

AGENDA
City of Hobbs Planning Board – Special Meeting
October 13, 2025 at 10:00 AM

W.M. “Tres” Hicks, Chairman
Bill Ramirez
Brett Drennan
Larchinee Turner

Guy Kesner, Vice Chairman
Ben Donahue
Brett Clay

Tentative Agenda for the Planning Board Special Meeting to be held on Monday, October 13, 2025 at 10:00 AM, at the City of Hobbs Annex Building, First Floor Commission Chambers located at 200 E. Broadway, Hobbs, NM 88240.

AGENDA

Call To Order and Roll Call

- 1) Review and Consider Approval of Agenda

Communications from Citizens. (3-minute limit per citizen)

Action Items:

- 2) Review and consider Final Plat for Trinity Unit 3 and approval of the form of surety

Discussion Items:

None

Adjournment

The City will make every effort to provide reasonable accommodations for people with disabilities who wish to attend a public meeting. Please notify the City at least 24 hours before the meeting. Telephone 575-397-9232.

“Notice is hereby given that a quorum of the Hobbs City Commission may be in attendance at this meeting.”

*Patricia J. Ramirez
10-9-25*

TRINITY ESTATES SUBDIVISION, UNIT THREE,
TO THE CITY OF HOBBS, LEA COUNTY, NEW MEXICO

LOCATED IN THE EAST HALF OF SECTION 16,
TOWNSHIP 18 SOUTH, RANGE 38 EAST, N.M.P.M., CITY OF HOBBS,
LEA COUNTY, NEW MEXICO

