



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2018)

Project Title: _____ **Building Permit #:** _____ **Hydrology File #:** _____

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: _____

City Address: _____

Applicant: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Owner: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

TYPE OF SUBMITTAL: _____ PLAT (____# OF LOTS) _____ RESIDENCE _____ DRB SITE _____ ADMIN SITE

IS THIS A RESUBMITTAL?: _____ Yes _____ No

DEPARTMENT: _____ TRAFFIC/ TRANSPORTATION _____ HYDROLOGY/ DRAINAGE

Check all that Apply:

TYPE OF SUBMITTAL:

- _____ ENGINEER/ARCHITECT CERTIFICATION
- _____ PAD CERTIFICATION
- _____ CONCEPTUAL G & D PLAN
- _____ GRADING PLAN
- _____ DRAINAGE MASTER PLAN
- _____ DRAINAGE REPORT
- _____ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
- _____ ELEVATION CERTIFICATE
- _____ CLOMR/LOMR
- _____ TRAFFIC CIRCULATION LAYOUT (TCL)
- _____ TRAFFIC IMPACT STUDY (TIS)
- _____ OTHER (SPECIFY) _____
- _____ PRE-DESIGN MEETING?

TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- _____ BUILDING PERMIT APPROVAL
- _____ CERTIFICATE OF OCCUPANCY
- _____ PRELIMINARY PLAT APPROVAL
- _____ SITE PLAN FOR SUB'D APPROVAL
- _____ SITE PLAN FOR BLDG. PERMIT APPROVAL
- _____ FINAL PLAT APPROVAL
- _____ SIA/ RELEASE OF FINANCIAL GUARANTEE
- _____ FOUNDATION PERMIT APPROVAL
- _____ GRADING PERMIT APPROVAL
- _____ SO-19 APPROVAL
- _____ PAVING PERMIT APPROVAL
- _____ GRADING/ PAD CERTIFICATION
- _____ WORK ORDER APPROVAL
- _____ CLOMR/LOMR
- _____ FLOODPLAIN DEVELOPMENT PERMIT
- _____ OTHER (SPECIFY) _____

DATE SUBMITTED: _____ **By:** _____

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____

January 18, 2021

Mr. Nilo Salgado-Fernandez, PE
Senior Engineer
Planning Department
City of Albuquerque
600 2nd Street NW
Albuquerque, NM 87103

Re: US Eagle Credit Union – Menaul
7201 Menaul NE
Traffic Circulation Layout Re-Submittal
Engineers Stamp Date 11-24-20 (H19D090)

Dear Mr. Salgado-Fernandez:

Enclosed for your review is a copy of the US Eagle – Menaul Traffic Circulation Layout. Below is a brief description of how the comments from your response letter (dated 12/03/20) were addressed:

1. KEYED NOTES: All keyed notes referencing MUTCD and Architectural Plans will need details on these sheets. Please do not reference different manuals or spec's unless they are COA std dwg numbers. The proposed sign face detail will need to comply with MUTCD and detail will need to be provided.

Response: The reference to MUTCD has been removed from the Keyed Notes and details added to the plan.

2. Add notes referencing sheet C-101 for the proposed ADA ramp status on the northern segments of Espanola St. and San Pablo St. abutting 20 ft. Alley on sheet C-100.

Response: Keyed Note 3 references the detail on C-101 regarding the ADA ramps at the Alley and Espanola St. and San Pablo St.

3. Espanola entrance pavement markings will need 'Do Not Enter' and the proposed pavement bar will need to be located on private property.

Response: Markings 'Do Not Enter' and stop bar have been moved onto private property.

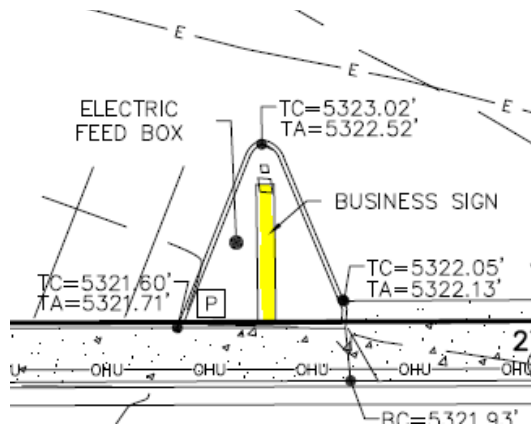
4. Please verify the existing monument air space doesn't encroach onto COA ROW.

Response: The survey located the extents of the sign, not just the base. See images below for clarification. Sign is not located in ROW.

Engineering ▲

Spatial Data ▲

Advanced Technologies ▲



5. Add note on proposed bollard to be painted yellow.

Response: Keyed Note has been updated to have bollards painted yellow.

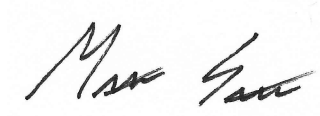
6. STATUS (per Jeanne Wolfenbarger, since initial submittal): Traffic Studies: See the Traffic Impact Study (TIS) thresholds. In general, a minimum combination of 100 vehicles entering and exiting in the peak hour warrants a Traffic Impact Study. Visit with Traffic Engineer for determination and fill out a TIS Form that states whether one is warranted. In some cases, a trip generation may be requested for determination.

Response: COA TIS form submitted to Matt Grush and no Traffic Study is required.

Mr. Nilo Salgado-Fernandez, PE
Senior Engineer
City of Albuquerque
January 18, 2021
Page 3

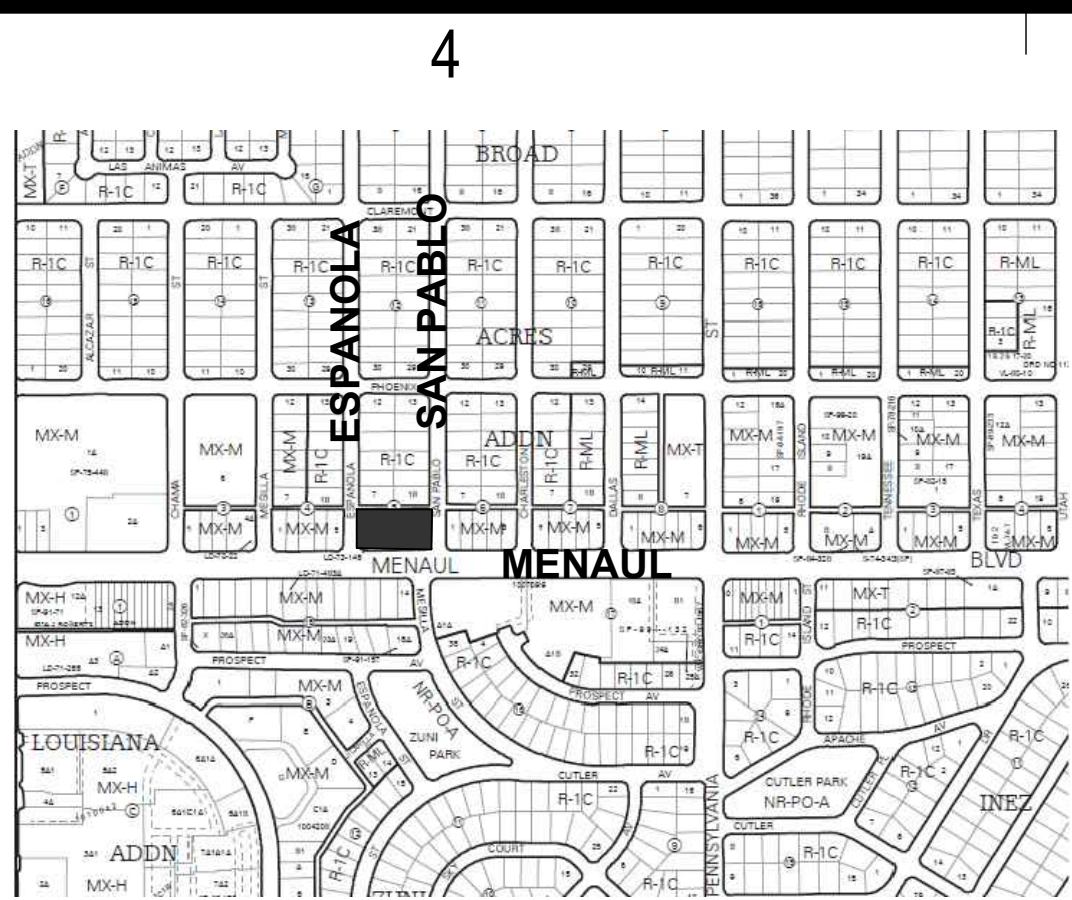
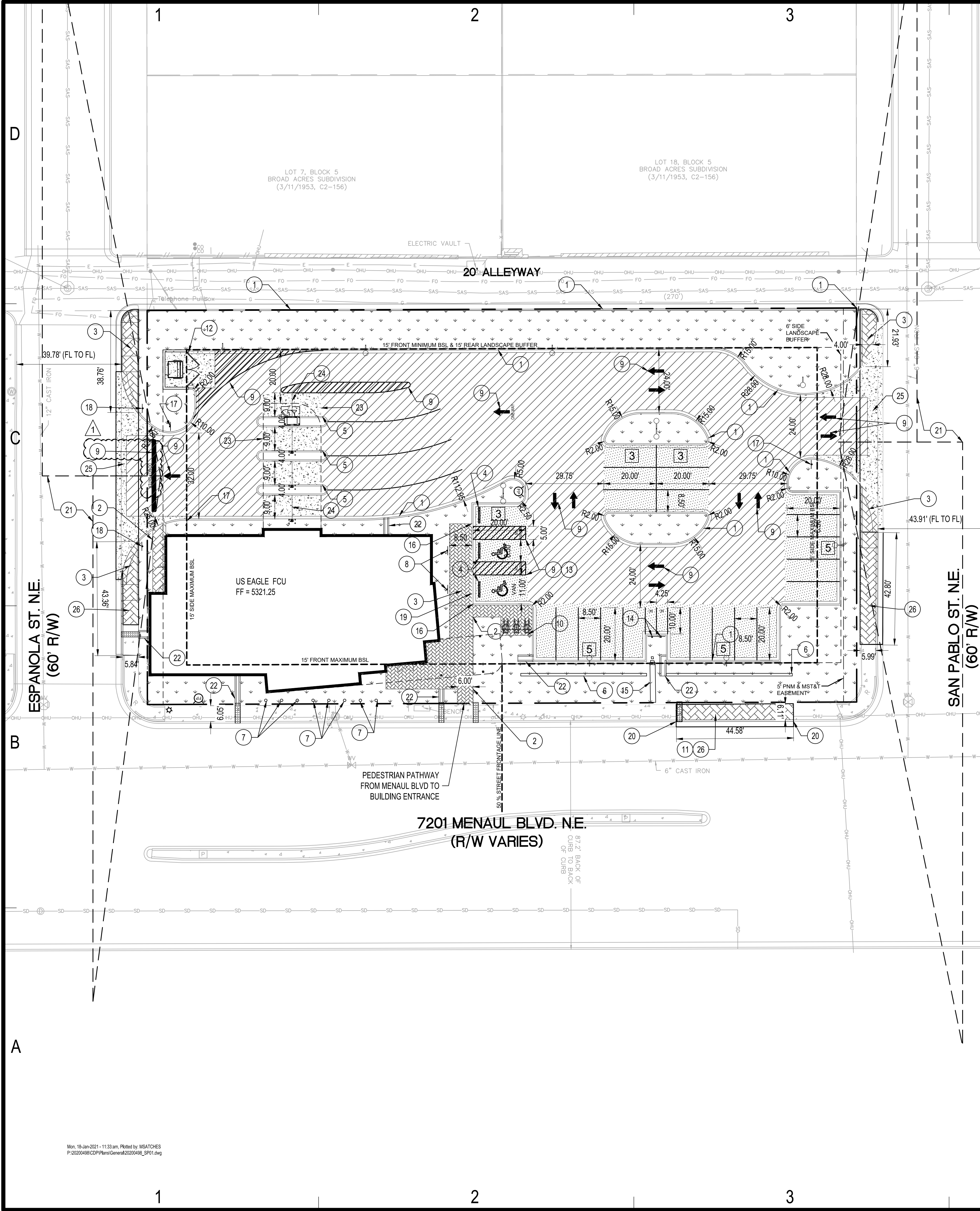
With this submittal, we are requesting City of Albuquerque Traffic Circulation Layout Approval. If you have any questions or require further information, please feel free to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read "Matt Satches", is written over a faint, rectangular background.

