

Exhibit A

SCOPING AGREEMENT FOR TRAFFIC IMPACT ANALYSIS

This following form shall be used to acknowledge pr	reliminary approval of the scope for the
traffic impact analysis (TIA) of the following project.	The TIA must follow the City of Rialto
Traffic Impact Analysis - Report Guidelines and	Requirements, adopted by the City
Council on	

City of Rialto

Traffic Impact Analysis

Scoping Agreement

Case No		
Related Cases	S -	
SP No.		
Project Name:	Stonehurst Truck Storage	
	SS: 2160 Stonehurst Drive, City of Rialto	
	ption: _57 truck docking spaces & 28 passeng	er vehicle spaces
·		
	<u>Consultant</u>	<u>Developer</u>
Name:	TJW Engineering	TAIT & Associates
Address:	9841 Irvine Center Drive, Ste 200, Irvine, CA	701 N. Parkcenter Dr, Santa Ana, CA 92705
Telephone:	949-878-3509	714-560-8200
Fax:		



1. Trip G	eneration Sour	ce: See	comments belov	V			<u></u>
Existing G	SP Land Use		F	Propose	ed Land Use	e	
Current Zo	oning:		Propo	osed Zo	oning:		
Total Daily	y Project Trips:	255					
	Current Trip	Generation	1		Propo	sed Trip Gen	eration
	In	Out	Total		In	Out	Total
AM Trips				<u>-</u>	15	14	29
PM Trips				_	16	17	33
Internal T	rip Allowance	Yes	x No (,	% T	rip Discount)	See attached
Pass-By T	Trip Allowance	Yes	x No (% T	rip Discount)	See allached
	priate land uses, be indicated on		•	•			5. Discount
2. Trip G	eographic Distr	ibution:	<u>N %</u>	<u>S</u>	<u>%</u> E	<u>%</u> W	<u>%</u>
(Detai	led exhibits of tri	p distributio	n must be attac	ched wi	th Trucks as	s a separate e	xhibit)
3. Backg	round Growth 1	Fraffic					
Project Co	ompletion Year:		Annual Ba	ackgrou	nd Growth I	Rate:	%
Years							
Other area	a projects to be	considered:	N/A				
`	Planning for Listen In included in see)		· •		•		· •
Model/For	recast methodolo	ogy: <u>N/A</u>					
•	Intersections: n are determined	•	•				eration and
1. <u>N/A</u>				S			
2				7			
3				3			
4				9			
5				10			



5. Study Roadway Segments: (NOTE: Subject to revision after other projects, trip get and distribution are determined, or comments from other agencies received.)	neration
1. <u>N/A</u> 6	_
2 7	_
3 8	
4 9	
5 10	
6. Other Jurisdictional Impacts	-
Is this project within any other Agency's Sphere of Influence or within one-mile of jurisdictional boundary? N/A	another _YES NO
If so, name of Jurisdiction:	
8. Specific issues to be addressed in the Study (in addition to the standard adescribed in the Guideline) (to be filled out by the City of Rialto Public Works Department (NOTE: If the traffic study states that "a traffic signal is warranted" (or "a traffic signal apple warranted," or similar statement) at an existing un-signalized intersection under conditions, 8-hour approach traffic volume information must be submitted in addition to the hourly turning movement counts for that intersection.) For trip generation rates, traffic data from 2298 W. Stonehurst Dr., a site of the same land use and in close to the proposed project, was utilized. Three different trip generation methodologies were used in the Trip Generation dated 5/15/24. The volumes on this scoping agreement are the averages of those from these methodologies.	proximity eneration dologies.
The proposed project does not meet the City of Rialto TIA Guidelines for VMT and LOS threshold of 50 or r	more peak
hour trips that would trigger an LOS study. 9. Existing Conditions	
Traffic count data must be new or within one year. Provide traffic count dates if using ot than new counts. Date of counts: N/A	her -
NOTE Fees are due and must be submitted with, or prior to submittal of this for the City will not process the Scoping Agreement prior to the receipt of the process fee.	

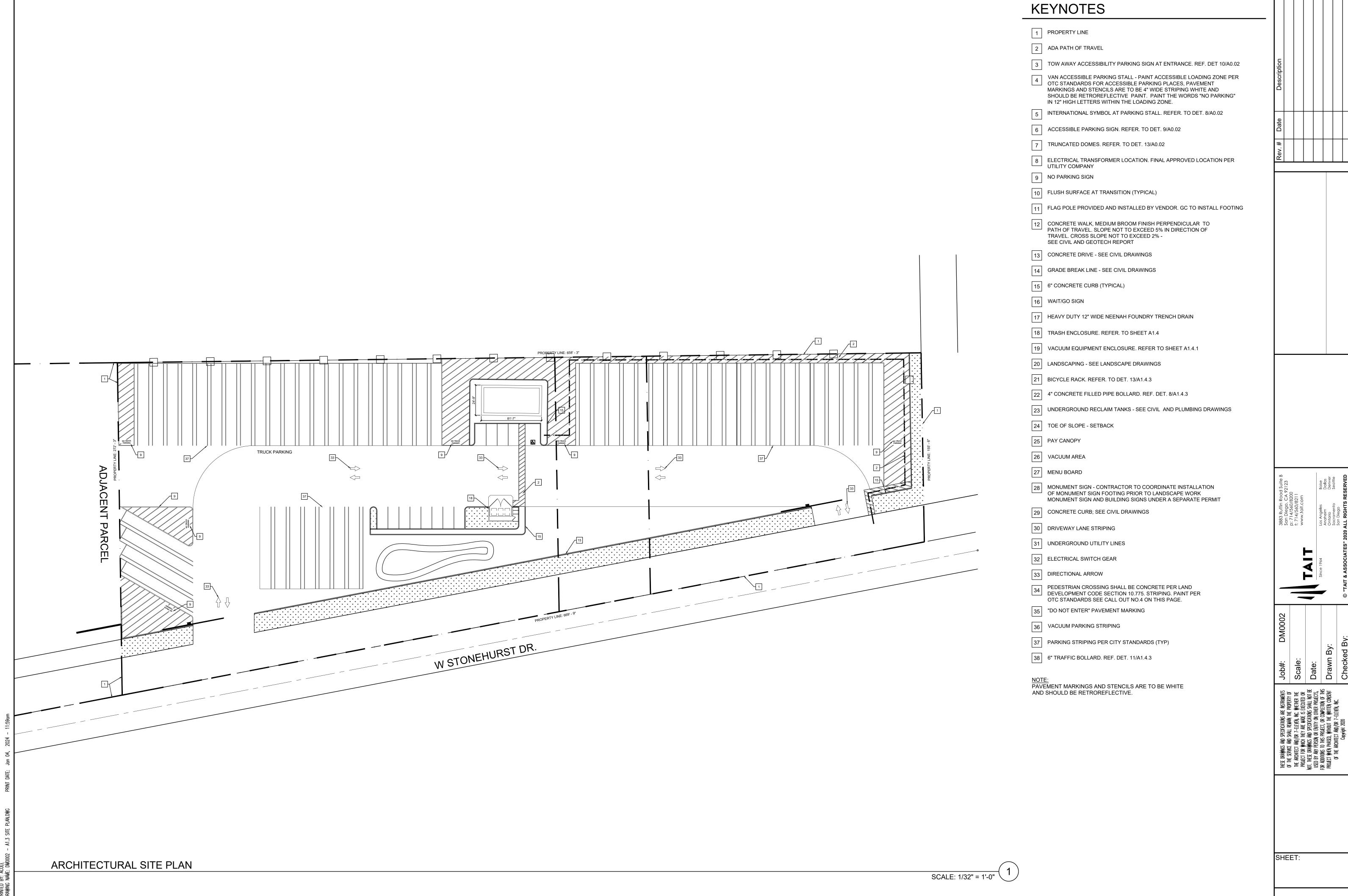


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Scoping Agreement Submittal dateJune 14, 2024	
Scoping Agreement Resubmittal date	
David Chew, PTP	6/14/2024
Applicant/Engineer	Date
Land Use Concurrence:	
Development Services Department	Date
Approved by:	
Justin Schlasfli	8/15/24
Public Works Department	Date

NOTE:

The Applicant/Engineer acknowledges that the Scoping Agreement is intended to assist in the preparation of any required TIA. It is preliminary in nature and the City does not have sufficient data to determine the ultimate conditions that may be imposed for the project. It does not provide nor limit the requirements imposed on the Project but is intended only to provide initial input into the parameters for review of the traffic generated by the Project and the initial areas to be considered and studied. Subsequent changes to scope of required analysis to be included in the TIA may be required by the Transportation Commission, Planning Commission, and/or the City Council upon Public Works Director/City Engineer review and approval.



May 15, 2024

TJW ENGINEERING, INC.

TRAFFIC ENGINEERING &
TRANSPORTATION PLANNING
CONSULTANTS

Mr. Jacob Vandervis TAIT & Associates, Inc. 701 N. Parkcenter Drive Santa Ana, CA 92705

SUBJECT: Stonehurst Truck Storage Trip Generation Memo, City of Rialto

Dear Mr. Vandervis,

TJW Engineering, Inc. (TJW) is pleased to submit this trip generation memo for the proposed Stonehurst Truck Storage project located at 2160 Stonehurst Drive in the City of Rialto. The proposed truck storage project includes 28 passenger vehicle spaces and 57 truck docking spaces. The purpose of this memorandum is to provide methodologies to determine project trip generation as the industry standard Institute of Transportation Engineers (ITE) Trip Generation Manual does not specify a land use type that is appropriate to use for the proposed project.

Proposed Project

The proposed site is located at 2160 Stonehurst Drive in the City of Rialto. The proposed project includes the construction of a truck storage with 28 passenger vehicle spaces and 57 truck docking spaces. A site plan is attached as part of this memo. Site access is planned via two driveways on W Stonehurst Drive.

