

NEWCNA Annual Meeting

January 13, 2024

Agenda

- Introduce current officers
- Officer Elections
- Events
- Nearby Development



Your NEWCNA Officers



- **Dan White**–Vice President, Four Seasons
- **Steve Singletary**–Vice President, North Oaks
- **Bill Dunham**–Treasurer
- **Alicia Villarreal**–Communications
- **Adele Joy-Rocha**–Social Chair
- **LJ Francione**–Block Captain Coordinator

Officer Elections

Elected Officers

- President: Daniel White
- Vice President Four Seasons: James Wiemann
- Vice President Hillside: Mike Aaron
- Vice President North Oaks: Steve Singletary
- Communications: Alicia Villarreal
- Treasurer: Nick Navarro
- Beautification Chair: Olivia Radke
- Social Chair: Adele Joy-Rocha
- Block Captain Coordinator: LJ Francione



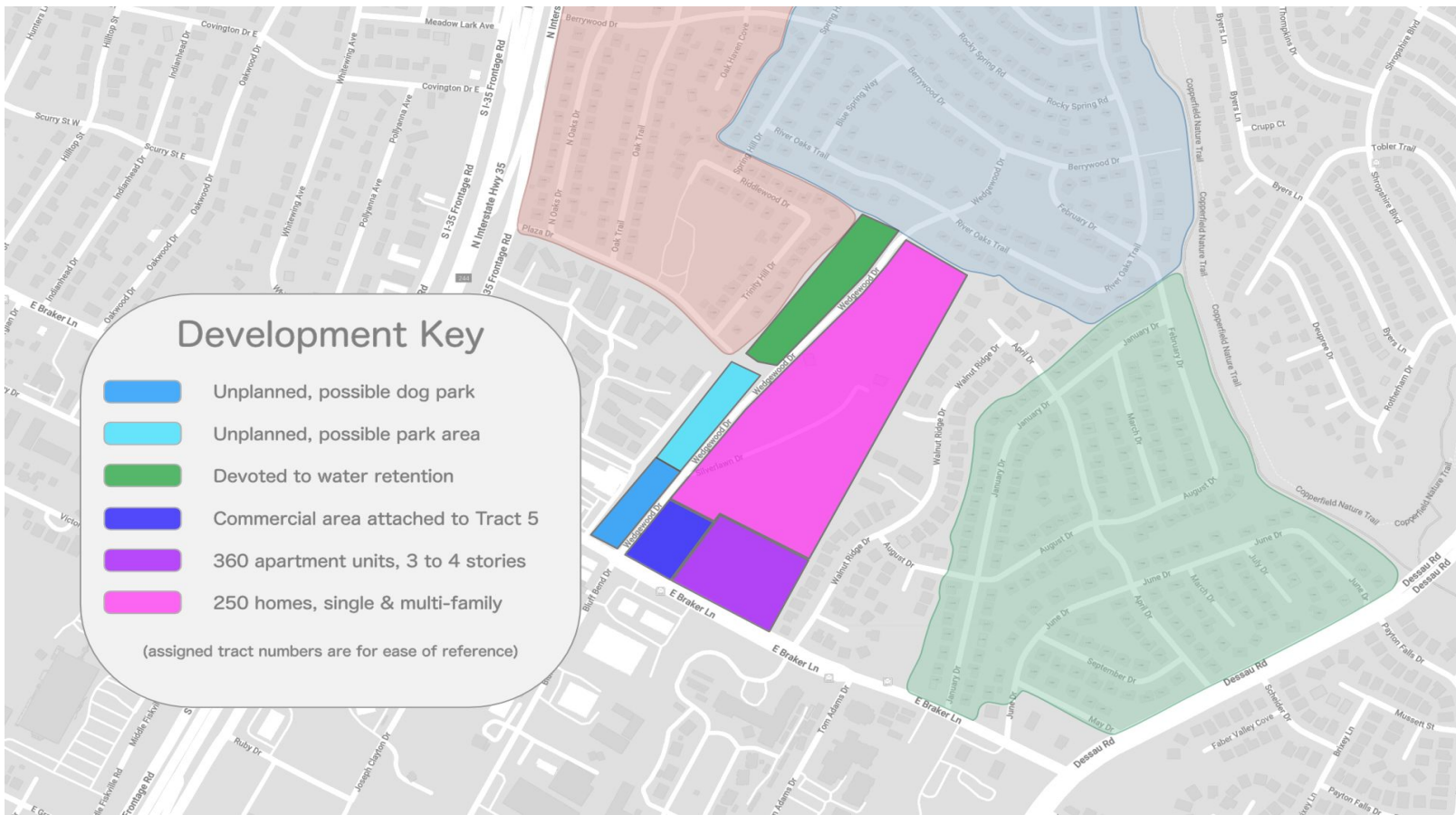
Events

- **It's My Park Day:**
 - March 2
- **Spring Fling:**
 - April 27, 11am–2pm
- **Neighborhood Garage Sale:**
 - May 11
- **Other ideas:**
 - Block Parties
 - Dips and Sips
 - Kickball

