DEVELOPMENT REVIEW BOARD

TRANSPORTATION DEVELOPMENT

DRB Project Number: 2022-006673 AGENDA ITEM NO: 5
2600 Juan Tabo

SUBJECT: Sketch Plat

ENGINEERING COMMENTS:

1. Sidewalk on Lexington Avenue shall be a minimum of 5 feet wide. On Juan Tabo Boulevard, in addition to showing the 6-foot sidewalk width, provide a minimum 4-foot dimension of sidewalk around obstacles such as poles. Demonstrate that the sidewalk meets this criteria.

2. Right-of-way dedication is needed to ensure that public sidewalk is completely located within the right-of-way. Include driveways with ADA pathways within this right-of-way dedication.

3. Detectable warning surfaces are needed at the existing accessway and at the intersection corner.

4. *Create curve at public alley and Lexington Avenue. Take into account public infrastructure location and sight distance.*

5. *Provide shared access as needed between lots. Provide site plan as part of the next submittal to avoid lot line conflict with the drive-thru lane.*

6. If future development is not going to be submitted to DRB, a TCL (Traffic Circulation Layout) will be required before building permit.

7. Please provide a Trip Generation Exhibit to determine if a TIS is required.

. If new or revised information is submitted, additional comments may be provided by Transportation Development.

FROM: Ernest Armijo, P.E.
Transportation Development
505-924-3991 or earmijo@cabq.gov

DATE: August 3, 2022

ACTION:

APPROVED __; DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN __

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