Trip Generation Analysis

The *Institute of Transportation Engineers Trip (ITE) Generation Manual* (11th Edition, 2021) does not have a specified land use description for the proposed project, hence, there are no feasible trip generation rates for the proposed project. Following discussion with City staff, traffic data would be collected from a similar site to help determine proposed project trip generation volumes. TJW identified traffic data to be collected at the adjacent site, a truck and container storage site that is located at 2298 W Stonehurst Drive, based on its same land use type and proximity to the proposed project. The adjacent site is comprised of 25 vehicles stalls and 178 truck docks while the proposed project is comprised of 28 vehicle stalls and 57 truck docks. The traffic volumes, which includes a breakdown of 2-,3- and 4-axle

counts, were collected over a three (3) day period, Monday through Wednesday, from February 26 to February 28, 2024. Count sheets can be found in the attachments.

The trip generation analysis utilizes the AM and PM peak hour trips of the generator. As such, the peak occurrence of the trips does not coincide with the typical peak hours for traffic analysis (7 AM - 9 AM and 4 PM – 6 PM). Showing the trip generation values of the generator (proposed project) likely presents the worst-case scenario.

Utilizing collected traffic data, and the sample scoping agreement trip generation report supplied by the City of Rialto for the Crown Enterprises – Santa Ana Avenue Truck Terminal Site Project, TJW applied several methods to produce trip generation volumes for the proposed project. The description of each methodology and subsequently, the trip generation volumes can be found on the following pages.

Trip Generation Methodologies

Trip Generation Methodology 1

Methodology 1 shows project trips generated based on the trip generation rates gathered from the adjacent site's driveway volumes. The rates are based on the adjacent site's 25 vehicle parking stalls and 178 Truck Docks. Traffic data was collected from Monday through Wednesday, February 26-28, 2024. **Table 1** shows the highest collected peak hour traffic data volume, taken on Tuesday, February 27, 2024, for daily, AM peak hour, and PM peak hour at the adjacent truck and container storage site.

Table 1Existing Trip Generation^{1,2,3}

Proposed Land Use		Unit	Daily	AM	l Peak	Hour	PM Peak Hour			
	Quantity		Maliona		Volum	e	Volume			
			Volume	In	Out	Total	In	Out	Total	
Truck Storage - Passenger Vehicle	25	Stalls	92	8	5	13	5	6	11	
Truck Storage – Trucks	178	Truck Docks	88	7	7	14	4	8	12	
TOTAL	180	15	12	27	9	14	23			

¹ - Total project trips may vary slightly due to rounding.

Based on the data and land use type quantities in **Table 1** above, TJW determined trip generation rates for both passenger vehicles and trucks by dividing the collected volume with the total quantity of parking stalls/truck docks in the adjacent site. The trip generation rates are shown in **Table 2**.

² - Peak hour trip generation is based on highest daily 24-hour data collected from February 26-28, 2024.

 $^{^{3}}$ - AM and PM peak hours are from 3:30 AM to 4:30 AM and 3:30 PM to 4:30 PM, respectively.

Table 2Existing Trip Generation Rates

Proposed Land Use ¹	Quantity	Unit	Daily	AM Peak Hour			PM Peak Hour			
			Volume	Volume			Volume			
				In	Out	Total	In	Out	Total	
Truck Storage - Passenger Vehicle	25	Parking Stalls	3.680	0.320	0.200	0.520	0.200	0.240	0.440	
Truck Storage - Trucks	178	Truck Docks	0.494	0.039	0.039	0.079	0.022	0.045	0.067	

Application of the proposed project's land use quantities to the adjacent site's trip generation rates establishes the proposed project trip generation as shown in **Table 3**.

Table 3Proposed Project Trip Generation

Proposed Land Use ¹	Quantity		Daily	AM	l Peak	Hour	PM Peak Hour		
		Units	Volume		Volum	ie	Volume		
			Volume	In	Out	Total	In	Out	Total
Truck Storage - Passenger Vehicle	28	Parking Stalls	103	9	6	15	6	7	12
Truck Storage - Trucks	57	Truck Docks	28	2	2	4	1	3	4
Total Project Trips	131	11	8	19	7	10	16		

¹ - Total project trips may vary slightly due to rounding.

Table 4 below shows the resulting trip generation volumes with PCE adjustment applied to the standard passenger vehicle and 4-axle truck traffic data obtained during the peak hour trip generation of the adjacent site.

Table 4Proposed Project Trip Generation (PCE Adjusted)

Proposed Land Use ¹	Quantity	Units	PCE Factor	Daily	A٨	1 Peak	Hour	PM Peak Hour		
				Volume -		Volun	ne	Volume		
					In	Out	Total	In	Out	Total
Truck Storage - Passenger Vehicle	28	Parking Stalls	1.0	103	9	6	15	6	7	12
Truck Storage - 4 Axle Trucks (PCE)	57	Truck Docks	3.0	84	7	7	13	4	8	12
Total Project PCE Trips				187	16	13	28	10	15	24

¹ - Total project trips may vary slightly due to rounding.

Based on methodology 1, the project is expected to generate a net total of 19 AM peak hour trips, 16 PM peak hour trips, and 131 daily trips without PCE adjustment and a net total of 28 AM peak hour trips, 24 PM peak hour trips, and 187 daily trips with PCE adjustment.

Trip Generation Methodology 2

Methodology 2 utilizes the previously mentioned truck terminal scoping agreement Crown Enterprises – Santa Ana Avenue Truck Terminal Site Project in the City of Rialto. Although the land use itself is similar to the proposed and adjacent data collected site, the project trip generation rates found in the aforementioned scoping agreement differ. Additionally, the Crown Enterprises document also breaks down vehicle counts to truck volume mix per the City of Rialto Traffic Impact Analysis Guidelines for VMT and LOS Assessment (October 2021). The truck volume mix of 2% 2-axle, 28% 3-axle, and 70% 4-axle trucks is applied to the truck volumes and, in addition, truck trips have applied a PCE factor.

Under Methodology 2, TJW applied the criteria above to determine proposed trips. **Table 5** shows the trip generation rates; **Table 6** shows the proposed trips generated based on these rates, truck breakdown and PCE adjustment.

Table 5
Trip Generation Rates (based on Crown Enterprises criteria)

Proposed Land Use ¹	Quantity	Unit	Daily	AM	l Peak H	our	PM Peak Hour		
			Volume	Volume			Volume		
			volume	In	Out	Total	In	Out	Total
Truck Storage - Passenger Vehicle	83	Parking Stalls	2.446	0.060	0.042	0.102	0.187	0.217	0.404
Truck Storage	102	Truck Docks	2.050	0.059	0.088	0.147	0.144	0.079	0.225

Source: Crown Enterprises- Santa Ana Avenue Truck Terminal Scoping Agreement for TIA

Table 6
Proposed Project Trip Generation (based on Crown Enterprises criteria)

						-					
Proposed Land Use ¹		_ ::		Daily	AM Peak Hour			PM Peak Hour			
	Vehicle Mix	Daily Vehicles	PCE Factor	Valuma		Volume			Volume		
	IVIIX	vernicles	ractor	Volume -	In	Out	Total	In	Out	Total	
Truck Storage - Passenger Vehicle	100.0%	68	1	68	1	1	3	5	6	11	
Truck Storage - 2 Axle Trucks (PCE)	2.0%	2	1.5	4	0	0	0	0	0	0	
Truck Storage - 3 Axle Trucks (PCE)	28.0%	33	2	66	2	3	5	5	3	7	
Truck Storage - 4 Axle Trucks (PCE)	70.0%	82	3	246	7	11	18	17	9	27	
Total Project PCE Trips				383	10	15	26	27	18	45	

 $^{^{\}mbox{\scriptsize 1}}$ - Total project trips may vary slightly due to rounding.

Based on methodology 2, utilizing the project's anticipated 28 vehicle stalls and 57 truck docks, the project is expected to generate a net total of 26 AM peak hour trips, 45 PM peak hour trips, and 383 daily trips. It should be noted that the trip generation rates utilized in methodology 2, per the Crown Enterprises document, are greater as the data collection site is considerable larger than both the proposed project site and the TJW data collection site.

Trip Generation Methodology 3

Methodology 3 provides additional analysis that utilizes the rates from Methodology 1 but modifies the truck volumes by applying the truck volume mix breakdown found in the City of Rialto Traffic Impact Analysis Guidelines for VMT and LOS Assessment (October 2021) of 2% 2-axle, 28% 3-axle, and 70% 4-axle trucks and then applying a PCE adjustment, instead of the breakdown per the TJW data collection. Trip generation findings under Methodology 3 are provided in **Table 7**.

Table 7
Rialto Truck % Proposed Project Trip Generation PCE (based on TJW adjacent site)

Proposed Land Use ¹	Vahiala Dailu		Daily		AM Peak Hour		PM Peak Hour			
	Vehicle Mix		PCE Factor	Volume	Volume			Volume		
	IVIIX				In	Out	Total	In	Out	Total
Truck Storage - Passenger Vehicle	100.0%	103	1	103	9	6	15	6	7	12
Truck Storage - 2 Axle Trucks (pce)	2.0%	0	1.5	0	0	0	0	0	0	0
Truck Storage - 3 Axle Trucks (pce)	28.0%	1	2	2	0	0	0	0	0	0
Truck Storage - 4 Axle Trucks (pce)	70.0%	49	3	147	14	14	28	8	16	24
Total Project PCE Trips			252	23	20	43	14	23	36	

¹ - Total project trips may vary slightly due to rounding.

Based on methodology 3, the project is expected to generate a net total of 43 AM peak hour trips, 36 PM peak hour trips, and 252 daily trips.

Summary

This memorandum provides an overview of the trip generation analysis for the proposed project utilizing three (3) different methodologies to determine project trips for the proposed Stonehurst Truck Storage project. Based on each of the methodologies above, it is anticipated that the project would generate less than 50 peak hour trips. Thus, based on the industry standard of a minimum 50 trip volume distribution for consideration as a study area intersection, no study area intersections would be included for analysis. Moreover, based on the minimal number of trips generated by the proposed project, a traffic impact study is not likely to be required.

Please contact us at (949) 878-3509 if you have any questions regarding this analysis.

