

SWC Echelon Point Drive & Durango Drive

Proposed 5.416 thousands square foot car wash.

Traffic produced by proposed development:

Proposed Use	DESCRIPTION	#UNIT	RATE/ UNIT	TOTAL
Average Daily Traffic (ADT)	AUTOMATED CAR WASH [1000 SF]	5.416	0.00	961
AM Peak Hour			0.00	0
PM Peak Hour			14.20	77

(heaviest 60 minutes)

Existing traffic on all nearby streets:

Echelon Point Drive

Average Daily Traffic (ADT)	692
PM Peak Hour	55

(heaviest 60 minutes)

Deer Springs Way

Average Daily Traffic (ADT)	10,455
PM Peak Hour	836

(heaviest 60 minutes)

Durango Drive

Average Daily Traffic (ADT)	32,819
PM Peak Hour	275

(heaviest 60 minutes)

Traffic Capacity of adjacent streets:

	Adjacent street ADT Capacity
Echelon Point Drive	16,380
Deer Springs Way	25,935
Durango Drive	53,445

This project will add approximately 961 trips per day on Echelon Point Dr., Deer Springs Wy. and Durango Dr. Currently, Echelon Point is at about 4 percent of capacity, Deer Springs is at about 40 percent of capacity and Durango is at about 61 percent of capacity. With this project, Echelon Point is expected to be at about 10 percent of capacity, Deer Springs to be at about 44 percent of capacity and Durango to be at about 63 percent of capacity.

Based on Peak Hour use, this development will add into the area roughly 77 additional peak hour trips, or about five every four minutes.

Note that this report assumes all traffic from this development uses all named streets.