

# MEMO

**To:** Brad Shockley, Subdivision

**From:** John Janowski, Transportation

**Subject:** 20 Montchanin Bank (2011-0201-S)

**Date:** Thursday, April 14, 2011

Based on information contained in this application and staff evaluation, the Transportation Section has determined that it requires a Preliminary Traffic Analysis (PTA). This requirement is in accordance with Chapter 40, Articles 11 and 31 of the New Castle County Code. Attached is the Fact Sheet for subject Traffic Analysis Zone 72.

The Applicant is responsible for providing the following traffic data:

1. Approximate vehicle trips per day during the week and on the weekend, and the a.m. and p.m. peak hour trips generated by the proposed development.
2. Road conditions and access geometry including roadway surface, horizontal, and vertical alignment conditions associated with the ingress and egress locations to the adjoining roadway.
3. Accident data for the last three years for the roadways with ingress and egress locations, within the Area of Influence.
4. Existing peak hour Level of Service (LOS) at intersections within the Area of Influence, if available.
5. Previously recorded transportation notes or restrictions.
6. All other County Code requirements.

Please contact me if you have any questions.

cc. Bill Brockenbrough, DelDOT  
Troy Brestel, DelDOT  
Dan Blevins, WILMAPCO  
John Laznik, UD Center for Applied Demography & Survey Research

**Preliminary Traffic Analysis (PTA)/  
Wilmington Area Planning Council (WILMAPCO)  
Regional Transportation Plan (RTP)  
Fact Sheet**

**Date:** Tuesday, April 12, 2011

**Application:** 20 Montchanin Bank (2011-0201-S)

**Location:** Montchanin Road (east side), south of Route 141

**Status:** Exploratory Minor Land Development Plan (with partial rezoning from OR to CN)

**Traffic Analysis Zone (TAZ):** 72

	<b>Estimated Development Yield</b>	<b>WILMAPCO Estimated Existing (2010)</b>	<b>WILMAPCO RTP Projection (2030)</b>
<b>Employment</b>			
Natural Resources		2	1
Construction		23	31
Manufacturing		51	29
Transport, Trade, Utilities		68	54
Information		5	4
Finance		48	43
Business		106	120
Hospitality		188	216
Health		40	38
Services		20	19
Public Administration		3	2
Total	10	554	557

**Dwelling Units**

Single Family

Semi-Detached

Townhouses

Apartments

Total	36	52
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**Population**

96	127
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**Vehicle Ownership**

**Comments:** This proposed development may slightly exceed the WILMAPCO future Employment projection.