Sincerely,

Gene Kim, PE, TE

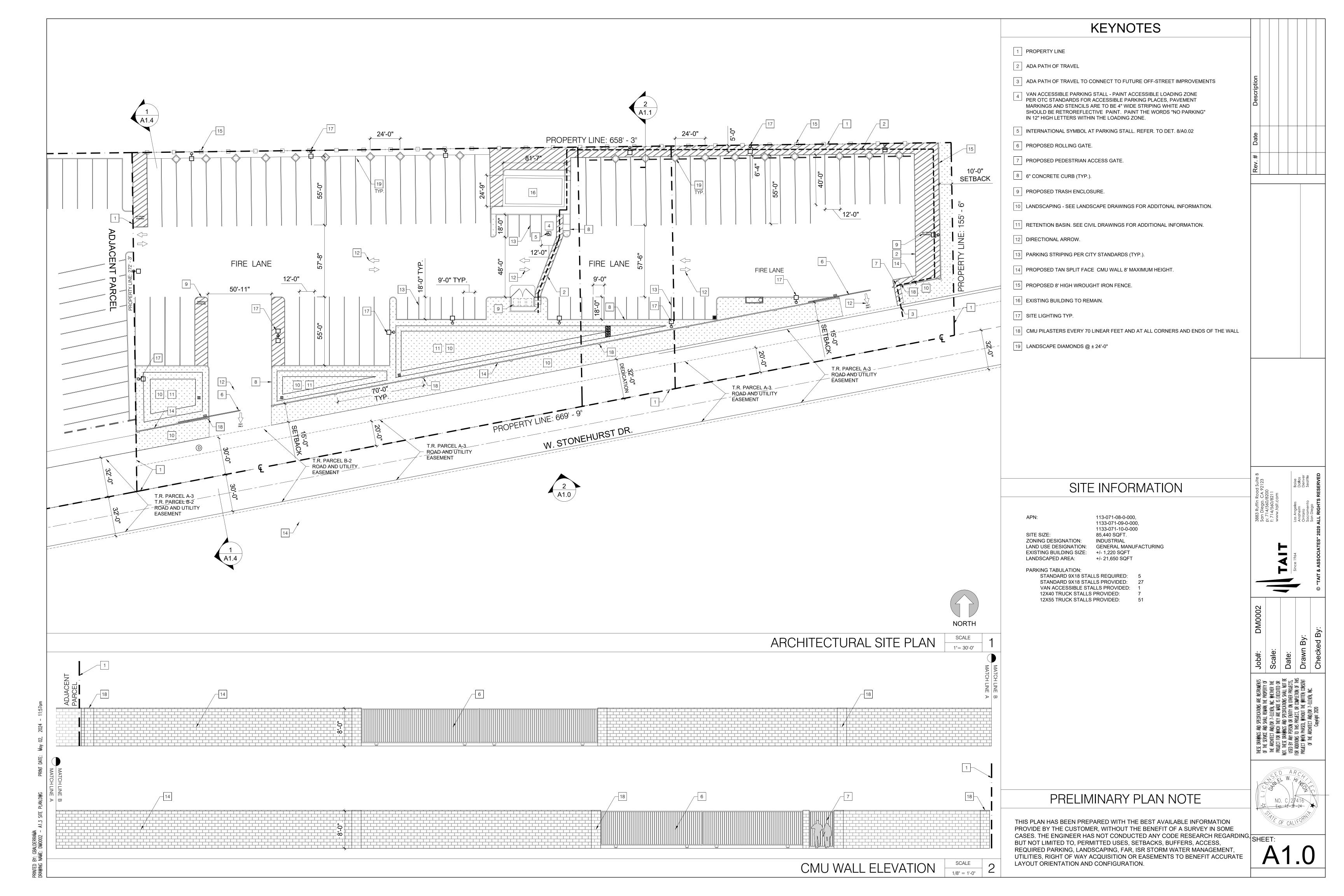
Principal Engineer

Registered Civil Engineer #83175 Registered Traffic Engineer #2684 Tiffany Chang

Transportation Planner









Location: 2298 Stonehurst Dr
Date: Monday, February 26, 2024

Count Type: Classified Driveway Count

i					
		ı	Entering	ı	
	Pass	Large			
	Veh	2 Axle	3 Axle	4+ Axle	Total
0:00	0	0	0	0	0
0:15	0	0	0	0	0
0:30	0	0	0	0	0
0:45	0	0	0	0	0
1:00	0	0	0	0	0
1:15	0	0	0	0	0
1:30	0	0	0	0	0
1:45	0	0	0	0	0
2:00	0	0	0	0	0
2:15	0	0	0	0	0
2:30	0	0	0	0	0
2:45	0	0	0	0	0
3:00	0	0	0	0	0
3:15	1	0	0	0	1
3:30	2	0	0	0	2
3:45	3	0	0	0	3
4:00	2	0	0	0	2
4:15	1	0	0	0	1
4:30	2	0	0	0	2
4:45	4	0	0	0	4
5:00	1	0	0	0	1
5:15	1	0	0	0	1
5:30	1	0	0	1	2
5:45	0	0	0	0	0
6:00	1	0	0	2	3
6:15	0	0	0	0	0
6:30	0	0	0	0	0
6:45	0	0	0	1	1
7:00	1	0	0	1	2
7:15	1	0	0	0	1
7:30	0	0	0	1	1
7:45	0	0	0	0	0
8:00	0	0	0	0	0
8:15	0	0	1	0	1
8:30	1	0	1	0	2
8:45	0	0	0	2	2
9:00	0	1	0	1	2
9:15	0	0	0	0	0
9:30	0	0	0	0	0
9:45	0	0	0	0	0
10:00	0	0	0	0	0
10:15	2	0	0	2	4
10:30	0	0	0	0	0
10:45	0	1	0	1	2
11:00	0	0	0	0	0
11:15	0	0	0	1	1
11:30	0	0	0	0	0
11:45	1	0	0	2	3

			Exiting		
	Pass	Large			
	Veh	2 Axle	3 Axle	4+ Axle	Total
0:00	0	0	0	0	0
0:15	0	0	0	0	0
0:30	0	0	0	0	0
0:45	0	0	0	0	0
1:00	0	0	0	0	0
1:15	0	0	0	0	0
1:30	0	0	0	0	0
1:45	0	0	0	0	0
2:00	0	0	0	0	0
2:15	0	0	0	0	0
2:30	0	0	0	0	0
2:45	0	0	0	0	0
3:00	0	0	0	0	0
3:15	0	0	0	0	0
3:30	0	0	0	0	0
3:45	0	0	0	1	1
4:00	0	0	0	2	2
4:15	0	0	0	4	4
4:30	0	0	0	1	1
4:45	0	0	0	1	1
5:00	0	0	0	1	1
5:15	0	0	0	2	2
5:30	0	0	0	4	4
5:45	0	0	0	1	1
6:00	0	0	0	1	1
6:15	1	0	0	2	3
6:30	0	0	0	0	0
6:45	0	0	0	0	0
7:00	0	0	0	0	0
7:15	0	0	0	1	1
7:30	0	0	0	1	1
7:45	0	0	0	1	1
8:00	0	0	0	0	0
8:15	0	0	0	0	0
8:30	0	0	0	1	1
8:45	0	0	0	1	1
9:00	0	0	1	0	1
9:15	0	0	0	0	0
9:30	0	0	0	1	1
9:45	0	0	0	0	0
10:00	0	0	0	1	1
10:15	1	0	1	0	2
10:30	0	0	1	0	1
10:45	2	0	0	1	3
11:00	0	0	0	0	0
11:15	0	1	0	1	2
11:30	0	0	0	0	0
11:45	1	0	0	0	1



Location:2298 Stonehurst DrDate:Monday, February 26, 2024Count Type:Classified Driveway Count

į			Entorina		
	Dana	1	Entering	l	
	Pass	Large	2.4.1		
	Veh	2 Axle	3 Axle	4+ Axle	Total
12:00	0	0	0	1	1
12:15	0	1	0	0	1
12:30	0	0	0	1	1
12:45	0	0	0	0	0
13:00	1	0	0	3	4
13:15	0	0	0	0	0
13:30	0	0	0	1	1
13:45	1	0	0	2	3
14:00	0	0	0	0	0
14:15	0	0	0	1	1
14:30	0	0	0	1	1
14:45	2	0	0	0	2
15:00	1	0	0	3	4
15:15	2	0	0	2	4
15:30	2	0	0	0	2
15:45	1	0	1	0	2
16:00	3	0	0	1	4
16:15	0	0	1	0	1
16:30	1	0	0	2	3
16:45	1	0	0	0	1
17:00	0	0	0	0	0
17:15	1	0	0	0	1
17:30	0	0	0	0	0
17:45	1	0	0	0	1
18:00	0	0	0	0	0
18:15	0	0	0	0	0
18:30	0	0	0	0	0
18:45	0	0	0	0	0
19:00	0	0	0	0	0
19:15	0	0	0	0	0
19:30	0	0	0	0	0
19:45	0	0	0	0	0
20:00	0	0	0	0	0
20:00	0	0	0	0	0
20:30	0	0	0	0	0
20:30	0	0	0	0	0
	0	0	0	0	0
21:00					
21:15	1	0	0	0	1
21:30	0	0	0	0	0
21:45	1	0	0	0	1
22:00	0	0	0	0	0
22:15	0	0	0	0	0
22:30	0	0	0	0	0
22:45	0	0	0	0	0
23:00	0	0	0	0	0
23:15	0	0	0	0	0
23:30	0	0	0	0	0
23:45	0	0	0	1	1
TOTAL	44	3	4	34	85

