
**Agenda for TA Land Residential Development
Traffic Impact Study Scoping Meeting
December 17, 2024**

-Meeting Notes in Red-

Attendees:

**Curtis Cherne - CABQ
Margaret Haynes – NMDOT
Julie Luna – Bernalillo County**

**Brian Patterson – Titan Development
Matt Lammers – Titan Development
Jonathon Kruse – Lee Engineering**

1. Introductions
2. Review of Site Plan
 - a. Site Plan & Land Uses
 - b. Development Phasing
 - c. Access Review
3. Discussion of Scope for TIS
 - a. Study Intersections
 - i. Site Access / New Roads
 1. Unser Blvd / Anderson Hill
 2. 98th St / Colobel Ave – 13 Hours
 3. 98th St / Amole Mesa – 13 Hours
 - ii. 98st / Blake
 - iii. Vermejo Park / Amole Mesa – 13 Hours
 - iv. Unser Blvd / Blake
 - v. NM 500 / Coors Blvd
 - vi. NM 500 / Condershire
 - vii. NM 500 / Unser Blvd
 - viii. NM 500 / 98th St
 - b. Data Collection
 - i. Existing Study Intersections
 - ii. Demand Counts on Dennis Chavez
 - iii. Volume Balance
 - c. Trip Generation, Pass By, & Internal Capture
 - i. Trip Generation Manual (11th Edition) Land Use
 1. ITE 210 – Single Family Detached Housing
 2. See attached Trip Table
 - ii. No Pass-by/Diverted trips

- iii. No Internal Capture
 - iv. Trips distributed based on existing traffic patterns
 - 1. Focus on Colobel, Amole Mesa, Anderson Hill
- d. Known Developments or Pending Improvements in Area
 - i. Improvements at Unser & NM 500
 - ii. Improvements at Coors & NM 500
 - iii. City facilities on NE Corner Amole Mesa & 98th
 - iv. Improvements at Condershire & NM 500
 - v. Trips:
 - 1. Ceja Vista
 - 2. Sunrise
- e. Build-out Year and Growth Rate
 - i. Build-Out Year Phase 1 (2026) Phase 2 (2029) Phase 3 (2031)
 - 1. Will look at Historic Traffic Volumes and calculate growth rate, if less than 1%, will assume 1% growth per year.
 - 2. Analyze full build 2031 and tie intersections improvements to road connections.
- f. Analysis scenarios
 - i. Existing Conditions
 - ii. Opening Year 2031 Background (No Build)
 - 1. Unser at 4-lanes
 - iii. Opening Year 2031 Buildout (Full Build)
 - 1. Unser at 4-lanes
 - iv. Opening Year 2031 Buildout Optimized (if needed)
 - 1. All scenarios with existing signal timings except opening year buildout optimized.
 - v. Horizon year – 10 Years from opening
- g. Required Analysis & Methodology
 - i. LOS Capacity and Queueing analysis based on HCM 6th Edition HCS Software
 - ii. Auxiliary Lane Analysis
 - iii. Sight Distance Analysis at Proposed Driveways
 - iv. Discussion on pedestrian and bike infrastructure
 - v. Discussion on safety improvements
 - vi. Safety (Crash) Summary
 - 1. 5-Years
 - vii. Proportional Share calculations based on “fixed” Dennis Chavez
- 4. Agency Input (Comments & Issues)
- 5. Meeting Notes (distributed by Lee Engineering)
 - a. Connection to Anderson Hill and Vermejo Park from Unser to School on day 1
 - b. NMDOT to review Unser Blvd Jurisdiction

A street connection to Amole Mesa Ave between 98th St and Vermejo Park Dr may be a condition of TIS approval.