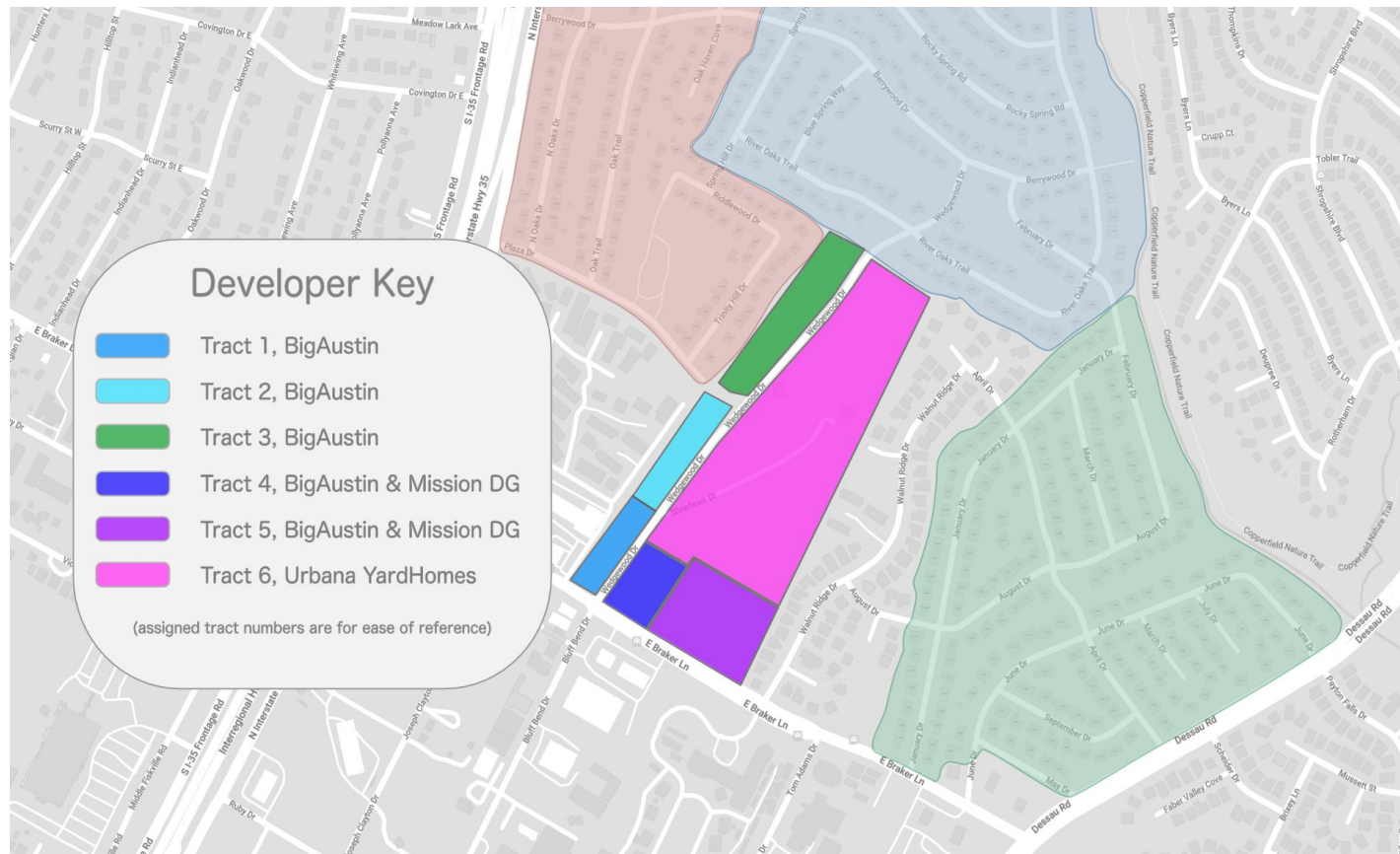


Development