Matt Satches, PE
Project Manager
Community Development and Planning

MHS
Enclosures



VICINITY MAP

SITE INFORMATION

SITE ADDRESS: 7201 MENAUL NE ALBUQUERQUE NM 87110

LEGAL DESCRIPTION: TRA REPLAT OF LOTS 1 THRU 5 BLK 5 BROAD ACRES SUBD

PROJECT AREA: 0.92 ACRES

ZONING: MX-M

SETBACKS:
FRONT: 5 FT
SIDE: 5 FT
REAR: 15 FT

BUILDING HEIGHT: 45 FT MAX

PARKING:	REQUIRED	PROVIDED
CONVENTIONAL	17	22
ADA	1	2
MOTORCYCLE	1	2
BICYCLE	3	6

TRAFFIC CIRCULATION LAYOUT
APPROVED
1/20/2021

SITE KEYED NOTES

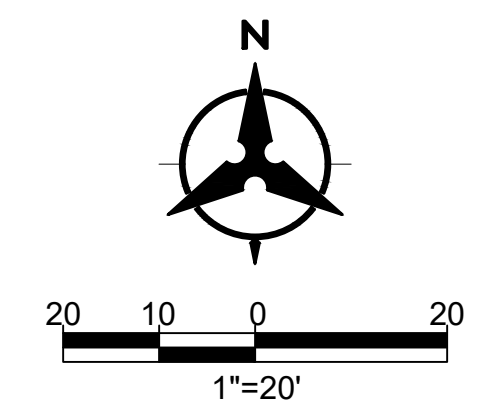
- 6" CONCRETE CURB & GUTTER PER DETAIL 4, SHEET C-101.
- NEW CONCRETE SIDEWALK, WIDTH PER PLAN. INSTALL PER DETAIL 2, SHEET C-101.
- INSTALL ADA RAMP PER DETAIL 9, SHEET C-101.
- INSTALL CONCRETE WHEEL STOPS PER DETAIL 1, SHEET C-102.
- INSTALL DRIVE UP KIOSK. SEE ARCHITECTURAL PLANS FOR DETAILS.
- INSTALL VIEW SCREEN PER ARCHITECTURE PLANS.
- INSTALL PERMANENT BOLLARD PER DETAIL 6, SHEET C-101. PAINT BOLLARDS YELLOW.
- INSTALL ACCESSIBLE PARKING SIGN PER DETAIL 11, SHEET C-101.
- INSTALL WHITE REFLECTORIZED THERMOPLASTIC PAVEMENT MARKINGS PER PLAN AS SHOWN ON THIS SHEET.
- INSTALL BIKE RACKS PER DETAIL 6, SHEET C-102.
- CLOSE EXISTING DRIVEWAY ACCESS.
- SEE ARCHITECTURAL PLANS FOR DUMPSTER ENCLOSURE AND GATE DETAILS.
- INSTALL ADA PARKING STALLS PER DETAIL 10, SHEET C-101.
- INSTALL MOTORCYCLE ONLY SIGN. INSTALL BASE PER DETAIL 8, SHEET C-101.
- EXISTING MONUMENT SIGN TO REMAIN.
- TRANSITION FROM 6" CURB AT GUTTER TO FLUSH.
- INSTALL STOP SIGN PER DETAIL 8, SHEET C-101.
- INSTALL DO NOT ENTER SIGN PER DETAIL 7, SHEET C-101.
- INSTALL FLUSH CURB AND GUTTER.
- INSTALL STANDARD CURB AND GUTTER PER COA STD DWG 2415 WITHIN RIGHT OF WAY UNLESS OTHERWISE NOTED.
- SIGHT TRIANGLE.
- INSTALL CONCRETE RIBBON CHANNEL PER DETAIL 5, SHEET C-102.
- INSTALL THICKENED EDGE WHERE CONCRETE ABUTS ASPHALT PAVEMENT PER DETAIL 2, SHEET C-102.
- INSTALL CONTRACTION JOINT PER DETAIL 4, SHEET C-102.
- INSTALL NEW DRIVEWAY PER COA STD DWG 2425.
- INSTALL NEW SIDEWALK PER COA STD DWG 2430.

NOTE
ALL BROKEN OR CRACKED SIDEWALK OR CURB & GUTTER WITHIN THE ROW MUST BE REPLACED

NOTE
PARKING SPACE STRIPING SHALL BE 4" PAINTED WHITE.

LEGEND

- ASPHALT PAVEMENT - DRIVELANE PER DETAIL 1, SHEET C-101
- ASPHALT PAVEMENT - AUTO PARKING AND MINOR DRIVE AISLES PER DETAIL 2, SHEET C-101
- CONCRETE PAVEMENT PER DETAIL 3, SHEET C-101
- PROPERTY LINE
- PROPOSED CURB & GUTTER
- EASEMENT
- LANDSCAPED AREAS
- CONCRETE SIDEWALK PER DETAIL 5, SHEET C-101
- LIGHT POLE SEE ARCHITECTURAL PLANS FOR DETAILS
- FIRE HYDRANT SEE SHEET C-300
- PARKING STALL COUNT



Bohannon & Huston
www.bhinc.com 800.877.5332

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410.896.8100

CONSULTANTS
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US Eagle FCU
Menaul Branch
Albuquerque, New Mexico

Revisions:
Addendum #1 - 1/20/2021

Issue Date: 1/20/2021
Architect: B. Bily
Drawn By: PS
Checked By: MS
Project Number: 29643-0000
Title: SITE PLAN
Sheet No. C-100

ARCHITECT

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US Eagle FCU
Menaul Branch
Albuquerque, New Mexico

Revisions:
1 Addendum #1 - 1/20/2021

Issue Date: 1/20/2021
Architect: B. Bily
Drawn By: PS
Checked By: MS
Project Number: 29643-0000
Title: SITE DETAILS
Sheet No.

