

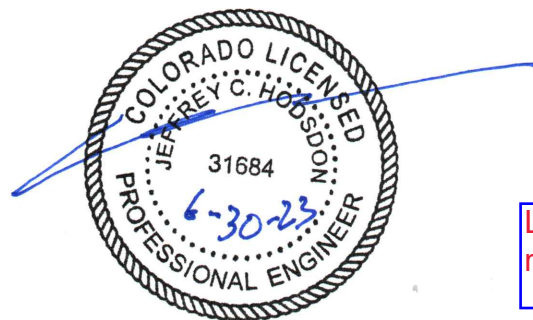


LSC TRANSPORTATION CONSULTANTS, INC.
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Joyful View Subdivision
Traffic Impact Study
PCD File No.: SF22-31
(LSC #S214050)
June 30, 2023

Traffic Engineer's Statement

This traffic report and supporting information were prepared under my responsible charge and they comport with the standard of care. So far as is consistent with the standard of care, said report was prepared in general conformance with the criteria established by the County for traffic reports.



LSC Responses to TIS
redline comments

Developer's Statement


I, the Developer, have read and will comply with all commitments made on my behalf within this report.

2


Date


LSC Responses to TIS Redline Comments

Page: 1

 Number: 1 Author: jchodsdon Subject: Text Box Date: 10/3/2023 7:56:28 AM

LSC Responses to TIS redline comments

 Number: 2 Author: eschoenheit Subject: Highlight Date: 7/31/2023 2:04:13 PM

 Author: jchodsdon Subject: Sticky Note Date: 10/3/2023 2:13:18 PM

LSC Response: Comment noted. The updated report has a new certification page (with a new date). We will provide a copy for developer/owner signature.

Joyful View Subdivision

Traffic Impact Study

Prepared for:

Nina Ruiz

Vertex Consulting Services

Senior Executive Consultant

455 E Pikes Peak Ave, Suite 101

Colorado Springs, CO 80903

JUNE 30, 2023

LSC Transportation Consultants

Prepared by: Jeffrey C. Hodsdon, P.E.

LSC #S214050

PCD File # SF22-31



[See comments below page 5](#)

factors: the location of the site with respect to employment, commercial, schools, and activity centers; the land use proposed for the site; the proposed access system for the site-access points; the roadway system serving the site; and the traffic counts.

Site-generated traffic volumes have been estimated at the study intersections, as shown in Figure 5. These volumes have been calculated by applying the directional-distribution percentages to the trip-generation estimates (from Table 3).

TOTAL TRAFFIC

Short-Term Total Traffic Volumes

Figure 6 shows the sum of the short-term background traffic volumes (from Figure 3) and site-generated peak-hour traffic volumes (shown in Figure 5). These volumes represent the projected short-term total traffic following completion of the development. Laneage and traffic control at the study intersections are all

2043 Total Traffic Volumes

Figure 7 shows the sum of the long-term background traffic volumes (from Figure 4) and the site-generated peak-hour traffic volumes (shown in Figure 5). These volumes represent the projected long-term total traffic following completion of the development. Laneage and traffic control at the study-area intersections are also shown in this figure.

