

PROPOSED TOWNSHIP ESTABLISHMENT TO BE SITUATED ON THE REMAINDER OF THE FARM DWARSLOOP 248KU – BUSHBUCKRIDGE LOCAL MUNICIPALITY

TRAFFIC IMPACT STUDY REPORT

DRAFT REPORT

REV 00

DATE: 30 November 2020

Prepared for:

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CLIENT: NKANIVO DEVELOPMENT CONSULTANTS (PTY) LTD

Township Establishment to be Situated on the Remainder of the Farm

PROJECT: Dwarsloop 248 KU TIS

PROJECT

NO.: 21444

Traffic Impact Study for the proposed Township Establishment to be

TITLE: situated on the Remainder of the Farm Dwarsloop 248 KU

Date	Document No.	Prepared by	Reviewed and Approved by
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Certificate Number : 7827 ISO 9001:2008

	Troffic Impact Accessment
TRAFFIC IMPACT	Traffic Impact Assessment STUDY FOR THE PROPOSED TOWNSHIP ESTABLISHMENT TO BE
	ON THE REMAINDER OF THE FARM DWARSLOOP 248 KU
SHOAILL	Report Summary
Site Location	Remainder of the Farm Dwarsloop 248 KU, Bushbuckridge Local
Site Location	Municipality, Mpumalanga Province
Municipality	Bushbuckridge Local Municipality
Municipality	Bushbuckhage Local Municipality
Type of	Traffic Impact Assessment
Assessment	
Proposed Land use	Township establishment for proposed Residential 1, Public Open Space, Primary School, Business, Church, Creche (Pre-School/day care) and Roads
Proposed Site Size	54.24 hectares
Trip Generation Reference	South African Trip Generation Rates, TMH 17, September 2013, Version 1.01
Traffic counts date	12 November 2020
Assessment Years	Scenario 1: 2020 background traffic demand
, lossessinoine i care	Scenario 2: 2025 background traffic demand with development trips (Design horizon year) Scenario 3: 2040 background traffic demand with development trips (Planning horizon year)
Access	Proposed Access to the site is via Unknown Access Road and Road R40
Capacity of Access	The proposed access must be designed to accommodate the expected
	demand.
Proposed road upgrades	 Formalized Accesses to be constructed at R40 and Unknown Access Road
Recommendations	 The proposed development should be considered favorably from a traffic engineering point of view by the relevant authorities, given the proposed road upgrades in this report. NMT and universal access facilities be incorporated in the development especially on the roads / access that will be used by Public Transport and where the social facilities will be located. Detailed designs for the development access should be undertaken by a professional engineer / technologist with suitable road design experience.
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Report Date	30 November 2020

TABLE OF CONTENTS

1.1 Objectives of the study 1.2 Site location 1.2 Site location 1.3 Satus Quo 2 PROPOSED DEVELOPMENT 9 3 DATA COLLECTION 10 3.1 Information from external sources 1 3.2 Data collected by Nyeleti Consulting 1 4 TRAFFIC VOLUMES 10 4.1 Current traffic volumes 1 4.2 Turning movement traffic volumes 1 4.2.1 Traffic volumes for the morning peak and afternoon peak 1 4.2.2 Traffic volumes for the 12 hour 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.2 Trip generation 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS	1	INT	RODUCTION	7
1.3 Satus Quo	•	1.1	Objectives of the study	7
2 PROPOSED DEVELOPMENT 9 3 DATA COLLECTION 10 3.1 Information from external sources 1 3.2 Data collected by Nyeleti Consulting 1 4 TRAFFIC VOLUMES 10 4.1 Current traffic volumes 1 4.2 Turning movement traffic volumes 1 4.2.1 Traffic volumes for the moming peak and afternoon peak 1 4.2.2 Traffic volumes for the 12 hour 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	•	1.2	Site location	7
3 DATA COLLECTION	•	1.3	Satus Quo	9
3.1 Information from external sources 1 3.2 Data collected by Nyeleti Consulting 1 4 TRAFFIC VOLUMES 10 4.1 Current traffic volumes 1 4.2 Turning movement traffic volumes 1 4.2.1 Traffic volumes for the morning peak and afternoon peak 1 4.2.2 Traffic volumes for the 12 hour 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA </td <td>2</td> <td>PR</td> <td>OPOSED DEVELOPMENT</td> <td>9</td>	2	PR	OPOSED DEVELOPMENT	9
3.2 Data collected by Nyeleti Consulting 1 4 TRAFFIC VOLUMES 10 4.1 Current traffic volumes 1 4.2 Turning movement traffic volumes 1 4.2.1 Traffic volumes for the morning peak and afternoon peak 1 4.2.2 Traffic volumes for the 12 hour 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	3	DA	TA COLLECTION	10
4 TRAFFIC VOLUMES	3	3.1	Information from external sources	10
4.1 Current traffic volumes 1 4.2 Turning movement traffic volumes 1 4.2.1 Traffic volumes for the morning peak and afternoon peak 1 4.2.2 Traffic volumes for the 12 hour 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	3	3.2	Data collected by Nyeleti Consulting	10
4.2 Turning movement traffic volumes 1 4.2.1 Traffic volumes for the morning peak and afternoon peak 1 4.2.2 Traffic volumes for the 12 hour 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	4	TR	AFFIC VOLUMES	10
4.2.1 Traffic volumes for the morning peak and afternoon peak 1 4.2.2 Traffic volumes for the 12 hour 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	2	1.1	Current traffic volumes	10
4.2.2 Traffic volumes for the 12 hour. 1 4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split). 1 5 CAPACITY ANALYSIS. 13 5.1 Level of Service (LOS). 1 6 TRAFFIC DEMAND. 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	4	1.2	Turning movement traffic volumes	10
4.3 Turning movement traffic counts 1 4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI		4.2	.1 Traffic volumes for the morning peak and afternoon peak	11
4.4 Classified traffic counts (Modal Split) 1 5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI		4.2	.2 Traffic volumes for the 12 hour	11
5 CAPACITY ANALYSIS 13 5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	2	1.3	Turning movement traffic counts	12
5.1 Level of Service (LOS) 1 6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	2	1.4	Classified traffic counts (Modal Split)	12
6 TRAFFIC DEMAND 15 6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	5	CA	PACITY ANALYSIS	13
6.1 Traffic growth 1 6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	5	5.1	Level of Service (LOS)	13
6.2 Trip generation 1 6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	6	TR	AFFIC DEMAND	15
6.3 Trip distribution 1 7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	6	6.1	Traffic growth	15
7 TRAFFIC IMPACT ASSESSMENT 18 8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	6	5.2	Trip generation	15
8 PUBLIC TRANSPORT 21 9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	6	6.3	Trip distribution	17
9 NON-MOTORISED TRANSPORT 21 10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	7	TR	AFFIC IMPACT ASSESSMENT	18
10 CONCLUSION 22 11 RECOMMENDATIONS 24 12 REFERENCES 25 APPENDIX A: TRAFFIC COUNTS DATA 26 APPENDIX B: SIDRA ANALYSIS OUTPUT FILES 32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	8	PU	BLIC TRANSPORT	21
11 RECOMMENDATIONS	9	NO	N-MOTORISED TRANSPORT	21
12 REFERENCES	10	CO	NCLUSION	22
APPENDIX A: TRAFFIC COUNTS DATA	11	RE	COMMENDATIONS	24
APPENDIX B: SIDRA ANALYSIS OUTPUT FILES32 APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	12	RE	FERENCES	25
APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARI	ΑP	PEN	DIX A: TRAFFIC COUNTS DATA	26
	ΑP	PEN	DIX B: SIDRA ANALYSIS OUTPUT FILES	32
				OF THE FARM