1			Exiting		
	Pass	Large			
	Veh	2 Axle	3 Axle	4+ Axle	Total
12:00	1	0	0	1	2
12:15	0	0	0	1	1
12:30	2	1	0	0	3
12:45	0	0	0	0	0
13:00	0	0	0	1	1
13:15	0	0	1	1	2
13:30	0	0	0	1	1
13:45	0	0	0	0	0
14:00	3	0	0	0	3
14:15	2	0	0	0	2
14:30	1	0	0	0	1
14:45	1	0	0	0	1
15:00	1	0	0	0	1
15:15	0	0	0	0	0
15:30	1	0	0	0	1
15:45	5	0	0	0	5
16:00	1	0	0	3	4
16:15	0	0	0	6	6
16:30	0	0	0	1	1
16:45	1	0	0	3	4
17:00	1	1	0	0	2
17:15	0	0	0	1	1
17:30	1	0	0	0	1
17:45	0	0	0	0	0
	1	0			1
18:00			0	0	
18:15	0	0	0	0	0
18:30	0	0	0	0	0
18:45	0	0	0	0	0
19:00	0	0	0	0	0
19:15	0	0	0	0	0
19:30	0	0	0	0	0
19:45	0	0	0	0	0
20:00	0	0	0	0	0
20:15	0	0	0	0	0
20:30	0	0	0	0	0
20:45	0	0	0	0	0
21:00	0	0	0	0	0
21:15	0	0	0	0	0
21:30	2	0	0	0	2
21:45	0	0	0	0	0
22:00	1	0	0	0	1
22:15	0	0	0	0	0
22:30	0	0	0	0	0
22:45	0	0	0	0	0
23:00	0	0	0	0	0
23:15	0	0	0	0	0
23:30	0	0	0	0	0
23:45	0	0	0	0	0
	30	3	4	48	85



Location: 2298 Stonehurst Dr
Date: Tuesday, February 27, 2024

Count Type: Classified Driveway Count

,					
			Entering		
	Pass	Large			
_	Veh	2 Axle	3 Axle	4+ Axle	Total
0:00	0	0	0	0	0
0:15	0	0	0	0	0
0:30	0	0	0	0	0
0:45	0	0	0	0	0
1:00	0	0	0	0	0
1:15	0	0	0	0	0
1:30	0	0	0	0	0
1:45	0	0	0	0	0
2:00	0	0	0	0	0
2:15	0	0	0	0	0
2:30	0	0	0	3	3
2:45	0	0	0	0	0
3:00	0	0	0	0	0
3:15	0	0	0	0	0
3:30 3:45	2	0	0	3	5 5
4:00	2	0		2	4
4:00	0	0	0	1	1
4:30	2	0	0	0	2
4:45	1	0	0	1	2
5:00	0	0	0	0	0
5:15	1	0	0	1	2
5:30	0	0	0	0	0
5:45	1	0	0	0	1
6:00	1	0	0	0	1
6:15	0	0	0	1	1
6:30	1	0	0	1	2
6:45	2	0	0	0	2
7:00	0	0	0	1	1
7:15	0	0	0	0	0
7:30	1	0	0	0	1
7:45	0	0	0	0	0
8:00	0	0	1	0	1
8:15	0	1	0	0	1
8:30	0	0	0	0	0
8:45	1	0	0	1	2
9:00	0	1	0	0	1
9:15	1	0	0	1	2
9:30	0	0	0	0	0
9:45	1	0	0	1	2
10:00	0	0	0	0	0
10:15	0	0	0	0	0
10:30	0	0	0	0	0
10:45	1	0	0	0	1
11:00	0	0	0	0	0
11:15	0	0	0	2	2
11:30	1	0	0	0	1
11:45	1	1	0	1	3

			Exiting		
	Pass	Large			
	Veh	2 Axle	3 Axle	4+ Axle	Total
0:00	0	0	0	0	0
0:15	0	0	0	0	0
0:30	0	0	0	0	0
0:45	0	0	0	0	0
1:00	0	0	0	0	0
1:15	0	0	0	0	0
1:30	0	0	0	0	0
1:45	0	0	0	0	0
2:00	0	0	0	0	0
2:15	0	0	0	0	0
2:30	0	0	0	0	0
2:45	0	0	0	0	0
3:00	2	0	0	0	2
3:15	0	0	0	0	0
3:30	1	0	0	0	1
3:45	0	0	0	0	0
4:00	1	0	0	4	5
4:15	3	0	0	3	6
4:30	2	0	0	1	3
4:45	0	0	0	2	2
5:00	0	0	0	0	0
5:15	1	0	0	0	1
5:30	0	0	0	2	2
5:45	1	0	0	1	2
6:00	0	0	0	0	0
6:15	0	0	0	1	1
6:30	0	0	0	0	0
6:45	1	0	0	1	2
7:00	0	0	1	1	2
7:15	0	0	0	0	0
7:30	0	0	0	1	1
7:45	0	0	0	0	0
8:00	0	0	0	0	0
8:15	0	0	0	0	0
8:30	0	0	0	0	0
8:45	0	0	0	0	0
9:00	1	0	0	0	1
9:15	0	0	0	1	1
9:30		0	0	0	0
9:45	1	0	0	1	2
10:00	0	0	0	0	0
10:15	0	0	0	1	1
10:30	0	0	0	0	0
10:45	2	0	0	0	2
11:00	1	0	0	0	1
11:15	0	1	0	0	1
11:30	1	0	0	1	2
11:45	0	0	0	1	1



Location:2298 Stonehurst DrDate:Tuesday, February 27, 2024Count Type:Classified Driveway Count

	-				
			Entering	•	
	Pass	Large			
	Veh	2 Axle	3 Axle	4+ Axle	Total
12:00	0	0	0	0	0
12:15	1	0	1	0	2
12:30	1	0	0	0	1
12:45	0	0	0	1	1
13:00	0	0	0	0	0
13:15	0	0	0	2	2
13:30	1	1	0	1	3
13:45	2	0	0	2	4
14:00	0	0	0	2	2
14:15	1	0	0	0	1
14:30	2	1	0	2	5
14:45	0	0	0	0	0
15:00	1	0	0	0	1
15:15	3	0	0	2	5
15:30	3	0	0	0	3
15:45	0	0	0	3	3
16:00	2	0	0	1	3
16:15	0	0	0	0	0
16:30	0	0	0	0	0
16:45	1	0	0	0	1
17:00	0	0	0	0	0
17:15	1	0	0	0	1
17:30	0	0	0	0	0
17:45	0	0	0	0	0
18:00	0	0	0	0	0
18:15	0	0	0	0	0
18:30	0	0	0	0	0
18:45	0	0	0	0	0
19:00	0	0	0	0	0
19:15	0	0	0	0	0
19:30	0	0	0	0	0
19:45	0	0	0	0	0
20:00	0	0	0	0	0
20:15	0	0	0	0	0
20:30	0	0	0	0	0
20:45	1	0	0	0	1
21:00	0	0	0	0	0
21:15	0	0	0	0	0
21:30	1	0	0	0	1
21:45	0	0	0	0	0
22:00		0	0	0	0
22:15	0	0	0	0	0
22:30	0	0	0	0	0
22:45	0	0	0	0	0
23:00	0	0	0	0	0
23:15	0	0	0	0	0
23:30	0	0	0	0	0
23:45	0	0	0	0	0
TOTAL	45	5	2	37	89

			Exiting		
	Pass	Large			
	Veh	2 Axle	3 Axle	4+ Axle	Total
12:00	0	0	0	1	1
12:15	0	0	0	0	0
12:30	2	0	0	0	2
12:45	2	1	0	0	3
13:00	1	0	1	0	2
13:15	1	0	0	1	2
13:30	0	0	1	1	2
13:45	0	0	0	0	0
14:00	3	2	0	0	5
14:15	2	0	0	0	2
14:30	1	0	0	0	1
14:45	1	0	0	0	1
15:00	1	0	0	0	1
	1	0	0	0	1
15:15 15:30					
	3	0	0	0	3
15:45	0	0	0	2	2
16:00	0	0	0	1	1
16:15	3	0	0	5	8
16:30	0	0	0	2	2
16:45	3	0	0	0	3
17:00	0	0	0	0	0
17:15	0	0	0	0	0
17:30	1	0	0	1	2
17:45	0	0	0	0	0
18:00	0	1	0	0	1
18:15	0	0	0	0	0
18:30	0	0	0	0	0
18:45	0	0	0	0	0
19:00	0	0	0	0	0
19:15	0	0	0	0	0
19:30	0	0	0	0	0
19:45	0	0	0	0	0
20:00	0	0	0	0	0
20:15	0	0	0	0	0
20:30	0	0	0	0	0
20:45	0	0	0	0	0
21:00	1	0	0	0	1
21:15	0	0	0	0	0
21:30	1	0	0	0	1
21:45	1	0	0	0	1
22:00	0	0	0	0	0
22:15	1	0	0	0	1
22:30	0	0	0	0	0
22:45	0	0	0	0	0
23:00	0	0	0	0	0
23:15	0	0	0	0	0
23:30	0	0	0	0	0
23:45	0	0	0	0	0
_5.15	47	5	3	36	91



Location: 2298 Stonehurst Dr

Date: Wednesday, February 28, 2024
Count Type: Classified Driveway Count

	-				
		ı	Entering	ı	
	Pass	Large			
	Veh	2 Axle	3 Axle	4+ Axle	Total
0:00	0	0	0	0	0
0:15	0	0	0	0	0
0:30	0	0	0	0	0
0:45	0	0	0	0	0
1:00	0	0	0	0	0
1:15	0	0	0	0	0
1:30	0	0	0	0	0
1:45	0	0	0	0	0
2:00	0	0	0	0	0
2:15	0	0	0	2	2
2:30	0	0	0	2	2
2:45	0	0	0	0	0
3:00	0	0	0	2	2
3:15	0	0	0	2	2
3:30	3	0	0	1	4
3:45	2	0	0	0	2
4:00	3	0	0	1	4
4:15	0	0	0	1	1
4:30	0	0	0	0	0
4:45	4	0	0	0	4
5:00	2	0	0	0	2
5:15	0	0	0	0	0
5:30	1	0	0	0	1
5:45	0	0	0	1	1
6:00	1	0	0	1	2
6:15	0	0	0	0	0
6:30	1	0	0	1	2
6:45	1	0	0	0	1
7:00	0	0	0	0	0
7:15	0	0	0	0	0
7:30	0	0	0	0	0
7:45	0	0	0	0	0
8:00	0	0	0	0	0
8:15	0	0	0	2	2
8:30	0	0	0	0	0
8:45	0	0	0	0	0
9:00	0	1	0	0	1
9:15	0	0	0	1	1
9:30	0	0	0	0	0
9:45	0	0	0	1	1
10:00	0	0	0	2	2
10:15	1	0	1	1	3
10:30	0	0	0	1	1
10:45	1	0	0	0	1
11:00	0	0	0	0	0
11:15	0	0	1	1	2
11:30	0	0	0	0	0
11:45	0	0	0	0	0

