



CITY OF NORMAN

Development Review Form

Transportation Impacts

DATE: November 19, 2013

STAFF REVIEW BY: David R. Riesland, P.E.
City Traffic Engineer

PROJECT NAME: Flaming Oaks Estates Lot 4 Block 2
Owner/Designer: Desiree Cashman
Engineer: Converse Surveying
Traffic Engineer: None

PROJECT TYPE: Residential

SURROUNDING ENVIRONMENT (Streets, Developments)

Country residential surrounds the Flaming Oaks Estates. The project takes access along Lindsey Street at Flaming Oaks Drive. All access to individual lots is from Flaming Oaks Drive. Lindsey Street is the main east/west roadway. 60th Avenue SE is the main north/south roadway.

ALLOWABLE ACCESS:

Proposed access is in accordance with Section 4018 of the City's Engineering Design Criteria.

EXISTING STREET CHARACTERISTICS (Lanes, Speed Limits, Sight Distance, Medians)

Lindsey Street: 2 lanes (existing/future). Speed Limit - 50 mph. No sight distance problems. No median.

60th Avenue SE: 2 lanes (existing/future). Speed Limit - 50 mph. No sight distance problems. No median.

ACCESS MANAGEMENT CODE COMPLIANCE: YES NO

Proposed number of access points along for the development is in compliance with what is allowed in the subdivision regulations.

TRIP GENERATION (new trips from 2 additional lots)

	Total	In	Out
Weekday	10	5	5
A.M. Peak Hour	2	1	1
P.M. Peak Hour	2	1	1

TRANSPORTATION IMPACT STUDY REQUIRED? YES NO

The trip generation potential for this development is well below the threshold for when a traffic impact study is required. No negative impacts are anticipated.

RECOMMENDATION: APPROVAL DENIAL N/A STIPULATIONS

Recommendations for Approval refer only to the transportation impact and do not constitute an endorsement from City Staff.

The proposed plat of Lot 4, Block 2 will increase the total number of single family residential homes in the Flaming Oaks Estates from 65 to 67. The two new lots are being added near the intersection of Flaming Oaks Drive and Lindsey Street. The plat shows a Limits of No Access for these two new lots along their 60th Avenue SE and Lindsey Street frontage as well as along the median divided portion of Flaming Oaks Drive. This will require both new lots to access the non-median divided portion of Flaming Oaks Drive. Staff supports this access for these two new lots.