

# CITY OF ALBUQUERQUE

Planning Department  
Brennon Williams, Director



Mayor Timothy M. Keller

July 9, 2021

Carlos Iglesias  
Cumulus Design  
2080 N. Highway 360, Ste. 240  
Grand Prairie, TX 75050

**Re: Chase Bank – Indian School Road  
6670 Indian School Road NE  
Traffic Circulation Layout  
Architect's Stamp 07-07-2021 (J18-D001C)**

Dear Mr. Iglesias,

Based upon the information provided in your submittal received 07-07-2021, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Provide the receipt for the resubmittal of the prior approved modified site plan.

**Response: Receipt will be provided with resubmittal.**

**Per your response, the receipt has not been provided.**

2. The new location of the Solid Waste enclosure appears to impact 3 parking stalls that have been removed. Please provide a new parking stall calculation to substantiate the loss of the stall wouldn't impact the total required stall and/or provide a statement as to this concern.

**Response: Under existing condition the leased are encompasses 32 parking spaces. Under proposed conditions, the amount of parking spaces increased to a total of 35 spaces. There is a net increase of 3 parking spaces from existing conditions, providing additional onsite parking. Explain how are you going to accommodate the extra 3 parking stalls on site plan/ Identify on site plan.**

3. Add a note stating "All broken or cracked sidewalk must be replaced with sidewalk and curb & gutter." A build note must be provided referring to the appropriate City Standard drawing.

**Response: Note added. Reference lower area near the dumpster enclosure.**

**Add COA std dwg 2430 & 2415 to the note.**

4. Please provide a letter of response for all comments given.
5. Construction Note B; Does this note need to be their? Since your have provided the 6 ft width requirements for ADA pathway from public sidewalk and ADA parking aisle to building entrance.

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

Sincerely,

# CITY OF ALBUQUERQUE

*Planning Department*  
Brennon Williams, Director



*Mayor Timothy M. Keller*

A handwritten signature in black ink, appearing to read 'Nilo Salgado-Fernandez', is written over the printed name.

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

C: CO Clerk, File

PO Box 1293

Albuquerque

NM 87103

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