	Exiting					
	Pass	Large				
	Veh	2 Axle	3 Axle	4+ Axle	Total	
0:00	0	0	0	0	0	
0:15	0	0	0	0	0	
0:30	0	0	0	0	0	
0:45	0	0	0	0	0	
1:00	0	0	0	0	0	
1:15	0	0	0	0	0	
1:30	0	0	0	0	0	
1:45	0	0	0	0	0	
2:00	0	0	0	0	0	
2:15	0	0	0	0	0	
2:30	0	0	0	0	0	
2:45	2	0	0	1	3	
3:00	2	0	0	0	2	
3:15	0	0	0	0	0	
3:30	0	0	0	0	0	
3:45	4	0	0	0	4	
4:00	0	0	0	4	4	
4:15	0	0	0	0	0	
4:30	1	0	0	2	3	
4:45	0	0	0	1	1	
5:00	0	0	0	0	0	
5:15	0	0	0	1	1	
5:30	0	0	0	3	3	
5:45	0	0	0	0	0	
6:00	0	0	0	2	2	
6:15	0	0	0	0	0	
6:30	1	0	0	0	1	
6:45	0	0	0	0	0	
7:00	0	0	0	3	3	
7:15	0	0	0	0	0	
7:30	0	0	0	0	0	
7:45	0	0	0	0	0	
8:00	0	0	0	0	0	
8:15	0	0	0	0	0	
8:30	0	0	0	0	0	
8:45	0	0	1	1	2	
9:00	0	0	0	0	0	
9:00	0	0	0	0	0	
9:15	0	0	1	0	1	
9:30						
10:00	0	0	0	0	0	
		0		0		
10:15	0	0	0	3	2	
10:30		0		0		
10:45	0	0	0	1	1	
11:00	0	0	0	0	0	
11:15	1	0	0	0	1	
11:30	0	0	0	1	1	
11:45	0	0	0	2	2	



Location: 2298 Stonehurst Dr

Date: Wednesday, February 28, 2024
Count Type: Classified Driveway Count

			Entering		
	Pass	Large	Littering		
	Veh	2 Axle	3 Axle	A L Avlo	Total
12:00	0	0	0	4+ Axle 0	Total 0
12:15	0	0	0	0	0
12:30	0	0	0	2	2
12:45	0	0	0	1	1
13:00	0	0	0	3	3
13:15	1	0	0	0	1
13:30	0	0	0	2	2
13:45	1	0	0	2	3
14:00	0	0	0	1	1
14:15	0	0	0	1	1
14:30	0	0	0	0	0
14:45	2	0	0	1	3
15:00	0	0	0	3	3
15:15	5	1	0	0	6
15:30	1	0	0	0	1
15:45	1	0	0	2	3
16:00	1	0	0	0	1
16:15	1	0	0	0	1
16:30	1	0	0	1	2
16:45	0	0	0	0	0
17:00	0	0	0	0	0
17:15	2	0	1	0	3
17:30	0	0	0	0	0
17:45	0	0	1	0	1
18:00	0	0	0	0	0
18:15	0	0	0	0	0
18:30	0	0	0	0	0
18:45	0	0	0	0	0
19:00	0	0	0	0	0
19:15	0	0	0	0	0
19:30	0	0	0	0	0
19:45	0	0	0	0	0
20:00	0	0	0	0	0
20:15	0	0	0	0	0
20:30	0	0	0	0	0
20:45	0	0	0	0	0
21:00	0	0	0	0	0
21:15	1	0	0	0	1
21:30	0	0	0	1	1
21:45 22:00	0	0	0	0	0
	0	0	0	0	0
22:15 22:30	0	0	0	1	1
22:30					
22:45	0	0	0	0	0
23:00	0	0	0	0	0
23:30	0	0	0	0	0
23:45	0	0	0	0	0
TOTAL	37	2	4	45	88
IOIAL	3,	~	-	73	56

			Exiting		
	Pass	Large	. 0		
	Veh	2 Axle	3 Axle	4+ Axle	Total
12:00	0	0	0	0	0
12:15	0	0	0	0	0
12:30	0	1	0	0	1
12:45	0	0	0	0	0
13:00	3	0	1	1	5
13:15	0	0	0	0	0
13:30					
13:45	0	0	0	0	0
14:00	2	0	0	0	3
14:00	1				1
		0	0	0	
14:30	1	0	0	0	1
14:45	1	0	0	0	1
15:00	2	0	0	0	2
15:15	0	0	0	0	0
15:30	2	0	0	0	2
15:45	3	0	0	0	3
16:00	1	0	1	2	4
16:15	0	0	0	1	1
16:30	0	0	0	3	3
16:45	1	0	0	2	3
17:00	1	0	0	0	1
17:15	2	0	0	0	2
17:30	0	0	0	1	1
17:45	0	1	0	1	2
18:00	1	0	0	2	3
18:15	0	0	0	0	0
18:30	0	0	0	0	0
18:45	0	0	0	0	0
19:00	0	0	0	0	0
19:15	0	0	0	0	0
19:30	0	0	0	0	0
19:45	0	0	0	0	0
20:00	0	0	0	0	0
20:15	1	0	0	0	1
20:30	0	0	0	0	0
20:45	0	0	0	0	0
21:00	0	0	0	0	0
21:15	1	0	0	0	1
21:13	0	0	0	0	0
21:45	0 1	0	0	0	0
22:00		0	0	0	
22:15	0	0	0	1	1
22:30	0	0	0	1	1
22:45	0	0	0	0	0
23:00	0	0	0	1	1
23:15	0	0	0	0	0
23:30	0	0	0	0	0
23:45	0	0	0	0	0
	37	2	5	43	87

Exhibit B

SCOPING AGREEMENT FOR TRAFFIC IMPACT ANALYSIS

This following form shall be used to acknowledge preliminary approval of the scope for the traffic impact analysis (TIA) of the following project. The TIA must follow the City of Rialto Traffic Impact Analysis – Report Guidelines and Requirements, dated December 2013 and approved by the Transportation Commission on February 5, 2014.

City of Rialto

Traffic Impact Analysis

	Scoping	Agreement	
Case No. <u>T</u>	BD		
Related Cas	ses -		
SP No.			
EIR No			
Project Nam	ne: <u>Crown Enterprises – Santa Ana</u> Site Plan and Project Description		
Project Addı	ress: 249 E Santa Ana Avenue		
Project Desc	cription: 172,415 SF Truck Terminal p		Total 191,115 SF
	<u>Consultant</u>	<u>Developer</u>	
Name:	Kimley-Horn and Associates, Inc.	Crown Enterprises, Inc.	
Address:	3880 Lemon St #420	12225 Stephens Road	
	Riverside, CA 92501	Warren, Michigan 48089	
Telephone:	(951) 543-9868	(586) 939-7000	
Fax:	NA	NA	

1. Trip Generation S	Source: Based or	n Trip Generat	ion survey	at simila	ar site (in Ri	alto)
Existing GP Land Use	General Indus	strial (Holliday	/ Rock)			
Proposed Land Use	Intermodal Tr	uck Terminal				
Current Zoning: Heav	vy Industrial	Proposed	Zoning: <u>I</u>	No char	nge	
Total Daily Project Tri	ps: <u>1,856 (with</u>	PCE) – see A	A <i>ttachme</i>	nt 2 – T	rip Genera	ution Table
<u>Existing</u>	Trip Generation		Propos	ed Trip	Generation	n (with PCE)
In	Out	Total	In	l	Out	Total
AM Trips			<u>53</u>	3	75	128
PM Trips			<u>13</u>	32	84	216
Internal Trip Allowa	ince Yes	No X (0	_ % Trip	Discount)	
Pass-By Trip Allow	ance Yes	No X (0	_ % Trip	Discount)	
Trip Credit for Exist	ing Site Trips	Yes		No X		
For appropriate land ι	uses, a pass-by	trip discount i	may be al	lowed n	ot to excee	ed 25%.
Discount trips shall be	e indicated on a	report figure	for interse	ections a	and access	locations.
2. Trip Geographic	Distribution: <u>l</u>	N 15 % S	S 15 %	<u>E 20</u>	0 % W	50 %
(Detailed exhibits of t	rip distribution mus	t be attached wi	ith Trucks a	s a separ	ate exhibit)	
See Attachment	3 - (Truck and Pa	assenger Car	<u>Distributi</u>	ion)		
3. Background Grov	wth Traffic					
Project Completion Ye	ear: <u>2024</u>	Annual Ba	ackground	I Growth	n Rate:2	2%
Other Phase Years _	N/A					
Other area projects to TIA (Riverside Avenue Son info to be provided by	torage Lot – See A				<u> </u>	ist from our most recent r recent projects based
(Contact Planning for Lists area forecasts for existing		•		idicate wh	nich projects	have been included in study

Model/Forecast methodology: Existing plus Growth plus Cum Proj plus Project to Opening Year

