



MEMORANDUM

TO: Bethany Grubbs, Senior Planner , Planning & Zoning

THRU: Clyde Cuffy, P.E. – Regulatory Division Director, Public Works

FROM: John Kwasnicki - Inspections Manager, Public Works

DATE: March 12, 2025

SUBJECT: P24-152 Gatlin Pointe Phase II - Harbor Village
Traffic Generation, Stacking & Circulation Approval

This application and Drive-thru queueing analysis prepared by MacKenzie Engineering & Planning, Inc. dated January 13, 2025 has been reviewed by the Public Works Department and the transportation elements of the project were found to be in compliance with the adopted level of service and requirements of Chapter 156 of City Code, and Public Works Policy 19-01pwd.

The subject development proposes to construct two (2) restaurant bays, each with a single drive-thru lane. Based on the queueing analysis prepared by MacKenzie Engineering & Planning, Inc. a total of seven (7) vehicles were observed using the drive-thru lane during the peak hour at three (3) other locations. This development proposes a 160-foot drive-thru lane at each restaurant, sufficient to accommodate a minimum of eight (8) vehicles at each lane.