LIST OF FIGURES

Figure 1: Locality of Proposed Township Establishment in Dwarsloop (Developed from Open Street Maps, 2020)	} } }
Figure 3: Traffic counting positions (Developed from Google Maps, 2020)	
LIST OF TABLES	
Table 1: Morning and Afternoon Peak times11	
Table 2: 12 hour traffic volumes	? ? ? ? ?
Table 11: Morning and Afternoon Peak volumes with Corresponding LOS - Design Horizon (2025)	
Table 12: Level of Service (Dumphries Road and Access Road to School (Intersection 1)) - Planning Horizon	-))

LIST OF ACRONYMS

СОТО	Committee of Transport Officials
GLA	Gross Leasable Area
LOS	Level of Service
SARTSM	South African Road and Traffic Signs Manual
TIA	Traffic Impact Assessment
TMH	Technical Methods for Highways
v/c	Volume capacity ratio
Veh/h	Vehicles per hour
PTF	Public Transport Facility
Km	Kilometre
NMT	Non-Motorized Transport

1 INTRODUCTION

Nyeleti Consulting was appointed by Nkanivo Development Consultants (Pty) Ltd to conduct a Traffic Impact Assessment for the proposed Township Establishment to be Situated on the Remainder of the Farm Dwarsloop 248 KU. TIS The proposed project area will accommodate 533 erven for multiple land uses and is expected to cover an estimated 54.24ha. This report addresses TIA aspects of the proposed development.

1.1 Objectives of the study

As part of the project implementation plan, several studies are undertaken to assess the technical aspects of developing the project. The assessment studies are aimed at formalising a submission for the approval of the development plans. Amongst the studies is a Traffic Impact Assessment that is aimed at assessing the traffic impact of the proposed development on the adjacent road network around the proposed development. The objectives of the traffic impact study are:

- Determine the existing, pre-development traffic volumes and patterns near the development site:
- Assess the land use of the proposed development to establish the expected trips to be generated;
- Assess any Public Transport operations in and around the proposed development;
- Determine the post-development, projected traffic volumes and assess its impact on the existing road network;
- Provide recommendations on the suitability and safety of the proposed access arrangements;
- Recommend infrastructure improvements, if deemed necessary, to accommodate the expected development traffic;

In essence the traffic study is one of the essential feasibility studies for the planning and implementation of the project.

1.2 Site location

The proposed development site is in the Mpumalanga Province, Bushbuckridge Local Municipality, approximately 13.0 km South of Bushbuckridge. The project is located next to Baromeng and Orinoco A Villages as shown in Figure 1 and Figure 2. The proposed site will be located on Remainder of the Farm Dwarsloop 248 KU. The site is currently vacant.



Figure 1: Locality of Proposed Township Establishment in Dwarsloop (Developed from Open Street Maps, 2020)



Figure 2: Location of Proposed Township Establishment in Dwarsloop (Developed from Google Maps, 2020).

1.3 Satus Quo

The land where the proposed development will be located, is currently an open space. Access to the Development will be obtained on the R40 which is a Provincial road linking several villages in the Bushbuckridge local Municipality. The proposed development will access the R40 via roads in Baromeng and Dwarsloop C villages.

2 PROPOSED DEVELOPMENT

The development site is on the Remainder of the Farm Dwarsloop 248 KU, which measures 54.24 ha in size. The proposed township establishment development is meant to accommodate 533 erven for multiple land uses. The following land uses form part of the development.

- Residential 1 single dwelling units 517 Erven (32.07 ha)
- Public Open Space 4 Erven (3.78 ha)
- Public Primary School 1 Erven (3.24 ha)
- Business 5 Erven (0.65 ha)
- Church (Public place of worship) 3 erven (0.30 ha)
- Creche (Pre-School/day care) 3 erven (0.27 ha)
- Roads (13.93 ha)

The total size for the proposed development is 54.24 ha. The site development plan can be found in Appendix C

3 DATA COLLECTION

3.1 Information from external sources

The following information was obtained from various interested and affected parties:

 Site Layout for the Proposed Township Establishment on the Remainder of the Farm Dwarsloop 248 Ku

The information mentioned above is referred to and used in this report.

3.2 Data collected by Nyeleti Consulting

The following data was collected by Nyeleti Consulting:

- Twelve hour classified traffic counts;
- Twelve hour turning movement traffic counts; and
- Photographs of the area and various affected roads and intersections.

Traffic counts data was collected through a traffic counting subconsultant on the 12 of November 2020. Traffic counts were collected over a period of 12 hours from 06:00am to 18:00pm.

4 TRAFFIC VOLUMES

4.1 Current traffic volumes

Current traffic volumes were determined by means of 12-hour traffic counts. Traffic was counted from 06:00 to 18:00 on Thursday the 12 of November 2020. Figure 3 indicate the traffic counting stations. Traffic counts consisted of turning movement counts and classified vehicle counts. The detailed traffic counting data is attached as Appendix A.

4.2 Turning movement traffic volumes

Turning movement traffic counts were conducted at the following intersections as illustrated in *Figure 3*:

R40 and Unknown Access Road (intersection 1)



Figure 3: Traffic counting positions (Developed from Google Maps, 2020)

4.2.1 Traffic volumes for the morning peak and afternoon peak

The morning peak is between **06:45 to 07:45** and the afternoon peak is between **15:45 to 16:45** at the respective intersection. The traffic count data can be found in Appendix A and Table 1 shows the peak times and peak traffic volumes for each intersection.

Table 1: Morning and Afternoon Peak times

Intersection	Intersection	Traffic Volume		Peak Times		
	Туре	AM	PM	AM	PM	
R40 and Unknown Access Road (Intersection 1)	Unsignalised, Stop on minor road	43	29	06:45-07:45	15:30-16:30	

4.2.2 Traffic volumes for the 12 hour

Table 2 summarises the 12 hour traffic counts for the intersection and it also shows the Average Annual Daily Traffic (AADT), calculated by multiplying the 12-hour volumes with a factor of 1.4.

Table 2: 12 hour traffic volumes

Intersection Name	Intersection Type	12 Hour Traffic Volumes	AADT	
R40 and Unknown Access Road (Intersection 1)	Unsignalised, Stop on minor road	8 769	12277	

4.3 Turning movement traffic counts

The peak hour traffic volumes for turning movement counts is summarized in Table 3 below.

Table 3: Peak Hour volumes at R40 and Unknown Access Road (Intersection 1)

APPROACH	Morning Peak Volumes (06h45 to 07h45)						
	Left	Through	Right	TOTAL			
Unknown Access Road (Westbound)	2	N/A	7	9			
R40 (Northbound)	N/A	504	15	519			
R40 (Southbound)	2	424	N/A	426			
APPROACH	Afternoon Peak Volumes (15h45 to 16h45)						
	Left	Through	Right	TOTAL			
Unknown Access Road (Westbound)	7	N/A	20	27			
R40 (Northbound)	N/A	407	11	418			
R40 (Southbound)	5	359	N/A	364			

4.4 Classified traffic counts (Modal Split)

Classified counts at the intersection of R40 and Unknown Access Road (Intersection 1) were conducted on the same day.

Table 4 shows a breakdown of the Classified traffic counts summary on R40 and Unknown Access Road (Intersection 1). It also shows the Average Annual Daily Traffic (AADT), calculated by multiplying the 12-hour volumes with a factor of 1.4.

The modal split on R40 and Unknown Access Road (Intersection 1) is made up of Light Vehicles (LV) at about 78.4% followed by Taxis at about 13.5%, Buses at 0.2% and Heavy Vehicles (HV) at about 7.9%.

