

Department of Engineering and Public Works

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"An Equal Opportunity Affirmative Action Employer" April 26, 2022

John M. Donaldson, PE, PTOE JMD Engineering, Inc. 12773 Forest Hill Blvd, Suite 204 Wellington, FL 33414

RE: 354 SE 5th Avenue Townhomes

Project #: 220404

Traffic Performance Standards (TPS) Review

Dear Mr. Donaldson:

The Palm Beach County Traffic Division has reviewed the above referenced project Traffic Impact Statement, dated March 31, 2022, pursuant to the Traffic Performance Standards in Article 12 of the Palm Beach County (PBC) Unified Land Development Code (ULDC). The project is summarized as follows:

Municipality: Delray Beach

Location: West side of SE 5th Avenue, about 140 feet north of SE

4th Street

PCN: 12-43-46-21-01-104-0070

Access: Access connection onto existing alley west of the site

connecting onto SE 4th

(As used in the study and is NOT necessarily an approval by the County through this TPS letter)

Existing Uses: Vacant

Proposed Uses: Multi-Family Residential = 8 DUs

New Daily Trips:

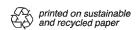
59

New Peak Hour Trips: 4 (1/3) AM; 4 (3/1) PM **Build-out:** December 31, 2025

Based on our review, the Traffic Division has determined the proposed development generates less than 20 peak hour trips; therefore, the project <u>meets</u> the TPS of Palm Beach County.

Please note the receipt of a TPS approval letter does not constitute the review and issuance of a Palm Beach County Right-of-Way (R/W) Construction Permit nor does it eliminate any requirements that may be deemed as site related. For work within Palm Beach County R/W, a detailed review of the project will be provided upon submittal for a R/W permit application. The project is required to comply with all Palm Beach County standards and may include R/W dedication.

No building permits are to be issued by the City after the build-out date specified above or as approved by the City. The County traffic concurrency approval is subject to the Project Aggregation Rules set forth in the Traffic Performance Standards Ordinance.





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The approval letter shall be valid no longer than one year from date of issuance, unless an application for a Site Specific Development Order has been approved, an application for a Site Specific Development Order has been submitted, or the approval letter has been superseded by another approval letter for the same property.

If you have any questions regarding this determination, please contact me at 561-684-4030 or email HAkif@pbcgov.org.

Sincerely,

Hanane Akif, P.E. Professional Engineer Traffic Division

QB:HA:cw

ec:

Anthea Gianniotes, AICP, Director of Development Services, City of Delray Beach Quazi Bari, P.E., PTOE, Manager – Growth Management, Traffic Division

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