

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

April 24, 2023

Terry Brown
Tierra West, LLC
5571 Midway Park Pl. NE
Albuquerque, NM 87109

Re: Golf Course Rd. and Westside Blvd. TIS final
Traffic Impact Study, HT#A12D008B2
Report dated February 23, 2023
Engineer's Stamp February 23, 2023
Via email tbrown@tierrawestllc.com

Dear Mr. Brown,

The subject Traffic Impact Study received on February 23, 2023, has been reviewed by the City of Albuquerque Planning Development Transportation Section. The City has approved the study with the following condition.

- Tierra West shall receive permission from the NMDOT District 3 prior to the construction of the infrastructure improvements that impact Westside Blvd.

The developer shall be responsible for workorder plan development and construction of the required infrastructure improvements.

- At driveway "A" construct a new northbound right-turn deceleration lane, 240-ft long (or the maximum distance possible starting at the curb return for Driveway 'B') including a 300-150 reverse curve transition.
- At driveway "C" construct a new eastbound right-turn deceleration lane, 240-ft long (or the maximum distance possible starting at the curb return at the Westside Blvd. & Golf Course Rd. Intersection) including a 300-150 reverse curve transition.
- At driveway "C" construct a new westbound left turn lane with at least 75-ft of queue storage plus a 600-300 reverse curve transition.

The Traffic Impact Analysis shall be valid for a period of three years. Should significant modifications to the approved development proposal occur, the approved study shall be revised to incorporate the changes.

If you have any questions, please feel free to contact me at (505) 924-3362.

Sincerely,

Matt Grush, P.E.
City of Albuquerque
Senior Engineer, Planning Dept.
Development Review Services

via: email
C: Applicant, File
Debbie Baumann, COA DMD

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