

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

February 21, 2023

Marc Gonzales, RA
Buffalodesign Architects
10899 Montgomery Blvd. NE
Albuquerque, NM 87111

Re: Safety Counseling Office Building
2900 Wellesley Dr. NE
Traffic Circulation Layout
Architect's Stamp 02-13-23 (H16-D101)

Dear Mr. Gonzales,

Based upon the information provided in your submittal received 02-14-23, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Identify all existing access easements.
2. Existing drivepad must be updated to current ADA standard. Please provide driveway width and design details.
3. Please see attached blue-marked site plan and provide the driveway width.
4. Please see attached highlighted site plan and define the ADA pathway from the public sidewalk by labeling of ramps or flush pavement.
5. Keynote 31: please show on the site plan 5'X5' ADA landing area, or Suggestion: refer to COA std dwg 2443 detail A-Parallel curb ramp.
6. 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.
7. 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.
8. Provide a copy of Fire Marshal Approval.
9. Please specify the City Standard Drawing Number when applicable.
10. Please provide a letter of response for all comments given.
11. Traffic Studies: See the Traffic Impact Study (TIS) thresholds. In general, a minimum combination of 100 vehicles entering and exiting in the peak hour warrants a Traffic Impact Study. Visit with Traffic Engineer for determination, and fill out a TIS Form that states whether one is warranted. In some cases, a trip generation may be requested for determination (**Contact Matt Grush: mgrush@cabq.gov**).

Once corrections are complete resubmit

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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,

