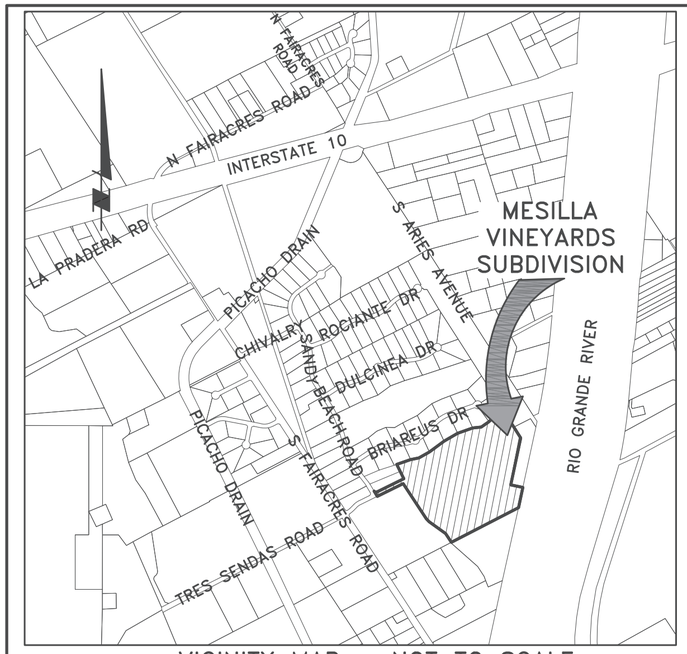
PRELIMINARY PLAT – MESILLA VINEYARDS SUBDIVISION

BEING A REPLAT OF LOT 2A,
LA MANCHA ESTATES PHASES I & IIa, REPLAT NO. 3
RECORDED SEPTEMBER 23, 2020 IN PLAT RECORD 24, PAGE 597
LOCATED IN SECTION 27, T.23S., R.1E.,
N.M.P.M. OF THE U.S.G.L.O. SURVEYS
SOUTHWEST OF LAS CRUCES, DONA ANA COUNTY, NEW MEXICO
SCALE 1" = 100' SEPTEMBER 20, 2021



VICINITY MAP – NOT TO SCALE

SCALE: 1" = 40'
0 20 40 80

OWNERSHIP INFORMATION
CRUCES EQUITY PARTNERS LP
1155 S TELSHOR STE B
LAS CRUCES, NM 88011

INSTRUMENT NO. 1208468 FILED MARCH 27, 2012

NOTES:

1. THE SUBDIVIDER IS RESPONSIBLE FOR PROVIDING UTILITY STUB–OUTS TO EACH LOT AND FOR PROVIDING ANY AND ALL EASEMENTS NECESSARY TO PROVIDE UTILITY SERVICE TO LOTS CONTAINED HEREIN.
2. BASIS OF BEARING IS BETWEEN MONUMENTS FOUND FOR THE SOUTH LINE OF LOT 2A, LA MANCHA ESTATES PHASES I & IIa, REPLAT NO. 3 RECORDED SEPTEMBER 23, 2020 IN PLAT RECORD 24, PAGE 597. (S62°42'05"W)
3. ALL STORM DRAINAGE TO BE RETAINED WITH INDIVIDUAL ON–LOT PONDING (P) ON EACH AND EVERY RESIDENTIAL LOT, ROADWAY DRAINAGE SHALL BE SELF CONTAINED AND STORED IN ROADWAY SWALES. MAINTENANCE OF ON–LOT PONDING AND ROADWAY SWALES ARE THE RESPONSIBILITY OF THE LOT OWNERS.
4. TRACT A IS FOR PONDING. IT WILL BE DEDICATED TO THE OWNERS OF ADJACENT PONDING (SWEC).
5. SUBDIVISION IS LOCATED IN FLOOD ZONE "X" (NOT IN FLOOD ZONE) ON FEMA PANEL 35013C1089G DATED JULY 6, 2016.

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