C-101

D

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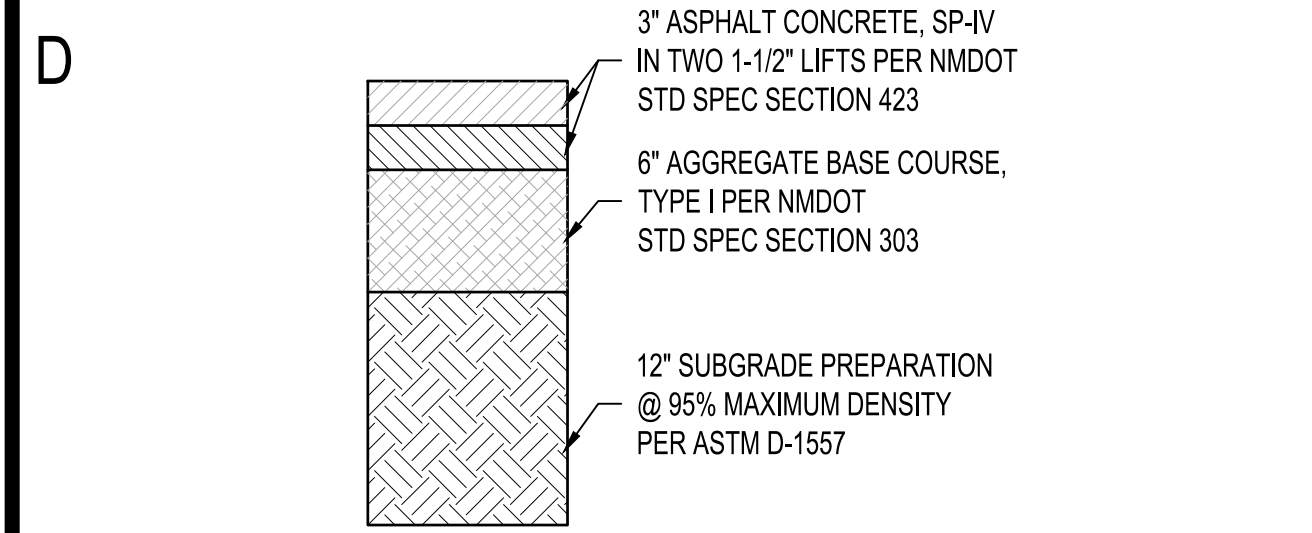
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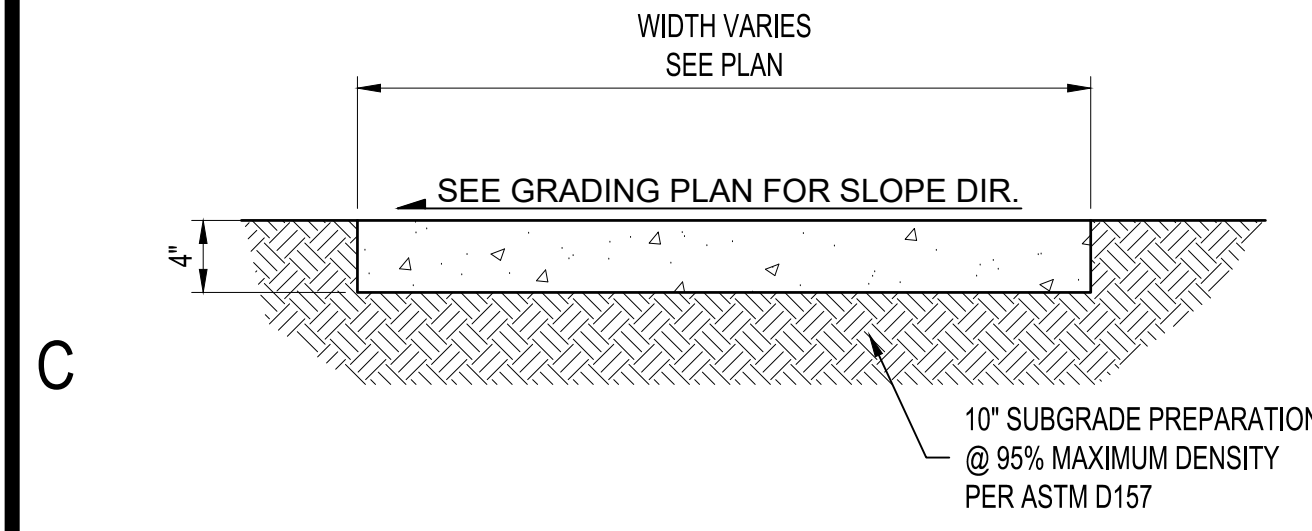
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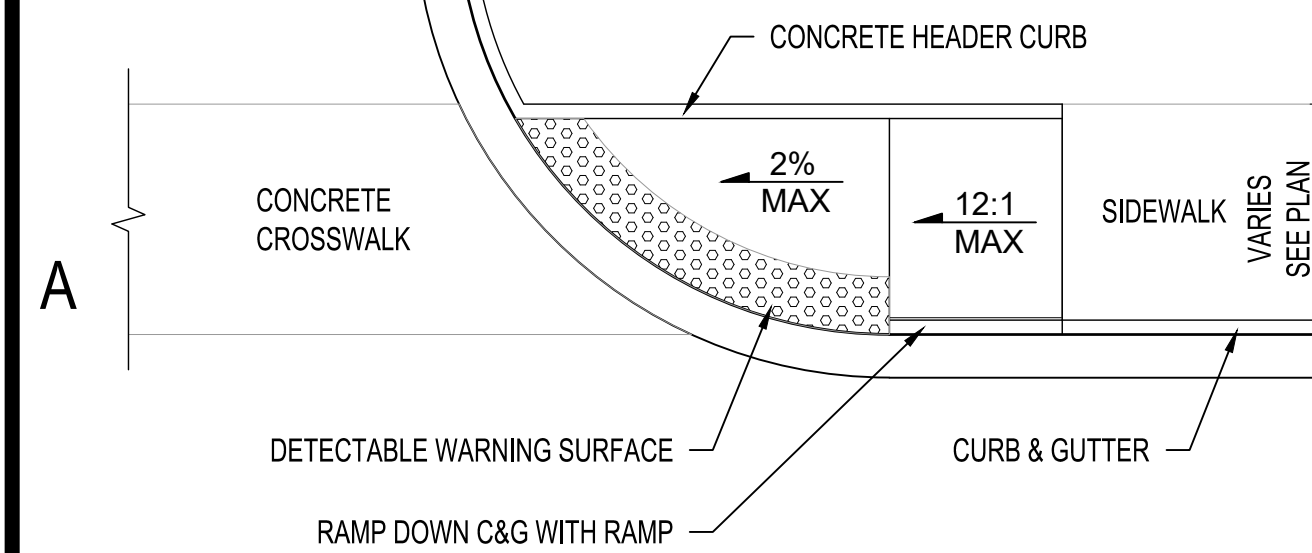
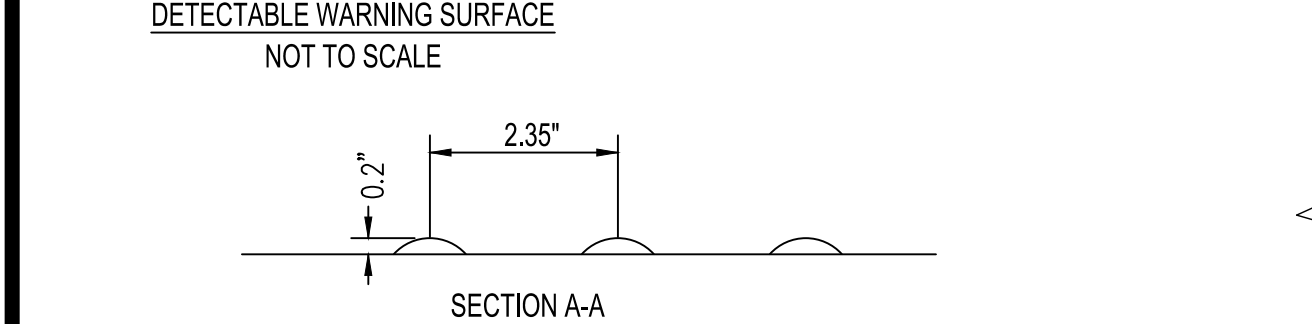
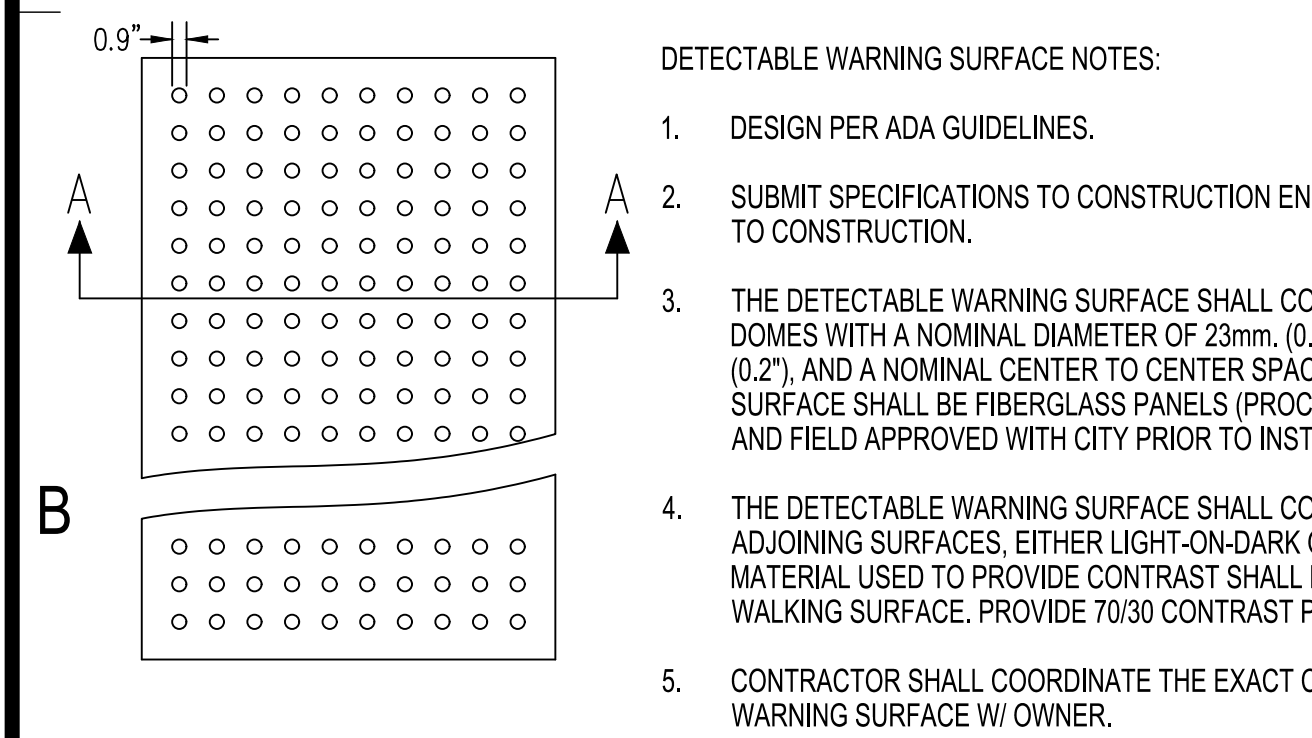
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1 ASPHALT PAVEMENT SECTION
NTS