PO Box 1293

Albuquerque

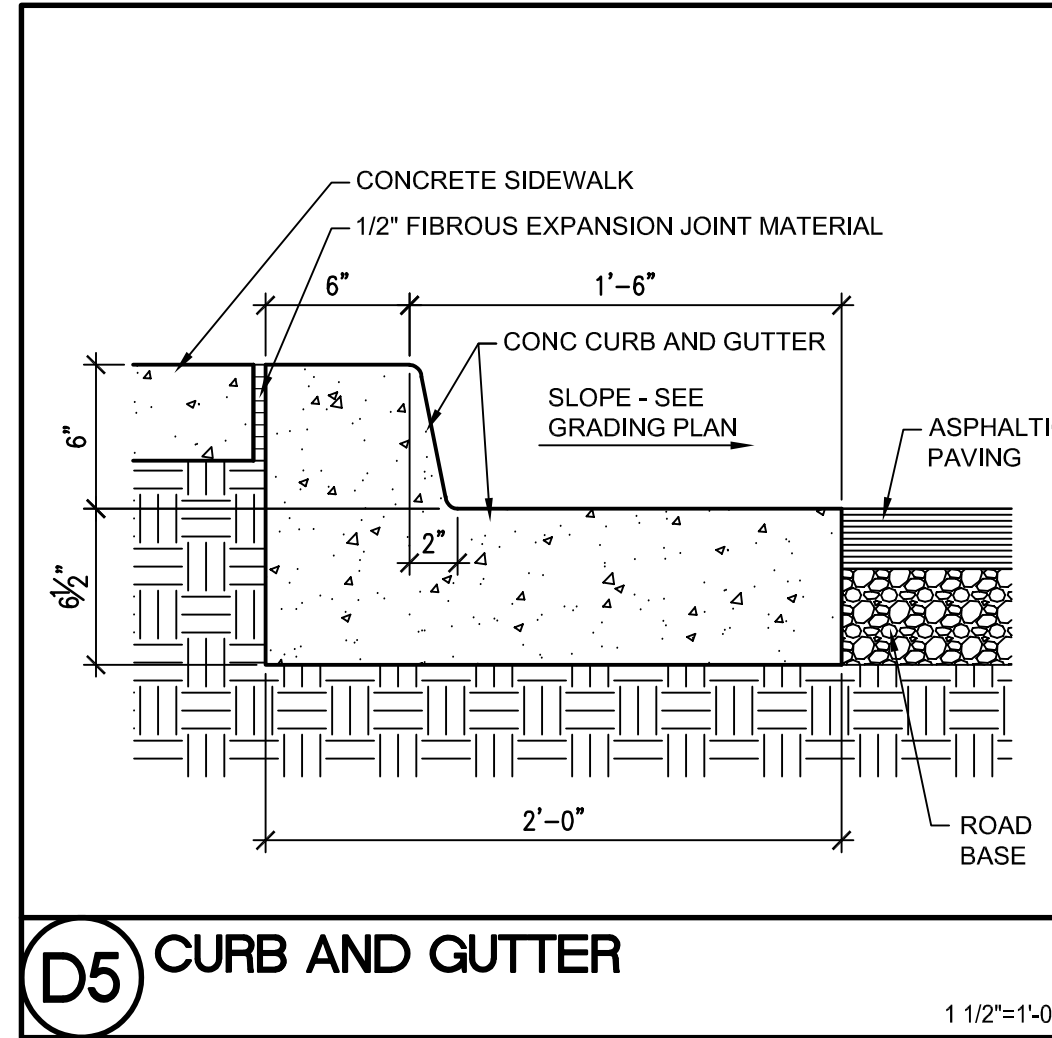
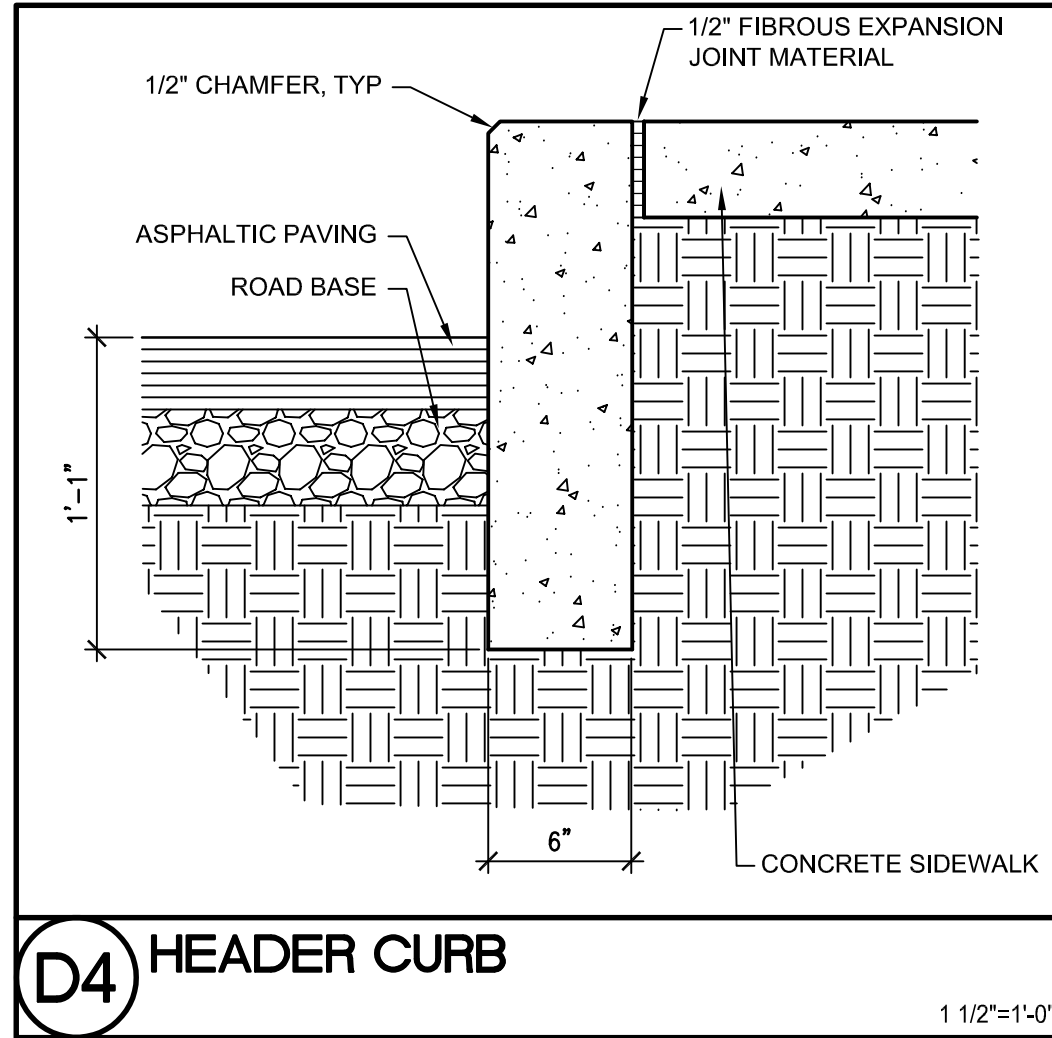
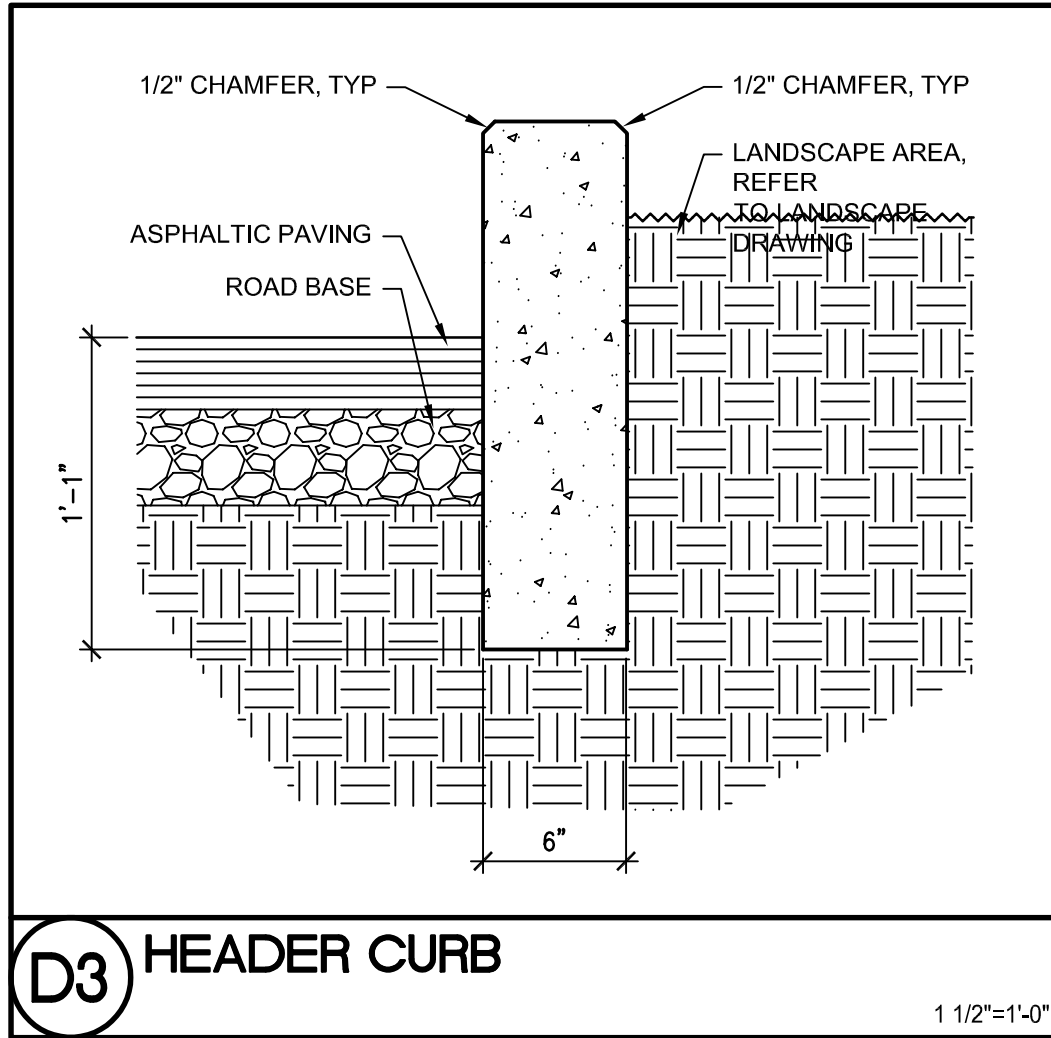
