



City of Albuquerque

Planning Department
Development Review Services Division

Traffic Scoping Form (REV 05/2024)

Project Title: CAPRA BANK ALBUQUERQUE PHASE 1

Zone Atlas Page: D-18-Z DFT/DHO #: _____ BP #: _____

Development Street Address: 5171 LANG AVE NE

(If no City Address include a Vicinity Map with site highlighted and legible street names)

Applicant: SIMON MELONAS Contact: 8064030800

Address: 2525 86TH STREET, LUBBOCK, TEXAS, 79423

Phone#: 8064030800 E-mail: SMELONAS@MOUNTAINTOPENG.COM

Development Information

Build out/Implementation Year: 2025

Existing Use: VACANT

Describe Proposed Development and Uses:

DEVELOPMENT WILL INCLUDE A MODULAR BUILDING WHICH WILL BE USED AS A BANK. A SMALL AMOUNT OF ASPHALT WILL BE ADDED TO THE SITE FOR A DRIVE-THRU AND DUMPSTER ENCLOSURE.

SITE WILL BE IMPROVED TO MATCH CITY OF ALBUQUERQUE STANDARDS FOR PARKING AND TRAFFIC CIRCULATION

Days and Hours of Operation (if known): 8AM TO 5PM

Facility

Building Size (sq. ft.): 1400

Number of Residential Units: 0

Number of Commercial Units: 1

Traffic Considerations

Expected Number of Daily Visitors/Patrons (if known):* _____

Expected Number of Employees (if known):* 6

Expected Number of Delivery Trucks/Buses per Day (if known):* 1

Trip Generations during PM/AM Peak Hour and ITE # (if known):* AM 16 entry/16 exit - PM 19 entry/18 exit (ITE# 911-walk-in bank)

Driveway(s) Located on: Street Name PAN AMERICAN FREEWAY NE FRONTAGE ROAD AND LANG AVENUE NE

Adjacent Roadway(s) Posted Speed: Street Name PAN AMERICAN FREEWAY NE FRO Speed 45

Street Name LANG AVENUE NE Speed 25

** 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 (e.g. Main Street, Major Transit, N/A): N/A
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

Comprehensive Plan Center Designation (e.g. urban center, Downtown, N/A): N/A
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

Street Functional Classification (e.g. Principal Arterial, Collector): LOCAL STREET
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

Jurisdiction of roadway (NMDOT, City, County): CITY

Adjacent Roadway(s):

Name: PAN AMERICAN FREEWAY Traffic Volume: N/A Volume-to-Capacity Ratio (v/c): N/A

Name: LANG AVENUE Traffic Volume: N/A Volume-to-Capacity Ratio (v/c): N/A

Traffic Volume and V/C Ratio: <https://www.mrcog-nm.gov/623/Traffic-Flow-Maps-and-Busiest-Intersecti> and <https://mrcog-nm.gov/574/Transportation-Analysis-and-Querying-App>

Adjacent Transit Service(s): N/A Nearest Transit Stop(s): _____
<https://www.cabq.gov/gis/advanced-map-viewer>

Is site within 660 feet of Premium Transit?: NO
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

Current/Proposed Bicycle Infrastructure : NONE. NEAREST ADJACENT ROAD IS A FRONTAGE ROAD
Bikeways: <https://mrcog-nm.gov/544/Long-Range-System-maps>

Current/Proposed Sidewalk and buffer Infrastructure: EXISTING SIDEWALK ALONG ACCESS EASEMENT
Sidewalk and buffer width : DPM Table 7.2.29

Submit by email to Traffic Engineer Curtis Cherne: ccherne@cabq.gov. Email or call 505-924-3986 for information.

For City Personnel Use:

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 []

Thresholds Met? Yes [] No []

Mitigating Reasons for Not Requiring TIS and/or Notes:

TRAFFIC ENGINEER

DATE