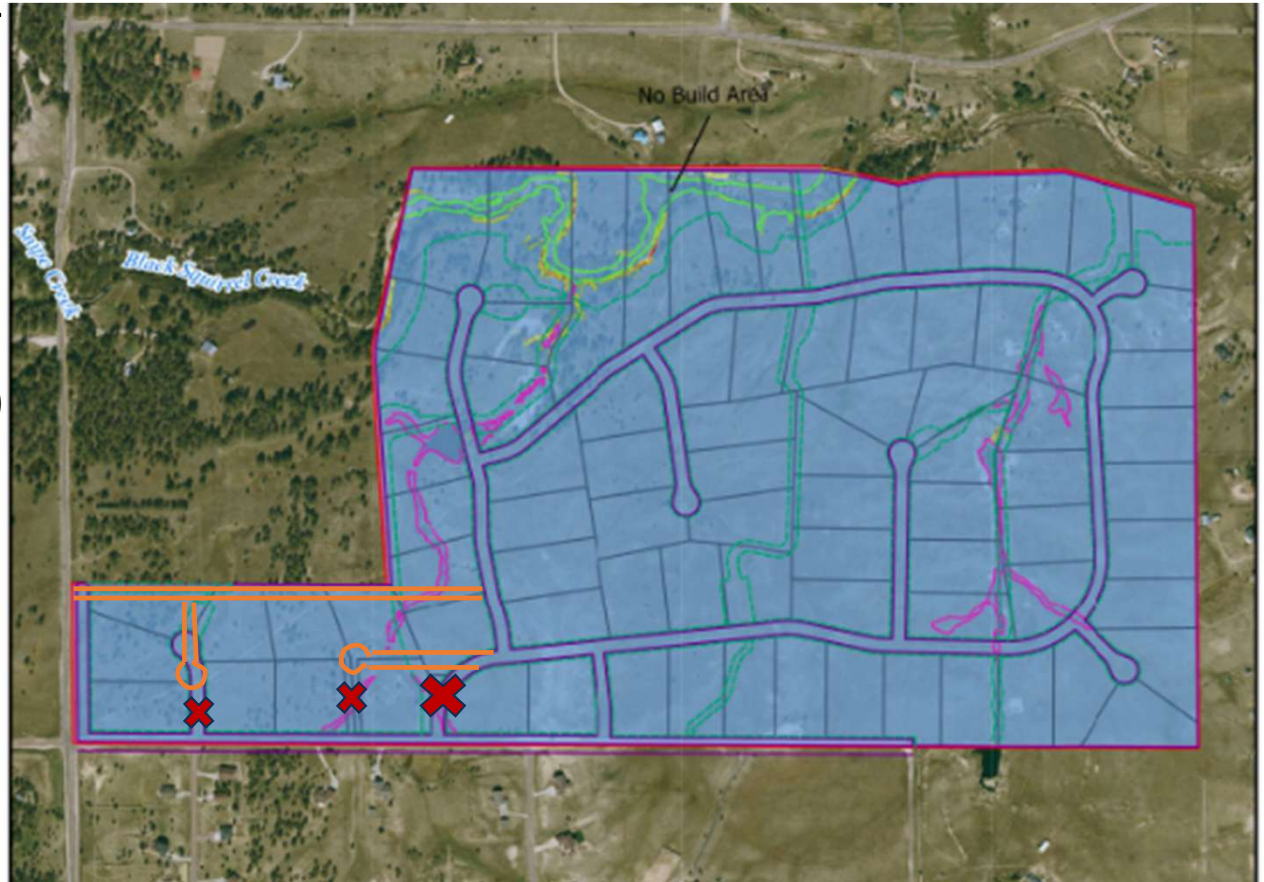


# ANTLER RANGE PRELIMINARY PLAN TRAFFIC MITIGATION PROPOSAL

- Antler Range subdivision will increase traffic volume on Ayer Road by nearly 800 vehicles per day (Institute of Transportation Engineers Trip Generation Manual, 12<sup>th</sup> Edition, Aug 18, 2025)
  - Affects safety, property value and quality of life
- Current Preliminary Plan, General Note #17 states “There shall be no direct lot access to Meridian or Ayer Road”
  - Current plan version depicts need for direct access to Ayer Road for lots 6, 7 & 8
- Alternatives exist to minimize impact to Ayer Road residents and align with General Note 17
  - Direct access to Antler Range from Meridian Road
  - Intersect Road A and Road B
  - Adjust Road A and intersect with Road B