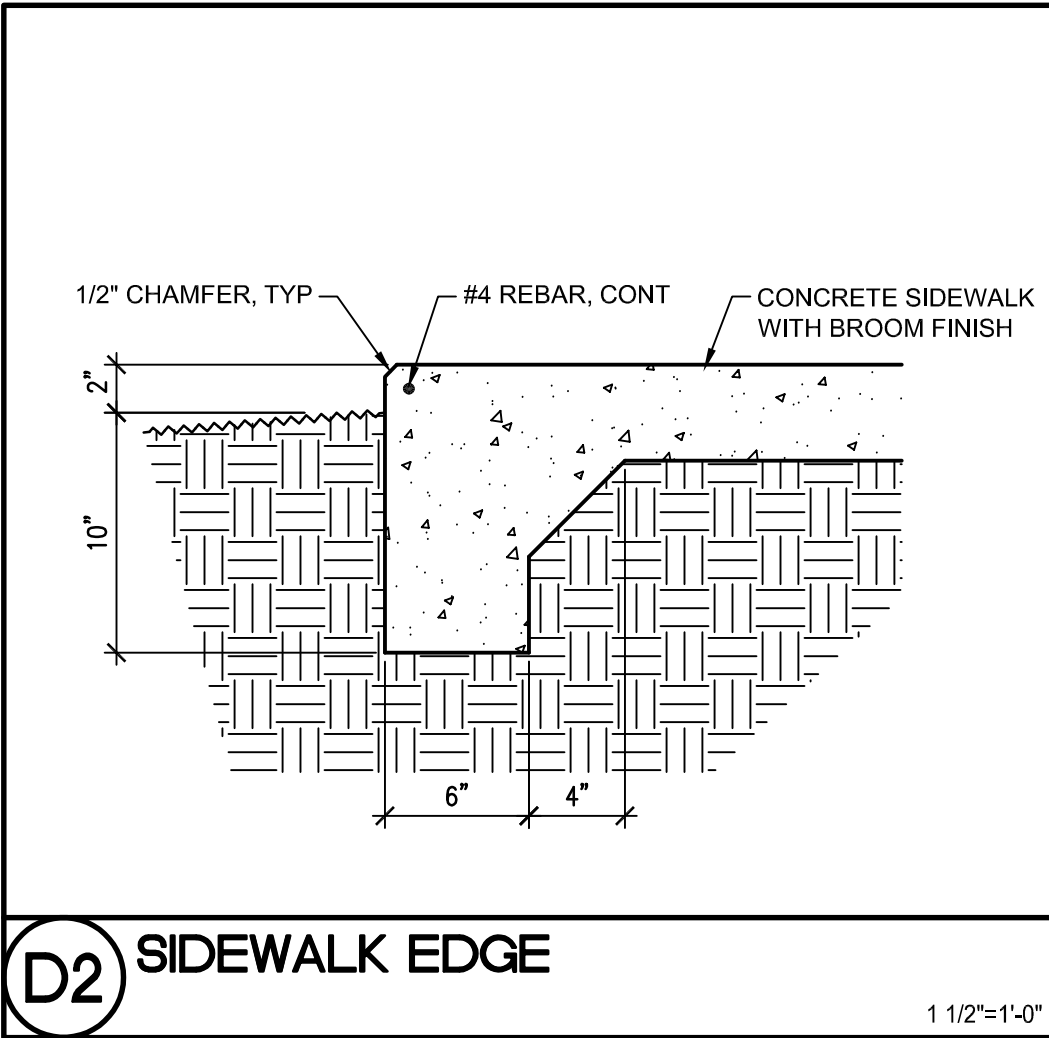
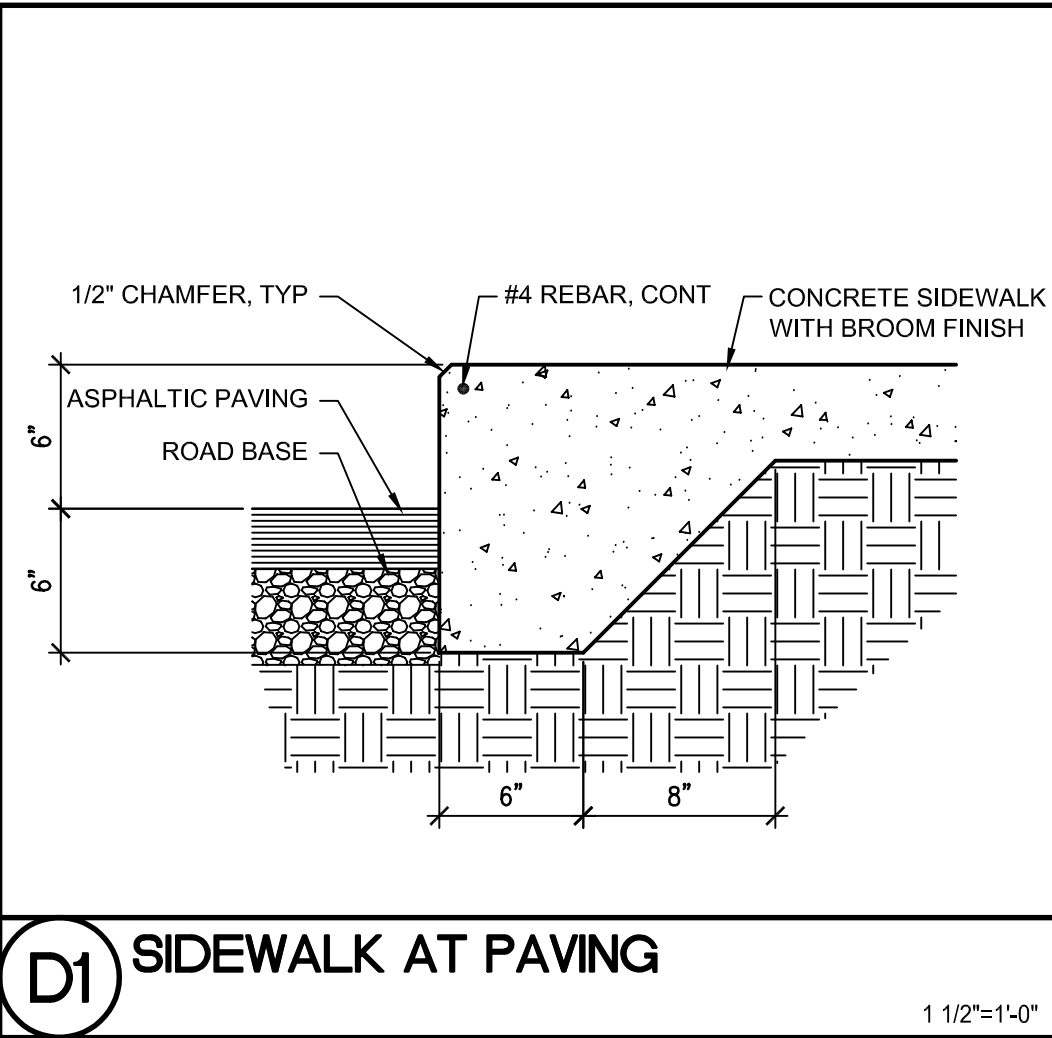
Marwa Al-najjar
Associate Engineer, Planning Dept.
Development Review Services

