

PLANNING AND DEVELOPMENT DEPARTMENT



MEMORANDUM

**DATE:** 06/05/2019

**TO:** Connor Corrigan  
City Planner I

**FROM:** Soliman Peter Salem  
City Planner Supervisor

**SUBJECT: TRANSPORTATION REVIEW OF 2019-0373 PERCY OAKS PARTNERS  
PUD**

Lem Turner Road (SR-115), from the I-295 to Gerald Road, is the directly accessed functionally classified roadway. Lem Turner Road is a 2-lane undivided urbanized highway in this vicinity and is currently operating at 80% of capacity. This Lem Turner Road segment has a maximum daily capacity of 14,040 vpd and a 2018 daily traffic volume of 11,330 vpd.

This development of 44 units ITE 210 and 80 units of ITE 220 will generate 982 vpd.

\*The Transportation Planning Division conditions the following for approval:

1. This development is subject to mobility fee review.
2. Prior to construction, applicant must hold a pre-planning meeting with Development Services to provide for the protection of existing roadway facilities and tree canopy preservation on Newcomb Avenue during the construction phase.

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3. A traffic study must be provided to the City of Jacksonville Planning and Development Department prior to the final 10-set review. The traffic study, which will also analyze impacts to adjacent roadways, will be conducted by a professional traffic engineer, and a methodology meeting shall be held with the Transportation Planning Division and the City Traffic Engineer prior to the commencement of the study.
4. Sidewalks must be installed along all Percy Road frontage as there is no internal connectivity between recreation space and eastern single family homes.
5. Pursuant to Policy 4.1.5 of the Transportation Element of the 2030 Comprehensive Plan, the applicant must provide for the convenient and safe access by and securing of bicycles on site. The bicycle parking must be consistent with the requirements outlined in Part 6 of the Zoning Code.
6. All comments or conditions made by Transportation Planning Division or Traffic Engineering Division are required PUD/Zoning conditions of the Transportation Planning Division unless otherwise waived in writing by the Chief of Transportation Planning Division or waived by Planning Commission, LUZ Committee, or City Council.