

CITY OF ALBUQUERQUE



June 11, 2020

Brett Rizzi
1208 Griegos Road NW
Albuquerque, NM 87107

Re: No Bull Market – Site Canopy
1208 Griegos Road NW
Traffic Circulation Layout
Architect's Stamp 06-04-20 (F14-D025)

Dear Mr. Rizzi,

Based upon the information provided in your submittal received 06-10-2020, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Please coordinate all calculations for parking spaces, including bicycle and motor cycle parking with Zoning and list the number required. Please verify.
2. Please identify all existing buildings, doors, structures, sidewalks, curbs, drive pads, wall and anything that influences the parking and circulation on the site.
3. Identify all existing access easements and rights of way width dimensions.
4. Maximum access width for **arterial**, collector, and local streets are as follows:

	Arterial& Collector	Local Streets
One-way Drive	20'-25'	12'-20'
Two-Lane Drive	22'-30'	22'-24'
Three-Lane Drive	24'-35'	22'-30'
Larger Vehicles	≤50'	≤30'

5. Please list the width and length for all existing and proposed parking spaces. Some dimensions are not shown.
6. The minimum parking stall dimensions are (lengths are not shown on site plans:

Type of parking	Min. Width	Min. Length	Min. Overhang
Standard	8.5'	18'	2'
Compact	7.5'	15'	1.5'

<i>Motorcycle</i>	4'	8'	N/A
<i>ADA</i>	8.5'	18'	2'

7. ADA curb ramps must be updated to current standards and have truncated domes installed within public frontage of Griegos Road and 12th Street.
8. Keyed Note 11: Label pavement **MC**.
9. Keyed Notes: Provide all detail sheets that are referenced on these keyed notes as well as the Architectural Drawings referenced on no. 12.
10. All bicycle racks shall be designed according to the following guidelines(**Current/updated requirements need to be met**):
 - a. The rack shall be a minimum 30 inches tall and 18 inches wide.
 - b. The bicycle frame shall be supported horizontally at two or more places. Comb/toaster racks are not allowed.
 - c. The rack shall be designed to support the bicycle in an upright position. See the IDO for additional information.
 - d. The rack allows varying bicycle frame sizes and styles to be attached.
 - e. The user is not required to lift the bicycle onto the bicycle rack.
 - f. Each bicycle parking space is accessible without moving another bicycle.
11. Bicycle racks shall be sturdy and anchored to a concrete pad.
12. A 1-foot clear zone around the bicycle parking stall shall be provided.
13. Bicycle parking spaces shall be at least 6 feet long and 2 feet wide.
14. Show all drive aisle widths and radii. Some dimensions are not shown.
15. The minimum drive aisle dimensions are shown below

	Minimum Drive Aisle Width
Two Way Traffic	22'
Main Circulation Road	24'
Fire Lane	20'

16. List radii for all curves shown; for passenger vehicles. Radius for **delivery trucks, fire trucks, etc. is 25 ft. or larger.**
17. The keyway as dead-end parking aisle needs to be dimensioned.



18. Per the IDO, a 6 ft. wide ADA accessible pedestrian pathway is required from the public sidewalk to the building entrances. Please clearly show this pathway, provide details, and dimension pathway.
19. 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. Shown/provide ADA ramps coming from parking stall (**8 ft access aisle**) to entrance.
20. All sidewalks along streets should be placed at the property line and not on private property as shown on Griegos frontage as well as the portion of the ADA ramp at corner of Griegos and 12th St.
21. STATUS of Refuse container/enclosure? Provide a copy of refuse approval.
22. Please provide a sight distance exhibit
23. Show the clear sight triangle and add the following note to the plan:
"Landscaping and signage will not interfere with clear sight requirements. Therefore, signs, walls, trees, and shrubbery between 3 and 8 feet tall (as measured from the gutter pan) will not be acceptable in the clear sight triangle."
24. Please specify the City Standard Drawing Number when applicable.
25. 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.

Notes 26, 27 and 28 (If applicable)

26. Provide notes showing what work is included and on the work order and the private work on site.
27. Work within the public right of way requires a work order with DRC approved plans.
28. Please add a note on the plan stating "All improvements located in the Right of Way must be included on the work order."
29. Add a note stating "All broken or cracked sidewalk must be replaced with sidewalk and curb & gutter." A build note must be provided referring to the appropriate City Standard drawing.
30. No detail A has been provided. As stated on the corner Griegos and 12th ADA ramp.

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.

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

for log in and evaluation by Transportation.

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

Sincerely,

A handwritten signature in black ink, appearing to be "Nilo Salgado-Fernandez", written over the printed name.

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

C: CO Clerk, File