NM 87103

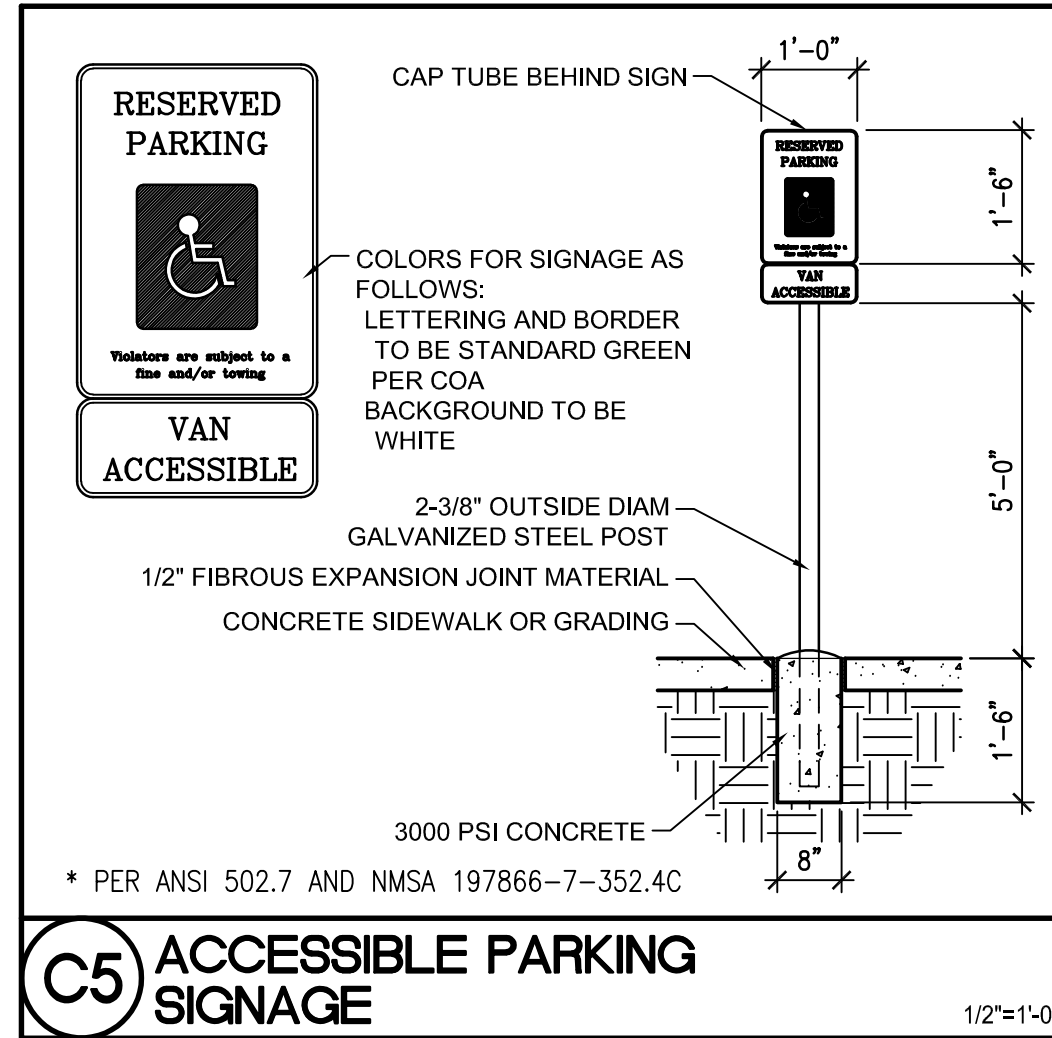
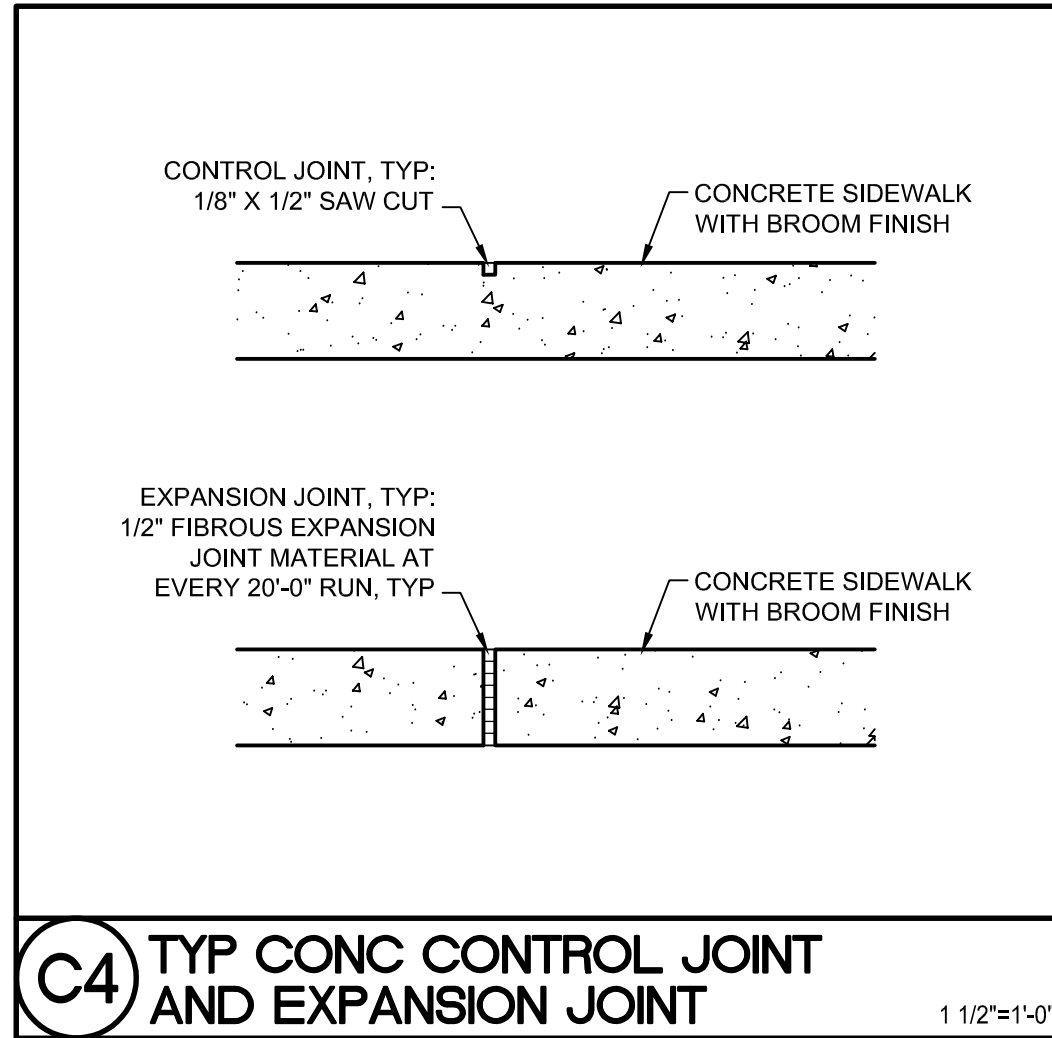
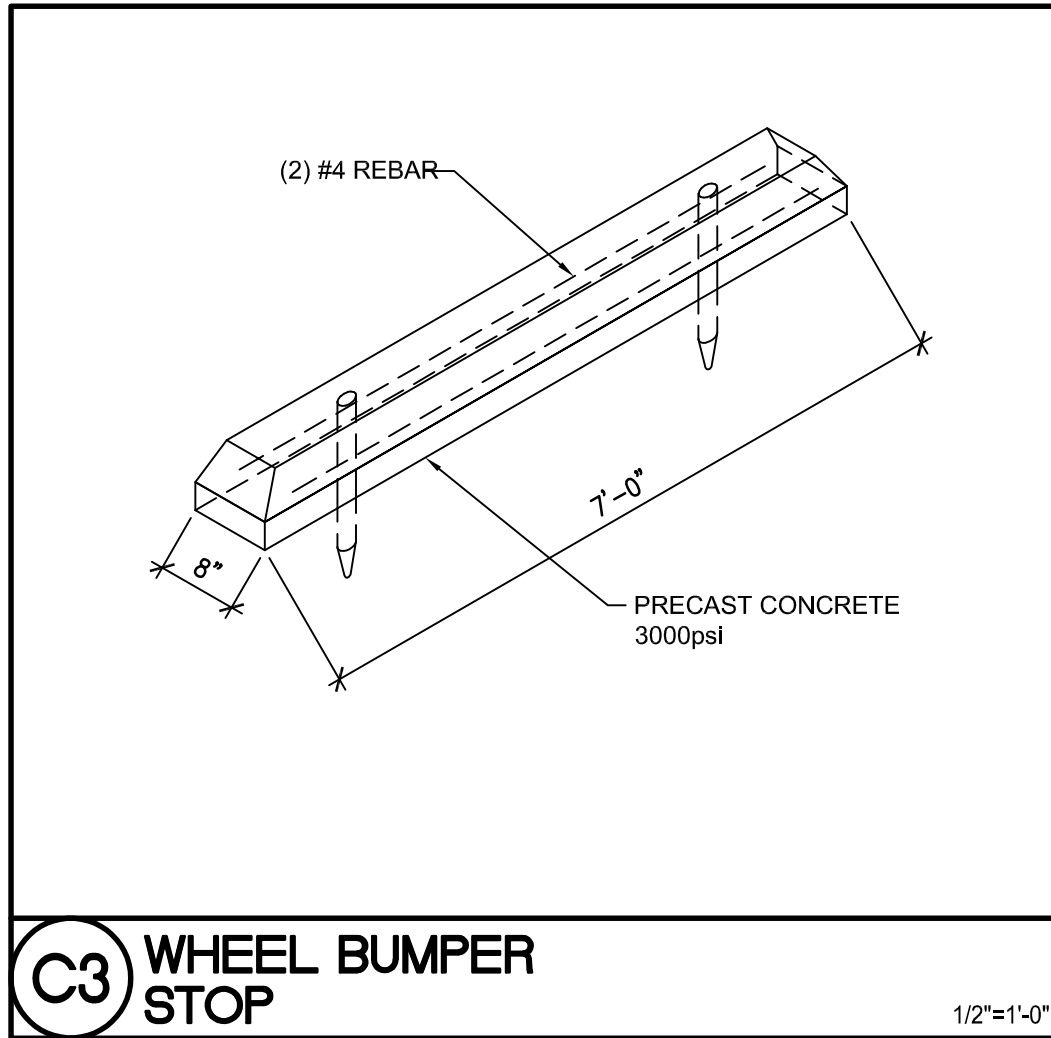
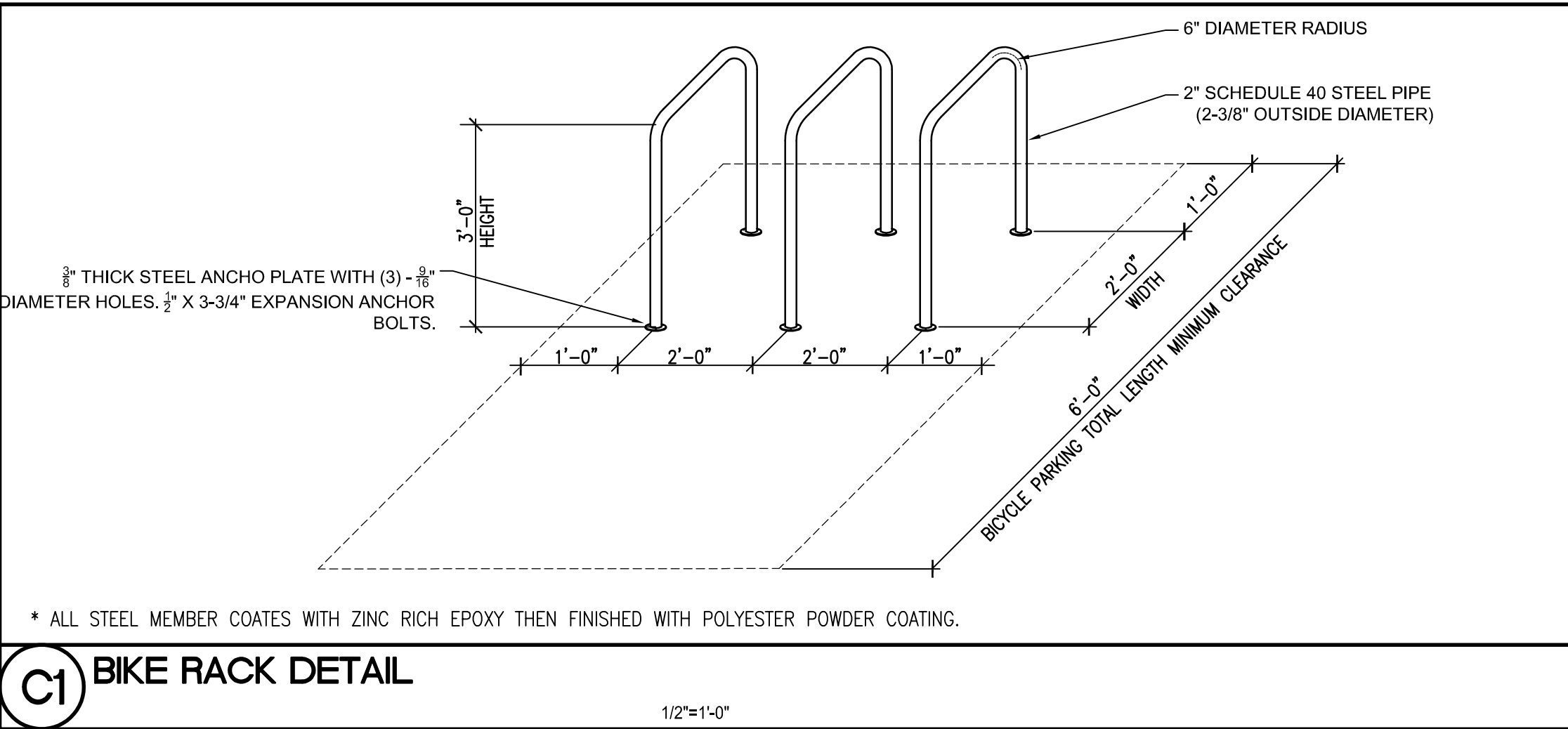
\ma via: email
C: CO Clerk, File

