CITY OF ALBUQUERQUE



August 19, 2019

Jeffrey Wooten, PE Wooten Engineering 1005 21st Street SE Suite 13 Rio Rancho , NM 87124

Re: Coors Plaza SW repais
3200 Coors Blvd NW
Traffic Circulation Layout
Engineer's/Architect's Stamp 08/14/2019 (G11D006)

Dear Mr. Wooten,

Based upon the information provided in your submittal received 08-15-2019, 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. List the number of parking spaces required by the zoning code as well as the proposed number of parking spaces including **bicycle and motorcycle parking.**
- 3. 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 signs.
- 4. Motorcycle parking spaces shall be designated by its own conspicuously posted upright sign, either free-standing or wall mounted per the zoning code.
- 5. All bicycle racks shall be designed according to the following guidelines:
 - 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.
- 6. Bicycle racks shall be sturdy and anchored to a concrete pad.
- 7. A 1-foot clear zone around the bicycle parking stall shall be provided.
- 8. Bicycle parking spaces shall be at least 6 feet long and 2 feet wide.

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9. Refuse vehicle maneuvering shall be contained on-site. The refuse vehicle shall not back into the public right of way.; provide a copy of refuse approval.

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) 924-3675.

Sincerely,

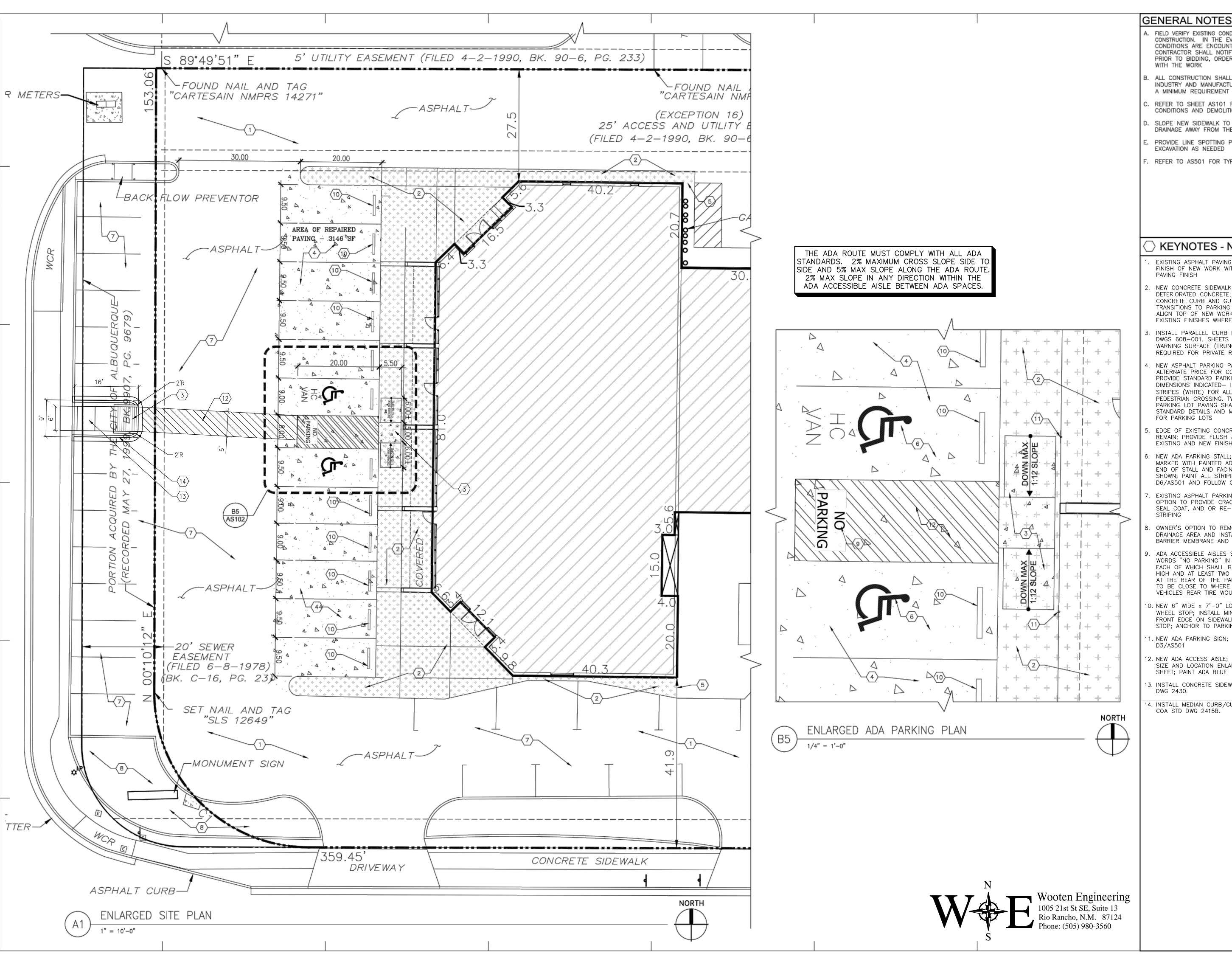
Mojgan Maadandar, E.I.