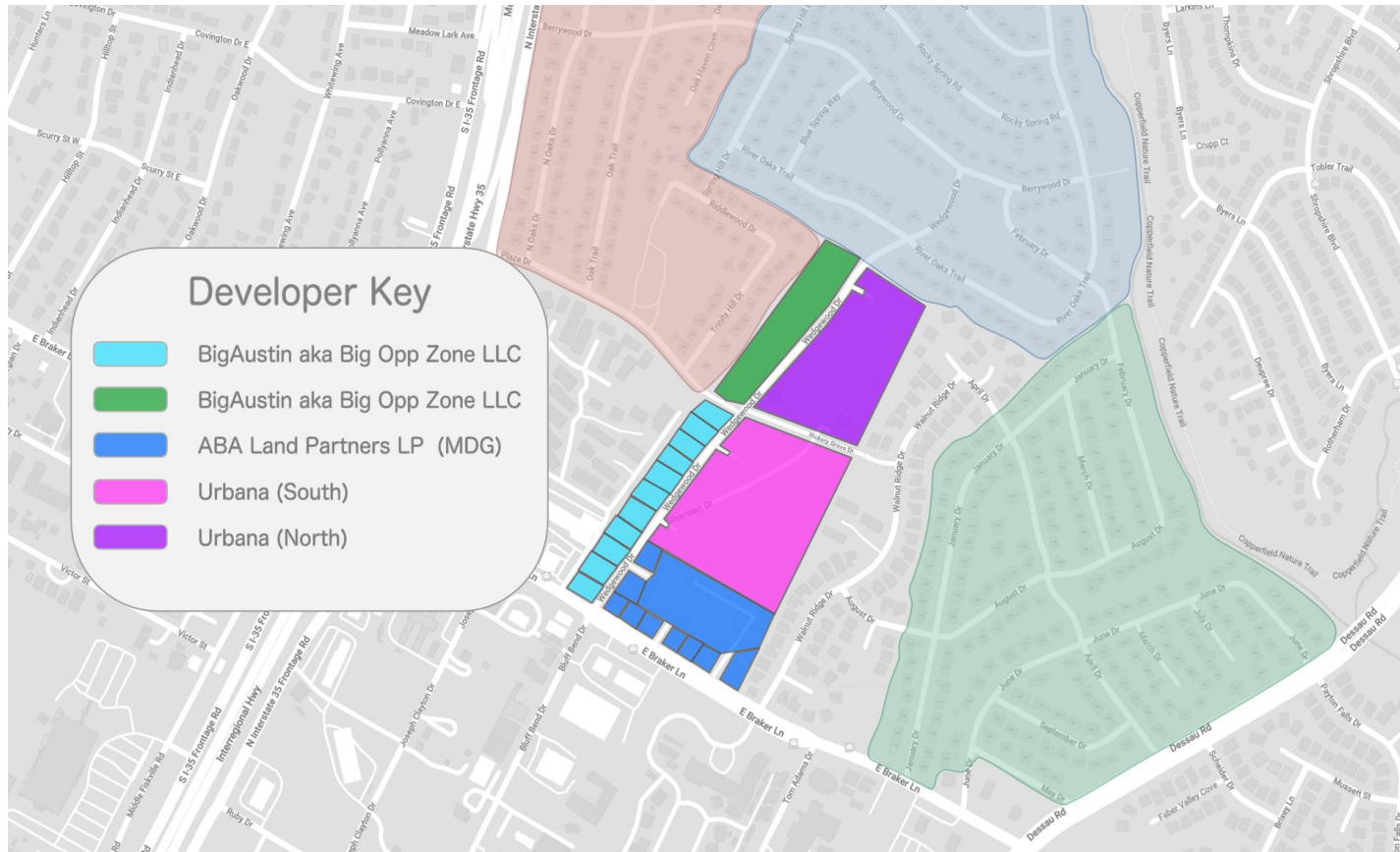
Old Development Plan (January 2023)