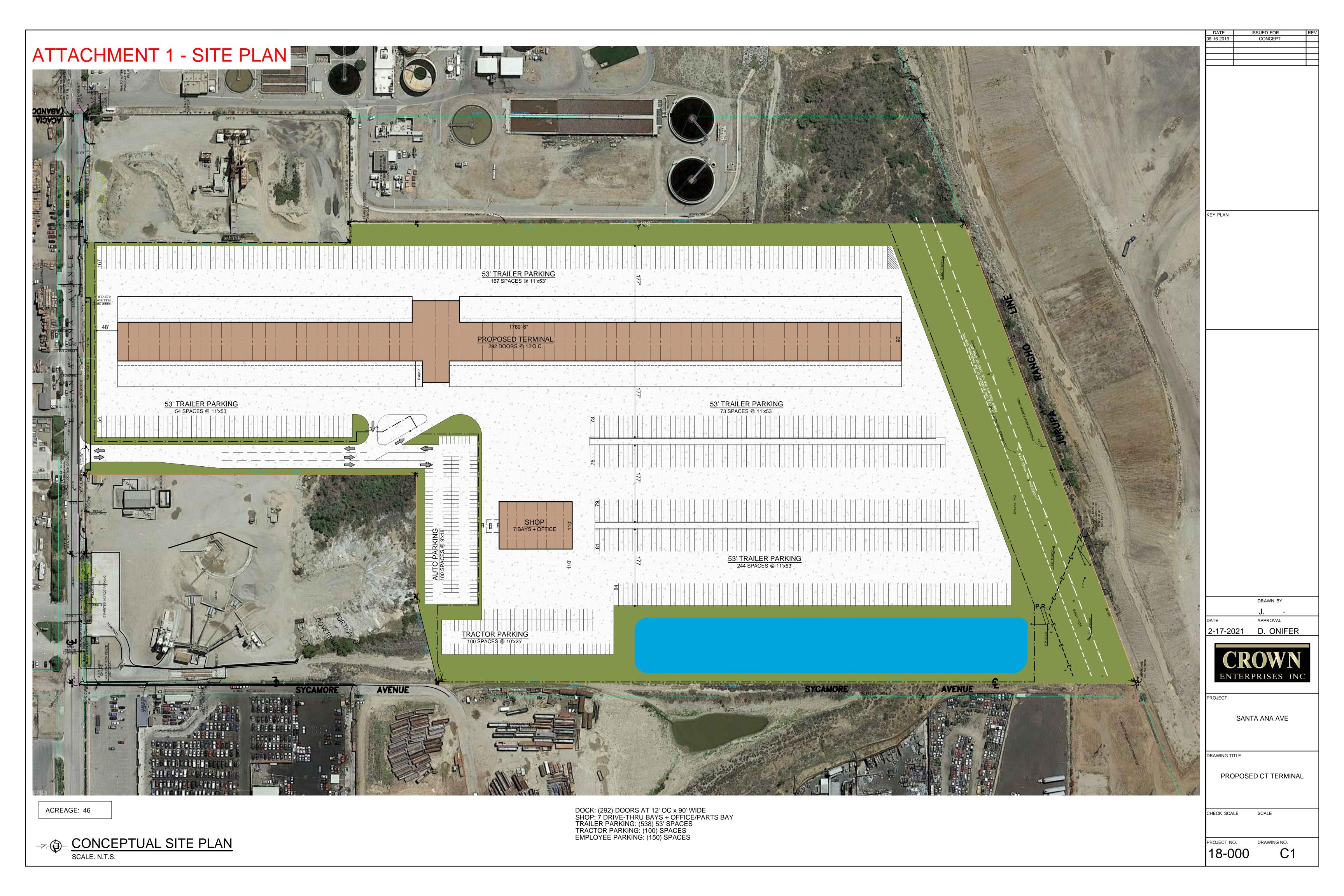
4. Study Intersections: (NOTE: Subject to revision after other projects, trip generation are distribution are determined, or comments from other agencies received.)
Riverside Avenue at I-10 WB Ramps S. Riverside Avenue at Jurupa Avenue
2. Riverside Avenue at I-10 EB Ramps
3. Riverside Avenue at Slover Avenue
4. Riverside Avenue at Santa Ana Avenue
We will also study the site entrance on Santa Ana Avenue.
5. Study Roadway Segments: (NOTE: Subject to revision after other projects, trip generation are distribution are determined, or comments from other agencies received.)
Riverside Avenue – North of Slover Ave 6.
2. Riverside Avenue – Slover to Santa Ana 7.
Riverside Avenue – Santa Ana to Jurupa 8.
4. Santa Ana Avenue – East of Riverside 9.
510
6. Other Jurisdictional Impacts Is this project within any other Agency's Sphere of Influence or within one-mile of another jurisdiction
boundary? X YES NO
If so, name of Jurisdiction: City of Colton, County of San Bernardino
7. Site Plan (please attach 11" x 17" legible copy) – see Attachment 1 – Site Plan
8. Specific issues to be addressed in the Study (in addition to the standard analysis describe in the Guideline) (to be filled out by the City of Rialto Public Works Department) (NOTE: If the traff study states that "a traffic signal is warranted" (or "a traffic signal appears to be warranted," or similar statement) at an existing un-signalized intersection under existing conditions, 8-hour approach traff volume information must be submitted in addition to the peak hourly turning movement counts for the intersection.)

9. Existing Conditions

Traffic count data must be new or with counts.	nin one year. Provide tr	raffic count dates if using othe	r than new
Date of counts: New counts will be o	collected		
NOTE: Fees are due and must be will not process the Scoping Agree			The City
Fees Paid:	Date		
Recommended:			
Scoping Agreement Submittal date	December 21, 2022		
Scoping Agreement Resubmittal date			
Kimley-Horn and Associates, Inc. Applicant/Engineer		December 21, 2022 Date	
Land Use Concurrence:			
Development Services Department		Date	
Approved by: July Public Works Department		2/24/2023	
Public Works Department		Date	

NOTE:

The Applicant/Engineer acknowledges that the Scoping Agreement is intended to assist in the preparation of any required TIA. It is preliminary in nature and the City does not have sufficient data to determine the ultimate conditions that may be imposed for the project. It does not provide nor limit the requirements imposed on the Project but is intended only to provide initial input into the parameters for review of the traffic generated by the Project and the initial areas to be considered and studied. Subsequent changes to scope of required analysis to be included in the TIA may be required by the Transportation Commission, Planning Commission, and/or the City Council upon Public Works Director/City Engineer review and approval.



ATTACHMENT **2**SUMMARY OF PROJECT TRIP GENERATION 249 SANTA ANA AVENUE TRUCK TERMINAL PROJECT

TRIP GENERATION RATES 1

				ΑN	1 Peak Ho	our	PM	l Peak Ho	our
Existing Land Use	Quantity	Unit	Daily	In	Out	Total	In	Out	Total
Truck Terminal - Passenger Vehicles	83	Parking Stalls	2.446	0.060	0.042	0.102	0.187	0.217	0.404
Truck Terminal - Trucks ³	102	Truck Docks	2.050	0.059	0.088	0.147	0.144	0.079	0.224

PROJECT TRIP GENERATION

				ΑN	1 Peak H	our	PM	1 Peak Ho	our
Project Land Use	Quantity	Unit	Daily	In	Out	Total	In	Out	Total
Proposed Passenger Vehicle Trips	100	Parking Stalls	245	6	4	10	19	22	41
Proposed Truck Trips	292	Truck Docks	599	17	26	43	42	23	65
Total Project Trips (Non-PCE)			844	23	30	53	61	45	106

PROJECT TRIPS - PASSENGER CAR EQUIVALENTS (PCE)

Vehicle Type	Vehicle	Daily	PCE Factor		ΑN	1 Peak Ho	our	PM	l Peak H	our
vernere Type	Mix ²	Vehicles	1 GE 1 detoi	Daily	In	Out	Total	In	Out	Total
Passenger Vehicles	100.0%	245	1.0	245	6	4	10	19	22	41
2-Axle Trucks	2.0%	12	1.5	18	1	1	2	1	1	2
3-Axle Trucks	28.0%	168	2.0	336	10	15	25	24	13	37
4+ Axle Trucks	70.0%	419	3.0	1,257	36	55	91	88	48	136
Total Truck PCE Trips				1,611	47	71	118	113	62	175
Total Project PCE Trips				1,856	53	75	128	132	84	216

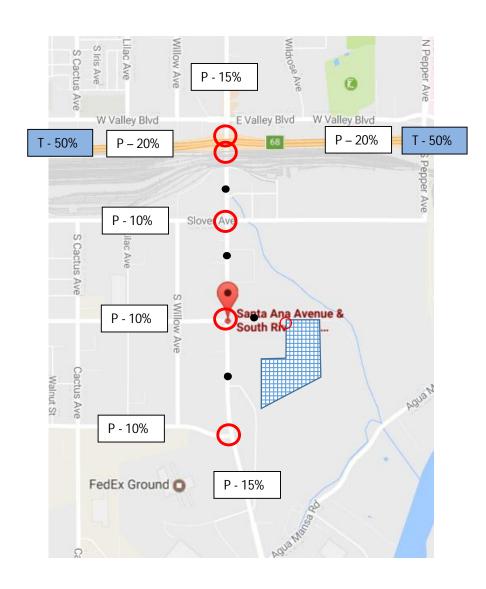
¹ Based on trip generation data at a comparable Truck Terminal site in the City of Rialto. Data collection worksheets are provided as Appendix A to the Scoping Agreement.

PCE = Passenger Car Equivalent

² Source: City of Rialto *Traffic Impact Analysis Guidelines for VMT and LOS Assessment*, October, 2021

³ The current truck operations of the existing site (including at time of data collection) exceeds the current building size. As such, the existing site uses off-site trailer drop lots that provide a staging buffer until a dock position is available at the existing site. The additional truck trips created from moving truck trailers to/from the off-site drop lot from/to the existing site overestimates the number of truck trips at a typical site. As a result, the truck trip rates have been reduced by 40% to account for this overestimation of truck trips at the existing site.

