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January 29, 2021

Elaine Du and Matt Carmody, PE, RSP1  
AKRF  
34 South Broadway, Suite 401  
White Plains, NY 10601

Re:    Traffic and Parking Study Review Response  
      1043 West Boston Post Road (Chopt)  
      Village of Mamaroneck, NY

Dear Elaine and Matt:

Provident Design Engineering, PLLC (Provident) is in receipt of your January 4, 2021 Review Memorandum of the Traffic and Parking Study for the proposed Chopt Restaurant located at 1043 West Boston Post Road. The Comments from the Memorandum are contained below *in italics* for easy reference purposes, followed by Provident's responses.

*1. Provident should provide additional information on the Chopt restaurant operations, locations, traffic counts and dates of counts, and any other pertinent information relating the Chopt trip generation for AKRF's review, as insufficient information has been provided to corroborate the Chopt trip generation rates.*

Response: As stated in the AKRF Memo, Provident was conservative in the Trip Generation utilized in the Traffic Study as the trip generation utilized was higher than the Institute of Transportation Engineers (ITE) Trip Generation rates, which are the Industry Standard and what is the standard of the Village. The trips utilized were based upon proprietary information provided by Chopt and were based on the fifteen minute/hourly peaks for the average of the Maximum Orders for the eleven Chopt facilities in the New York suburbs on either a Monday or Tuesday (the two busiest days) over a one-month period. Thus, for each facility, the highest 15 minutes for each time period during the month were utilized and then averaged. The highest hour was then determined as illustrated on the attached Table. In addition, the Table illustrates the average number of transactions for the same time periods on Monday and Tuesdays for the month, which are also higher than the ITE rates, but to be conservative, the higher maximum rates were utilized. The volumes were then conservatively doubled to account for exiting trips during the same hour. In addition, these numbers are further conservative as there could be multiple transactions from people who came in the same car and are sitting at the same table but ordered separately as well as for people who walked to the facility. For the Traffic analysis purposes, each transaction was considered a separate vehicle.

*2. The Applicant should add a stop sign and stop bar at the northern driveway exiting the site.*

Response: It is the policy of the New York State Department of Transportation (NYSDOT) not to install a Stop sign and Stop bar at the end of each private driveway along a State Road. Vehicles are required to stop as per State Law. This is consistent with the majority of the driveways along West Boston Post Road in this area. The Site Plan will be reviewed by the NYSDOT and, if requested, a Stop sign and Stop bar can be installed.

*3. The Applicant should provide operational observations, and best practices, and examples of drive-through pick-up operations at nearby Chopt locations or comparable facilities.*

Response: Various Chopt facilities were observed as there are other local facilities. The car service operation will be the first for Chopt but as described in other documents, it is now being utilized by various places. In some ways, it would be somewhat similar to how some Chopt facilities used the pre-order and non-contact pick-up utilized during the COVID crisis.

*4. To avoid additional queueing, the Applicant should consider directing patrons who arrive early to utilize the on-site parking until they receive a notification to pick up their order.*

Response: This will be done. Chopt will text the patron after their order is submitted with a time to arrive to pick-up their order. A second text will be sent indicating that their order is ready. Patrons would not tend to arrive early but those who do can park in a designated parking space/car service area and wait for their order.

*5. The Applicant should clarify the operation of the dumpster, hours of use, and/or consider removing the adjacent parking space.*

Response: The operation of the dumpster will be during off hours and thus removal of the parking space is not required. Chopt does not have the long extended or early morning hours that a fast food restaurant would have.

*6. Provident should include a discussion of the street crossing opportunities and safety risks associated with the potential for students and staff to jaywalk across West Boston Post Road, and propose additional school speed zone enforcement measures or safety improvements.*

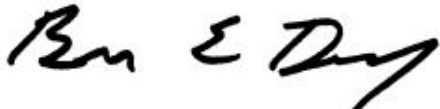
Response: There is an existing traffic signal at the High School with pedestrian signals and a crosswalk that the students already use to reach other establishments in the area. In addition, there are significant School Zone Speed Limit reduction signs, advance warning signs, and pedestrian signs in the area. The area is an established School Zone with the Speed Limit reduced to 20 mph on School Days from 7:00 AM to 6:00 PM in conjunction with a “Fines Higher” signage and based upon discussions with some residents, is highly enforced.

Appropriate sidewalks are provided at the Site and will be upgraded as necessary. There is a sidewalk that connects the Site with the traffic signal/pedestrian crosswalk.

We trust that the above and the attached respond to your comments. If you have any questions or require additional information, please contact me.

Very truly yours,

**PROVIDENT DESIGN ENGINEERING, PLLC**

A handwritten signature in black ink, appearing to read "Brian E. Dempsey". The signature is fluid and cursive, with the first name "Brian" being the most prominent.

Brian E. Dempsey, P.E., PTOE, RSP1  
Partner/Senior Project Manager

Monday/Tuesday Max per 15 minutes																		
Time	10:30:00	10:45:00	11:00:00	11:15:00	11:30:00	11:45:00	12:00:00	12:15:00	12:30:00	12:45:00	13:00:00	13:15:00	13:30:00	13:45:00	14:00:00	14:15:00	14:30:00	14:45:00
NY Suburbs Avg. Max	7	7	10	13	17	18	19	18	17	14	12	10	10	8	7	5	6	5
NY Suburbs Avg.	3	4	6	8	11	12	12	12	10	9	7	6	6	5	4	3	3	3

Monday/Tuesday Max per Hour									
Time	10:30 - 11:30	11:30 - 12:30	12:30 - 1:30	1:30 - 2:30	3:30 - 4:30	4:30 - 5:30	5:30 - 6:30	6:30 - 7:30	
NY Suburbs Avg. Max	37	72	53	31	19	27	31	25	
NY Suburbs Avg.	22	47	33	17	11	10	14	13	

[illegible]