LEVEL OF SERVICE ANALYSIS

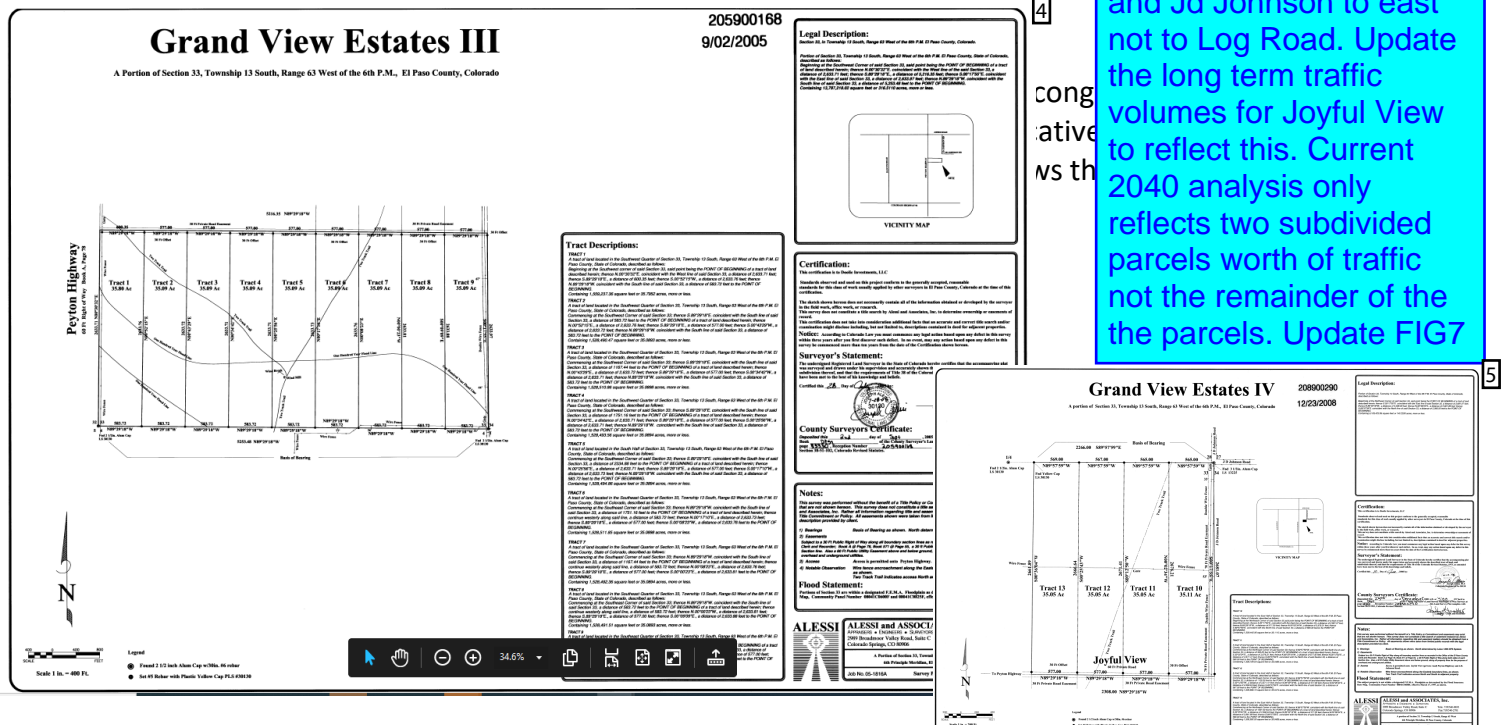
The intersection of Peyton Highway/Joyful View has been analyzed to determine intersection levels of service for short- and long-term background and to


2040 traffic volume should include development for the parcels to the east along and north of Joyful View or state why they are not being included in the 2040 traffic volumes.

Unresolved - dotschoenheit


07/27/2023 3:00:37 PM

Log Road is over 1mi to the east beyond Jd Johnson. The parcels of Grand View Estates III/IV intended to have access to Peyton Road to west and Jd Johnson to east not to Log Road. Update the long term traffic volumes for Joyful View to reflect this. Current 2040 analysis only reflects two subdivided parcels worth of traffic not the remainder of the the parcels. Update FIG7





 Number: 1 Author: eschoenheit Subject: Text Box Date: 10/3/2023 8:03:48 AM

2040 traffic volume should include development for the parcels to the east along and north of Joyful View or state why they are not being included in the 2040 traffic volumes.


 Author: jchodsdon Subject: Sticky Note Date: 10/3/2023 2:13:36 PM

LSC Response: The report has been revised to include estimates of future background traffic that could be generated with the development of parcels to the east along and north of Joyful View.