NOTE: EXPANSION & CONTROL JOINTS SHALL BE PER NMPWA STD DETAILS & SPECIFICATIONS



9 WHEEL CHAIR RAMP DETAIL
NTS

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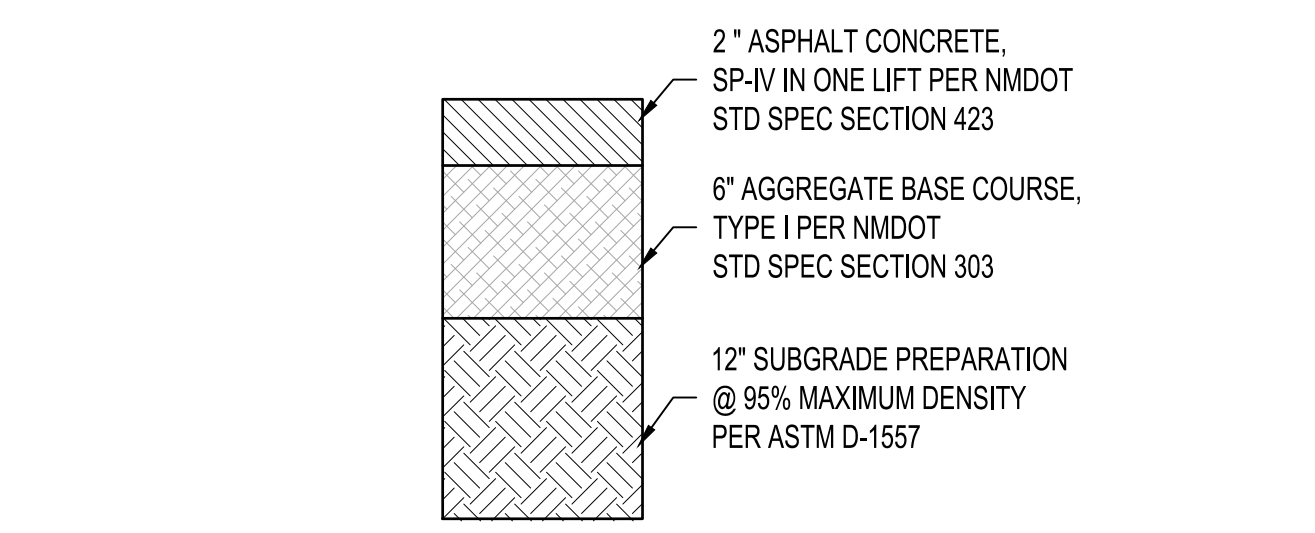
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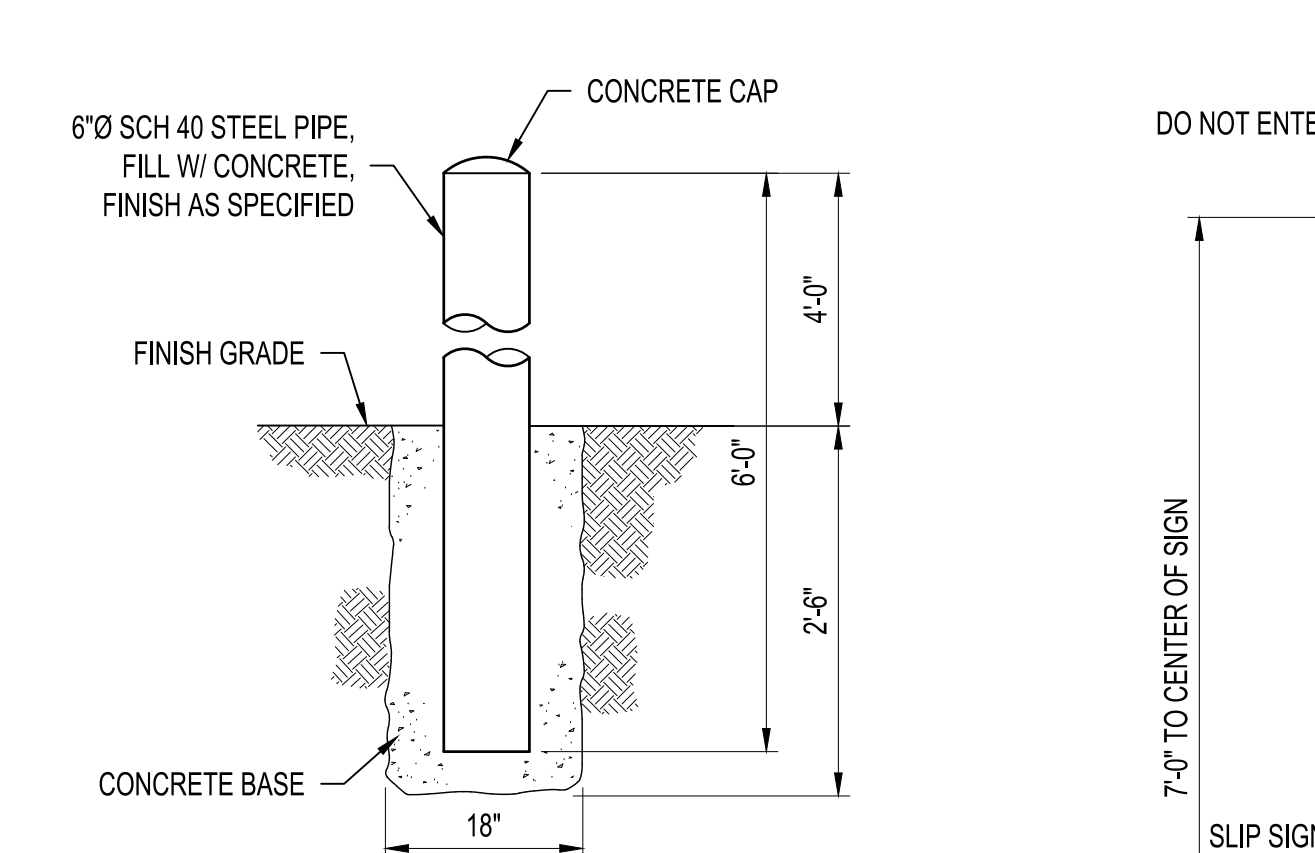
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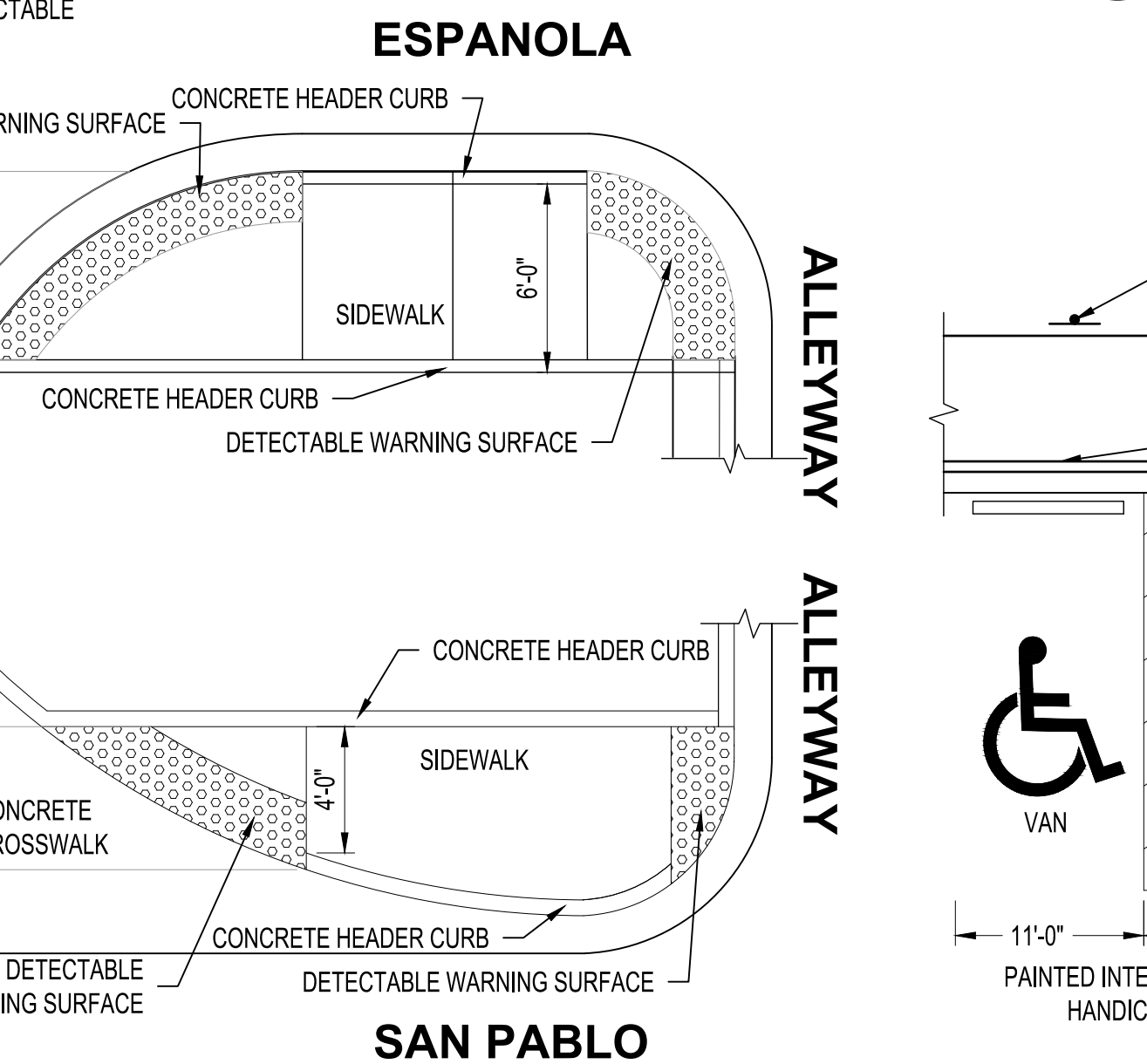
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2 ASPHALT PAVEMENT SECTION
NTS



