

Planning Commission Staff Report

June 27, 2019

Item 3

Applicant: Northridge
Events Center

Location: 875 E 1600 N

Prepared by: Sean Conroy,
Community Development
Director

Public Hearing: N

Zone: A-2 Zone

Attachments:

1. Standard findings.
2. Application
information.
3. Traffic Study.

REQUEST

Consideration of a Conditional Use Permit to establish a reception facility located at approximately 875 E 1600 N in the Agricultural-Residential (A-2) zone.

BACKGROUND AND PROJECT DESCRIPTION

The subject property is approximately 17.6 acres in size and is developed with a single-family residence and two accessory buildings. The property fronts on 1600 North on the south side and the Hobble Creek bluff on the north side. On April 17, 2019 the City Council approved a rezone for approximately 10.5 acres of the property from A-2 to RA-2, but left the remaining portion of the parcel as A-2.

The applicants are requesting approval of a conditional use permit for the Northridge Events Center that would be a venue for receptions and other special events. The applicants are proposing to convert the existing barn, located east of the main residence, into the primary structure for the use. The outdoor areas surrounding the barn will also be used. A six-foot tall stone wall is proposed around the perimeter of the reception area as an aesthetic feature as well as to help provide a buffer for adjacent residential uses. On-site parking is proposed near the northeast corner of the parcel.

Staff notes that the applicant also has a subdivision application on this agenda (see item 2). The proposed site plan for the conditional use permit is based on the assumption that the subdivision plat will be approved. If the subdivision plat is not approved, the applicant would need to come back to the Commission with an amended site plan.

EVALUATION

Zoning: The subject property is located in the A-2 zone. Mapleton City Code (MCC) Chapter 18.28.040 identifies “reception facilities” as a conditional use. Utah Code Section 10-9A-507 states the following regarding a municipality’s review of a conditional use permit:

2a (i) *A land use authority shall approve a conditional use if reasonable conditions are proposed, or can be imposed, to mitigate the reasonably anticipated detrimental effects of the proposed use in accordance with applicable standards.*

(ii) *The requirement described in Subsection (2)(a)(i) to reasonably mitigate anticipated detrimental effects of the proposed conditional use does not require elimination of the detrimental effects.*

- (b) *If a land use authority proposes reasonable conditions on a proposed conditional use, the land use authority shall ensure that the conditions are stated on the record and reasonably relate to mitigating the anticipated detrimental effects of the proposed use.*
- (c) *If the reasonably anticipated detrimental effects of a proposed conditional use cannot be substantially mitigated by the proposal or the imposition of reasonable conditions to achieve compliance with applicable standards, the land use authority may deny the conditional use.*
- (3) *A land use authority's decision to approve or deny conditional use is an administrative land use decision.*
- (4) *A legislative body shall classify any use that a land use regulation allows in a zoning district as either a permitted or conditional use under this chapter.*

The Commission's discretion is limited to determining whether the proposed application complies with adopted city standards and whether there are reasonably anticipated detrimental effects that should be mitigated. MCC Chapter 18.28.040 outlines the conditions for operating a reception facility in the A-2 zone. Those conditions are outlined below followed by a brief staff response.

- A. *The facility shall be located on a legal lot of record of five (5) acres in size or larger with at least 300 feet of frontage on an approved public or private road.*

Response: The existing parcel is 17.6 acres in size with approximately 1,168 feet of frontage. It is anticipated that with the proposed subdivision that the reception facility would be located on a 6.5 acre lot with over 750 feet of frontage. The project will comply with this standard.

- B. *The facility shall be accessory to a legally established single-family dwelling on the same parcel.*

Response: The property has a legally established single-family dwelling that was built in approximately 1976. However, the residence has fallen into disrepair and is not habitable. A new Certificate of Occupancy will be required prior to operation of the reception facility.

- C. *No more than eight (8) receptions shall be permitted per calendar month. The Planning Commission may limit the number of receptions to fewer than eight (8) if necessary to limit neighborhood impacts.*

Response: The applicant is requesting approval to have as many as eight receptions per month. The code does allow the Planning Commission to establish a limit of fewer than eight if necessary to limit neighborhood impacts. The most likely neighborhood impacts associated with a reception facility would be traffic and noise, both of which are discussed below.

The applicant has provided the attached traffic study that evaluated existing and projected traffic demand on 1600 North. It is estimated that the traffic capacity of 1600 North is between 12,000 to 13,500 vehicle trips a day. The highest daily traffic count collected was 1,288 trips, well below

capacity. Based on the traffic study, it is not anticipated that the reception facility and the new lots of the proposed subdivision will have any significant traffic impact on 1600 North.

Staff's primary concern with traffic is not along 1600 North, but within the subdivision itself. Future owners should be made aware of the existence of a reception facility and the potential for higher levels of traffic than normally would be anticipated. Staff is recommending a condition of approval for the subdivision application to include a note on the plat regarding the reception facility.

D. Events shall conclude by no later than 10:00 p.m.

Response: This limitation will be a condition of approval.

E. Off street parking shall be provided at a rate of one space per 200 square feet of floor area for the facility. If weddings are not held indoors, the Planning Commission shall determine the amount of parking to be required. A site plan shall be submitted with a proposed parking and circulation plan.

Response: The barn proposed to be used for receptions is approximately 6,000 square feet in size. The required parking is a minimum of 30 spaces. The traffic study suggests that an event with 200 to 250 people could generate between 67 to 84 vehicles. The applicant has indicated that they typically plan on having smaller groups, however, it is important to ensure that adequate off-street parking is available to avoid parking issues for the adjacent residential areas.

The applicant is proposing a primary parking area that will accommodate approximately 58 vehicles, they also are showing an overflow area that will be able to ensure that all event parking can be handled on-site.

F. An enclosed wedding reception facility shall be classified as an Assembly Group (A-2) Occupancy type for the purposes of the International Building Code. All requirements of an A-2 occupancy shall apply.

Response: This limitation will be a condition of approval.

G. A business license shall be required.

Response: The applicant will be required to apply for a business license if the conditional use permit is approved.

H. A building and fire inspection shall be required prior to issuance of a business license.

Response: This requirement will be a condition of approval.

I. Failure to comply with the standards of this section and/or conducting the wedding reception facility in a manner constituting a disturbance of the peace or creating a menace to the public health, safety, morals or welfare may result in a revocation of the conditional use permit by

the Planning Commission. For the purposes of this section, the disturbing the peace ordinance in section 9.12.040.A of this code shall include any disturbances between the hours of 10:00 p.m. to 7:00 a.m.

Response: This limitation will be a condition of approval. Revocation of the permit may be warranted for excessively loud music or any sound which unreasonably disturbs or interferes with peace, comfort or repose of neighboring property owners, for events exceeding the limit of 8 per month, for events that continue beyond 10:00 p.m. or any other violation of the conditions of the permit.

Typically, fencing within the front 30 feet of a property is limited to four feet in height. However, in order to help limit the noise impacts on neighbors, as well as to create an enclosed area for the reception facility, the applicant is proposing a six-foot wall along the south, east and west of the facility area. Staff is supportive of this proposal.

J. The applicant shall agree, at its sole expense, to defend, indemnify, and hold harmless the City, its public officials, officers, employees, and assigns, from any liability; and shall reimburse the City for any expense incurred, resulting from, or in connection with any appeal, claim, suit or other legal proceeding related to the operation of the conditional use.

Response: This requirement will be a condition of approval.

RECOMMENDATION

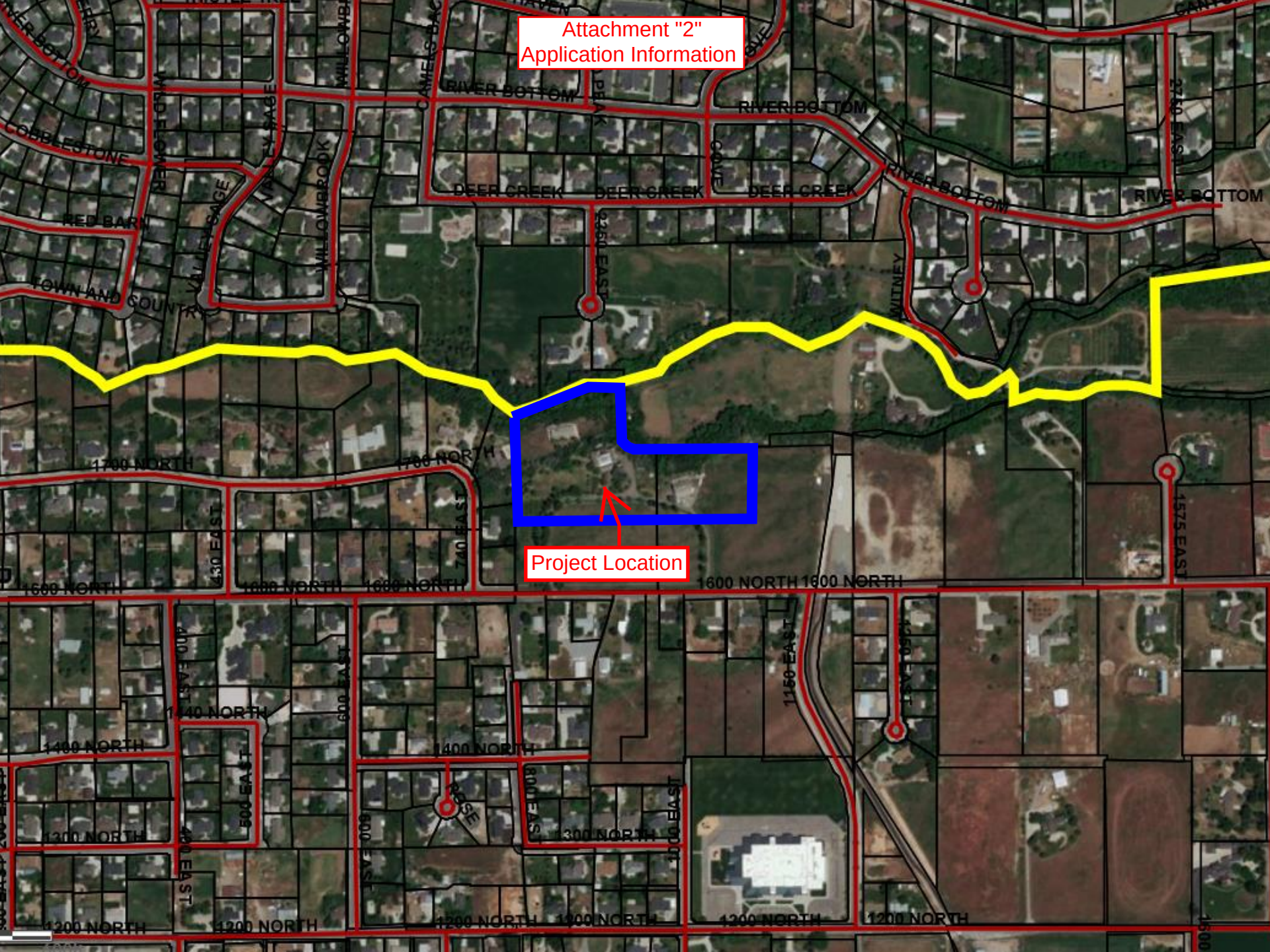
Approve the Conditional Use Permit with the attached special conditions.

SPECIAL CONDITIONS

1. The applicant shall comply with all conditions established in MCC Chapter 18.28.040 related to reception centers.
2. This approval is contingent upon final approval and recording of the Northridge subdivision plat. If the plat is not ultimately approved, the applicant would need to come back to the planning commission with a revised site plan.
3. A Certificate of Occupancy shall be issued for the existing residence prior to business operation.