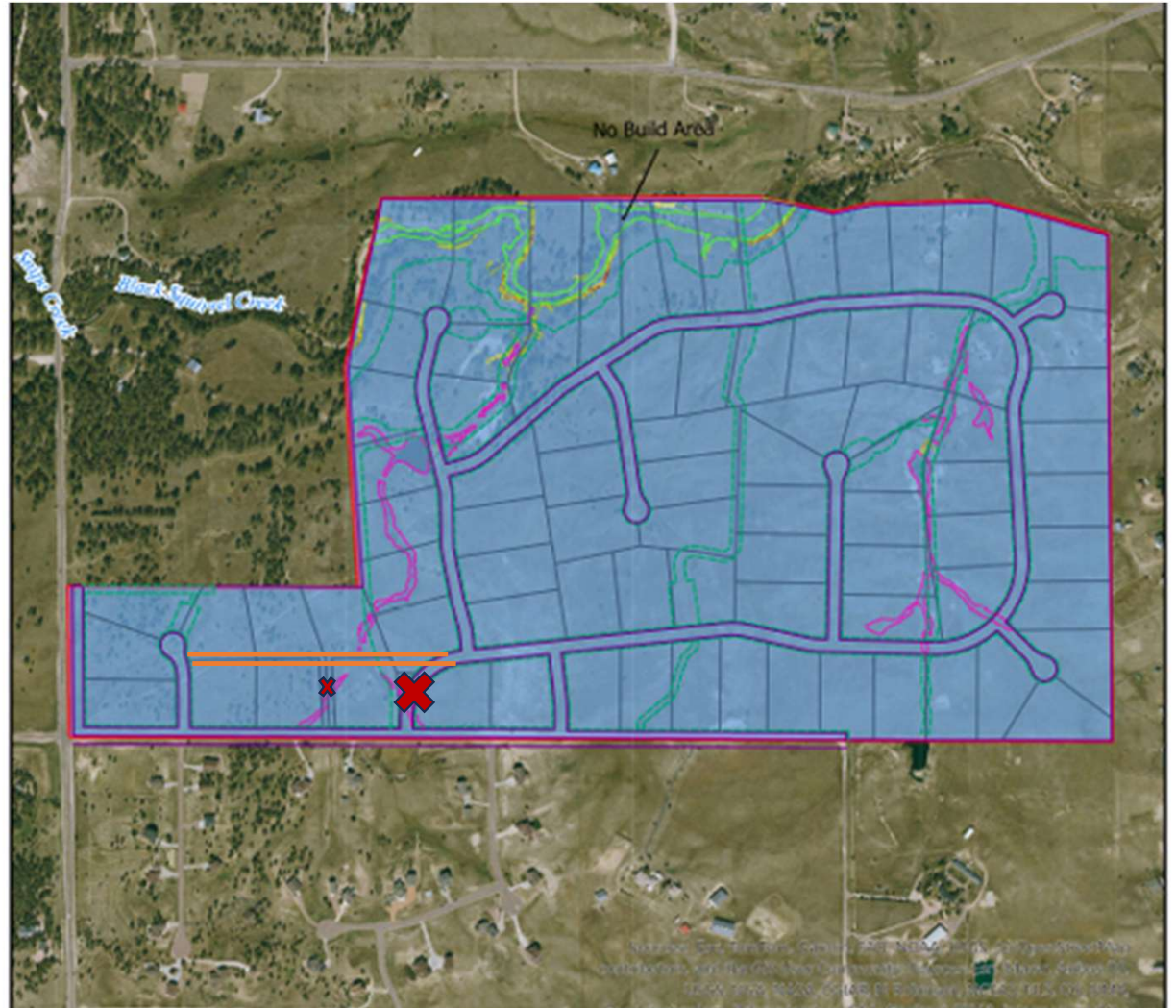
## Option 1: Direct access to Antler Range from Meridian Road

- Provides relief point onto Ayer Rd maintaining two access points to new Antler Range development
- Eliminates need for Flag Lots (7 & 8)
- Eliminates direct lot access to Ayer Road for lots 6, 7 & 8 IAW General Note #17 of the Preliminary Plan
- Minimizes impact to existing Ayer Road properties and Antler Ridge subdivision as a whole



## Option 2: Intersect Road A and Road B

- Maintains two access points to new Antler Range development
- Eliminates need for Flag Lots (7 & 8) and preserves SF for proposed plots
- Eliminates direct lot access to Ayer Road for lots 6, 7 & 8 IAW Preliminary Plan General Note #17
- Minimizes overall impact to existing Ayer Road properties



### Option 3: Adjust Road A and intersect with Road B

- Maintains two access points to new Antler Range development
- Eliminates need for Flag Lots (7 & 8) and preserves SF for proposed plots
- Eliminates direct lot access to Ayer Road for lots 6, 7 & 8 IAW General Note #17 of the Preliminary Plan
- Minimizes overall impact to existing Ayer Road properties