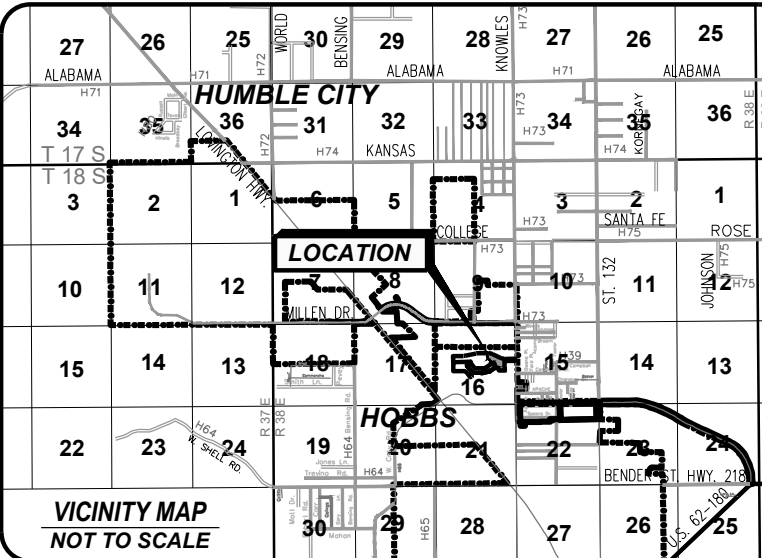
BOUNDARY LINE TABLE			CURVE TABLE				
LINE	BEARING	DISTANCE	CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING
L1	S57°37'08"W	172.75'	C1	203.00'	75.02'	21°10'28"	N80°01'02"W
L2	N32°22'52"W	110.01'	C2	580.00'	274.57'	27°07'24"	S77°02'34"E
L3	N10°16'07"E	77.50'	C3	500.00'	158.25'	18°08'03"	S72°32'54"E
L4	N42°19'16"W	131.95'	C4	2897.53'	104.87'	2°04'25"	S80°08'34"E
L5	N30°50'19"E	44.92'	C5	500.00'	73.05'	8°22'14"	N88°25'09"W
L6	S89°23'44"W	82.31'	C6	500.00'	79.12'	9°04'00"	N77°42'02"W
L7	N00°36'16"W	120.00'	C7	500.00'	79.69'	9°07'54"	N68°36'04"W
L8	N03°19'49"E	57.13'	C8	500.00'	4.84'	0°33'15"	N63°45'30"W
L9	N00°36'16"W	200.00'	C9	25.00'	39.26'	89°58'35"	N18°28'09"W
L10	N89°23'44"E	78.99'	C10	25.00'	38.03'	87°10'05"	N72°55'05"E
L11	S67°28'52"E	577.34'	C11	380.00'	4.84'	0°43'45"	N63°50'45"W
L12	S00°36'16"E	81.06'	C12	380.00'	60.18'	9°04'26"	N68°44'50"W
L13	S00°36'16"E	534.34'	C13	380.00'	58.44'	8°48'42"	N77°41'24"W
L14	N89°23'44"E	25.00'	C14	380.00'	56.43'	8°30'31"	N86°21'01"W
L15	S00°36'16"E	115.00'	C15	25.00'	39.25'	89°57'03"	S71°32'37"W
L16	S89°23'44"W	376.00'	C16	580.00'	57.80'	5°41'24"	S98°19'34"E
L17	N49°08'25"W	45.99'	C17	580.00'	60.72'	5°59'55"	S72°10'12"E
L18	N30°07'06"W	107.00'	C18	580.00'	63.44'	6°16'02"	S78°18'12"E
L19	N29°52'54"E	50.00'	C19	54.00'	127.44'	135°12'56"	N58°52'24"W
L20	N86°30'28"W	136.38'	C20	25.00'	25.24'	57°50'23"	N82°26'19"E
L21	N62°03'29"W	57.53'	C21	25.00'	2.25'	5°09'38"	S66°03'40"E
L22	N37°22'50"E	24.71'	C22	25.00'	39.29'	90°02'57"	S19°27'23"E
L23	N22°22'51"W	147.81'	C23	233.00'	57.61'	10°12'09"	N85°29'42"W
L24	N57°37'08"E	46.37'	C24	323.00'	95.30'	16°54'15"	N71°56'00"W
L25	N25°21'39"W	57.43'	C25	25.00'	40.40'	92°34'47"	N17°11'28"W
L26	N32°22'51"W	110.00'	C26	200.00'	51.43'	14°44'06"	N36°27'58"E
C27	203.00'	59.89'	C27	203.00'	59.89'	16°54'15"	N71°56'00"W
C28	203.00'	36.21'	C28	203.00'	36.21'	10°12'09"	N85°29'42"W
C29	203.00'	21.08'	C29	203.00'	21.08'	5°59'55"	N85°29'42"W
C30	200.00'	48.12'	C30	200.00'	48.12'	13°47'07"	N50°43'35"E
C31	257.00'	9.42'	C31	257.00'	9.42'	2°05'57"	N56°34'10"E
C32	257.00'	49.03'	C32	257.00'	49.03'	10°55'52"	N50°03'15"E
C33	257.00'	56.28'	C33	257.00'	56.28'	12°32'48"	N38°19'56"E