Standard Conditional Use Permit Findings		
No.	Finding	
1.	The proposed use will not be in conflict with the City's General Plan.	
2.	The proposed use or combination of uses are listed as permitted or conditional uses in the applicable zoning district in which the project is located.	✓
3.	The proposed use will provide adequate ingress and egress to and from the proposed location	✓
4.	Granting the use permit will not set a precedent for the approval of similar uses whose incremental effect will be detrimental to the City, or will be in conflict with the General Plan.	✓
5.	The proposed use will not make excessive demands on the provision of public services, including water supply, sewer capacity, energy supply, communication facilities, police protection, and fire protection.	✓
6.	The proposed use will not be injurious to public health, safety or welfare.	✓
7.	Any special conditions included in the permit are consistent with MCC Chapter 18.28.040.	✓

Attachment "2"
Application Information



Project Location



MAPLETON
— UTAH —

CONDITIONAL USE PERMIT APPLICATION RECEPTION CENTER USE

Applicant Information

Applicant: Northridge Events Center Phone #: _____

Address: 875 East 1600 North City, State, Zip: Mapleton, Utah 84664

Email: _____ Project Parcel#: 26:007:0023 & 26:007:0056

Project Location: 875 East 1600 North, Mapleton, Utah 84664

Existing Use of Property: Existing Use is A-2 Agricultural, but the property is not being used currently for Agricultural Use. This application will allow the property to be used for both A-2 Agricultural and Conditional Use for a Reception Center.

Describe the Proposed Conditional Use: The existing Barn and surrounding area will be used but not limited to host Receptions, Corporate Events, and Family Reunions under the Conditional Use up to 8 Events per month per Mapleton City Code. There will be a grass area that can also be used for outdoor garden receptions in addition to the Barn.

Applicant's Signature: Electronic Signature - Jake Lake Date: April 22, 2019

Submittal Requirements

- Site Plan showing lot lines, location of existing and proposed structures and location of all required parking; and
- Filled out reception use questionnaire (attached).

CUP-02-19

MAPLETON CITY RECEPTION CENTER USE QUESTIONNAIRE

1. What types of receptions are anticipated for the property?

Northridge Events Center will be used but not limited to host receptions for Weddings, Private Parties, Corporate Events, and Family Reunions.

2. How often do you anticipate holding receptions?

We do not plan on having more than the allowed 8 Events per Calendar Month at the Facility.

3. What hours of operation do you anticipate?

Hours are typically 4:00 to 10:00 pm on week nights (with availability for luncheons during the week days) and Saturdays could be earlier depending on the reservation, but we will limit those from 10:00 a.m. to 11:30 p.m. (Friday & Saturday's Only) No events will be held on Sundays. The event may have the need to have their party arrive earlier for setting up during the day of the event and this will be handled as needed. Prior to the client's event, there will need to be coordination of the event where the client will tour the facility and make all final preparations this normally happens months in advance and the week of the event. Luncheons may also be booked at the Facility and those events would take place during the lunch hours, typically a 4-hour block.

4. Will receptions be located within an enclosed building, outdoors or both?

Both. Receptions will be held both in the Barn and the surrounding lawn areas adjacent to the barn.

5. How will parking and traffic be handled (please include a site plan)?

See attached concept plan for how this will be handled. Although the plan shows designated parking, there will not be a "Parking Lot" feel set aside to host the parking, this is shown for reference on how we can accommodate the required parking.

6. **Will amplified music be used? If yes, how will you ensure that the music does not disturb neighboring properties?**

Amplified music will be used within the barn and the noise level will be controlled with Max volume controls, so the music does not disturb surrounding neighbors. When outdoor events are hosted the music will also be controlled with max controls and as part of controlling the noise level there will be added trees to help control noise levels to neighbors.

7. **Have you met with the City's Building Official to review the requirements of an A-2 Occupancy?** No, but we are aware of the A-2 Building requirements. The existing barn will need upgrades in order to meet all the requirements. Plans will be submitted for City Building official to review all code requirements are met and during construction all phases per code requirements will be inspected by Building Official to ensure we meet all requirements.

8. **Have you read and do you understand the City's Disturbing the Peace ordinance (see attached)?** We have read and understand the City's disturbing the Peace Ordinance and will abide by this ordinance.

9. **Provide any additional comments/information that may assist the Planning Commission in understanding your proposal.**

Jake and Jessica Lake have owned and operated Beautiful Day Events (BDE) for over 12 years. Jessica is a seasoned event planner having planed and coordinated wedding events across the state of Utah and Lake Tahoe, Nevada. Jessica has been in the industry and understands what is needed to host a quality private event. Jessica helped Quiet Meadow Farms in their early stages of operation. We understand the requirements of operating a Reception Center in the A-2 zone in Mapleton and what will be required to limit the impact to surrounding neighbors and the City of Mapleton.

9.12.040: DISTURBING THE PEACE:

- A. General Prohibitions: It shall be unlawful for any person to maliciously or wilfully disturb the peace or quiet of another by loud or unusual noise or by tumultuous conduct or by threatening or yelling in a manner likely to incite another to violence.
- B. Specific Violations: It shall be unlawful for any person to cause noise that constitutes a public disturbance after once being requested to stop making the noise. It shall be unlawful for any

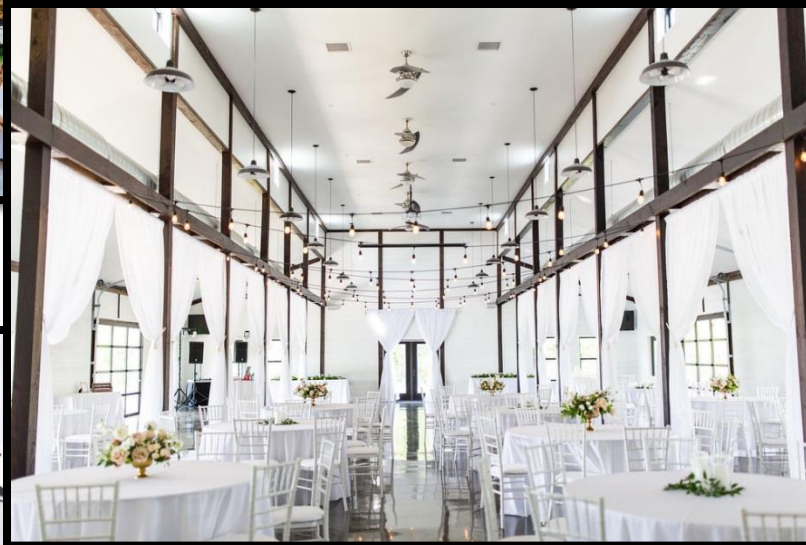
person in possession of real property to allow to originate from the property noise that constitutes a public disturbance after once being requested to stop permitting the noise. For purposes of this section, public disturbance shall be any sound which unreasonably disturbs or interferes with peace, comfort or repose of owners or possessors of real property. Between the hours of ten o'clock (10:00) P.M. and seven o'clock (7:00) A.M., activities which by their nature and by the time of day are deemed to unreasonably disturb or interfere with the peace, comfort or repose of owners or possessors of real property include, but are not limited to, the following sound sources:

1. Loading Operations: Loading, unloading, opening or otherwise handling boxes, crates, containers, garbage containers or other objects.
2. Construction Work: Operating, or causing to be operated, any equipment used in construction, repair, alteration or demolition work on buildings, structures or streets.
3. Commercial Power Equipment: Operating, or permitting to be operated, any power equipment.
4. Garbage Collection: The collection of garbage, waste or refuse.
5. Amplified Sound: The use of amplified music, stereo or sound systems which can be heard beyond the premises where such sound is generated.
6. Sports, Dances And Entertainment: Sports, dances or other entertainment activities in or adjacent to a residential zone between the hours of ten o'clock (10:00) P.M. and seven o'clock (7:00) A.M. Sunday through Thursday and eleven thirty o'clock (11:30) P.M. Friday and Saturday nights through seven o'clock (7:00) A.M. Saturday and Sunday mornings. C. Exemptions:

1. The restrictions set forth in the preceding two (2) subsections do not apply in case of actual emergencies which place persons or property in jeopardy.
2. Applications for a temporary permit for relief from the foregoing restrictions on the basis of undue hardship may be made to the city. The applicant must explain why no other reasonable alternative is available. Any permit granted by the city manager or his or her authorized representative shall contain all conditions upon which the permit has been granted, including, but not limited to, the effective dates, any time restrictions, location, and any other reasonable requirements to minimize adverse affects upon the surrounding neighborhood.
3. The foregoing prohibitions do not apply to snow removal activities.

D. Penalty: Disturbing the peace is a class C misdemeanor if the offense continues after a request by a person to desist. Otherwise it is an infraction. Class C misdemeanors and infractions shall be punishable as set forth in section 76-3-301, Utah Code Annotated II.

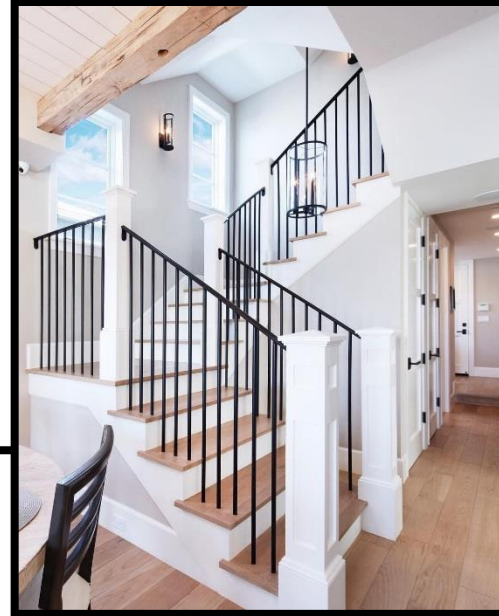
NORTHRIDGE EVENTS CENTER VISION BOARD



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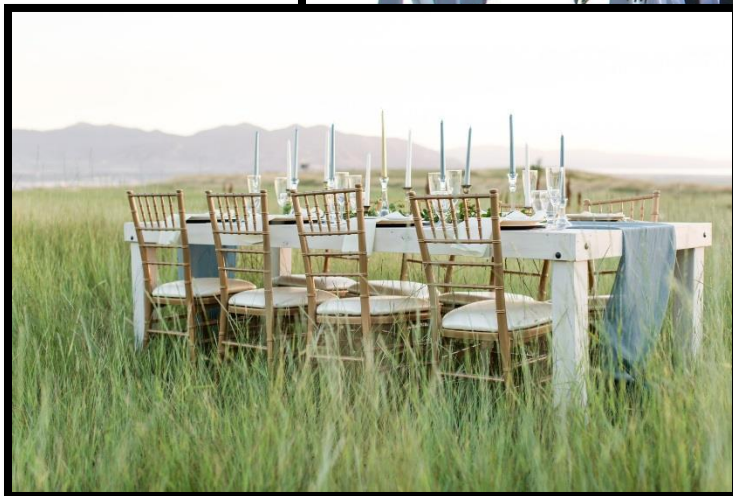
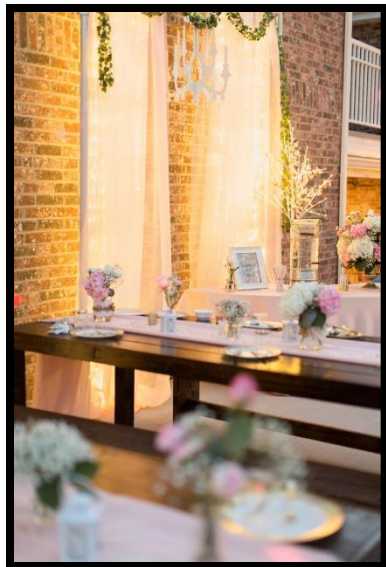
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A NEW CONCEPT PLAN FOR
NORTHRIDGE EVENTS CENTER
MAPLETON

UTAH

DESIGNER

LAKE COMPANIES
MAPLETON, UTAH

GENERAL CONTRACTOR

OWNER
BUILDER

ARCHITECTURAL

- T1 - TITLE SHEET
- S1 - SITE PLAN
- S2 - SITE DETAILS
- A1.1 - ELEVATION
- A1.2 - ELEVATION
- A1.3 - FIRST LEVEL FLOOR PLAN
- A1.4 - FIRST LEVEL FURNITURE PLAN
- A1.5 - FIRST LEVEL FURNITURE PLAN (2)
- A1.6 - SECOND LEVEL FLOOR PLAN & FURNITURE PLAN

NEW CONCEPT DESIGNS FOR
NORTHRIDGE EVENTS

UTAH

TITLE SHEET

MAPLETON

LAKE COMPANIES

RESIDENTIAL DESIGN
MAPLETON, UTAH
1460 S. WITNEY LANE
SPRINGVILLE, UTAH 84663
801-735-5834

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CHECKED
JRL

DATE
APRIL 2019

SCALE
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JOB NO.