6 PERMANENT BOLLARD
NTS



9 WHEEL CHAIR RAMP DETAIL
NTS

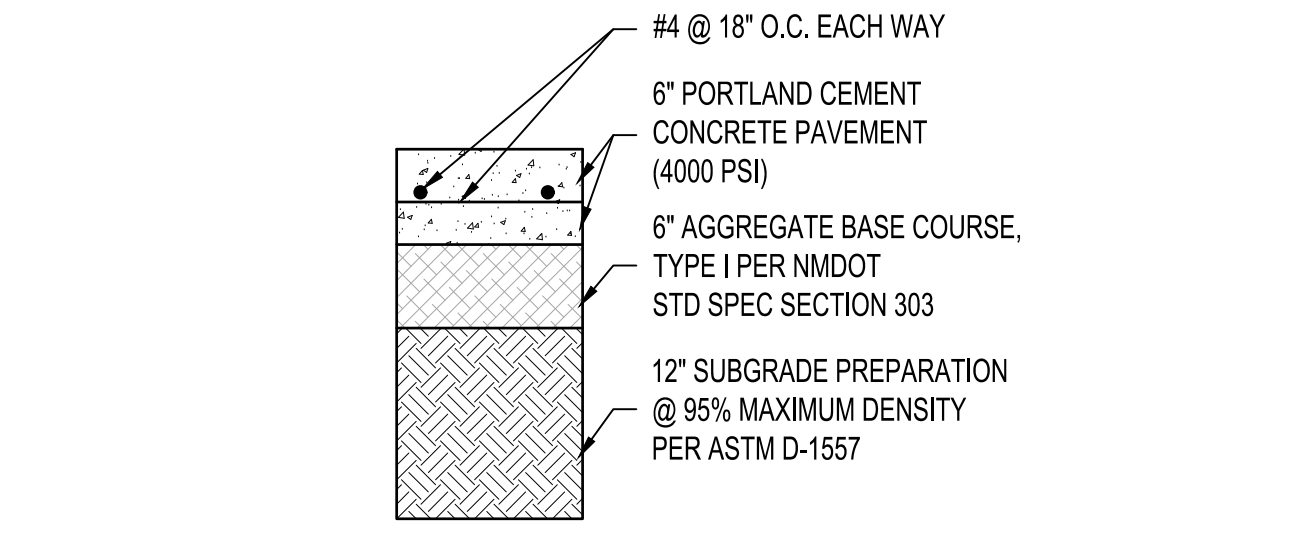
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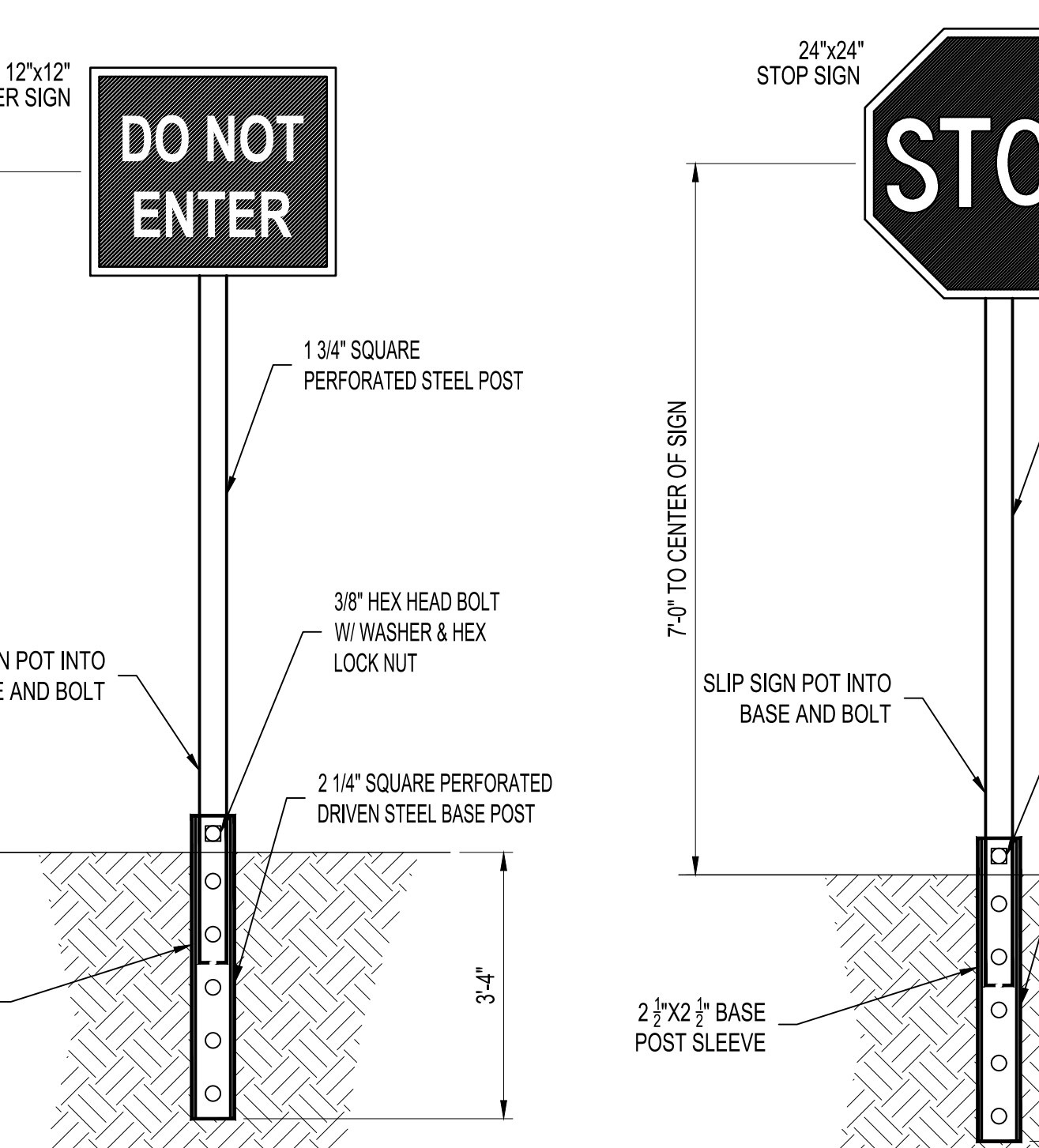
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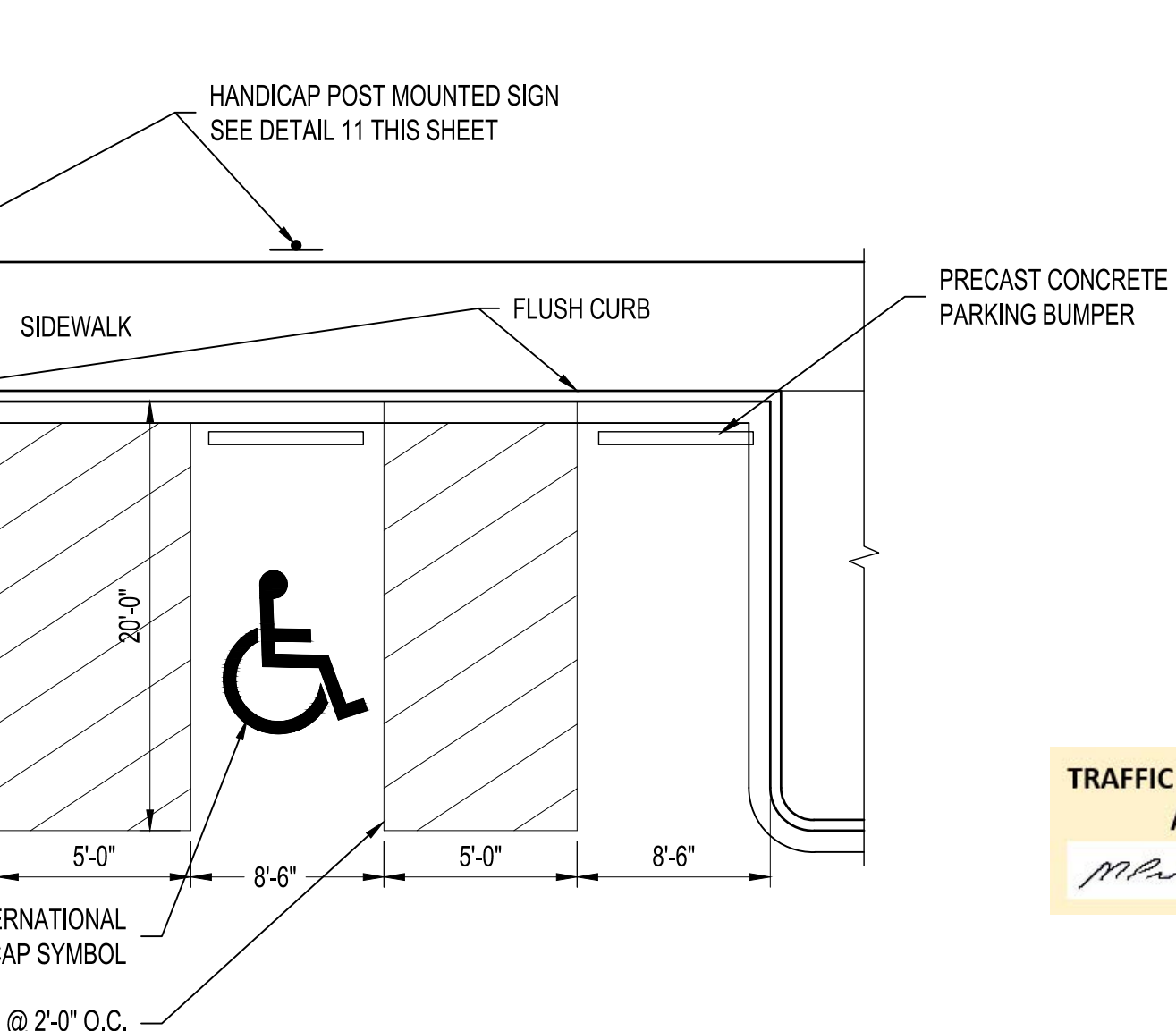
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3 CONCRETE PAVEMENT SECTION
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7 DO NOT ENTER SIGN
NTS