C34	257.00'	13.20'	C34	257.00'	13.20'	2°56'38"	N30°34'14"E
C35	25.00'	38.14'	C35	25.00'	38.14'	87°25'13"	S72°48'32"W
C36	25.00'	39.27'	C36	25.00'	39.27'	90°00'00"	N18°28'52"W
C37	200.00'	36.82'	C37	200.00'	36.82'	10°32'57"	N31°47'37"E
C38	200.00'	71.74'	C38	200.00'	71.74'	20°33'03"	N47°20'37"E
C39	257.00'	61.27'	C39	257.00'	61.27'	13°39'38"	N49°48'43"E
C40	257.00'	61.00'	C40	257.00'	61.00'	13°35'58"	N38°08'55"E
C41	257.00'	12.69'	C41	257.00'	12.69'	2°48'48"	N27°56'02"E
C42	25.00'	39.27'	C42	25.00'	39.27'	89°59'59"	S71°31'09"W
C43	25.00'	39.27'	C43	25.00'	39.27'	90°00'00"	N18°28'52"W
C44	25.00'	11.42'	C44	25.00'	11.42'	26°09'56"	N39°36'06"E
C45	54.00'	63.21'	C45	54.00'	63.21'	87°04'13"	S19°08'57"W
C46	54.00'	62.43'	C46	54.00'	62.43'	86°19'29"	S47°30'29"E
C47	54.00'	17.33'	C47	54.00'	17.33'	18°23'03"	S89°49'20"E
C48	25.00'	13.72'	C48	25.00'	13.72'	31°27'18"	N83°17'12"W
C49	99.85'	32.30'	C49	99.85'	32.30'	18°32'08"	S76°49'37"E
C50	99.85'	8.99'	C50	99.85'	8.99'	5°09'26"	S88°40'24"E
C51	20.00'	13.51'	C51	20.00'	13.51'	38°41'47"	S67°57'19"W
C52	54.00'	67.27'	C52	54.00'	67.27'	71°22'22"	N44°37'02"E
C53	54.00'	67.69'	C53	54.00'	67.69'	71°49'17"	N26°58'46"W
C54	54.00'	49.89'	C54	54.00'	49.89'	52°56'07"	N89°21'28"W
C55	54.00'	73.19'	C55	54.00'	73.19'	77°39'38"	S25°20'41"W
C56	25.00'	24.44'	C56	25.00'	24.44'	56°00'29"	N14°31'07"E
C57	54.00'	97.10'	C57	54.00'	97.10'	32°54'54"	N54°56'30"E
C58	54.00'	38.79'	C58	54.00'	38.79'	41°09'13"	S88°16'22"E
C59	25.00'	4.25'	C59	25.00'	4.25'	9°44'44"	N42°34'12"W
C60	25.00'	7.00'	C60	25.00'	7.00'	16°02'17"	N55°27'43"W
C61	25.00'	39.27'	C61	25.00'	39.27'	90°00'00"	S71°31'08"W
C62	25.00'	41.05'	C62	25.00'	41.05'	84°04'41"	S22°31'12"E
C63	25.00'	17.12'	C63	25.00'	17.12'	37°24'34"	S78°29'20"E
C64	540.00'	255.63'	C64	540.00'	255.63'	27°07'24"	N77°02'34"W
C65	540.00'	170.01'	C65	540.00'	170.01'	18°02'18"	S72°30'01"E
C66	2937.53'	112.10'	C66	2937.53'	112.10'	2°11'12"	S80°12'56"E
C67	351.50'	166.40'	C67	351.50'	166.40'	27°07'24"	N77°02'34"W
C68	228.50'	113.74'	C68	228.50'	113.74'	28°37'13"	N45°21'32"E
C69	228.50'	124.03'	C69	228.50'	124.03'	31°06'00"	N42°04'08"E
C70	71.35'	29.50'	C70	71.35'	29.50'	23°41'34"	S79°24'20"E

