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MEMORANDUM

DATE: August 12, 2024

TO: Arthur Gonzales – Access Manager

FROM: Jeffrey C. Hodsdon, P.E. - LSC Transportation Consultants, Inc.

SUBJECT: Jane Davis Ranch Sketch Plan
RE: Traffic Impact Study
Response to CDOT Comments Memorandum
LSC #S224640

Following are the LSC Transportation Consultants, Inc. responses to the September 26, 2023 Comment Letter prepared by CDOT – Region 2 – Traffic & Safety – Permits regarding SKP232.

Traffic comments:

- a. *This development contributes traffic trips toward the unsignalized intersection of US 24 & Stapleton. The development is required to escrow funds for the future signalization cost. The number is derived as follows: average of 20 (AM NWBL+T) & 32 (PM SEBT) divided by 60 (4-hr warrant threshold), 43.33%; equating to \$281,645*

LSC Response: Comment noted. Also, this has been added into the updated TIS report.

Access comments:

- a. *Section 1.4(1) of the State Highway Access Code, states in part that no person, shall construct any access providing direct vehicular movement to or from any state highway from or to property in close proximity or abutting a state highway without an access permit issued by the designated issuing authority with the written approval of the Department.*
- b. *Under Section 2.6 (Change in Land Use and Access Use) of the State Highway Access Code, states the requirements of a new access permit. It states in part that if any significant changes are made or will be made in the use of the property which will affect access operation, traffic volume increases by 20%*

and or vehicle type, the permittee or property owner will coordinates with the local authority and the Department to determine if a new access permit and modifications to the access are required.

- c. A CDOT Access Permit will be required for this development to record the escrow dollars required for the pro rata fair share amount of the signalization of Stapleton Rd and SH24.*

LSC Response: Access comments noted. This project is at the sketch plan stage, so access permit application(s) will be submitted at a later stage of the county's process.