

August 4, 2020

Ms. Connie Valenti, Secretary
Township of Berkeley Heights Planning Board
Berkeley Heights Municipal Building
29 Park Avenue
Berkeley Heights, New Jersey 07922

**RE: Lone Pine Drive Urban Renewal LLC
Traffic Evaluation Update
Block 703, Lots 3, 4 and 8
Township of Berkeley Heights, Union County
BCG File No. 080955-C1-001**

Dear Ms. Valenti:

We have reviewed the Traffic Engineering Evaluation for this project dated February 13, 2019 prepared by our office. The within application proposes to increase the number of units within this development from 170 units to 173 units. As such, we have recalculated the trip generation for this redevelopment project using the increased unit count.

As illustrated in Table 2A (attached), this increase of three (3) units will result in one (1) additional trip during the AM peak hour (exiting trip) and one (1) additional trip during the PM peak hour (entering trip.) These trip generation calculations continue to be based upon the data contained in the ITE Trip Generation Manual, 10th Edition. This is a negligible change and will have no impact on the level of service calculations or the findings of our original report.

Should you have any questions or require any additional information, please do not hesitate to contact our office.

Sincerely,



Eric L. Keller, P.E., P.P., LEED AP
Vice President

Attachment

Cc: Andy S. Norin, Esq.
Lone Pine Drive Urban Renewal, LLC

LONE PINE DRIVE URBAN RENEWAL, LLC

Table 2A - Trip Generation Summary

8/4/2020

| CODE | LAND USE | AMOUNT | <u>WEEKDAY</u> | | | | | |
|---------------------------------------|--|-----------|----------------|----------|----------|--------------|----------|----------|
| | | | AM PEAK HOUR | | | PM PEAK HOUR | | |
| | | | IN | OUT | TOTAL | IN | OUT | TOTAL |
| Original Application (2019) | | | | | | | | |
| 223 | Multifamily Housing (Mid-Rise)(Avg Rate) | 170 units | 15 | 43 | 58 | 45 | 29 | 74 |
| Current Application (2020) | | | | | | | | |
| 223 | Multifamily Housing (Mid-Rise)(Avg Rate) | 173 units | 15 | 44 | 59 | 46 | 29 | 75 |
| TOTAL NEW TRIPS - NET INCREASE | | | 0 | 1 | 1 | 1 | 0 | 1 |

Source: *Trip Generation, 10th Edition*, published by the Institute of Transportation Engineers (ITE)