NOTES:

1) BEARINGS SHOWN HEREON ARE MERCATOR GRID AND CONFORM TO THE NEW MEXICO COORDINATE SYSTEM "NEW MEXICO EAST ZONE" NORTH AMERICAN DATUM 1983. THE CONVERGENCE ANGLE TO TRUE NORTH IS 00°38'28.2" BASED ON A POINT OF ORIGIN LOCATED AT (NAD83) N: 641473.514 E: 905578.924 ESTABLISHED FROM GPS OBSERVATIONS AND SUBSEQUENT NGS OPUS PROCESSING. DISTANCES ARE SURFACE VALUES.

2) WITH RESPECT TO THE FLOOD INSURANCE RATE MAP FOR LEA COUNTY, NEW MEXICO AND INCORPORATED AREAS, PANEL 1170 OF 2150, MAP NO. 3020C1170D, EFFECTIVE DATE, DECEMBER 16, 2008, THIS TRACT IS WITHIN "ZONE X", DEFINED AS AREAS DETERMINED TO BE OUTSIDE OF THE 500-YEAR FLOOD PLAIN, THE APPROXIMATE BOUNDARIES AS SHOWN HEREON.

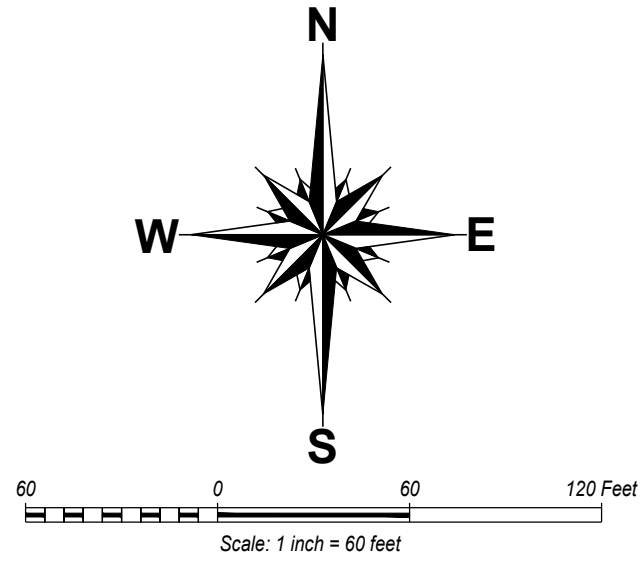
3) 1/2" STEEL ROD W/ CAP MARKED "JWSC PS 12641" SET AT ALL LOT CORNERS.



Scale: One Inch = Sixty Feet
CAD Drafter & Date: ACK - 07/29/2025
JWSC W.O. No.: 24110092 1OF2
JWSC File No.: E - 3599

© V:\0024110092 TRINITY ESTATES UNIT 3

STATE OF NEW MEXICO
COUNTY OF LEA - FILED:



LEGEND:

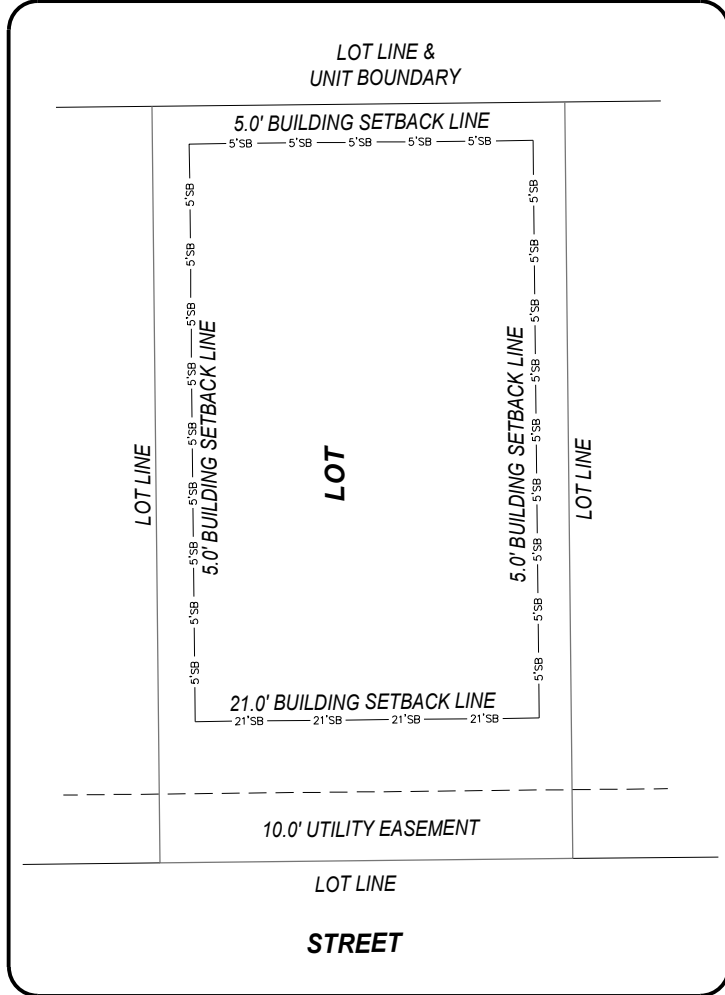
- - DENOTES SET 1/2" STEEL ROD W/CAP MARKED "JWSC PS 12641", UNLESS NOTED OTHERWISE
- - DENOTES FOUND 1/2" STEEL ROD W/CAP MARKED "JWSC PS 12641", UNLESS NOTED OTHERWISE
- - DENOTES DIMENSION POINT
- DENOTES CENTERLINE OF ROADWAY
- DENOTES 10 FT. UTILITY EASEMENT
- DENOTES 5 FT. BUILDING SETBACK LINE
- DENOTES 10 FT. BUILDING SETBACK LINE
- DENOTES 21 FT. BUILDING SETBACK LINE

TYPICAL DETAILS: LOT EASEMENTS AND SETBACKS
NOT TO SCALE

EASEMENT AND SETBACK NOTES:

1) A TEN FOOT UTILITY EASEMENT IS HEREBY RESERVED AROUND AND WITHIN ALL LOTS ADJOINING RIGHTS-OF-WAY. ALL RIGHTS-OF-WAY ARE DEDICATED IN THIS PLAT.