Old Developer Layout

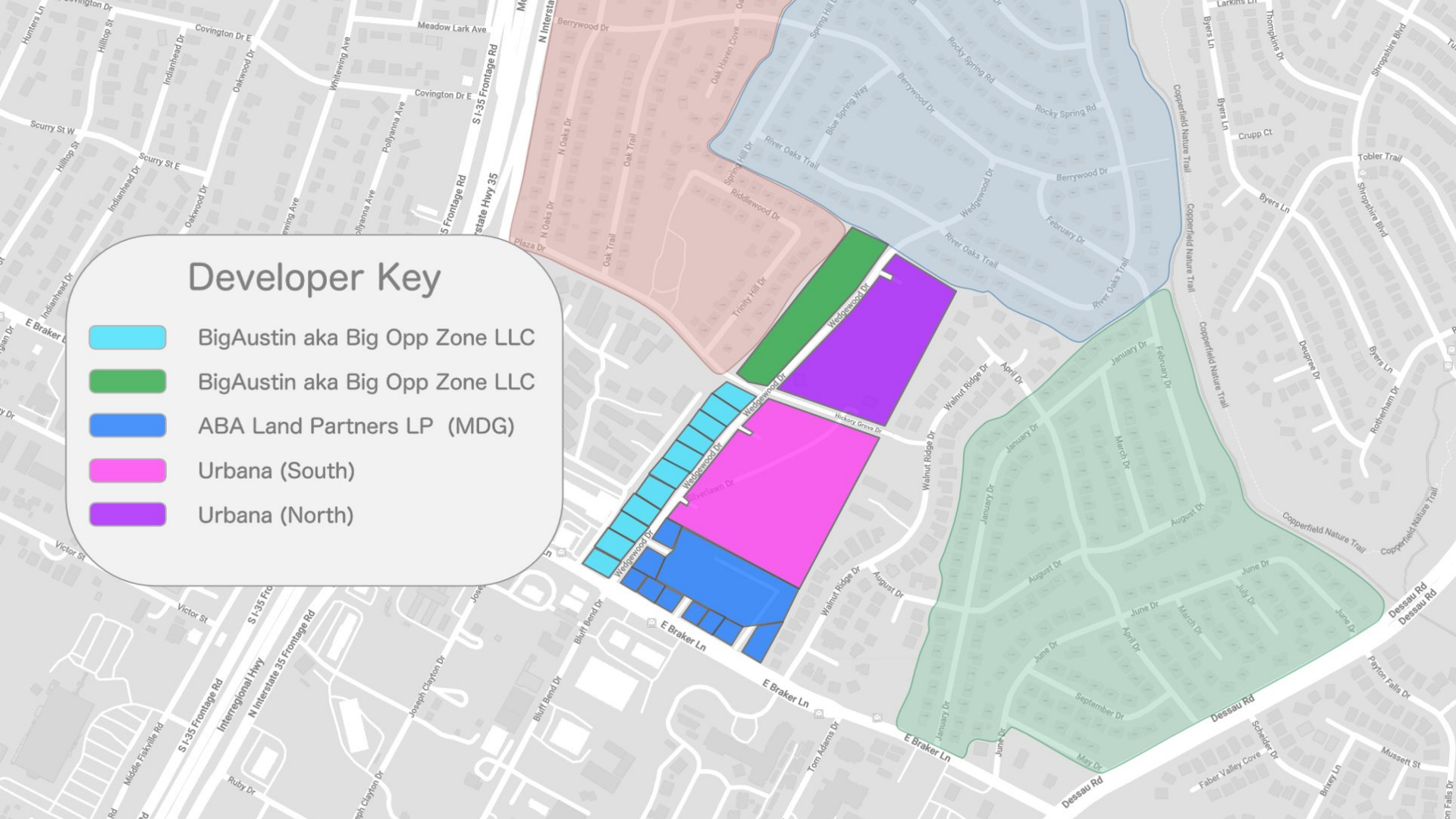


Updated Developer Layout



Developer Key

- BigAustin aka Big Opp Zone LLC
- BigAustin aka Big Opp Zone LLC
- ABA Land Partners LP (MDG)
- Urbana (South)
- Urbana (North)



SITE INFORMATION TABLE									
Total Building		Total Site Area		Total Building Area		Total Site Area		Total Building Area	
Building Footprint	1012.3	Site Area	1012.3	Building Area	1012.3	Site Area	1012.3	Building Area	1012.3
Building Footprint	1012.3	Site Area	1012.3	Building Area	1012.3	Site Area	1012.3	Building Area	1012.3

Unit Summary Table			
Unit Type	Building Footprint	Stories	Gross Floor Area per Unit
A	1012.3	3	3,004
B	1012.5	2	2,025
C	714	3	2,142
D	684	3	2,052
Total			126,119

