

CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director



Mayor Timothy M. Keller

March 16, 2022

Michelle Negrette
Strata Design
711 Amherst SE
Albuquerque, NM 87106

Re: Princeton Townhomes
317 Princeton SE
Traffic Circulation Layout
Engineer's/Architect's Stamp None provided (K16-D093)

Dear Ms. Negrette,

Based upon the information provided in your submittal received 03-16-2022, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. The traffic circulation layout must be stamped, signed, and dated by an engineer or architect licensed in the state of New Mexico.
2. Please provide the offset from edge of gravel parking stalls to Alley way.
3. Proposed Trash Can Enclosure: Please explain how you will traverse trash bins from the location of enclosure to the front for trash/solid waster pickup.
4. Please provide a sight distance exhibit (for Princeton frontage proposed landscaping at drivepad per DPM requirements).
5. 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.
6. Please specify the City Standard Drawing Number when applicable.
7. Princeton Frontage:
 - Shown is a 25'-^' drivepad. Is this existing or proposed. If proposed provide detail for a new drivepad.
 - Sidewalk existing: provide width.
8. A detail will be needed for the following proposed items:
 - Concrete wheel stop.
 - 6" concrete curb.
 - 6 ft sidewalk.
9. 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 (2430 & 2415A).
10. Please provide a letter of response for all comments given.

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Once corrections are complete resubmit

- 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) 924-3630.

Sincerely,


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

PO Box 1293

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C: CO Clerk, File

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