SU-1 FOR RESTRICTED C-2 USES DESCRIBED IN FILE 00110-00408 Lot/Block/Subd: H4 ,
 0000 , VENTANA SQUARE AT VENTANA RANCH
 Council District/Name: FIVE , CADIGAN County Commission: 4 Rep District/Sen District: 29 , 23
 Nbr Assoc: PARADISE HILLS CIVIC R/VENTANA RANCH R
 Voter Pct: 85
 High Sch District: CIBOLA Mid Sch District: MONROE Elem Sch District: SIERRA VISTA
 ZoneMap Page: B10 Jurisdiction: CITY
 Police Beat: 118/WESTSIDE
 Flood Zone: ZONE X
 Comm Plan Area: WEST SIDE
 UPC #: 101006507610730606
 Owner Name: LAS VENTANAS LTD PARTNERSHIP
 Owner Street Adress: 10 TRAMWAY LP
 Owner City/State/Zip: ALBUQUERQUE / NM / 87122 NM
 Note: Accuracy for Owner info cannot be guaranteed correct.
 Please check with the Bernalillo County Assessor for official data.

SEARCH FOR OTHER SERVICES AROUND THIS ADDRESS



October 24, 2005

To: Juanita Garcia
City of Albuquerque Zoning and Planning Commission

RE: Proposed Stealth Cingular Wireless facility @ Ventana Square
6510 Paradise Blvd. NW

Wireless Facilities Inc., an agent for Cingular Wireless, would like to respectfully submit an application to place a stealth 40' wireless telecommunications facility at 6510 Paradise Blvd NW in the Ventana Square Shopping Center located just east of Universe and on the south side of Paradise Blvd. This location is zoned SU-1 for restricted C-2 uses described in file 00110-00408.

This Cingular facility will offer personal communications services to the northwest side of Albuquerque which will include portions of Paradise Hills and Ventana Ranch where the coverage may be poor or no service at all. This would then, in turn, offer emergency services to those people that have Cingular service in this area as they would now have wireless phone coverage for 911 calls and the like.

This facility is being proposed as a dual use; both a light pole and Cingular antennas which will not be seen by the public eye, these antennas will be enclosed inside of the light pole. The light pole will be painted to match the existing surrounding area light poles in this shopping center. The lights that will be used will be down facing solar lights so as not to bother the neighbors in this area. There are not any residences that align with this property in this area at this time.

Cingular will offer this pole as a collocation to other carriers which will be a shared use. Cingular Wireless intends to offer this pole as a collocation to any other wireless carrier that might be interested. Cingular will have three dual pole antennas inside the upper level of the pole.

The nearest existing tower to this location is located at the corner of Paradise Hills Blvd. and Lyons which is over 1000' from this location. This Paradise Hills location will not work for Cingular Wireless for the coverage objective for it's customers in Ventana Ranch. The Paradise Hills tower is full and Paradise Hills zoning board will not allow the height of this tower to be extended. I spoke to Eric Johnson of the Paradise Hills zoning and planning board.

Setbacks: This is a concealed wireless telecommunications facility. This site does meet all of the required setbacks even though it should not be required as it is a concealed facility. The facility is 50' from the right of way and this site does not have any residential structures surrounding it at this time.

Lighting and signage: As required by the FCC, Cingular will be required to add a small sign to the site gate identifying the site and a warning about radioactive materials. The only lighting at this site will be from the light pole itself and these will be down facing shoe box lights so as to not have lights shining into any residential structures should they be built adjacent to the site. FAA does not require this structure to be lighted if it is less than 200' and this proposed site is at 40'.

Telecommunications Equipment Building or Cabinet: All equipment will be placed in a prefabricated airtight shelter with security systems in place to protect the safety of the equipment.

Abandonment: If for some reason Cingular terminates their lease at this wireless telecom site, cingular will remove all of its equipment and tower and restore to its original condition.

Collocation: Cingular Wireless is open to collocation with other carriers and this will be allowed at this location.

Interference: Cingular Wireless will cure any interference it causes with any existing carriers at this site.

Health Issues: As per the wireless telecommunications act of 1996, health issues cannot be considered as a reason for denial of a wireless telecommunication facility. Cingular Wireless will stay within the required NIER Level as regulated by the FCC.

View Corridors: The proposed wireless telecommunications site is not near or in any view corridor as stated in the City of Albuquerque Wireless Telecom Ordinance.

Historic Overlay Zones: The proposed WTF is in a newly developed area of the West Side of Albuquerque in Ventana Ranch, no known Historic Overlay zones have been earmarked in this area as per the State Historic Preservation Office when the NEPA report was prepared.

Inventory: Cingular and A T & T merged, therefore the City of Albuquerque should have on hand an inventory of all of these sites.

Zone Map: Zone Map has been attached with the proposed site marked.

Collocation Evidence: The closest WTF to this location is in Paradise Hills at the corner of Paradise Blvd and Lyons. Paradise Hills zoning and planning board have stated they will not allow this pole to be extended and this tower is at its maximum capacity. A photo is attached for your review. Eric Johnson on the Paradise Hills zoning and planning board was contacted in reference to this consideration.

Neighborhood Associations: A request to the City of Albuquerque Office of Neighborhood Coordination is attached along with the receipts from the certified mail that has been sent out to these neighborhood associations.

Architecturally Integrated: The proposed site is a light pole, and will be painted to match the existing bldgs and existing light poles.

View Corridors: The proposed site is not located in a view corridor. Since it is near some empty property and not near any buildings over story in height, we have lowered the height from 65' to 40' so as not to disturb any views or night sky ordinances.

Existing Vertical Structures and Height Analysis: The closest WTF to this location is in Paradise Hills at the corner of Paradise Blvd and Lyons. Paradise Hills zoning and planning board have stated they will not allow this pole to be extended and this tower is at its maximum capacity. A photo is attached for your review. Eric Johnson on the Paradise Hills zoning and planning board was contacted in reference to this consideration. There are not any other commercial buildings within 500' of the proposed site that more than 1 story in height. There are some residential homes in the area that happen to be 2 story homes. To the rear (south) of the property, it is vacant at this time.

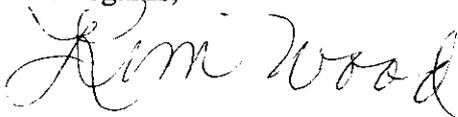
Location: This location is near the back of the property off of the main road and matches the existing light poles so as to make this site visually appealing and minimize the adverse effects of a WTF.

Property Values: Property Values should not be affected by the placement of this wireless telecommunication facility. It is located near Ventana Ranch where a number of families in the area utilize wireless telecommunications.

Landscaping: There is existing landscaping at this property. The location of the proposed site does not offer much room to do any landscaping; therefore we would like to be exempt from this at this time.

Please feel free to call or email if you have any questions. We look forward to an approval and moving forward with building this site.

Warm regards,



Kim Wood

Nearest Tower

The nearest existing tower to this tower is in Paradise Hills at the corner of Paradise Hills and Lyons. This tower is owned by Crown Castle and is full. This tower will not hold any additional carriers. Paradise Hills Zoning will not allow us to replace this tower with a higher tower. I spoke to Eric Johnson at Paradise Hills zoning board in reference to this tower.

Thanks,



Kim Wood
Site Development
WFI representing Cingular Wireless
6001 San Francisco NE
Albuquerque, NM 87109
(505) 250-8237 mobile
(505) 828-3514 fax

NOTICE TO APPLICANTS

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

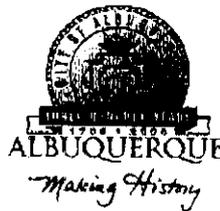
Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT**. Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
 - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
 - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendment describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.").
 - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
5. The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood associations may contact someone with questions or comments.

(Below this line for ONC use only)

Date of Inquiry: 10-21-05 Time Entered: 2:40 pm ONC Rep. Initials: DC



City of Albuquerque

October 21, 2005

Kim Wood
WSI for Cingular Wireless
6001 San Francisco NE
Phone: 250-8237 Fax: 828-3514

Dear Kim:

Thank you for your inquiry of **October 21, 2005** requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at **TRACT H-4 OF THE PLAT OF TRACTS H-1 THROUGH H-11, VENTANA SQUARE AT VENTANA RANCH (REPLAT OF TRACT H-11) VENTANA RANCH ALBUQ. NM, LOCATED ON 6510 PARADISE BOULEVARD NW, BETWEEN LYONS AND UNIVERSE zone map B-10.**

PARADISE HILLS CIVIC ASSOC. (PHC) "R"

*Larry Weaver ✓
6001 Unitas Ct. NW/87114 898-8640 (h) 846-1511 (w)
Tom Anderson ✓
10013 Plunkett Dr. NW/87114 897-2593 (h)

VENTANA RANCH N.A. (VTR) "R"

*Laura Horton ✓
7224 Cascada Rd. NW/87114 898-8103 (h)
Bruce Nyberg ✓
6824 Brushfield Rd. NW/87114 890-6559 (h)

See reverse side for additional Neighborhood Association Information: YES { } NO {X}

Please note that according to O-92 you are required to notify each of these contact persons by **certified mail, return receipt requested, before the Planning Department will accept your application filing. IMPORTANT! Failure of adequate notification may result in your Application Hearing being deferred for 30 days.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

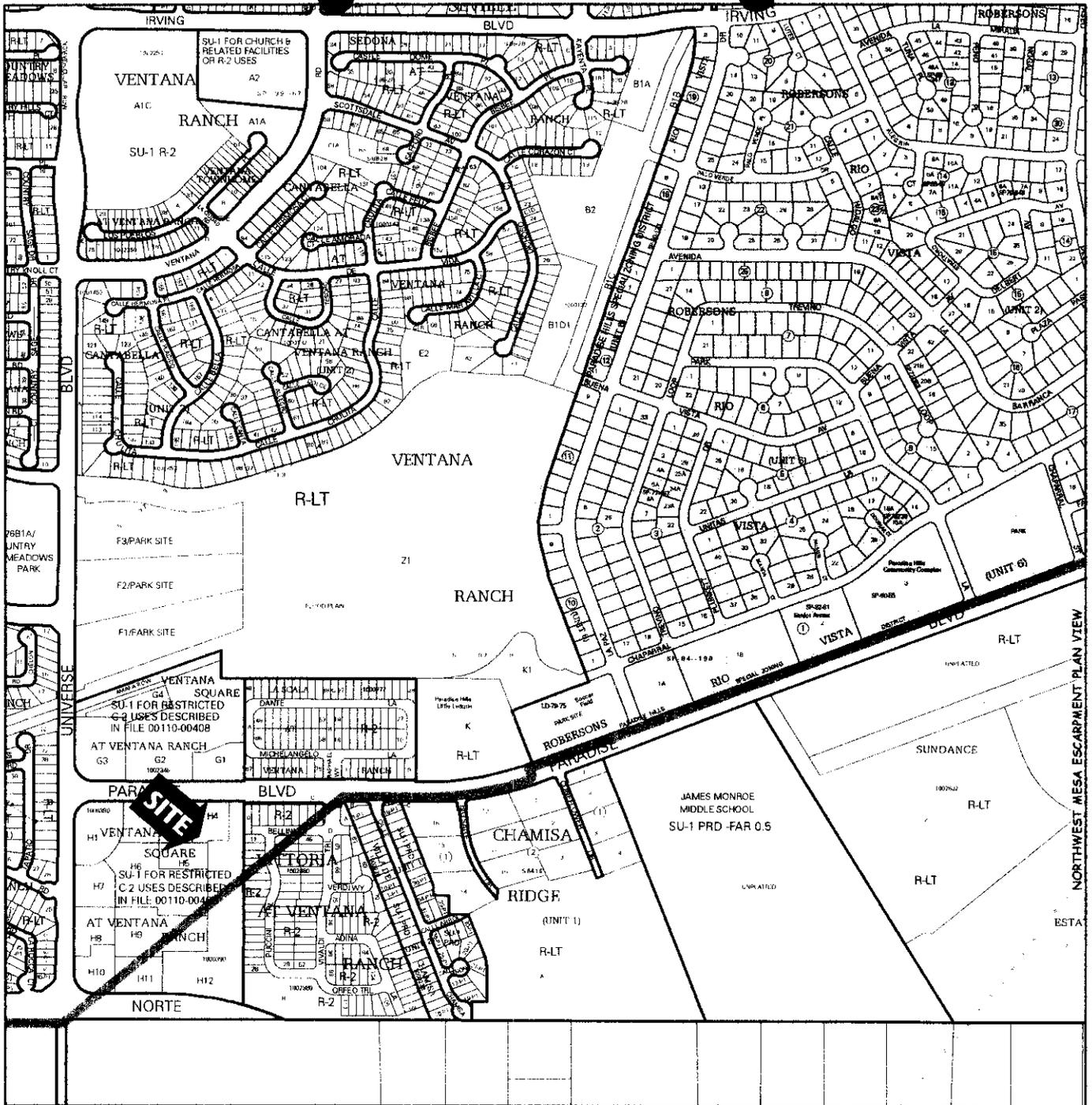
Sincerely,

Dalaina Caroma

OFFICE OF NEIGHBORHOOD COORDINATION
Planning Department

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

LETTERS MUST BE SENT TO BOTH CONTACTS OF EACH NEIGHBORHOOD ASSOCIATION.



For more current information and more details visit: <http://www.cabq.gov/gis>

Map amended through: 8/1/2005

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
B-10-Z

Selected Symbols

SECTOR PLANS	Escarpment
Design Overlay Zones	2 Mile Airport Zone
City Historic Zones	Airport Noise Contours
H-1 Buffer Zone	Wall Overlay Zone
Petroglyph Mon.	

0 750 1,500 Feet

TES
Towner Engineering Services, Inc.

December 8, 2005

WFI- Cingular Project
6001 San Francisco NE
Albuquerque, New Mexico 87109
Attention: Ms. Kim Wood

Dear Ms. Wood:

This is to certify that Towner Engineering Services has conducted a Vertical Height Study of the area surrounding the proposed Cingular site A093 Ventana Ranch located at 6510 Paradise Blvd. in Albuquerque, New Mexico. The study was performed using a Nikon DTM 332 Total Station survey instrument on 12/6/05.

To the west of the site is one structures:
Blake's with a ground elevation of 5424' and a height of 16'

To the east of the site two structures are present:
Mini Storage with a ground elevation of 5422' and a height of 10'
Residences with a ground elevation of 5420' and a height of 20'

To the south of the site are no structures.
Ground elevation is 5423

To the north of the site is a strip mall.
Strip Mall with a ground elevation of 5421' and a height of 16'

If you have any questions please contact TES at (505) 828-1930.

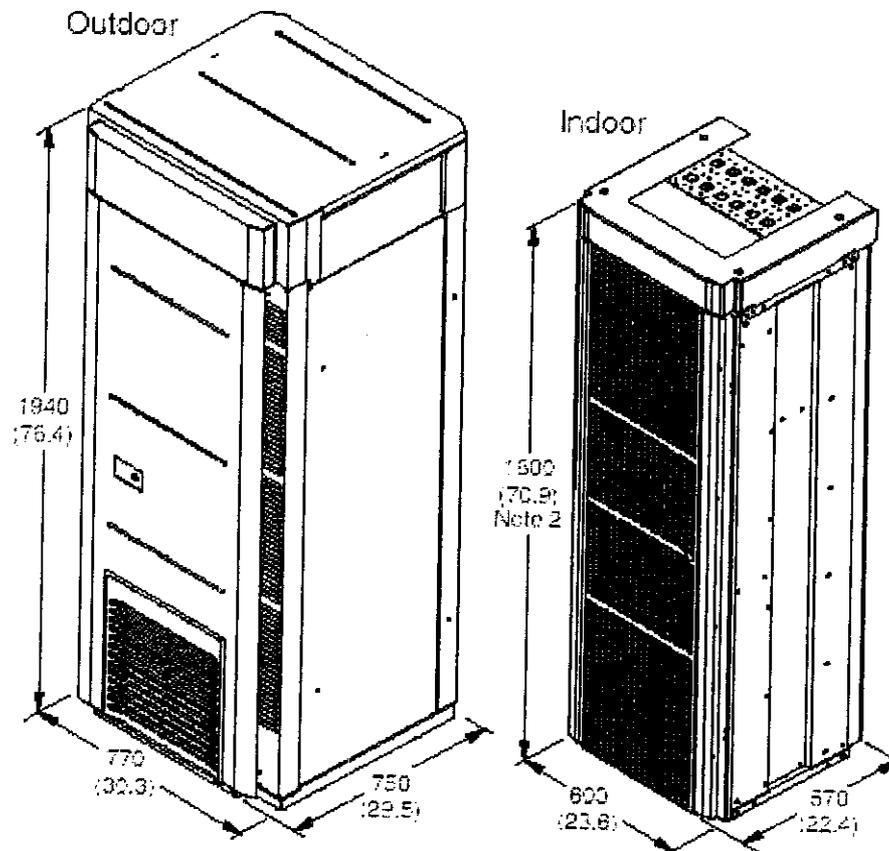
Regards,





1. INTRODUCTION

This document describes requirements for ULTRASITE BTS site. It also gives specifications to help implementation and BTS site planning.



