

CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director



Mayor Timothy M. Keller

September 16, 2021

Luis Noriega, PE
Tierra West, LLC
5571 Midway Park NE
Albuquerque, NM 87109

Re: Sandia Lab FCU
1100 Rio Grande Blvd NW
Traffic Circulation Layout
Engineer's 09-14-2021 (H13-D109)

Dear Mr. Noriega,

Based upon the information provided in your submittal received 09-14-2021, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. The proposed ADA ramps adjacent to ADA access aisle and 5 ft sidewalk/easement will need to be modified to allow 5'x6' landing for maneuvering around from parking stall access aisle to 5 ft sidewalk.
2. **The Proposed 42' F-F Access Easement:**
 - Adjacent sidewalk ends (on site) but there is no proposed ADA ramp on the corner. Why/
 - Please provide ADA ramp to service across the proposed 26' F-F Access Easement (detail) unless circumstances mandate.
3. **Rio Grande Frontage (Sheet C1):**
 - All construction notes on Rio Grande ROW will need to be removed for TCL submittal that are not pertinent to TCL project.
 - Provide/label notes identifying future work order items on TCL sheet.
 - Sidewalk width needs to be shown fronting Rio Grande (6ft min.)
4. **Condition of Final C.O. Approval for TCL Project: All proposed improvements/work on Rio Grande Blvd will need to be Financially Guaranteed.**
5. **FD Circulation:** Will FD vehicles be able to compromise proposed circulation for the site? Please verify.
6. Provide a copy of refuse approval. Does adjacent property owner allow the Refuse container to be located on their property? If so, then provide a letter from owner (Tract 4).
7. Please provide a letter of response for all comments given.

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8. A copy of receipt for Resubmittal fees paid will need to be provided.

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

Sincerely,

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

C: CO Clerk, File

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