Table 4: Classified traffic counts summary

			Modal Split					
Road	12 Hour Volume	AADT	Light Vehicles (LV)	Taxi	Buses	Heavy Vehicles (HV)		
R40 and Unknown Access Road (Intersection 1)	8 769	12 277	6 877 (78.4%)	1 188 (13.5%)	15 (0.2%)	689 (7.9%)		

5 CAPACITY ANALYSIS

The intersections were analysed using Sidra Intersection to understand current levels of service (LOS). The criteria for LOS are based on the Highway Capacity Manual as summarized in Table 5. Intersection LOS and Major Road Approach LOS values are Not Applicable for two-way sign control since the average delay is not a good LOS measure due to zero delays associated with major road movements. When demand volume exceeds the capacity of the lane, extreme delays will be encountered. With the increase in delays, increase in queue lengths will be encountered causing congestion. This condition usually warrants improvement to the intersection.

5.1 Level of Service (LOS)

At the very least a LOS D has to be obtained in order for the traffic flow to be perceived as acceptable.

The performance of the intersections is based on the average delay in seconds.

Table 5: Level of Service criteria

	UNSIGNALIZED INTERSECTION							
Average Control Delay (sec/veh)	Level of Service (LOS)	Expected Delay to Minor Street Traffic						
0 - 10.0	Α	Free Flow						
> 10.0 - 15.0	В	Stable Flow (slight delays)						
> 15.0 - 25.0	С	Stable Flow (acceptable delays)						
> 25.0 - 35.0	> 25.0 - 35.0 D Approaching unstable flow (tolerate delay, occasion							
> 35.0 - 50.0	E	Very long traffic delays						
> 50.0	F	*						
	SIGNALIZED INTERSECTION							
Average Control Delay (sec/veh)	Level of Service (LOS)	Expected Delay						
_		Expected Delay Free Flow						
Delay (sec/veh)	Service (LOS)							
Delay (sec/veh) ≤ 10	Service (LOS)	Free Flow						
Delay (sec/veh) ≤ 10 >10 - 20	Service (LOS) A B	Free Flow Stable Flow (slight delays)						
Delay (sec/veh) ≤ 10 >10 - 20 >20 - 35	Service (LOS) A B C	Free Flow Stable Flow (slight delays) Stable Flow (acceptable delays)						

^{*} When demand volume exceeds the capacity of the lane, extreme delays will be encountered. With the increase in delays, increase in queue lengths will be encountered causing congestion. This condition usually warrants improvement to the intersection.

The turning movement peak traffic volumes and corresponding Levels of Service at all proposed intersections for the morning and afternoon peaks are shown on Table 6.

Table 6: Level of Service (R40 and Unknown Access Road (Intersection 1)) - Base Traffic)

Intersection (Weekday)	Eastbound			Westbound			Northbound			Southbound			Intersec tion
Movement	L	Т	R	L	Т	R	L	Т	R	L	Т	R	All
AM Peak Hour Volumes	N/A	N/A	N/A	2	N/A	7	N/A	504	15	2	424	N/A	954
Level of Service	N/A	N/A	N/A	В	N/A	С	N/A	Α	Α	Α	Α	N/A	N/A
PM Peak Hour Volumes	N/A	N/A	N/A	7	N/A	20	N/A	407	11	5	359	N/A	809
Level of Service	N/A	N/A	N/A	Α	N/A	В	N/A	Α	Α	Α	Α	N/A	N/A

The intersections were analysed for performance for both morning and afternoon peaks. Table 7 below summarizes the intersection current operations.

The performance of the intersection is based on the average delay in seconds. The current average delays for the R40 and Unknown Access Road (Intersection 1), which operates a three-legged (east-west major road approach and stop controlled on minor road) intersection is 0.4 seconds for the morning peak hour and 0.6 seconds in afternoon peak, however, the average delay on the north approach is 0.1 seconds for both the morning and afternoon peaks respectively and the average delay on the south approach is 0.4 seconds and 0.3 seconds for morning and afternoon peaks respectively.

Table 7: Morning and Afternoon Peak volumes with Corresponding LOS - Base Traffic (2020)

		Мо	rning F	eak	Afternoon Peak		
Intersection	Intersection Type	Traffic Volume	LOS	Average delays (sec)	Traffic Volume	LOS	Average delays (sec)
R40 and Unknown Access Road (Intersection 1)	Unsignalised, Stop on minor road	954	N/A	0.4	809	N/A	0.6

The intersection currently operates at acceptable Levels of Service for both morning and afternoon peaks. The Levels of Service for the intersection cannot be indicated (e.g. LOS E) due to the fact that and Major Road Approach LOS values are not applicable for two-way sign control intersection since the average delay is not a good LOS measure due to zero delays associated with major road lanes.

6 TRAFFIC DEMAND

The traffic demand for the upgrading of the intersections will take into consideration two horizon years. The design and the planning horizon years. The design horizon year is the year selected for determining transportation improvements that are required to accommodate the upgrading of the intersections. The transportation / road improvements must be designed for a horizon year of 5 years. The planning horizon year, though not used for determining the transportation improvements that are required for the road network, is the year selected for determining whether it is physically possible to accommodate the proposed development together with future traffic growth. The planning horizon year to be used for the development is 20 years.

6.1 Traffic growth

Average annual economic growth rate for the Bushbuckridge Local Municipality was 0.7% over the period 1996 to 2015, the forecasted average annual GDP growth for the Bushbuckridge Local Municipality for 2015-2020 is around 1.7% per annum which is in line with national and provincial growth expectations (Integrated Development Plan 2017-2022, Bushbuckridge Local Municipality, Unknown).

Traffic growth rates for low growth areas should be between 0 and 3% (Technical Methods for Highways (TMH 17), 2013). It was assumed that traffic growth will be proportional to GDP growth, therefore an annual traffic growth rate of 1.7% was assumed for the design and planning horizon.

6.2 Trip generation

The development generates trips to the access / exit point and generates additional traffic on the road network based on site's Spatial Development Framework. The development is as discussed in Chapter 2 of this report.

According to TMH17, a single dwelling unit (shopping centre) will generate approximately 1 trip per dwelling unit during the morning peak and about 1 trip during the afternoon peak, a public primary school will generate per student 0.85 trip during the morning peak and 0.3 trips during the afternoon, a place of worship will generate per seat 0.05 trips during both the morning peak and afternoon peak, a pre-primary will generate per student 1 trip during the morning peak and 0.8 trips during the afternoon peak, a shopping entre will generate 0.6 trips per 100m²GLA for both the morning and afternoon peak.

The proposed development is located in an area with very low vehicle ownership and adjustment factors were applied to all traffic generated by the proposed land uses, below are the adjustment factors applied to each land use:

- 70% reduction in trips for Single Dwelling Units
- 80% reduction in trips for Public Primary School
- 80% reduction in trips for Place of worship
- 80% reduction in trips for Pre-School (Day Care Centre)
- 60% reduction in trips for Shopping centre

The trips that are generated by the development are as detailed in Table 8.

Table 8: Development Trip Generation

Land Us	se	Size Units	Peak I	Hour	Genera Trips	ated	Trip Generation adjustment	Gen	isted erate rips	AM Peak	PM Peak	AM Peak	PM Peak
		Size	Trip R	PM	АМ	PM	factor (Very Low Vehicle Ownership)	АМ	PM	Split In/Ou t	Split In/Ou t	In/Out	In/Out
210 Single Dwellin g Units	650 units	1 D/Unit	1	1	650	650	70%	195	195	25:75	70:30	49:146	137:59
520 Public Primary School	300 students	1 Student	0.85	0.3	255	90	80%	51	18	50:50	50:50	26:26	9:9
561 Place of public worship	500 Seats	1 Seat	0.05	0.05	25	25	50%	13	13	50:50	50:50	6:6	6:6
565 Pre- School (Day Care Centre)	150 Students	1 Student	1	0.8	150	120	80%	30	24	50:50	50:50	15:15	12:12
820 Shoppi ng centre	4300m ²	$100m^2$ GLA	0.6	0.6	26	26	60%	10	10	65:35	35:65	7:3	4:7
Total					1106	991		299	260			103:196	167:93

6.3 Trip distribution

Trip distribution is based on current trip patterns. The trips for both design and planning horizon years were distributed based on existing traffic patterns for analysis purposes.