PERMANENT IMPROVEMENTS TABLE			
Item	Quantity	Unit	Amount
1.000	1.00	sq ft	1.00
2.000	2.00	sq ft	2.00
3.000	3.00	sq ft	3.00
4.000	4.00	sq ft	4.00
5.000	5.00	sq ft	5.00
6.000	6.00	sq ft	6.00
7.000	7.00	sq ft	7.00
8.000	8.00	sq ft	8.00
9.000	9.00	sq ft	9.00
10.000	10.00	sq ft	10.00
11.000	11.00	sq ft	11.00
12.000	12.00	sq ft	12.00
13.000	13.00	sq ft	13.00
14.000	14.00	sq ft	14.00
15.000	15.00	sq ft	15.00
16.000	16.00	sq ft	16.00
17.000	17.00	sq ft	17.00
18.000	18.00	sq ft	18.00
19.000	19.00	sq ft	19.00
20.000	20.00	sq ft	20.00
21.000	21.00	sq ft	21.00
22.000	22.00	sq ft	22.00
23.000	23.00	sq ft	23.00
24.000	24.00	sq ft	24.00
25.000	25.00	sq ft	25.00
26.000	26.00	sq ft	26.00
27.000	27.00	sq ft	27.00
28.000	28.00	sq ft	28.00
29.000	29.00	sq ft	29.00
30.000	30.00	sq ft	30.00
31.000	31.00	sq ft	31.00
32.000	32.00	sq ft	32.00
33.000	33.00	sq ft	33.00
34.000	34.00	sq ft	34.00
35.000	35.00	sq ft	35.00
36.000	36.00	sq ft	36.00
37.000	37.00	sq ft	37.00
38.000	38.00	sq ft	38.00
39.000	39.00	sq ft	39.00
40.000	40.00	sq ft	40.00
41.000	41.00	sq ft	41.00
42.000	42.00	sq ft	42.00
43.000	43.00	sq ft	43.00
44.000	44.00	sq ft	44.00
45.000	45.00	sq ft	45.00
46.000	46.00	sq ft	46.00
47.000	47.00	sq ft	47.00
48.000	48.00	sq ft	48.00
49.000	49.00	sq ft	49.00
50.000	50.00	sq ft	50.00
51.000	51.00	sq ft	51.00
52.000	52.00	sq ft	52.00
53.000	53.00	sq ft	53.00
54.000	54.00	sq ft	54.00
55.000	55.00	sq ft	55.00
56.000	56.00	sq ft	56.00
57.000	57.00	sq ft	57.00
58.000	58.00	sq ft	58.00
59.000	59.00	sq ft	59.00
60.000	60.00	sq ft	60.00
61.000	61.00	sq ft	61.00
62.000	62.00	sq ft	62.00
63.000	63.00	sq ft	63.00
64.000	64.00	sq ft	64.00
65.000	65.00	sq ft	65.00
66.000	66.00	sq ft	66.00
67.000	67.00	sq ft	67.00
68.000	68.00	sq ft	68.00
69.000	69.00	sq ft	69.00
70.000	70.00	sq ft	70.00
71.000	71.00	sq ft	71.00
72.000	72.00	sq ft	72.00
73.000	73.00	sq ft	73.00
74.000	74.00	sq ft	74.00
75.000	75.00	sq ft	75.00
76.000	76.00	sq ft	76.00
77.000	77.00	sq ft	77.00
78.000	78.00	sq ft	78.00
79.000	79.00	sq ft	79.00
80.000	80.00	sq ft	80.00
81.000	81.00	sq ft	81.00
82.000	82.00	sq ft	82.00
83.000	83.00	sq ft	83.00
84.000	84.00	sq ft	84.00
85.000	85.00	sq ft	85.00
86.000	86.00	sq ft	86.00
87.000	87.00	sq ft	87.00
88.000	88.00	sq ft	88.00
89.000	89.00	sq ft	89.00
90.000	90.00	sq ft	90.00
91.000	91.00	sq ft	91.00
92.000	92.00	sq ft	92.00
93.000	93.00	sq ft	93.00
94.000	94.00	sq ft	94.00
95.000	95.00	sq ft	95.00
96.000	96.00	sq ft	96.00
97.000	97.00	sq ft	97.00
98.000	98.00	sq ft	98.00
99.000	99.00	sq ft	99.00
100.000	100.00	sq ft	100.00

PERMANENT IMPROVEMENTS TABLE - PER UNIT TYPE			
Item	Quantity	Unit	Amount
1.000	1.00	sq ft	1.00
2.000	2.00	sq ft	2.00
3.000	3.00	sq ft	3.00
4.000	4.00	sq ft	4.00
5.000	5.00	sq ft	5.00
6.000	6.00	sq ft	6.00
7.000	7.00	sq ft	7.00
8.000	8.00	sq ft	8.00
9.000	9.00	sq ft	9.00
10.000	10.00	sq ft	10.00
11.000	11.00	sq ft	11.00
12.000	12.00	sq ft	12.00
13.000	13.00	sq ft	13.00
14.000	14.00	sq ft	14.00
15.000	15.00	sq ft	15.00
16.000	16.00	sq ft	16.00
17.000	17.00	sq ft	17.00
18.000	18.00	sq ft	18.00
19.000	19.00	sq ft	19.00
20.000	20.00	sq ft	20.00
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13.000	13.00
14.000	14.00
15.000	15.00
16.000	16.00
17.000	17.00
18.000	18.00
19.000	19.00
20.000	20.00
21.000	21.00
22.000	22.00
23.000	23.00
24.000	24.00
25.000	25.00
26.000	26.00
27.000	27.00
28.000	28.00
29.000	29.00
30.000	30.00
31.000	31.00
32.000	32.00
33.000	33.00
34.000	34.00
35.000	35.00
36	



