DRB Project Number: 2019-003062 AGENDA ITEM NO: 18

Coffee Shop at Coors/Paseo del Norte

SUBJECT: Sketch Plat

ENGINEERING COMMENTS:

1. For next submittal, provide documentation (including easements) on how coffee shop has access to Coors Boulevard.
2. If future development is not going to be submitted to DRB, a TCL (Traffic Circulation Layout) will be required before building permit.
3. A TIS will need to be provided for a coffee drive-thru. Coordination needs to happen with NMDOT on the Traffic Impact Study.
4. It is understood that previous discussions have been held regarding addition of a deceleration lane. In this case, an infrastructure list will be required and dedication would be needed. Clarify requirements with COA Transportation.
5. Access to the site will need to be coordinated with NMDOT since it is adjacent to NMDOT roadway right-of-way and with the County since site access is within County limits from Coors Boulevard. Depending on results of the Traffic Impact Study, the site access may need to be upgraded.

\*Please remember to email me directly with an electronic copy of all supplemental submittal ocuments.

Disclaimer: The comments provided are based upon the information received from the applicant. If new or revised information is submitted, additional comments may be provided by Transportation Development.

FROM: Jeanne Wolfenbarger, P.E. DATE: January 8, 2020

 Transportation Development

 505-924-3991 or jwolfenbarger@cabq.gov

ACTION:

APPROVED \_\_; DENIED \_\_; DEFERRED \_\_; COMMENTS PROVIDED \_\_; WITHDRAWN \_\_

DELEGATED: TO: (TRANS) (HYD) (WUA) (PRKS) (CE) (PLNG)