The Traffic Impact Assessment of the existing intersection and proposed access in question is discussed in Chapter 5, whereby the traffic volumes and corresponding LOS of the design horizon are discussed in detail.

7 TRAFFIC IMPACT ASSESSMENT

Traffic impact assessment was undertaken for the following scenarios:

- Status quo
- Design horizon year
- Planning Horizon year

The status quo assessment is undertaken to understand where the current Levels of Service are at the proposed intersections. The status quo traffic assessment was discussed in Chapter 5 for the proposed intersections. The design horizon year assessment was undertaken with the purpose of establishing mitigation measures that are required to accommodate the upgrading of the intersections. The planning horizon year assessment was carried out to ascertain whether it was physically possible to accommodate the proposed upgrades and future developments in the spatial development framework of the study area.

Table 9 give a summary of the morning and afternoon peak volumes with corresponding LOS for the base traffic. Table 10 gives a summary of the counting station with corresponding LOS for the Design Horizon. Table 11 give a summary of the morning and afternoon peak volumes with corresponding LOS for the Design Horizon. Table 12 gives a summary of the counting station with corresponding LOS for the Planning Horizon. Table 13 give a summary of the morning and afternoon peak volumes with corresponding LOS for the Planning Horizon.

Table 9: Morning and Afternoon Peak volumes with Corresponding LOS - Base Traffic (2020)

		Мо	rning F	eak	Aft	ernoon F	Peak
Intersection	Intersection Type	Traffic Volume	LOS	Average delays (sec)	Traffic Volume	LOS	Average delays (sec)
R40 and Unknown Access Road (Intersection 1)	Unsignalised, Stop on minor road	954	N/A	0.4	809	N/A	0.6

Table 10: Level of Service (R40 and Unknown Access Road (Intersection 1)) - Design Horizon))

Intersection (Weekday)	Ea	stbour	nd	We	stbour	nd	No	rthbou	ınd	So	uthbou		Intersec tion
Movement	L	Т	R	L	Т	R	L	Т	R	L	Т	R	All
AM Peak Hour Volumes	N/A	N/A	N/A	46	N/A	160	N/A	548	107	14	461	N/A	1337
Level of Service	N/A	N/A	N/A	С	N/A	D	N/A	Α	Α	Α	Α	N/A	N/A
PM Peak Hour Volumes	N/A	N/A	N/A	32	N/A	91	N/A	443	127	58	391	N/A	1140
Level of Service	N/A	N/A	N/A	В	N/A	С	N/A	Α	Α	Α	Α	N/A	N/A

Table 11: Morning and Afternoon Peak volumes with Corresponding LOS - Design Horizon (2025)

		Мо	rning P	eak	Aft	ernoon F	Peak
Intersection	Intersection Type	Traffic Volume	LOS	Average delays (sec)	Traffic Volume	LOS	Average delays (sec)
R40 and Unknown Access Road (Intersection 1)	Unsignalised, Stop on minor road	1 337	N/A	5.7	1 140	N/A	3.6

The Design Horizon traffic volumes average delays R40 and Unknown Access Road (Intersection 1), which will operates as a three-legged (east-west major road approach and stop controlled on minor road) intersection is 5.7 seconds for the morning peak hour and 3.6 seconds in afternoon peak, however, the average delay on the north approach is 0.2 seconds and 0.8 seconds for morning and afternoon peaks respectively and the average delay on the south approach is 2.5 seconds and 2.9 seconds for morning and afternoon peaks respectively.

It can be noted from Table 11 that for the Design Horizon traffic volumes for the R40 and Unknown Access Road (Intersection 1) will operate at acceptable Level of service for both morning and afternoon peaks:

Table 12: Level of Service (R40 and Unknown Access Road (Intersection 1) (Intersection 1)) - Planning Horizon

Intersection (Weekday)	E	astbou	nd	W	estbou	nd	No	rthbou	ınd	So	uthbou		Intersec tion
Movement	L	Т	R	L	Т	R	L	Т	R	L	Т	R	All
AM Peak Hour Volumes	N/A	N/A	N/A	59	N/A	206	N/A	706	138	18	594	N/A	1722
Level of Service	N/A	N/A	N/A	F	N/A	F	N/A	Α	В	Α	Α	N/A	N/A
PM Peak Hour Volumes	N/A	N/A	N/A	41	N/A	117	N/A	570	163	74	503	N/A	1468
Level of Service	N/A	N/A	N/A	С	N/A	Е	N/A	Α	В	Α	Α	N/A	N/A

Table 13: Morning and Afternoon Peak Volumes with Corresponding LOS - Planning Horizon (2040)

		Мо	rning F	Peak	Aft	ernoon F	Peak
Intersection	Intersection Type	Traffic Volume	LOS	Average delays (sec)	Traffic Volume	LOS	Average delays (sec)
R40 and Unknown Access Road (Intersection 1))	Unsignalised, Stop on minor road	1 722	N/A	62.2	1 468	N/A	6.3

The Planning Horizon traffic volumes average delays R40 and Unknown Access Road (Intersection 1 (Intersection 1), which will operates as a three-legged (east-west major road approach and stop controlled on minor road) intersection is 62.3 seconds for the morning peak hour and 6.3 seconds in afternoon peak, however, the average delay on the north approach is 0.2 seconds and 0.8 seconds for morning and afternoon peaks respectively and the average delay on the south approach is 4.1 seconds and 4.5 seconds for morning and afternoon peaks respectively.

It can be noted from Table 13 that for the Planning Horizon traffic volumes for the R40 and Unknown Access Road (Intersection 1), the following intersection will operate at unacceptable Level of service for the morning peak and at acceptable Level of service for the afternoon peaks.

8 PUBLIC TRANSPORT

Public transport will play an important role due to some public transport vehicles (buses and minibus taxis) observed on the surrounding area. The classified counts indicate that 13.7% of vehicles on the intersection of R40 and Unknown Access Road (Intersection 1) are public transport vehicles consisting of buses and minibus taxis. Minibus taxis consist of 13.5% of all vehicles observed on the intersection of R40 and Unknown Access Road (Intersection 1) and buses consists of 0.2%, therefore public transport facilities such as drop of/pick up laybys for taxis must be incorporated in the design and construction of the proposed development.

9 NON-MOTORISED TRANSPORT

Non-Motorised Transport (NMT) includes inter alia walking, bicycling and animal driven carts. Sustainability of a transport system requires integration of all modes of transport inclusive of NMT. NMT plays a leading role in previously disadvantaged communities, and it is an affordable mode of transport.