MEMORANDUM

TO: Heather Chaffin, Case Manager
Planning and Zoning Department

FROM: Scott A. James, P.E., PTOE
Natalia Rodriguez, CNU-A
Development Services Department/Land Use Review

DATE: ~~November 28, 2018~~ REVISED February 1, 2019

SUBJECT: Traffic Impact Analysis for East Braker Lane Tracts A & B
Zoning applications C14 – 2017 – 0066/ C14 – 2017 – 0100

Section 25 – 6 – 114 of the Land Development Code requires that a traffic impact analysis be conducted for a project proposed with a zoning application if the project is anticipated to generate more than 2,000 daily trips. The project site is located on the north side of East Braker Lane, east of its intersection with Interstate Highway 35. The applicant is proposing to rezone approximately 3.00 acres from SF – 2 to SF – 4A and GR, and rezone approximately 26.7 acres from SF-2 and DR to SF-4A and GR to allow for the following land uses:

- 153 single family residences,
- 7,700 square feet of general office, and
- 7,700 square feet of commercial and/or retail.

Staff from the Austin Transportation Department have reviewed and approved the May 18, 2018 "Traffic Impact Analysis, Braker Lane" submitted by BGE, Inc. with the following comments:

Nearby Roadways

East Braker Lane is classified as a major arterial roadway in north Austin, offering cross town access beginning at the intersection with Dessau Road to the east, and continuing westward to US Highway 183. In the vicinity of the site, East Braker Lane is a four-lane divided roadway with a posted speed limit of 35 miles per hour (MPH). There are sidewalks and marked bicycle facilities along both sides of the roadway.

Section 25 – 6 – 114 of the Land Development Code requires that a traffic impact analysis be conducted for a project proposed with a zoning application if the project is anticipated to generate more than 2,000 daily trips. The project site is located on the north side of East Braker Lane, east of its intersection with Interstate Highway 35. The applicant is proposing to rezone approximately 3.00 acres from SF – 2 to SF – 4A and GR, and rezone approximately 26.7 acres from SF-2 and DR to SF-4A and GR to allow for the following land uses:

- 153 single family residences,
- 7,700 square feet of general office, and
- 7,700 square feet of commercial and/or retail.

Staff from the Austin Transportation Department have reviewed and approved the May 18, 2018 "Traffic Impact Analysis, Braker Lane" submitted by BGE, Inc. with the following comments:

I35 Updates

- Shoutout to Evelyn Jones-Hill
- Workshop to occur in March
- Possible virtual meeting with TxDOT “to learn more about what to expect at the workshop and the overall environmental process”





TRAFFIC DATA REPORT SPEED STUDY

ID: 6 - CA - Berrywood Dr - EB
Location: Berrywood Dr east of Blue
Springs Way
Start Date: 5/17/2023

