



City of Albuquerque

Planning Department
Development Review Services Division

Traffic Scoping Form (REV 12/2020)

Project Title: _____ Building Permit #: _____ Hydrology File #: _____
Zone Atlas Page: K-21 DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: 124 NLY 175' OF ELY 175' OF TRACT B, PRINCESS PARK ADD.
City Address: 845 JUAN TABO BLVD NE, ALBUQUERQUE NM, 87123
Applicant: LFD LLC Contact: _____
Address: 4611 RIO GRANDE LN NW, LOS RANCHOS NM 87107
Phone#: _____ Fax#: _____ E-mail: _____

Development Information

Build out/Implementation Year: 2024 Current/Proposed Zoning: MX-M
Project Type: New: ☒ Change of Use: ☒ Same Use/Unchanged: ☐ Same Use/Increased Activity: ☐
Proposed Use (mark all that apply): Residential: ☐ Office: ☐ Retail: ☐ Mixed-Use: ☒
Describe development and Uses:
A RETAIL BLDG W/ DRIVE THRU - 13
CAR STACK
Days and Hours of Operation (if known): 9AM - 9PM

Facility

Building Size (sq. ft.): 5,384 SF
Number of Residential Units: N/A
Number of Commercial Units: 3-4

Traffic Considerations

Expected Number of Daily Visitors/Patrons (if known):* _____
Expected Number of Employees (if known):* _____
Expected Number of Delivery Trucks/Buses per Day (if known):* TBD
Trip Generations during PM/AM Peak Hour (if known):* _____
Driveway(s) Located on: Street Name SW CORNER OF JUAN TABO & LOMAS BLVD
Adjacent Roadway(s) Posted Speed: Street Name JUAN TABO BLVD Posted Speed 40 MPH
Street Name LOMAS BLVD Posted Speed 40 MPH

Roadway Information (adjacent to site)

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

JUAN TABO BLVD REGIONAL PRINCIPAL COMMUNITY PRINCIPAL
ARTERIAL ARTERIAL

Comprehensive Plan Center Designation: _____
(urban center, employment center, activity center)

NONE

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

CITY

Adjacent Roadway(s) Traffic Volume: _____

JUAN TABO

LOMAS

35,961

29,493

Volume-to-Capacity Ratio: _____
(if applicable)

Adjacent Transit Service(s): _____

2 BUS STOPS

Nearest Transit Stop(s): _____

LOMAS BLVD - BUS STOP
JUAN TABO BLVD - BUS STOP

Is site within 660 feet of Premium Transit?: _____

NO

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

NONE

Current/Proposed Sidewalk Infrastructure: _____

EXISTING SIDEWALK ON LOMAS BLVD
& JUAN TABO BLVD.

Relevant Web-sites for Filling out Roadway Information:

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

Comprehensive Plan Corridor/Designation: <https://abc-zone.com/document/abc-comp-plan-chapter-5-land-use> (map after Page 5-5)

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 ☐ Borderline ☐

Thresholds Met? Yes ☒ No ☐

Mitigating Reasons for Not Requiring TIS: _____

Previously Studied: ☐

Notes: _____

M. P. E.

12/14/2023

TRAFFIC ENGINEER

DATE

Submittal

The Scoping Form must be submitted as part of any building permit application, DRB application, or EPC application. See the Development Process Manual Chapter 7.4 for additional information.

Submit by email 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 v/c ratio on this form.