2) LOT FRONT SETBACK LINES ARE 21.00 FEET. LOT SIDE AND REAR SETBACK LINES ARE 5.0 FEET EXCEPT ALONG RIGHTS-OF-WAY, WHERE 10.00 FOOT SETBACK LINES APPLY.



SURVEYOR'S CERTIFICATE:

I, GARY G. EIDSON, NEW MEXICO PROFESSIONAL SURVEYOR NO. 12641, DO HEREBY CERTIFY THAT THIS SURVEY PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR THIS SURVEY, THAT THIS SURVEY MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE: _____

PROVIDING SURVEYING SERVICES
SINCE 1946

JOHN WEST SURVEYING COMPANY
412 N. DAL PASO HOBBS, N.M. 88240
(575) 393-3117 www.jwsc.biz
TBPLSW 10021000

TRINITY ESTATES SUBDIVISION, UNIT THREE,
TO THE CITY OF HOBBS, LEA COUNTY, NEW MEXICO
LOCATED IN THE EAST HALF OF SECTION 16,
TOWNSHIP 18 SOUTH, RANGE 38 EAST, N.M.P.M., CITY OF HOBBS,
LEA COUNTY, NEW MEXICO

OWNER'S STATEMENT, DEDICATION AND AFFIDAVIT:

THE FOREGOING SUBDIVISION OF A PORTION OF TRACT "A-1" OF THE DEL NORTE HEIGHTS SECTION 16 LAND DIVISION NO. 2, AS SHOWN ON THAT CERTAIN PLAT RECORDED ON 08-11-2022 IN SURVEY RECORDS BOOK 2, PAGE 804 OF THE OFFICIAL RECORDS OF LEA COUNTY, NEW MEXICO, SITUATED WITHIN THE CORPORATE BOUNDARIES OF THE CITY OF HOBBS, LEA COUNTY, NEW MEXICO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" STEEL ROD WITH CAP MARKED "JWSC PS 12641" FOUND FOR THE NORTHEAST CORNER OF LOT 29 OF THE TRINITY ESTATES SUBDIVISION, UNIT TWO TO THE CITY OF HOBBS, LEA COUNTY, NEW MEXICO AS RECORDED IN BOOK 2227, PAGE 253, LEA COUNTY RECORDS, LEA COUNTY, NEW MEXICO; THENCE S57°37'08"W DISTANCE OF 172.75 FEET TO A CORNER OF THIS TRACT; THENCE N32°22'52"W A DISTANCE OF 110.01 FEET TO A CORNER OF THIS TRACT; THENCE N10°16'07"E A DISTANCE OF 77.50 FEET TO A CORNER OF THIS TRACT; THENCE N42°19'16"W A DISTANCE OF 131.95 FEET TO A CORNER OF THIS TRACT; THENCE N30°50'19"E A DISTANCE OF 44.92 FEET TO A CORNER OF THIS TRACT AND THE BEGINNING OF A CURVE TO THE LEFT HAVING A CHORD BEARING N80°01'02"W A DISTANCE OF 74.60 FEET, SAID CURVE HAVING A RADIUS OF 203.00 FEET AND A CENTRAL ANGLE OF 21°10'28", THEN ALONG THE ARC OF SAID CURVE A DISTANCE OF 75.02 FEET TO A CORNER OF THIS TRACT; THENCE S89°23'44"W A DISTANCE OF 82.51 FEET TO A CORNER OF THIS TRACT; THENCE N00°36'16"W A DISTANCE OF 120.00 FEET TO A CORNER OF THIS TRACT; THENCE N03°19'49"E A DISTANCE OF 57.13 FEET TO A CORNER OF THIS TRACT; THENCE N00°36'16"W A DISTANCE OF 200.00 FEET TO THE NORTHWEST CORNER OF THIS TRACT; THENCE N89°23'44"E A DISTANCE OF 78.59 FEET TO A CORNER OF THIS TRACT AND THE BEGINNING OF A CURVE TO THE