

CITY OF NEW BRAUNFELS TRAFFIC IMPACT ANALYSIS (TIA) WORKSHEET

Complete this worksheet as a requirement for zoning, master plan, plat and permit as specified in City of New Braunfels Code of Ordinances Sections 114-99 and 118-46.
 Note: The Code provides the *minimum information for a TIA report and it is recommended that a scoping meeting be scheduled with the Engineering Division.*

Section 1: General Information

Project Name: Johnny's Backyards (Children Play Sets Storage Sheds) Date: 8/26/2021
 Subdivision Plat Name: Comal County Joint Venture Subd. Project Address/Location: 2755 IH 35S, N13, TX 78132
 Location? ☒ City of New Braunfels ☐ New Braunfels ETJ ☒ Comal County ☐ Guadalupe County
 Owner Name: Johnny Valente Owner Email: gigao.johnnybackyard@aol.com
 Owner Address: 13042 W IH 10 Manor TX 78124 Owner Phone: _____
 Preparer Company: AP Architects LLC
 Preparer Name: Alan G. Peters Preparer Email: alan.apa@gmail.com
 Preparer Address: 1130 W. Blanco Rd, San Antonio, TX Preparer Phone: 210.986.0218
 TIA scoping meeting with City Engineering ☐ Yes. Date: _____ ☐ No. Complete Page 1 only.
 Division staff? (required for reports) ☐ Yes. Complete Pages 1 and 2.
 Application Type or Reason for TIA Worksheet/Report
☒ Zoning/Concept Plan/Detail Plan ☐ Master Plan ☐ Preliminary Plat ☐ Final Plat ☐ Permit ☐ Other
 TIA Submittal Type (A TIA Worksheet is required with all zoning, plan, plat and permit applications)
☒ TIA Worksheet Only (100 peak hour trips or less) ☐ Level 1 TIA Report (101-500 peak hour trips)
☐ TIA Worksheet Only - Previous TIA Report Approved ☐ Level 2 TIA Report (501-1,000 peak hour trips)
☐ TIA Worksheet Only - Previous TIA Report not required (supporting documentation may be required) ☐ Level 3 TIA Report (1,001 or more peak hour trips)

Section 2: Proposed Land Use and Trip Information for Application

Unit	Land Use	ITE Code ¹	ITE Unit ²	Est. Project Units	Critical Peak Hour	AM Peak Hour Rate	PM Peak Hour Rate	WKND Peak Hour Rate	Daily Trip Rate	AM Peak Hour Trips	PM Peak Hour Trips	WKND Peak Hour Trips	Daily Trips
	Furniture Store	890	KSF	2,500		0.52	0.70	1.10		1	2	3	
Total from additional tabulation sheet (if necessary):										Total: 1			3

¹Institute of Transportation Engineers (ITE) Trip Generation, 11th Edition or most recent; ²E.g., Dwelling Units, Acres, Employees, KSF, etc.

Internal Use Only Reviewed by: _____ Date: _____
☐ TIA Worksheet is acceptable. ☐ TIA Worksheet requires corrections. ☐ TIA Report required. ☐ TIA Report not required.
 TIA Worksheet Revised 10/2021