10 TYPICAL ACCESSIBLE PARKING SPACE
NTS

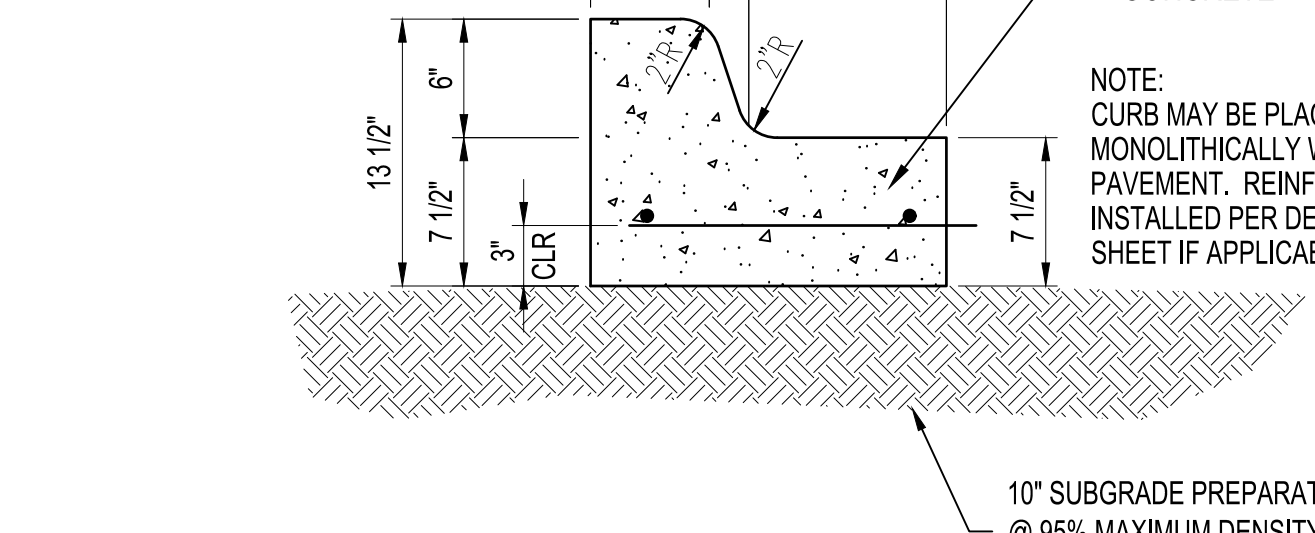
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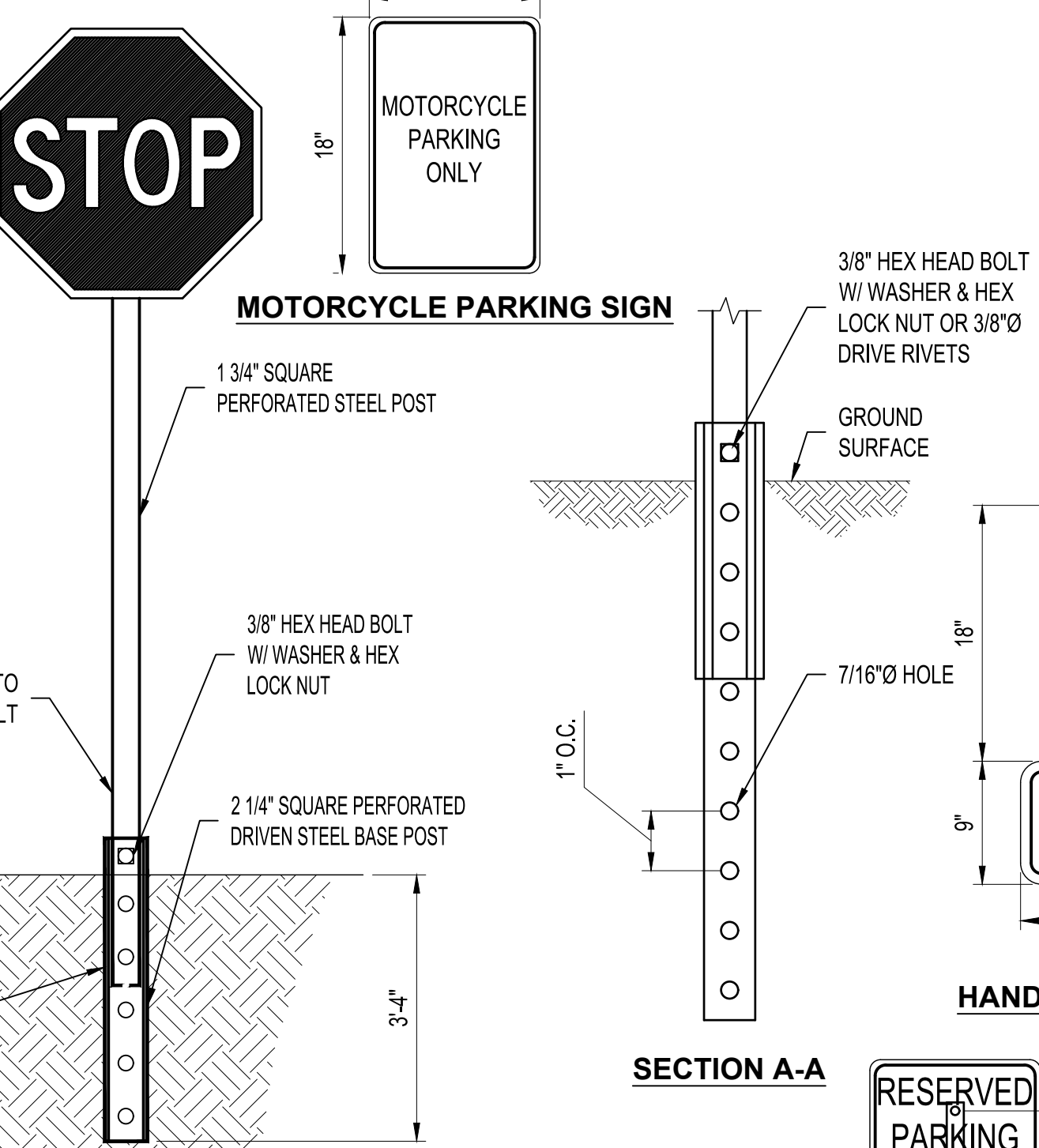
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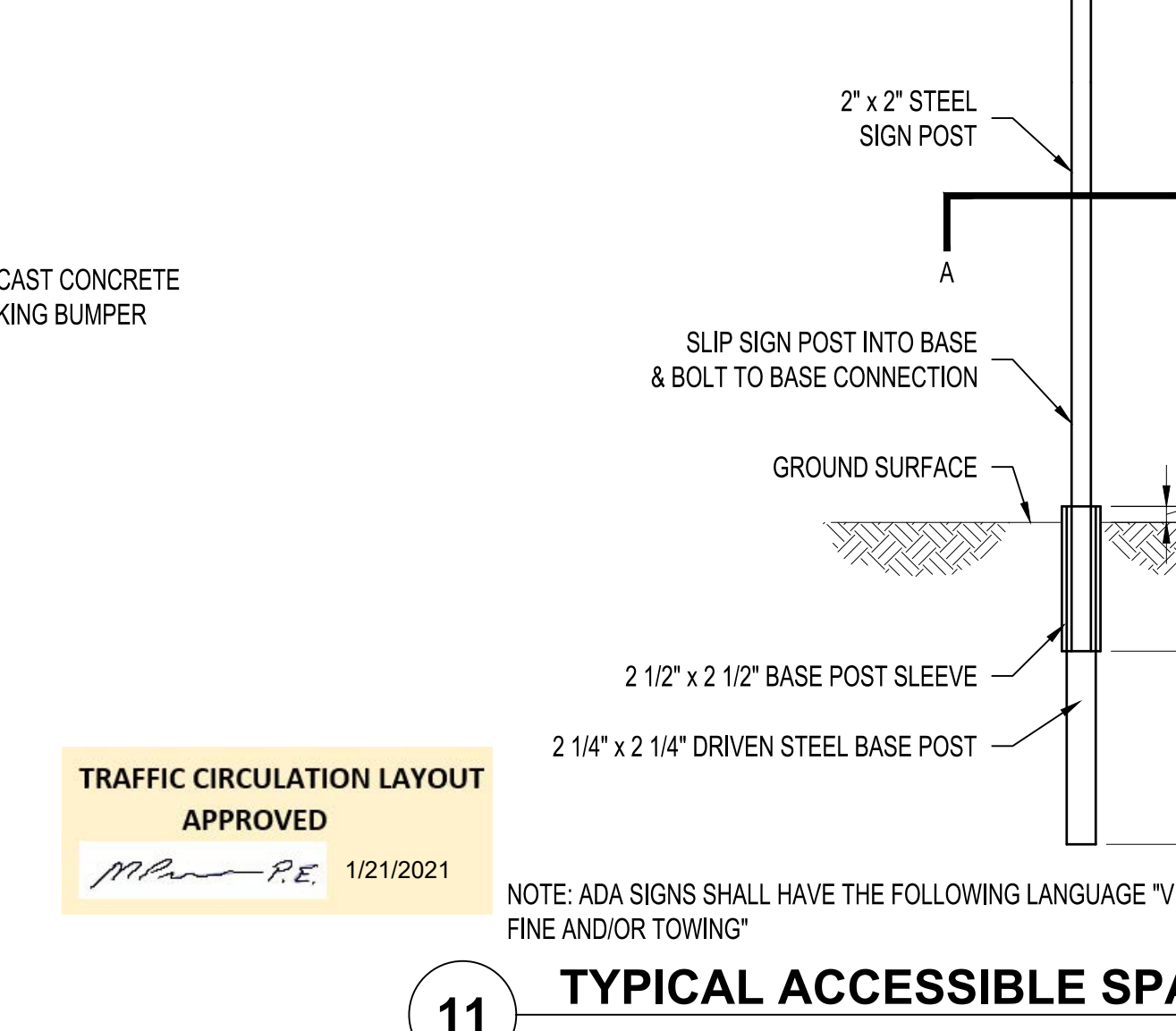
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4 6 inch CONCRETE CURB & GUTTER
NTS



