



August 8, 2018

Rio Grande Engineering
David Soule
PO Box 93924
Albuquerque, NM 87199

Re: Jefferson Hotel
Tract 2A3C1 & 2A3C2, Jefferson & Restaurant Lane
Traffic Circulation Layout
Engineer's/Architect's Stamp 07-30-18 (F17-D044C)

Dear Mr. Soule

Based upon the information provided in your submittal received 07-31-18, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Please review and revise plan to provide all information listed on the Traffic Circulation Layout checklist.
2. Please refer to the Accessible Parking Checklist and revise the plan accordingly.
3. Please refer to IDO regarding bicycle parking.
4. New access entrance off Restaurant Lane NE, please revise to 28 foot in width.
5. Please correct Motorcycle parking for Hotel under Site Data.
6. Please identify all existing buildings, doors, structures, sidewalks, curbs, drive pads, wall and anything that influences the parking and circulation on the site.
7. Identify all existing access easements and rights of way width dimensions.
8. Please list the width and length for all existing and proposed parking spaces. Some dimensions are not shown.
9. Van accessible aisles should be 8ft wide; all others should be 5ft wide.
10. The ADA accessible parking sign must have the required language per 66-7-352.4C NMSA 1978 **"Violators Are Subject to a Fine and/or Towing."** Please call out detail and location of HC signs.
11. Motorcycle parking spaces shall be designated by its own conspicuously posted upright sign, either free-standing or wall mounted per the zoning code.
12. 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 and provide details.
13. Design delivery vehicle route needs to be shown.

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14. Service vehicle and/or refuse vehicle maneuvering must be contained on-site; provide a copy of refuse approval.
15. It is not apparent what type of pavement surface is being proposed. A hard driving surface will be required as part of this proposed project for parking area and drive aisles.
16. 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."
17. Please specify the City Standard Drawing Number when applicable.
18. Please include a copy of your shared access agreement with the adjacent property owner.
19. 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.
20. Please include one copy of the traffic circulation layout at the next submittal.

Resubmit a revised plan along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. PDF copies of the plans and submittal package must be emailed to PLNDRS@cabq.gov at time of resubmittal. If you have any questions, please contact Ernie Gomez (505) 924-3981.

Sincerely,



Ernie Gomez
Plan Checker, Transportation & Hydrology
Development Review Services

Racquel M. Michel, P.E.
Traffic Engineer, Planning Dept.
Development Review Services

EG via: email
C: CO Clerk, File