RIGHT HAVING A CHORD BEARING S77°02'34"E A DISTANCE OF 272.01 FEET, SAID CURVE HAVING A RADIUS OF 580.00 FEET AND A CENTRAL ANGLE OF 27°07'24", THEN ALONG THE ARC OF SAID CURVE A DISTANCE OF 274.57 FEET TO A CORNER OF THIS TRACT; THENCE S63°28'52"E A DISTANCE OF 577.34 FEET TO A CORNER OF THIS TRACT AND THE BEGINNING OF A CURVE TO THE LEFT HAVING A CHORD BEARING S72°32'54"E A DISTANCE OF 157.59 FEET, SAID CURVE HAVING A RADIUS OF 500.00 FEET AND A CENTRAL ANGLE OF 18°08'03", THEN ALONG THE ARC OF SAID CURVE A DISTANCE OF 158.25 FEET TO A CORNER OF THIS TRACT; THEN CONTINUING ALONG A CURVE TO THE LEFT HAVING A CHORD BEARING S80°08'34"E A DISTANCE OF 104.86 FEET, SAID CURVE HAVING A RADIUS OF 2897.53 FEET AND A CENTRAL ANGLE OF 02°04'25", THEN ALONG THE ARC OF SAID CURVE A DISTANCE OF 104.87 FEET TO A CORNER OF THIS TRACT; THENCE S00°36'16"E DISTANCE OF 81.06 FEET TO A CORNER OF THIS TRACT; THENCE S00°36'16"E A DISTANCE OF 534.34 FEET TO A CORNER OF THIS TRACT; THENCE N89°23'44"E DISTANCE OF 25.00 FEET TO A CORNER OF THIS TRACT; THENCE S00°36'16"E DISTANCE OF 115.00 FEET TO A CORNER OF THIS TRACT; THENCE S89°23'44"W DISTANCE OF 376.00 FEET TO A CORNER OF THIS TRACT; THENCE N48°06'25"W DISTANCE OF 45.09 FEET TO A CORNER OF THIS TRACT; THENCE N30°07'06"W DISTANCE OF 107.00 FEET TO A CORNER OF THIS TRACT; THENCE N29°52'54"E DISTANCE OF 50.00 FEET TO A CORNER OF THIS TRACT; THENCE N86°30'28"W DISTANCE OF 136.38 FEET TO A CORNER OF THIS TRACT; THENCE N62°03'29"W A DISTANCE OF 57.53 FEET TO A CORNER OF THIS TRACT; THENCE N37°22'50"E A DISTANCE OF 24.71 FEET TO A CORNER OF THIS TRACT; THENCE N32°22'51"W A DISTANCE OF 147.81 FEET TO A CORNER OF THIS TRACT; THENCE N57°37'08"E A DISTANCE OF 46.37 FEET TO A CORNER OF THIS TRACT; THENCE N25°21'39"W A DISTANCE OF 57.43 FEET TO A CORNER OF THIS TRACT; THENCE N32°22'15"W A DISTANCE OF 110.00 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINING 16.88 ACRES MORE OR LESS.

SAID PROPERTY IS BEING SUBDIVIDED AS THE SAME APPEARS HEREON, WITH ALL RIGHTS-OF-WAY AS SHOWN BEING DEDICATED TO THE PUBLIC, COMPRISING TRINITY ESTATES SUBDIVISION, UNIT THREE, TO THE CITY OF HOBBS, WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETORS THEREOF, NOTICE IS HEREBY GIVEN THAT THERE HAS BEEN FILED IN THE OFFICE OF THE COUNTY CLERK OF LEA COUNTY, NEW MEXICO, CERTAIN RESTRICTIVE COVENANTS APPLICABLE TO THE ABOVE DESCRIBED PROPERTY, WHICH SAID COVENANTS ARE RECORDED ON PAGE _____ OF BOOK _____, MISCELLANEOUS RECORDS OF SAID COUNTY.