Curtis Cherne 12-18-24



City of Albuquerque

Planning Department
Development Review Services Division

Traffic Scoping Form (REV 05/2024)

Project Title: _____

Zone Atlas Page: _____ DFT/DHO #: _____ BP #: _____

Development Street Address: _____

(If no City Address include a Vicinity Map with site highlighted and legible street names)

Applicant: _____ **Contact:** _____

Address: _____

Phone#: _____ E-mail: _____

Development Information

Build out/Implementation Year: _____

Existing Use: _____

Describe Proposed Development and Uses:

Days and Hours of Operation (if known): _____

Facility

Building Size (sq. ft.): _____

Number of Residential Units: _____

Number of Commercial Units: _____

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):* _____

Trip Generations during PM/AM Peak Hour and ITE # (if known):* _____

Driveway(s) Located on: Street Name _____

Adjacent Roadway(s) Posted Speed: Street Name _____ Speed _____

Street Name _____ Speed _____

** If these values are not known, assumptions will be made by City staff. Depending on the assumptions, a full TIS may be required.*

Roadway Information (adjacent to site)

Comprehensive Plan Corridor Designation (e.g. Main Street, Major Transit, N/A): _____
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

Comprehensive Plan Center Designation (e.g. urban center, Downtown, N/A): _____
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

Street Functional Classification (e.g. Principal Arterial, Collector) : _____
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

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

Adjacent Roadway(s):

Name: _____ Traffic Volume: _____ Volume-to-Capacity Ratio (v/c): _____

Name: _____ Traffic Volume: _____ Volume-to-Capacity Ratio (v/c): _____

Traffic Volume and V/C Ratio: <https://www.mrcog-nm.gov/623/Traffic-Flow-Maps-and-Busiest-Intersecti> and <https://mrcog-nm.gov/574/Transportation-Analysis-and-Querying-App>

Adjacent Transit Service(s) : _____ Nearest Transit Stop(s): _____
<https://www.cabq.gov/gis/advanced-map-viewer>

Is site within 660 feet of Premium Transit?: _____
<https://cabq.maps.arcgis.com/apps/webappviewer/index.html?id=53bf716981b14d25a31e7a2549c2d61b>

Current/Proposed Bicycle Infrastructure : _____
Bikeways: <https://mrcog-nm.gov/544/Long-Range-System-maps>

Current/Proposed Sidewalk and buffer Infrastructure: _____
Sidewalk and buffer width : DPM Table 7.2.29

Submit by email to Traffic Engineer Curtis Cherne: ccherne@cabq.gov. Email or call 505-924-3986 for information.

For City Personnel Use:

TIS Determination

Note: Changes made to development proposals / assumptions, from the information provided above, will result in a new TIS determination.

