

CITY OF ALBUQUERQUE



November 15, 2011

Terry Brown, P.E.
P.O. Box 92051
Albuquerque, New Mexico 87199

Subject: Andalucia Tract 6 (Montano/Coors) Traffic Impact Study Update,
Dated November 7, 2011

Dear Mr. Brown,

Following are my comments for the above referenced subject:

- 1) Provide an Executive Summary.
- 2) Provide an explanation for your intersection numbering system.
- 3) Table of Contents should be labeled as Page i.
- 4) Page 1 –
 - a. 2005 Plan should be referenced in the Appendix as Page A-81;
 - b. Delete "and the impact fee administrator" from STUDY PROCEDURES text;
 - c. Delete reference to horizon year analysis. There is no City requirement for this analysis;
 - d. Add explanation of why Supermarket and Free-Standing Discount Store were utilized to calculate the trip generation rate for the new Wal-Mart store.
- 5) Page 2 – change "building" to "build".
- 6) Page 4 – Add explanation of why Supermarket and Free-Standing Discount Store were utilized to calculate the trip generation rate for the new Wal-Mart store.
- 7) Page 5 –
 - a. Add text denoting that the second driveway on Montano Rd. requires TCC Approval;
 - b. "Page A-2" should read "Page A-3" with reference to the Conceptual Site Development Plan;
 - c. Change "plan proposed and approved in 2005" to read "trips generated in the 2007 TIS";
 - d. Last sentence parenthetical phrase – add "in the 2007 TIS" at end.

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8) Page 6 and Appendix A-6 –

- a. Use pass-by trip reduction of 30% consistent with the 2005 Plan;
- b. Add explanation of why Supermarket and Free-Standing Discount Store were utilized to calculate the trip generation rate for the new Wal-Mart store.

9) Page 9 –

- a. Clarify Note under Montano Rd. / Coors Blvd. Existing Geometry Table (i.e. NB thru lanes vs. NB dual rt. tum lanes);
- b. Clarify description of developer's improvements at bottom of page (i.e. NB thru lanes vs. NB dual rt. tum lanes).

10) Page 13 – Second paragraph – “Montano Rd.” should read “Dellyne Ave.”

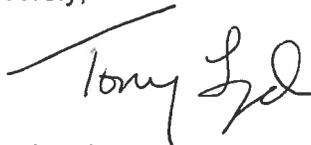
11) Page 15 – Explain why the description of percentage contribution of traffic to Montano / 4th St. is in report.

12) Page 21 – Revise wording of first sentence as discussed (i.e. approved and constructed under 2005 plan).

13) Page 22 – Clarify that you are comparing the 2015 NO BUILD with the BUILD conditions in the Conclusions (i.e. minimal operational problems along Coors Blvd. such as LOS and Delays are relatively consistent between proposals when 2015 No Build vs. Build are compared).

Should you have any questions, please feel free to contact me at 924-3934.

Sincerely,

A handwritten signature in black ink that reads "Tony Loyd". The signature is written in a cursive style with a long horizontal stroke at the beginning.

Tony Loyd
Impact Fee Administrator
Planning Department
Development Services Division
For Transportation Development Section