SHEET

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DONALD TIBBALS
SN 26:007:0070

NORTHRIDGE EVENTS CENTER SITE PLAN

MAPLETON

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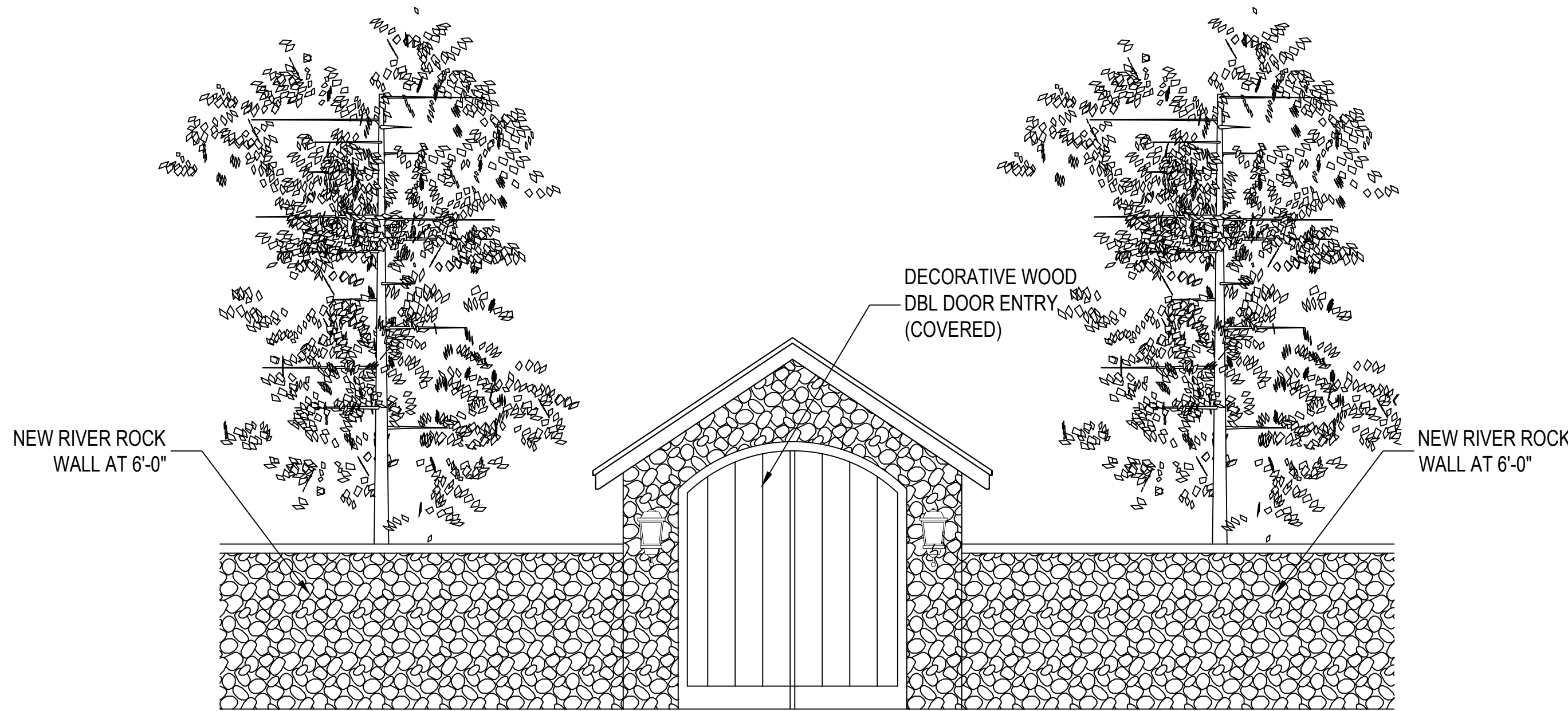
NEW CONCEPT DESIGNS FOR
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MAPLETON UTAH
TITLE SHEET

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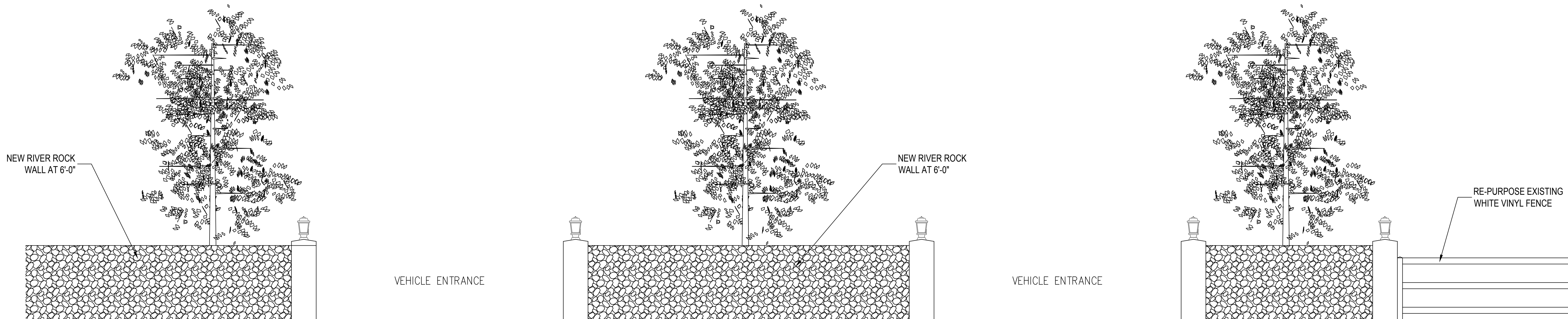
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EAST GARDEN MAIN ENTRANCE

SCALE 1/4" = 1'-0"



NORTHRIDGE EVENTS CENTER PARKING ENTRANCE

SCALE 1/4" = 1'-0"

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NORTHRIDGE EVENTS
MAPLETON UTAH
SITE DETAILS

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WEST ELEVATION

SCALE

1/4" = 1'-0"



EAST ELEVATION

SCALE

1/4" = 1'-0"

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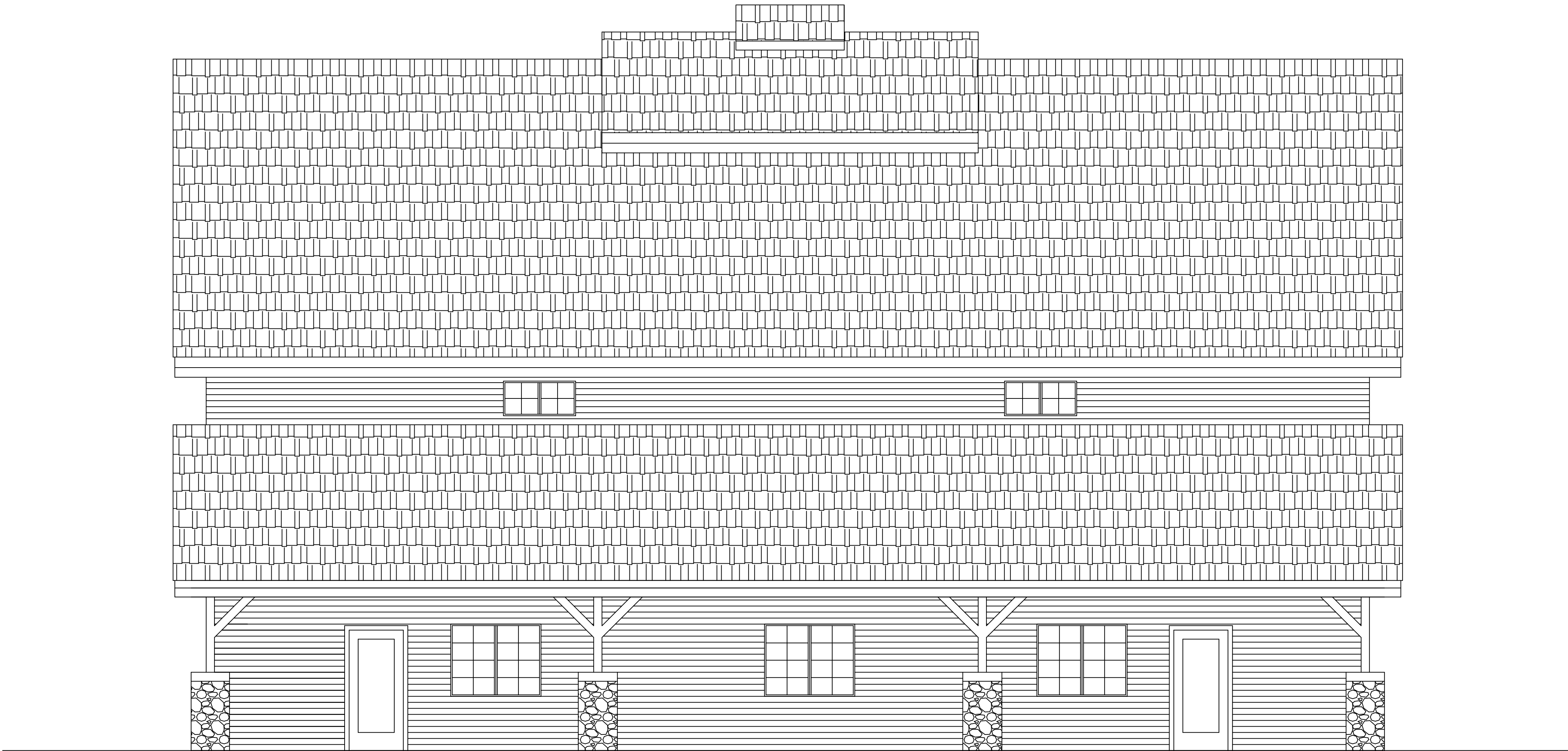
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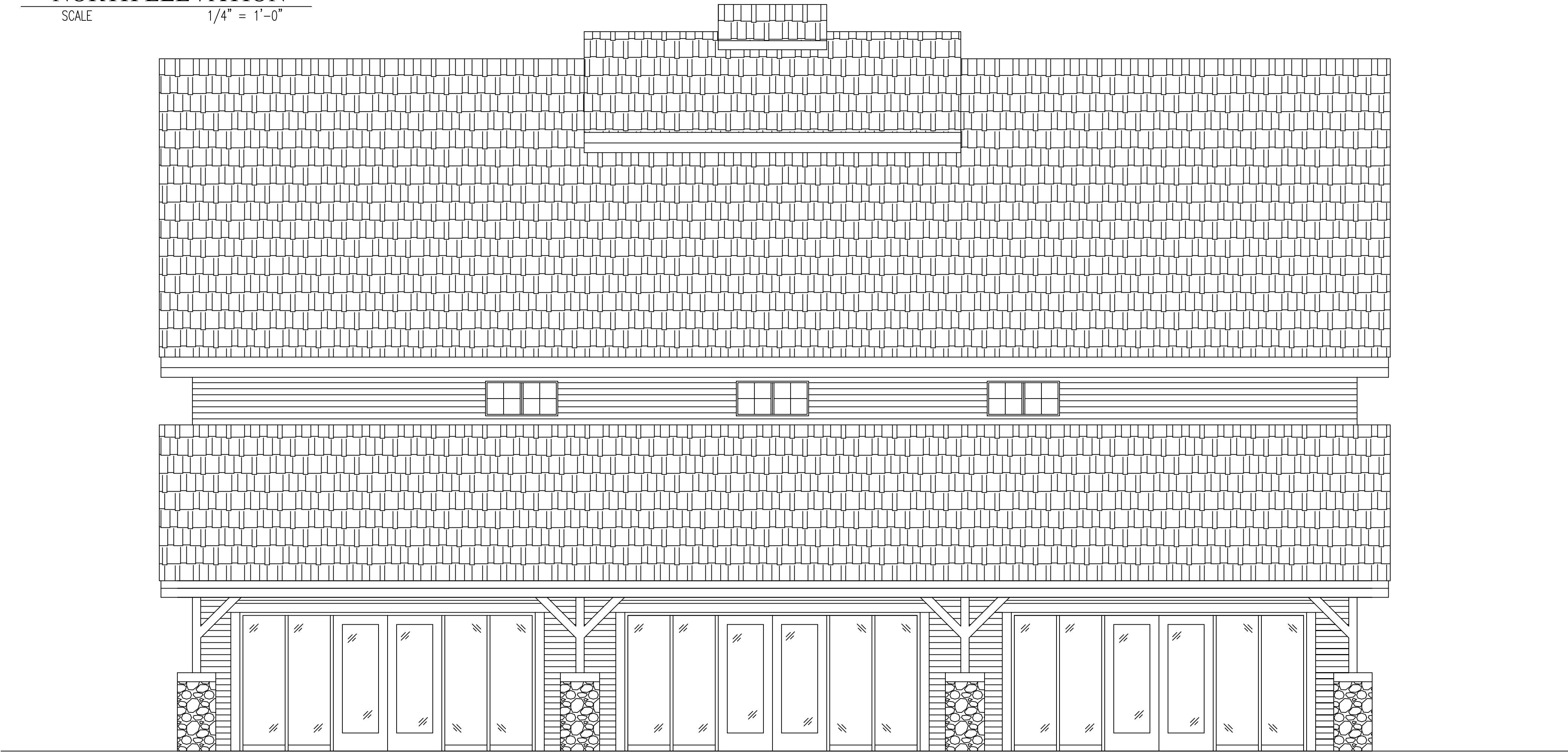
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A1.1