NOTE: Dimensions in mm (inches), include feet (not shown)

Figure 1. UltraSite Outdoor and Indoor Cabinets

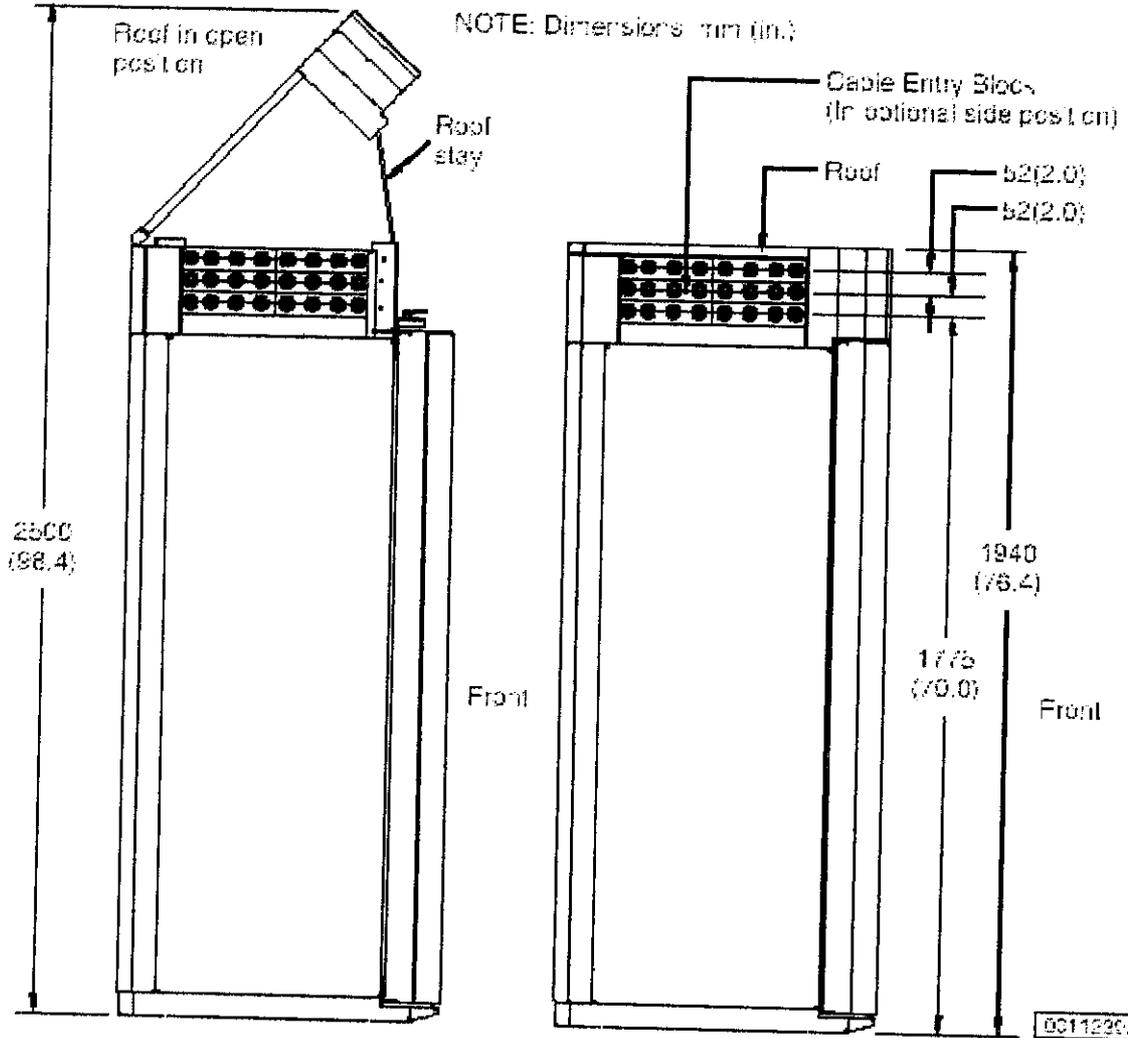


Figure 3. Top Clearance Recommendations For Outside Cabinets

2.6 Physical properties of UltraSite EDGE BTS

2.6.1 Dimensions and weight

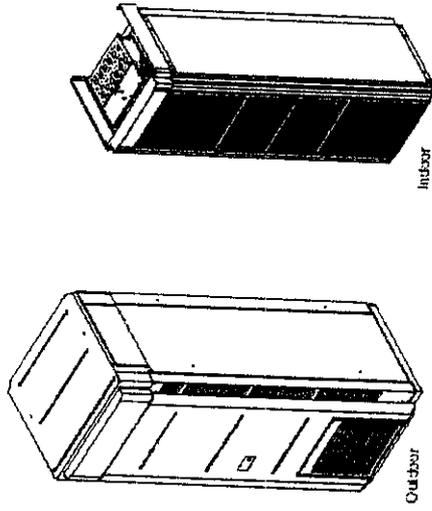


Figure 39. Nokia UltraSite EDGE BTS Indoor and Outdoor cabinets

Table 39. Dimensions and weights

Parameter	Outdoor	Indoor
Height	1950 mm 78.4 in.	1000 mm 70.9 in.
Depth	750 mm 29.5 in.	820 mm ¹ 24.4 in.

Table 39. Dimensions and weights (cont.)

Parameter	Outdoor	Indoor
Width	775 mm 30.5 in.	600 mm 23.6 in.
Minimum cabinet weight (with antenna)	350 kg 770 lb	281 kg 620 lb
Minimum cabinet weight (without antenna)	150 kg 330 lb	59 kg 130 lb

¹ Includes 52 mm (2.05 inch) behind the cabinet for the spacer part, which is required for cabinet cooling.

2.7 Electrical properties of UltraSite EDGE BTS

For information on limits power specifications and operating ranges and power consumption, refer to the appropriate power requirements.

- Power requirements for 4G UltraSite EDGE BTS
- Power requirements for 4G+ UltraSite EDGE BTS
- Power requirements for 4G+ UltraSite EDGE BTS

2.8 Acoustic sound parameters of UltraSite EDGE BTS

The following table provides the maximum acoustic noise emissions for Indoor and Outdoor cabinets.

Acoustic noise	Indoor Cabinet	Outdoor Cabinet
-55 °C/122 °F	89 dB(A)	87 dB(A)
-40 °C/104 °F	85 dB(A)	84 dB(A)
-30 °C/08 °F	82 dB(A)	81 dB(A)
-20 °C/08 °F	55 dB(A)	55 dB(A)

CITY OF ALBUQUERQUE



November 10, 2005

Kim Wood
WFI
6001 San Francisco NE
Albuquerque, New Mexico 87109

Re: Project # 1000390
"Ventana Ranch" – 6510 Paradise Blvd NW

The proposed Concealed Wireless Telecommunications Facility (CWTF) has been reviewed. Please allow for the following corrections to occur prior to further City review:

1. Provide five new drawings that demonstrate the revised design/notations as requested.
2. A notation **is required on the submittal** indicating that the site will comply with the Abandonment provision of Section 14-16-3-17.
3. A notation **is required on the submittal** indicating that the proposed light fixture will comply with Section 14-16-3-9, Area Lighting Regulations of the Comprehensive City Zoning Code.
4. Provide evidence that adjacent property owners have been notified of this request. Provide a copy of the letter that was sent.
5. Provide a zone map identifying the surrounding land uses.
6. A supplemental letter is required with the application to determine if the facility meets all of the requirements of Section 14-16-3-17(A)(12), Concealed Wireless Telecommunication Facility.
7. Height analysis was not performed for the subject request.
8. Provide information that the submitted meets the collocation evidence as provided in Section 14-16-3-17(A)(5).
9. A notarized statement is required that describes the facilities' capacity which declares the number and type of antennas that can be accommodated.
10. Provide more information regarding the height of the cabinet.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

Please call me at 924-3349 to make arrangements to correct these issues. Thank you.

Sincerely,

Juanita Garcia, CZO
Planner

Advance Planning Division

Wireless Telecommunications Review Checklist for Concealed Facilities

1000390

(A) Basic Requirements:

(1) Setbacks:

Comments: _____

(2) Lighting and Signage: No Note provided on the submitted

(3) Telecommunications Equipment Building or Cabinet: proposed height of cabinet shelter has not been provided

(4) Abandonment: No Note on submitted

(5) Collocation: No letter provided to demonstrate compliance with section 14-16-3-17(A)(5)

(6) Interference: provided on letter

(7) Health Issues: note provided on letter

(8) View Corridors: Not ~~within~~ a view corridor within a

(9) Historic Overlay Zones: Not within a HOZ

(10) Application Requirements:

First applicant shall include an inventory of all the said providers existing wireless telecommunications facilities or approved sites for facilities that are either within the city or within 1,000 feet of the border thereof.

The zone map specific to the application from the City's zone atlas, showing land uses and zoning designations, including those outside the city limits

Collocation evidence as described in Section 14-16-3-17(A)(5)

1. Be architecturally integrated with existing buildings, structures, and landscaping including height, color, style, massing, placement, design and shape
2. Be located to avoid a dominant silhouette of a wireless telecommunications facility on escarpments and mesas, and to preserve view corridors
3. Be located on existing vertical infrastructure, such as utility poles and public utility structures, including transmission and sub-transmission line structures, if possible.
4. Be located in areas where the existing topography, vegetation, buildings, or other structures provide the greatest amount of screening.
5. Be located to minimize adverse effects they may have on residential property values.
6. Not be a readily visible wireless telecommunications facility.
7. Not be subject to the landscaping and screening requirements of 14-16-3-17(A)(14)

(13) Height analysis demonstrating the heights of structures within the immediate area (typically within 500' of the proposed facility)

Comments: _____

CHARLES A. SEIBERT III

ATTORNEY-AT-LAW

320 GOLD AVE. SW, SUITE 1400

ALBUQUERQUE, NEW MEXICO 87102

e-mail: cseibert@flash.net

TELEPHONE: (505) 243-2987

FAX: (505) 247-3699

December 28, 2005

Hand Delivered

Juanita Garcia

City of Albuquerque Zoning Dept.

Plaza del Sol Bldg., 3rd Floor

Albuquerque, NM 87102

Re: Notification Documents Regarding Proposed Cingular Wireless Stealth Tower and Facility in Ventana Square Shopping Center

Dear Ms. Garcia:

I represent Las Ventanas H-4, LLC, owner of Tract H-4 in Ventana Square. I understand from Kim Wood at WFI that you are reviewing the proposal by Cingular Wireless to locate a stealth tower and associated wireless facility on my client's property. I have been asked to provide you copies of my client's correspondence with various neighbors on this proposal. Therefore, enclosed for your review are the following letters, approvals and related documents:

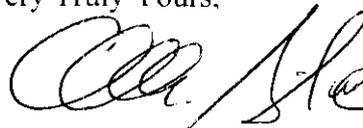
1. Letter dated December 23, 2005, from Ventana Ranch Neighborhood Association, approving the proposed facility.
2. Memo from Las Ventanas H-3, LLC, owner of Tract H-3 in Ventana Square, approving the proposed facility.
3. Memo from Diamond Tail Realty LLC, owner of Tracts H-5, H-6, H-7, H-8, H-9, H-10 and H-11, Ventana Square, approving the proposed facility.
4. Letter from my client, Las Ventanas H-4, LLC, to the owners of the other properties in the Ventana Square shopping center, forwarding copies of plans for the proposed facility and requesting their approval.
5. Approval of Construction Plans, signed by the owners of other properties in Ventana Square: Las Ventanas H-1, LLC; Las Ventanas H-3, LLC; Las Ventanas H-4, LLC; Diamond Tail Realty, LLC; Grady Rentals, LLC (Owner of Tracts G-1-A, G-2-A, G-2-B, G-2-C and G-4-A; and Walgreen Co. (long-term lessee of Tract G-3).
6. Unanimous Written Consent of Board of Directors of Ventana Square Owners' Association, Inc., approving the proposed facility.

Ms. Juanita Garcia
December 28, 2005
Page 2

7. Letter dated December 23, 2005 to Ventana Ranch Self-Storage, LLC, Owner of Tract H-12, confirming prior notices of the proposal.

My client and Cingular have fully executed the lease for this wireless facility. Please let me know if you would like a copy of that lease, or if there is anything else we can provide you to help you in the approval process.

Very Truly Yours,

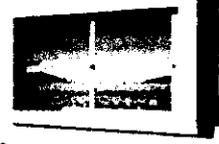
A handwritten signature in black ink, appearing to read 'Charles A. Seibert III', written in a cursive style.

Charles A. Seibert III

Encl.
cc: Stu Sherman
Kim Wood



*Ventana Ranch
Neighborhood Association*



A Nonprofit Corporation
7224 Cascada Rd NW, Albuquerque, NM 87114

City of Albuquerque
Department of Planning and Zoning

RE: Stealth Wireless Facility at 6510 Paradise Blvd. NW

December 23rd, 2005

Greetings,

The Ventana Ranch Neighborhood Association board of directors voted to approve the request. The VRNA recognizes the lack of adequate cell coverage in the area and encourages the development of stealth towers to help alleviate the inadequate coverage. This is a quality of life and safety issue of the utmost importance.

Laura Horton
President
Ventana Ranch Neighborhood Association
505-898-8103

**LAS VENTANAS H-4, LLC
2201 SAN PEDRO BLVD. NE
BLDG. 2, SUITE 224
ALBUQUERQUE, NM 87110**

November 29, 2005

Thomas D. Growney
Diamond Tail Realty, LLC
P. O. Box 6157
Albuquerque, NM 87197-6157

Ron Rule
Sleeping Indian, LLC
3205 Richmond Drive NE
Albuquerque, NM 87107

Don Grady
Grady Rentals, LLC
P. O. Box 30801
Albuquerque, NM

Walgreens
Attention: Real Estate Law Department (R. Lidskin)
Mail Stop No. 1420
104 Wilmot Road
Deerfield, Illinois 60015

CAP XXX-Universe/Paradise, LLC
Attn: Jim Peterson
2325 San Pedro, NE
Albuquerque, NM 87110

Re: Request for Approval of Cingular Wireless Antenna Facility on Tract H-4

Ladies and Gentlemen:

Las Ventanas H-4, LLC ("Owner"), as owner of Tract H-4 (the "Tract") in Ventana Square Shopping Center (the "Shopping Center"), proposes to lease a portion of the Tract to Cingular Wireless for use as a cellular telephone antenna site ("Antenna Facility"). This proposal requires the approval of Ventana Square Owners' Association, Inc. (the "Association") under various provisions of the Declaration of Easements with Covenants and Restrictions Affecting Land for Ventana Square at Ventana Ranch, as amended (the "Declaration"). Because the Fourth Amendment and proposed new Declarations for the Shopping Center have not yet been approved by Walgreen's, we are

Owners and Directors, Ventana Square
November 29, 2005
Page 2

proceeding under the original Declaration as amended by the First, Second and Third Amendments.

By this letter, we are requesting the Association's approval of the following:

1. The proposed new use of a portion of the Tract for the Antenna Facility. Cell towers are not specifically mentioned in the Declaration -- the Declaration permits uses typical in Albuquerque shopping centers, with certain prohibitions that don't apply here. Since the current City-approved Site Plan doesn't include the cell facility, we are requesting Association approval before seeking City Site Plan amendment, as required by the Declaration.
2. The construction of a second "building" (the Antenna Facility) on the Tract.
3. Conversion of approximately 650 square feet of the Tract's parking lot from Common Area to Building Area or Building Envelope. Please note that the Tract will remain in compliance with City parking area ratio requirements.
4. The building plans and signage for the Antenna Facility. The Declaration requires new structures to be architecturally and aesthetically compatible and harmonious with all other buildings in the Shopping Center, and requires Association approval of the exterior elevations (including, without limitation, signs and color). The architectural harmony requirement is meant for buildings, and can't strictly be applied to a cellular antenna, but the Antenna Facility has been designed to be aesthetically agreeable and compatible to the extent possible.
5. The height of the Antenna Facility. The Declaration limits the height of buildings to "single story with mezzanine permitted," but also refers to the City-approved Site Plan for more detail. Again, this restriction is meant for ordinary buildings, not cell towers, and we will be requesting City approval for the Antenna Facility. We are requesting that the height of the Antenna Facility be approved by the Association as an exception to the height restriction applicable to other types of buildings.

Section 4 (a) of the Declaration requires that before construction of the Antenna Facility can commence, sufficient information shall be sent to the Association to enable the Association to make a reasonable determination as to the architectural and aesthetic compatibility of the proposed structure with all other buildings in the Shopping Center ("Construction Plans"). Therefore, we enclose copies of exterior elevations (including signs and color), and our proposed Site Plan amendment for your review and approval.

The Declaration requires that the Association must approve or disapprove the Construction Plans within thirty (30) days after receipt thereof, and, if the Association disapproves the Construction Plans, it is required to provide a written explanation in

Owners and Directors, Ventana Square
November 29, 2005
Page 3

reasonable detail of its reasons for disapproval. If the Association fails to provide written notice of rejection or disapproval, with the required explanation, to Owner within the thirty (30) day period, under the Declaration the Association is deemed to have approved them, and Owner is permitted to proceed with obtaining governmental approvals.

We and our affiliates, Las Ventanas H-1, LLC, and Las Ventanas H-3, LLC, are ready to execute counterparts of the Owner approval. The undersigned, as one of the three directors of the Association, will execute the Director approval as well. We are hand-carrying or sending copies of this letter and its enclosures simultaneously to each other Director and Owner / Member of the Association. After a review of the Declaration and Bylaws by our attorney, it is our understanding that these approvals should come from the Board of Directors and the individual Owners. We ask that you approve the proposal by signing the enclosed Approval of Construction Plans (each Owner), and the enclosed Unanimous Consent (Board members only). We appreciate your cooperation.

Sincerely,


Stu Sherman

APPROVAL OF CONSTRUCTION PLANS

THE UNDERSIGNED hereby acknowledges receipt of the letter dated November 29, 2005 from Las Ventanas H-4, LLC and the enclosed copies of exterior elevations (including signs and color), and proposed Site Plan amendment (together the "Construction Plans"), regarding the proposed Cingular Wireless cellular antenna tower and equipment (the "Antenna Facility") on Tract H-4, Ventana Square at Ventana Ranch.

The undersigned further hereby approves the Construction Plans, the proposed amendment of the City of Albuquerque Site Plan for Ventana Square, and the design, signage, dimensions, placement, construction, reconstruction and operation of the Antenna Facility as proposed in the Construction Plans, for all purposes under the Declaration of Easements with Covenants and Restrictions Affecting Land for Ventana Square at Ventana Ranch, as amended (the "Declaration"). This Consent shall be binding on the undersigned and its successors and assigns, and is irrevocable. The owners and holders of any other interest in the Antenna Facility and Tract H-4 may rely on this Approval as a waiver of any right to require the removal or alteration of the Antenna Facility or to prohibit or restrict its use, because of any future amendment of the Declaration or otherwise.

This Approval may be executed in multiple counterparts, each of which shall be deemed an original, and the separate signature pages may be assembled in one counterpart to create one fully-signed original document.

[Signature pages follow]

Signature Page to

APPROVAL OF CONSTRUCTION PLANS
(Cingular Wireless Antenna, Tract H-4)

OWNER OF TRACT(S) H-3

LAS VENTANAS H-3, LLC,
A New Mexico limited liability company

(For use by an Entity Owner)

By: [Signature]
Its: Manager

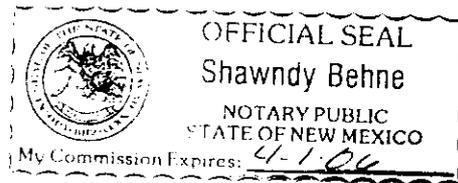
ACKNOWLEDGEMENT

STATE OF New Mexico) (Entity Acknowledgement)
COUNTY OF Bernalillo)

This instrument was acknowledged before me on December 12, 2005,
by Stuart Sherman, Manager of LAS VENTANAS H-3,
LLC, a New Mexico limited liability company.

MY COMMISSION EXPIRES:
4-1-06

[Signature]
NOTARY PUBLIC



Signature Page to

APPROVAL OF CONSTRUCTION PLANS
(Cingular Wireless Antenna, Tract H-4)

OWNER OF TRACT(S) H-4

LAS VENTANAS H-4, LLC,
A New Mexico limited liability company

(For use by an Entity Owner)

By: [Signature]
Its: Manager

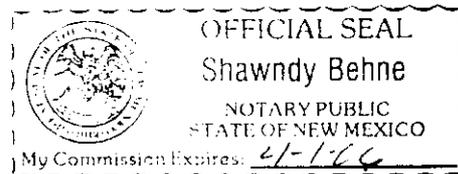
ACKNOWLEDGEMENT

STATE OF New Mexico) (Entity Acknowledgement)
COUNTY OF Bernalillo)

This instrument was acknowledged before me on December 12, 2005,
by Stuart Sherman, Manager of LAS VENTANAS H-4,
LLC, a New Mexico limited liability company.