JESSIE STUARD
STUARD DEVELOPMENT, LLC

ACKNOWLEDGMENT:

STATE OF NEW MEXICO
COUNTY OF LEA

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2025 A.D., BY JESSIE STUARD, STUARD DEVELOPMENT, LLC.

NOTARY PUBLIC

CERTIFICATE OF APPROVAL BY THE CITY PLANNING BOARD:

THE PLAT, RESTRICTIONS AND DEDICATION REVIEWED AND APPROVED ON THE _____ DAY OF _____, 2025 A.D., BY THE CITY PLANNING BOARD OF HOBBS, NEW MEXICO.

CHAIRMAN: WILLIAM M. HICKS III

ACKNOWLEDGMENT:

STATE OF NEW MEXICO
COUNTY OF LEA

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2025 A.D., BY WILLIAM M. HICKS III.

NOTARY PUBLIC

CERTIFICATE OF MUNICIPAL APPROVAL BY RESOLUTION:

I, JAN FLETCHER, THE DULY APPOINTED AND ACTING CITY CLERK OF THE CITY OF HOBBS, LEA COUNTY, NEW MEXICO, DO HEREBY CERTIFY THAT THE FOREGOING PLAT OF TRINITY ESTATES SUBDIVISION, UNIT THREE, WAS APPROVED BY THE COMMISSION OF THE CITY OF HOBBS BY RESOLUTION No. _____ ON THE _____ OF _____, 2025 A.D.

JAN FLETCHER, CITY CLERK

ACKNOWLEDGMENT:

STATE OF NEW MEXICO
COUNTY OF LEA

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2025 A.D., BY JAN FLETCHER.

NOTARY PUBLIC



SURVEYOR'S CERTIFICATE:

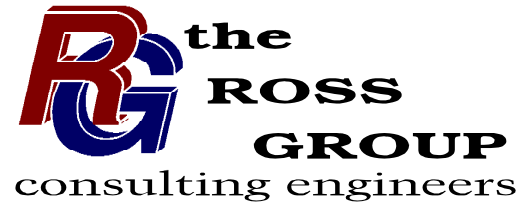
I, GARY G. EIDSON, NEW MEXICO PROFESSIONAL SURVEYOR No. 12641, DO HEREBY CERTIFY THAT THIS SURVEY PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR THIS SURVEY; THAT THIS SURVEY MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE: _____
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Scale: One Inch = Sixty Feet
CAD Drafter & Date: ACK - 07/29/2025
JWSC W.O. No.: 24110092 2OF2
JWSC File No.: E - 3599

© V:\0024\24110092 TRINITY ESTATES UNIT 3

STATE OF NEW MEXICO
COUNTY OF LEA ~ FILED:



October 9, 2025

Mr. Todd Randall
Assistant City Manager
City of Hobbs
200 E. Broadway
Hobbs, New Mexico 88240

Re: **Trinity Estates Unit 3**

Dear Mr. Randall:

Periodic inspection indicates that the construction of the infrastructure serving all lots in Unit 3 has been completed pursuant to the approved plans, and specifications.

I therefore, recommend acceptance by the City.

The work remaining on the construction of Del Norte Parkway is detailed on the attached spread sheet and totals \$750,921.87 including GRT.

If you have any questions regarding the projects, please contact our office.

Sincerely,

the Ross Group

Philip L. Ross, PE

Cc: Jessie Stuard

WORK LOCATED EAST OF UNIT 3 - FROM STA 0+46.1 TO STA 5+36.43

SUBTOTAL ROADWAY/DIRTWORK FROM STA 0+46.1 TO STA 5+36.43	\$248,065.08	
EST. NMGR (6.5625%)	\$16,279.27	
EST. TOTAL ROADWAY/DIRTWORK FROM STA 0+46.1 TO STA 5+36.43	\$264,344.35	\$264,344.35

SUBTOTAL ROADWAY/DIRTWORK FROM STA 5+36.43 TO STA 17+29.87	\$456,612.33	
EST. NMGR (6.5625%)	\$29,965.18	
EST. TOTAL ROADWAY/DIRTWORK FROM STA 5+36.43 TO STA 17+29.87	\$486,577.51	\$486,577.51

GRAND TOTAL	\$	750,921.87
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