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NORTH ELEVATION
SCALE 1/4" = 1'-0"



SOUTH ELEVATION
SCALE 1/4" = 1'-0"

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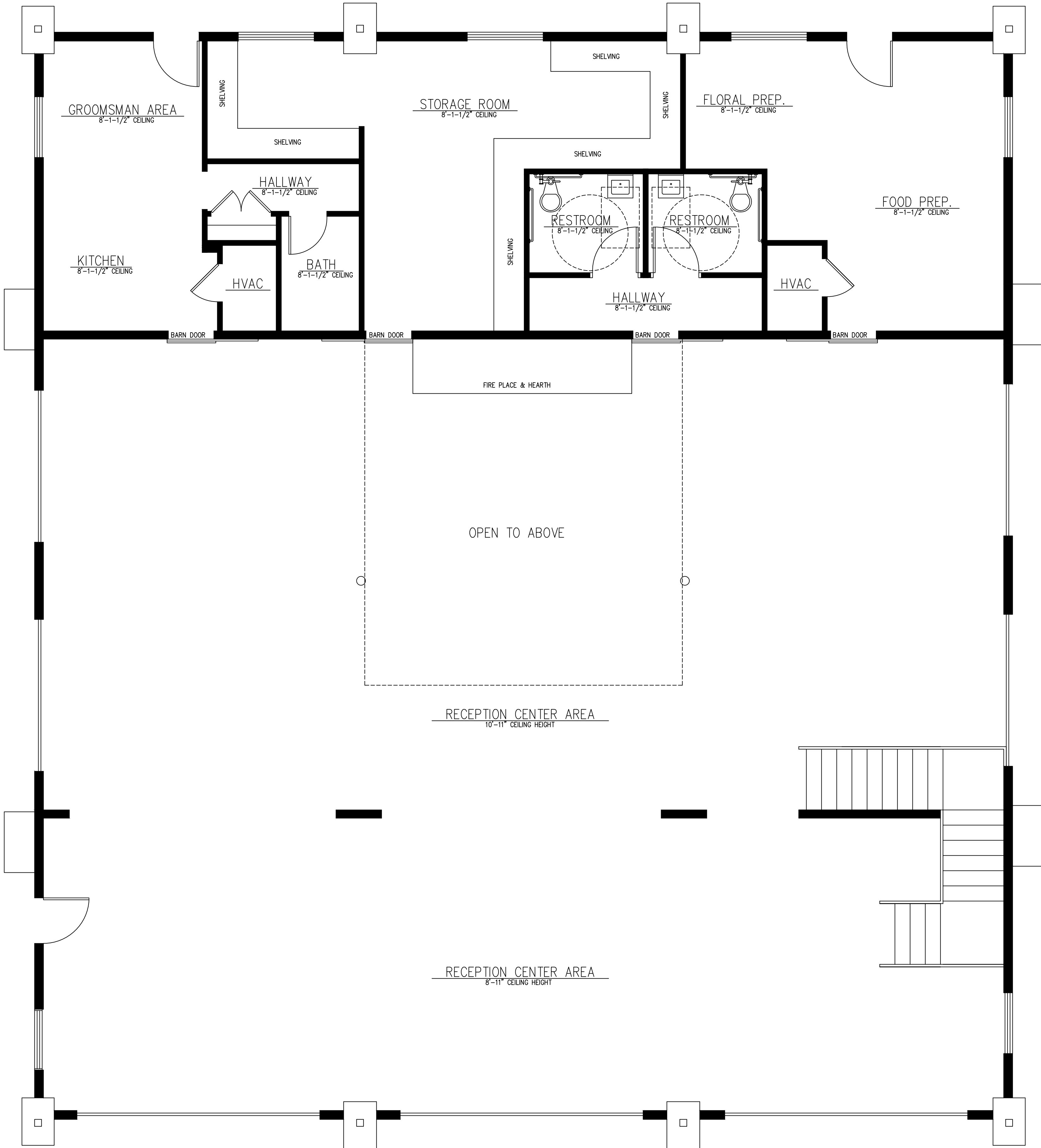
NEW CONCEPT DESIGNS FOR
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MAPLETON
UTAH
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AREA SQUARE FOOTAGE	
OVERALL BUILDING FOOTPRINT	4,611 sq. ft.
MAIN FLOOR RECEPTION CENTER =	3,310 sq. ft.
SECOND FLOOR RECEPTION CENTER =	1,453 sq. ft.
BACK OF HOUSE SQUARE FOOTAGE =	1,302 sq. ft.



1ST LEVEL FLOOR PLAN
SCALE 1/4" = 1'-0"

LAKE COMPANIES
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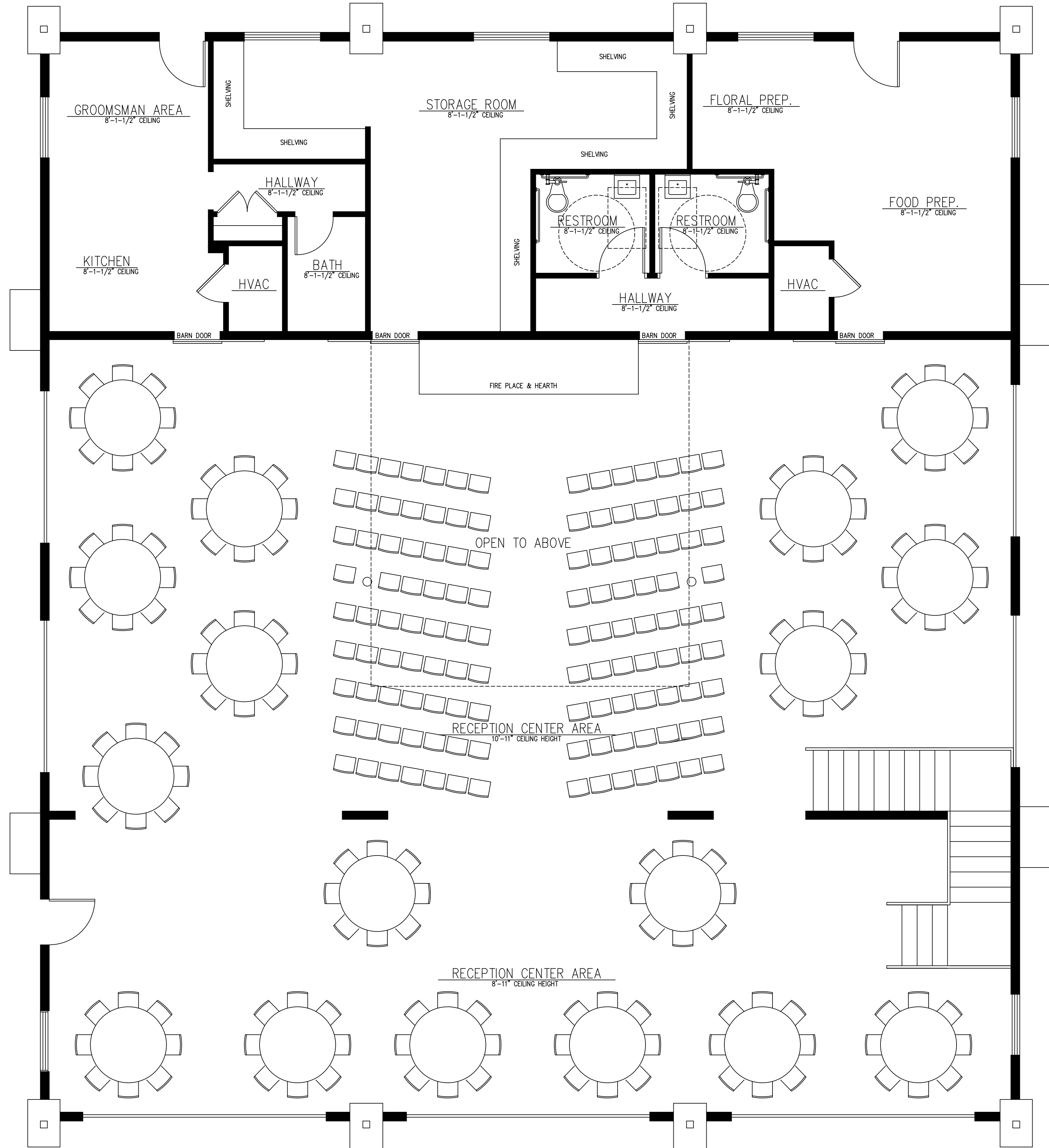
NEW CONCEPT DESIGNS FOR
NORTHTRIDGE EVENTS
MAPLETON UTAH
1ST LEVEL FLOOR PLAN

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1ST LEVEL FURNITURE PLAN

SCALE 1/4" = 1'-0"

