

July 8, 2026



TRIP GENERATION STUDY FOR POWDER SPRINGS TRUCK FARM

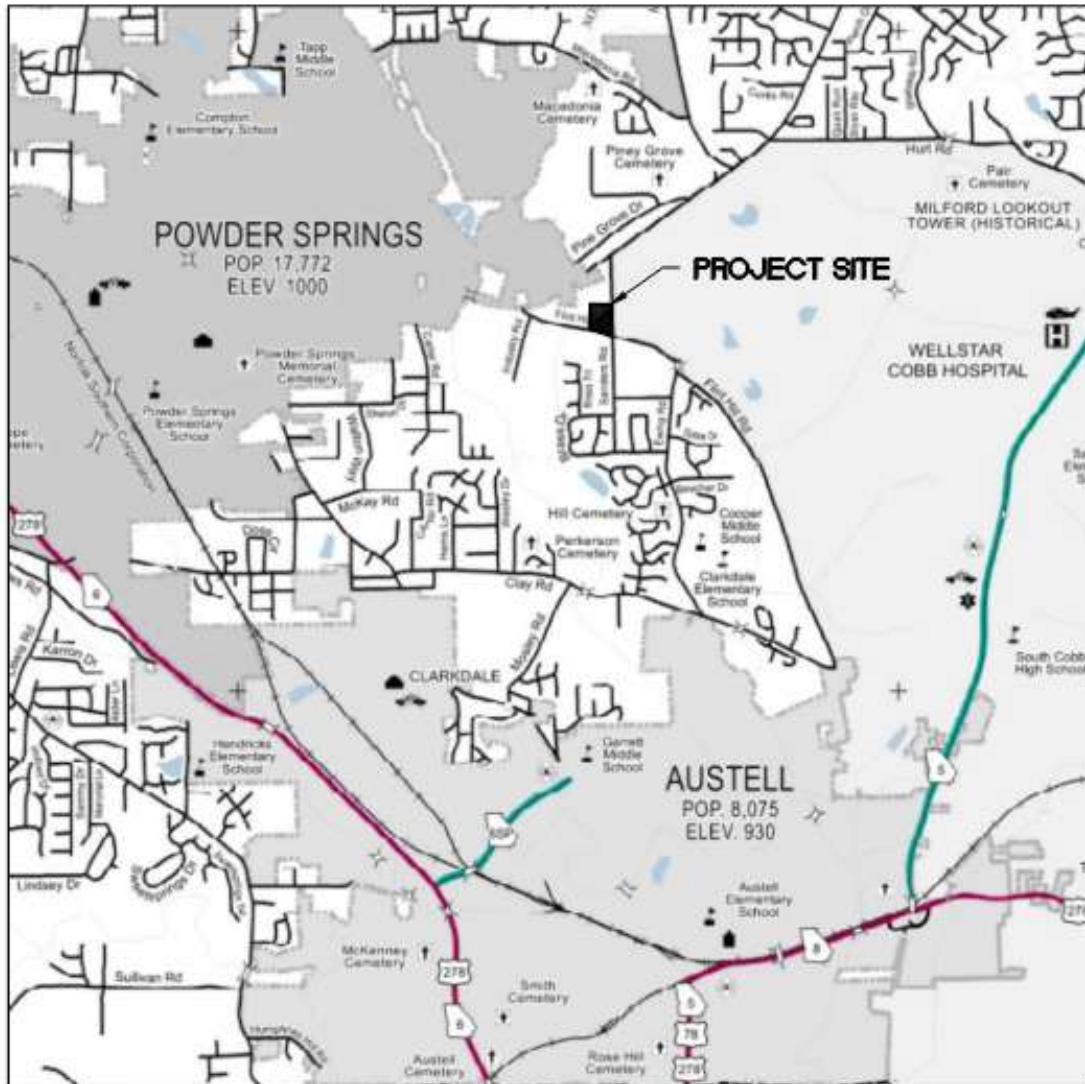
LOCATED:
CITY OF POWDER SPRINGS,
COBB COUNTY, GEORGIA

