



NEWKIRK ENGINEERING, INC.

CIVIL ENGINEERING - TRANSPORTATION - CEI - LANDSCAPE ARCHITECTURE

1230 N US HWY 1, SUITE 3, ORMOND BEACH, FLORIDA 32174 386-872-7794

May 15, 2024

Ryan Solstice, Development Services Director

City of Edgewater

104 North Riverside Drive

Edgewater, FL 32132

**Re: Edgewater Multifamily
Traffic Demand Analysis**

Dear Mr. Solstice:

Current FLU Traffic Demand								
Future Land Use	Area (ac)	Zoning Categories	Building Coverage (%)	Current Units (sf)	Type of Use ITE	Daily Trips	AM Peak Hour Trips	PM Peak Hour Trip
Commercial	13.68	B-3	30%	178,770	ITE 820 Shopping Center	9,905	217	939

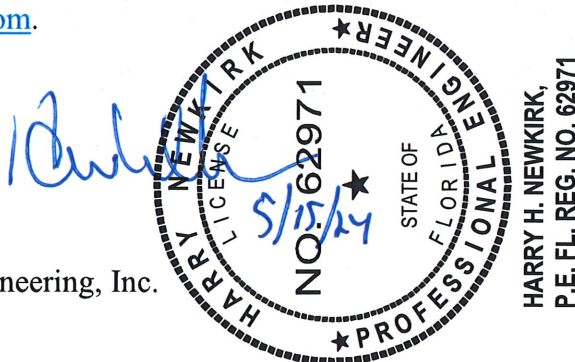
Proposed FLU Traffic Demand								
Future Land Use	Area (ac)	Zoning Categories	Current Density (units/acre)	Current Units	Type of Use	Daily Trips	AM Peak Hour Trips	PM Peak Hour Trip
High Density Residential	13.68	RPUD	21.5	294	ITE 220 Apartments	1,955	150	182

Difference	7,950	67	757
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If you have any questions or need additional information, please feel free to call or email me at Harry@Newkirk-Engineering.com.

Sincerely,

Harry Newkirk, PE No. 62971
President/CEO of Newkirk Engineering, Inc.