MY COMMISSION EXPIRES:
4-1-06

[Signature]
NOTARY PUBLIC



Signature Page to

APPROVAL OF CONSTRUCTION PLANS
(Cingular Wireless Antenna, Tract H-4)

OWNER OF TRACT(S) H-5, H-6, H-7, H-8, H-9, H-10 and H-11

DIAMOND TAIL REALTY, LLC

A New Mexico limited liability company

(For use by an Entity Owner)

By: _____

Its: _____

MEMBER

ACKNOWLEDGEMENT

STATE OF New Mexico)

(Entity Acknowledgement)

COUNTY OF Bernalillo)

This instrument was acknowledged before me on November 30, 2005,
by Sharon D. Manly, member of DIAMOND TAIL
REALTY, LLC, a New Mexico limited liability company.

MY COMMISSION EXPIRES:

October 18, 2008

Sharon D. Manly
NOTARY PUBLIC

Signature Page to

APPROVAL OF CONSTRUCTION PLANS
(Cingular Wireless Antenna, Tract H-4)

OWNER OF TRACT(S) G-1-A, G-2-A, G-2-B, G-2-C & C-4-A

GRADY RENTALS, LLC.

a New Mexico limited liability company

(For use by an Entity Owner)

By:

Don W. Grady
As: Manager

ACKNOWLEDGEMENT

STATE OF New Mexico)

(Entity Acknowledgement)

COUNTY OF Bernalillo)

This instrument was acknowledged before me on December 5, 2005,
by Don W. Grady, Manager of GRADY RENTALS, LLC,
a New Mexico limited liability company.

MY COMMISSION EXPIRES:

August 21, 2008

Cynthia S. Sample
NOTARY PUBLIC



OFFICIAL SEAL
CYNTHIA S. SAMPLE
NOTARY PUBLIC - STATE OF NEW MEXICO

My commission expires: August 21, 2008

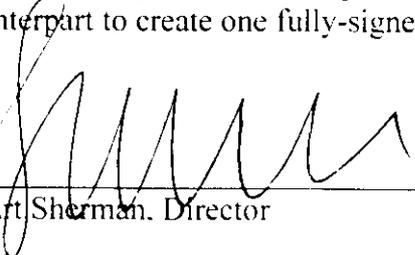
**UNANIMOUS WRITTEN CONSENT OF BOARD OF DIRECTORS OF
VENTANA SQUARE OWNERS' ASSOCIATION, INC.**

The undersigned, Stuart Sherman, Thomas D. Growney and Don Grady, being all of the Directors of Ventana Square Owners' Association, Inc., a New Mexico nonprofit corporation (the "Association"), hereby unanimously approve and adopt the following as the Resolutions of the Board of Directors of the Association:

RESOLVED, that the letter dated November 29, 2005 from Stuart Sherman on behalf of Las Ventanas H-4, LLC, and the exterior elevations (including signs and color), and the proposed Site Plan amendment (together the "Construction Plans"), regarding the proposed Cingular Wireless cellular antenna tower and equipment (the "Antenna Facility") on Tract H-4, Ventana Square at Ventana Ranch, which were enclosed with that letter, have been received and reviewed by the undersigned.

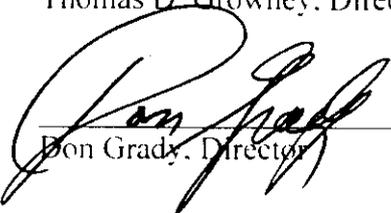
RESOLVED FURTHER, that this Board hereby approves the Construction Plans, the proposed amendment of the City of Albuquerque Site Plan for Ventana Square, and the design, signage, dimensions, placement, construction, reconstruction and operation of the Antenna Facility as proposed in the Construction Plans, for all purposes under the Declaration of Easements with Covenants and Restrictions Affecting Land for Ventana Square at Ventana Ranch, as amended (the "Declaration"). This approval is irrevocable.

This Approval may be executed in multiple counterparts, each of which shall be deemed an original, and the separate signature pages may be assembled in one counterpart to create one fully-signed original document.



Stuart Sherman, Director

Thomas D. Growney, Director



Don Grady, Director

**UNANIMOUS WRITTEN CONSENT OF BOARD OF DIRECTORS OF
VENTANA SQUARE OWNERS' ASSOCIATION, INC.**

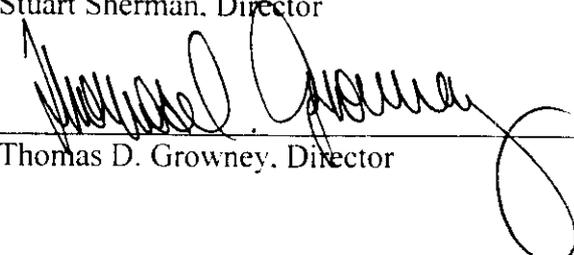
The undersigned, Stuart Sherman, Thomas D. Growney and Don Grady, being all of the Directors of Ventana Square Owners' Association, Inc., a New Mexico nonprofit corporation (the "Association"), hereby unanimously approve and adopt the following as the Resolutions of the Board of Directors of the Association:

RESOLVED, that the letter dated November 29, 2005 from Stuart Sherman on behalf of Las Ventanas H-4, LLC, and the exterior elevations (including signs and color), and the proposed Site Plan amendment (together the "Construction Plans"), regarding the proposed Cingular Wireless cellular antenna tower and equipment (the "Antenna Facility") on Tract H-4, Ventana Square at Ventana Ranch, which were enclosed with that letter, have been received and reviewed by the undersigned.

RESOLVED FURTHER, that this Board hereby approves the Construction Plans, the proposed amendment of the City of Albuquerque Site Plan for Ventana Square, and the design, signage, dimensions, placement, construction, reconstruction and operation of the Antenna Facility as proposed in the Construction Plans, for all purposes under the Declaration of Easements with Covenants and Restrictions Affecting Land for Ventana Square at Ventana Ranch, as amended (the "Declaration"). This approval is irrevocable.

This Approval may be executed in multiple counterparts, each of which shall be deemed an original, and the separate signature pages may be assembled in one counterpart to create one fully-signed original document.

Stuart Sherman, Director



Thomas D. Growney, Director

Don Grady, Director

Ventana Square
Neighborhood
Notification
Receipts

7005 1A20 0005 2115 1921

OFFICIAL USE		
Postage	\$ 0.60	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	Postmark Here
Restricted Delivery Fee (Endorsement Required)		Clerk: KGNFG6
Total Postage & Fees	\$ 4.65	10/24/05
Sent To: <i>Laura Taylor</i>		
Street, Apt. No. or PO Box No. <i>7224 Ventura Blvd</i>		
City, State, ZIP <i>Los Angeles CA 90048</i>		

7005 1A20 0005 2115 1921

OFFICIAL USE		
Postage	\$ 0.60	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	Postmark Here
Restricted Delivery Fee (Endorsement Required)		Clerk: KGNFG6
Total Postage & Fees	\$ 4.65	10/24/05
Sent To: <i>Larry Weaver</i>		
Street, Apt. No. or PO Box No. <i>6001 Ventura Blvd</i>		
City, State, ZIP <i>Los Angeles CA 90048</i>		

7005 1A20 0005 2115 1914

OFFICIAL USE		
Postage	\$ 0.60	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	Postmark Here
Restricted Delivery Fee (Endorsement Required)		Clerk: KGNFG6
Total Postage & Fees	\$ 4.65	10/24/05
Sent To: <i>Bruce Nyberg</i>		
Street, Apt. No. or PO Box No. <i>6824 Brentwood Blvd</i>		
City, State, ZIP <i>Los Angeles CA 90048</i>		

7005 1A20 0005 2115 1914

OFFICIAL USE		
Postage	\$ 0.60	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	Postmark Here
Restricted Delivery Fee (Endorsement Required)		Clerk: KGNFG6
Total Postage & Fees	\$ 4.65	10/24/05
Sent To: <i>Ann Anderson</i>		
Street, Apt. No. or PO Box No. <i>10013 Humboldt Blvd</i>		
City, State, ZIP <i>Los Angeles CA 90048</i>		

1000390

TRANSMITTAL COVER SHEET



X cingular
raising the bar

<i>To:</i> COA, Planning and Zoning	<i>From:</i> Kim Wood Site Development
<i>Attention:</i> Juanita Garcia	<i>Date:</i> 12/14/2005
<i>Office Location:</i> 600 2nd NW ABQ, NM 87102	<i>Office Location:</i> 6001 San Francisco NE Albuquerque, NM 87109 <i>Fax #</i> (505) 828-3514
	<i>Phone number:</i> (505) 250-8237

PLEASE SEE ATTACHED REVISIONS TO THE ORIGINAL PACKAGE THAT WAS SUBMITTED AS PER YOUR LETTER OF NOVEMBER 10, 2005.

1000396

THANKS!

Kim Wood



TO: City of Albuquerque
CC: File

FROM: Kim Wood, agent for New Cingular Wireless PCS, LLC
through Wireless Facilities, Inc.

SUBJECT: Number of Antennas Accomodated at Ventana Ranch proposed light pole

I, Kim Wood of Wireless Facilities, Inc. representing Cingular Wireless as their agent certify that the proposed light pole for Ventana Ranch site will accommodate one carrier with three dual pole antennas per carrier. This light pole will be able to be extended to add additional carriers.

Kim J. Wood 12/15/05
Kim Wood, Site Development & Real Estate Manager Date
Wireless Facilities, Inc. NMBL 02822258)
(505) 250-8237

INDIVIDUAL ACKNOWLEDGMENT

STATE OF New Mexico)
) ss:
COUNTY OF Bernalillo)

BE IT REMEMBERED, that on this 15 day of December 2005 before me, the subscriber, a person authorized to take oaths in the State of New Mexico, personally appeared Kim Wood who, being duly sworn on his/her/their oath, deposed and made proof to my satisfaction that he/she/they is/are the person(s) named in the within instrument; and I, having first made known to him/her/them the contents thereof, he/she/they did acknowledge that he/she/they signed, sealed and delivered the same as his/her/their voluntary act and deed for the purposes therein contained.



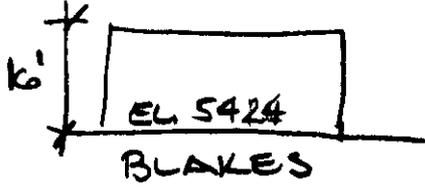
OFFICIAL SEAL
ORLANDO M. SEGURA
NOTARY PUBLIC-STATE OF NEW MEXICO
My commission expires 12/28/08

Orlando M. Segura
Notary Public: Orlando Segura
My Commission Expires: 12/28/08

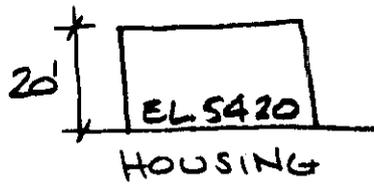


A093 - VENTANA RANCH
6510 PARADISE BLYD

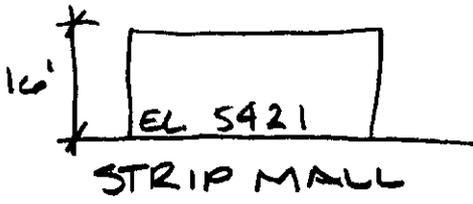
WEST



EAST



NORTH



SOUTH

EMPTY LOT
EL. 5423

A set of site development plans which, in addition to other requirements in this Zoning Code:

Includes a scaled site development plan clearly indicating the location, type, color and height of any proposed WTF, on site land uses and zoning, adjacent land uses and zoning (including when adjacent roadways, proposed means of access, setbacks from property lines, elevation drawings of any WTF, topography, parking and other information deemed necessary by the Planning Department's assess compliance with this section;

Describes the facilities capacity, including a notarized statement from the applicant which declares the number and type(s) of antenna(s) that it can accommodate other users

Includes an Engineer's stamp and registration number

Includes the separation distance between any tower and other telecommunications facilities and the owner of those facilities; and

Includes any other information as requested by the Planning Department needed to evaluate the request;

Letter of intent committing the wireless telecommunication facility owner and their successors to allowing shared use of the facility if an additional user agrees in writing to meet reasonable terms and conditions of shared use.

Evidence that recognized neighborhood associations, as defined in the Neighborhood Recognition Ordinance, have been notified in writing, except that the distance from the wireless telecommunication facility of neighborhood associations entitled to notice shall be increased to a ¼ mile radius from the wireless telecommunications facility.

- adjacent property owners

(11) Wireless Telecommunications Facility on Mounted Public Utility Structures

(12) Concealed Wireless Telecommunications Facility

(a) A concealed wireless telecommunications facility shall:

Justification letter required



mainframe@coa1mp3.ca
bq.gov

12/27/2005 10:53 AM

To
cc
bcc
Subject

1 R E C O R D S W I T H L A B E L S

PAGE

1

01010065 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE
0101006507610730606 LEGAL: TR H -4 P LAT OF TRACTS H-1 THRU H-11 VENTANA
SQUARE LAND USE:

PROPERTY ADDR: 00000 PARADISE
OWNER NAME: LAS VENTANAS H-4 LLC
OWNER ADDR: 02201 SAN PEDRO

applicant

DR NE

ALBUQUERQUE NM
0101006508807030601
VEN LAND USE:

87110 LEGAL: TRAC T H- 12 BULK LAND PLAT OF TRACTS H-A & H-12

PROPERTY ADDR: 00000 PARADISE
OWNER NAME: VENTANA RANCH SELF STORAGE LLC
OWNER ADDR: 04220 THE STRAND

MANHATTAN BECA
0101006505810730607
SQUARE LAND USE:

90266 LEGAL: TR H -3 P LAT OF TRACTS H-1 THRU H-11 VENTANA

PROPERTY ADDR: 00000
OWNER NAME: LAS VENTANAS H-3 LLC
OWNER ADDR: 02201 SAN PEDRO

applicant

DR NE

ALBUQUERQUE NM
0101006504010730608
SQUARE LAND USE:

87110 LEGAL: TR H -2 P LAT OF TRACTS H-1 THRU H-11 VENTANA

PROPERTY ADDR: 00000 PARADISE
OWNER NAME: SLEEPING INDIAN INVESTMENTS LL ✓
OWNER ADDR: 02675 TRADER PO BOX 1469

RD

WILSON WY
0101006506208830605
SQUARE LAND USE:

83014 LEGAL: TR H -5 P LAT OF TRACTS H-1 THRU H-11 VENTANA

PROPERTY ADDR: 00000
OWNER NAME: DIAMOND TAIL REALTY LLC
OWNER ADDR: 02301 CANDELARIA

RD NE

ALBUQUERQUE NM
0101006504807330604
SQUARE LAND USE:

87107 LEGAL: TR H -6 P LAT OF TRACTS H-1 THRU H-11 VENTANA

PROPERTY ADDR: 00000
OWNER NAME: DIAMOND TAIL REALTY LLC
OWNER ADDR: 02301 CANDELARIA

RD NW

ALBUQUERQUE NM
0101006501814630703
SQUARE LAND USE:

87107 LEGAL: TR G -3 P LAT OF TRACTS G-1 THRU G-4 VENTANA

PROPERTY ADDR: 00000 PARADISE
OWNER NAME: GRIFFITH FAMILY PROPERTIES LLC
OWNER ADDR: 00104 WILMOT

RD

DEERFIELD IL
0101006506115430702
SQUARE LAND USE:

60015 LEGAL: TR G -2 P LAT OF TRACTS G-1 THRU G-4 VENTANA

PROPERTY ADDR: 00000
OWNER NAME: GRADY RENTALS LLC
OWNER ADDR: PO BOX 30801

ALBUQUERQUE NM

87190

PAGE 2

0101006508313730701
SQUARE LAND USE:

LEGAL: TR G -1 P LAT OF TRACTS G-1 THRU G-4 VENTANA

PROPERTY ADDR: 00000

OWNER NAME: GRADY RENTALS LLC

OWNER ADDR: PO BOX 30801

ALBUQUERQUE NM

87190

QUIT

101006506115430702

LEGAL: TR G-2 PLAT OF TRACTS G-1 THRU G-4 VENTANA S A RANCH A
REPLAT OF
PROPERTY ADDR:

OWNERS NAME: GRADY RENTALS
OWNERS ADDR: PO BOX 30801
ALBUQUERQUE, NM 87190

101006508313730701

LEGAL: TR G-1 PLAT OF TRACTS G-1 THRU G-4 VENTANA S A RANCH A
REPLAT OF
PROPERTY ADDR:

OWNERS NAME: GRADY RENTALS
OWNERS ADDR: PO BOX 30801
ALBUQUERQUE, NM 87190

101006507610730606

LAS VENTANAS H-4 LLC
2201 SAN PEDRO DR NE
ALBUQUERQUE NM 87110

101006508807030601

VENTANA RANCH SELF STORAGE LL
4220 THE STRAND
MANHATTAN BECA 90266

101006505810730607

LAS VENTANAS H-3 LLC
2201 SAN PEDRO DR NE
ALBUQUERQUE NM 87110

101006504010730608

SLEEPING INDIAN INVESTMENTS L
2675 TRADER PO BOX 146 RD
WILSON WY 83014

101006506208830605

DIAMOND TAIL REALTY LLC
2301 CANDELARIA RD NE
ALBUQUERQUE NM 87107

101006501814630703

GRIFFITH FAMILY PROPERTIES LL
104 WILMOT RD
DEERFIELD IL 60015

101006506115430702

GRADY RENTALS LLC
PO BOX 30801
ALBUQUERQUE, NM 87190

SHERMAN & COMPANIES

2201 SAN PEDRO NE STE B2-224
ALBUQUERQUE NM 87110
TELE: 505-881-8900 FAX: 505-881-0066

Fax

Company: CITY OF APO - ZONING & PLANNING

Attn: JUANITA GARCIA From: STU SHERMAN

Fax: 924-3339 Pages: - 2 -

Phone: 924-3860 Date: DEC. 22, 2005

Re: CINGULAR - LAS VENTANAS H. 4 CC: KIM WOOD Cingular
828-3514

Urgent For Review Please Comment Please Reply Please Recycle

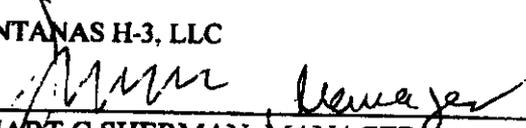
• Comments: At body
NOTIFICATION

Stu

TO: City of Albuquerque, Zoning and Planning Department
FROM: Adjacent Property Owner's name
SUBJECT: 6510 Paradise Blvd Site for Cingular Wireless A093 - Ventana Ranch

I, STUART C. SHERMAN, MANAGER OF LAS VENTANAS H-3, LLC, of 6530 Paradise Blvd., N.W. Albuquerque, nm 87114 & adjacent property owner of Ventana Square at 6510 Paradise Blvd. NW approve of the proposal to build a Cingular site at this location.

