



CONCURRENCY CAPACITY ANALYSIS

I. Site Data:

	Existing Use	Future Land Use	Zoning
North			
South			
East			
West			

	Future Land Use	Zoning Classification	Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage	Total Acreage	Flood Zone
Current					
**Proposed					N/A

II. Public Facilities Information:

A. Potable Water:	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.125 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day
**Proposed Zoning/FLU	Total gallons per day
**Change in Demand	Total gallons per day

* For "Current Zoning/FLU," assumed the maximum permitted under General Commercial (GC) (1.0 FAR) for all calculations

** For Proposed Zoning/FLU, included the existing and proposed buildings (0.1 FAR)

B. Wastewater:	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.1 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day
**Proposed Zoning/FLU	Total gallons per day
**Change in Demand	Total gallons per day

C. Parks and Recreation (Residential Classifications Only): (Du x 2.6 = persons + 44,227 = population /LOS)				
Park Type	LOS	Existing Population Park Demand	Proposed Population Park Demand	Change in Demand
Regional	20 acres per 1,000 people			
Urban District	5 acres per 1,000 people			
Community	2.5 acres per 1,000 people			
Neighborhood	1.36 acres per 1,000 people			

D. Public Schools (Residential Classifications Only):			<i>The residential units will serve as a family shelter to provide temporary and safe housing for families and their children.</i>
Single Family: (du x 0.405 = students/70% K-8/30% High)			
Multi-family: (du x 0.207 = students/70% K-8/30% High)			
	K-8	High	
School Name			
City			
Distance			
Current Zoning/FLU Enrollment Demand			
**Proposed Zoning/FLU Enrollment Demand			
**Change in Demand			

E. Solid Waste: Residential (2 yard serves 15 units, 4 yard serves 30 units, 6 yard serves 45 units, 8 yard serves 60 units)	
Demand Analysis	Maximum
Current Zoning/FLU	
**Proposed Zoning/FLU	
*Change in Demand	

F. Stormwater:
Potential increase in volume discharged due to increased impervious coverage, reduced groundwater seepage or loss of surface water storage impacting Adopted LOS of 25-year 3-day storm Pre vs. Post Runoff (Storm sewers to convey 5 year- 1 day storm event; Canals to convey 3 year – 1 day storm event)

Impact	
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III. Transportation Analysis: *Complete ITE Trip Generation Form (Attached)*

G. Transportation Analysis: Complete ITE Trip Generation Data Form

Most recent ITE Code for use; HCM Roadway Capacity

ITE Trip Generation, 12 ed.				
	Land Use Code	Weekday Trips	AM Peak Hour	PM Peak Hour
Proposed	253	87	8	9
Existing	815	135	13	13
	Total:	222	21	22

IV. Project Description

PHASING

Is this project (phase) part of a larger project? ☐ Yes ☐ No

If yes, enumerate each phase, the number of units or square footage in each phase and beginning/completion date.

Total Project: Residential Units:	Single Family:	Ph. 1 - 10,180 SF (includes 10 ACLF units) Ph. 2 - 17,820 SF (includes 18 ACLF units) Ph. 3 - 6,320 SF (includes 8 ACLF units)
Non-residential (square footage):		
Mixed-use (describe use):		
(If this is a single phase project, name it Phase I – Total)		

RESIDENTIAL DATA

Type	Phase	Number of Units	Acres	Expected beginning date	Expected completion date
Single-family, detached		Ph. 1 - 10,180 SF (includes 10 ACLF units) Ph. 2 - 17,820 SF (includes 18 ACLF units) Ph. 3 - 6,320 SF (includes 8 ACLF units)			
Single-family, attached					
Multi-family					
Other (specify)					

NON-RESIDENTIAL DATA					
Type(s) specify	Phase	Square footage	Acres	Expecting beginning date	Expected completion date
		Ph. 1 - 10,180 SF (includes 10 ACLF units) Ph. 2 - 17,820 SF (includes 18 ACLF units) Ph. 3 - 6,320 SF (includes 8 ACLF units)			

A. Indicate whether the proposed project will be eliminating any existing recreational facilities. If yes, detail the number and type being eliminated. ☐ Yes ☐ No

- B. 1. Does this application involve demolition or re-use of any structure(s)? ☐ Yes ☐ No
 If yes, what is the size of the structure(s) to be demolished or re-used? _____
2. What is the current use of the structure to be demolished or re-used? _____
3. Are you claiming trip credits for the demolition or re-use of a structure(s) at the site? ☐ Yes ☐ No
 If yes, provide estimates of credits for each previous use at the site. (Attach sheet with calculations)

Existing buildings and pole barn on site to remain

C. Exemptions Requested:

** Complete section if requesting a change in zoning, future land use, or expanding