 Number: 2 Author: eschoenheit Subject: Unresolved Date: 7/27/2023 3:00:37 PM

 Number: 3 Author: eschoenheit Subject: Text Box Date: 7/27/2023 3:11:11 PM

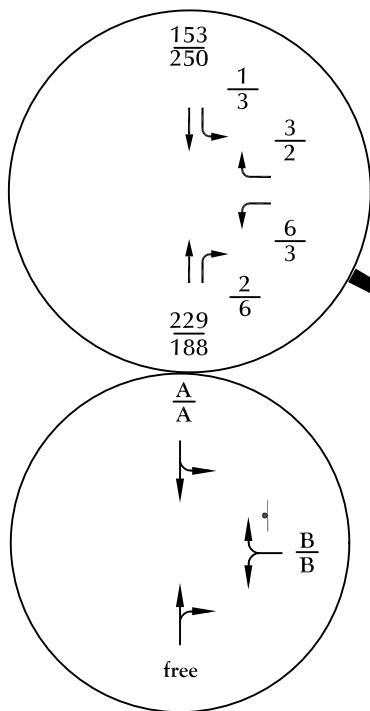
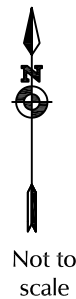
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 Author: jchodsdon Subject: Sticky Note Date: 10/3/2023 2:13:49 PM

LSC Response: The report has been revised to include estimates of future background traffic that could be generated with the development of parcels to the east along and north of Joyful View.

☐ Number: 4 Author: eschoenheit Subject: Image Date: 7/27/2023 3:02:35 PM

☐ Number: 5 Author: eschoenheit Subject: Image Date: 7/27/2023 3:08:47 PM



Peyton Highway

Joyful View (private)

140

4,420

Access

113

SITE

See previous comment
 2043 condition do not account for other parcels to east or planned access

LEGEND:

$$\frac{XX}{XX} = \frac{\text{AM Peak-Hour Traffic (veh/hr)}}{\text{PM Peak-Hour Traffic (veh/hr)}} \quad \text{---} = \text{Stop Sign}$$


XXX = Average Weekday Traffic (vehicles per day)


$$\frac{A}{B} = \frac{\text{AM Individual Movement Peak-Hour Level of Service}}{\text{PM Individual Movement Peak-Hour Level of Service}}$$

Figure 7


Long-Term Total Conditions

Joyful View (LSC# S214050)