Direction: Eastbound

5/17/2023	0 - 15	> 15 -	> 20 -	> 25 -	> 30 -	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70	
Time	MPH	20 MPH	25 MPH	30 MPH	35 MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	MPH	Total
0:00	0	0	1	1	1	1	0	0	0	0	0	0	0	4
1:00	0	0	0	2	1	0	0	0	0	0	0	0	0	3
2:00	0	0	0	1	0	0	0	0	0	0	0	0	0	1
3:00	0	1	0	1	0	0	0	0	0	0	0	0	0	2
4:00	0	0	0	1	1	0	0	0	0	0	0	0	0	2
5:00	0	0	2	1	0	0	0	0	0	0	0	0	0	3
6:00	0	1	2	7	11	2	2	0	0	0	0	0	0	25
7:00	0	1	2	11	13	10	0	0	0	0	0	0	0	37
8:00	1	0	3	8	18	3	1	0	0	0	0	0	0	34
9:00	0	1	2	10	13	3	0	0	0	0	0	0	0	28
10:00	3	1	3	8	9	3	0	0	0	0	1	0	0	28
11:00	0	0	6	16	8	2	0	1	0	0	0	0	0	33
12:00	0	0	2	6	10	2	1	0	0	0	0	0	0	21
13:00	1	0	4	9	10	6	0	0	0	0	0	0	0	30
14:00	1	2	5	8	5	1	0	0	0	0	0	0	0	22
15:00	2	3	4	9	10	4	0	0	0	0	0	0	0	32
16:00	1	2	5	11	12	5	0	0	0	0	0	0	0	36
17:00	1	2	2	11	17	2	0	0	0	0	0	0	0	35
18:00	0	0	1	13	11	2	0	0	0	0	0	0	0	27
19:00	0	1	2	8	12	3	0	0	0	0	0	0	0	28
20:00	2	2	1	11	9	2	0	0	0	0	0	0	0	27
21:00	1	0	4	5	0	2	0	0	0	0	0	0	0	12
22:00	0	0	1	9	1	0	0	0	0	0	0	0	0	11
23:00	0	0	0	1	0	1	0	0	0	0	0	0	0	2
Total	13	17	51	168	172	56	4	1	0	0	1	0	0	483

Percentile
Speed
Mean Speed (Average)
10 MPH Pace Speed
Number in Pace
Percent in Pace
Number > 30 MPH
Percent > 30 MPH

15th
25
29.3
25-34
338
70.0%
234
48.4%

50th
30
34
37

85th
34
37

95th
37



TRAFFIC DATA REPORT SPEED STUDY

ID: 5 - CA - Berrywood Dr - WB
Location: Berrywood Dr east of Blue
Springs Way
Start Date: 5/17/2023

Direction: Westbound

5/17/2023	0 - 15	> 15 -	> 20 -	> 25 -	> 30 -	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70	Total
Time	MPH	20 MPH	25 MPH	30 MPH	35 MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	MPH	
0:00	0	0	2	2	0	0	0	0	0	0	0	0	0	4
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	1	0	0	0	0	0	0	0	0	0	1
5:00	0	0	0	2	2	0	0	0	0	0	0	0	0	4
6:00	1	0	2	8	2	0	0	0	0	0	0	0	0	13
7:00	0	1	8	22	18	2	0	0	0	0	0	0	0	51
8:00	1	0	4	10	6	0	1	0	0	0	0	0	0	22
9:00	1	0	0	6	4	0	0	0	0	0	0	0	0	11
10:00	2	0	6	10	0	2	0	0	0	0	0	0	0	20
11:00	1	1	2	8	6	0	0	0	0	0	0	0	0	18
12:00	1	0	5	6	1	1	0	0	0	0	0	0	0	14
13:00	0	1	4	8	5	0	0	0	0	0	0	0	0	18
14:00	2	0	6	5	9	0	0	0	0	0	0	0	0	22
15:00	0	3	9	18	10	1	0	0	0	0	0	0	0	41
16:00	0	1	8	22	22	2	0	1	0	0	0	0	0	56
17:00	1	3	12	37	13	1	0	0	0	0	0	0	0	67
18:00	1	1	7	15	4	1	0	0	0	0	0	0	0	29
19:00	1	1	5	11	7	2	0	0	0	0	0	0	0	27
20:00	1	1	7	9	1	0	0	0	0	0	0	0	0	19
21:00	1	1	4	2	0	1	0	0	0	0	0	0	0	9
22:00	0	0	3	4	1	1	0	0	0	0	0	0	0	9
23:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	14	14	96	206	111	14	1	1	0	0	0	0	0	457

Percentile	15th	50th	85th	95th
Speed	23	28	32	35
Mean Speed (Average)	27.2			
10 MPH Pace Speed	25-34			
Number in Pace	317			
Percent in Pace	69.4%			
Number > 30 MPH	127			
Percent > 30 MPH	27.8%			



TRAFFIC DATA REPORT SPEED STUDY

ID: 1 - CA - Wedgewood Dr - NB
Location: Wedgewood Dr south of
River Oaks Trail
Start Date: 5/17/2023