LAS VENTANAS H-3, LLC

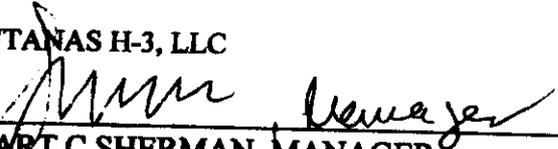
BY: 
STUART C SHERMAN, MANAGER

Date: DECEMBER 21, 2005

TO: City of Albuquerque, Zoning and Planning Department
FROM: Adjacent Property Owner's name
SUBJECT: 6510 Paradise Blvd Site for Cingular Wireless A093 – Ventana Ranch

I, STUART C. SHERMAN, MANAGER OF LAS VENTANAS H-3, LLC, of 6530 Paradise Blvd., N.W. Albuquerque, nm 87114 & adjacent property owner of Ventana Square at 6510 Paradise Blvd. NW approve of the proposal to build a Cingular site at this location.

LAS VENTANAS H-3, LLC

BY: 

STUART C SHERMAN, MANAGER

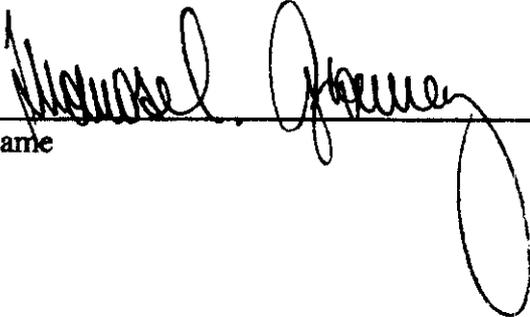
Date: DECEMBER 21, 2005

TO: City of Albuquerque, Zoning and Planning Department

FROM: Adjacent Property Owner's name

SUBJECT: 6510 Paradise Blvd Site for Cingular Wireless A093 -- Ventana Ranch

I, Thomas D. Growney, of Diamond Tail Realty LLC, & adjacent property owner of Ventana Square at 6510 Paradise Blvd. NW approve of the proposal to build a Cingular site at this location.


Name _____ Date 12-23-05

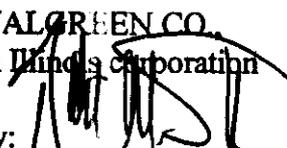
Signature Page to

APPROVAL OF CONSTRUCTION PLANS
(Cingular Wireless Antenna, Tract H-4)

LONG-TERM TENANT / ASSOCIATION MEMBER OF TRACT(S) 6-3

WALGREEN CO.
an Illinois corporation

(For use by an Entity Owner)

By: 
Its: Divisional Vice President

ACKNOWLEDGEMENT

STATE OF IL)

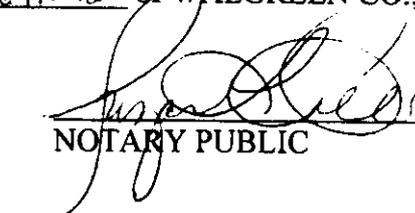
(Entity Acknowledgement)

COUNTY OF Lake)

This instrument was acknowledged before me on December 6, 2005,
by Robert M. Silverman, Divisional Vice President of WALGREEN CO., an
Illinois corporation.

MY COMMISSION EXPIRES:

3-26-06


NOTARY PUBLIC



**LAS VENTANAS H-4, LLC
2201 SAN PEDRO BLVD. NE
BLDG. 2, SUITE 224
ALBUQUERQUE, NM 87110**

December 23, 2005

CERTIFIED MAIL – RETURN RECEIPT REQUESTED

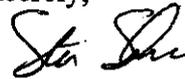
Ventana Ranch Self-Storage, LLC
6500 Paradise Blvd. NW
Albuquerque, NM 87114

Re: Cingular Wireless Antenna Facility on Tract H-4

Ladies and Gentlemen:

This is to advise you, as a follow-up to our verbal notifications, that we are proceeding with construction of a Cingular Wireless cellular telephone antenna and facility ("Antenna Facility") on our property, Tract H-4, Ventana Square at Ventana Ranch, next door to your property. Please let us know if you have any questions.

Sincerely,



Stu Sherman, Manager

cc: Juanita Garcia, City of Albuquerque
Kim Woods, WFI
Charles Seibert, Esq.

CHARLES A. SEIBERT III

ATTORNEY-AT-LAW

320 GOLD AVE. SW, SUITE 1400
ALBUQUERQUE, NEW MEXICO 87102

CERTIFIED MAIL



7002 1000 0005 6750 2768

CERTIFIED MAIL - RETURN RECEIPT REQUESTED

Ventana Ranch Self-Storage, LLC
6500 Paradise Blvd. NW
Albuquerque, NM 87114


ALBUQUERQUE
 NM 87102
\$4.420
\$4.420 METER
 DEC 23 05 3821459
U.S. POSTAGE



Invoice Number 3-240-70190	Invoice Date Dec 16, 2005	Account Number 1020-5020-8	Page 4 of 5
--------------------------------------	-------------------------------------	--------------------------------------	-----------------------

FedEx Express Shipment Detail By Payor Type (Original)

- Fuel Surcharge - FedEx has applied a fuel surcharge of 20.00% to this shipment.
- Distance Based Pricing, Zone 5
- FedEx has audited this shipment for correct packages, weight, and service. Any changes made are reflected in the invoice amount.
- Package Delivered to Recipient Address - Release Authorized

Tracking ID	853480140682	Sender	STUART SABRMAN	Recipient	GRUPTH FAMILY PROPERTIES LLC
Service Type	FedEx Standard Overnight		AMERICAN SOUTHWEST DEVELOPMENT		48 LAGOON VISTA
Package Type	FedEx Pak		2201 SAN PEDRO DR NE # B2-224		BELVEDERE- TIBURON CA 94920 US
Zone	5		ALBUQUERQUE NM 87110-4133 US		
Packages	1				
Rated Weight	1.0 lbs, 0.5 kgs				
Delivered	Dec 07, 2005 13:56	Transportation Charge			23.25
Svc Area	A2	Residential Delivery			2.00
Signed By	999999999999	Fuel Surcharge			4.42
FedEx Use	034021578/0000013/02	Discount			-1.18
		Total Charge		USD	\$28.61

- Fuel Surcharge - FedEx has applied a fuel surcharge of 20.00% to this shipment.
- Incorrect recipient address.
- Distance Based Pricing, Zone 5
- 1st attempt Dec 10, 2005 at 11:02 AM.
- Original address - 208 VALERNE AVE/ 92821

USAB		Sender	STUART SHERMAN	Recipient	GLEN SHELTON
Tracking ID	853480140638		AMERICAN SOUTHWEST DEVELOPMENT		GCG/CENTURION
Service Type	FedEx Priority Overnight		2201 SAN PEDRO DR NE # B2-224		208 VALVERDE
Package Type	FedEx Envelope		ALBUQUERQUE NM 87110-4133 US		BREA CA 92821 US
Zone	5				
Packages	1				
Rated Weight	N/A	Transportation Charge			17.55
Delivered	Dec 12, 2005 18:23	Discount			-1.40
Svc Area	A2	Saturday Delivery			12.60
Signed By	G. SHELTON	Address Correction			10.00
FedEx Use	034317289/0000219/	Fuel Surcharge			3.23
		Total Charge		USD	\$41.98

Shipper Subtotal USD \$70.39

- Fuel Surcharge - FedEx has applied a fuel surcharge of 20.00% to this shipment.
- Weather delay - Ice.
- Distance Based Pricing, Zone 6
- Package sent from: 80082 zip code
- Package Delivered to Recipient Address - Release Authorized

USAB		Sender	AMERICAN SOUTHWEST DEVELOPMENT	Recipient	STUART SHERMAN
Tracking ID	853480140720		2201 SAN PEDRO DR NE # B2-224		AMERICAN SOUTHWEST DEVELOPMENT
Service Type	FedEx Standard Overnight		ALBUQUERQUE NM 87110-4133 US		2201 SAN PEDRO N E B2-224
Package Type	FedEx Envelope				ALBUQUERQUE NM 87110 US
Zone	6				



October 24, 2005

To: Neighborhood Associations
Paradise Hills and Ventana Ranch

RE: Proposed Stealth Cingular Wireless facility @ Ventana Square
6510 Paradise Blvd. NW

Legal Description: Tract H-4 of the Plat of Tracts H-1 Thru H-4, Ventana Square at Ventana Ranch, Albuquerque, New Mexico as shown on the plat thereof recorded in the office of the County Clerk of Bernalillo County, New Mexico, in Book 2003C, Page 50.

Wireless Facilities Inc., an agent for Cingular Wireless, would like to respectfully submit an application to place a stealth 40' wireless telecommunications facility at 6510 Paradise Blvd NW in the Ventana Square Shopping Center located just east of Universe and on the south side of Paradise Blvd. This location is zoned SU-1 for restricted C-2 uses described in file 00110-00408.

This Cingular facility will offer personal communications services to the northwest side of Albuquerque which will include portions of Paradise Hills and Ventana Ranch where the coverage may be poor or no service at all. This would then, in turn, offer emergency services to those people that have Cingular service in this area as they would now have wireless phone coverage for 911 calls and the like.

This facility is being proposed as a dual use; both a light pole and Cingular antennas which will not be seen by the public eye, these antennas will be enclosed inside of the light pole. The light pole will be painted to match the existing surrounding area light poles in this shopping center. The lights that will be used will be down facing solar lights so as not to bother the neighbors in this area or disturb the Night Sky Ordinance Regulations. There are not any residences that align with this property in this area at this time.

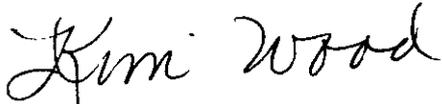
This application can be reviewed at the City Planning Department offices in Downtown Albuquerque at the Plaza del Sol Building, located at 600 2nd NW. It is advised that you call the Planning Department to schedule a visit so that the project file will be available upon your arrival. To arrange a visit to review this application, please contact Fran Tapia, Development Review Division, at 924-3860. Ms. Tapia can also put you in contact with other planner who will be reviewing this project. The planner will be able to explain the Administrative Amendment process and your opportunity for input.

A photo simulation and site plan has been included for your review. I have also included my business card with my contact information should you have any questions or

comments. If you feel you would like your neighborhood association to meet, I will be open to scheduling a meeting with you to discuss this proposal.

Thank you for your time and consideration in this proposal. I look forward to hearing your questions.

Warm regards,

A handwritten signature in cursive script that reads "Kim Wood". The signature is written in black ink and is positioned above the printed name.

Kim Wood

cingular WIRELESS

2398 E. CAMELBACK ROAD, SUITE 1100
PHOENIX, AZ 85016

SITE NAME: VENTANA RANCH
SITE NUMBER: A093-A

SITE ADDRESS: 6510 PARADISE BLVD N.W.
ALBUQUERQUE, NM 87114

SITE LATITUDE: N 35° 11' 29.19"
SITE LONGITUDE: W 106° 43' 30.67"
TOWER BASE AMSL: 5423.6' AMSL

PROPOSED CINGULAR
ANTENNA CENTERLINE 38'-0" ± AGL

PROJECT SUMMARY

SITE NAME: VENTANA RANCH
SITE NUMBER: A093-A
SITE ADDRESS: 6510 PARADISE BLVD N.W.
ALBUQUERQUE, NM 87114
AREA OF DISTURBANCE: 620 SQ. FT.
LEASE AREA: 20' X 31'
PROPERTY OWNER: SHERMAN REALTY
2201 SAN PEDRO N.E.
ALBUQUERQUE, NM 87110
CONTACT: STU SHERMAN (505) 289-2499
APPLICANT: NEW CINGULAR WIRELESS PCS, LLC.
2398 E CAMELBACK ROAD, SUITE 1100
PHOENIX, AZ 85016
AGENT: WIRELESS FACILITIES, INC.
8001 SAN FRANCISCO NE
ALBUQUERQUE, NM 87109
KIM WOOD (505) 250-8237
CONTACT: KAKS KONNECTION
P.O. BOX 93175
ALBUQUERQUE, NM 87199-3175
PHONE: (505) 294-4749 FAX: (505) 294-4851
ARCHITECT/ENGINEER:

PROJECT DESCRIPTION

THE PROJECT CONSISTS OF THE INSTALLATION OF AN EQUIPMENT SHELTER, CELLULAR EQUIPMENT, UNDERGROUND CABLE TROUGH, ANTENNAS, AND CABLES ON LIGHT POLE MONOPOLE.

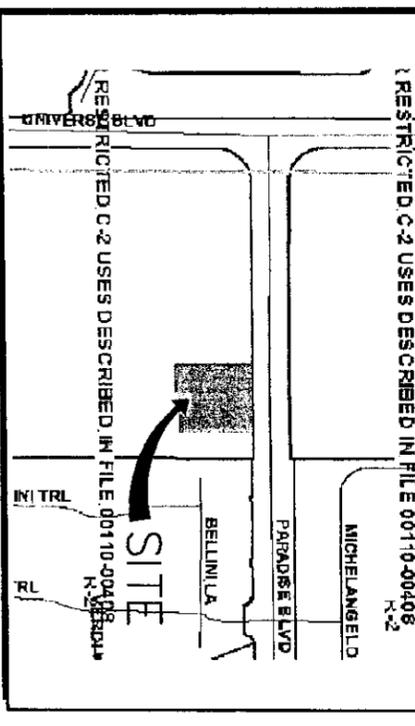
REQUIREMENTS

FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. HANDICAP ACCESS IS NOT REQUIRED.
FACILITY HAS NO PLUMBING OR PARKING.

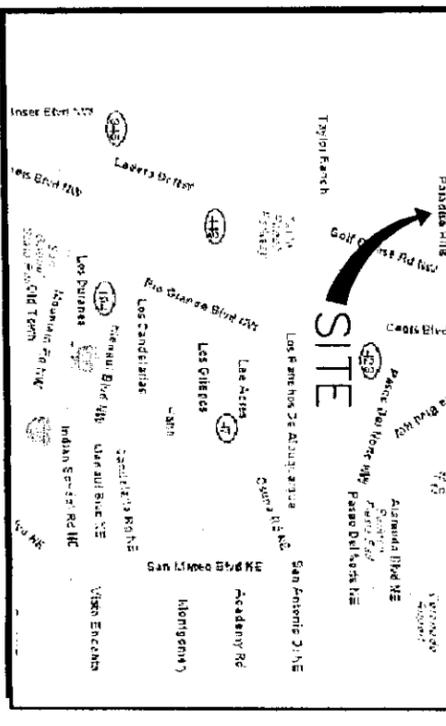
NOTE

CONTRACTOR SHALL VERIFY ALL PLANS & EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH ANY WORK OR MATERIAL ORDERS OR BE RESPONSIBLE FOR SAME.

ZONING MAP



LOCATION MAP



DRIVING DIRECTIONS

FROM THE ALBUQUERQUE AIRPORT, TAKE I-25 NORTH TO PASO DEL NORTE. TAKE PASO DEL NORTE WEST TO GOLF COURSE ROAD. TAKE GOLF COURSE ROAD NORTH TO PARADISE HILLS BLVD. TAKE PARADISE BLVD WEST TO SITE. SITE IS JUST BEFORE THE CORNER OF UNTERSE AND PARADISE ON THE SOUTH SIDE OF THE ROAD.

SHEET INDEX

SHEET NO.	DESCRIPTION	REV. NO.
Z-1	TITLE SHEET	1
Z-2	SITE PLAN (S)	1
Z-3	ELEVATIONS	1
Z-4	ELEVATIONS	1

LEGAL DESCRIPTION - PARENT PARCEL

TRACT "H-4" OF THE PLAT OF TRACTS H-1 THRU H-11 VENTANA SQUARE AT VENTANA RANCH (A REPLAT OF TRACT H-4, VENTANA RANCH), ALBUQUERQUE, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON MARCH 4, 2003, IN PLAT BOOK 2003C, FOLIO 50.

LEGAL DESCRIPTION - LEASE AREA

A LEASE AREA LYING WITHIN THE TOWN OF ALAMEDA GRANT, WITHIN SECTION 10, TOWNSHIP 11 NORTH, AND RANGE 2 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY, ALBUQUERQUE, NEW MEXICO, BEING A PORTION OF TRACT "H-4" OF THE PLAT OF TRACTS H-1 THRU H-11, VENTANA SQUARE AT VENTANA RANCH, ALBUQUERQUE, NEW MEXICO AS SHOWN ON THE PLAT THEREOF RECORDED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, IN BOOK 2003C, PAGE 50, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE CITY OF ALBUQUERQUE CONTROL STATION "1-AB", THENCE, S50°11'01"E, A DISTANCE OF 10467.03 FEET TO THE NORTH-WESTERLY CORNER OF THE LEASE AREA PARCEL FOR A CELLULAR COMMUNICATION TOWER FACILITY AND TRUE POINT OF BEGINNING;
THENCE, S 89°43'09" E, A DISTANCE OF 31.00 FEET;
THENCE, S 00°16'51" W, A DISTANCE OF 20.83 FEET;
THENCE, N 89°43'09" W, A DISTANCE OF 31.00 FEET; THENCE, N 00°16'51" E, A DISTANCE OF 20.83 FEET TO THE POINT OF BEGINNING.

GENERAL NOTE

THESE DRAWINGS MAY NOT SHOW ALL UNDERGROUND PIPING AND UTILITIES. THE CONTRACTOR SHALL EXERCISE EXTREME CARE DURING ALL EXCAVATION AND OTHER CONSTRUCTION ACTIVITIES.

DO NOT SCALE DRAWINGS

CONTRACTOR SHALL VERIFY ALL PLANS & EXISTING DIMENSIONS & CONDITIONS ON THE JOB SITE & SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.



CALL BEFORE YOU DIG!
NEW MEXICO LAW REQUIRES
3 WORKING DAYS NOTICE FOR
CONSTRUCTION OF ANY
STOP CALL
NEW MEXICO ONE CALL
ALBUQUERQUE (505) 260-1890
OTHER AREAS (800) 321-2537

See approval stamp on sheet 2-4

cingular WIRELESS
2398 E. CAMELBACK ROAD, SUITE 1100
PHOENIX, AZ 85016

WFR
WIRELESS FACILITIES, INC.
8001 SAN FRANCISCO N.E.
ALBUQUERQUE, NM
(505) 294-4851

Kaks Konnection
P.O. BOX 93175 - ALBUQUERQUE, NM 87199
(505) 294-4749 OFFICE - (505) 294-4851 FAX
WWW.KONNECTIONENGINEERS.COM

PROJECT No. _____

NO.	SUBMITTAL	DATE	ISSUED FOR REVIEW	BY: NCP	CHKD: RC	APPR: KW
0		07/11/05	ISSUED FOR ZONING	BY: NCP	CHKD: RC	APPR: KW
1		07/23/05		BY: NCP	CHKD: RC	APPR: KW
2				BY: NCP	CHKD: RC	APPR: KW
3				BY: NCP	CHKD: RC	APPR: KW
4				BY: NCP	CHKD: RC	APPR: KW

Kaks Konnection ENGINEERS
12/03/05

THE INFORMATION CONTAINED IN THIS SET OF DOCUMENTS IS PROPRIETARY TO THE CLIENT AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF THE CLIENT. THIS INFORMATION IS STRICTLY PROHIBITED.

