



Clinton Smith <clinton.smith@como.gov>

Porposed Text Amendments to UDC

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Clint,

In section 29-3.3(jj)(2)(viii), a "traffic impact analysis" is required. A traffic impact analysis has a particular connotation that may construed as requiring traffic counts to be taken and an in-depth study, which is often overkill for a drive thru. May I suggest this be amended to:

"A traffic generation study or traffic impact analysis, as required by the City Traffic Engineer,..."

Often a review of the drive thru traffic generation and staking can show that the staking will have no impact to the adjacent streets and critical circulation paths without the need to gather existing traffic counts. When it is not simple or a generation report shows the impacts may be present, the traffic engineer can require the impact analysis.

In 29-5.1 (5)(ii), can something like the following be added to the change:

"If a required easement conflicts with any M-DT requirements in 29-4.2, this conflict will be an approved nonconformity."

Thanks,



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