www.cabq.gov

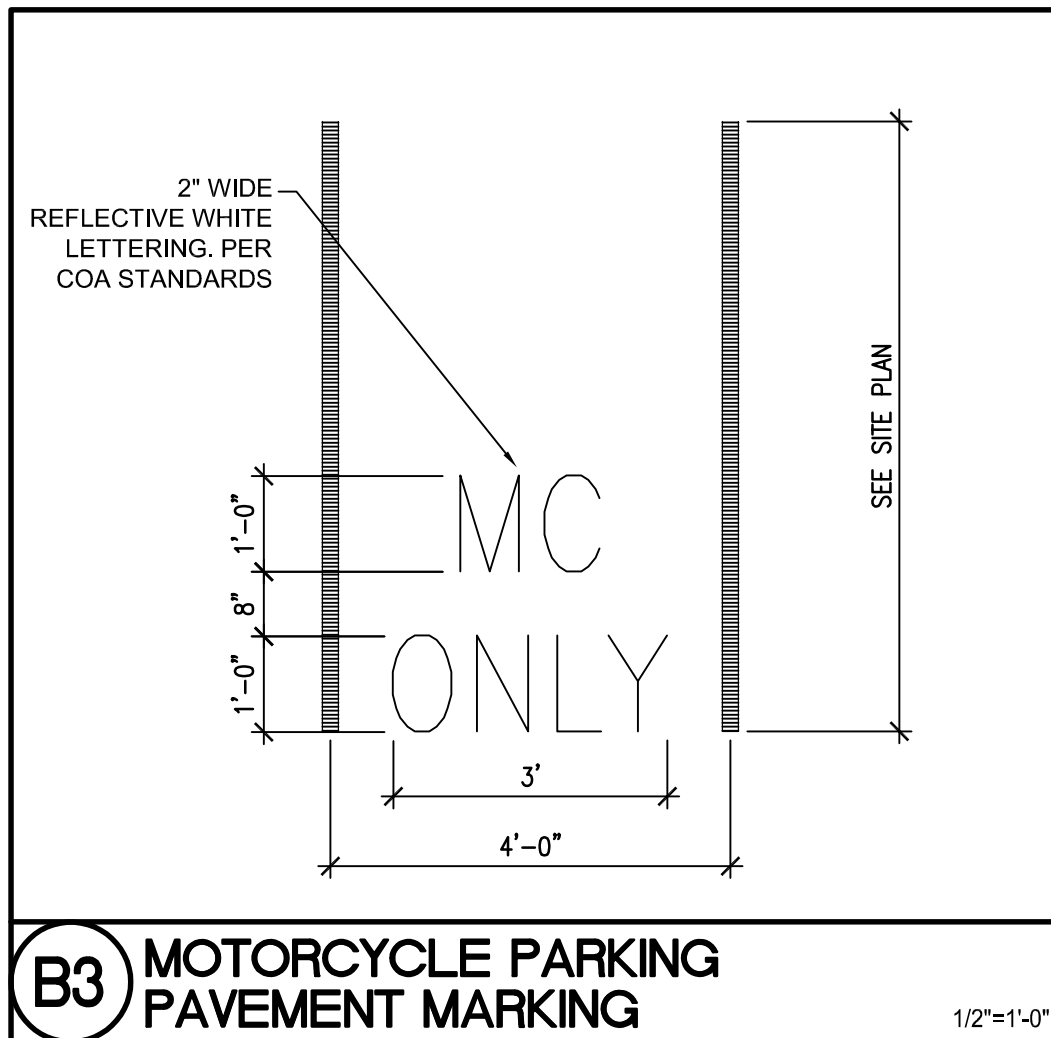
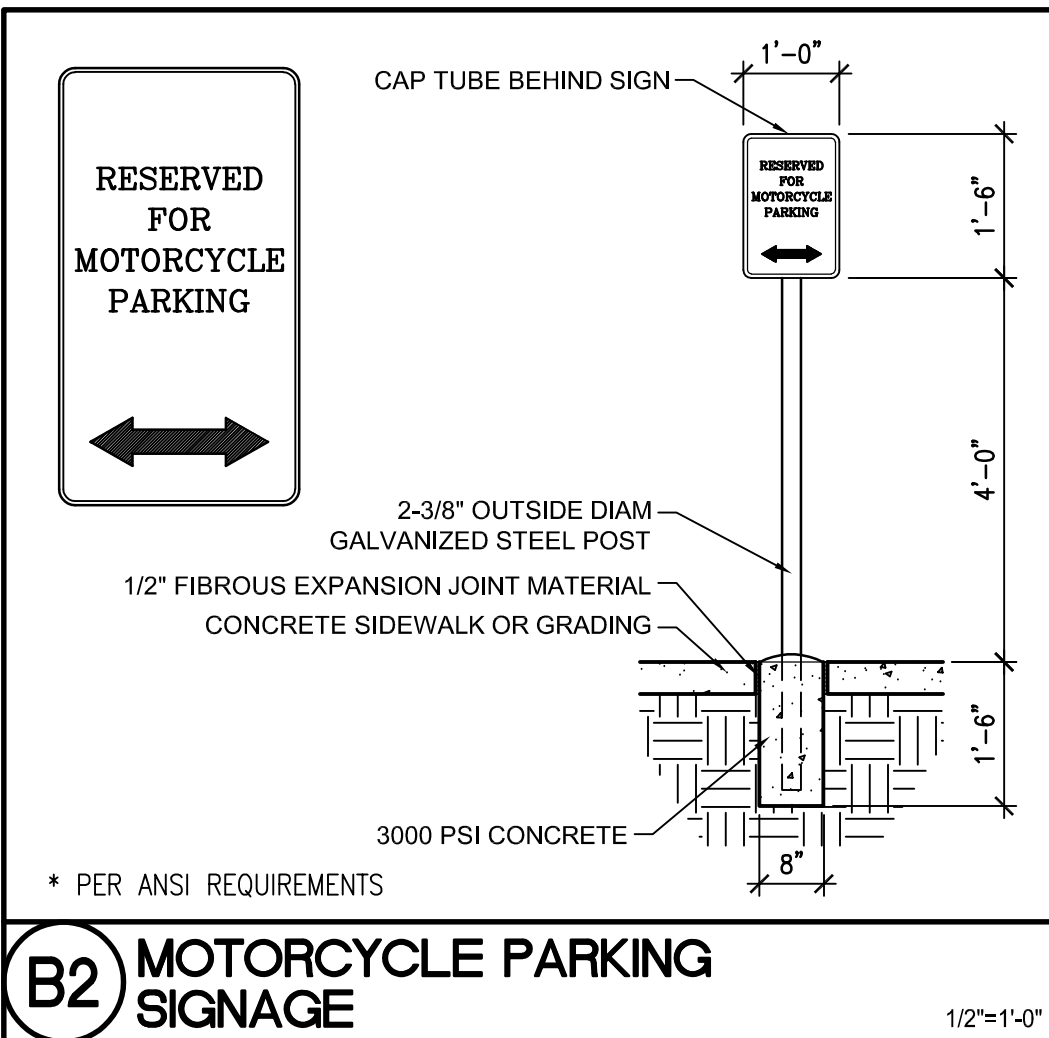
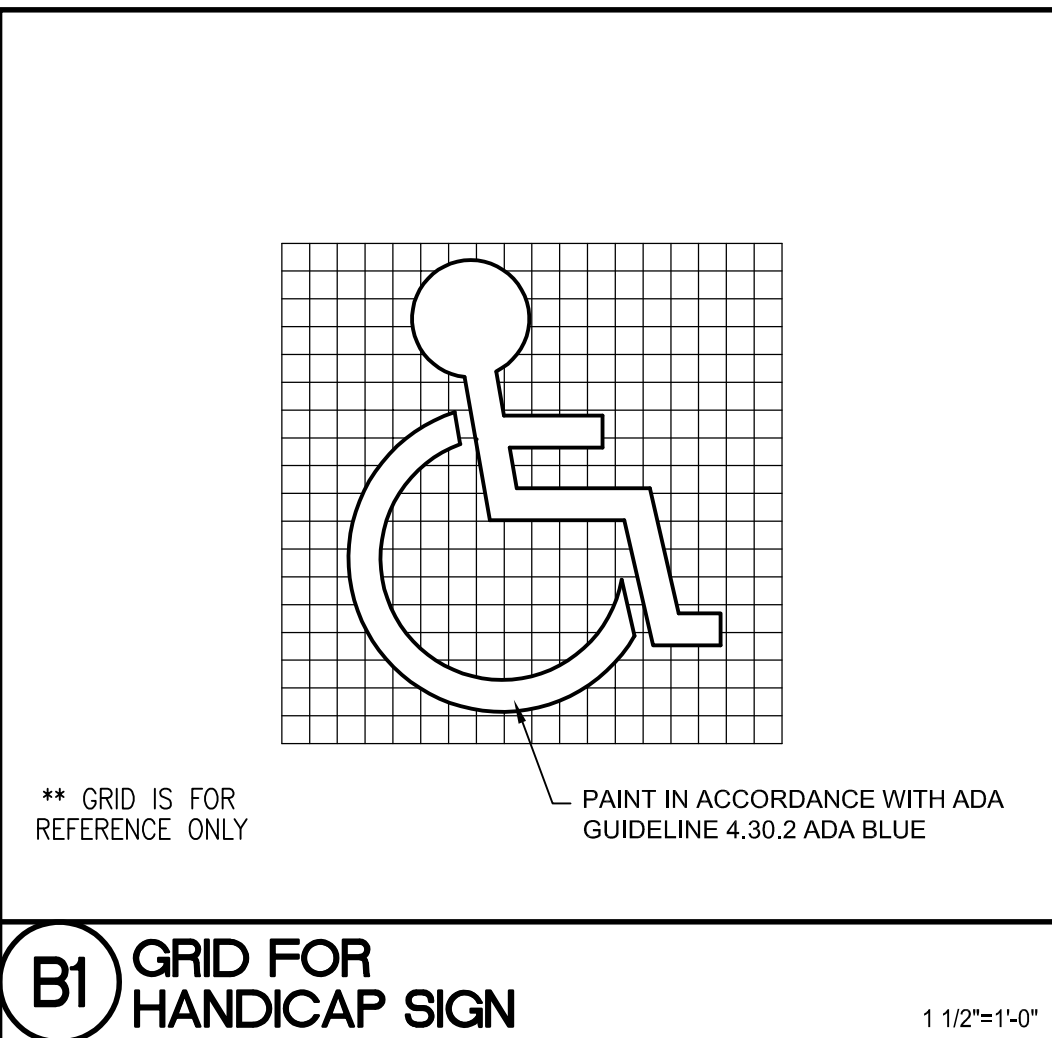
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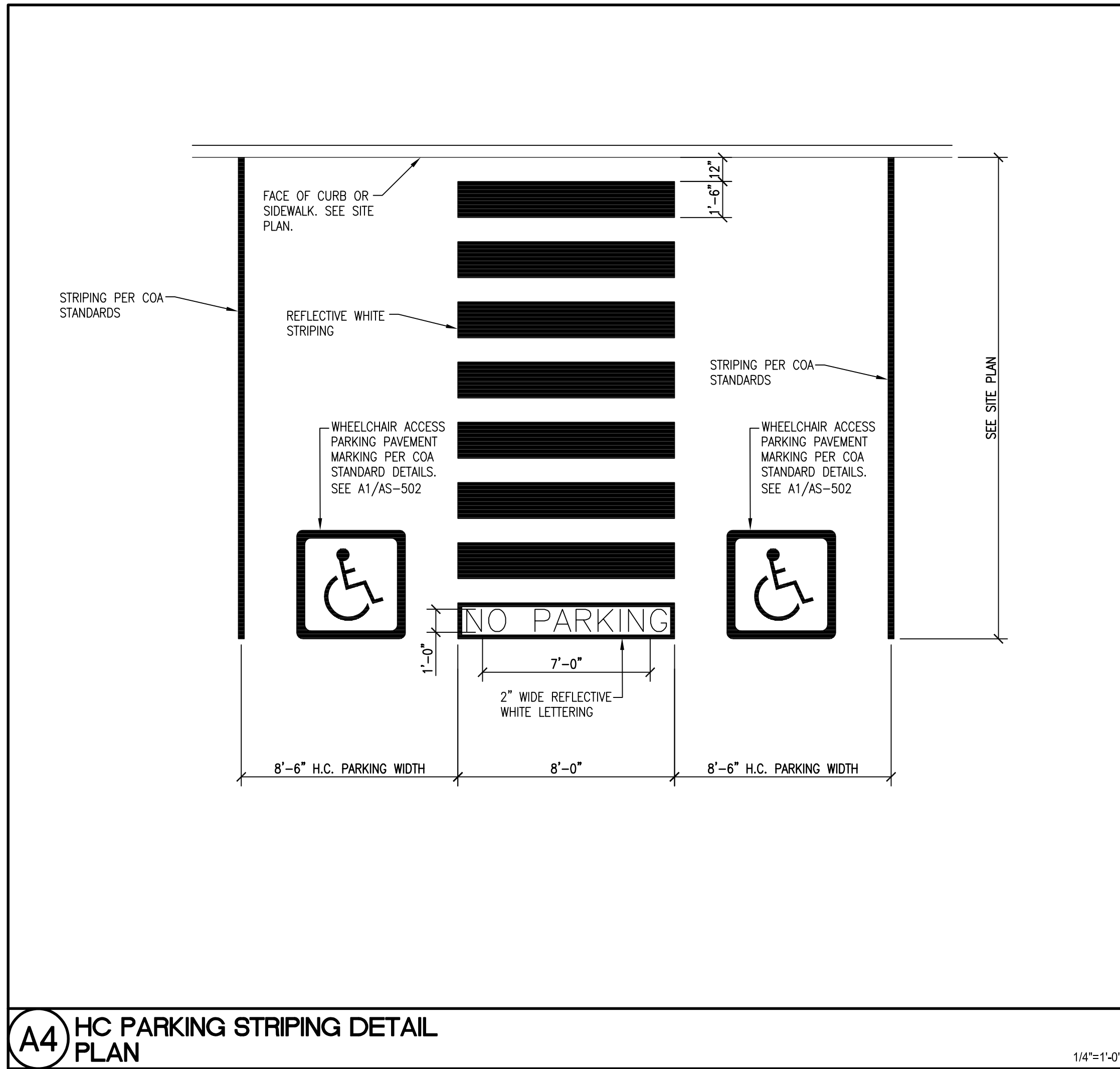
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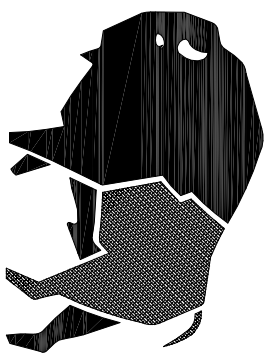