SITE ID: A093-A
SITE NAME: VENTANA RANCH
SITE ADDRESS: 6510 PARADISE BLVD N.W.
ALBUQUERQUE, NM 87114
BERNALILLO COUNTY

SHEET TITLE: TITLE SHEET

SHEET NUMBER: Z-01
DATE: 12/03/05

LEASE AREA SITE SURVEY

SITUATED WITHIN THE TOWN OF ALAMEDA GRANT WITHIN SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY NEW MEXICO ALBUQUERQUE, NEW MEXICO

LEASE PARCEL LEGAL DESCRIPTION

A LEASE AREA LYING WITHIN THE TOWN OF ALAMEDA GRANT, WITHIN SECTION 10, TOWNSHIP 11 NORTH AND RANGE 2 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY, ALBUQUERQUE, NEW MEXICO, BEING A PORTION OF TRACT H-4 OF THE PLAT OF TRACTS H-1 THRU H-4, VENTANA SQUARE AT VENTANA RANCH, ALBUQUERQUE, NEW MEXICO AS SHOWN ON THE PLAT THEREOF RECORDED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, IN BOOK 2003C, PAGE 50, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

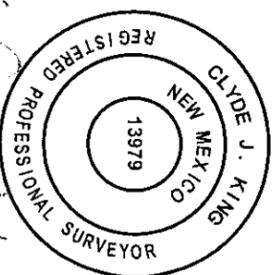
COMMENCING AT THE CITY OF ALBUQUERQUE CONTROL STATION "1-A8"; THENCE S 50°11'01" E, A DISTANCE OF 10467.03 FEET TO THE NORTHWESTERLY CORNER OF THE LEASE AREA PARCEL FOR A CELLULAR COMMUNICATION TOWER FACILITY AND TRUE POINT OF BEGINNING; THENCE S 89°43'09" E, A DISTANCE OF 31.00 FEET; THENCE S 00°16'51" W, A DISTANCE OF 20.83 FEET; THENCE N 89°43'09" W, A DISTANCE OF 31.00 FEET; THENCE N 00°16'51" E, A DISTANCE OF 20.83 FEET TO THE POINT OF BEGINNING.

BASIS OF BEARINGS

NAD 83 STATE PLANE GRID NEW MEXICO CENTRAL ZONE.

SURVEYORS CERTIFICATION

I, CLYDE J. KING, A REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS LEASE SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MEETING THE MINIMUM REQUIREMENTS OF THE STANDARDS FOR LAND SURVEYS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



CLYDE J. KING
N.M.L.S. NO. 13979

DATE

6-27-05

SITE NAME: VENTANA SQUARE AT VENTANA RANCH

SITE NUMBER: A093C

RING NAME: VENTANA RANCH

BERNALILLO COUNTY, NEW MEXICO

SCALE: VARIES

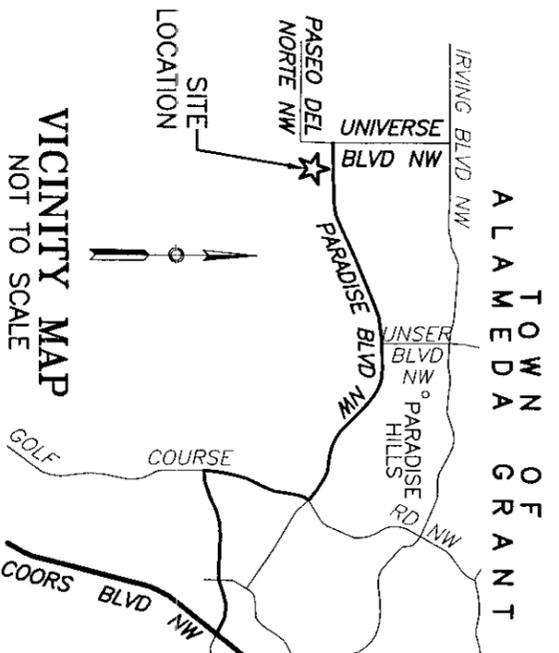
DRAWN BY: JR

CHECKED BY: CJK

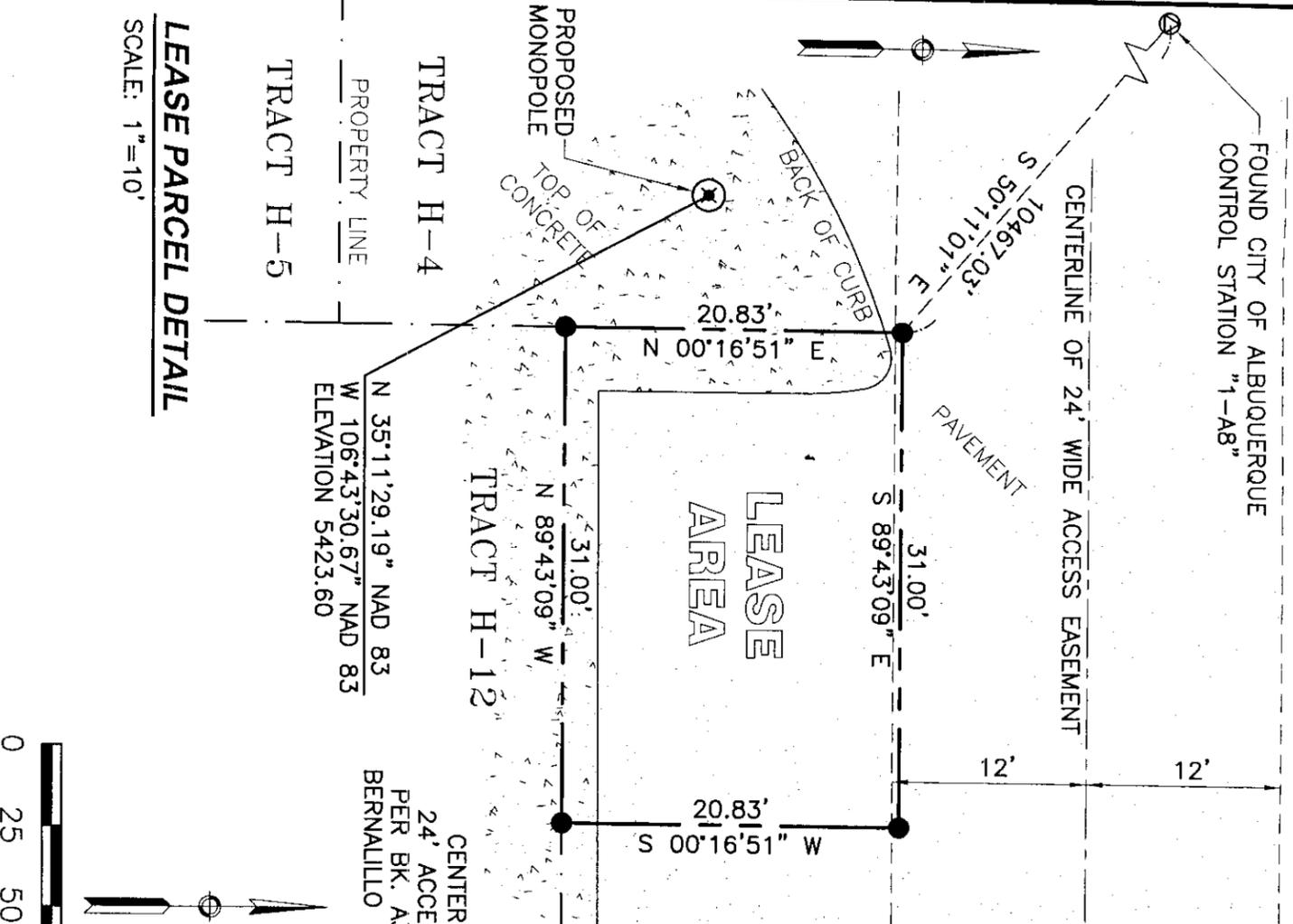
FIELD WORK: CJK

ASM JOB NO.: 05123 1 OF 1

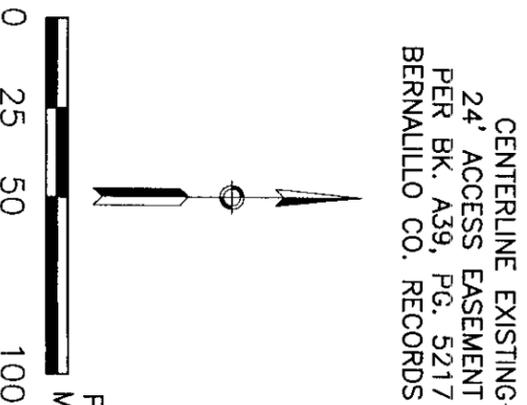
DATE: 06/22/05



VICINITY MAP
NOT TO SCALE



LEASE PARCEL DETAIL
SCALE: 1"=10'



SEE DETAIL FOR
NEW LEASE PARCEL
AND NEW ACCESS EASEMENT



ABSOLUTE SURVEYING & MAPPING, INC.

15138 N. MAIN ST. SNOWFLAKE, AZ 85937
PH. 928-536-7971 / FAX 928-536-5697

LEGEND:

- SET MONUMENT AS NOTED
- ⊙ FOUND CONTROL MONUMENT AS NOTED
- FOUND MONUMENT AS NOTED
- ✱ LAT. & LONG. COORDINATES NAD 83

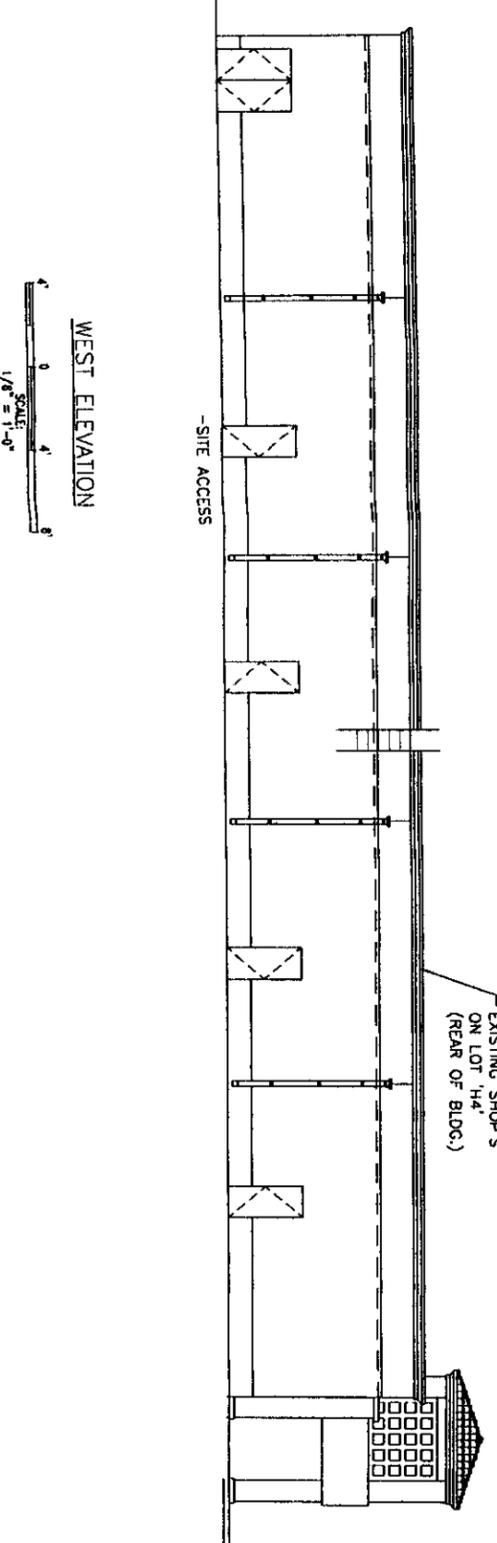
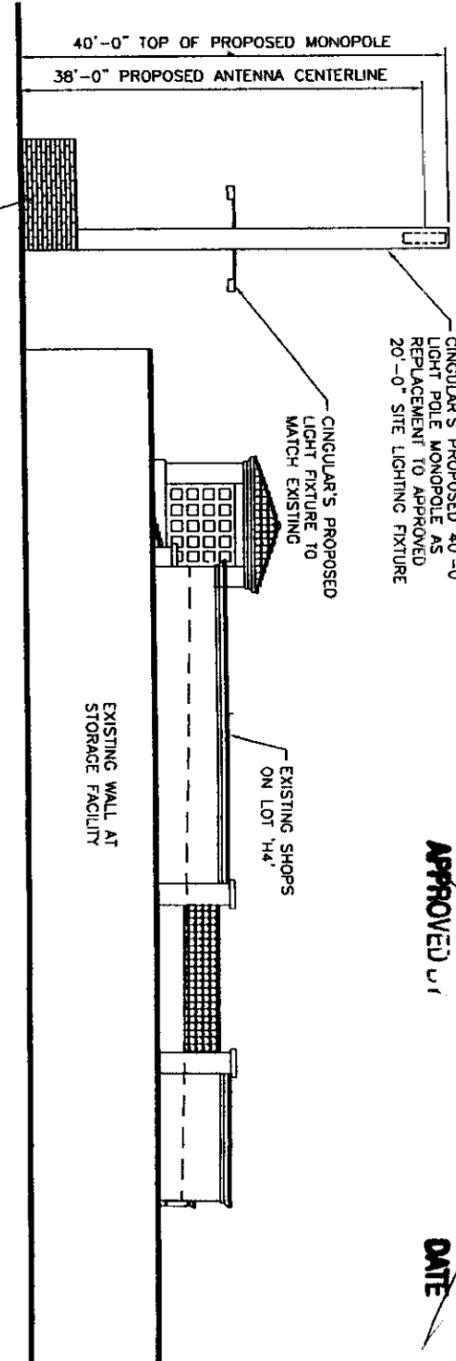
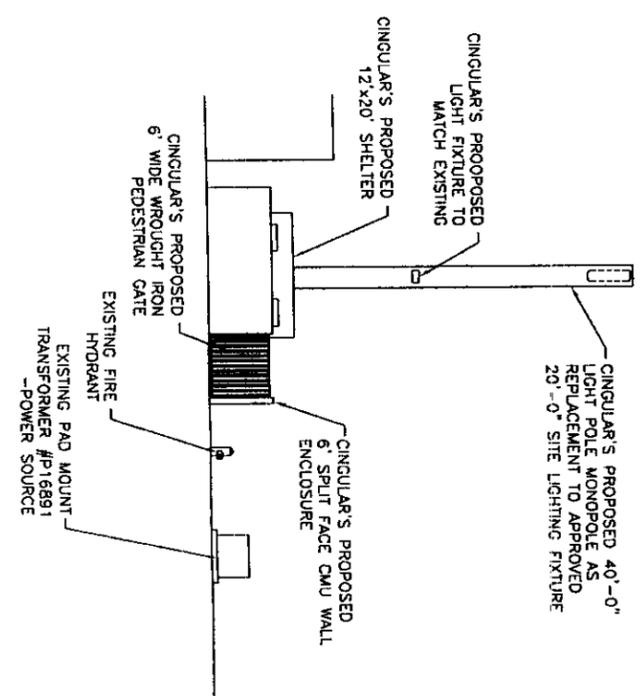
- NOTES:
1. MONOPOLE LIGHT POLE IS TO BE PAINTED DARK BRONZE TO MATCH EXISTING SITE LIGHTING FIXTURES.
 2. LIGHT FIXTURE ON MONOPOLE IS TO BE MOUNTED AT 20'-0" AGL AND IS TO MATCH ALL EXISTING LIGHT FIXTURES.
 3. CINGULAR'S WALL ENCLOSURE IS TO BE MADE OF SPLIT FACED CMU WITH COLOR TO MATCH EXISTING (SEE DETAIL SHEET Z03).

CONCEALED WIRELESS TELECOMMUNICATIONS FACILITY

File # 05AA DUE Project # 1000390

40' high light pole

APPROVED BY [Signature] DATE 2/3/05



CONCEALED WIRELESS TELECOMMUNICATIONS FACILITY

Project # _____

APPROVED BY _____

DATE _____

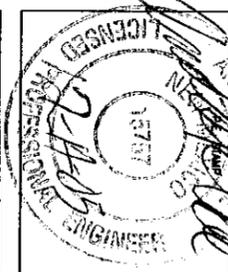
cingular WIRELESS
2398 E. CAMBRIDGE ROAD, SUITE 1100
PHOENIX, AZ 85016

WPI
WIRELESS PROJECTS INC.
5411 RAINBOW BLVD.
ALBUQUERQUE, NM
(505) 261-3333

Kali's
KONNECTIONS
P.O. BOX 83178 - ALBUQUERQUE, NM 87189
(505) 261-4749 OFFICE - (505) 261-4631 FAX
www.kalisconnections.com

PROJECT No. _____

NO.	SUBMITTAL
0	07/03/03 ISSUED FOR REVIEW BR: NCP CHD: RK APPD: KW
1	07/11/03 ISSUED FOR ZONING BR: NCP CHD: RK APPD: KW
2	
3	
4	



THE INFORMATION CONTAINED IN THIS SET OF DOCUMENTS IS PROPRIETARY BY NATURE. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO THE CLIENT NAME IS STRICTLY PROHIBITED.

