

# CITY OF ALBUQUERQUE

Planning Department  
Brennon Williams, Director



Mayor Timothy M. Keller

September 22, 2021

Doug Heller, RA  
Mullen Heller Architecture, PC  
1718 Central Ave SW, Ste D  
Albuquerque, NM 87104

**Re: VCA Vet Care Hospital**  
**8850 Holly Ave NE**  
**Traffic Circulation Layout**  
Engineer's/Architect's Stamp 09-14-2021 (C20-D071)

Dear Mr. Heller,

Based upon the information provided in your submittal received 09-22-2021, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Shared Site access: driveways that straddle property lines, or are entirely on one property but are to be used by another property, shall have an access easement. Please include a copy of your shared access agreement with the adjacent property owner **(Prior comment)**.
2. Please provide a letter of response for all comments given.
3. A receipt for Resubmittal Fee of \$75+tax will need to be provided.
4. Traffic Studies: See the Traffic Impact Study (TIS) thresholds. In general, a minimum combination of 100 vehicles entering and exiting in the peak hour warrants a Traffic Impact Study. Visit with Traffic Engineer for determination, and fill out a TIS Form that states whether one is warranted. In some cases, a trip generation may be requested for determination **(Contact Matt Grush: mgrush@cabq.gov). (Prior Comments)**

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

If you have any questions, please contact me at (505) 924-3630.

Sincerely,

  
Nilo Salgado-Fernandez, P.E.  
Senior Traffic Engineer, Planning Dept.  
Development Review Services

C: CO Clerk, File