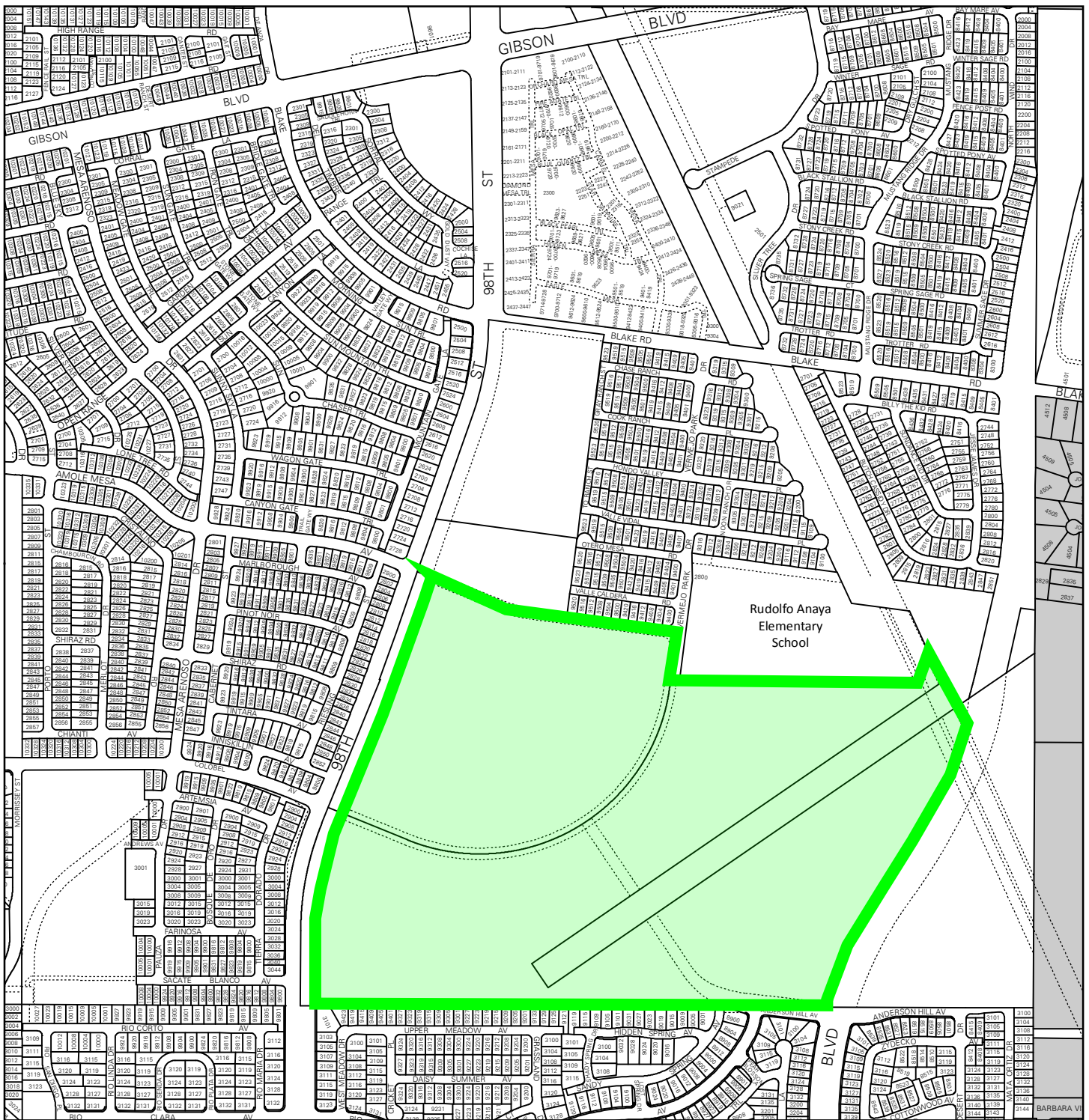
Traffic Impact Study (TIS) Required: Yes [] No []

Thresholds Met? Yes [] No []

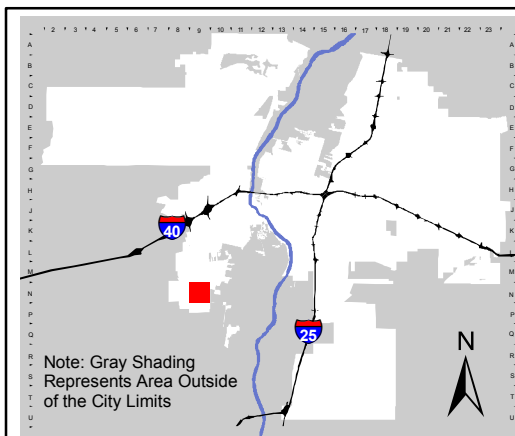
Mitigating Reasons for Not Requiring TIS and/or Notes:

TRAFFIC ENGINEER

DATE



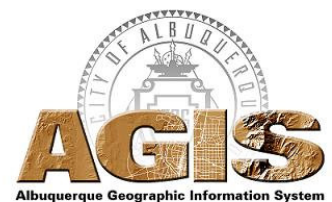
For more current information and details visit: www.cabq.gov/gis



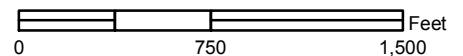
Address Map Page:

N-09-Z

Map Amended through:
3/17/2017



These addresses are for informational purposes only and are not intended for address verification.