SITE ID: **A093-A**
SITE NAME: **VENTANA RANCH**
SITE ADDRESS: **6510 PARADISE BLVD N.W. ALBUQUERQUE, NM 87114 BERNALILLO COUNTY**

SHEET TITLE: **ELEVATIONS**

SHEET NUMBER: **Z-04**
DATE: **12/03/05**

CALL BEFORE YOU DIG!
NEW MEXICO LAW NUMBER 3
FOR ALL UTILITY LOCATIONS
CONTRACTOR MUST STOP CALL
FOR APPROVED ONE CALL!
ALBUQUERQUE (505) 261-1990
OTHER AREAS (800) 321-2537

LET'S COME TO THE FACILITY
CONCEPTS ARE HERE

DATE _____

APPROVED BY

DATE

DATE

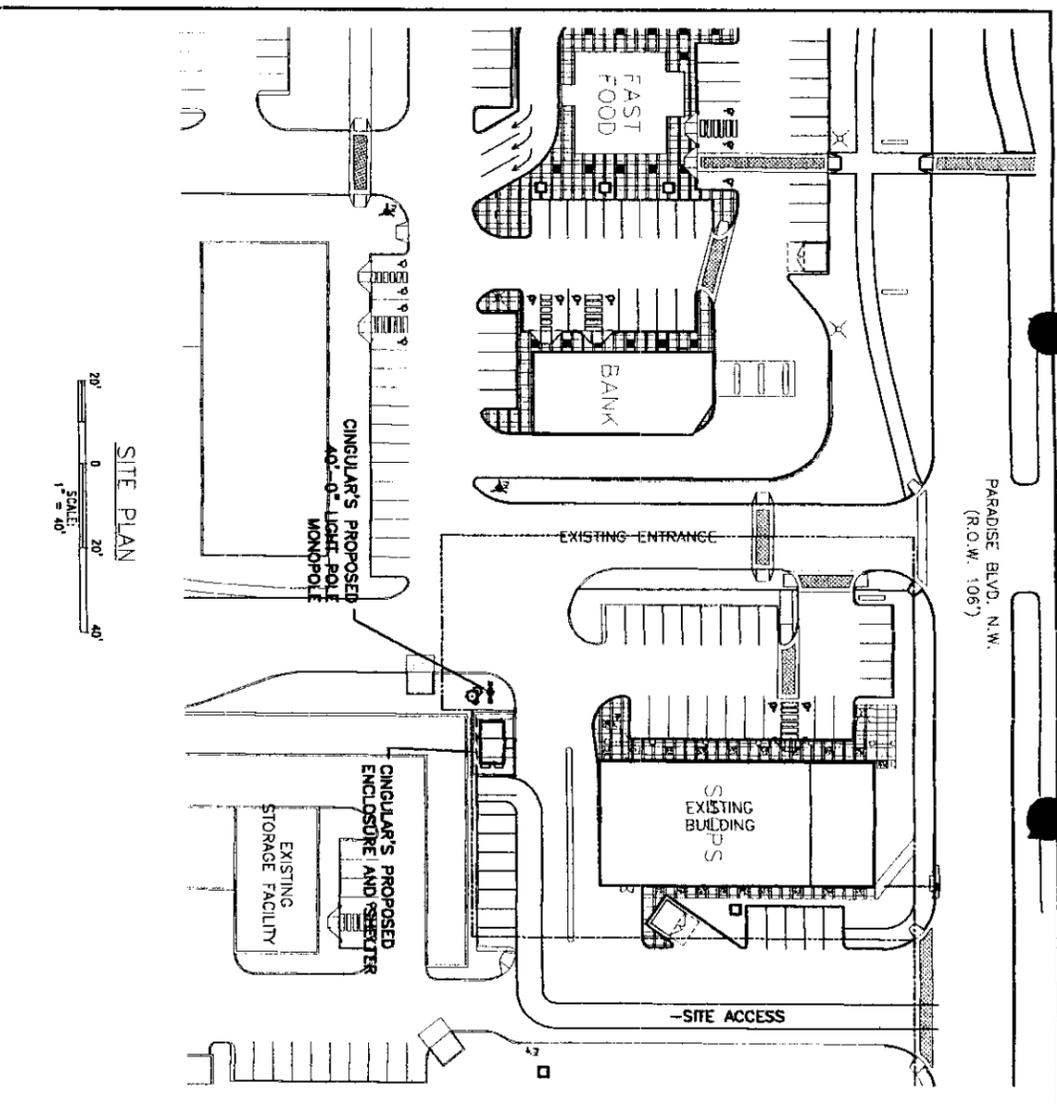
DATE

Subject

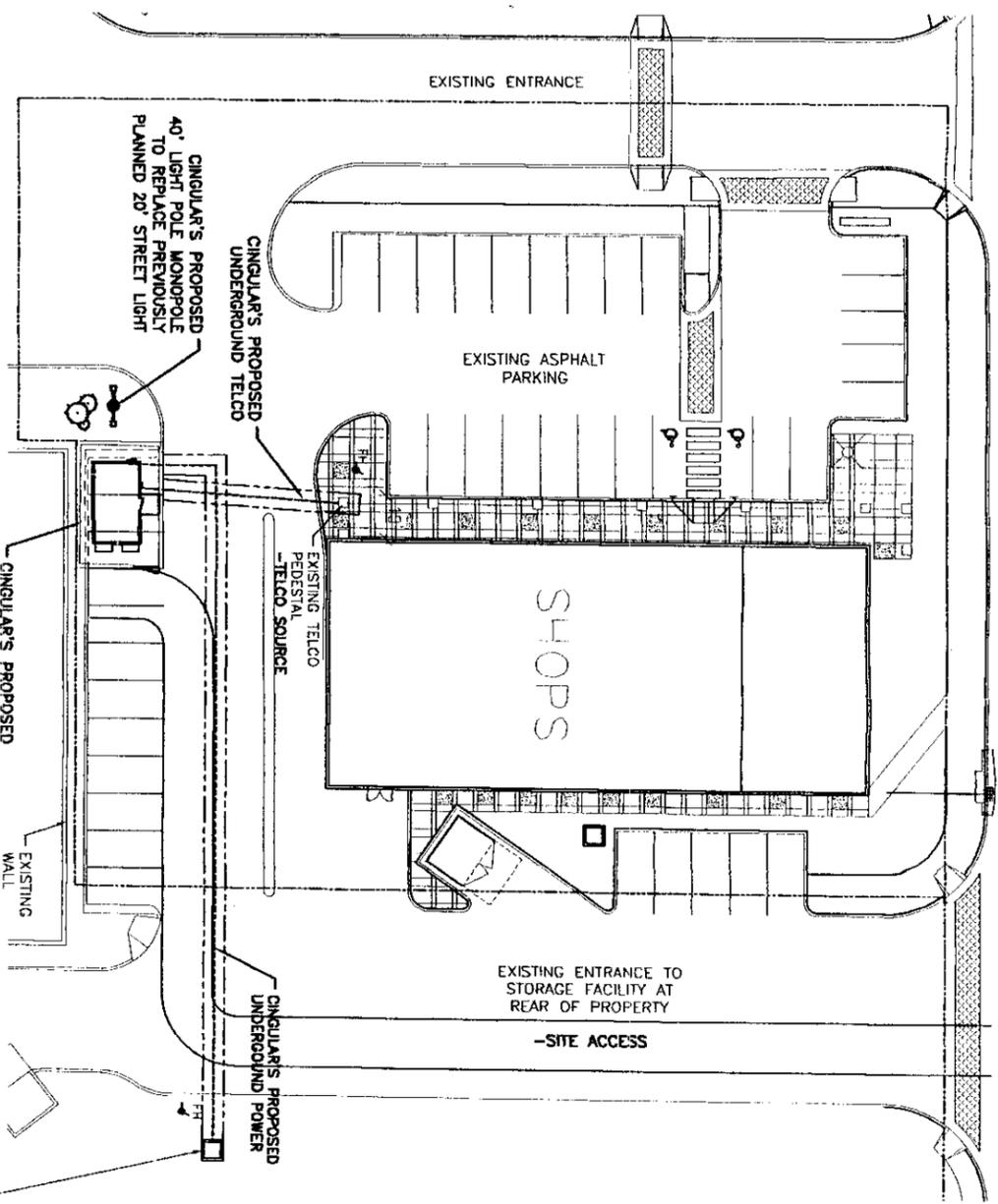
ALCOHOL
LED //

PARADISE BLVD. N.W.
(R.O.W. 106')

PARADISE BLVD. N.W.
(R.O.W. 106')

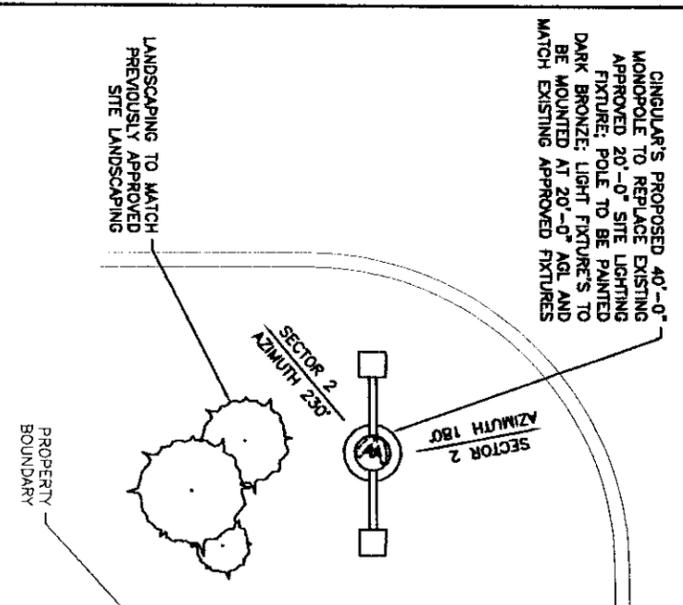


SITE PLAN
SCALE: 1" = 40'

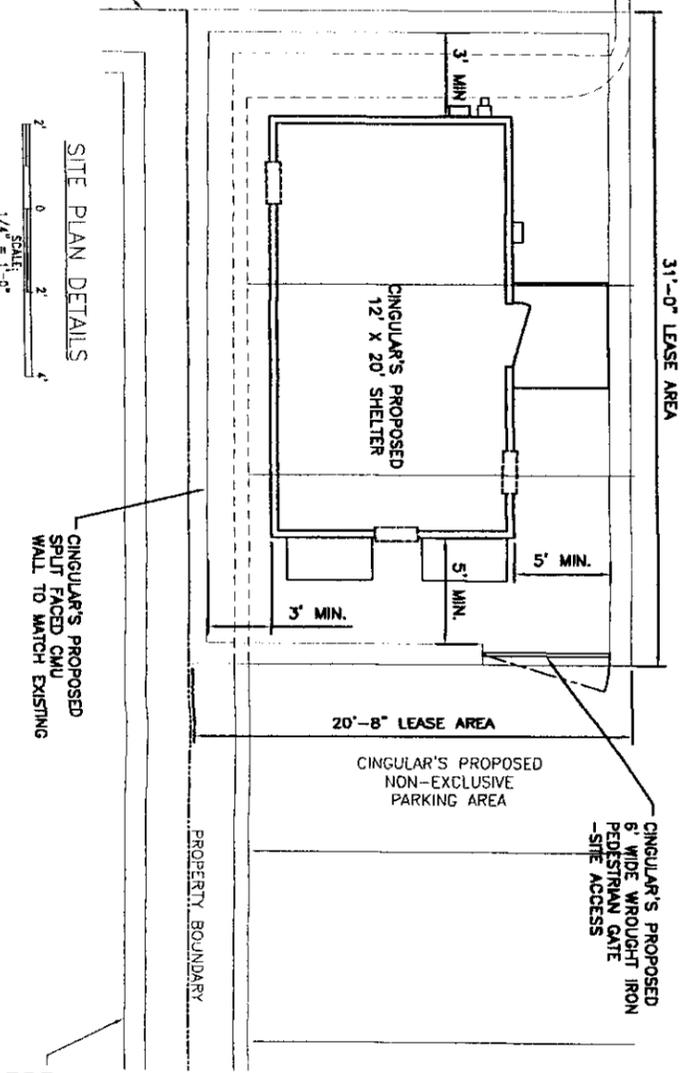


ENLARGED SITE PLAN
SCALE: 1" = 20'

CINGULAR'S PROPOSED 40'-0" MONOPOLE TO REPLACE EXISTING APPROVED 20'-0" SITE LIGHTING FIXTURE; POLE TO BE PAINTED DARK BRONZE; LIGHT FIXTURES TO BE MOUNTED AT 20'-0" AGL AND MATCH EXISTING APPROVED FIXTURES



SITE PLAN DETAILS
SCALE: 1/4" = 1'-0"



PARKING SPACE CALCULATIONS

LOT 4 SHOPS	7,800 SF BUILDING
7800 SF / 200 = 39 SPACES	
SPACES PROVIDED = 43 SPACES	
BICYCLE SPACES = 2 SPACES	
CINGULAR'S PROPOSED SITE SPACES USED = 3 SPACES	
SPACES PROVIDED - SPACES USED = 40	
TOTAL SPACES REQUIRED = 39 SPACES	
TOTAL SPACES PROVIDED = 40 SPACES	



CALL BEFORE YOU DIG
SEE RECORD DRAWINGS FOR
3 WORKING DAYS BEFORE THE
CONSTRUCTION PHASE
STOP CALL
SEE RECORD ONE CALL
ALBUQUERQUE (505) 260-1990
OTHER AREAS (800) 321-2537

cingular
WIRELESS

2398 E. CANDLEBARK ROAD, SUITE 1100
PHOENIX, AZ 85016

WPI
WIRELESS PROJECT INCORPORATED, INC.
5001 FRANKFORD N.E.
ALBUQUERQUE, NM
(505) 300-3000

Kali's
KONNECTIONS

P.O. BOX 83378 - ALBUQUERQUE, NM 87188
(505) 294-4746 OFFICE • (505) 294-4831 FAX
WWW.ALBQUERQUEKONNECTION.COM

PROJECT NO.

NO.	SUBMITTAL
0	07/03/08 ISSUED FOR REVIEW
1	07/11/08 ISSUED FOR ZONING
2	
3	
4	

Professional Engineer
18787
ALBUQUERQUE, NM

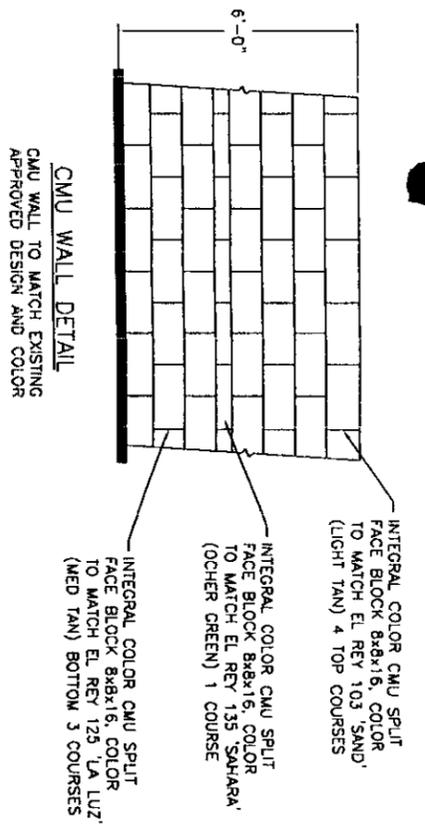
THE INFORMATION CONTAINED IN THIS SET OF DOCUMENTS IS PROPRIETARY TO CINGULAR WIRELESS. NO REUSE OR REPRODUCTION OF THIS INFORMATION IS PERMITTED WITHOUT THE WRITTEN PERMISSION OF CINGULAR WIRELESS.

SITE ID: A093-A
SITE NAME: VENTANA RANCH
SITE ADDRESS: 6510 PARADISE BLVD N.W., ALBUQUERQUE, NM 87114, BERNALILLO COUNTY

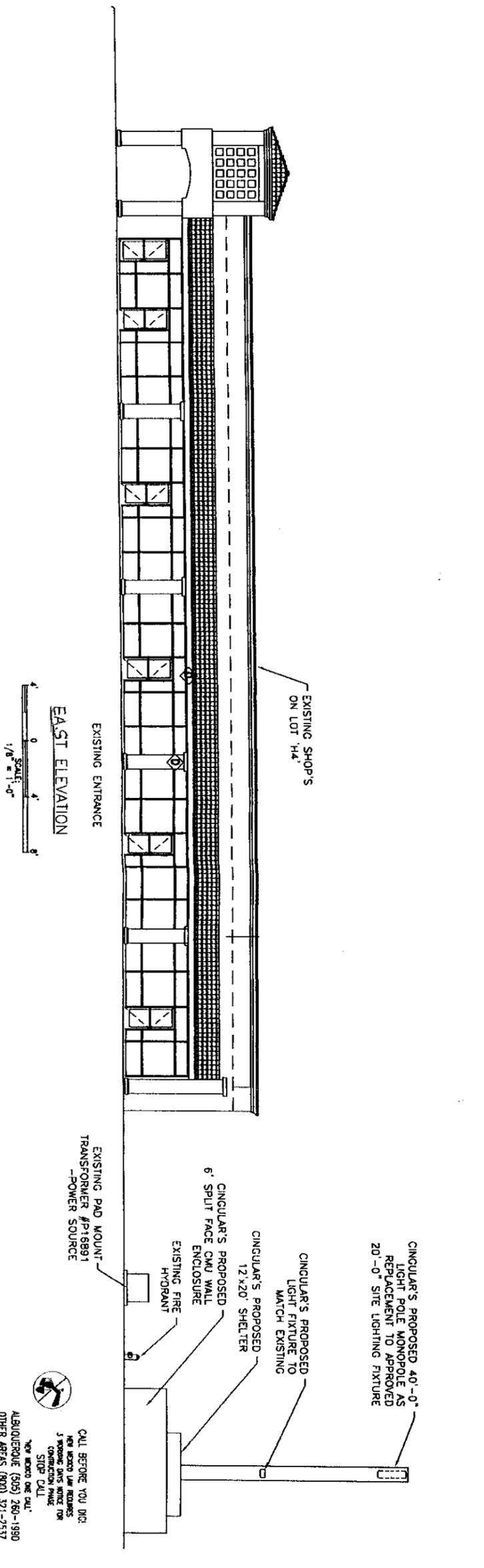
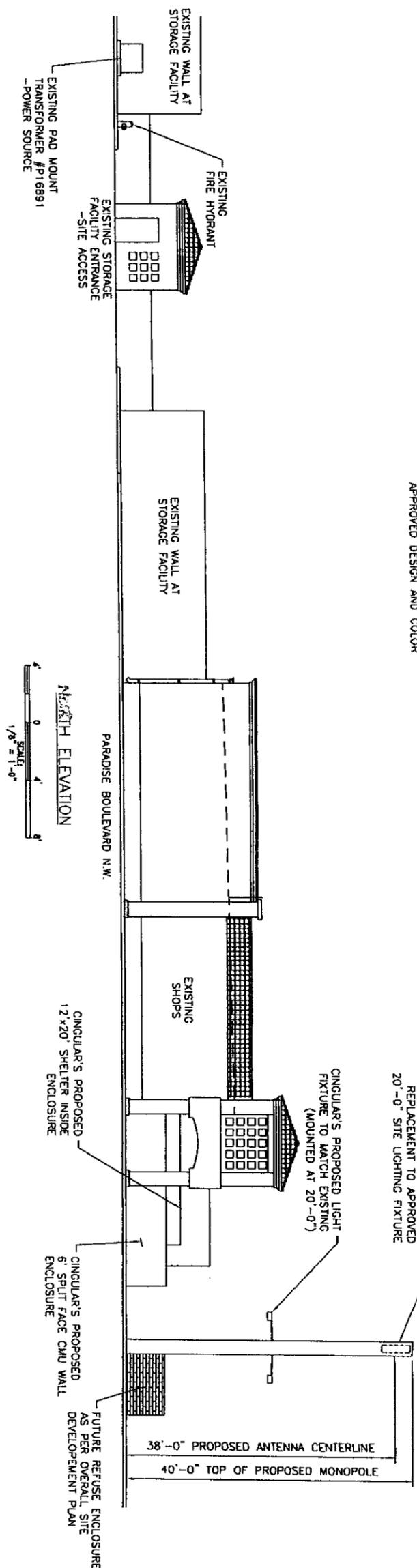
SHEET TITLE: SITE PLAN (S)

SHEET NUMBER: Z-02
12/03/05

- NOTES:
1. MONOPOLE LIGHT POLE IS TO BE PAINTED DARK BRONZE TO MATCH EXISTING SITE LIGHTING FIXTURES.
 2. LIGHT FIXTURE ON MONOPOLE IS TO BE MOUNTED AT 20'-0" AGL AND IS TO MATCH ALL EXISTING LIGHT FIXTURES.
 3. CINGULAR'S WALL ENCLOSURE IS TO BE MADE OF SPLIT FACED CMU WITH COLOR TO MATCH EXISTING (SEE DETAIL).