Direction: Northbound

5/17/2023	0 - 15	> 15 -	> 20 -	> 25 -	> 30 -	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70	
Time	MPH	20 MPH	25 MPH	30 MPH	35 MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	MPH	Total
0:00	0	0	0	0	0	1	1	2	0	0	0	0	0	4
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	1	2	0	0	0	0	0	3
3:00	0	0	0	0	0	0	1	1	0	0	0	0	0	2
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	1	0	0	0	0	0	1
6:00	0	0	0	0	0	2	1	3	1	0	0	1	0	8
7:00	0	1	0	1	5	7	9	3	0	1	0	0	0	27
8:00	0	0	0	0	1	3	6	6	0	0	0	0	0	16
9:00	0	0	0	0	0	3	5	3	0	0	0	0	0	11
10:00	0	0	0	0	2	3	4	4	0	0	0	0	1	14
11:00	0	0	0	0	1	2	8	4	3	0	0	0	0	18
12:00	0	0	0	0	0	8	9	3	0	0	0	1	0	21
13:00	0	0	0	0	2	6	8	6	1	0	0	0	0	23
14:00	0	0	0	1	3	8	2	8	1	1	0	0	0	24
15:00	0	0	0	0	5	9	12	9	1	0	0	0	0	36
16:00	0	0	2	0	6	8	18	22	7	3	0	0	1	67
17:00	0	0	0	1	10	20	35	14	1	1	1	0	0	83
18:00	0	0	1	1	4	10	10	6	1	0	0	0	0	33
19:00	0	0	0	1	7	11	10	3	2	0	0	0	0	34
20:00	0	0	0	1	5	5	6	4	1	0	0	0	0	22
21:00	0	0	0	0	4	10	4	2	1	1	0	0	0	22
22:00	0	0	0	0	2	3	6	2	0	1	0	0	0	14
23:00	0	0	0	0	0	2	1	0	1	0	0	0	0	4
Total	0	1	3	6	60	122	161	101	20	8	2	1	2	487

Percentile	15th	50th	85th	95th
Speed	35	41	47	52
Mean Speed (Average)	42.0			
10 MPH Pace Speed	35-44			
Number in Pace	281			
Percent in Pace	57.7%			
Number > 35 MPH	417			
Percent > 35 MPH	85.6%			



TRAFFIC DATA REPORT SPEED STUDY

ID: 2 - CA - Wedgewood Dr - SB
Location: Wedgewood Dr south of
River Oaks Trail
Start Date: 5/17/2023

Direction: Southbound

5/17/2023	0 - 15	> 15 -	> 20 -	> 25 -	> 30 -	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70	Total
Time	MPH	20 MPH	25 MPH	30 MPH	35 MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	MPH	
0:00	0	0	0	0	0	0	6	0	0	0	0	0	0	6
1:00	0	0	0	0	1	4	2	0	0	0	0	0	0	7
2:00	0	0	0	0	1	0	1	1	0	0	0	0	0	3
3:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	3
5:00	0	0	0	2	2	1	2	0	0	0	0	0	0	7
6:00	0	0	1	0	11	15	17	1	3	1	0	0	0	52
7:00	0	0	1	0	10	18	17	15	1	1	0	0	0	63
8:00	0	0	0	2	6	22	20	8	4	0	0	0	0	62
9:00	0	0	0	1	7	13	15	1	1	1	0	0	0	39
10:00	0	0	0	0	5	11	13	7	2	0	0	1	0	39
11:00	0	0	0	1	9	7	16	5	0	0	0	0	0	38
12:00	0	0	0	1	11	6	6	6	1	1	0	0	0	32
13:00	0	0	1	2	8	12	9	5	1	1	0	0	0	39
14:00	0	0	1	0	11	10	3	2	1	0	0	0	0	28
15:00	0	0	0	1	9	12	16	4	1	0	0	0	1	44
16:00	0	0	0	5	6	12	13	5	1	0	0	0	0	42
17:00	0	0	1	5	11	17	13	4	1	0	0	0	0	52
18:00	0	0	0	2	9	12	7	4	2	0	0	0	0	36
19:00	0	0	0	3	8	11	7	5	1	0	0	0	0	35
20:00	0	0	1	2	5	7	4	2	0	0	1	0	0	22
21:00	0	0	0	0	5	5	2	2	0	0	0	0	0	14
22:00	0	0	0	1	5	4	3	0	0	0	0	0	0	13
23:00	0	0	0	0	1	0	1	0	0	0	0	0	0	2
Total	0	0	6	28	142	205	190	80	20	5	1	1	1	679

Percentile	15th	50th	85th	95th
Speed	33	39	45	50
Mean Speed (Average)	39.4			
10 MPH Pace Speed	35-44			
Number in Pace	394			
Percent in Pace	58.0%			
Number > 35 MPH	503			
Percent > 35 MPH	74.1%			

Speed Tests occurred
on the following
streets:

- Wedgewood Dr
- River Oaks Dr
- Berrywood Dr
- River Oaks Tr
- January Dr
- April Dr
- June Dr
- August Dr

Thank you for participating!

