

August 8, 2022

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City of Columbus
111 N. Front Street
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RE: Disposition of Comments for the Gahanna Sheetz TIS submittal dated 4/22/22

The Gahanna Sheetz TIS was submitted on April 22, 2022. The City of Columbus provided comments via the City of Gahanna on August 3, 2022. The comments are provided below, followed by the Carpenter Marty Transportation (CM) response in red.

- 1) The recommendations of this study and any consideration for installing a traffic signal at the intersection of Morse Road and Albany Chase should consider the potential improvements that might be required for the proposed development located at the southwest corner of the intersection of Morse Road and Preserve Crossing Boulevard.

CM Response: Improvements for the proposed development at the southwest corner of Morse Road & Preserve Crossing Boulevard are expected to be limited to turn lanes for access points only. It is our understanding that said development's access plan will be revised to remove the access aligning with Preserve Crossing Boulevard.

- 2) There would appear to be significant variations between the traffic volumes that were indicated to be counted along Morse Road between Albany Chase and Collingwood Pointe Place. In consideration that only a single right-in/right-out access point is present between these two intersections and the two counts were indicated to be conducted at the same time, there should be further investigation into these traffic counts to determine whether either of these traffic counts might be considered more reliable than the other.

CM Response: There appears to have been processing errors for the Morse Road and Collingwood Pointe intersection data collection. However, cross access to the adjacent development to the east has been removed. Thus, this intersection was removed from the study.

- 3) Regarding the growth rate used in this study, typically growth rates would be requested from the Mid-Ohio Regional Planning Commission for traffic impact studies within the City of Columbus.

CM Response: The 1% growth rate determined based on TDMS data was approved by the GPD Group as the contracted reviewing agency for the City of Gahanna. Additionally, ODOT Peak Hour to Design Hour Factors were applied to the count data per GPD comment, which further increased the analyzed volumes as compared to the collected

volumes. As a result, analysis was conducted maintaining the growth rates previously approved.

- 4) Regarding the Horizon Year used in this study, typically 10 years beyond the Opening year would be used for traffic impact studies within the City of Columbus.

CM Response: The 20-year Horizon Year was set based on requirements from the City of Gahanna.

- 5) For consistency with review of traffic impact studies for other Sheetz locations within the City of Columbus, the trip generation estimates for this study should utilize Land Use Code 945 (VFP 9-15) and 6,070 square feet as the independent variable.

CM Response: Trip generation has been updated to correctly reflect the site plan.

- 6) Regarding the distribution of site trips for this study, the signal warrant analyses and any evaluation that would assume a traffic signal at the intersection of Morse Road and Albany Chase should assume that 25% of exiting traffic should make a northbound left turn at this intersection rather than assuming that 5% of existing traffic would make a northbound right turn and then turn around in the roundabout east of the site.

CM Response: Complied.

- 7) The traffic signal warrant analyses for the intersection of Morse Road and Albany Chase will need to utilize 2 lanes on the minor street approach in consideration of the existing intersection configuration and the existing and anticipated intersection traffic patterns.

CM Response: Complied.

- 8) In the hourly trip distribution for Land Use Code 945, it would appear that Land Use Code 960 is indicated for the "Weekday Entry/Exit" instead of Land Use Code 945.

CM Response: Corrected.

- 9) In the hourly trip distribution for Land Use Code 945, it would appear that the indicated percentages for GFA (2-4k) were utilized instead of the indicated percentages for GFA (4-10k).

CM Response: Corrected.

- 10) Regarding the AM and PM Build volume plates, it would appear that the diverted volumes were omitted from the westbound through movements at the intersections of Morse Road and Site Access 1 and Morse Road and Collingwood Pointe Place.

CM Response: Diverted trips are no longer considered based on potential signalization of Morse Road & Albany Chase Road. Additionally, the Collingwood Pointe Place intersection has been removed from the analysis.

- 11) A Traffic Study Scoping document was indicated to be provided in Appendix A, but the referenced document does not appear to have been included in this submittal.

CM Response: The scoping document has been added to Appendix A.