- A. This site will comply with the Abandonment provision of Section 14-1-6-3-17 of the City of Albuquerque Comprehensive Zoning Code.
- B. This site will comply with the Area Lighting Regulations of the Comprehensive City Zoning Code Section 14-1-6-3-9.
- C. This site does comply with the Concealed Wireless Telecommunications Facility Section 14-1-6-3-17 (A) (12) as the antennas will be placed inside of the pole.



cingular WIRELESS

2388 E. CUMBACK ROAD, SUITE 1100
ALBUQUERQUE, AZ 85015
PHONE: AZ 85015

WFI

WIRELESS FACILITY INC.

544 FRANCISCO BLVD.
ALBUQUERQUE, NM
(505) 263-2022

Kaki's Konection

P.O. BOX 93175 - ALBUQUERQUE, NM 87189
(505) 264-4748 OFFICE - (505) 264-4451 FAX
WWW.KAKISCONNECTION.COM

PROJECT NO.

NO.	SUBMITTAL
0	07/03/05 ISSUED FOR REVIEW
1	07/11/05 ISSUED FOR ZONING
2	
3	
4	

1577

108-1405

APPROVED

THE INFORMATION CONTAINED IN THIS SET OF DOCUMENTS IS PROPRIETARY BY NATURE. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO THE CLIENT NAME IS STRICTLY PROHIBITED.

SITE ID:
A093-A

SITE NAME:
VENTANA RANCH

SITE ADDRESS:
6510 PARADISE BLVD N.W.
ALBUQUERQUE, NM 87114
BERNALILLO COUNTY

SHEET TITLE
ELEVATIONS

SHEET NUMBER
Z-03

12/03/05

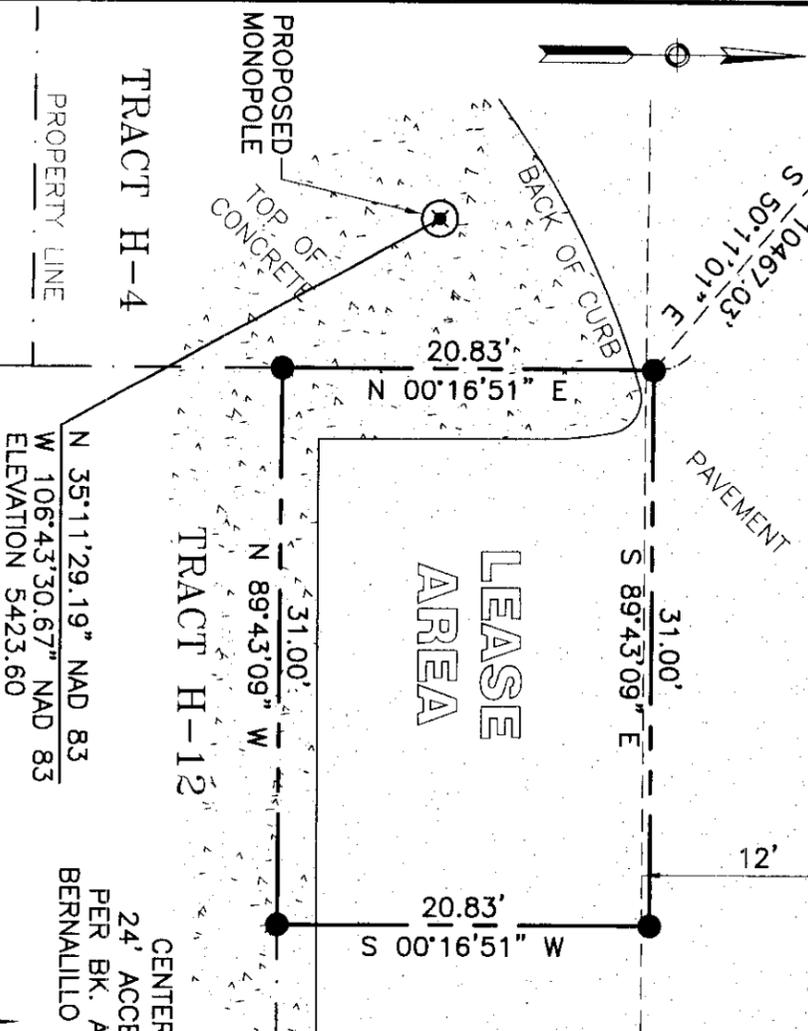
CALL BEFORE YOU DIG!
NEW MEXICO LAW REQUIRES
3 DAYS NOTICE FOR
UTILITY LOCATIONS
STIP CALL

YOU NEED ONE DAT!

ALBUQUERQUE (505) 260-1990
OTHER AREAS (800) 321-2537

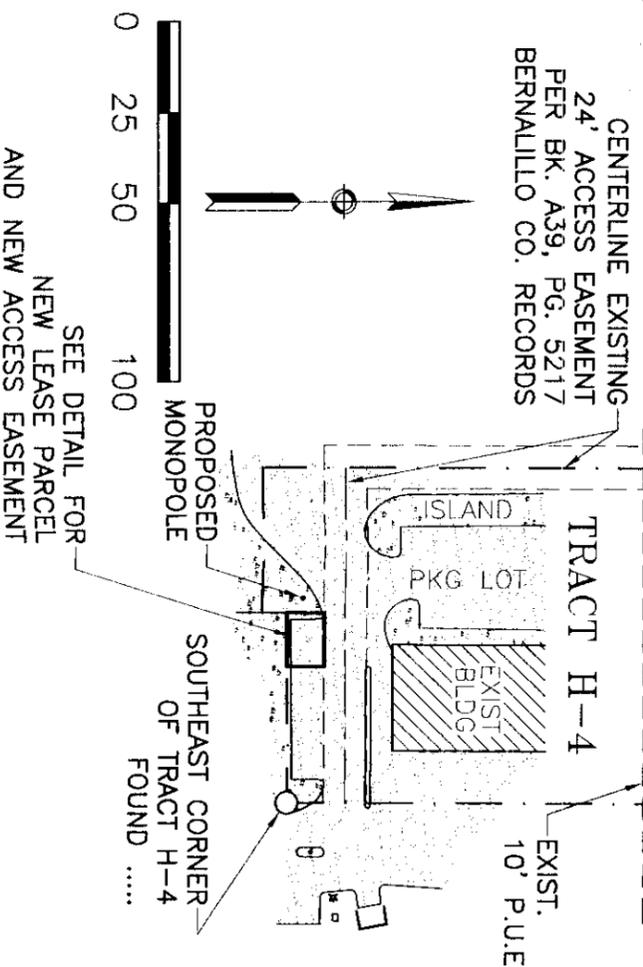
FOUND CITY OF ALBUQUERQUE
CONTROL STATION "1-A8"

CENTERLINE OF 24' WIDE ACCESS EASEMENT



LEASE PARCEL DETAIL

SCALE: 1"=10'



VICINITY MAP
NOT TO SCALE

LEASE AREA SITE SURVEY
SITUATED WITHIN THE TOWN OF ALAMEDA GRANT
WITHIN SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY
ALBUQUERQUE, NEW MEXICO

LEASE PARCEL LEGAL DESCRIPTION

A LEASE AREA LYING WITHIN THE TOWN OF ALAMEDA GRANT, WITHIN SECTION 10, TOWNSHIP 11 NORTH AND RANGE 2 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, BERNALILLO COUNTY, ALBUQUERQUE, NEW MEXICO, BEING A PORTION OF TRACT H-4 OF THE PLAT OF TRACTS H-1 THRU H-4, VENTANA SQUARE AT VENTANA RANCH, ALBUQUERQUE, NEW MEXICO AS SHOWN ON THE PLAT THEREOF RECORDED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, IN BOOK 2003C, PAGE 50, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

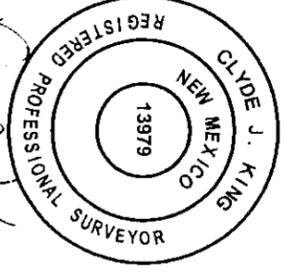
COMMENCING AT THE CITY OF ALBUQUERQUE CONTROL STATION "1-A8";
THENCE S 50°11'01" E, A DISTANCE OF 10467.03 FEET TO THE
NORTHWESTERLY CORNER OF THE LEASE AREA PARCEL FOR A CELLULAR
COMMUNICATION TOWER FACILITY AND TRUE **POINT OF BEGINNING**;
THENCE S 89°43'09" E, A DISTANCE OF 31.00 FEET;
THENCE S 00°16'51" W, A DISTANCE OF 20.83 FEET;
THENCE N 89°43'09" W, A DISTANCE OF 31.00 FEET;
THENCE N 00°16'51" E, A DISTANCE OF 20.83 FEET TO
THE **POINT OF BEGINNING**.

BASIS OF BEARINGS

NAD 83 STATE PLANE GRID NEW MEXICO CENTRAL ZONE.

SURVEYORS CERTIFICATION

I, CLYDE J. KING, A REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS LEASE SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MEETING THE MINIMUM REQUIREMENTS OF THE STANDARDS FOR LAND SURVEYS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



CLYDE J. KING
N.M.L.S. NO. 13979
DATE: 6-27-05

ABSOLUTE SURVEYING & MAPPING, INC.
1513B N. MAIN ST. SNOWFLAKE, AZ 85937
PH 928-536-7971 / FAX 928-536-5697

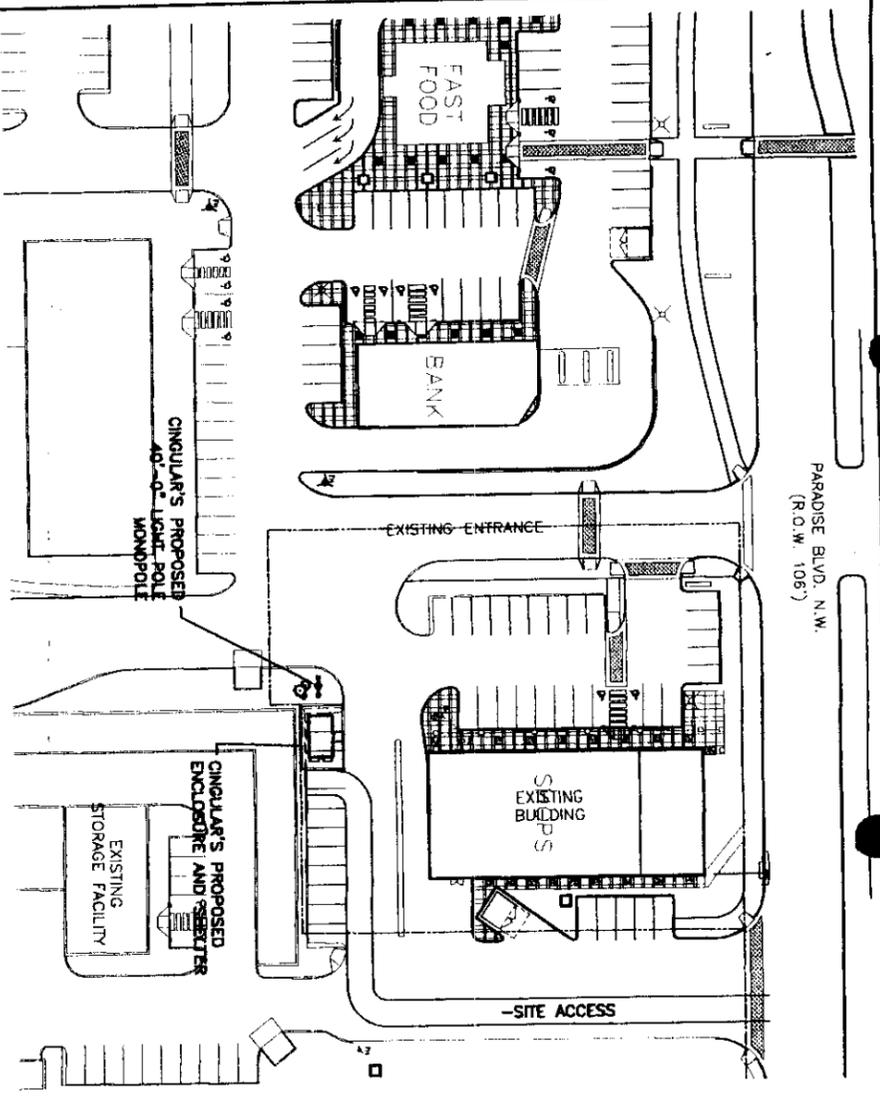
LEGEND:
● SET MONUMENT AS NOTED
⊙ FOUND CONTROL MONUMENT AS NOTED
○ FOUND MONUMENT AS NOTED
✱ LAT. & LONG. COORDINATES NAD 83

SITE NAME: VENTANA SQUARE AT VENTANA RANCH
SITE NUMBER: A093C
RING NAME: VENTANA RANCH
BERNALILLO COUNTY, NEW MEXICO
SCALE: VARIES
DRAWN BY: JR
CHECKED BY: CJK
FIELD WORK: CJK
ASM JOB NO.: 05123.1 OF 1
DATE: 08/22/05

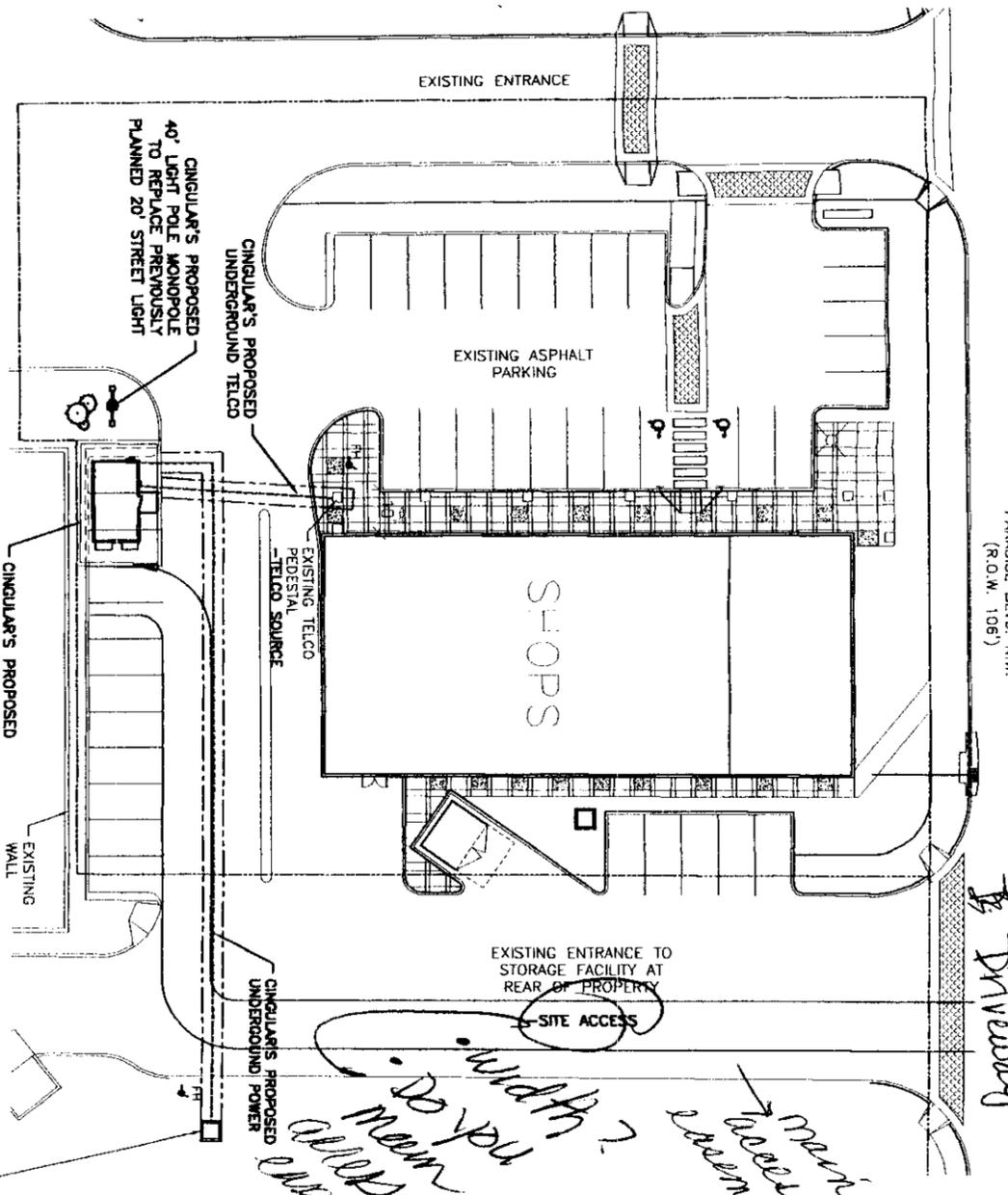
PARADISE BLVD. N.W.
(R.O.W. 106')

PARADISE BLVD. N.W.
(R.O.W. 106')

Driveway
width?
main
access



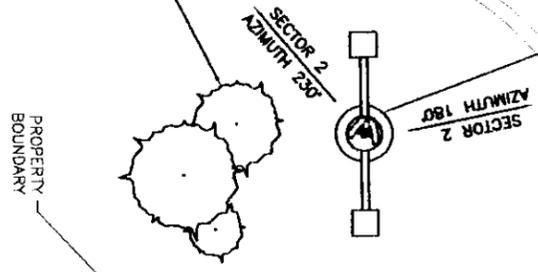
SITE PLAN
SCALE: 1" = 40'



