



# City of La Quinta

## MEMORANDUM

TO: Tim Jonasson, Director of Public Works

FROM: Nazir Lalani, City Traffic Engineer *NL*

DATE: July 7, 2010

RE: **FOCUSED TRAFFIC IMPACT STUDY FOR KEN GARFF  
CHEVROLET/CADILLAC CAR DEALERSHIP**

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### Project Location and Description

The Ken Garff Chevrolet/Cadillac car dealership is submitting an application to occupy the vacant car dealership site on the southwest corner of Hwy 111 and La Quinta Drive. The proposed building size that would be occupied is smaller than the area occupied by the previous KIA dealership.

### Trip Generation

The trip generation from the proposed Ken Garff Chevrolet/Cadillac car dealership will be less than the previous KIA dealership because the occupied floor space will be reduced.

### Trip Distribution

Since the previous and proposed land uses are the same, the trip distribution will be unchanged.

### Intersection Level of Service Analysis Methodology

No intersection level of service analysis is necessary because the trip generation will be reduced and the trip distribution will remain unchanged.

### Conclusions

The occupation of the vacant KIA dealership site by the Ken Garff Chevrolet/Cadillac car dealership will not create any traffic impacts that require mitigation. The changes to the site plan are minor in nature. Therefore, no traffic related project conditions will be required for this project.