NEW CONCEPT DESIGNS FOR
NORTHTRIDGE EVENTS

MAPLETON UTAH
1ST LEVEL FURNITURE PLAN

LAKE COMPANIES

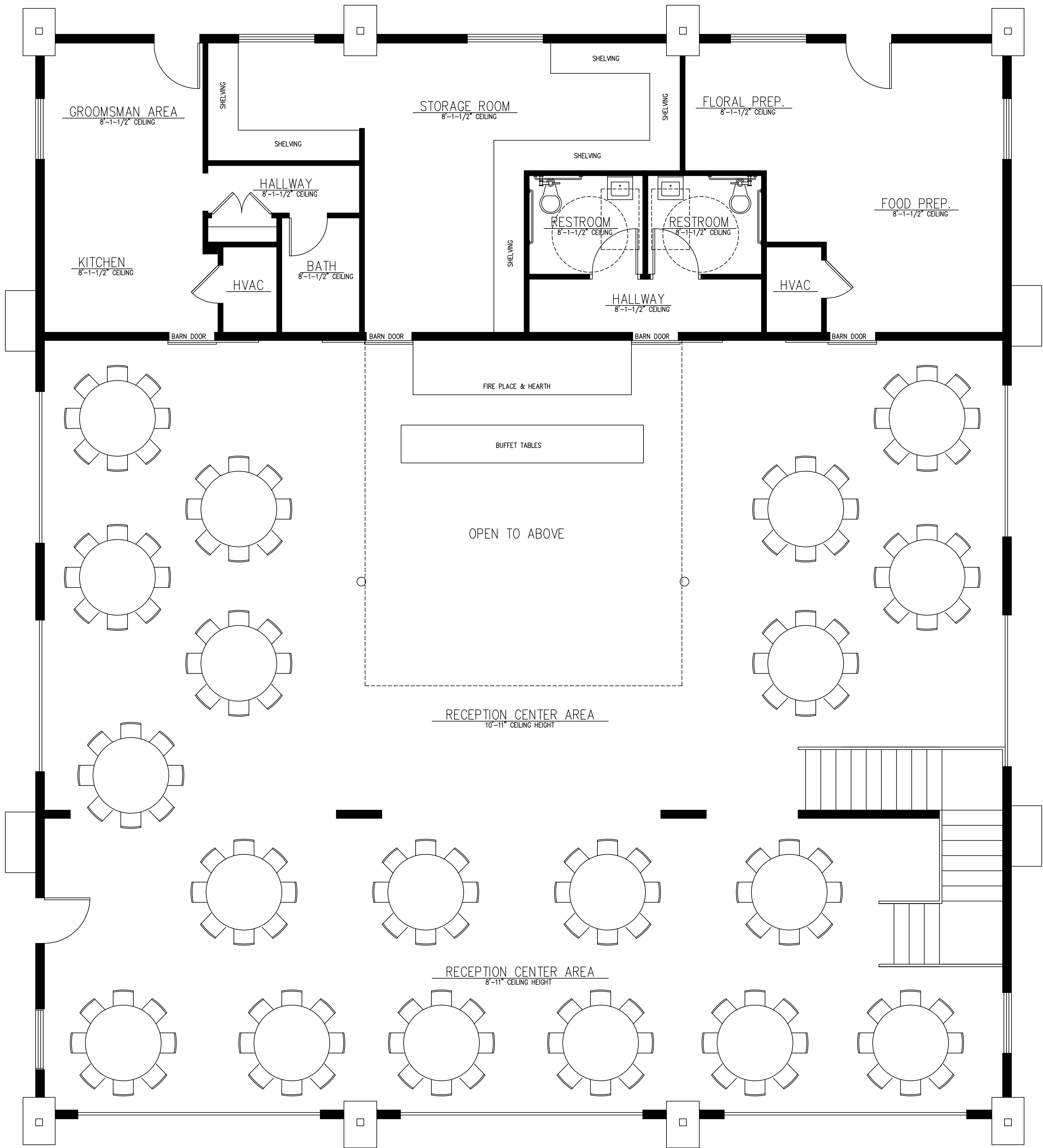
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1ST LEVEL FURNITURE PLAN
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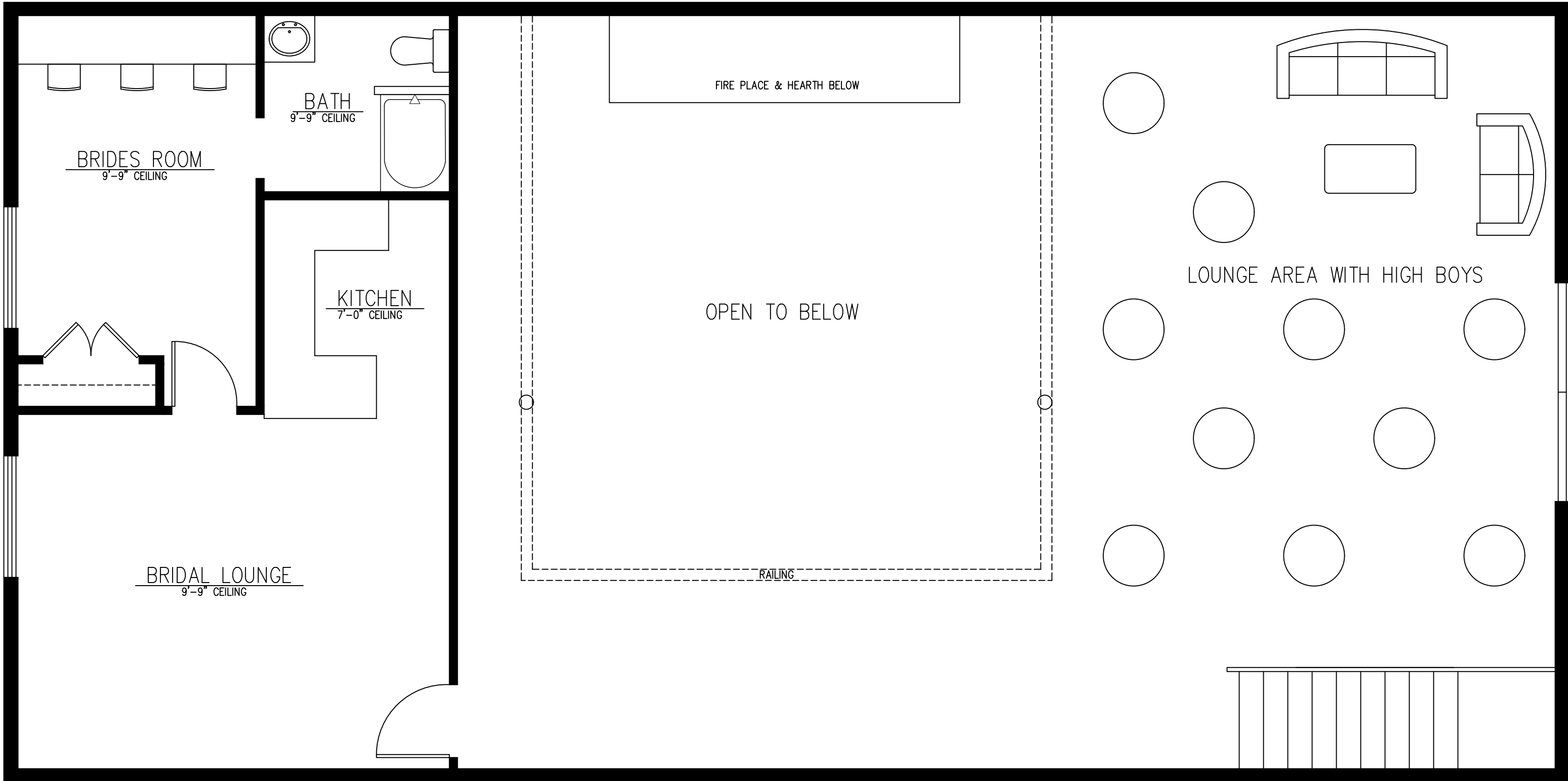
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1ST LEVEL FURNITURE PLAN

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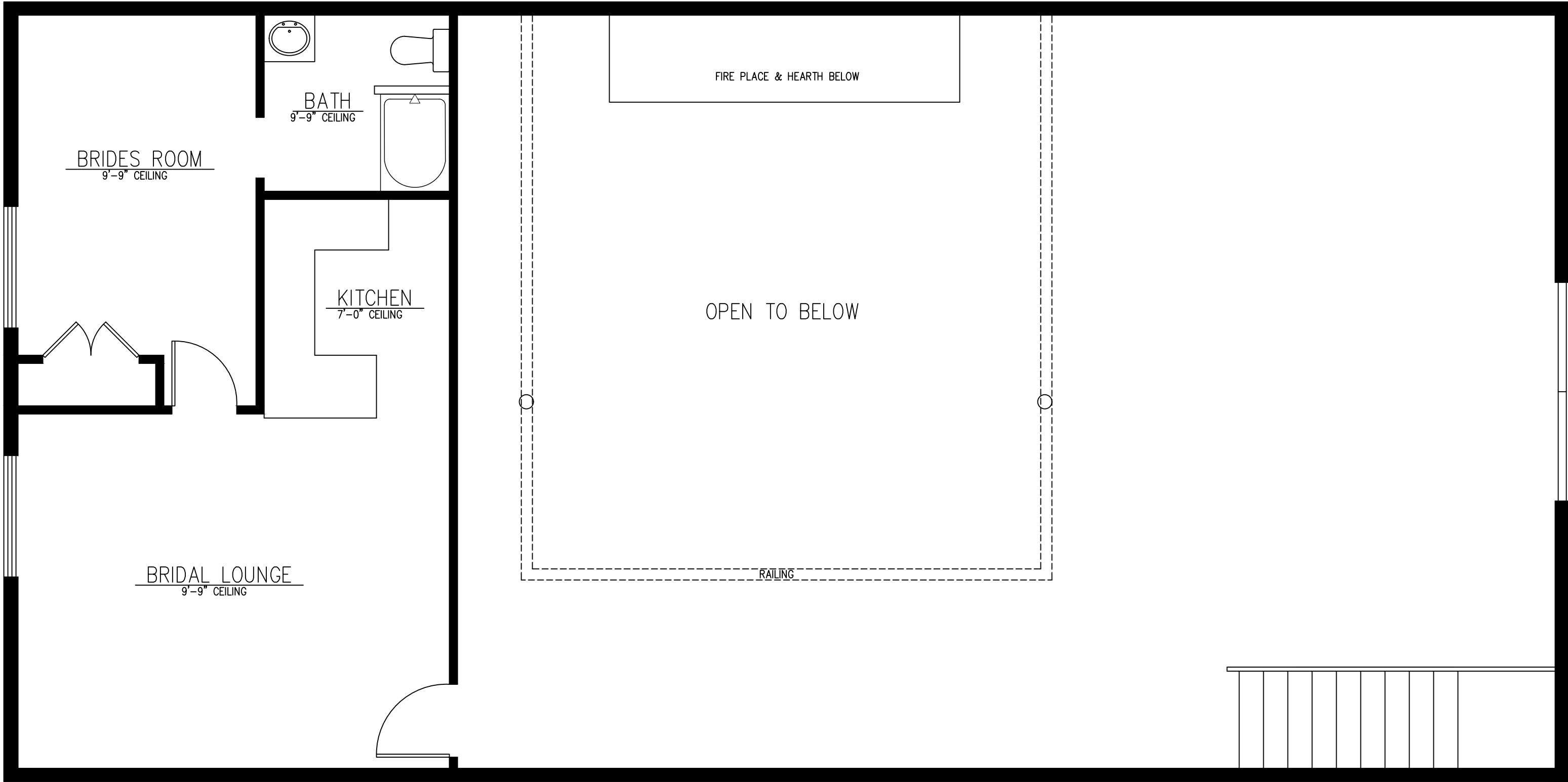
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2ND LEVEL FLOOR PLAN

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2ND LEVEL FLOOR PLAN

SCALE 1/4" = 1'-0"

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NEW CONCEPT DESIGNS FOR
NORTHDRIDGE EVENTS
MAPLETON UTAH
2ND LEVEL FLOOR PLAN

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A1.6

May 14, 2019



RE: 1600 North / 1000 East Residential Development– Traffic Study Proposal – Mapleton City, UT

The following evaluates the impacts of the proposed Northridge Development located on the north side of 1600 North between 740 East and 1200 East in Mapleton City, UT. The following tasks are provided based on the discussions with Mr. Steven Lord of Mapleton City on April 26, 2019.