 Number: 1 Author: eschoenheit Subject: Highlight Date: 8/1/2023 9:32:57 AM

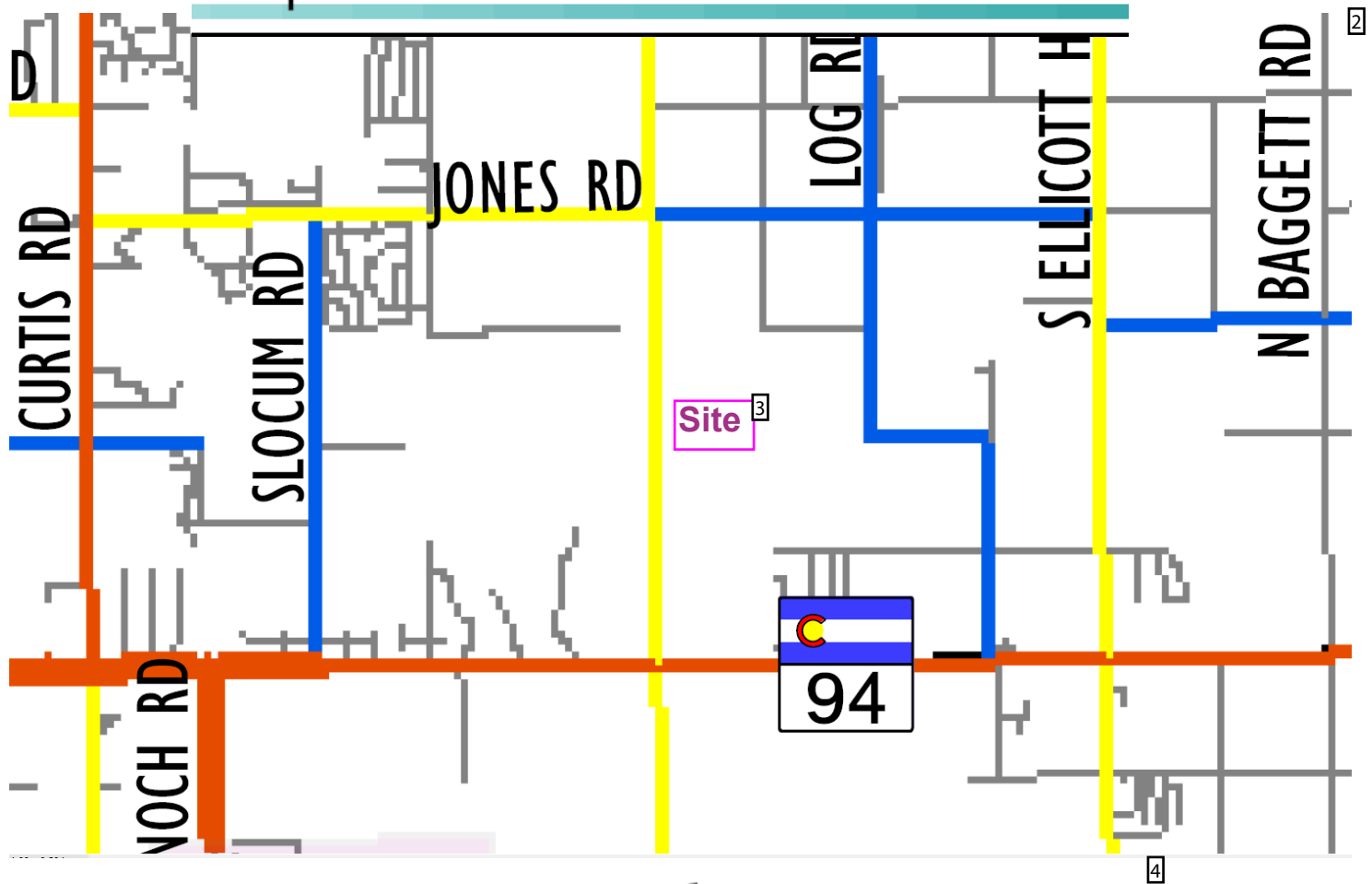
 Number: 2 Author: eschoenheit Subject: Text Box Date: 8/1/2023 9:32:55 AM

[See previous comment 2043 condition do not account for other parcels to east or planned access](#)

