

September 18, 2019

Riverland Associates III, LLLP
Attn: Mr. Mike Fogarty
1600 Sawgrass Corporate Parkway, Suite 400
Sunrise, FL 33323

Re: Riverland/Kennedy DRI – Parcel C - #PTC19-090

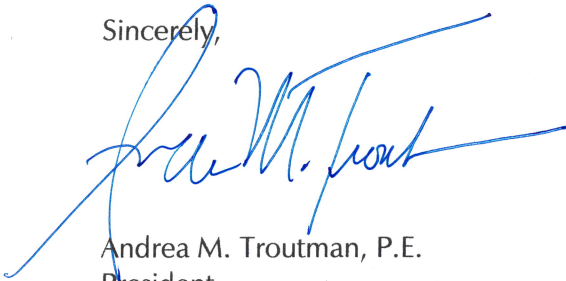
Dear Mr. Fogarty:

The purpose of this letter is to provide the trip generation statement required in Condition 17 of the Development Order (Resolution 16-R52) for the above referenced project.

Attachment 1 provides the Daily, AM peak hour and PM peak hour trip generation for the proposed 1,250 single family adult restricted units for Parcel C. Also shown on this attachment are the trips for the approved 1,087 single family adult restricted units for Parcel A. Condition 19 requires the construction of Community Boulevard from Discovery Way to E/W 3 with development generating 828 PM peak hour trips. As shown on Attachment 1, the cumulative trips generated by the development of Parcels A and C do not require the construction of Community Boulevard from Discovery Way to E/W 3.

Please contact me at atrouman@pindertroutman.com if you need any additional information or have any questions.

Sincerely,



Andrea M. Troutman, P.E.
President

Attachment

Andrea M. Troutman, State of Florida, Professional Engineer, License No. 45409

This item has been electronically signed and sealed by Andrea M. Troutman, P.E. on 9/18/19 using a Digital Signature. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

Attachment 1
Riverland/Kennedy DRI - Parcel C
Trip Generation

DAILY

Parcel	Land Use	ITE Code	Intensity	Trip Generation Rate (1)	Total Trips
Proposed Parcel C	Senior Adult Housing - Detached	251	1,250 DUs	$\text{Ln}(T) = 0.88\text{Ln}(X) + 2.28$	5,194
Approved Parcel A	Senior Adult Housing - Detached	251	1,087 DUs	$\text{Ln}(T) = 0.88\text{Ln}(X) + 2.28$	4,593
Total	Total				9,787

AM PEAK

Parcel	Land Use	ITE Code	Intensity	Trip Generation Rate (1)	Total Trips		
					In	Out	Total
Proposed Parcel C	Senior Adult Housing - Detached	251	1,250 DUs	$\text{Ln}(T) = 0.76\text{Ln}(X) + 0.21 (33/67)$	92	187	279
Approved Parcel A	Senior Adult Housing - Detached	251	1,087 DUs	$\text{Ln}(T) = 0.76\text{Ln}(X) + 0.21 (33/67)$	83	167	250
Total	Total				175	354	529

PM PEAK

PM PEAK

Parcel	Land Use	ITE Code	Intensity	Trip Generation Rate (1)	Total Trips		
					In	Out	Total
Proposed Parcel C	Senior Adult Housing - Detached	251	1,250 DUs	$\text{Ln}(T) = 0.78\text{Ln}(X) + 0.28 (61/39)$	210	135	345
Approved Parcel A	Senior Adult Housing - Detached	251	1,087 DUs	$\text{Ln}(T) = 0.78\text{Ln}(X) + 0.28 (61/39)$	188	121	309
Total	Total				398	256	654

(1) Source: Institute of Transportation Engineers (ITE), Trip Generation, 10th Edition.