It is important to provide safe NMT infrastructure, such as pedestrian walkways and/or cycling lanes. It is therefore recommended that NMT and universal access facilities be incorporated in the development especially on the roads / access that will be used by Public Transport and where the social facilities will be located

10 CONCLUSION

Given the findings in the report, the following conclusions are drawn:

- The project is located approximately 13.0 km South of Bushbuckridge and next to Baromeng and Orinoco A Villages. The development site is on the Remainder of the Farm Dwarsloop 248 KU. This area falls within Bushbuckridge Local Municipality in Mpumalanga Province.
- Current traffic volumes were determined by means of 12-hour traffic counts. Traffic was counted from 06:00 to 18:00 on Thursday the 12 of November October 2020.
- The morning peak is between 06:45 to 07:45 and the afternoon peak is between 15:45 to 16:45 at the respective intersection.
- The modal split on R40 and Unknown Access Road (Intersection 1) is made up of Light Vehicles (LV) at about 78.4% followed by Taxis at about 13.5%, Buses at 0.2% and Heavy Vehicles (HV) at about 7.9%.
- The existing Intersection at R40 and Unknown Access Road (Intersection 1) operates at average delays of 0.4 seconds and 0.6 seconds for the morning and afternoon peaks respectively.
- The proposed development will generate 299 trips in the morning peak and 260 trips in the afternoon peak
- It was assumed that traffic growth will be proportional to GDP growth, therefore an annual traffic growth rate of 1.7% for design traffic was assumed.
- Design and Planning Horizon analysis was undertaken for the existing R40 and Unknown Access Road (Intersection 1) intersection.
- The Design Horizon traffic volumes for the R40 and Unknown Access Road (Intersection 1) intersection will operate at acceptable Level of service for both morning and afternoon peaks.
- The average delay for all vehicles is 5.7 seconds and 3.6 seconds for the morning and afternoon peaks at design horizon traffic volumes at the existing R40 and Unknown Access Road (Intersection 1) intersection.
- The average delay for all vehicles is 62.2 seconds and 6.3 seconds for the morning and afternoon peaks at planning horizon traffic volumes at the existing R40 and Unknown Access Road (Intersection 1) intersection.
- NMT and universal access facilities be incorporated in the design and construction of the proposed township establishment development and the roads adjacent to the development

• The access to the development must be designed and constructed such that it meets the Bushbuckridge local municipality requirements by a Professional Engineer or Engineering Technologist.

11 RECOMMENDATIONS

The following recommendations are made:

- The proposed development should be considered favourably from a traffic engineering point of view by the relevant authorities, given the proposed road upgrades in this report.
- NMT and universal access facilities be incorporated in the development especially on the roads / access that will be used by Public Transport and where the social facilities will be located.
- Detailed designs for the development access should be undertaken by a professional engineer / technologist with suitable road design experience.

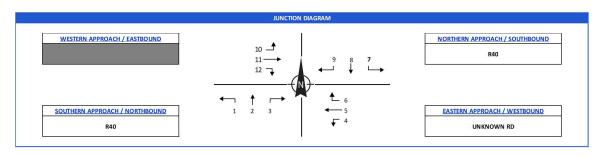
12 REFERENCES

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- 10. South African Road Traffic Signs Manual (SARTSM), Volume 2.
- 11. South African Road Traffic Signs Manual (SARTSM), Volume 3.
- 12. Integrated Development Plan Draft 2017-2022, Bushbuckridge Local Municipality

APPENDIX A: TRAFFIC COUNTS DATA

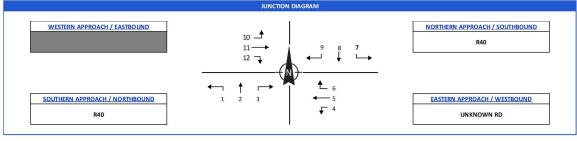
R40 and Unknown Access Road (intersection 1) Turning Movements Traffic Counts Data

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START	END	1	2	3	4	5	6	7	8	9	10	11	12	TOTAL	
06:00	06:15	7.0	51	1	14		2	19	52	-	-	-	-	106	
06:15	06:30		53	2		-	1	(74	-	-	-	1-1	130	
06:30	06:45	-	97	2		-	2		99	-	-	-	16	200	
06:45	07:00	-	141	4		-	2	-	92	-	-	-	-	239	
07:00	07:15	-	130	4		-	2	1	95	-	-	-	-	233	
07:15 07:30	07:30 07:45		141 92	3		-	1	1	112 125	-	-	-	-	260	
07:30	08:00	-	65	2		-	6	1	86	-	-	-	-	161	
08:00	08:00	-	58	5		-	2	1	86	-	-	-	-	153	
08:15	08:30	-	70	1	2	-	3	2	72	-		-	-	150	
08:30	08:45	-	78	2	-	-	3	1	84	-	-	-	-	168	
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09:00	09:15	-	71	6		-	1	1	78	-	-	-	-	158	
09:15	09:30	-	77	1		-	2	1	81	-	-	-	1-3	163	
09:30	09:45	-	85	2		-	4	1	87			-		179	
09:45	10:00		78	1	1	- 80	5	2	85	-		-	-	172	
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10:15	10:30	-	86	5	-	-	2	3	83		-	-		179	
10:30	10:45	38	80	1		-	2	-	78	-	-	-	-	161	
10:45	11:00	-	87	3		-	4	1	72	-	-	-	1-1	169	
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12:15	12:30	1.5	73	2	-	-	5	1	63	(5)	-	-	(8)	144	
12:30	12:45	-	93	7	3	-	8	74	100	-	÷	-	-	211	
12:45	13:00	/-	94	5		-	7	2	92	-	-	-	-	200	
13:00	13:15	-	84	5		-	2	1	98	-	-	-	-	191	
13:15	13:30	-	80	2		-	3	1-	99	-	-	-	-	186	
13:30	13:45		85	2		:	4	3	93	-	-		-	187	
13:45	14:00) =	93	3			-	1	79	-		-	-	176	
14:00	14:15	-	87	3		-	5	1	89	-	-	-	1-1	186	
14:15	14:30	-	87	2		-	6	-	102	-	-	-	-	198	
14:30	14:45	-	81	7		-	3	2	82	-	-	-	-	175	
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R40 and Unknown Access Road (intersection 1) Classified Traffic Counts Data – Light Vehicle

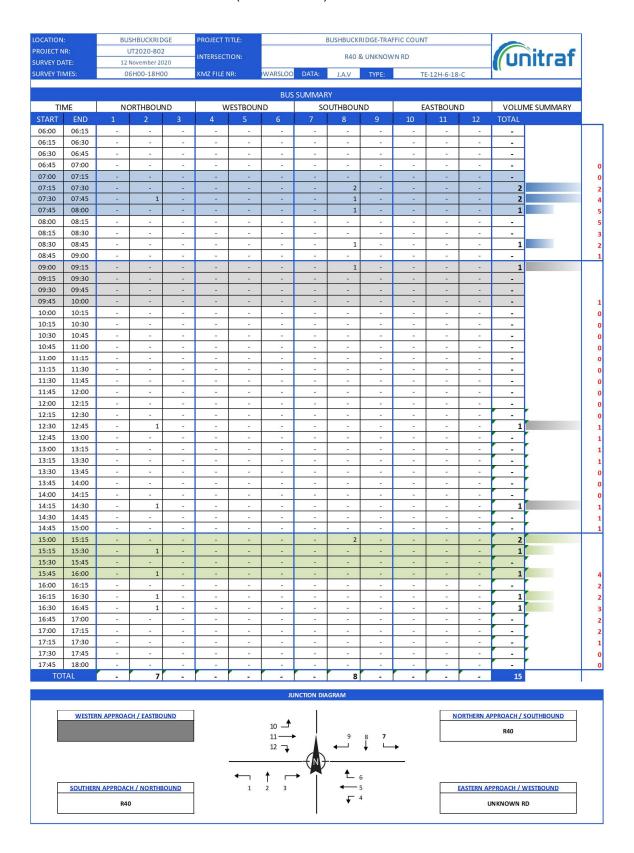
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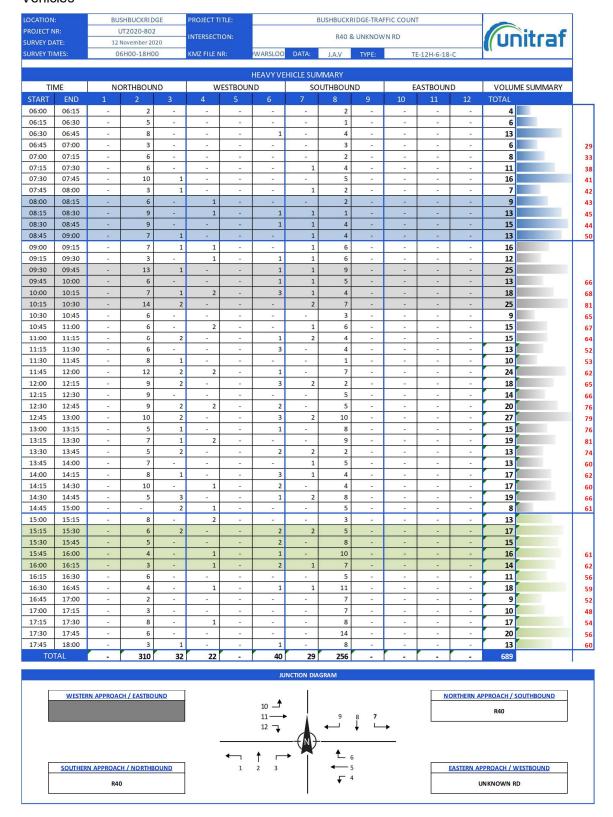
R40 and Unknown Access Road (intersection 1) Classified Traffic Counts Data – Minibus Taxis