8 STOP SIGN
NTS



11 TYPICAL ACCESSIBLE SPACE SIGN
NTS

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D

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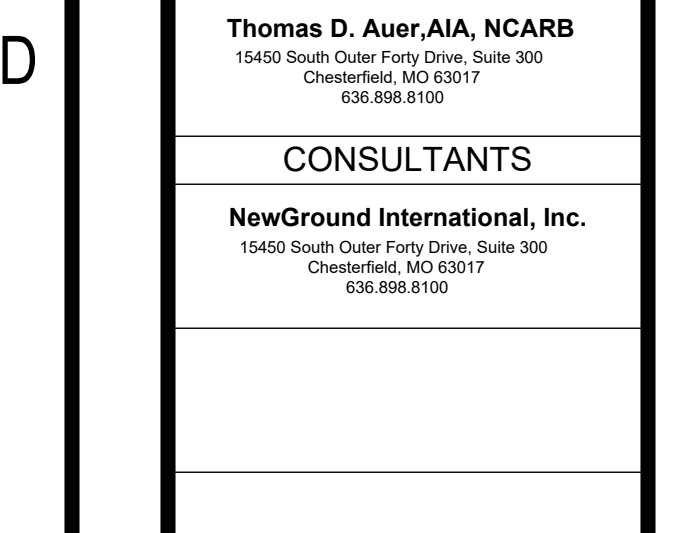
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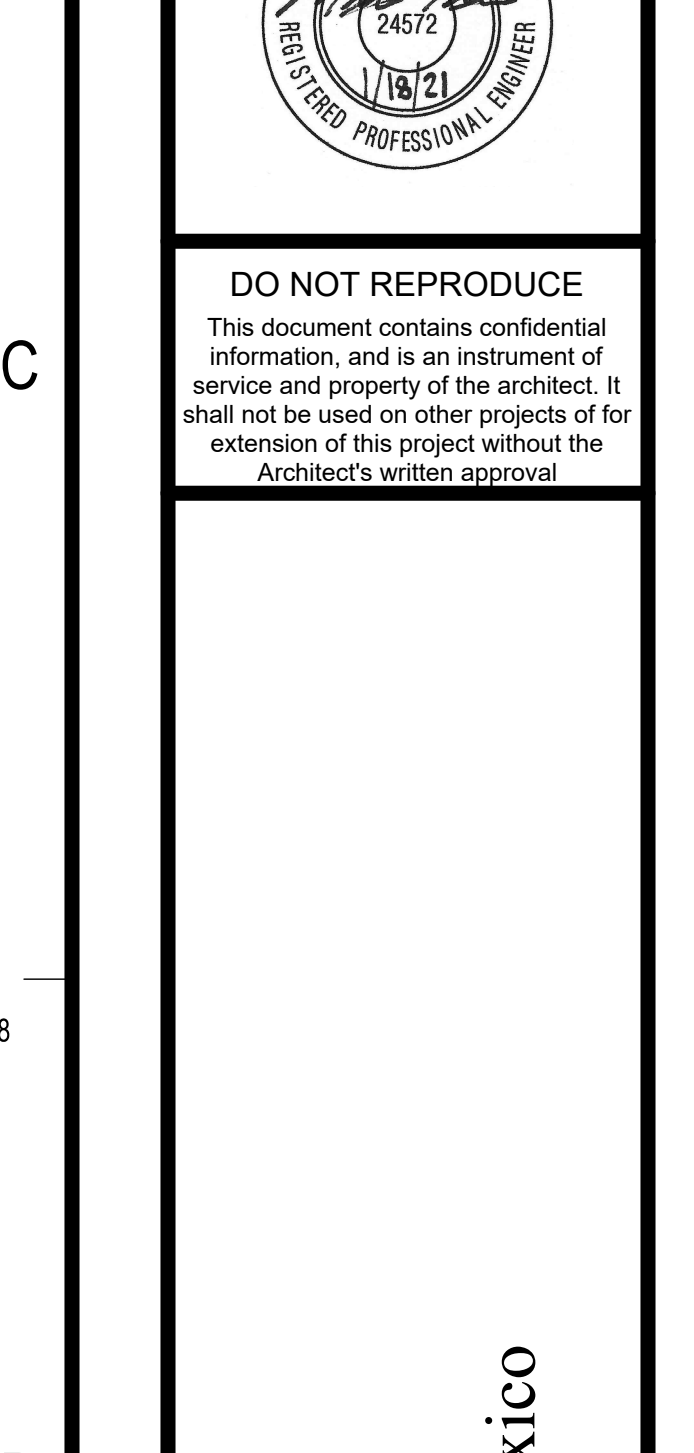
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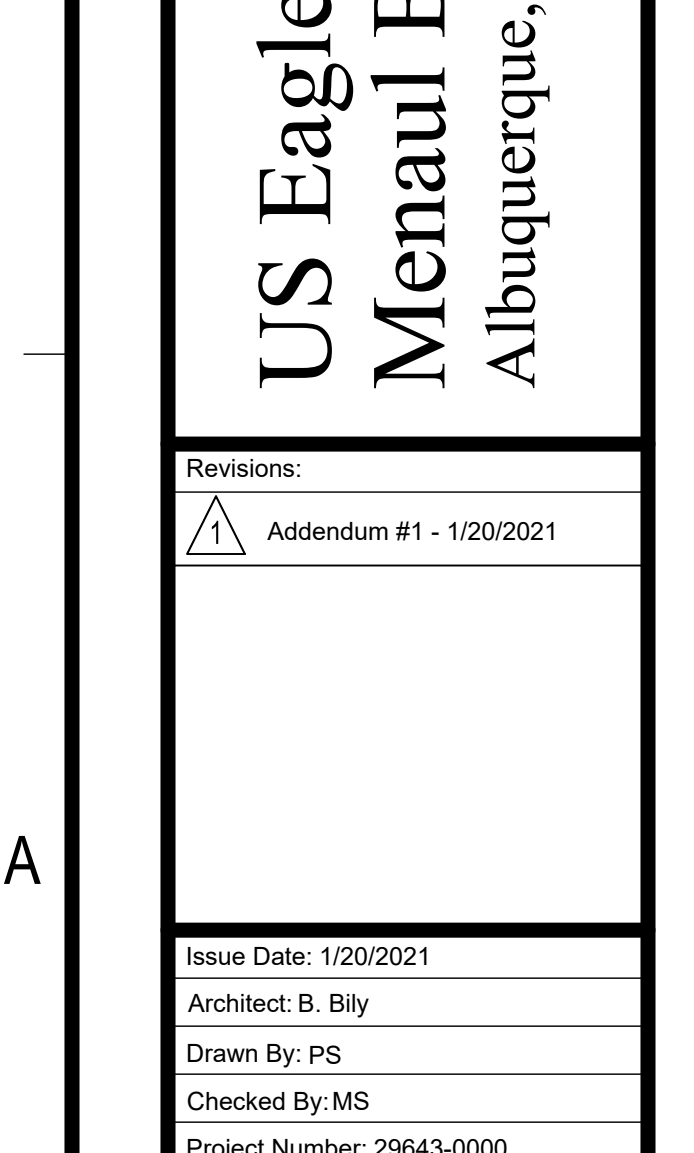
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4 6 inch CONCRETE CURB & GUTTER
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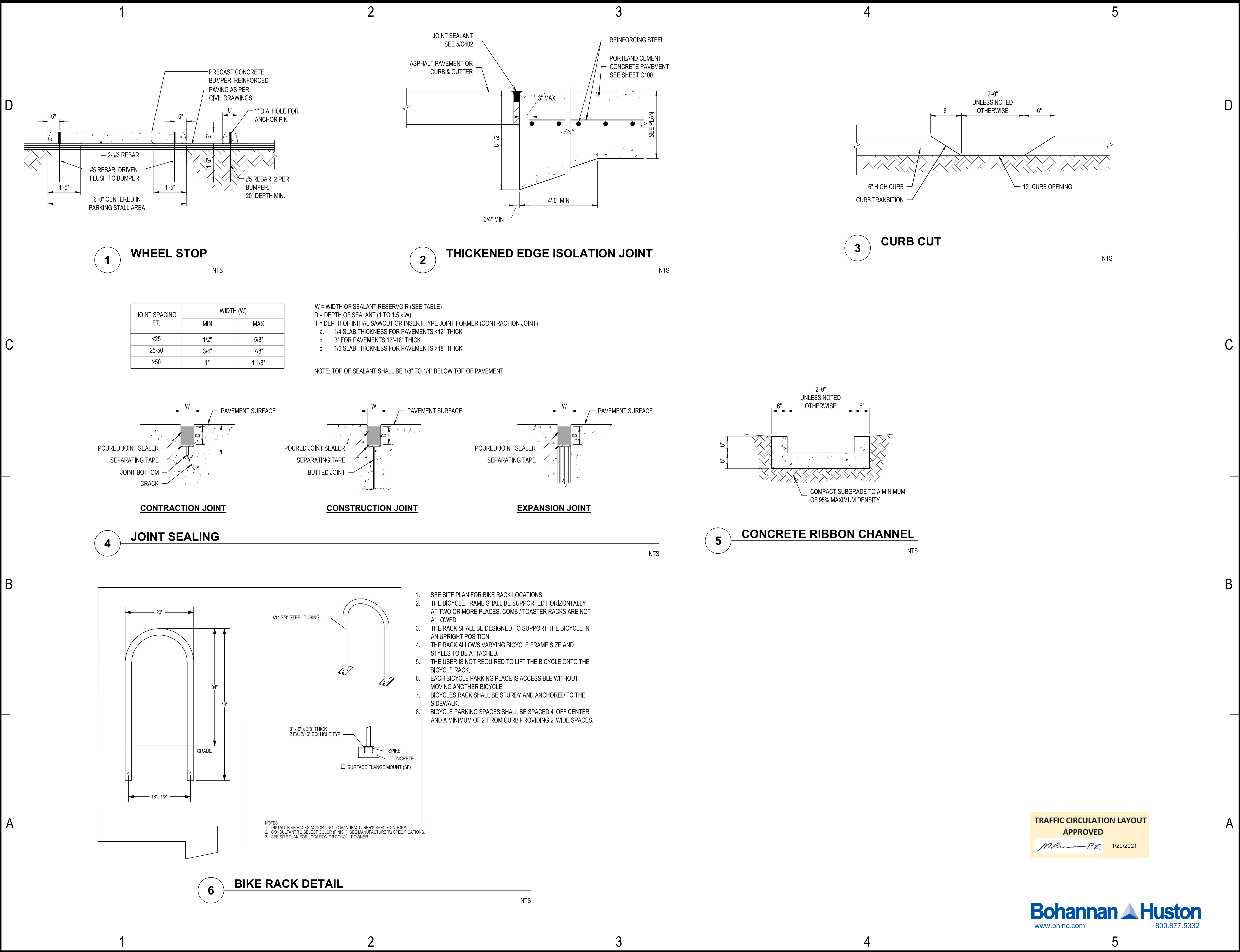