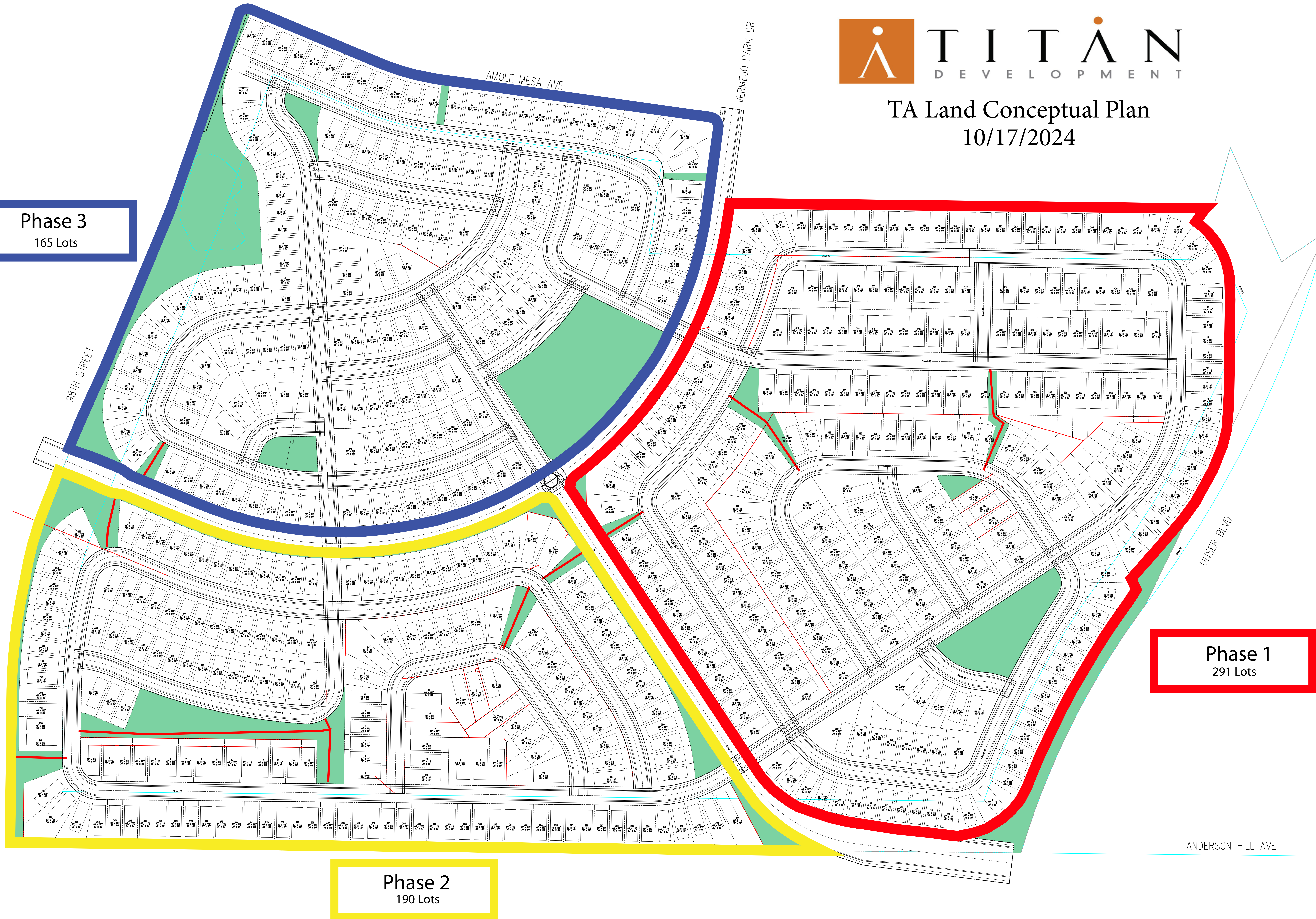
TA Land Conceptual Plan

10/17/2024

Phase 3
165 Lots

Phase 2
190 Lots

Phase 1
291 Lots



ANDERSON HILL AVE



ITETripGen Web-based App

Graph Look Up

How to Use ITETripGen

TGM Desk Reference

TGM Appendices

Support Documents

Add Users

Comments

Add-ons to do more

Try OTISS Pro

ITETripGen Web-based App

Graph Look Up

? Help

Jonathon Kruse

Sign out

Change Password

Account Settings

Query

Filter

DATA SOURCE:

Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:

210



LAND USE GROUP:

(200-299) Residential

LAND USE :

210 - Single-Family Detached Housing

LAND USE SUBCATEGORY:

All Sites

SETTING/LOCATION:

General Urban/Suburban

INDEPENDENT VARIABLE (IV):

Dwelling Units

TIME PERIOD:

Weekday, AM Peak Hour of Generator

TRIP TYPE:

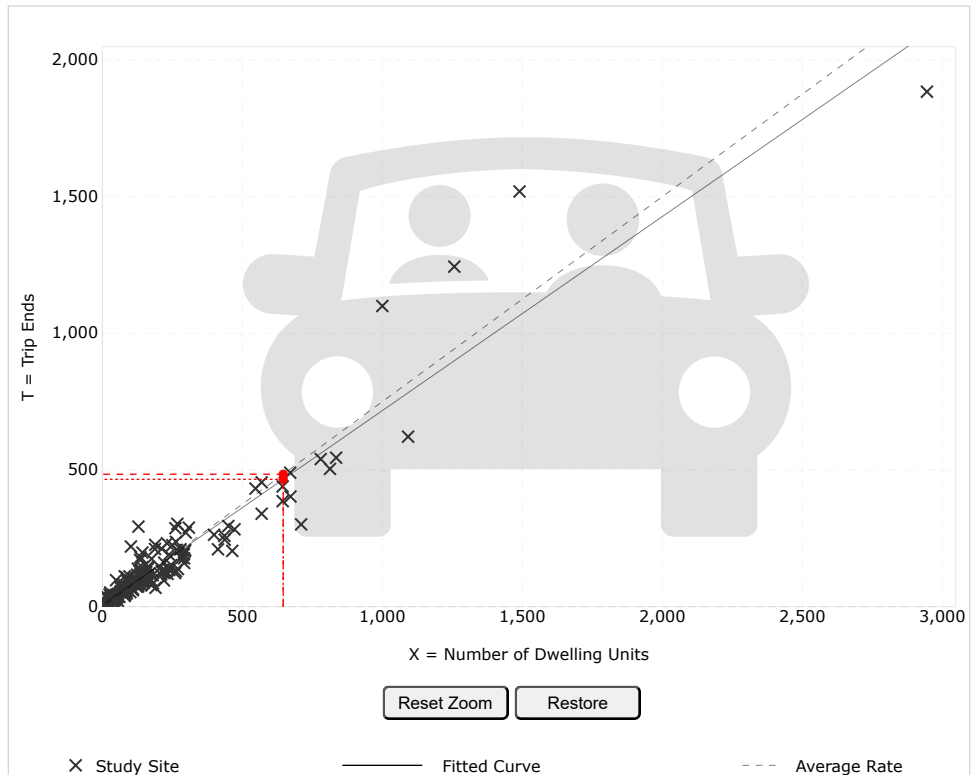
Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:

646

Calculate

Data Plot and Equation



Use the mouse wheel to Zoom Out or Zoom In.
Hover the mouse pointer on data points to view X and T values.