LOCATION			SHBUCKRIE		PROJECT T	TTLE:		ı	BUSHBUCK	RIDGE-TRAI	FFIC COUN	Г			
PROJECT N SURVEY DA			JT2020-80: November 20		INTERSECT	TON:			R40 8	UNKNOW	/N RD			Unitraf	
SURVEY TIP			6H00-18H0	orther.	KMZ FILE N	NR:	WARSLOO	DATA:	J.A.V	TYPE:	TI	E-12H-6-18	-C		
							TAV	C 1 1 4 4 4 4 4	201						
TIN	ME	NO	ORTHBOU	ND	\ \	/ESTBOUN		SUMMAF	KY OUTHBOUI	ND.	F	ASTBOUN	D	VOLUME SUMMARY	
START	END	1	2	3	4	5	6	7	8	9	10	11	12	TOTAL	
06:00	06:15		12	-		-	1		12	81	(-)		16	25	
06:15	06:30	-	10	-	-	-	-	-	25		7-	-	-	35	
06:30 06:45	06:45 07:00	-	10	-	-	-	-	-	25 18	-	-	-	-	35 31	426
07:00	07:15	-	20	1	1	-	-	-	10	-	-	-	-	32	126 133
07:15	07:30	-	13	-	-	-	-	-	24	-	-		-	37	135
07:30	07:45	-	12	-	7-	-	-	-	21	-	/-	-	/-	33	133
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08:15	08:30	-	12	-	-	-	-	-	10	-	-	-	-	22	101
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09:15	09:30	-	13	-	-	-	-	-	10	-	-	-	-	23	
09:45	10:00	-	13	-	-	-	1	-	13	-	-	-	-	27	95
10:00	10:15	-	12	-	1	-	-	-	9	-	-	-	-	22	95
10:15	10:30	-	12	-	-	-	-	-	12	*	-	-	-	24	96
10:30 10:45	10:45 11:00	-	11 9	-	-	-	- 1	-	8		-	-	-	19 21	92 86
11:00	11:15	-	12	-		-	1		11	-	-	-		24	88
11:15	11:30	-	9	-	12	-	-	-	11	21	-	-	12	20	84
11:30	11:45		11	1	7-	-0	2		4		7-	-:	7=	18	83
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12:45	13:00	-	10	1	-	-	-	-	12	-	1-	-	-	23	90
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13:15 13:30	13:30 13:45	-	9	-	-	-	- 1	-	9	-	-	-	-	26 18	94 87
13:45	14:00		10	1	1-	-	1-	-	9	-	7-	-	-	20	84
14:00	14:15	-	10	8	-		-	-	10		-		-	20	84
14:15	14:30	-	16	1	-	-	-	-	12	-	-	-	-	29	87
14:30 14:45	14:45 15:00	-	15 14	-	-	-	-	-	8 5		-	-	-	23 19	92 91
15:00	15:15		14		-	-		1	14		-	-	-	29	- 51
15:15	15:30	-	17	-	-	-	-	-	12	-	-	-	-	29	
15:30	15:45	-	13		-	-	-		9		-	-	-	22	
15:45 16:00	16:00 16:15	-	17 17	-	-	-	-	-	14		-	-	-	31 28	111
16:15	16:30	-	16	-	-	-	-	-	12	-	-	-	-	28	110 109
16:30	16:45	-	13	-	Œ	-	14	-	9	F	18	-	-	22	109
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17:00	17:15		12	- 4	-	-	2	-	16		-	-	15	30	102
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17:45	18:00	-	10	-		-	-	A	13			-		23	107
TOT	ΓAL		609	7	2		11	1	558					1,188	
							JU	INCTION DIA	GRAM						
	WESTERN APPROACH / EASTBOUND							.	9 —	8 7	→	N	ORTHERN A	PPROACH / SOUTHBOUND R40	
E	SOUTHER	N APPROAC	CH / NORTHE	BOUND		—	2 3		<u></u> ← :	5				PPROACH / WESTBOUND UNKNOWN RD	

R40 and Unknown Access Road (intersection 1) Classified Traffic Counts Data - Buses



R40 and Unknown Access Road (intersection 1) Classified Traffic Counts Data – Heavy Vehicles



APPENDIX B: SIDRA ANALYSIS OUTPUT FILES

MOVEMENT SUMMARY

Site: 1 [R40 and Unknown Access Road (Intersection 1) - AM Peak]

R40 and Unknown Access Road (Intersection 1)

Site Category: (None) Stop (Two-Way)

Mov	Tum	Demar	d Flows	Deg.	Average	Level of	95% Back of	Queue	Prop.	Effective	Aver. No.	Average
ID .		Total	HV	Satn	Delay	Service	Vehicles	Distance	Queued	Stop Rate	Cycles	Speed
(e)		veh/h	%	v/c	sec	1010100000000	veh	m	NI CONTRACTOR OF THE PARTY OF T	POSOCHEANING		km/h
South: R	140											
2	T1	504	7.9	0.286	0.1	LOS A	0.2	1.4	0.05	0.02	0.05	59.6
3	R2	15	7.9	0.286	8.1	LOS A	0.2	1.4	0.05	0.02	0.05	57.0
Approac	h	519	7.9	0.286	0.4	NA	0.2	1.4	0.05	0.02	0.05	59.6
East: Un	known Access F	load										
4	L2	2	0.0	0.022	10.0	LOS B	0.1	0.5	0.64	0.95	0.64	48.3
6	R2	7	0.0	0.022	15.5	LOS C	0.1	0.5	0.64	0.95	0.64	47.8
Approac	h	9	0.0	0.022	14.3	LOS B	0.1	0.5	0.64	0.95	0.64	47.9
North: R	40											
7	L2	2	7.9	0.230	5.7	LOS A	0.0	0.0	0.00	0.00	0.00	57.9
8	T1	424	7.9	0.230	0.0	LOSA	0.0	0.0	0.00	0.00	0.00	59.9
Approac	h	426	7.9	0.230	0.1	NA	0.0	0.0	0.00	0.00	0.00	59.9
All Vehic	les	954	7.8	0.286	0.4	NA	0.2	1.4	0.03	0.02	0.03	59.6

Site Level of Service (LOS) Method: Delay (SIDRA). Site LOS Method is specified in the Parameter Settings dialog (Site tab).

