

CITY OF ALBUQUERQUE

Planning Department
Brennon Williams, Director



Mayor Timothy M. Keller

February 10, 2022

Eric Munn, RA
TI Design Services
717 Cagua Drive NE
Albuquerque, NM 87108

**Re: Baca Townhomes
112 Princeton Drive NE
Traffic Circulation Layout
Architect's Stamp 02-07-2022 (K16-D094)**

Dear Mr. Munn,

Based upon the information provided in your submittal received 02-08-2022, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Proposed Driveway Princeton Driveway:

- Reduce driveway width to 27 ft.(service 3 parking stalls only).
- Reference COA std dwg 2425B for drivepad detail.
- Reference COA std dwg 2515C for proposed header curb in front and back of site.
- You are calling out New **Concrete** Paving in front of proposed stalls (3) but providing details for **Asphalt concrete** paving. Provide address this concern.

2. Detail for 6 ft pedestrian access concrete walk design will need to be provided or just reference COA std dwg 2430.

3. Please provide a sight distance exhibit in front of proposed driveway entrance.

4. Unused curb cuts must be replaced with sidewalk and curb & gutter. A build note must be provided referring to the appropriate City Standard drawing (2430 & 2415A).

5. 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).

6. Please provide a letter of response for all comments given.

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.

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

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

Sincerely,


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

C: CO Clerk, File

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