



August 10, 2022

Trip Generation Statement
Chabad of North Fulton
10180 Johns Bridge Road
Ingenium Project No.: 200088

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PLANNING & ZONNING

SUP-22-0006 VC-22-0014
SUP-22-0007 VC-22-0015
SUP-22-0008 VC-22-0016

Narrative:

As requested, this memorandum relates to the Trip Generation and impact for the proposed improvements at the Chabad of North Fulton Complex.

The analysis includes:

- A Trip Generation for the existing conditions
- A Trip Generation for the proposed conditions
- Notes and Assumptions

Trip Generation:

See attached trip generation from the ITE Trip Generation Manual 11th Edition.

For purposes of this report, land uses for the project are categorized as follows:

Synagogue	561 – Synagogue
Daycare	565 – Day Care Center
Recreation Fields & Outdoor Basketball Court	488 – Soccer Complex
Gymnasium	493 – Athletic Club
Residences	210 - Single-Family Detached Housing

Notes and assumptions:

1. It shall be noted that the number of trips generated as a comparison between the existing and proposed condition may not be entirely accurate due to the fact that the site of the congregation is not immediately changing. The additional improvements as part of the project are only to enhance the existing facility, and not to attract more members for the Chabad.
2. Many of the members of this community adhere to the strict religious and cultural tradition of not driving on days of worship and holidays. Therefore, a reduction of 33% (approximately 1/3) was applied to the number of trips generated to approximate the number of the people in the community who walk to the Chabad to attend worship.



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The reduction has been applied to trips occurring on Saturday and trips to attend worship at the synagogue on Friday.

3. In order to most accurately capture the number of trips generated for the multi-purpose recreation fields, the Soccer Complex Land Use Category has been used because it most closely matches the intended use. These flat green areas will be used for children's sports and activities during camps, daycare, and other events. For purposes of this report, the outdoor basketball court, used in a similar manner to the multipurpose fields, has also been included in the soccer fields category. The existing site only contains one small field just west of the synagogue. In the proposed condition, there are the three small fields west of the synagogue and one larger field at the north end of the site. Because the fields at the Chabad are much smaller than a soccer field, the number of fields used in the analysis was based on square footage. The total area of outdoor recreation space in the proposed condition is 74,624 square feet, which is slightly larger than one soccer field. Based on the combined size of the fields and basketball court, one field has been used for the existing condition trip generation calculation, and two fields have been used for the proposed condition trip generation calculation, conservatively.
4. Note that AM and PM data is not currently available for Saturday for the Synagogue land use category. Therefore, this report only contains Saturday peak hour data.
5. On Saturdays, the primary use for the facility is worship in the Synagogue. There are no sports or other recreation activities on these days and anyone who would participate in daycare would already be at the Chabad for worship. Therefore, daycare, soccer complex, and athletic club are not included in the Saturday calculation.
6. Note that Friday AM Peak hour data is not currently available for the land uses considered in this report. Therefore, weekday AM peak data has been used in the results table for Friday, conservatively.
7. To more accurately capture the number of trips generated by the future gym, the Athletic Club land use category has been used. The density considered correlates to the number of members in the Chabad community.



Trip Generation Results:

The following tables provide trip generation results for the existing condition.

Table 1: Weekday Peak Hour (Existing)								
Land Use	Density	ITE Code	AM Peak Hour			PM Peak Hour		
			Enter	Exit	Total	Enter	Exit	Total
<i>Daycare</i>	<i>22 Students</i>	565	9	8	17	4	4	8
<i>Residences</i>	<i>30 Residents</i>	210	2	4	6	6	3	9
<i>Recreation Fields and Basketball Court</i>	<i>1 Field³</i>	488	1	1	2	8	9	17
Total AM Trips					25	Total PM Trips		34

Table 2: Friday Peak Hour (Existing)								
Land Use	Density	ITE Code	AM Peak Hour			PM Peak Hour		
			Enter	Exit	Total	Enter	Exit	Total
<i>Synagogue</i>	<i>120 Member Families</i>	561	0	0	0	11	7	18
<i>Daycare</i>	<i>22 Students</i>	565	9	8	17	4	4	8
<i>Residences</i>	<i>30 Residents</i>	210	2	4	6	6	3	9
<i>Recreation Fields and Basketball Court</i>	<i>1 Field³</i>	488	1	1	2	0	0	0
Total AM Trips					25	Total PM Trips		35

*Note: 33% reduction applied for Synagogue use only.