B



A





buffalodesign
architects

110899 montgomery blvd ne
suite a
albuquerque, nm 87111

SEAL



PROJECT

SAFETY COUNSELING

2900 WELLESLEY DR. N.E.
ALBUQUERQUE, NM 87107

REVISIONS

CLIENT PROJ #:

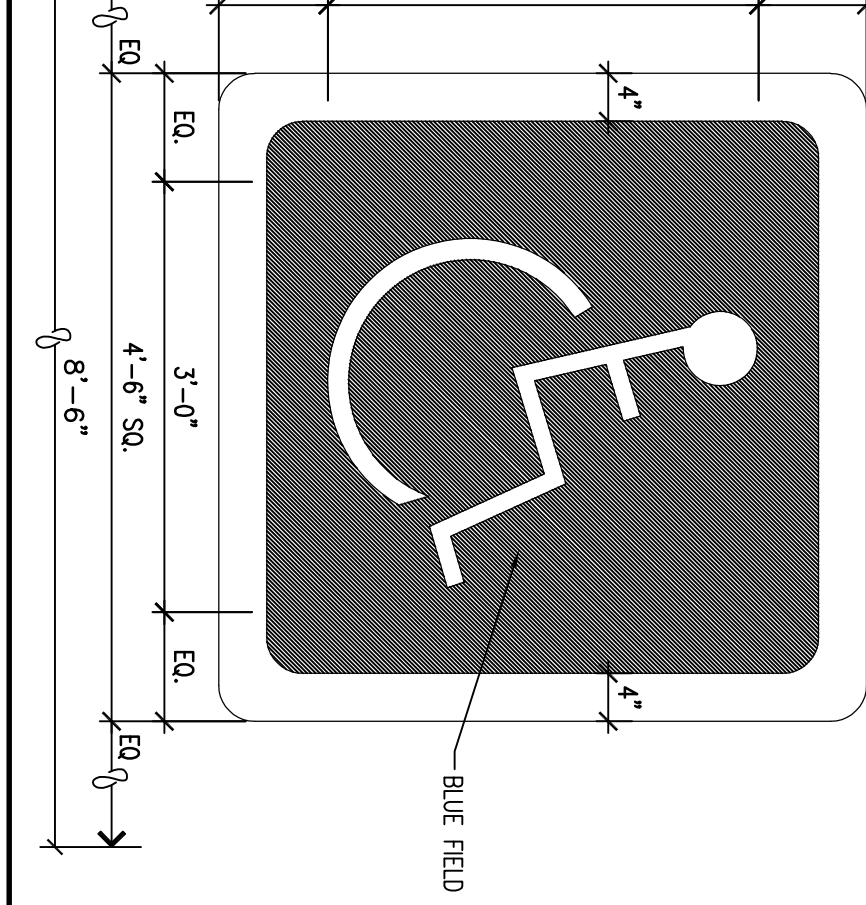
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DATE: JANUARY 2000