Description/ITE Code		Units	ITE Vehicle Trip Generation Rates (peak hours are for peak hour of adjacent street traffic unless highlighted)										Expected Units	Total Generated Trips				Total Distribution of Generated Trips			
Weekday		AM	PM	Pass-By	AM In	AM Out	PM In	PM Out				Daily	AM Hour	PM Hour	AM In	AM Out	Pass-By	PM In	PM Out	Pass-By	
Lodge/Fraternal Organization591	Employees	46.90	2.10	4.05		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Hospital 610	KSF²	16.50	1.12	1.14		59%	41%	42%	58%			0	0	0	0	0	0	0	0	0	
Hospital 610	Beds	11.81	1.14	1.31		71%	29%	36%	64%			0	0	0	0	0	0	0	0	0	
Hospital 610	Employees	5.20	0.33	0.33		72%	28%	31%	69%			0	0	0	0	0	0	0	0	0	
Nursing Home 620	Beds	2.37	0.17	0.22		NA	NA	33%	67%			0	0	0	NA	NA	0	0	0	0	
Nursing Home 620	Employees	6.55	0.19	0.80		69%	31%	NA	NA			0	0	0	0	0	0	NA	NA	0	
Nursing Home 620	KSF²	7.58	0.55	0.74		71%	29%	52%	48%			0	0	0	0	0	0	0	0	0	
Clinic 630	KSF²	31.45	NA	5.18		NA	NA	NA	NA			0	NA	0	NA	NA	0	0	NA	0	
Clinic 630	Employees	7.75	0.90	1.28		50%	50%	41%	59%			0	0	0	0	0	0	0	0	0	
Animal/Veterinary Hospital/Clinic 640	KSF²	NA	4.08	4.72		72%	28%	39%	61%			0	0	0	0	0	0	0	0	0	
General Office 710 (Equation)	KSF²	Equations					88%	12%	17%	83%		0	0	0	0	0	0	0	0	0	
General Office 710	KSF²	11.01	1.55	1.49		88%	12%	17%	83%			0	0	0	0	0	0	0	0	0	
Corporate Headquarters 714	KSF²	7.98	1.49	1.40		93%	7%	10%	90%			0	0	0	0	0	0	0	0	0	
Corporate Headquarters 714	Employees	2.33	0.45	0.38		93%	7%	11%	89%			0	0	0	0	0	0	0	0	0	
Single Tenant Office Bldg 715	KSF²	11.57	1.80	1.73		89%	11%	15%	85%			0	0	0	0	0	0	0	0	0	
Single Tenant Office Bldg 715	Employees	3.62	0.53	0.50		89%	11%	15%	85%			0	0	0	0	0	0	0	0	0	
Medical Dental Office 720	KSF²	36.13	2.30	3.46		79%	21%	27%	73%			0	0	0	0	0	0	0	0	0	
Medical Dental Office 720	Employees	8.91	0.53	1.06		79%	21%	34%	66%			0	0	0	0	0	0	0	0	0	
Government Office Building 730	KSF²	68.93	5.88	1.21		84%	16%	31%	69%			0	0	0	0	0	0	0	0	0	
Government Office Building 730	Employees	11.95	1.02	1.91		84%	16%	74%	26%			0	0	0	0	0	0	0	0	0	
State Motor Vehicles Dept. 731	KSF²	166.02	9.84	17.09		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
State Motor Vehicles Dept. 731	Employees	44.54	2.64	4.58		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
US Post Office 732	KSF²	108.19	8.21	11.12		52%	48%	51%	49%			0	0	0	0	0	0	0	0	0	
US Post Office 732	Employees	28.32	2.01	2.84		52%	48%	51%	49%			0	0	0	0	0	0	0	0	0	
Gov. Office Complex 733	KSF²	27.92	2.21	2.65		89%	11%	31%	69%			0	0	0	0	0	0	0	0	0	
Gov. Office Complex 733	Employees	7.75	0.81	0.79		89%	11%	31%	69%			0	0	0	0	0	0	0	0	0	
Office Park 750	KSF²	11.42	1.71	1.48		89%	11%	14%	86%			0	0	0	0	0	0	0	0	0	
Office Park 750	Employees	3.50	0.43	0.39		92%	8%	15%	85%			0	0	0	0	0	0	0	0	0	
Office Park 750	Acres	195.11	25.65	28.28		92%	8%	15%	85%			0	0	0	0	0	0	0	0	0	
R&D Center 760	KSF²	8.11	1.22	1.07		83%	17%	15%	85%			0	0	0	0	0	0	0	0	0	
R&D Center 760	Employees	2.77	0.43	0.41		86%	14%	10%	90%			0	0	0	0	0	0	0	0	0	
R&D Center 760	Acres	79.61	15.77	15.44		84%	16%	12%	88%			0	0	0	0	0	0	0	0	0	
Business Park 770	KSF²	12.76	1.43	1.29		84%	16%	23%	77%			0	0	0	0	0	0	0	0	0	
Business Park 770	Employees	4.04	0.45	0.39		85%	15%	22%	78%			0	0	0	0	0	0	0	0	0	
Business Park 770	Acres	149.79	18.86	16.84		85%	15%	20%	80%			0	0	0	0	0	0	0	0	0	
Building Materials/Lumber 812	KSF²	45.16	2.60	4.49		67%	33%	47%	53%			0	0	0	0	0	0	0	0	0	
Building Materials/Lumber 812	Employees	32.12	2.42	2.77		62%	38%	51%	49%			0	0	0	0	0	0	0	0	0	
Free Standing Discount Superstore 814	KSF²	53.13	1.67	4.61		56%	44%	49%	51%			0	0	0	0	0	0	0	0	0	
Specialty Retail Center 814	KSF²	44.32	6.84	2.71		48%	52%	44%	56%			0	0	0	0	0	0	0	0	0	
Specialty Retail Center 814	Employees	22.36	NA	NA		NA	NA	NA	NA			0	NA	NA	NA	NA	0	NA	NA	0	
Free-Standing Discount Store 815	KSF²	57.24	1.06	5.00		17%	68%	32%	50%			0	0	0	0	0	0	0	0	0	
Free-Standing Discount Store 815	Employees	28.84	0.51	3.48		17%	66%	34%	50%			0	0	0	0	0	0	0	0	0	
Hardware/Paint Store 816	KSF²	51.29	1.08	4.84	26%	NA	NA	47%	53%			0	0	0	NA	NA	0	0	0	0	
Hardware/Paint Store 816	Acres	53.21	1.13	5.05	26%	NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Hardware/Paint Store 816	Employees	545.77	11.54	51.79	26%	NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Nursery (Garden Center) 817	KSF²	36.08	1.31	3.80		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Nursery (Garden Center) 817	Employees	22.13	0.69	1.99		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Nursery (Garden Center) 817	Acres	96.21	2.59	7.52		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Nursery (Wholesale) 818	KSF²	39.00	2.40	5.17		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Nursery (Wholesale) 818	Employees	23.40	0.34	0.47		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Nursery (Wholesale) 818	Acres	19.50	0.26	0.45		NA	NA	NA	NA			0	0	0	NA	NA	0	NA	NA	0	
Shopping Center 820 (Equation)	KSF²	Equations					34%	61%	39%	49%	51%	178.7	9,905	217	939	87	56	74	304	316	
Shopping Center 820 Rate	KSF²	42.94	1.00	3.73		34%	61%	39%	49%	51%		0	0	0	0	0	0	0	0	0	
Factory Outlet Center 823	KSF²	26.59	0.67	2.29		73%		27%	47%	53%		0	0	0	0	0	0	0	0	0	