- Trip generation estimates for the AM, PM and Saturday peak periods
- Daily traffic counts for 1600 North
- Pedestrian peak hour counts at the 1200 East / 1600 North Trail crossing
- Parking demand calculations for the proposed event center

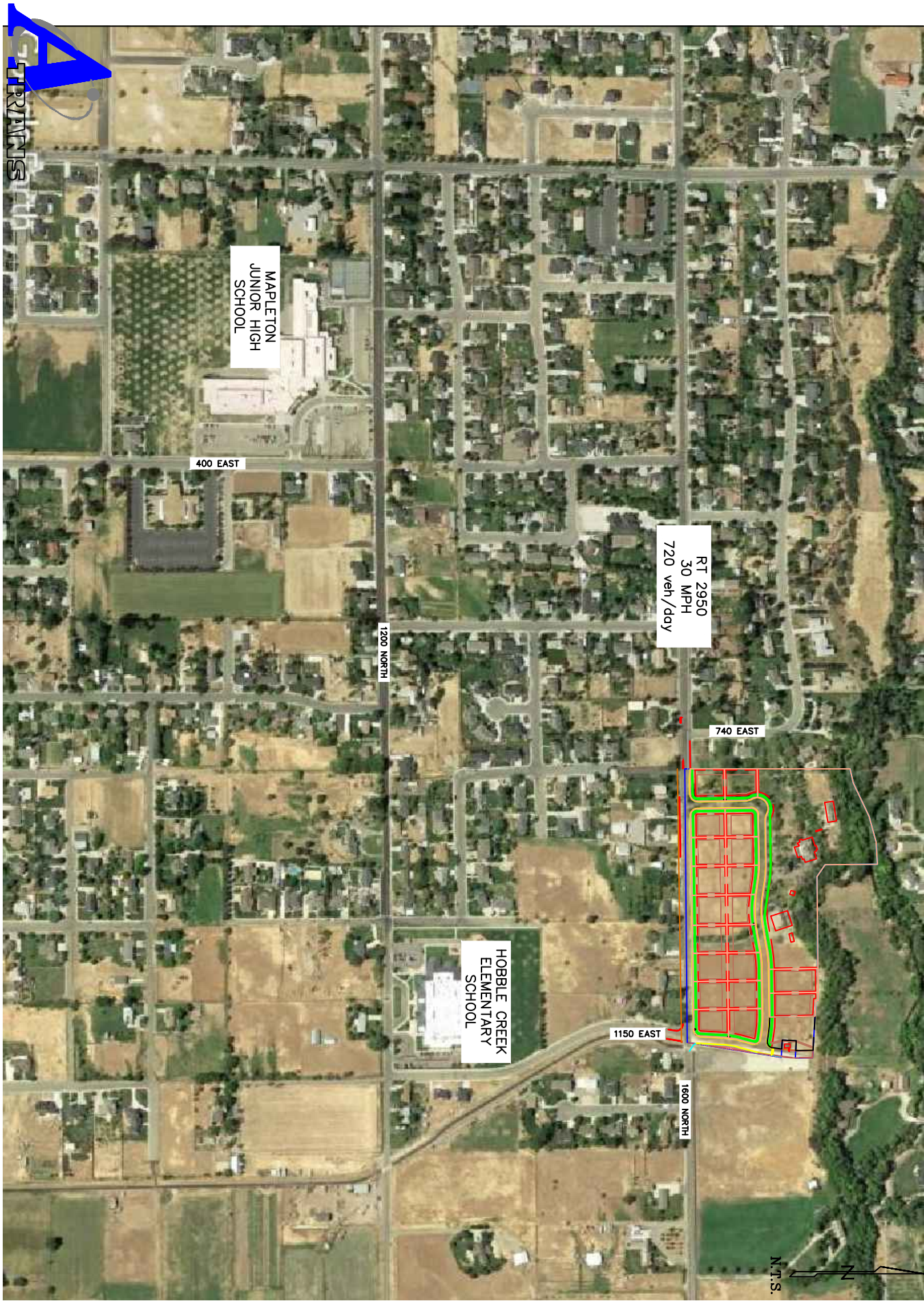
Trip Generation

Trip generation for the site was estimated using The Institute of Transportation Engineers (ITE) *Trip Generation* (10th Edition) handbook. The site is planning to include 21 home sites and an event center that will accommodate between 200 and 250 people.

The housing portion of the site is projected to generate 16 AM and 21 PM peak hour trips with 198 daily trips. The event center with the projected 200-250 people is estimated to have an average vehicle occupancy of 3 people per vehicle which provides a range of between 67 and 84 vehicles. Employees would also provide additional traffic. However, since the events will be at scheduled times, it is difficult to add that traffic specifically to the AM or PM peak periods.

ITE 10th Ed	Size	Land Use	Trip Rate					Trips				
			AM	PM	Saturday Peak	Daily	Saturday	AM	PM	Sat Peak	Daily	Saturday
Homes	21	210	0.7	0.99	0.93	9.44	9.54	16	21	20	198	200

Figures 1 through 4 provide the proposed site plan, and intersection geometry and traffic counts at the 1150 East / 1600 North intersection.



N.T.S.

