

# CITY OF ALBUQUERQUE

*Planning Department*  
Alan Varela, Director



*Mayor Timothy M. Keller*

June 30, 2022

Carl Vermillion  
Bohannon Huston, Inc.  
7500 Jefferson St NE  
Courtyard Two  
Albuquerque, NM 87109

**Re: Upper Petroglyphs  
Phases 1-7  
Traffic Impact Analysis-draft, HT#J06D001  
Report dated March 2022  
Engineer's Stamp -----  
Via email jkruse@lee-eng.com**

Dear Mr. Kruse,

PO Box 1293

The subject initial draft Traffic Impact Analysis received March 1, 2022, has been reviewed by the City of Albuquerque Planning Development Transportation Section. The City has the following comments:

Albuquerque

The City concurs with the recommendations in this report for the locations under City's jurisdiction.

NM 87103

- Review the pace of the development and adjust infrastructure improvement construction phasing to correlate with any major build changes. Large scale development construction phasing can be radically impacted by changing economic conditions and other factors. The report recommends a 4-year timeframe of monitoring the phased development. An interim crosscheck of the development's construction could be used to make adjustment to the timing of infrastructure improvement implementation if the development is growing faster or slower than anticipated.
- Construct Traffic Signals at the recommended intersections when they are needed for intersection operation or safety and meet appropriate traffic signal warrants.

[www.cabq.gov](http://www.cabq.gov)

Provide Traffic Signal warrants for intersections that are expected to benefit from a future build traffic signal. Assumptions based on the proposed phased development construction such as the expected traffic volumes and intersection geometry for the time period being analyzed may be used for the warrant analysis. This can provide information on the potential probability of a traffic signal meeting warrants for proposed development for that particular phase of development.

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Please resubmit the TIA incorporating the City's and other reviewing agencies recommendations, corrections and comments for review and approval by the City. If you have any questions, please feel free to contact me at (505) 924-3633.

Sincerely,

A handwritten signature in blue ink, appearing to read 'M. Grush P.E.', is positioned above the typed name.

Matt Grush, P.E., PTOE  
City of Albuquerque  
Senior Engineer, Planning Dept.  
Development Review Services

via: email

C: Applicant  
Julie Luna, Bernalillo County Transportation Planner  
Margaret Haynes, NMDOT District 3, Traffic  
Ernest Armijo, CABQ Planning Transportation  
File

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Albuquerque

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