

***Commercial/Office Development
Johnson Avenue (Highway 49), South of Hudson Drive
Jonesboro, Arkansas***

P2052

LOT	PROPOSED/ASSUMED LAND USES	APPROXIMATE SIZE	ITE CODE	24-HOUR TWO-WAY WEEKDAY VOLUME	AM PEAK HOUR VOLUME		PM PEAK HOUR PEAK HOUR VOLUME	
					ENTER	EXIT	ENTER	EXIT
1	High Turnover Sit-Down Restaurant	5,000 Sq. Ft.	932	561	27	23	30	19
2	*Full Service Car Wash	1 Lane	948	1,000	20	20	39	39
3	Fast-Food Restaurant w/ Drive-Thru	3,500 Sq. Ft.	934	1,648	72	69	59	55
4	Office	7,000 Sq. Ft.	710	68	7	1	1	7
A	Commercial Retail	15,000 Sq. Ft.	820	566	9	5	27	30
B	Commercial Retail	10,000 Sq. Ft.	820	378	5	4	18	20
UNADJUSTED TOTAL DRIVEWAY VOLUMES				4,221	140	122	174	170
INTERNAL TRIP CAPTURE					-4	-4	-40	-40
ADJUSTED DRIVEWAY VOLUMES					136	118	134	130
TOTAL ENTERING + EXITING					254		264	

**Data for a typical weekday provided by the Owner. There is expected to be approximately 500 vehicles enter and exit the Car Wash per day.*