Vehicle movement LOS values are based on average delay per movement.

Minor Road Approach LOS values are based on average delay for all vehicle movements.

NA: Intersection LOS and Major Road Approach LOS values are Not Applicable for two-way sign control since the average delay is not a good LOS measure due to zero delays associated with major road movements.

SIDRA Standard Delay Model is used. Control Delay includes Geometric Delay.

Gap-Acceptance Capacity: SIDRA Standard (Akçelik M3D).
HV (%) values are calculated for All Movement Classes of All Heavy Vehicle Model Designation.

MOVEMENT SUMMARY



Site: 1 [R40 and Unknown Access Road (Intersection 1) - PM Peak]

R40 and Unknown Access Road (Intersection 1) Site Category: (None) Stop (Two-Way)

Mov	Turn	Demar	nd Flows	Deg.	Average	Level of	95% Back of	Onene	Prop.	Effective	Aver No	Average
ID	10111	Total	HV	Satn	Delay	Service	Vehicles	Distance	Queued	Stop Rate	Cycles	Speed
		veh/h	%	v/c	sec	Santing	veh	m	Note that other is	Sale Lines to S	VII.	km/h
South: R	10											
2	T1	407	7.9	0.229	0.1	LOSA	0.1	0.9	0.04	0.02	0.04	59.7
3	R2	11	7.9	0.229	7.4	LOSA	0.1	0.9	0.04	0.02	0.04	57.0
Approach	iš	418	7.9	0.229	0.3	NA	0.1	0.9	0.04	0.02	0.04	59.6
East: Uni	nown Access R	load										
4	L2	7	0.0	0.051	9.7	LOSA	0.2	1.1	0.54	0.96	0.54	49.5
6	R2	20	0.0	0.051	13.2	LOSB	0.2	1.1	0.54	0.96	0.54	49.0
Approach	ř.	27	0.0	0.051	12.3	LOS B	0.2	1.1	0.54	0.96	0.54	49.1
North: R4	10											
7	L2	5	7.9	0.196	5.7	LOSA	0.0	0.0	0.00	0.01	0.00	57.9
8	T1	359	7.9	0.196	0.0	LOSA	0.0	0.0	0.00	0.01	0.00	59.9
Approach	U.	364	7.9	0.196	0.1	NA	0.0	0.0	0.00	0.01	0.00	59.9
All Vehicl	es	809	7.6	0.229	0.6	NA	0.2	1.1	0.04	0.04	0.04	59.3

Site Level of Service (LOS) Method: Delay (SIDRA). Site LOS Method is specified in the Parameter Settings dialog (Site tab). Vehicle movement LOS values are based on average delay per movement.

Minor Road Approach LOS values are based on average delay for all vehicle movements.

NA: Intersection LOS and Major Road Approach LOS values are Not Applicable for two-way sign control since the average delay is not a good LOS measure due to zero delays associated with major road movements.

SIDRA Standard Delay Model is used. Control Delay includes Geometric Delay.

Gap-Acceptance Capacity: SIDRA Standard (Akçelik M3D).
HV (%) values are calculated for All Movement Classes of All Heavy Vehicle Model Designation.

MOVEMENT SUMMARY



Site: 1 [R40 and Unknown Access Road (Intersection 1) - AM Peak - Design]

R40 and Unknown Access Road (Intersection 1) Site Category: (None) Stop (Two-Way)

Mov	Tum	Demar	nd Flows	Deg.	Average	Level of	95% Back of	Queue	Prop.	Effective	Aver. No.	Average
ID		Total	HV	Satn	Delay	Service	Vehicles	Distance	Queued	Stop Rate	Cycles	Speed
South: Re	40	veh/h	%	v/c	sec		veh	m				km/h
2	T1	548	7.9	0.402	1.2	LOSA	1.9	14.0	0.28	0.12	0.36	57.7
3	R2	107	7.9	0.402	9.1	LOSA	1.9	14.0	0.28	0.12	0.36	55.2
Approach	1	655	7.9	0.402	2.5	NA	1.9	14.0	0.28	0.12	0.36	57.2
East: Uni	known Access F	Road										
4	L2	46	0.0	0.700	19.1	LOSC	3.6	25.5	0.87	1.22	1.69	40.7
6	R2	160	0.0	0.700	31.6	LOS D	3.6	25.5	0.87	1.22	1.69	40.4
Approach	1	206	0.0	0.700	28.8	LOS D	3.6	25.5	0.87	1.22	1.69	40.4
North: R4	10											
7	L2	14	7.9	0.257	5.7	LOSA	0.0	0.0	0.00	0.02	0.00	57.8
8	T1	461	7.9	0.257	0.0	LOSA	0.0	0.0	0.00	0.02	0.00	59.8
Approach	1	475	7.9	0.257	0.2	NA	0.0	0.0	0.00	0.02	0.00	59.7
All Vehicl	es	1336	6.7	0.700	5.7	NA	3.6	25.5	0.27	0.25	0.44	54.5

Site Level of Service (LOS) Method: Delay (SIDRA). Site LOS Method is specified in the Parameter Settings dialog (Site tab).

Vehicle movement LOS values are based on average delay per movement.

Minor Road Approach LOS values are based on average delay for all vehicle movements.

NA: Intersection LOS and Major Road Approach LOS values are Not Applicable for two-way sign control since the average delay is not a good LOS measure due to zero delays associated with major road

SIDRA Standard Delay Model is used. Control Delay includes Geometric Delay.

Gap-Acceptance Capacity: SIDRA Standard (Akcelik M3D).

HV (%) values are calculated for All Movement Classes of All Heavy Vehicle Model Designation.

MOVEMENT SUMMARY



Site: 1 [R40 and Unknown Access Road (Intersection 1) - PM Peak - Design]

R40 and Unknown Access Road (Intersection 1) Site Category: (None) Stop (Two-Way)

Mov	Turn	Demand Flows		Deg.	Average	Level of	95% Back of Queue		Prop.	Effective	Aver No	Average
ID		Total veh/h	HV %	Satin v/c	Delay sec	Service	Vehicles veh	Distance m	Queued	Stop Rate	Cycles	Speed km/h
South: R	40		1000									-
2	T1	443	7.9	0.361	1.3	LOSA	1.8	13.6	0.34	0.16	0.40	57.3
3	R2	127	7.9	0.361	8.6	LOSA	1.8	13.6	0.34	0.16	0.40	54.8
Approach	Y.	570	7.9	0.361	2.9	NA	1.8	13.6	0.34	0.16	0.40	56.7
East: Unl	known Access F	load										
4	L2	32	0.0	0.320	11.2	LOS B	1.2	8.4	0.71	1.03	0.87	46.6
6	R2	91	0.0	0.320	19.2	LOS C	1.2	8.4	0.71	1.03	0.87	46.2
Approach		123	0.0	0.320	17.1	LOS C	1.2	8.4	0.71	1.03	0.87	46.3
North: R4	10											
7	L2	58	7.9	0.244	5.7	LOSA	0.0	0.0	0.00	0.08	0.00	57.3
8	T1	391	7.9	0.244	0.0	LOSA	0.0	0.0	0.00	0.08	0.00	59.2
Approach	1	449	7.9	0.244	8.0	NA	0.0	0.0	0.00	0.08	0.00	59.0
All Vehicl	es	1142	7.0	0.361	3.6	NA	1.8	13.6	0.25	0.22	0.29	56.2

Site Level of Service (LOS) Method: Delay (SIDRA). Site LOS Method is specified in the Parameter Settings dialog (Site tab).

Vehicle movement LOS values are based on average delay per movement.

Minor Road Approach LOS values are based on average delay for all vehicle movements.