HOBBLE CREEK
ELEMENTARY
SCHOOL

MAPLETON
JUNIOR HIGH
SCHOOL

RT 2950
30 MPH
720 veh/day

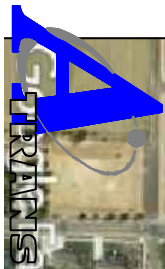
740 EAST

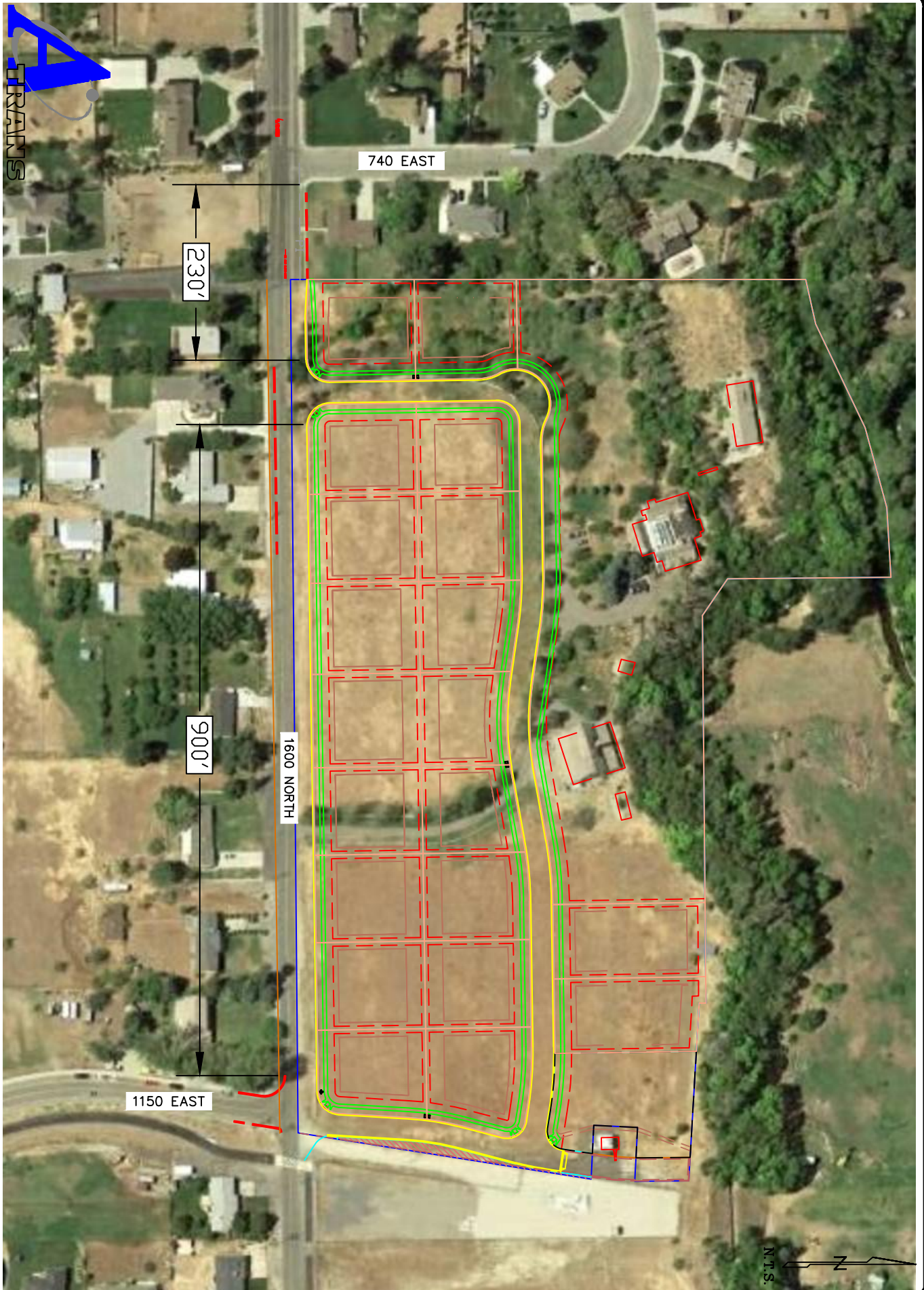
1150 EAST

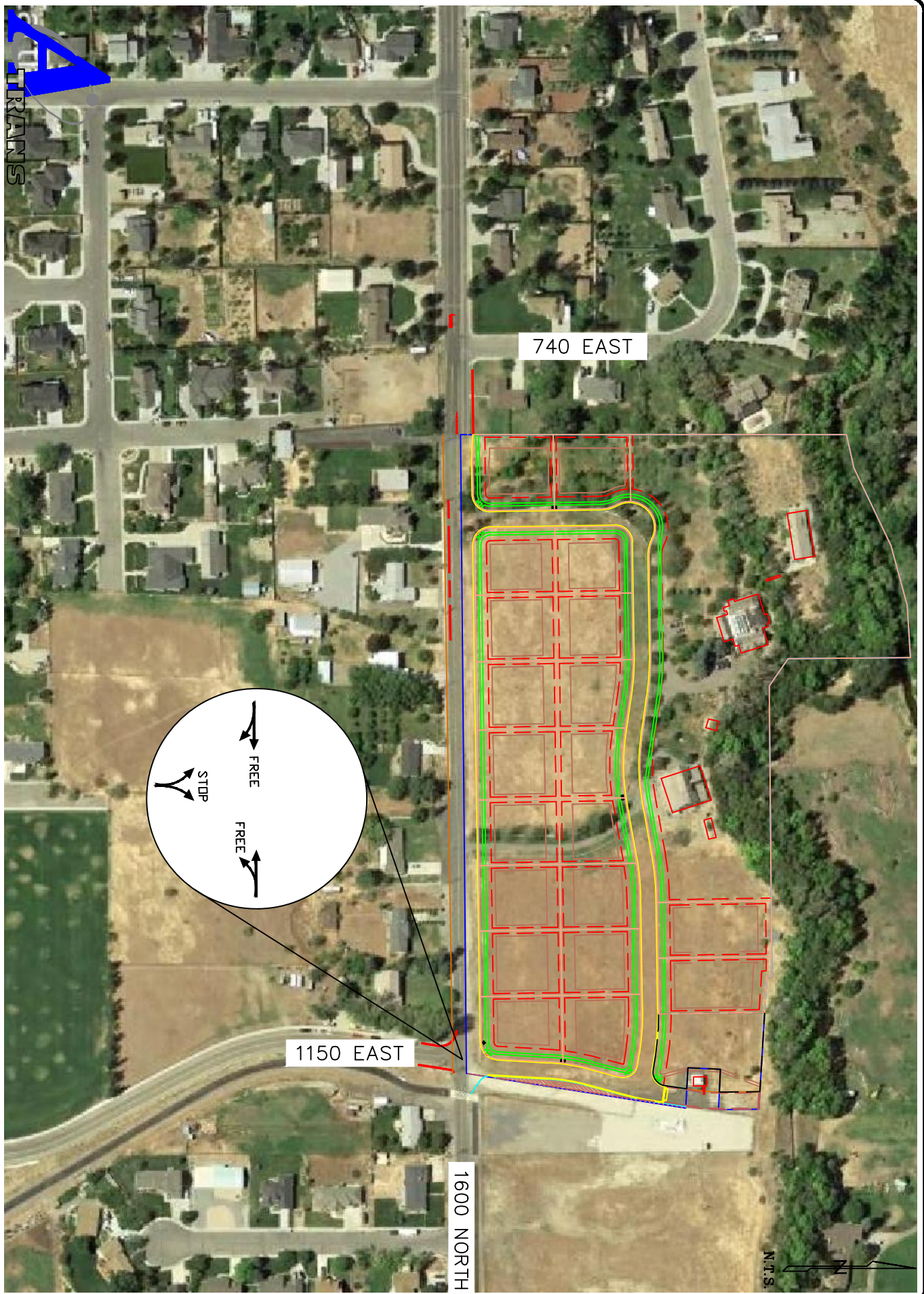
1600 NORTH

1200 NORTH

400 EAST





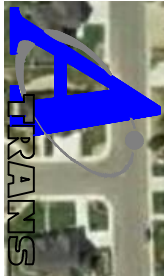
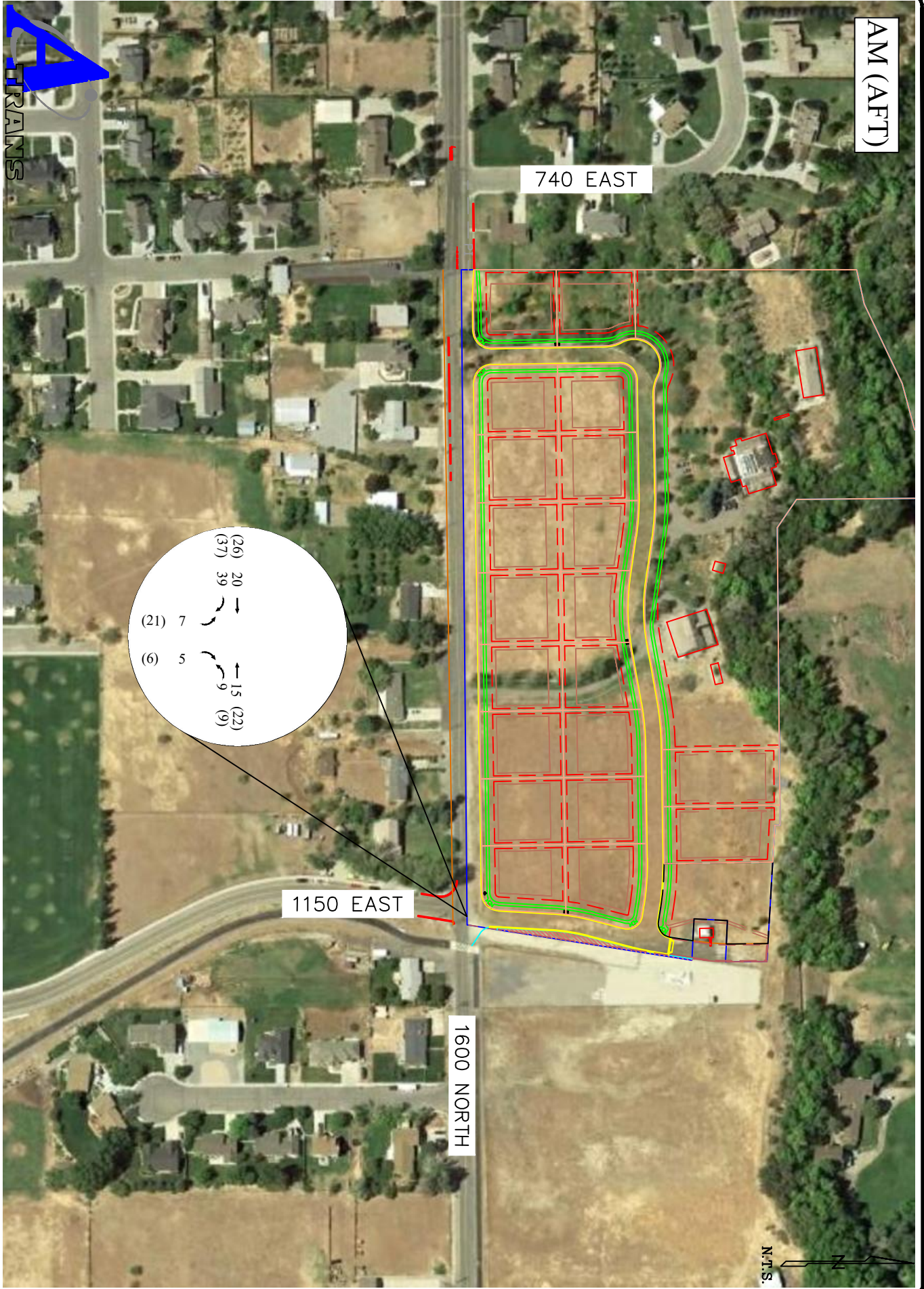
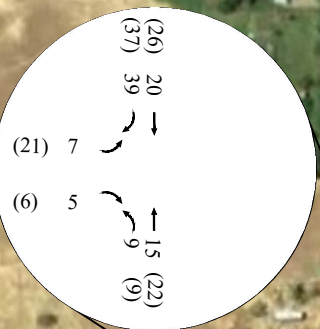
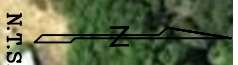


AM (AFT)

740 EAST

1150 EAST

1600 NORTH



A-TRANS TRANSPORTATION ENGINEERING
P.O. BOX 521651, SLC, UT 84152
Phone: 801-949-0348 Fax: 801-582-6252

Figure 4

Existing Traffic

Daily Counts

Pneumatic tubes were placed at 850 East 1600 North from Wednesday May 8, 2019 (2 PM) through Saturday, May 11, 2019 (4:00 PM). The following identifies the 24 hour two way traffic volumes. This can be compared to the UDOT 2017 UDOT FAR 2950P which recorded 720 AADT.

2:00 PM – 2:00 PM			
Day	Wed-Thurs	Thurs-Fri	Fri-Sat
Daily Traffic	951	1019	1288

1600 North is a two lane Collector Street with a posted speed of 30 MPH. Two lane Collector roadways in a suburban area has an estimated capacity of 13,500 daily trips and 12,000 daily trips for rural settings. Therefore, based on the existing traffic measured along 1600 North, the roadway does have the capacity to accommodate the projected traffic from the proposed site.

Pedestrian Counts

Traffic turning movement and pedestrian counts were collected on Tuesday, April 30, 2019 at the 1150 East / 1600 North intersection. The data was collected from 7:15 to 9:15 AM and 2:30 to 4:00 PM. This was to collect the pedestrian activity related to the elementary school to the south and any activity from the Middle School to the south west.

During the AM peak period, there were 15 pedestrians and 8 bicyclists that passed through the intersection. In the afternoon peak period, there was 1 pedestrian and 0 bicyclist. (See Appendix)

The only pedestrian crossing at the intersection is the trail crossing just east of the intersection. This is where most of the crossings occurred but there were some across the southern approach.



Figure 5: Trail Crossing on 1150 E / 1600 N

Intersection Analysis

An analysis of the unsignalized intersection at 1150 East / 1600 North indicates that the intersection operates at a LOS A.

2019 Existing		NBL	WBL
	AM	8.9/A	7.4/A
	Afternoon	9.1/A	7.4/A

Event Parking Demand

The event center is projected to compliment between 200-250 people. It is typically assumed that a vehicle occupancy of 3 people per vehicle is utilized for events. This provides a range of between 67 and 84 vehicles demand for an event with employee parking being additional parking demand. The parking should be strategically placed or on street parking is likely to occur. Naturally, people will select a legal parking location closest to the event entrance.

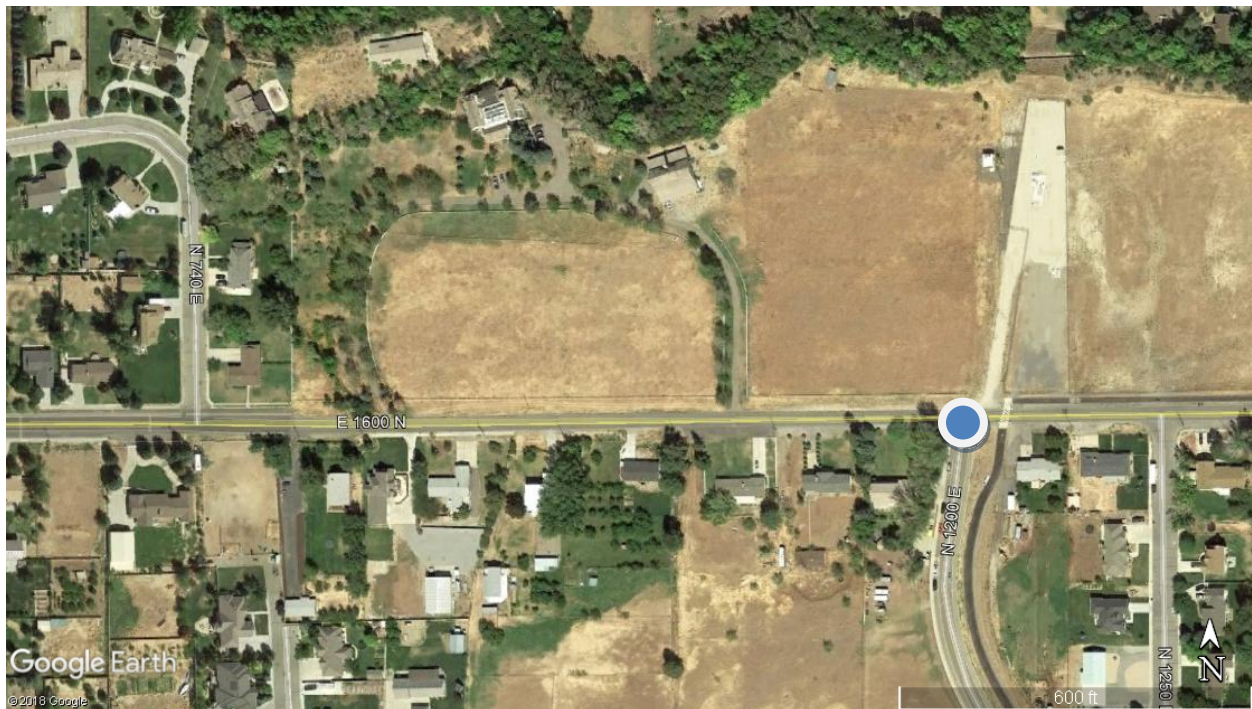
Please contact me with questions.

