



# City of Albuquerque

Planning Department  
Development Review Services Division

## Traffic Scoping Form (REV 07/2020)

**Project Title:** VCA Vetcare Animal Hospital **Building Permit #:** \_\_\_\_\_ **Hydrology File #:** N/A.  
**Zone Atlas Page:** C-20 **DRB#:** \_\_\_\_\_ **EPC#:** \_\_\_\_\_ **Work Order#:** \_\_\_\_\_  
**Legal Description:** Lot 3 Ventura Place  
**City Address:** 8850 Holly Ave NW Alb NM  
**Applicant:** Mullen Heller Architecture PC. **Contact:** Doug Heller  
**Address:** 1718 Central Ave SW Alb NM 87108  
**Phone#:** 505-268-4144 **Fax#:** 505-268-4244 **E-mail:** dodge@mullenheller.com

### Development Information

**Build out/Implementation Year:** 2021/2022 **Current/Proposed Zoning:** MX-L  
**Project Type:** New: ( ) Change of Use: ☒ Same Use/Unchanged: ( ) Same Use/Increased Activity: ( )  
**Proposed Use (mark all that apply):** Residential: ( ) Office: ☒ Retail: ( ) Mixed-Use: ( )  
**Describe development and Uses:**  
new veterinary hospital (office use) in a former 'Big Box' store.  
**Days and Hours of Operation (if known):** unknown

### Facility

**Building Size (sq. ft.):** 20,000sf.  
**Number of Residential Units:** N/A  
**Number of Commercial Units:** 1

### Traffic Considerations

**Expected Number of Daily Visitors/Patrons (if known):\*** unknown  
**Expected Number of Employees (if known):\*** 30 ish.  
**Expected Number of Delivery Trucks/Buses per Day (if known):\*** 1-1sh  
**Trip Generations during PM/AM Peak Hour (if known):\*** PM 126 trips, AM 111 trips  
**Driveway(s) Located on:** Street Name Holly Ave  
**Adjacent Roadway(s) Posted Speed:**

Street Name	Posted Speed

\* If these values are not known, assumptions will be made by City staff. Depending on the assumptions, a full TIS may be required

### **Roadway Information (adjacent to site)**

Comprehensive Plan Corridor Designation/Functional Classification: \_\_\_\_\_  
(arterial, collector, local, main street)

Comprehensive Plan Center Designation: N/A.  
(urban center, employment center, activity center)

Jurisdiction of roadway (NMDOT, City, County): \_\_\_\_\_

Adjacent Roadway(s) Traffic Volume: \_\_\_\_\_ Volume-to-Capacity Ratio: less than 50%.  
(if applicable)

Adjacent Transit Service(s): \_\_\_\_\_ Nearest Transit Stop(s): \_\_\_\_\_

Is site within 660 feet of Premium Transit?: no.

Current/Proposed Bicycle Infrastructure: existing  
(bike lanes, trails)

Current/Proposed Sidewalk Infrastructure: existing

### **Relevant Web-sites for Filling out Roadway Information:**

City GIS Information: <http://www.cabq.gov/gis/advanced-map-viewer>

Comprehensive Plan Corridor/Designation: <https://abc-zone.com/document/abc-comp-plan-chapter-5-land-use> (map after Page 5-5)

Road Corridor Classification: <https://www.mrcog-nm.gov/DocumentCenter/View/1920/Long-Range-Roadway-System-LRRS-PDF?bidId=>

Traffic Volume and V/C Ratio: <https://www.mrcog-nm.gov/285/Traffic-Counts> and <https://public.mrcog-nm.gov/taqa/>

Bikeways: [http://documents.cabq.gov/planning/adopted-longrange-plans/BTFP/Final/BTFP%20FINAL\\_Jun25.pdf](http://documents.cabq.gov/planning/adopted-longrange-plans/BTFP/Final/BTFP%20FINAL_Jun25.pdf) (Map Pages 75 to 81)

### **TIS Determination**

**Note:** Changes made to development proposals / assumptions, from the information provided above, will result in a new TIS determination.

Traffic Impact Study (TIS) Required: Yes [ ] No ☒ Borderline [ ]

Thresholds Met? Yes [ ] No ☒

Mitigating Reasons for Not Requiring TIS: \_\_\_\_\_ Previously Studied: [ ]

Notes: V/C is less than 50%, multiple driveway access points.

M. P. E.

9/22/2021

TRAFFIC ENGINEER

DATE