Table 3: Saturday Peak Hour (Existing)					
Land Use	Density	ITE Code	Peak Hour ⁴		
			Enter	Exit	Total
<i>Synagogue</i>	<i>120 Member Families</i>	561	9	13	22
<i>Residences</i>	<i>30 Residents</i>	210	3	3	6
Total Trips					28

*Note: 33% reduction applied for all uses.



Table 4, 5, and 6 provide trip generation results for the proposed condition.

Table 4: Weekday Peak Hour (Proposed)								
Land Use	Density	ITE Code	AM Peak Hour			PM Peak Hour		
			Enter	Exit	Total	Enter	Exit	Total
Daycare	22 Students	565	9	8	17	4	4	8
Residences	20 Residents	210	1	3	4	4	2	6
Recreation Fields and Basketball Court	4 Fields and 1 Court ³	488	2	2	4	16	18	34
Gymnasium ⁷	300 Members	493	13	8	21	13	8	21
					Total AM Trips	46	Total PM Trips	69

Table 5: Friday Peak Hour (Proposed)								
Land Use	Density	ITE Code	AM Peak Hour			PM Peak Hour		
			Enter	Exit	Total	Enter	Exit	Total
Synagogue	120 Member Families	561	0	0	0	11	7	18
Daycare	22 Students	565	9	8	17	4	4	8
Residences	20 Residents	210	1	3	4	4	2	6
Recreation Fields and Basketball Court	4 Fields and 1 Court ³	488	2	2	4	0	0	0
Gymnasium ⁷	300 Members	493	13	8	21	0	0	0
					Total AM Trips	46	Total PM Trips	32

*Note: 33% reduction applied for Synagogue use only.

Table 6: Saturday Peak Hour (Proposed)						
Land Use	Density	ITE Code	Peak Hour ⁴			
			Enter	Exit	Total	
Synagogue	120 Member Families	561	9	13	22	
Residences	20 Residents	210	2	1	3	
					Total Trips	25

*Note: 33% reduction applied for all uses.

The following table provides a summary of the data shown above, comparing the trips generated for the existing and proposed conditions

Table 7: Summary of Change in Vehicle Trips from Existing to Proposed			
Time Period	Existing Total Trips	Proposed Total Trips	Difference
Weekday AM Peak	25	46	+21
Weekday PM Peak	34	69	+35
Friday AM Peak	25	46	+21
Friday PM Peak	35	32	-3
Saturday Peak	28	25	-3





August 12, 2012

Attn: Ruchi Agarwal
City of Johns Creek
11360 Lakefield Drive
Johns Creek, Georgia 30097

Ruchi,

This letter shall serve to clarify the attendance at our worship services as it relates to the use of the parking lot.

The primary time our center is used for communal worship is for Sabbath services on the weekends, specifically on Friday nights and Saturday mornings.

On an average Sabbath we have approximately 120 attendees. This has been consistent for the last ten years, aside for a dip during the height of the Covid pandemic. Due to the fact that Orthodox (Torah) law prohibits the use of automobiles on the Sabbath, many people that attend service arrive by foot and do not use a car. As members grow in their religious observance, many of them relocate to live within walking distance of the Synagogue so that they can walk.

On average more than a third of the worshippers arrive by foot and not with a vehicle.

If you need any further information please feel free to let me know.

Sincerely,

A handwritten signature in blue ink, appearing to read "H. Minkowicz".

Rabbi Hirshy Minkowicz

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August 10, 2022

To whom it may concern:

We operate an Orthodox (Chabad) Synagogue in Marietta, Georgia.

Our sanctuary is 5000 square feet and we average approximately 150 worshippers on the weekend when our primary worship takes place.

As we are an orthodox Synagogue we encourage people to follow the orthodox laws and practices. As such on an average weekend there are approximately 50 people (a third of the worshippers) that walk to services and do not use their vehicles as is required by Jewish law.

If you need any further information please feel free to reach out.

Sincerely,

Ephraim Silverman

Rabbi Ephraim Silverman

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Ephraim L. Silverman, Rabbi
Chani Silverman, Education Director

Musy Wolf, Youth Director
Marisol Baranes, Administrator