



MEMORANDUM

To: Mr. Tim Brown, The Davis Group

From: Mr. Jin Seo, P.E.

Date: September 17, 2019

RE: ***Davis - Johns Creek Storage – City of Johns Creek – Trip Generation Memo***

Kimley-Horn is pleased to provide this opinion memorandum regarding the project traffic evaluation for the *Davis – Johns Creek Storage* site in the City of Johns Creek, Georgia. This trip generation memo was completed for the Land Use Petition Application with the City of Johns Creek regarding the above project.

PROJECT OVERVIEW

The *Davis – Johns Creek Storage* site is a proposed approximately 107,000 SF self-storage facility located adjacent to a medical office building in the vicinity of the intersection of Jones Bridge Road and Taylor Road in the City of Johns Creek, Georgia. As currently envisioned, the site will be rezoned from O-1 to C-1.

TRIP GENERATION

Project traffic, for the purposes of this evaluation, is defined as the vehicle trips expected to be generated by the Subject Property. Anticipated trip generation for the *Davis – Johns Creek Storage* development was calculated using rates and equations contained in the Institute of Transportation Engineers' (ITE) *Trip Generation Manual*, 10th Edition, 2017. This analysis determined the projected trip generation volumes associated with the proposed self-storage facility (Mini-Warehouse, ITE Code 151).

The density and the anticipated gross project trip generation summary are summarized in **Table 1**.

Table 1: Trip Generation Davis – Johns Creek Storage											
Land Use	ITE Code	Density	Daily Traffic			AM Peak			PM Peak Hour		
			Total	Enter	Exit	Total	Enter	Exit	Total	Enter	Exit
Mini-Warehouse	151	107,000 SF	162	81	81	11	7	4	18	8	10

SUMMARY

Based on the findings above, the proposed self-storage facility is projected to generate 162 daily project trips (81 in, 81 out), 11 AM peak hour project trips, and 18 PM peak hour project trips. Per the City of Johns Creek's Traffic Impact Study Guidelines, a traffic impact study may only be required when the development generates at least 100 trips during the peak hour. Therefore, no traffic impact study is required for this project.

If you have any questions concerning this letter or need additional information, please do not hesitate to contact me.

Sincerely,

KIMLEY-HORN AND ASSOCIATES, INC.



Jin Seo, P.E.
Project Engineer



Danielle Diehl, EIT
Project Analyst

Attachments:

- Figure 1: Site Aerial
- Trip Generation Analysis
- Site Plan