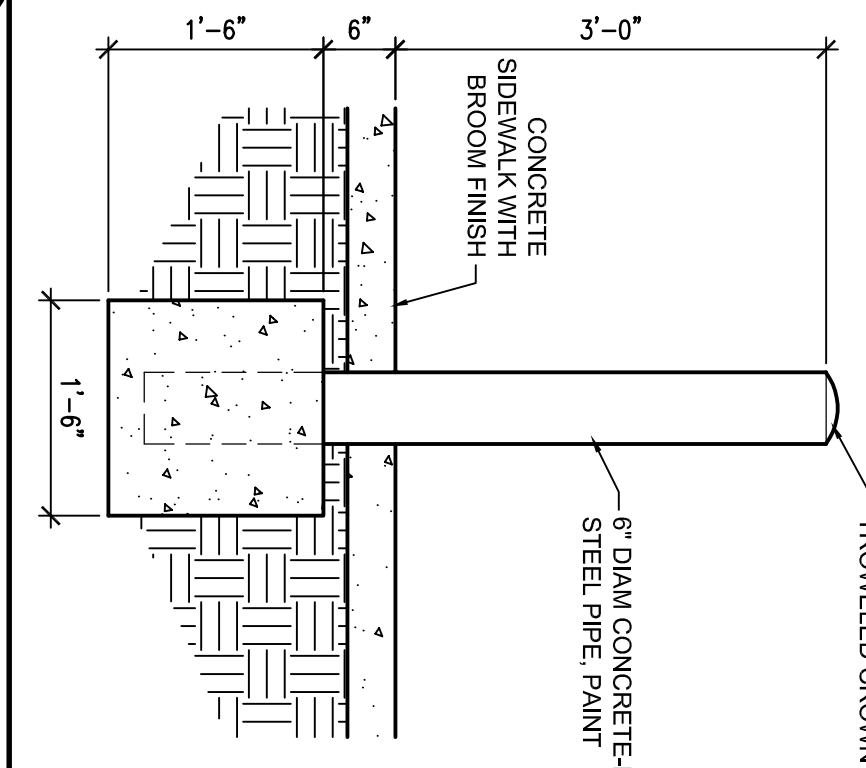
SHEET TITLE

SHEET TITLE
Architectural Site
Details

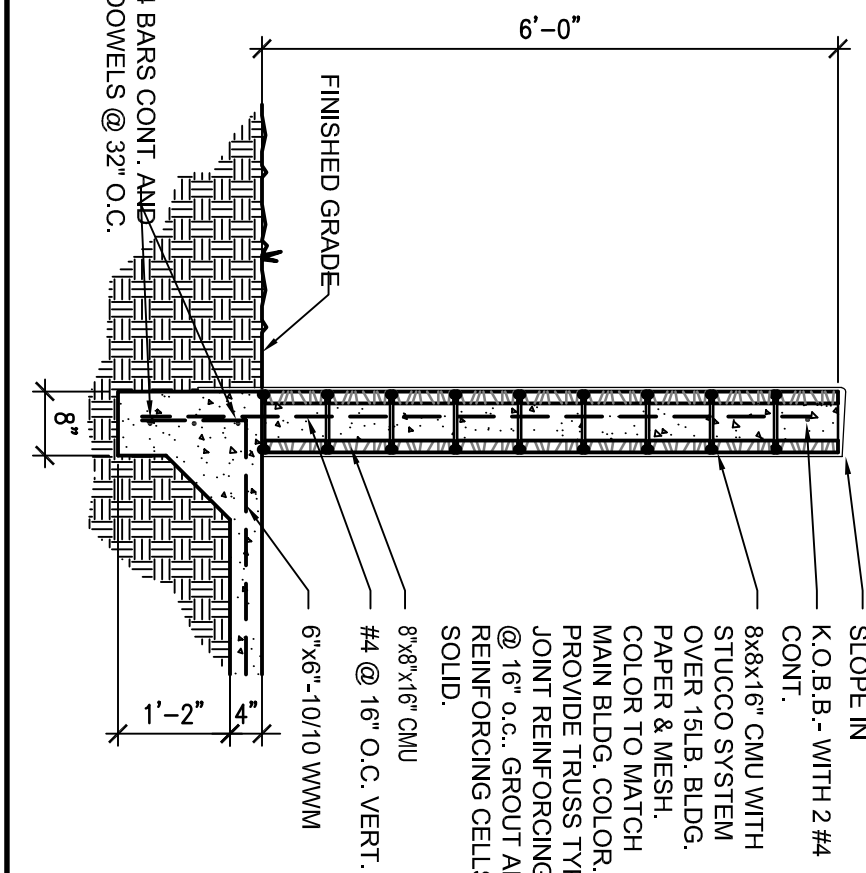
AS-502



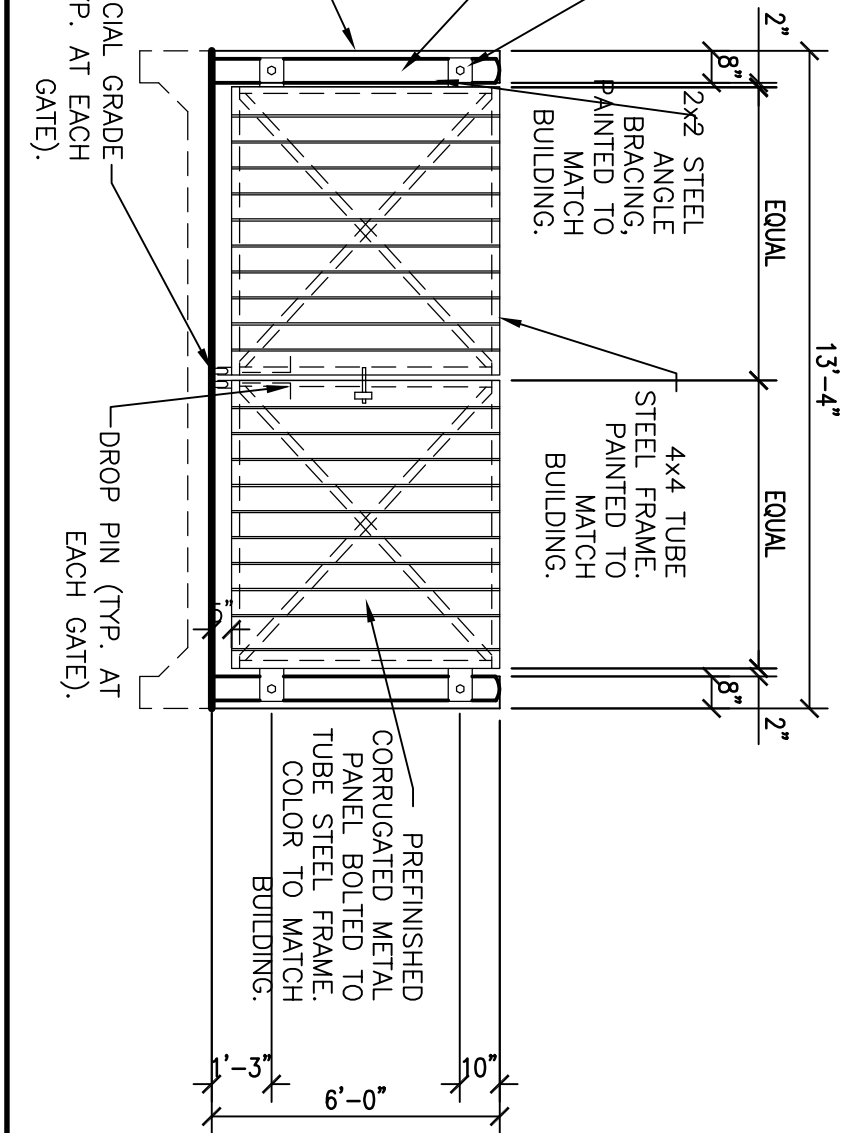
**A1 HC PAVEMENT MARKING
SEE A3/AS-501**



