



June 7, 2013

David A. Guetig, P.E.
c/o Bryan Reid
Galloway Planning, Architecture, Engineering
5300 DTC Parkway, Suite 100
Greenwood Village, CO 80111

**Re: Murphy Express, SE San Mateo & Zuni, Traffic Circulation Layout
Engineer's Stamp dated 5-31-13 (L18-D079)**

Dear Mr. Reid,

Based upon the information provided in your submittal received 6-3-13, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. List radii for all curves associated with curb returns. The minimum radii curb return from arterials is 25 feet.
2. List the number of parking spaces required by the zoning code. Only the proposed is stated.
3. The HC access aisle adjacent to HC parking stall can not be counted as a parking stall. The TCL proposed 7 stalls but only 6 stalls are provided.
4. Define width of the existing public sidewalks along frontage property.
5. Show a detail of the wheelchair ramps located at the proposed driveway, or refer to the appropriate city standard.
6. Please refer to all applicable city standards.
7. Please ensure all ramps are ADA compliant.
8. Define the width of the striped pedestrian pathways from both the public sidewalk and the handicap parking stall to the kiosk. A six foot minimum width is required.
9. The pedestrian pathway from Zuni to the north end of the kiosk requires some clarification. It appears to dead-end, fenced in by concession displays for 15 feet. Is there adequate turning radius for a wheelchair?
10. Label and dimension all existing drivepads.
11. Label abandoned drivepads to be removed and replaced with sidewalk, curb and gutter per COA standards.
12. The keyed note #46 is used on the site plan but is referenced as "not used."
13. Please define all line types used. There is an unidentified line type parallel to canopy slab and canopy overhang. Please clarify.

PO Box 1293

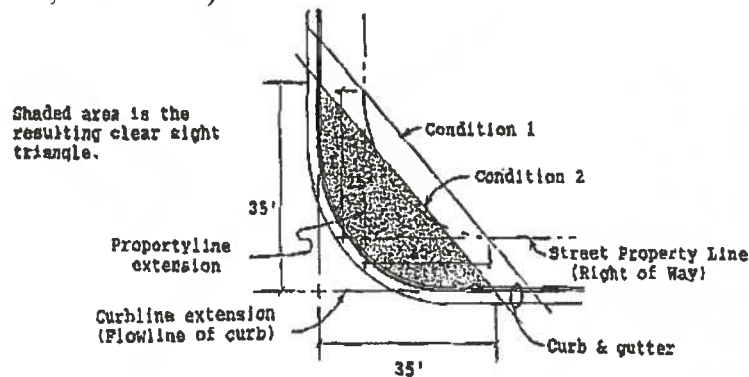
Albuquerque

New Mexico 87103

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14. An "existing water manhole to remain" keyed note #40 is located within the slope of an ADA sidewalk ramp. This is strongly discouraged. Please move the water meter or adjust the placement of the curb cut with ramp.
15. What is proposed for the unlabeled area between the public sidewalk and the property line at the corner of San Mateo and Zuni. If landscaping is proposed it must not interfere with the sight distance of the intersection. Please add the following note: "Landscaping and signing 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 this area." Please see sight distance exhibit at street intersections for clarification (*Development Process Manual*, Chapter 23, Part B, Section 5.a).



16. Please confirm that the monument sign, landscaping, or any other protuberances do not interfere with the clear sight triangle and sight line distances at the drive pads.
17. Work within the public right of way requires a work order with DRC approved plans. (median nose extension, asphalt saw cuts / patchback and bus shelter).
18. The replat consolidating the six lots into one lot must be recorded prior to Certificate of Occupancy.

If you have any questions, you can contact me at 924-3924.

Sincerely,

Cynthia K. Beck
Associate Engineer, Planning Dept.
Development Review Services

C: File