

CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director



Mayor Timothy M. Keller

February 4, 2022

Alejandro Sazo
RBA Architecture
Address
Albuquerque, NM 87XXX

Re: Palomas Apartments
8320 Palomas Ave. NE
Traffic Circulation Layout
Architect's Stamp 12-23-2021 (D19-D032)

Dear Mr. Sazo,

Based upon the information provided in your submittal received 02-02-2022, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Please show a vicinity map showing the location of the development in relation to streets and well known landmarks.
2. Listed are the number of parking spaces required by the IDO as well as the proposed number of parking spaces including bicycle and motorcycle parking.
Coordinate/discuss with Zoning.
3. **Keyed Note 1: You will need to reference A10/AS-2.0 instead of A8 for proposed ramps adjacent to drive aisle.**
4. **Keyed Note 28:**
 - Sidewalk width will need to be provided.
 - A 5:1 taper from sidewalk edge to ground elevation needs to be provided (If applicable).
5. **Keyed Note 29:** Explain why are you using COA std Dwg 2432?
6. A sidewalk easement will be needed for sidewalk located outside of public ROW
7. Motorcycle parking spaces: shall be designated by its own conspicuously posted upright sign, either free-standing or wall mounted per the zoning code. **Provide sign face detail.**
8. Per DPM, a 6 ft. wide ADA accessible pedestrian pathway is required from the ADA parking stall access aisles to the building entrances. Please clearly show this pathway and provide details.

Clear Sight

9. Please provide a letter of response for all comments given.
10. **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

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states whether one is warranted. In some cases, a trip generation may be requested for determination (**Contact Matt Grush: mgrush@cabq.gov**).

Once corrections are complete resubmit

- 1. The Traffic Circulation Layout**
- 2. A Drainage Transportation Information Sheet (DTIS)**
- 3. Send an electronic copy of your submittal to PLNDRS@cabq.gov.**
- 4. The \$75 re-submittal fee.**

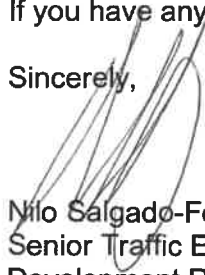
for log in and evaluation by Transportation.

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

Sincerely,

PO Box 1293

Albuquerque


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

NM 87103

C: CO Clerk, File

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