Land Use:

Single-Family
[Description a](#)

Independent
Dwelling Unit

Time Period:

Weekday
AM Peak Hour

Setting/Location:
General Urban/Suburban

Trip Type:
Vehicle

Number of Sites
169

Avg. Number of
217

Average Rate
0.75

Range of Rate
0.34 - 2.27

Standard Deviation
0.25

Fitted Curve
 $T = 0.71(X) +$

$R^2:$
0.91

Directional Data
26% entering

Calculated Trip
Average Rate

Fitted Curve:

Query

Filter

DATA SOURCE:

Trip Generation Manual, 11th Ed

SEARCH BY LAND USE CODE:

210

LAND USE GROUP:

(200-299) Residential

LAND USE :

210 - Single-Family Detached Housing

LAND USE SUBCATEGORY:

All Sites

SETTING/LOCATION:

General Urban/Suburban

INDEPENDENT VARIABLE (IV):

Dwelling Units

TIME PERIOD:

Weekday, PM Peak Hour of Generator

TRIP TYPE:

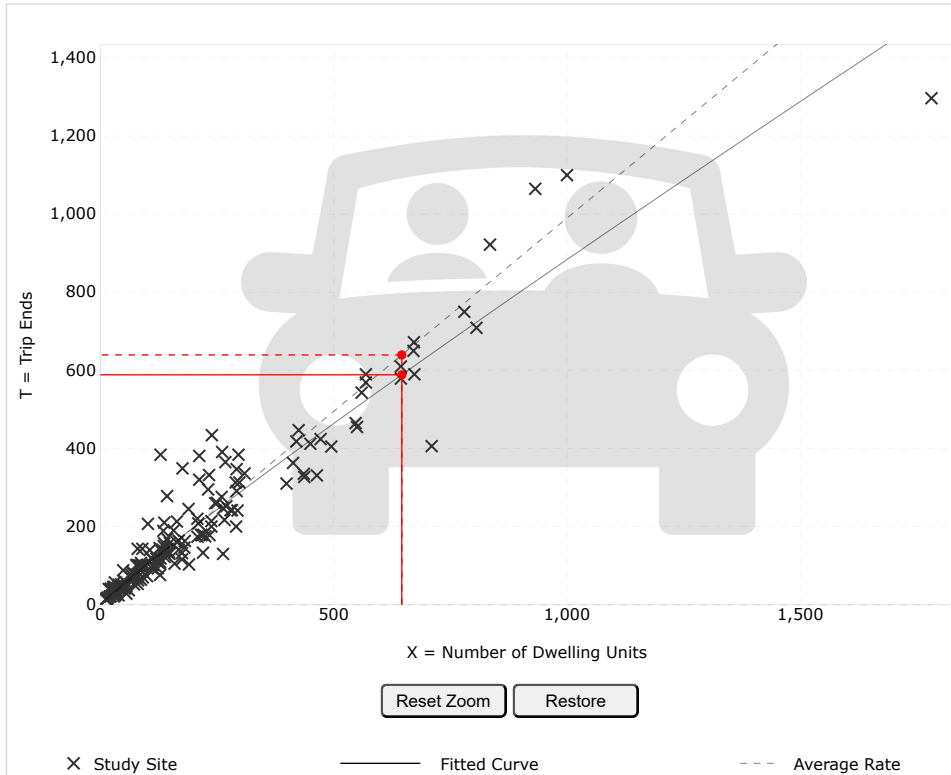
Vehicle

ENTER IV VALUE TO CALCULATE TRIPS:

646

Calculate

Data Plot and Equation



Use the mouse wheel to Zoom Out or Zoom In.
Hover the mouse pointer on data points to view X and T values.

Land Use:

Single-Family
Description a

Independent
Dwelling Unit

Time Period:

Weekday
PM Peak Hour

Setting/Location
General Urban

Trip Type:
Vehicle

Number of Sites
178

Avg. Num. of
203

Average Rate
0.99

Range of Rate
0.49 - 2.98

Standard Deviation
0.28

Fitted Curve
 $\ln(T) = 0.93 \ln(X)$

R^2 :
0.92

Directional Data
64% entering

Calculated Trip
Average Rate

Fitted Curve: