

August 9, 2013

Mr. John Ewasutyn  
Planning Board Chairman  
Town of Newburgh  
308 Gardnertown Road  
Newburgh, NY 12550

**RE: Site Plan Review for VW of Newburgh, Route 17K, Town of Newburgh,  
NY; Town Project No. 2013-11, CM Project No. 113-178.**

Dear Mr. Ewasutyn:

Creighton Manning Engineering, LLP (CM) is in receipt of the Site Plan dated July 1, 2013, and the Traffic Study dated July 31, 2013, both prepared by John Meyer Consulting. After reviewing the referenced materials, we offer the following comments:

1. Two entrance lanes from Route 17K is not necessary for traffic capacity. Is it for truck turning movements?
2. Show the truck circulation route for inventory deliveries.
3. The traffic study follows recommended practices for the analysis of traffic impacts.
4. We concur with the estimated trip generation of the project at 64 trips during the weekday PM peak hour and 85 trips during the Saturday mid-day peak hour.
5. The level of service reports in Appendix C appear to be based on Synchro's Percentile Delay methodology rather than NYSDOT's policy of using the Highway Capacity Methodology. Please confirm the results reported and update the level of service tables if necessary.
6. We concur that traffic signal modifications will be necessary to accommodate the fourth leg to the Route 17K/McDonald Street intersection. NYSDOT will review these modifications as well as the proposed lane arrangement on Route 17K. They may require a wider left turn lane (>10 feet) into the site given the 55 mph speed limit on Route 17K.

If you have any questions regarding these comments or recommendations, please feel free to contact our office.

Respectfully submitted,  
**Creighton Manning Engineering, LLP**



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Project Manager

Cc: Bryant Cocks – Planning Consultant  
Michael Donnelly – PB Attorney  
Jim Osborne – Town Engineer  
Jerry Canfield – Fire Inspector  
Pat Hines – MHE  
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