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## **MEMORANDUM**

**To:** John Gunn, Chairman  
City of Beacon Planning Board

**Cc:** New York State Department of Transportation  
Lanc & Tully  
John Clarke Planning & Design  
Creighton Manning Engineering  
Keane & Beane, P.C.

**From:** Richard G. D'Andrea, P.E., PTOE

**Date:** May 6, 2019

**Re:** Post-Implementation Monitoring  
511 Fishkill Avenue  
City of Beacon, New York  
MC Project No. 18008832A

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As part of the SEQRA and Site Plan review process for the 511 Fishkill Avenue development and at the request of the New York State Department of Transportation (NYSDOT), a Post Implementation Monitoring Study will be prepared to identify actual traffic conditions after occupancy of the development. The purpose of this study will be to identify any significant variances in the amount of traffic generated by the project and the arrival and departure distributions of the traffic in order to assess the need for any further traffic mitigation based on actual traffic data collected at the Site post-occupancy. These actual traffic data will be used in comparison to the traffic projections and mitigations included as part of the project SEQRA and Site Plan review.

As requested by the NYSDOT the Post-Implementation Monitoring will be conducted two (2) and four (4) years after the initial occupancy of the project. The monitoring will be conducted by installing an Automatic Traffic Recorder (ATR) machine on the Site Access driveway and on Fishkill Avenue (NYS Route 52) to collect traffic volume data for a period of one-week period to identify the hourly traffic generation of the development as well as any variations in traffic volumes. This data will also be supplemented with manual turning movement traffic count to be



collected at the Site Access intersection with Fishkill Avenue during a typical Weekday for the AM and PM Peak Hours and a typical Saturday for the Saturday Midday Peak Hour. Note that the data collection will be scheduled around a planned special event at the Brewery Event space in order to document traffic conditions associated with these potential events.

The above information will be compiled in a report with the data summarized for each of the peak periods on figures, including turning movements as appropriate for Weekday Peak AM, Weekday Peak PM and Saturday Peak Hours. The ATR data will also be summarized in tabular form.

Comparison of the actual observed data with the Site Generated Traffic Volume projections contained in the March 18, 2019 Traffic Impact Study will be conducted. *(Note: Table No. 1 from the March 18, 2019 containing the projected Site Generated Traffic Volumes is attached for ease of future reference).* Variations will be noted, and this information will be submitted to the City of Beacon and the NYSDOT for review and input. Based on these comparisons and analysis of the observed conditions including comparison of the observed traffic volumes to the Manual on Uniform Traffic Control Devices (MUTCD) criteria for traffic signal warrants, additional mitigation will be recommended if determined to be required. This mitigation, if required could include the recommendation to utilize manual traffic control at the site access driveway during event conditions and/or the installation of traffic signal if determined to be warranted. It should be noted that observed traffic generation within  $\pm 10\%$  of the projected Site Generated Traffic Volumes will not be considered significantly different and no additional mitigation will be required.

**TABLE NO. 1**  
**HOURLY TRIP GENERATION RATES (HTGR) AND ANTICIPATED**  
**SITE GENERATED TRAFFIC VOLUMES**

511 FISHKILL AVENUE CITY OF BEACON, NEW YORK	ENTRY		EXIT	
	HTGR <sup>1</sup>	VOLUME	HTGR <sup>1</sup>	VOLUME
BREWERY (37,247 SQ. FT.)				
PEAK AM HOUR	0.62	23	0.08	3
PEAK PM HOUR	0.08	3	0.54	20
SATURDAY PEAK HOUR	0.21	8	0.21	8
WAREHOUSE (72,248 SQ. FT.)				
PEAK AM HOUR	0.36	26	0.11	8
PEAK PM HOUR	0.11	8	0.54	39
SATURDAY PEAK HOUR	0.03	2	0.03	2
ARCADE (11,381 SQ. FT.)				
PEAK AM HOUR	0.26	3	0.00	0
PEAK PM HOUR	1.93	22	1.67	19
SATURDAY PEAK HOUR	1.85	21	1.85	21
OFFICE (2,296 SQ. FT.)				
PEAK AM HOUR	1.31	3	0.44	1
PEAK PM HOUR	0.87	2	1.74	4
SATURDAY PEAK HOUR	0.44	1	0.44	1
EVENT SPACE (4,965 SQ. FT.)				
PEAK AM HOUR	0.60	3	0.00	0
PEAK PM HOUR	4.23	21	6.24	31
SATURDAY PEAK HOUR	12.89	64	10.07	50
TOTAL SITE GENERATED TRAFFIC				
PEAK AM HOUR	-	58	-	12
PEAK PM HOUR	-	56	-	113
SATURDAY PEAK HOUR	-	96	-	82

**NOTES:**

1) THE HOURLY TRIP GENERATION RATES (HTGR) ARE BASED ON DATA PUBLISHED BY THE INSTITUTE OF TRANSPORTATION ENGINEERS (ITE) AS CONTAINED IN THE TRIP GENERATION HANDBOOK, 10TH EDITION, 2017. ITE LAND USE CODE - 110 - LIGHT INDUSTRIAL FOR THE BREWERY, ITE LAND USE CODE - 150 - WAREHOUSING FOR THE WAREHOUSE, ITE LAND USE CODE - 495 - RECREATIONAL COMMUNITY CENTER AND ITE LAND USE CODE - 712 - SMALL OFFICE BUILDING. THE EVENT SPACE IS BASED ON DATA OBTAINED FROM SPACK CONSULTING OPEN SOURCE TRIP GENERATION DATA Q3, 2018 FOR A BREWERY TASTING ROOM.