



Memorandum

RECEIVED

MAY 09 2023

RZ-23-0002

PLANNING & ZONING

To: Billy G. Morgan Jr.
From: Abdul Amer, PE
Date: May 9th, 2023
Subject: Trip Generation Memorandum for the Parsons Retreat Development on Paul's Walk, City of Johns Creek, Georgia | A&R 23-079

The purpose of this memorandum is to estimate the trip generation that will result from the existing 10 single-family home Parsons Retreat subdivision on Paul's Walk in the City of Johns Creek, Georgia based on Institute of Transportation Engineer's Trip Generation Manual. The location of the development is shown below in green.



METHODOLOGY

Trip generation estimates for the project were based on the rates and equations published in the 11th edition of the Institute of Transportation Engineers (ITE) Trip Generation Manual. This reference contains traffic volume count data collected at similar facilities nationwide. The trip generation referenced is based on the following ITE Land Uses: 210 – *Single-Family Detached Housing*,

Land Use: 210 – Single-Family Detached Housing: A single-family detached housing site includes any single-family detached home on an individual lot. A typical site surveyed is a suburban subdivision.

TRIP GENERATION

The results of the analysis for the development are shown in Table 1, below.

TABLE 1 – TRIP GENERATION FOR PROPOSED DEVELOPMENT								
Land Use	Size	AM Peak Hour			PM Peak Hour			24 Hour
		Enter	Exit	Total	Enter	Exit	Total	Total
ITE 210 - Single-Family Detached Housing	10 units	2	7	9	7	4	11	121
Total Trips		9	2	11	7	4	11	121

Based on trip generation rates published in the Institute of Transportation Engineer’s Trip Generation Manual, 11th edition, the Parsons Retreat residential development generates 11 two-way trips in the AM peak hour, 11 two-way trips in the PM peak hour, and 121 two-way trips in a 24-hour duration.