8 STOP SIGN
NTS



11 TYPICAL ACCESSIBLE SPACE SIGN
NTS

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Menaul Branch
Albuquerque, New Mexico

Revisions:

1 Addendum #1 - 1/20/2021

Issue Date: 1/20/2021

Architect: B. Bily

Drawn By: PS

Checked By: MS

Project Number: 29643-0000

Title:

SITE DETAILS

Sheet No.

C-102

TRAFFIC CIRCULATION LAYOUT
APPROVED

M. A. R. E. 1/20/2021

Bohannon Huston
www.bhinc.com 800.877.5332



City of Albuquerque

Planning Department
Development Review Services Division

Traffic Scoping Form (REV 07/2020)

Project Title: U.S. EAGLE FCU - MENAUL

Building Permit #: SO-19 Hydrology File #: H19D090

Zone Atlas Page: H-19 DRB#: _____ EPC#: _____ Work Order#: _____

Legal Description: TRA REPLAT OF LOTS 1 THRU 5 BLK 5 BROAD ACRES SUBD

Development Street Address: 7201 MENAUL NE, ABQ, NM 87110

Applicant: BOHANNAN HUSTON

Contact: MATT SATCHES

Address: 7500 Jefferson St. NE, Albuquerque, NM 8710

Phone#: 505-823-1000

Fax#: _____

E-mail: msatches@bhinc.com

Development Information

Build out/Implementation Year: 2021

Current/Proposed Zoning: MX-M

Project Type: New: () Change of Use: () Same Use/Unchanged: (X) Same Use/Increased Activity: ()

Change of Zoning: ()

Proposed Use (mark all that apply): Residential: () Office: (X) Retail: () Mixed-Use: ()

Describe development and Uses:

Demolish Existing Credit Union, construct new credit union in its place.

Days and Hours of Operation (if known): _____

Facility

Building Size (sq. ft.): 5,706

Number of Residential Units: _____

Number of Commercial Units: 1

Traffic Considerations

ITE Trip Generation Land Use Code ~~911~~/912 ITE Land Use Code 912 includes drive-thru as well as walk-in

Expected Number of Daily Visitors/Patrons (if known):* _____

Expected Number of Employees (if known):* _____

Expected Number of Delivery Trucks/Buses per Day (if known):* _____

Trip Generations during PM/AM Peak Hour (if known):* AM 60 trips, PM 110 trips

Driveway(s) Located on: SAN PABLO ST NE, ESPANOLA ST NE

Adjacent Roadway(s) Posted Speed: MENAU BLVD 35 MPH

SAN PABLO, ESPANOLA RESIDENTIAL ST

** If these values are not known, assumptions will be made by City staff. Depending on the assumptions, a full TIS may be required.)*

Roadway Information (adjacent to site)

Comprehensive Plan Corridor Designation/Functional Classification: MENAU (ARTERIAL)
(arterial, collector, local, main street)

Comprehensive Plan Center Designation: URBAN
(urban center, employment center, activity center, etc.)

Jurisdiction of roadway (NMDOT, City, County): COA

Adjacent Roadway(s) Traffic Volume: 28,300 Volume-to-Capacity Ratio (v/c): _____
(if applicable)

Adjacent Transit Service(s): BUS STOP (BENCH) Nearest Transit Stop(s): MENAU @ ESPANOLA

Is site within 660 feet of Premium Transit?: YES

Current/Proposed Bicycle Infrastructure: EXISTING SIDEWALKS
(bike lanes, trails)

Current/Proposed Sidewalk Infrastructure: EXISTING SIDEWALKS

Relevant Web-sites for Filling out Roadway Information:

City GIS Information: <http://www.cabq.gov/gis/advanced-map-viewer>

Comprehensive Plan Corridor/Designation: See GIS map.

Road Corridor Classification: <https://www.mrcog-nm.gov/DocumentCenter/View/1920/Long-Range-Roadway-System-LRRS-PDF?bidId=>

Traffic Volume and V/C Ratio: <https://www.mrcog-nm.gov/285/Traffic-Counts> and <https://public.mrcog-nm.gov/taqa/>

Bikeways: http://documents.cabq.gov/planning/adopted-longrange-plans/BTFP/Final/BTFP%20FINAL_Jun25.pdf (Map Pages 75 to 81)

TIS Determination

Note: Changes made to development proposals / assumptions, from the information provided above, will result in a new TIS determination.

Traffic Impact Study (TIS) Required: Yes [] No ☒

Thresholds Met? Yes [] No ☒

Mitigating Reasons for Not Requiring TIS: _____ Previously Studied: []

Notes: The development is within an Urban Center. A TSF fulfills the traffic requirement when in an Urban Center.

M. P. E.

TRAFFIC ENGINEER

1/8/2021

DATE

Submittal

The Scoping Form must be submitted as part of a Traffic Circulation Layout submittal, DRB application for site plan approval, or EPC application. See the Development Process Manual Chapter 7.4 for additional information.

Submit by email to plndrs@cabq.gov and to the City Traffic Engineer mgrush@cabq.gov. Call 924-3362 for information.

Site Plan/Traffic Scoping Checklist

Site plan, building size in sq. ft. (show new, existing, remodel), to include the following items as applicable:

1. Access -- location and width of driveways
2. Sidewalks (Check DPM and IDO for sidewalk requirements. Also, Centers have wider sidewalk requirements.)
3. Bike Lanes (check for designated bike routes, long range bikeway system) ([*check MRCOG Bikeways and Trails in the 2040 MTP map*](#))
4. Location of nearby multi-use trails, if applicable ([*check MRCOG Bikeways and Trails in the 2040 MTP map*](#))
5. Location of nearby transit stops, transit stop amenities (eg. bench, shelter). Note if site is within 660 feet of premium transit.
6. Adjacent roadway(s) configuration (number of lanes, lane widths, turn bays, medians, etc.)
7. Distance from access point(s) to nearest adjacent driveways/intersections.
8. Note if site is within a Center and more specifically if it is within an Urban Center.
9. Note if site is adjacent to a Main Street.
10. Identify traffic volumes on adjacent roadway per MRCOG information. If site generates more than 100 vehicles per hour, identify volume to capacity (v/c) ratio on this form.