NA: Intersection LOS and Major Road Approach LOS values are Not Applicable for two-way sign control since the average delay is not a good LOS measure due to zero delays associated with major road movements.

SIDRA Standard Delay Model is used. Control Delay includes Geometric Delay.

Gap-Acceptance Capacity: SIDRA Standard (Akçelik M3D).

HV (%) values are calculated for All Movement Classes of All Heavy Vehicle Model Designation.

MOVEMENT SUMMARY



Site: 1 [R40 and Unknown Access Road (Intersection 1) - AM Peak - Planning]

R40 and Unknown Access Road (Intersection 1) Site Category: (None) Stop (Two-Way)

Mov	Turn	Demand Flows		Deg.	Average	Level of	95% Back of Queue		Prop.	Effective	Aver No.	Average
ID		Total	HV	Saln	Delay	Service	Vehicles	Distance	Queued	Stop Rate	Cycles	Speed
South: R	40	veh/h	%	v/c	sec		veh	m				km/h
2	T1	706	7.9	0.548	2.5	LOSA	3.9	29.4	0.41	0.14	0.65	56.2
3	R2	138	7.9	0.548	12.2	LOS B	3.9	29.4	0.41	0.14	0.65	53.8
Approach		844	7.9	0.548	4.1	NA	3.9	29.4	0.41	0.14	0.65	55.8
East: Unl	known Access F	load										
4	L2	59	0.0	1.786	378.1	LOSF	43.0	301.3	1.00	3.02	9.10	7.9
6	R2	206	0.0	1.786	393.8	LOSF	43.0	301.3	1.00	3.02	9.10	7.9
Approach		265	0.0	1.786	390.3	LOSF	43.0	301.3	1.00	3.02	9.10	7.9
North: R4	40											
7	L2	18	7.9	0.330	5.7	LOS A	0.0	0.0	0.00	0.02	0.00	57.7
8	T1	594	7.9	0.330	0.0	LOSA	0.0	0.0	0.00	0.02	0.00	59.8
Approach	h	612	7.9	0.330	0.2	NA	0.0	0.0	0.00	0.02	0.00	59.7
All Vehicl	les	1721	6.7	1.786	62.2	NA	43.0	301.3	0.36	0.54	1.72	29.1

Site Level of Service (LOS) Method: Delay (SIDRA). Site LOS Method is specified in the Parameter Settings dialog (Site tab).

Vehicle movement LOS values are based on average delay per movement.

Minor Road Approach LOS values are based on average delay for all vehicle movements.

NA: Intersection LOS and Major Road Approach LOS values are Not Applicable for two-way sign control since the average delay is not a good LOS measure due to zero delays associated with major road

SIDRA Standard Delay Model is used. Control Delay includes Geometric Delay.

Gap-Acceptance Capacity: SIDRA Standard (Akçelik M3D).

HV (%) values are calculated for All Movement Classes of All Heavy Vehicle Model Designation.

MOVEMENT SUMMARY



Site: 1 [R40 and Unknown Access Road (Intersection 1) - PM Peak - Planning]

R40 and Unknown Access Road (Intersection 1) Site Category: (None) Stop (Two-Way)

Mov	Turn	Demand Flows		Deg.	Average	Level of	95% Back of Queue		Prop.	Effective	Aver. No.	Average
ID		Total veh/h	HV %	Saln v/c	Delay sec	Service	Vehicles veh	Distance m	Queued	Stop Rate	Cycles	Speed km/h
2	T1	570	7.9	0.495	2.6	LOS A	3.7	27.8	0.45	0.19	0.67	55.9
3	R2	163	7.9	0.495	11.1	LOS B	3.7	27.8	0.45	0.19	0.67	53.5
Approach		733	7.9	0.495	4.5	NA	3.7	27.8	0.45	0.19	0.67	55.3
East: Unl	known Access R											
4	L2	41	0.0	0.691	21.8	LOSC	3.2	22.5	0.89	1.20	1.64	38.2
6	R2	117	0.0	0.691	39.3	LOSE	3.2	22.5	0.89	1.20	1.64	37.9
Approach		158	0.0	0.691	34.7	LOS D	3.2	22.5	0.89	1.20	1.64	38.0
North: R4	10											
7	L2	74	7.9	0.313	5.7	LOSA	0.0	0.0	0.00	0.08	0.00	57.3
8	T1	503	7.9	0.313	0.0	LOS A	0.0	0.0	0.00	0.08	0.00	59.2
Approach		577	7.9	0.313	0.8	NA	0.0	0.0	0.00	0.08	0.00	59.0
All Vehicl	es	1468	7.0	0.691	6.3	NA	3.7	27.8	0.32	0.26	0.51	54.0

Site Level of Service (LOS) Method: Delay (SIDRA). Site LOS Method is specified in the Parameter Settings dialog (Site tab).

Vehicle movement LOS values are based on average delay per movement.

Minor Road Approach LOS values are based on average delay for all vehicle movements.

NA: Intersection LOS and Major Road Approach LOS values are Not Applicable for two-way sign control since the average delay is not a good LOS measure due to zero delays associated with major road

SIDRA Standard Delay Model is used. Control Delay includes Geometric Delay.

Gap-Acceptance Capacity: SIDRA Standard (Akcelik M3D).

HV (%) values are calculated for All Movement Classes of All Heavy Vehicle Model Designation.

APPENDIX C: TOWNSHIP ESTABLISHMENT ON THE REMAINDER OF THE FARM DWARSLOOP 248 KU SITE LAYOUT

36

SIGNATURE NOTATION SURVEY NOTES: CONTOUR INTERVALS 1M IN ACCORDANCE TO REG. ...ORDINANCE SURVEYOR GENERAL SYSTEM WGS84 CELL: 083 277 7347 TELL: 012 807 7445 eMail: info@nkanivo.co.za Manivo Development Consultants 100% 25.64 1.20 0.50 0.55 5.98 26.9 BUSHBUCKRIDGE LOCAL MUNICIPALITY **LOCALITY MAP** AREA (HA) 54.24 32.07 3.78 0.65 0.27 0.30 3.24 COMPILED BY: NAME RP.S. 517 533 Reference and proposed Township Boundary, All areas and distances are approximate and subject to final survey A. Average Residential Stand Star Range between 400 to 6 Street Width: 12m, 13m, 16m, 20m PUBLIC OPEN SPACE PRIMARY SCHOOL DWELLING UNIT LAND USES SAMUEL CHAUKE Tech.Pin(-) SAMUEL CHAUKE TOTAL DEVELOPABLE AREA CHURCH CRECHE RETAIL 2021DW-002 09/07/2021 UBLIC OPEN SPACE TOOD LINE ENGINEER (-) DRAWING No: DATE: CONSULTANTS OADS PURPOSES DESIGNED: SCALE 1:1500 (A0) SCALE 1:3000 (A2) INSTITUTIONAL INSTITUTIONAL CHECKED: ZONING RESIDENTIAL 1 DUCATIONAL BUSINESS 1 **563m** 514 515 510 517 462 457 461 458 460 459 467 469 471 491 484 502 473 472 499 498 273 274 275 276 277 278 279 280 281 293 284 285 310 309 308 307 306 305 304 303 302 301 300 430 375 326 325 324 402 405 REMAINDER OF THE FARM DWARSLOOP 248 KU 344 343 342 341 340 339 338 385 386 387 388 389 390 397 396 385 384 383 392 381 **DEMARCATION LAYOUT PLAN** 331 332 333 334 335 336 526 40 39 525 122 117 112 231 230 46 45 44 43 42 41 219 220 2219 100 101 102 108 139 135 138 204 250 254 252 253 254 255 256 257 258 50 -51 52 53 54 98 97 96 95 94 8 527 83 269m 267m 563m 562m