Sincerely,

A-Trans Engineering



Joseph Perrin, PhD, PE, PTOE
Principal



AM PEAK HOUR VOLUMES

INTERSECTION: 1200 East and 1600 North

Ped =

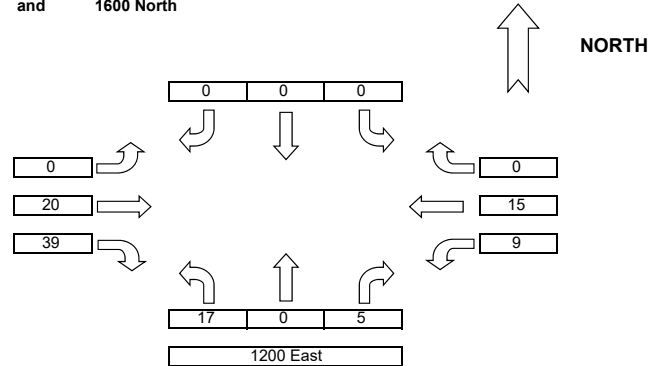
N-S STREET: 1200 East
E-W STREET: 1600 North

PK HR VOLUME:	105
PHF:	0.55
PEAK HOUR:	
FROM: 8:10 AM	TO: 9:10 AM

COUNT DATE: April 30, 2019
Day of the Week: Tuesday
NOTES:

COUNT TIME:
FROM: 7:15 AM
TO: 9:15 AM

1600 North



AM Traffic

COUNT DATA INPUT:

Name: Kim V.

Name: Kim V.

Name: Kim V.

Name: Kim V.

TIME PERIOD		NORTHBOUND			EASTBOUND			SOUTHBOUND			WESTBOUND			TOTAL 5' VOLUMES	TOTAL 15' VOLUMES	PEDESTRIAN	
FROM:	TO:	NBL	NBT	NBR	EBL	EBT	EBR	SBL	SBT	SBR	WBL	WBT	WBR			E/W	N/S
7:15 AM	7:20 AM	0	0	0	0	1	0	0	0	0	0	0	0	1	5	0	0
7:20 AM	7:25 AM	1	0	0	0	0	0	0	0	0	0	0	0	1	11	0	0
7:25 AM	7:30 AM	0	0	0	0	0	0	0	0	0	0	3	0	3	19	0	0
7:30 AM	7:35 AM	0	0	0	0	3	1	0	0	0	0	3	0	7	23	0	0
7:35 AM	7:40 AM	2	0	0	0	2	1	0	0	0	1	3	0	9	25	0	0
7:40 AM	7:45 AM	3	0	0	0	0	1	0	0	0	1	2	0	7	19	0	0
7:45 AM	7:50 AM	0	0	0	0	2	1	0	0	0	1	5	0	9	17	0	0
7:50 AM	7:55 AM	0	0	1	0	1	0	0	0	0	0	1	0	3	14	0	0
7:55 AM	8:00 AM	0	0	0	0	0	0	0	0	0	2	3	0	5	15	0	0
8:00 AM	8:05 AM	1	0	0	0	1	1	0	0	0	1	2	0	6	14	0	0
8:05 AM	8:10 AM	0	0	0	0	2	0	0	0	0	0	2	0	4	8	0	0
8:10 AM	8:15 AM	0	0	1	0	2	1	0	0	0	0	0	0	4	7	0	0
8:15 AM	8:20 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	6	0	0
8:20 AM	8:25 AM	0	0	0	0	1	1	0	0	0	0	1	0	3	13	0	0
8:25 AM	8:30 AM	0	0	1	0	1	1	0	0	0	0	0	0	3	20	0	0
8:30 AM	8:35 AM	1	0	0	0	0	2	0	0	0	3	1	0	7	23	0	0
8:35 AM	8:40 AM	1	0	0	0	1	5	0	0	0	1	2	0	10	33	0	0
8:40 AM	8:45 AM	1	0	0	0	0	1	0	0	0	2	2	0	6	39	0	0
8:45 AM	8:50 AM	4	0	1	0	2	8	0	0	0	0	2	0	17	48	0	0
8:50 AM	8:55 AM	5	0	0	0	2	8	0	0	0	0	1	0	16	44	0	0
8:55 AM	9:00 AM	2	0	0	0	1	8	0	0	0	2	2	0	15	39	0	0
9:00 AM	9:05 AM	3	0	1	0	5	2	0	0	0	0	2	0	13	28	0	0
9:05 AM	9:10 AM	0	0	1	0	5	2	0	0	0	1	2	0	11	15	0	0
9:10 AM	9:15 AM	0	0	1	0	1	0	0	0	0	0	2	0	4	4	0	0

Ped =

NORTH

PK HR VOLUME:	121
PHF:	0.61
PEAK HOUR:	
FROM:	TO:
2:40 PM	3:40 PM

1600 North

Diagram illustrating a circular road layout with 12 intersections. The road is labeled "1600 North" at the top and "1200 East" at the bottom. The intersections are numbered 0, 26, 37, 21, 0, 6, 9, 22, 0. Arrows indicate the direction of traffic flow at each intersection.

COUNT DATA INPUT:

Name: Kim V.

Name: Kim V.

Name: Kim V.

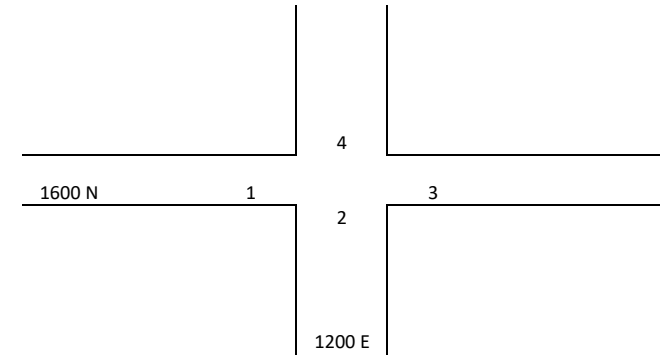
Name: Kim V.

[illegible]

Pedestrian data 1600 N. 1200 E.
7:15-9:15 AM

*ALL ADULTS CROSSING

Time	# Pedestrian	# Bike	In Order Legs Crossed	Direction From	Direction To	W=West N=North S=South E=East
7:15						
7:20	2		3	S	E	
7:25						
7:30						
7:35		1	3	S	E	
7:40	2		3	E	S	
7:45						
7:50	2		3,2	E	S	
7:55	1		2	S	W	
8:00		2	3	S	E	
8:05						
8:10						
8:15						
8:20						
8:25	2		3	E	S	
8:30						
8:35		2	2	W	S	
8:40						
8:45	1		4	E	W	
8:50		2	2	W	S	
8:55	1		4	W	E	
9:00	1	1	3,4	S	W	
9:05						
9:10	2		3,4	S	W	
9:15	1		3	E	S	



Blue : Raining. White : Not raining

Pedestrian data 1600 N. 1200 E.

2:30-4:00 PM

Time	# Pedestrian	# Bike	In Order Legs Crossed	Direction From	Direction To	W=West N=North S=South E=East
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2:30

2:35

2:40

2:45

2:50

2:55

3:00

3:05

3:10

3:15

3:20

3:25

3:30

3:35

3:40

3:45

3:50

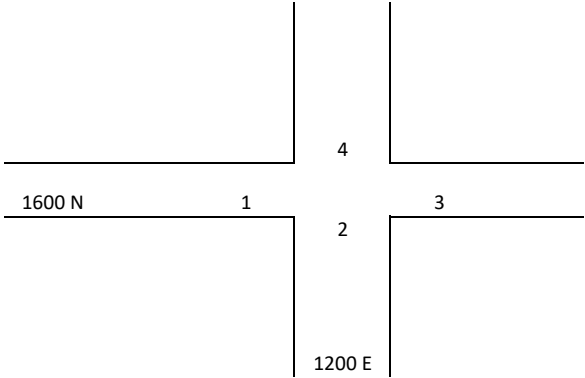
3:55

1

3

S

E



Intersection

Int Delay, s/veh 1.8

Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations						
Traffic Vol, veh/h	20	39	9	15	7	5
Future Vol, veh/h	20	39	9	15	7	5
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	0	-	-	0	0	-
Grade, %	0	-	-	0	0	-
Peak Hour Factor	75	75	75	75	75	75
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	27	52	12	20	9	7

Major/Minor	Major1	Major2	Minor1
Conflicting Flow All	0	0	97
Stage 1	-	-	53
Stage 2	-	-	44
Critical Hdwy	-	4.12	6.42
Critical Hdwy Stg 1	-	-	5.42
Critical Hdwy Stg 2	-	-	5.42
Follow-up Hdwy	-	2.218	3.518
Pot Cap-1 Maneuver	-	1519	902
Stage 1	-	-	970
Stage 2	-	-	978
Platoon blocked, %	-	-	-
Mov Cap-1 Maneuver	-	1519	895
Mov Cap-2 Maneuver	-	-	895
Stage 1	-	-	970
Stage 2	-	-	970

Approach	EB	WB	NB
HCM Control Delay, s	0	2.8	8.9
HCM LOS			A

Minor Lane/Major Mvmt	NBLn1	EBT	EBR	WBL	WBT
Capacity (veh/h)	941	-	-	1519	-
HCM Lane V/C Ratio	0.017	-	-	0.008	-
HCM Control Delay (s)	8.9	-	-	7.4	0
HCM Lane LOS	A	-	-	A	A
HCM 95th %tile Q(veh)	0.1	-	-	0	-

Intersection

Int Delay, s/veh 2.6

Movement	EBT	EBR	WBL	WBT	NBL	NBR
Lane Configurations						
Traffic Vol, veh/h	26	37	9	22	21	6
Future Vol, veh/h	26	37	9	22	21	6
Conflicting Peds, #/hr	0	0	0	0	0	0
Sign Control	Free	Free	Free	Free	Stop	Stop
RT Channelized	-	None	-	None	-	None
Storage Length	-	-	-	-	0	-
Veh in Median Storage, #	0	-	-	0	0	-
Grade, %	0	-	-	0	0	-
Peak Hour Factor	75	75	75	75	75	75
Heavy Vehicles, %	2	2	2	2	2	2
Mvmt Flow	35	49	12	29	28	8

Major/Minor	Major1	Major2	Minor1
Conflicting Flow All	0	84	112
Stage 1	-	-	59
Stage 2	-	-	53
Critical Hdwy	-	4.12	6.42
Critical Hdwy Stg 1	-	-	5.42
Critical Hdwy Stg 2	-	-	5.42
Follow-up Hdwy	-	2.218	3.518
Pot Cap-1 Maneuver	-	1513	885
Stage 1	-	-	964
Stage 2	-	-	970
Platoon blocked, %	-	-	-
Mov Cap-1 Maneuver	-	1513	878
Mov Cap-2 Maneuver	-	-	878
Stage 1	-	-	964
Stage 2	-	-	962

Approach	EB	WB	NB
HCM Control Delay, s	0	2.1	9.1
HCM LOS			A

Minor Lane/Major Mvmt	NBLn1	EBT	EBR	WBL	WBT
Capacity (veh/h)	904	-	-	1513	-
HCM Lane V/C Ratio	0.04	-	-	0.008	-
HCM Control Delay (s)	9.1	-	-	7.4	0
HCM Lane LOS	A	-	-	A	A
HCM 95th %tile Q(veh)	0.1	-	-	0	-