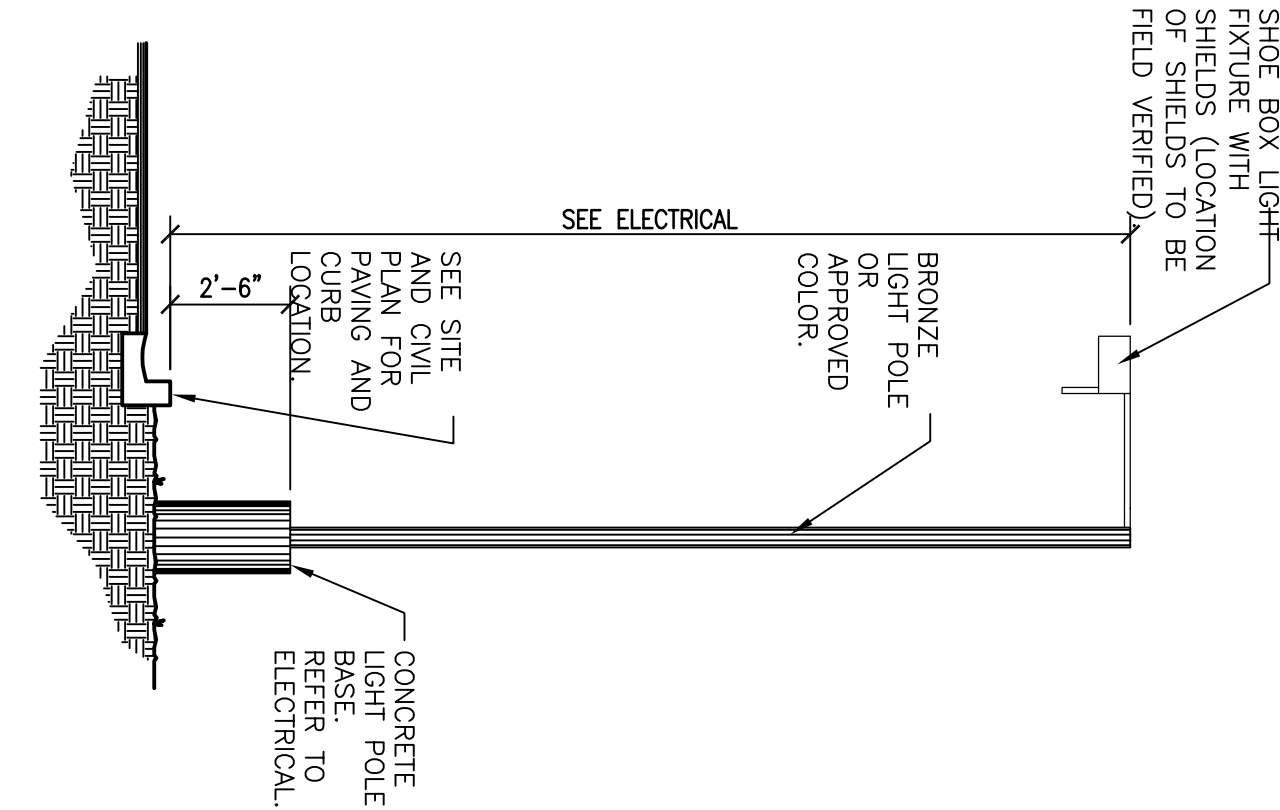
A2 STEEL BOLLARD



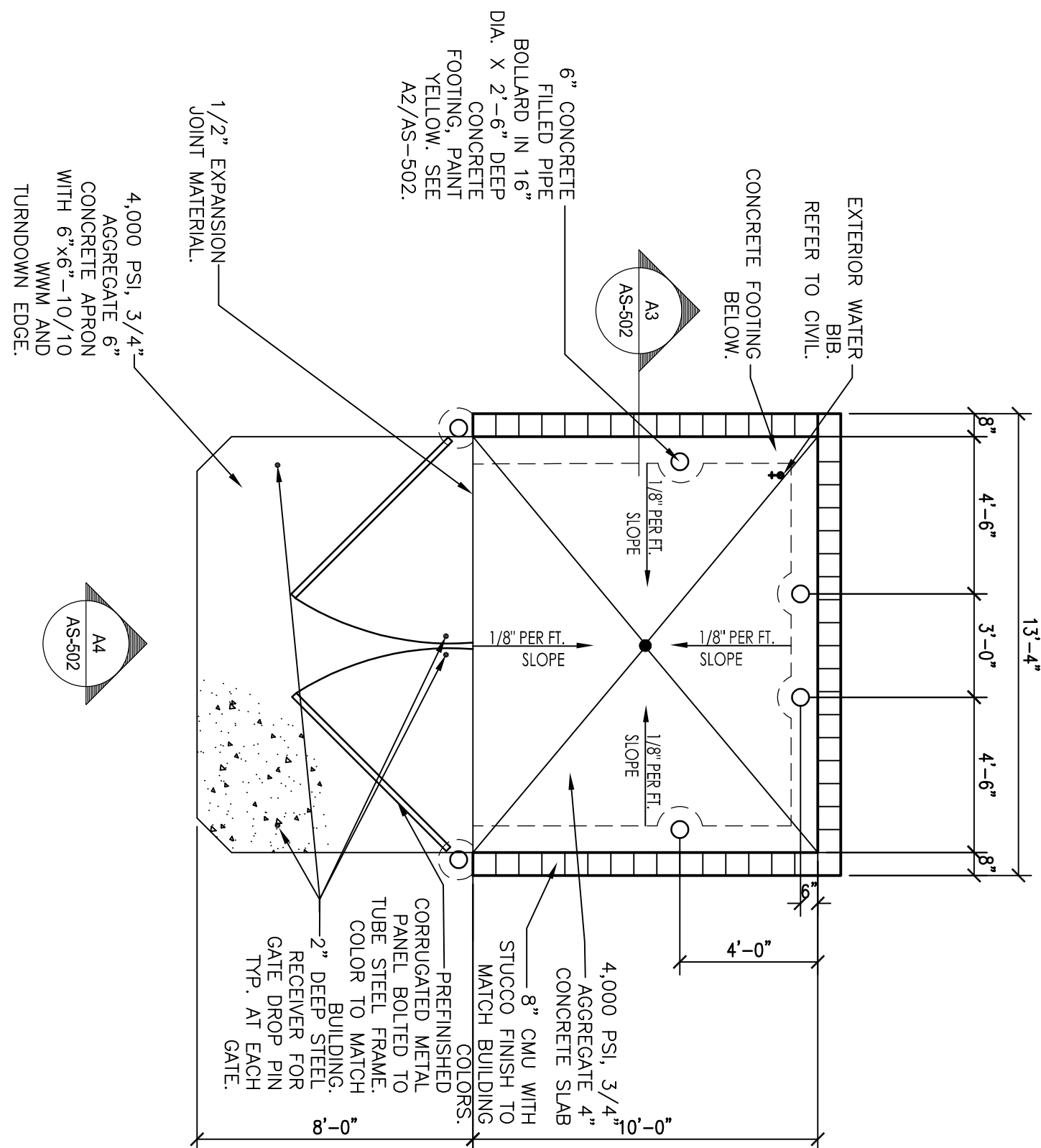
A3 REFUSE ENCLOSURE SECTION



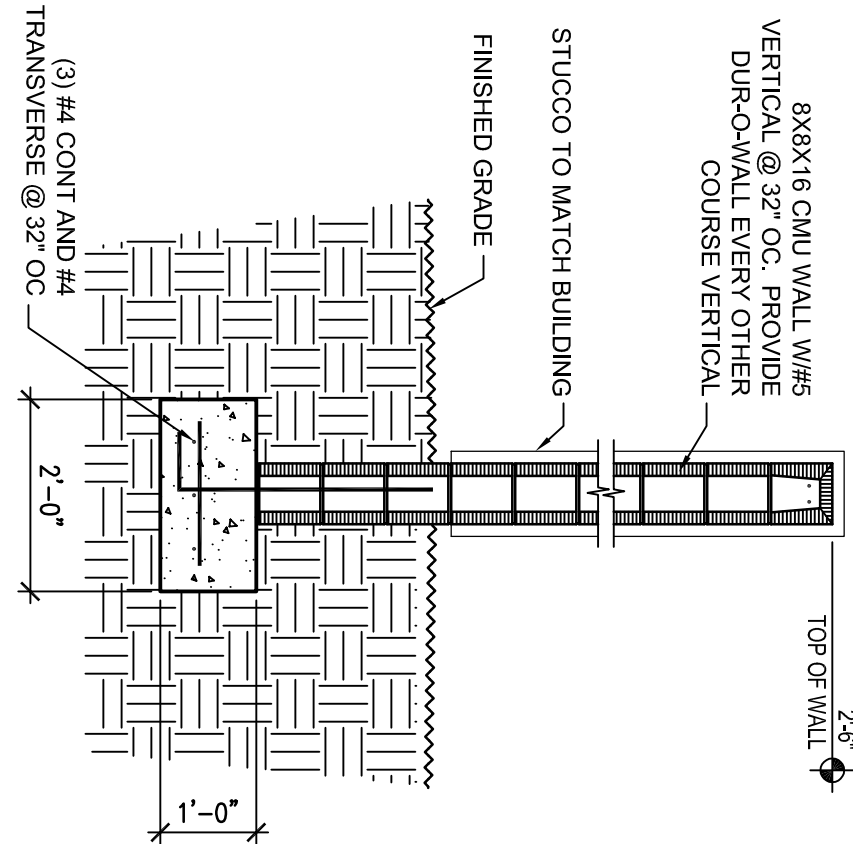
**REFUSE ENCLOSURE
ELEVATION**



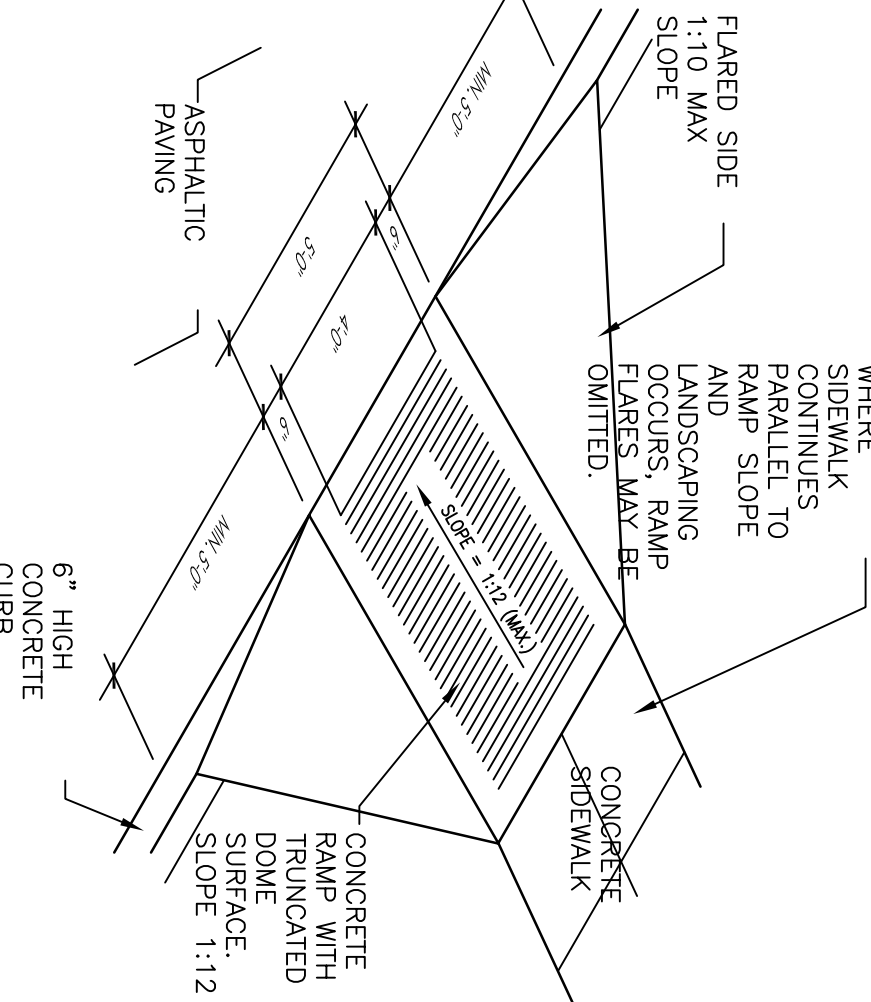
**B3 CONCRETE LIGHT POLE BASE
DETAIL**



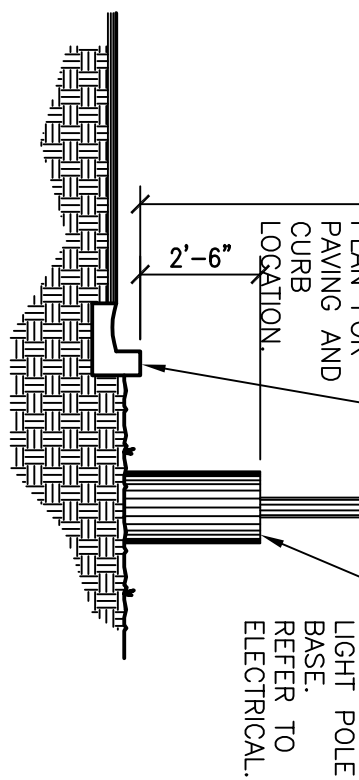
B4 REFUSE ENCLOSURE
PLAN



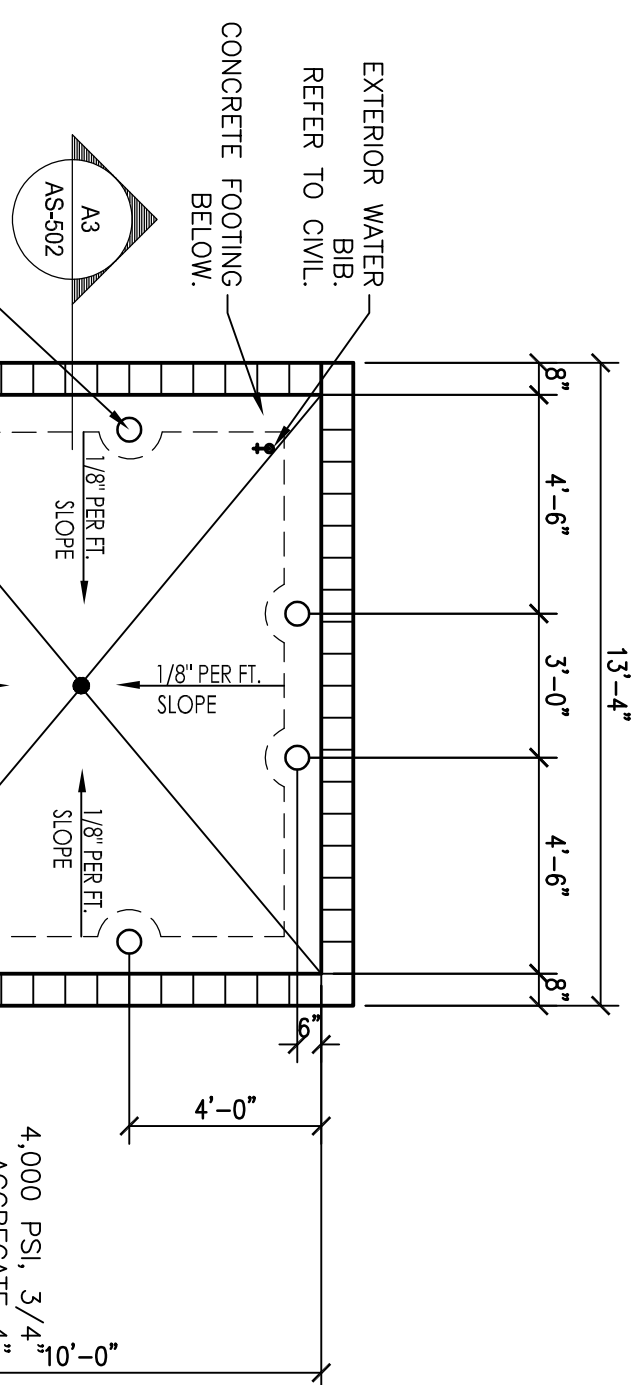
C2 CMU SCREEN WALL SECTION



B2 HC RAMP
DETAIL



**B3 CONCRETE LIGHT POLE BASE
DETAIL**



B4 REFUSE ENCLOSURE
PLAN