ATTACHMENT 3 - SANTA ANA TRUCK TERMINAL – SUGGESTED STUDY LOCATIONS AND TRIP DISTRIBUTION



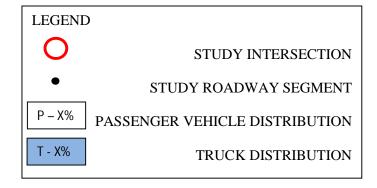


TABLE 8 SUMMARY OF CUMULATIVE PROJECTS

PROJECT TRIP GENERATION Trip Generation Estimates AM Peak Hour PM Peak Hour Project # Land Use Quantity Units Daily In Out Total In Out Total City of Rialto Panattoni I-10 (Rialto Commerce Center) 2,475.745 KSF 3,565 CapRock III 527.900 KSF 3,151 Rialto Walmart Free Standing Discount Superstore 197.639 KSF 10,501 Shopping Center 13.712 KSF High-Turnover (Sit-Down) Restaurant 12.856 KSF 1,635 VFP 2,697 Gasoline/Service Station Pass-by Gasoline/Service Station -50 -1.019-52 -102 -42 -42 -84 Fast-Food Restaurant w/ D.T. 5.948 KSF 2,951 Pass-by Fast-Food Restaurant -1.328 -63 -129 -48 -44 -92 -66 Internal Capture (10%) -1837 -52 -46 -98 -77 -76 -153 VFP Fuel/Convenience Market 3.803 Truck Yard (SWC of Riverside Ave and Santa Ana Ave) Fast Food/Retail (SWC of Riverside Ave and Slover Ave) 1,104 Warehouse (SWC of Cactus Ave and Slover Ave) Truck Lot (Jurupa Ave)¹ 5,174 FedEx Warehouse (Valley Blvd)¹ 2,405 Warehouse (San Bernardino Ave) Warehouse (Riverside Ave) Warehouse (Agus Mansa Rd) City of Colton CUSM (300 N. Pepper Ave) STUDENTS 2.868 805.500 1600 Agua Mansa Road KSF Valley Orange Ent. (1600 W. Valley Blvd) VFP 1,348 785 M Street 20.600 KSF DU 644-660 Laurel Lane 602 Agua Mansa Road 19.919 KSF Roquet Ranch Single-Family Detached Housing DH 7.216 DU 1,418 Condominium Senior Adult Housing-Attached DU VFP Shopping Center 6.500 1.500 Coffee/Donut Shop w/ D.T. KSF 1,228 4.000 KSF Fast-Food Restaurant w/ D.T 1.984 County Park ACRES Ω Ω Ω Ω City of Riverside P15-0812 DH P14-1033 308.000 KSF 1,096 City of Jurupa Valley Rio Vista Specific Plan 243 Single-Family Detached Housing DU 5,541 Condominium DU 1,685 Apartment DU 2.301 City Park 22.2 ACRES Elementary School (1) STUDENTS Rubidoux Commercial Development 315.499 KSF 2,199 Wheatley Industrial Mfg. Bldg. 31.500 KSF Emerald Ridge North DU 1.790 County o n Bernardino High Cube 334.000 KSF KSF High Cube 476.000 General Warehouse 30.000 KSF Hiah Cube KSF 677.000 Single Family Residential DU 1.895 General Warehouse 395.000 KSF 1,406 Truck Terminal 450.000 KSF 8.231 County of Riverside CUP03718 19.988 KSF PP24798 5.361 KSF Shopping Center General Office Building 3.405 KSF Total Project Trips 3,583 3,265 6,848 84,337

Notes

¹ Trip generation estimates provided by City staff.

DU = Dwelling Units, KSF = 1,000 square feet, VFP = Vehicle Fueling Positions

 $NEC = Northeast\ Corner,\ SEC = Southeast\ Corner,\ NWC = Northwest\ Corner,\ SWC = Southwest\ Corner,\ SWC = Southwest\$

APPENDIX **A**TRIP GENERATION SURVEY WORKSHEETS

Directional Dwy In & Out

Location: S Riverside Ave & 2765 S Riverside Ave/Central Transport Dwy

City: Bloomington

Date: 6/28/2022 Day: Tuesday

		FHW	'A 1-3			FHV	VA 5			FHV	VA 6			FHV	VA 8			FHV	VA 9	
TIME	Dw	y In	Dwy	Out	Dw	y In	Dwy	Out	Dw	y In	Dwy	/ Out	Dw	y In	Dwy	Out	Dw	y In	Dwy	Out
	NR	SL	WL	WR	NR	SL	WL	WR	NR	SL	WL	WR	NR	SL	WL	WR	NR	SL	WL	WR
6:00 AM	4	9	1	0	0	0	0	0	0	1	0	0	0	1	0	0	0	0	0	0
6:15 AM	2	2	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0
6:30 AM 6:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:00 AM	0	0	0	1	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0
7:15 AM	0	0	0	0	0	0	0	0	0	1	0	0	0	1	0	0	0	0	0	0
7:30 AM 7:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0 2	0	0	0	0	0	0
8:00 AM	1	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	1	0	0
8:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:30 AM	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	2	0	0
9:00 AM	1	1	0	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
9:15 AM	0	0	2	2	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0
9:30 AM	0	0	0	2	0	0	0	0	0	0	0	0	0	2	0	0	0	1	0	0
9:45 AM 10:00 AM	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:15 AM	0	0	0	2	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0
10:30 AM	0	0	1	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:45 AM 11:00 AM	0	1 2	0	1	0	0	0	0	0	1 0	0	0	0	0	0	0	0	0	0	0
11:15 AM	0	1	1	6	0	0	0	0	0	0	0	0	0	0	0	0	2	0	0	0
11:30 AM	1	6	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0
11:45 AM	0	4	1	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
12:00 PM 12:15 PM	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
12:30 PM	0	1	1	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
12:45 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00 PM 1:15 PM	0	1 2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:30 PM	2	4	0	0	0	1	0	0	0	0	0	0	0	0	0	0	1	0	0	0
1:45 PM	1	1	1	1	0	0	0	0	0	0	0	0	0	0	Ö	0	0	2	0	0
2:00 PM	1	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	2	1	0	0
2:15 PM 2:30 PM	0	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	0	0
2:45 PM	0	0	0	0	0	1	0	0	0	1	0	0	0	0	0	0	0	1	0	0
3:00 PM	0	0	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:15 PM 3:30 PM	0 1	1 2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	3	0	0
3:45 PM	1	0	1	2	0	2	0	0	0	0	0	0	0	0	0	0	1	1	0	0
4:00 PM	0	0	4	0	0	0	0	0	0	3	0	0	0	0	0	0	0	1	0	0
4:15 PM 4:30 PM	2	0	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:30 PM 4:45 PM	1	0	1	1	0	0	0	0	0	3	0	0	0	0	0	0	1	5	0	0
5:00 PM	1	3	1	3	0	0	0	0	1	3	0	0	0	0	0	0	0	0	0	0
5:15 PM	1	4	3	2	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:30 PM 5:45 PM	0	4	1 2	4	0	0	0	0	0	0	0	0	0	0	0	0	0	2	0	0
6:00 PM	0	2	0	2	0	1	0	0	0	0	0	0	0	0	0	0	0	1	0	0
6:15 PM	0	2	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	3	0	0
6:30 PM 6:45 PM	1	2	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:00 PM	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	4	0	0
7:15 PM	1	2	0	1	0	1	Ō	0	0	2	0	0	0	0	0	0	0	6	0	0
7:30 PM	0	1	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	1	0	0
7:45 PM	0 27	2 72	32	1	0	2	0	0	0	22	0	0	0	0	0	0	0] 51	0	0
Totals	21	12	3∠	60	0	21	0	U	2	22	U	U	0	12	U	0	16	51	0	0

Directional Dwy In & Out

Location: S Riverside Ave & 2765 S Riverside Ave/Central Transport Dwy

City: Bloomington

Date: 6/29/2022 Day: Wednesday

		FHWA 1-3 Dwy In Dwy				FHV	VA 5			FHV	VA 6			FHV	VA 8			FHV	VA 9	
TIME	Dw	y In	Dwy	Out	Dw	y In	Dwy	Out	Dw	y In	Dwy	/ Out	Dw	y In	Dwy	Out	Dw	y In	Dwv	y Out
	NR	SL	WL	WR	NR	SL	WL	WR	NR	SL	WL	WR	NR	SL	WL	WR	NR	SL	WL	WR
6:00 AM	2	4	0	1	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0
6:15 AM	6	3	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0
6:30 AM	1	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:45 AM 7:00 AM	0	0	0	0 4	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:15 AM	0	1	0	1	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:30 AM	0	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:45 AM	0	1	0	1	0	0	0	0	0	1	0	0	0	0	0	0	0	2	0	0
8:00 AM 8:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:30 AM	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0
8:45 AM	0	0	1	1	0	0	0	0	0	1	0	0	0	1	0	0	0	1	0	0
9:00 AM	0	0	0	2	0	1	0	0	0	0	0	0	0	0	0	0	0	2	0	0
9:15 AM 9:30 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
9:45 AM	0	0	0	1	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00 AM	0	1	0	Ö	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0
10:15 AM	1	1	1	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:30 AM 10:45 AM	0	0	3	6	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00 AM	0	1	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:15 AM	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:30 AM	0	5	0	1	0	1	0	0	0	0	0	0	0	0	0	0	0	1	0	0
11:45 AM 12:00 PM	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
12:15 PM	1	0	1	4	0	1	0	0	0	0	0	0	0	0	0	0	i	0	0	0
12:30 PM	1	0	1	2	0	1	0	0	0	0	0	0	0	0	0	0	0	1	0	0
12:45 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0
1:00 PM 1:15 PM	0	2	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:30 PM	2	4	0	1	0	0	0	0	1	0	0	0	0	1	0	0	0	0	0	0
1:45 PM	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00 PM	0	1	1	1	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0
2:15 PM 2:30 PM	0	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:45 PM	0	0	0	0	0	0	0	0	0	1	0	0	0	2	0	0	0	0	0	0
3:00 PM	0	2	0	1	0	0	Ō	0	0	0	0	0	0	0	Ō	0	1	1	0	0
3:15 PM	0	0	0	2	0	0	0	0	0	1	0	0	0	0	0	0	1	0	0	0
3:30 PM 3:45 PM	0	0	1 2	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0
4:00 PM	0	1	1	1	0	0	0	0	0	1	0	0	0	1	0	0	1	1	0	0
4:15 PM	0	0	2	0	0	1	0	0	0	0	0	0	0	0	0	0	0	2	0	0
4:30 PM 4:45 PM	1	0	1	0	0	0	0	0	0	3	0	0	0	0	0	0	2	3	0	0
4:45 PM 5:00 PM	1	4	3	6	0	0	0	0	0	0	0	0	0	0	0	0	3	0	0	0
5:15 PM	2	3	0	2	0	0	0	0	1	1	1	0	0	0	0	0	0	1	0	0
5:30 PM	1	2	1	4	0	0	0	0	1	1	0	0	0	0	0	0	0	1	0	0
5:45 PM	0	3	0	3	0	1	0	0	0	0	0	0	0	0	0	0	0	3	0	0
6:00 PM 6:15 PM	0	5	0	4	0	0	0	0	0	0	0	0	0	0	0	0	0	3	0	0
6:30 PM	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3	0	0
6:45 PM	0	0	3	2	0	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:00 PM	1	2	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	3	0	0
7:15 PM 7:30 PM	0	0	0	0	0	1 2	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:45 PM	0	1	0	0	0	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Totals	26	71	27	68	0	28	0	0	5	17	1	0	0	6	0	0	16	50	0	0

