CITY OF NEW BRAUNFELS TRAFFIC IMPACT ANALYSIS (TIA) DETERMINATION FORM

Complete this form to determine Traffic Impact Analysis requirements.
A site exhibit must be with this form to be considered a complete submittal.
Note: The final decision on intersections to be included within the TIA will be established by City Staff and listed within the approved scope.

Section 1: General Information

General Information			
Project Name: 257 E. South St			Date: 8-1-22
Subdivision Plat Name: CBD, Caskell, Comal, Union		Project Address/Location: 257 E. South St	
Location?	☒ City of New Braunfels	☐ New Braunfels ETJ	☐ Comal County ☐ Guadalupe County
Owner Name: Matthew Hoyt		Owner Email: matthewehoyt@gmail.com	
Owner Address: 444 W. Edgewater Terrace		Owner Phone: 254-744-0312	
Preparer Company:			
Preparer Name: Matthew Hoyt		Preparer Email: matthewehoyt@gmail.com	
Preparer Address: 444 W. Edgewater Terrace		Preparer Phone: 254-744-0312	
Application Type or Reason for TIA Worksheet/Report			
☐ Master Plan	☐ Preliminary Plat	☐ Final Plat	☐ Commercial Permit ☒ Zoning
TIA Submittal Type (A TIA Worksheet is required with all zoning, plan and plat applications)			
☑ TIA Worksheet Only (100 peak hour trips or less)		☐ Level 1 TIA Report (101-500 peak hour trips)	
☐ Level 2 TIA Report (501-1,000 peak hour trips)		☐ Level 3 TIA Report (1,001 or more peak hour trips)	
Previously Approved TIA (Required if this project is part of a development with a previously approved TIA report)			
Previously Approved TIA Report Name:		City Approval Date:	
TxDOT Access Approved?			
☐ Yes	☑ No	☐ Not Applicable	

JP

Section 2: Proposed Land Use and Trip Information for Application

Land Use	ITE Code[1]	ITE Unit[2]	Est. Project Units	AM Peak Hour Rate	PM Peak Hour Rate	WKND Peak Hour Rate	AM Peak Hour Trips	PM Peak Hour Trips	WKND Peak Hour Trips
General Office	710	KSF	11	1.52	1.44	0.53	16.7	15.8	5.8
Total from additional tabulation sheet (if necessary):									
Total:									

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