Good afternoon Rep. Ley,

The Transportation, Traffic and Parking Bureau has reviewed the potential impacts of the proposed 35 Crescent Street Redevelopment and we prepared the following traffic statement summarizing our findings.

The Site is located approximately 400 feet from the Glenbrook Train Station, to the east of the signalized intersection of Glenbrook Road and Crescent Street. The proposed redevelopment of the Site will include approximately 51 units of multifamily housing. Access to the Site will remain similar as the existing conditions, with direct access to Crescent Street.

The anticipated number of trips that will be generated by the proposed redevelopment is based on rates for Multi-Family Housing (Low-Rise), established by the Institute of Transportation Engineers (ITE) Trip Generation Manual 11th Edition. The use of these rates from ITE represents the standard practice for estimating traffic volumes and is appropriate for the proposed land uses. Given the proximity of the Site from/to Glenbrook Train Station, the rates for Multi-Family Housing (Low-Rise) Close to Rail Transit (Land Use Code 220) has been used. Based on the ITE rates, the Site is expected to generate a total of 19 vehicle trips (5 entering and 14 exiting) and 31 vehicle trips (19 entering and 12 exiting) during the weekday morning and weekday afternoon peak periods, respectively. Throughout the day the Site is expected to generate a total of 241 trips (120 entering and 121 exiting). It should be noted that the estimated trip generation based on ITE rates are conservative as they do not take into account the previous use of the building.

CTDOT available traffic volume data along the roadways in the vicinity of the Site has also been reviewed. The CTDOT historical data (attached) shows that Glenbrook Road southwest of Cowing Place, which is just north of the Site, carried 11,900 daily vehicle trips with 849 trips and 1,064 trips during the weekday morning and weekday afternoon peak hour, respectively in 2020. A comparison of the site-generated trips with the existing traffic volumes along the roadway adjacent the Site indicates that the site-generated trips are negligible and can be accommodated by the existing roadway network. It is the Transportation Bureau's professional opinion that the proposed 35 Crescent Street Redevelopment will not adversely impact traffic.

Please let me know if you have any questions.

Thank you,
Frank

Frank W. Petise, P.E.
Transportation Bureau Chief
City of Stamford

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See an issue? Let us know and track the progress.
www.stamfordct.gov/Fixit

Status: OK   [South]   [Combined]   [North]   [Class]   [Speed]

STAM-147 - Combined - n/s   [373]-Glenbrook Road - 1.27 mi   SW of Cowing Place

Collected during COVID-19 epoch

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                                          03-Aug   04-Aug   05-Aug   06-Aug
                                            Mon      Tue      Wed      Thu
Town...............................Stamford  12:00am          73       64       75
Station................................147   01:00am          47       39       55
Location............. 41.071784,-73.520157   02:00am          37       32       40
Posted Speed Limit..................25 MPH   03:00am          31       29       31
2015-Minor Arterial  4..........2015-Urban   04:00am          40       54       42
Start Report............03-Aug-2020 10:00AM  05:00am         151      158      146
End Report..............06-Aug-2020 09:00AM  06:00am         374      464      483
Annualized ADT.........................11900 07:00am         624      746      772
24-Hour Count....12280 * G4(0.95) = 11666.0  08:00am         727      849      811
Day 1...........+10660 * G4(0.95) = 21793.0  09:00am    x    719      854        x
Day 2...........+14647 * G4(0.95) = 35707.7  10:00am  754    680      771
UnRounded AADT........35707.7 / 3 = 11902.6  11:00am  744    737      988
 OK    2020 Mon 03-Aug -this report-...11900 12:00pm  844    891     1125
 OK    2017 Wed 29-Nov ...............15700  01:00pm  777    680     1123
 REV   2011 Tue 08-Nov ...............13700  02:00pm  844    736     1087
 OK    2008 Mon 06-Oct ...............14700  03:00pm  973    618     1066
                                             04:00pm  969    658     1059
                                             05:00pm  880    612     1064
                                             06:00pm  751    565      890
                                             07:00pm  637    526      752
                                             08:00pm  509    497      636
                                             09:00pm  434    318      370
                                             10:00pm  242    205      281
                                             11:00pm   99    114      146
                                             Totals  9457  10660    14647     2455
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