Associate Engineer, Planning Dept.

Development Review Services

\MM via: email

C: CO Clerk, File



GENERAL NOTES

- FIELD VERIFY EXISTING CONDITIONS PRIOR TO CONSTRUCTION. IN THE EVENT THAT UNFORESEEN CONDITIONS ARE ENCOUNTERED, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT PRIOR TO BIDDING, ORDERING OR PROCEEDING WITH THE WORK
- ALL CONSTRUCTION SHALL CONFORM TO INDUSTRY AND MANUFACTURER'S STANDARDS AS
- REFER TO SHEET AS101 FOR EXISTING CONDITIONS AND DEMOLITION NOTES
- SLOPE NEW SIDEWALK TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE FRONT FACADE
- PROVIDE LINE SPOTTING PRIOR TO ANY EXCAVATION AS NEEDED
- REFER TO ASSO1 FOR TYPICAL SITE DETAILS

KEYNOTES - NEW WORK

- EXISTING ASPHALT PAVING TO REMAIN; ALIGN FINISH OF NEW WORK WITH FINISH OF EXISTING PAVING FINISH
- NEW CONCRETE SIDEWALK TO REPLACE DETERIORATED CONCRETE; INSTALL 6" TALL CONCRETE CURB AND GUTTER, TYP. AT TRANSITIONS TO PARKING LOT OR DRIVEWAYS; ALIGN TOP OF NEW WORK WITH TOP OF EXISTING FINISHES WHERE EXISTING TO REMAIN
- INSTALL PARALLEL CURB RAMP PER NMDOT STD DWGS 608-001, SHEETS 1-12. DETECTABLE WARNING SURFACE (TRUNCATED DOMES) NOT REQUIRED FOR PRIVATE RAMPS.
- NEW ASPHALT PARKING PAVING; PROVIDE ALTERNATE PRICE FOR CONCRETE PAVING; PROVIDE STANDARD PARKING STALL PER DIMENSIONS INDICATED— INSTALL 4" WIDE PAINT STRIPES (WHITE) FOR ALL PARKING SPACES & PEDESTRIAN CROSSING. TWO COATS MINIMUM. PARKING LOT PAVING SHALL COMPLY WITH COA STANDARD DETAILS AND MINIMUM REQUIREMENTS FOR PARKING LOTS
- EDGE OF EXISTING CONCRETE SIDEWALK TO REMAIN; PROVIDE FLUSH JOINT BETWEEN EXISTING AND NEW FINISHES
- NEW ADA PARKING STALL; 4" WIDE STRIPING, MARKED WITH PAINTED ADA SYMBOL LOCATED AT END OF STALL AND FACING DIRECTION AS SHOWN; PAINT ALL STRIPING ADA BLUE; RE: D6/AS501 AND FOLLOW CITY REQUIREMENTS
- EXISTING ASPHALT PARKING LOT OWNER OPTION TO PROVIDE CRACK REPAIR, GRIND & SEAL COAT, AND OR RE-PAINTING OF FADED
- OWNER'S OPTION TO REMOVE SEDIMENT IN DRAINAGE AREA AND INSTALL NEW WEED BARRIER MEMBRANE AND LARGE COBBLE
- ADA ACCESSIBLE AISLES SHALL HAVE THE WORDS "NO PARKING" IN CAPITAL LETTERS, EACH OF WHICH SHALL BE AT LEAST ONE FOOT HIGH AND AT LEAST TWO INCHES WIDE, PLACED AT THE REAR OF THE PARKING SPACE SO AS TO BE CLOSE TO WHERE AN ADJACENT VEHICLES REAR TIRE WOULD BE PLACED
- 0. NEW 6" WIDE \times 7'-0" LONG PRE-CAST CONC. WHEEL STOP; INSTALL MIN OF 2'-0" FROM FRONT EDGE ON SIDEWALK TO FRONT FACE OF STOP; ANCHOR TO PARKING LOT SURFACE
- 1. NEW ADA PARKING SIGN; REFER TO DETAIL D3/AS501
- 12. NEW ADA ACCESS AISLE; 4" WIDE STRIPING SIZE AND LOCATION ENLARGED PLANS THIS SHEET; PAINT ADA BLUE
- 13. INSTALL CONCRETE SIDEWALK PER COA STD DWG 2430.
- 14. INSTALL MEDIAN CURB/GUTTER (6" HIGH) PER COA STD DWG 2415B.

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> Project No. 100218

Issue Date: April 22, 2019

Sheet Title: Traffic Circulation Layout

Sheet No.