Description/ITE Code	Units	ITE Vehicle Trip Generation Rates (peak hours are for peak hour of adjacent street traffic unless highlighted)										Expected Units	Total Generated Trips				Total Distribution of Generated Trips					
		Weekday		AM	PM	Pass-By	AM In	AM Out	PM In	PM Out	Daily		AM Hour	PM Hour	AM In	AM Out	Pass-By	PM In	PM Out	Pass-By		
		496.12	49.35	33.48	50%	51%	49%	52%	48%	0	0		0	0	0	0	0	0	0	0		
Fast Food with Drive Thru 934	KSF ²	19.52	1.32	0.94	50%	53%	47%	53%	47%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Fast Food Drive Thru Only 935	KSF ²	NA	NA	153.85	89%	NA	NA	NA	54%	46%	0 <td>NA</td> <td>0</td> <td>NA</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	NA	0	NA	0	0	0	0				
Coffee/Donut Shop w/o Drive Thru 936	KSF ²	NA	117.23	40.75	51%	49%	50%	50%	50%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Coffee/Donut Shop w/ Drive Thru 937	KSF ²	818.58	110.75	42.93	51%	49%	50%	50%	50%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Coffee/Donut Drive Thru Only 938	KSF ²	1800.00	303.33	75.00	89%	NA	NA	NA	54%	46%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0				
Bread/Bagel Shop w/o Drive Thru 939	KSF ²	NA	70.22	28.00	50%	53%	50%	50%	50%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Bread/Bagel Shop w/ Drive Thru 940	KSF ²	NA	36.92	19.56	50%	50%	50%	50%	50%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Quick Lube Vehicle Shop 941	Service Bays	40.00	3.00	5.19	67%	33%	55%	45%	NA	NA	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0				
Automobile Care Center 942	Service Bays	12.48	1.52	2.17	68%	32%	NA	NA	NA	NA	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>NA</td> <td>NA</td>	0	0	0	0	0	NA	NA				
Automobile Care Center 942	KSF ²	15.86	2.94	3.38	65%	35%	50%	50%	50%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Automobile Parts & Service Center 943	KSF ²	NA	NA	4.46	NA	NA	42%	58%	NA	NA	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0				
Gasoline/Service Station 944	Fuel Position	168.56	12.16	13.87	42%	51%	49%	50%	50%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Serv.Station w/ Conven.Mkt 945	Fuel Position	162.78	10.16	13.38	56%	50%	50%	50%	50%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Serv.Stat.w/Conv.Mkt.&Carwash 946	Fuel Position	152.84	11.93	13.94	51%	49%	51%	49%	49%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Self-Service Carwash 947	Stalls	108.00	8.00	5.54	50%	50%	51%	49%	49%	0 <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	0	0	0	0	0	0	0	0				
Automated Car Wash 948	KSF ²	NA	NA	14.12	NA	NA	NA	51%	49%	0 <td>NA</td> <td>0</td> <td>NA</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td>	NA	0	NA	0	0	0	0	0				
9,905											217	939	87	56	74	304	316	319				

RED Rates = CAUTION - Use Carefully - Small Sample Size
Green Rates = Peak Hour of Generator - (no peak rate for the rush hour of adjacent street traffic)
Blue Rates = Saturday Daily total - (no weekday daily rate)

*Pass-By % are Rates from Weekday PM Peak Period
*The Total Pass-By Trips will be Distributed: 50% IN / 50 % OUT

NA = Not Available KSF² = Units of 1,000 square feet
DU = Dwelling Unit Fuel Position = the number of vehicles that could be fueled simultaneously
Occ.Room = Occupied Room

