



October 5, 2016

Oscar Salgado
P.O. Box 3034
Fairview, NM 87533

Re: 1400 San Mateo Building
1400 San Mateo Blvd SE
Traffic Circulation Layout
Architect's Stamp 09-22-16 (L18D081)

Dear Mr. Salgado,

Based upon the information provided in your submittal received 09-23-16, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Please review and revise plan to provide all information listed on the attached Traffic Circulation Layout checklist.
2. Please refer to the attached Accessible Parking Checklist and revise the plan accordingly.
3. Per the zoning code, a 6 ft. wide ADA accessible pedestrian pathway is required from the public sidewalk to the building entrances. Please clearly show this pathway and provide details.
4. Minimum drive access drive aisle width must be a minimum of 24 feet for two way traffic. Any width less than 24 feet must be one-way access only.
5. One-way vehicular paths require pavement directional signage and a posted **"Do Not Enter"** sign at the point of egress. Please show detail and location of posted signs.
6. Call out all existing and proposed access drives. Please identify any existing access drives that will be modified. Unused curb cuts must be replaced with sidewalk and curb & gutter. A build note must be provided referring to the appropriate City Standard drawing.
7. See Chapter 23, Section 6 of the City of Albuquerque *Development Process Manual*, for appropriate drive pad widths.
8. Please provide a sight distance exhibit
9. 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.
10. Please specify the City Standard Drawing Number when applicable.

PO Box 1293

Albuquerque

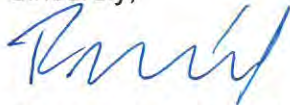
New Mexico 87103

www.cabq.gov

11. 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.
12. Please include two copies and a PDF copy of the traffic circulation layout at the next submittal.

Resubmit a revised plan along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. PDF copies of the plans and submittal package must be emailed to PLNDRS@cabq.gov at time of resubmittal. If you have any questions, please contact Monica Ortiz at (505) 924-3981.

Sincerely,



Racquel M. Michel, P.E.
Traffic Engineer, Planning Dept.
Development Review Services

mao via: email
C: CO Clerk, File