

CITY OF ALBUQUERQUE



December 14, 2012

Christopher R. Gunning, R.A.
Dekker/Perich/Sabatini Ltd.
7601 Jefferson NE, Suite 100
Albuquerque, NM 87109

**Re: Keshet Center for the Arts, 4121 Cutler NE, Traffic Circulation Layout
Architect's Stamp dated 12-03-12 (H17-D040)**


Dear Mr. Gunning,

Based upon the information provided in your submittal received 12-04-12, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Please provide a North arrow on the TCL.
2. Details for the ADA parking stalls, including the ramps and accessible pathway, must be provided. Details E3 and E4 as referenced on the site plan must be included with the submittal.
3. Provide a legend, defining all hatching.
4. Define the width of all the existing sidewalk sections abutting the building.
5. The 6-foot wide pedestrian connection from the public sidewalk to the building must be ADA accessible. Please provide additional detail demonstrating how accessibility is achieved. Show all ramps.
6. Per the *DPM*, all landscaped areas must be delineated with curbing. The TCL references portions of existing curb to be demolished leaving the landscaping open to the proposed pedestrian pathway connection. Please revise and provide details for new curbing.
7. Please provide existing details of the frontage infrastructures on Cutler (width of sidewalk, wheelchair ramps located at curb cuts.)
8. List radii for all curves shown; for passenger vehicles, the minimum end island radius is 15 feet.
9. Label the compact parking spaces by placing the words "compact" on the pavement of each space.
10. The chain link fence bordering the western edge of the property appears to be located outside of the property line. Please confirm. If fence is within the COA ROW then a revocable permit will be required.

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