Location: 2765 S Riverside Ave/Central Transport Dwy & Industrial Dr City: Bloomington Date: 6/28/2022 Day: Tuesday

			FHW	A 1-3					FH	WA 5					FH\	NA 6					FH	WA8					FH	WA 9					FHV	VA 11		
TIME		Dwy In			Dwy Ou	ıt		Dwy In			Dwy O	ut		Dwy In		1	Dwy O	ut		Dwy Ir	n	1	Dwy O	ut		Dwy Ir	ı		Dwy O	ut		Dwy In	1	A = I	Dwy Ou	ıt
	NT	EL	WR	SL	ST	SR	NT	EL	WR	SL	ST	SR	NT	EL	WR	SL	ST	SR	NT	EL	WR	SL		SR	NT	EL	WR	SL		SR	NT	EL	WR	SL	ST	SR
6:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0		1	0	0	0	0	0	0
6:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	4	0	0	0	0		1	0	1	0	0	0	1	0	0	0	0	0	0
6:30 AM 6:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	7	0	0	0	0		0	0	1	0	0		1	0	0	0	0	0	0
7:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	0	0	0	0		1	0	0	0	0	0	0	0	0	0	1 0	0	0
7:15 AM	0	0	0	0	0	0	0	1	0	0	0	0	0	0	0	0	Ō	0	0	0	0	0	0	2	0	1	0	1	0	1	0	0	0	0	0	0
7:30 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	0	0	0	0	0	2	0	1	0	0	0	1	0	0	0	0	0	0
7:45 AM 8:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0		1	0	0	0	0	0	0	0	0	0	0	0	0
8:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0		1	0	1	0	0	0	1	0	0	0	0	0	0
8:30 AM	0	Ö	Ö	Ö	0	Ö	ő	0	0	Ö	0	0	ő	0	0	0	0	0	0	Ö	ő	0		Ö	ő	Ö	0	0	0	i	0	0	0	0	ő	0
8:45 AM	0	0	0	0	0	1	0	0	0	0	0	1	0	0	0	0	0	2	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0
9:00 AM 9:15 AM	0	1 0	0	0	0	1 0	0	1 0	0	0	0	1	0	0	0	3	0	4	0	0	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0
9:15 AM 9:30 AM	0	0	0	0	0	0	0	1	0	0	0	++	0	0	0	0	0	0	0	0	0	0		1 0	0	0	0	0	0	++	0	0	0	0	0	0
9:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0		0	0	0	0	0	0	Ó	0	0	0	0	0	0
10:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	Ō	0	0	Ó	0	0	0	0	Ó	2	0	0	0	0	0	0	0	0	0	0	0	0
10:15 AM	0	1	0	0	0	1	0	1	0	0	0	0	0	0	0	1	0	0	0	0	0	0		0	0	0	0	0	0	1	0	0	0	0	0	0
10:30 AM 10:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0		1	0	0	0	0	0	0	0	0	0	0	0	0
11:00 AM	0	1	0	0	0	0	Ö	Ó	0	0	0	Ó	0	0	0	0	0	1	0	0	0	0		1	0	0	0	0	0	1	0	0	0	0	0	0
11:15 AM	0	Ö	0	0	0	1	0	1	0	0	0	0	0	0	0	0	Ō	Ó	0	0	0	0	0	Ó	0	0	1	0	0	1	0	0	0	0	0	0
11:30 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0		0	0	0	0	0	0	0	0	0	0	0	0	0
11:45 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0		0	0	0	0	0	0	0	0	0	0	0	0	0
12:00 PM 12:15 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0		0	0	0	1	0		0	0	0	0	0	0	0
12:30 PM	0	ĭ	Ö	Ö	0	Ö	ő	0	0	Ö	0	0	ő	0	0	0	0	0	0	ő	ő	0		2	ő	Ö	Ö	0	0	1	0	0	0	0	ő	0
12:45 PM	0	0	0	0	0	0	0	3	0	0	0	0	0	0	0	0	0	0	0	0	0	0		0	0	0	0	0	0	0	0	0	0	0	0	0
1:00 PM	0	0	0	0	0	1	0	1	0	0	0	1	0	0	0	0	0	0	0	0	0	0		1	0	0	0	0	0	0	0	0	0	0	0	0
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3:00 PM	0	0	0	0	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0		0	0	0	1	3	0	1	0	0	0	0	0	0
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4:45 PM	0	0	0	0	0	0	0	1	0	0	0	0	0	1	0	0	0	2	0	0	0	0		1	0	1	0	0	0	0	0	0	0	0	0	0
5:00 PM 5:15 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	2	0	0	0	0		0	0	1	0	0	0	0	0	0	0	0	0	0
5:30 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0		0	0	1	1	1 1	0	2	0	0	0	0	0	0
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6:00 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	0	0	0		0	0	2	1	0		2	0	0	0	0	0	0
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Location: 2765 S Riverside Ave/Central Transport Dwy & Industrial Dr City: Bloomington Date: 6/29/2022 Day: Wednesday

			FHW	/A 1-3					FH	IWA 5					FH\	WA 6					FH'	WA8					FH\	WA 9					FHWA 10)	
TIME		Dwy Ir			Dwy Ou	ıt		Dwy I			wy Out	ıt		Dwy In			Dwy O	ut		Dwy In			Dwy Ou	t		Dwy In		Ĭ	Dwy 0	int		Dwy In		Dwy	Out
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4:15 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	1	0	1	0	0	0	0	0	0	0	0	0	1	0	0	0 0	, (0 0
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6:15 PM	0	0	0	0	0	0	0	1	0	0	0	0	0	1	0	0	0	3	0	0	0	0	0	0	0	0	0	0	0	2	0	0	0 0		0
6:30 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	2	0	0	0 (0
6:45 PM 7:00 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6	0	0	0	0	0	+	0	0	0	1	0	2	0	0	0 (, - 0	0 0
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7:45 PM Totals	0	1	0	0	0	0	0	18	2	0	0	υ ο	0	1 0	0	0	0	56	0	0	0	0	0	3 44	0	5	1	7	0	0 46	0	0	0 (0 2
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TABLE 1 SUMMARY OF CENTRAL TRANSPORT SURVEYS TUESDAY JUNE 28, 2022

Time	Driveway											
	S Riverside Ave & 2765 S Riverside Ave Dwy		2765 S Riverside Ave & Industrial Dr Dwy		Combined		Hourly Sum					
	In	Out	In	Out	In	Out	In	Out	Total			
AM Peak												
7:00 to 7:15	1	1	0	3	1	4	-	-	-			
7:15 to 7:30	2	0	2	4	4	4	-	-	=			
7:30 to 7:45	4	0	1	5	5	5	-	-	=			
7:45 to 8:00	3	1	2	4	5	5	15	18	33			
8:00 to 8:15	3	0	0	4	3	4	17	18	35 *			
8:15 to 8:30	0	0	2	2	2	2	15	16	31			
8:30 to 8:45	2	1	0	1	2	2	12	13	25			
8:45 to 9:00	5	0	0	5	5	5	12	13	25			
	PM Peak											
4:00 to 4:15	4	4	3	4	7	8	-	-	-			
4:15 to 4:30	3	3	0	4	3	7	-	-	-			
4:30 to 4:45	6	2	1	2	7	4	•	-	-			
4:45 to 5:00	11	2	3	3	14	5	31	24	55			
5:00 to 5:15	8	4	1	3	9	7	33	23	56			
5:15 to 5:30	6	5	2	4	8	9	38	25	63			
5:30 to 5:45	8	5	2	4	10	9	41	30	71 *			
5:45 to 6:00	3	3	3	6	6	9	33	34	67			
Total	69	31	22	58	91	89						

^{* =} Peak hour volumes, based on the highest 4 consecutive 15-minute periods.

TABLE 2 SUMMARY OF CENTRAL TRANSPORT SURVEYS WEDNESDAY JUNE 29, 2022

Time	Driveway											
	S Riverside Ave & 2765 S Riverside Ave Dwy		2765 S Riverside Ave & Industrial Dr Dwy		Combined		Hourly Sum					
	In	Out	In	Out	In	Out	In	Out	Total			
AM Peak												
7:00 to 7:15	3	4	0	3	3	7	-	-	-			
7:15 to 7:30	2	1	0	3	2	4	-	-	-			
7:30 to 7:45	3	0	0	1	3	1	-	-	-			
7:45 to 8:00	4	1	0	3	4	4	12	16	28 *			
8:00 to 8:15	2	0	0	3	2	3	11	12	23			
8:15 to 8:30	1	0	0	1	1	1	10	9	19			
8:30 to 8:45	1	1	0	4	1	5	8	13	21			
8:45 to 9:00	3	2	0	5	3	7	7	16	23			
	PM Peak											
4:00 to 4:15	5	2	0	8	5	10	-	-	-			
4:15 to 4:30	3	2	2	2	5	4	-	-	-			
4:30 to 4:45	6	1	1	3	7	4	-	-	-			
4:45 to 5:00	8	1	1	1	9	2	26	20	46			
5:00 to 5:15	8	9	1	2	9	11	30	21	51			
5:15 to 5:30	8	3	2	2	10	5	35	22	57			
5:30 to 5:45	6	5	0	2	6	7	34	25	59			
5:45 to 6:00	7	3	2	4	9	7	34	30	64 *			
Total	70	35	9	47	79	82						

^{* =} Peak hour volumes, based on the highest 4 consecutive 15-minute periods.