

# CITY OF ALBUQUERQUE



August 22, 2012

Samuel Sterling, R.A.  
Sam Sterling Architecture, LLC  
924 2nd Street NW, Suite C  
Albuquerque, NM 87102

**Re: Insight Construction, 3909 12<sup>th</sup> Street NW, Traffic Circulation Layout**  
**Architect's Stamp undated (G14-D083)**

Dear Mr. Sterling,

Based upon the information provided in your submittal received 07-30-12, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. List radii for all curves shown; for passenger vehicles, the minimum end island radius is 15 feet.
2. On street parking credits require a separate submittal and review process (please refer to Section 14-16-3-1(E)(6)(d) of the *City of Albuquerque Zoning Code* for further information).
3. Please show the location of the nearest driveway on the adjacent lot.
4. Define the distance from the drive location to the intersection. Please note that a 50-foot distance is required (see the *Development Process Manual*, Chapter 23, Section 6 Part B.5).
5. The "Building and Traffic Circulation Concept" states the curb cut on 12<sup>th</sup> Street was recently rebuilt. Was this curb cut rebuilt by the property owner?
6. Compact parking spaces are permitted only when the premises contain more than 20 parking spaces (see the *Development Process Manual*, Chapter 23, Section 7, Part A).
7. Show all existing ramps; is there a ramp at the corner of Aztec and 12<sup>th</sup>?
8. A 5-foot setback is shown throughout the site; is parking permitted within this setback?
9. Define the width of all sidewalk; please note that a 6-foot minimum width is required for all sidewalk within the site.
10. The traffic circulation layout must be stamped, signed, and dated by an engineer or architect licensed in the state of New Mexico.
11. No obstruction to view between three and eight feet above the gutter line shall be placed or maintained within the clear sight triangle (see Ordinance 8-2-2-15).

If you have any questions, you can contact me at 924-3991.

Sincerely,

Kristal D. Metro, P.E.  
Traffic Engineer, Planning Dept.  
Development and Building Services

C: File