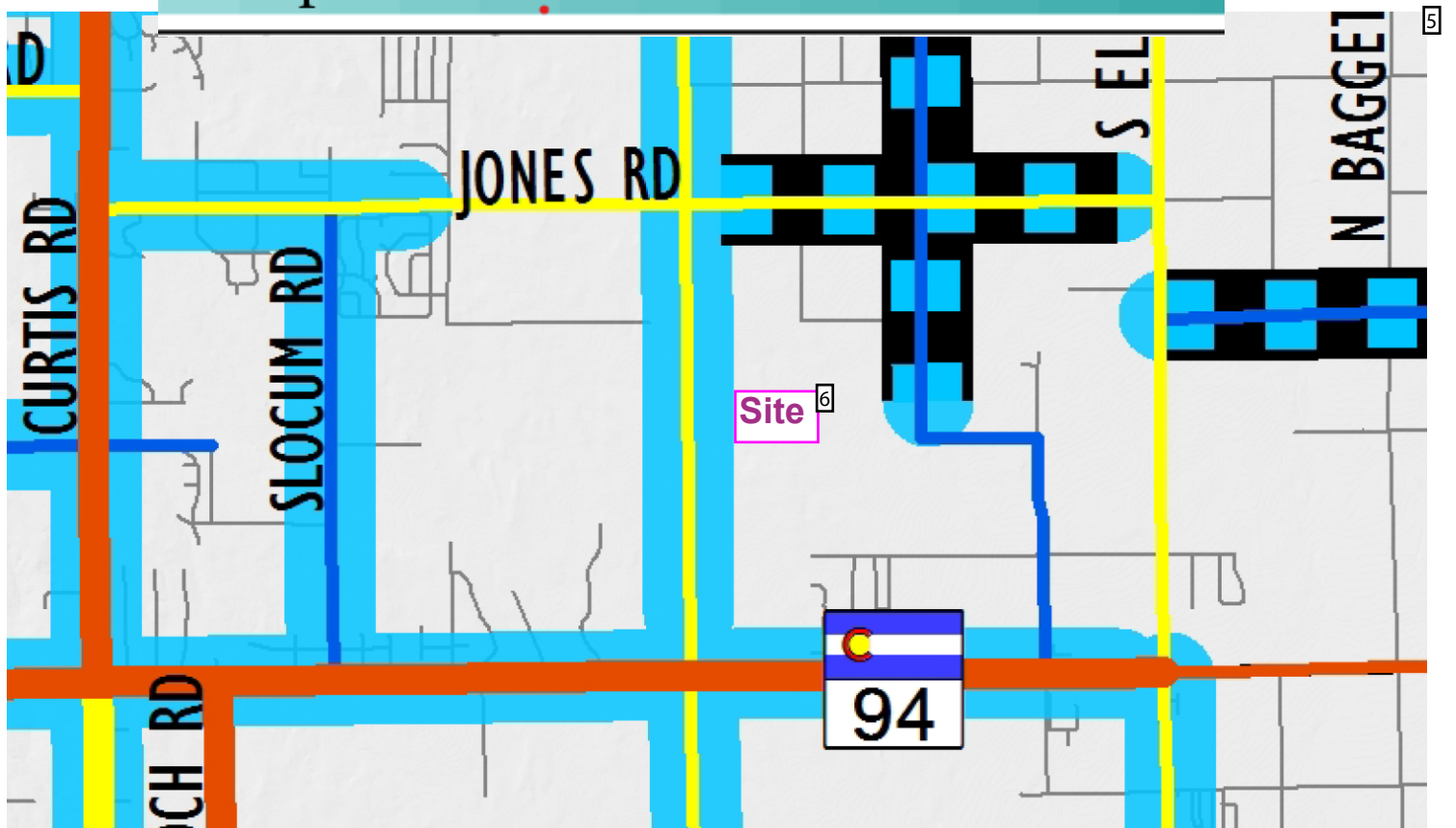
 Author: jchodsdon Subject: Sticky Note Date: 10/3/2023 2:14:05 PM

LSC Response: The report has been revised to include estimates of future background traffic that could be generated with the development of parcels to the east along and north of Joyful View.

Map 14: 2040 Functional Classification



Map 17: 2060 Corridor Preservation



	Number: 1	Author: jchodsdon	Subject: Stamp	Date: 6/30/2023 1:40:11 PM
	Number: 2	Author: jchodsdon	Subject: Stamp	Date: 6/30/2023 1:43:58 PM
	Number: 3	Author: jchodsdon	Subject: Text Box	Date: 6/30/2023 1:43:31 PM
	Site			
	Number: 4	Author: jchodsdon	Subject: Stamp	Date: 6/30/2023 1:40:47 PM
	Number: 5	Author: jchodsdon	Subject: Stamp	Date: 6/30/2023 1:43:18 PM
	Number: 6	Author: jchodsdon	Subject: Text Box	Date: 6/30/2023 1:43:20 PM
	Site			