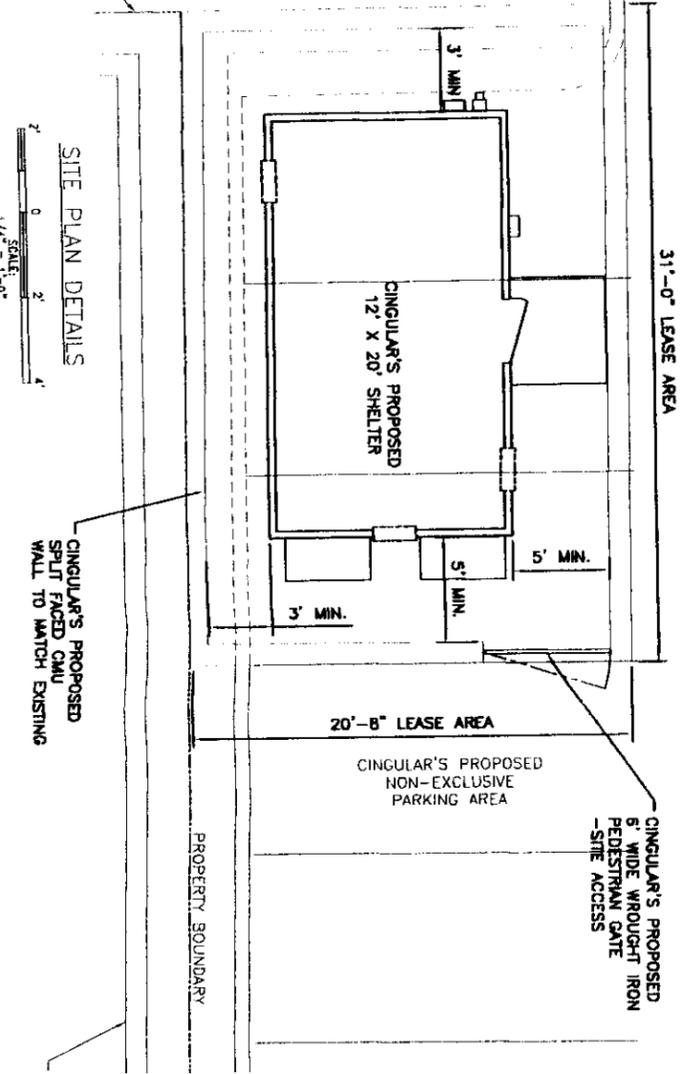
ENLARGED SITE PLAN
SCALE: 1" = 20'

CINGULAR'S PROPOSED 40'-0" MONOPOLE TO REPLACE EXISTING APPROVED 20'-0" SITE LIGHTING FIXTURE. POLE TO BE PAINTED DARK BRONZE; LIGHT FIXTURES TO BE MOUNTED AT 20'-0" AGL AND MATCH EXISTING APPROVED FIXTURES

LANDSCAPING TO MATCH PREVIOUSLY APPROVED SITE LANDSCAPING



SITE PLAN DETAILS
SCALE: 1/4" = 1'-0"



PARKING SPACE CALCULATIONS

LOT 4 SHOPS	7,800 SF BUILDING
7800 SF / 200 = 39 SPACES	
SPACES PROVIDED = 43 SPACES	
BICYCLE SPACES = 2 SPACES	
CINGULAR'S PROPOSED SITE SPACES USED = 3 SPACES	
SPACES PROVIDED - SPACES USED = 40	
TOTAL SPACES REQUIRED = 39 SPACES	
TOTAL SPACES PROVIDED = 40 SPACES	

EXISTING SPLIT FACE CMU WALL AT STORAGE FACILITY



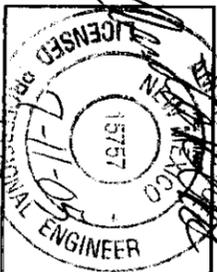
CALL BEFORE YOU DIG
SEE LOCAL LAW REQUIRES
3 WORKING DAYS NOTICE FOR
CITY/STATE/LOCAL AGENCIES
STOP CALL
SEE REPORT ON CAL
ALBUQUERQUE (505) 260-1990
OTHER AREAS (800) 321-2537

cingular
WIRELESS
2398 E. CHANDLER ROAD, SUITE 1100
PHOENIX, AZ 85016

WFI
WIRELESS INFRASTRUCTURE, INC.
3000 SAN FRANCISCO BLVD.
ALBUQUERQUE, NM
(505) 260-2000

Keki's
KONNECTIONS
P.O. BOX 83178 • ALBUQUERQUE, NM 87189
(505) 254-4749 OFFICE • (505) 264-4851 FAX
WWW.KEKISCONNECTIONS.COM

NO.	SUBMITTAL
0	07/03/08 ISSUED FOR REVIEW BY: MFP (CHKD: RK) (APPRD: NW)
1	07/11/08 ISSUED FOR ZONING BY: MFP (CHKD: RK) (APPRD: NW)
2	
3	
4	

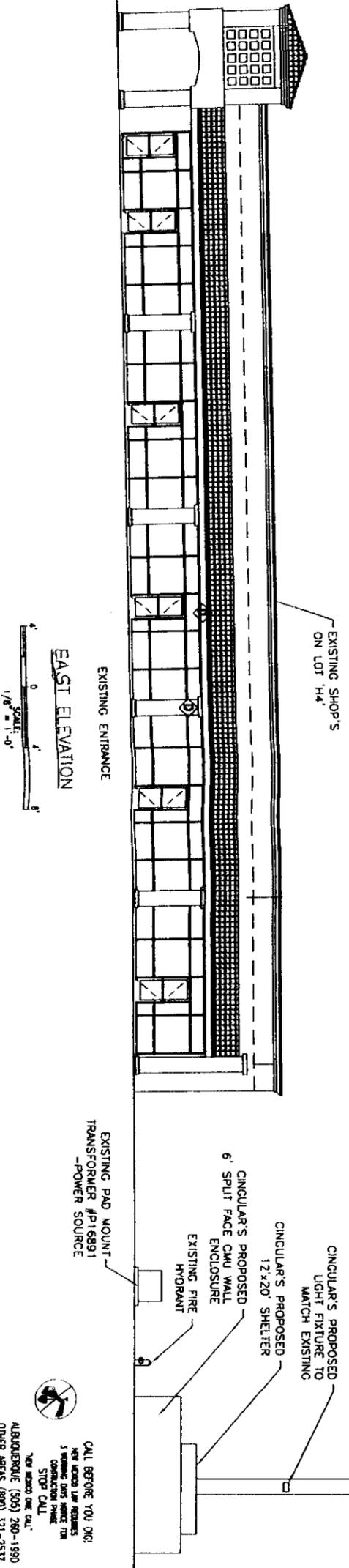
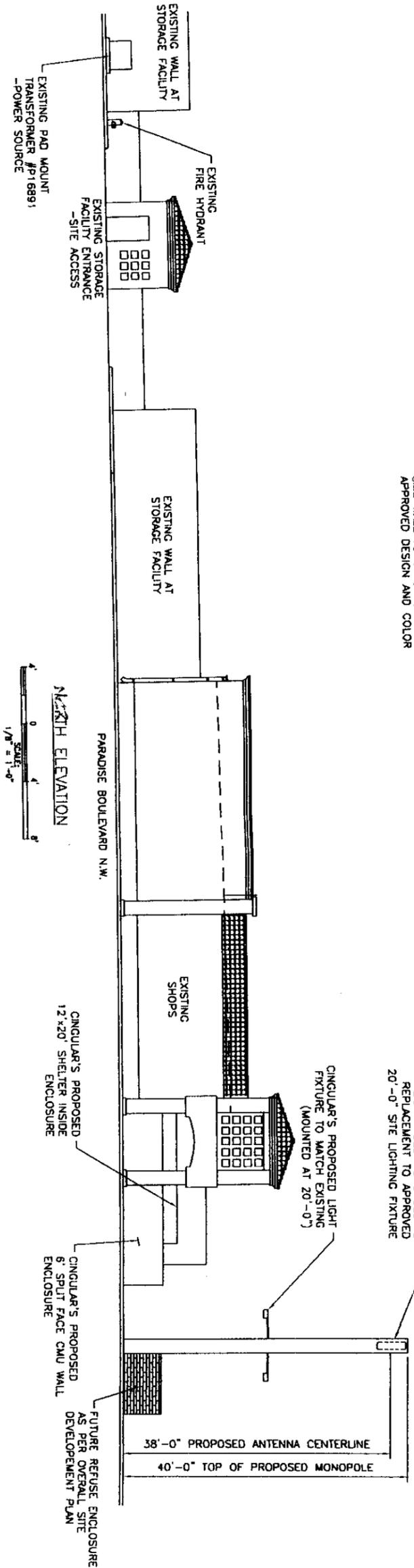
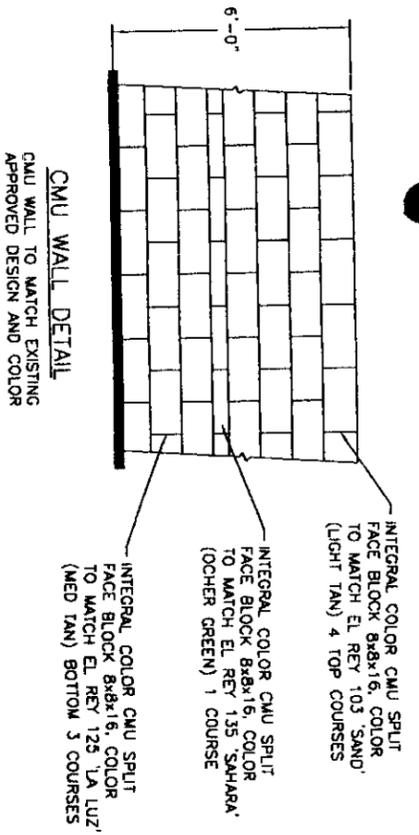


THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PREPARED BY AN INDIVIDUAL WHO IS NOT A LICENSED PROFESSIONAL ENGINEER. CLIENT NAME IS STRICTLY PROHIBITED.

SITE ID: A093-A
SITE NAME: VENTANA RANCH
SITE ADDRESS: 6510 PARADISE BLVD N.W., ALBUQUERQUE, NM 87114, BERNALILLO COUNTY

SHEET TITLE: SITE PLAN (S)
SHEET NUMBER: Z-02
DATE: 07/03/08

- NOTES:
1. MONOPOLE LIGHT POLE IS TO BE PAINTED DARK BRONZE TO MATCH EXISTING SITE LIGHTING FIXTURES.
 2. LIGHT FIXTURE ON MONOPOLE IS TO BE MOUNTED AT 20'-0" AGL AND IS TO MATCH ALL EXISTING LIGHT FIXTURES.
 3. CINGULAR'S WALL ENCLOSURE IS TO BE MADE OF SPLIT FACED CMU WITH COLOR TO MATCH EXISTING (SEE DETAIL).



cingular WIRELESS

2390 E. CAMBRIDGE ROAD, SUITE 1100
PHOENIX, AZ 85016

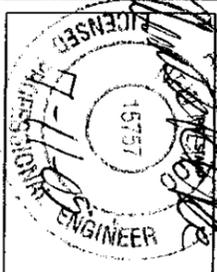
WFI
WIRELESS FACILITY INSTALLATION, INC.
5041 FRANKS ROAD N.E.
ALBUQUERQUE, NM
(505) 222-3000

Kaki's Konnection

P.O. BOX 53175 - ALBUQUERQUE, NM 87119
(505) 264-4148 OFFICE - (505) 264-4811 FAX
WWW.KAKISCONNECTION.COM

PROJECT NO.

NO.	SUBMITTAL
0	07/03/05 ISSUED FOR REVIEW
1	07/17/05 ISSUED FOR ZONING
2	
3	
4	



THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS THE PROPERTY OF KAKI'S KONNECTION. ANY USE OR DISCUSSION OF OTHER THAN THAT WHICH RELATES TO THE CLIENT NAME IS STRICTLY PROHIBITED.

SITE ID:
A093-A

SITE NAME:
VENTANA RANCH

SITE ADDRESS:
**6510 PARADISE BLVD N.W.
ALBUQUERQUE, NM 87114
BERNALILLO COUNTY**

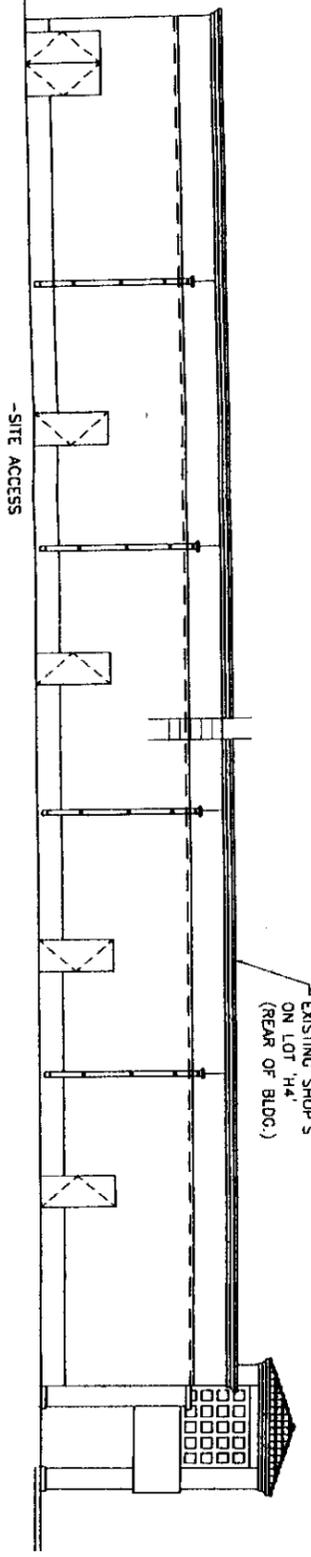
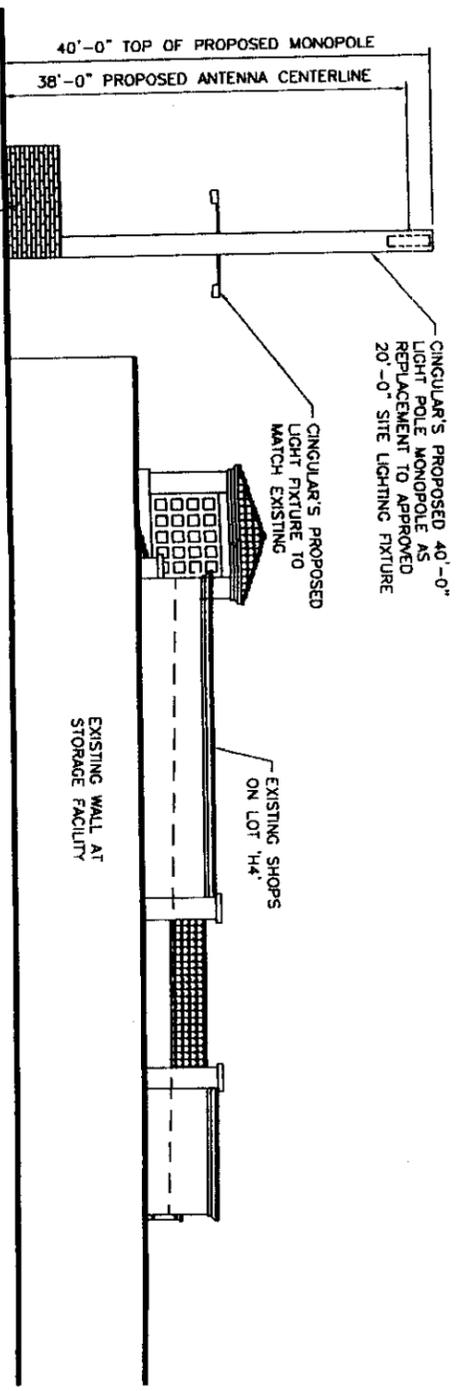
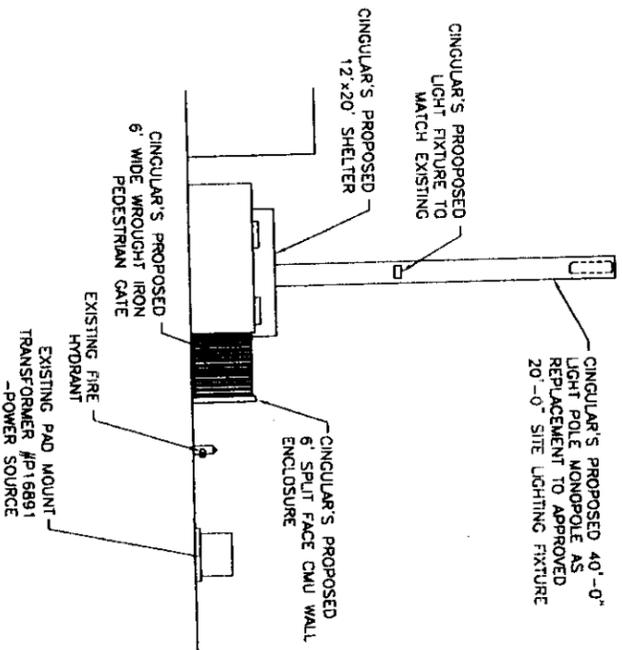
SHEET TITLE:
ELEVATIONS

SHEET NUMBER:
Z-03

DATE:
07/03/05

CALL BEFORE YOU DIG!
NEW MEXICO LAW REQUIRES
3 WORKING DAYS NOTICE FOR
CONSTRUCTION FROM
STOP CALL
NEW MEXICO ONE CALL
ALBUQUERQUE (505) 260-1990
OTHER AREAS (800) 321-2537

- NOTES:
1. MONOPOLE LIGHT POLE IS TO BE PAINTED DARK BRONZE TO MATCH EXISTING SITE LIGHTING FIXTURES.
 2. LIGHT FIXTURE ON MONOPOLE IS TO BE MOUNTED AT 20'-0" AGL AND IS TO MATCH ALL EXISTING LIGHT FIXTURES.
 3. CINGULAR'S WALL ENCLOSURE IS TO BE MADE OF SPLIT FACED CMU WITH COLOR TO MATCH EXISTING (SEE DETAIL SHEET 203).



CALL BEFORE YOU DIG:
 NEW MEXICO LAW ENFORCES
 1. EXISTING UTILITIES
 2. EXISTING FOUNDATION
 3. STOP CALL
 NEW MEXICO DEPT. OF
 ALBUQUERQUE (505) 260-1990
 OTHER AGENCIES (800) 321-2537

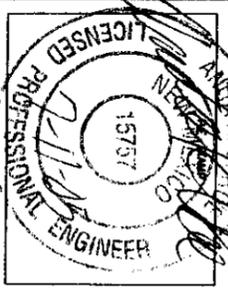
cingular
 WIRELESS
 2380 E. CAMDEN ROAD, SUITE 1100
 PHOENIX, AZ 85015

WFI
 WILLIAM FINCHAM, INC.
 544 RAINBOW BLVD.
 ALBUQUERQUE, NM
 (505) 224-0000

Kaki's
 Konectionz
 P.O. BOX 5175 - ALBUQUERQUE, NM 87199
 (505) 264-1146 OFFICE - (505) 264-4851 FAX
 WWW.KAKISKONECTIONZ.COM

PROJECT NO.

NO.	DESCRIPTION
0	07/01/05 SUBMITTAL
1	07/11/05 ISSUED FOR REVIEW
2	07/11/05 ISSUED FOR PERMITS
3	
4	



THE INFORMATION CONTAINED IN THIS SET OF DOCUMENTS IS THE PROPERTY OF WFI. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO THE CLIENT NAME IS STRICTLY PROHIBITED.

SITE ID:
A093-A
 SITE NAME:
VENTANA RANCH
 SITE ADDRESS:
 6510 PARADISE BLVD N.W.
 ALBUQUERQUE, NM 87114
 BERNALILLO COUNTY

SHEET TITLE
ELEVATIONS

SHEET NUMBER
Z-04
 DATE
 07/03/05