Description/ITE Code	Units	ITE Vehicle Trip Generation Rates (peak hours are for peak hour of adjacent street traffic unless highlighted)										Expected Units	Total Generated Trips				Total Distribution of Generated Trips																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																			
		Weekday		AM		PM		Pass-By		AM In			AM Out		PM In		PM Out		Pass-By																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																	
Waterport/Marine Terminal 010	Acre	11.93	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA

Description/ITE Code	Units	ITE Vehicle Trip Generation Rates (peak hours are for peak hour of adjacent street traffic unless highlighted)												Expected Units	Total Generated Trips				Total Distribution of Generated Trips							
		Weekday		AM	PM	Pass-By	AM In	AM Out	PM In	PM Out	Daily	AM Hour	PM Hour		AM In	AM Out	Pass-By	PM In	PM Out	Pass-By						
		496.12	49.35	33.48	50%	51%	49%	52%	48%																	
Fast Food with Drive Thru 934	KSF ²	496.12	49.35	33.48	50%	51%	49%	52%	48%	0	0	0	0	0	0	0	0	0	0							
Fast Food with Drive Thru 934	Seats	19.52	1.32	0.94	50%	53%	47%	53%	47%	0	0	0	0	0	0	0	0	0	0							
Fast Food Drive Thru Only 935	KSF ²	NA	NA	153.85	89%	NA	NA	54%	46%	0	NA	0	NA	0	NA	0	0	0	0							
Coffee/Donut Shop w/o Drive Thru 937	KSF ²	NA	117.23	40.75		51%	49%	50%	50%	0	0	0	0	0	0	0	0	0	0							
Coffee/Donut Shop w/ Drive Thru 937	KSF ²	818.58	110.75	42.93		51%	49%	50%	50%	0	0	0	0	0	0	0	0	0	0							
Coffee/Donut Drive Thru Only 938	KSF ²	1800.00	303.33	75.00	89%	50%	50%	50%	50%	0	0	0	0	0	0	0	0	0	0							
Bread/Bagel Shop w/o Drive Thru 939	KSF ²	NA	70.22	28.00		47%	53%	50%	50%	0	0	0	0	0	0	0	0	0	0							
Bread/Bagel Shop w/ Drive Thru 940	KSF ²	NA	36.92	19.56		50%	50%	50%	50%	0	0	0	0	0	0	0	0	0	0							
Quick Lube Vehicle Shop 941	Service Bays	40.00	3.00	5.19		67%	33%	55%	45%	0	0	0	0	0	0	0	0	0	0							
Automobile Care Center 942	Service Bays	12.48	1.52	2.17		68%	32%	NA	NA	0	0	0	0	0	0	0	0	0	0							
Automobile Care Center 942	KSF ²	15.86	2.94	3.38		65%	35%	50%	50%	0	0	0	0	0	0	0	NA	NA	0							
Automobile Parts & Service Center 944	KSF ²	NA	NA	4.46		NA	NA	42%	58%				0	0	0	0	0	0	0							
Gasoline/Service Station 944	Fuel Position	168.56	12.16	13.87	42%	51%	49%	50%	50%		0	0	0	0	0	0	0	0	0							
Serv. Station w/ Conven.Mkt 945	Fuel Position	162.78	10.16	13.38	56%	50%	50%	50%	50%		0	0	0	0	0	0	0	0	0							
Serv.Stat.w/Conv.Mkt.&Carwash 946	Fuel Position	152.84	11.93	13.94		51%	49%	51%	49%	0	0	0	0	0	0	0	0	0	0							
Self-Service Carwash 947	Stalls	108.00	8.00	5.54		50%	50%	51%	49%	0	0	0	0	0	0	0	0	0	0							
Automated Car Wash 948	KSF ²	NA	NA	14.12		NA	NA	51%	49%	0	NA	0	NA	0	NA	0	0	0	0							
										1,955	150	182	30	120	0	118	64	0	0							

RED Rates = CAUTION - Use Carefully. Small Sample Size.

RED Rates = CAUTION - Use Carefully - Small Sample Size
Green Rates = Peak Hour of Generator - (no peak rate for the rush hour of adjacent street traffic)
Blue Rates = Saturday Daily total - (no weekday daily rate)

*Pass-By % are Rates from Weekday PM Peak Period
 *The Total Pass-By Trips will be Distributed: 50% IN / 50 % OUT

NA = Not Available KSF² = Units of 1,000 square feet
 DU = Dwelling Unit Fuel Position = the number of vehicles that could be fueled simultaneously
 Occ.Room = Occupied Room