OWNER/ DEVELOPER:
THE TRUCK FARM, LLC
ATTN: MARK CAMPBELL

PREPARED BY:
THE SOUTHEAST CIVIL GROUP, LLC.
8665 BALDWIN PARKWAY
DOUGLASVILLE, GEORGIA 30134

DATE: July 8, 2026





SITE LOCATION MAP

CITY OF POWDER SPRINGS, COBB COUNTY, GEORGIA

GPS LOCATION: 33.856833° N, -84.642565° W

SCALE: 1"=5000'



Introduction

This report considers the development of the Powder Springs Truck Farm. Proposed improvements include one entrance onto Flint Hill Road, 170,000 s.f of gravel that contains 118 tractor trailer parking, underground utilities, and two on-site earthen stormwater management facilities. The site lies within Land Lot 911, District 19, Section 2 of The City of Powder Springs, Cobb County, Georgia. The GPS location is 33.856833° N, -84.642565° W.

This study projects trip data at the proposed access to the site and provides recommendations based off the trip data. Trip data was obtained from a similar project completed in 2020, The Truck Farm – McIntosh Road. While the use of the site for the two projects is the same, the project sizes are not. The data is adjusted to obtain the Flint Hill access trip generation.

Proposed Site

Table 1 represents a trip generation comparison between the two sites. Table 2 represents the projected trip generation for The Truck Farm – Flint Hill Road. Based on examination of existing traffic patterns, it is estimated that 67% of the traffic will be oriented to and from the west of the site towards Highway 278 via Richard D Sailors Parkway.

The Truck Farm - McIntosh Road - Number of Spaces	185
The Truck Farm - Flint Hill - Number of Spaces	118
Posted Speed Limit	35 MPH
East Bound Approach (%)	67%
West Bound Approach (%)	33%

Table 1 - Trip Generation								
Land Use	Size (no of spaces)	AM Peak Hour			PM Peak Hour			24-Hour
		In	Out	Total	In	Out	Total	Two-Way
The Truck Farm McIntosh Road	185	30	32	62	26	16	42	640
The Truck Farm Flint Hill Road	118	20	20	40	18	10	27	408

Note: Volumes listed reflective of average weekday traffic

Table 2 - Trip Projection at Site Access				
Time Period	Entering Site		Exiting Site	
	EB Left	WB Right	SB Left	SB Right
AM Peak Hour	13	7	14	7
PM Peak Hour	12	6	7	3
24-Hour	137	67	137	67

Recommendations

- The GDOT Driveway Encroachment Manual recommends minimum requirements for turn lane and site access. These requirements are shown in Table 4-6 below. An estimated AADT for Flint Hill Road obtained from GDOT traffic Data is 6,890 trips. The posted speed limit of Flint Hill Road is 35 MPH. Based on these characteristics of Flint Hill Road, 100 right turns per day will trigger the requirement for a right turn deceleration lane. It has been estimated that the site will generate only 67 right turns per day, which is significantly less than the requirement for a right turn deceleration lane. It is the recommendation of this study that the site access provide full access to and from Flint Hill Road with large radii and no right turn deceleration lane.

4.9.1.1 Minimum Requirements for Right Turn Deceleration Lanes

Right turn deceleration lanes must be constructed at no cost to the Department if the daily site generated Right Turn Volumes (RTV) based on ITE Trip Generation (assuming a reasonable distribution of entry volumes) meet or exceed the values shown in Table 4-6. Passing lane sections fall under the criteria for two or more lanes.

Posted Speed	2 Lane Routes		More than 2 Lanes on Main Road	
	AADT		AADT	
	< 6,000	>=6,000	<10,000	>=10,000
35 MPH or Less	200 RTV a day	100 RTV a day	200 RTV a day	100 RTV a day
40 to 50 MPH	150 RTV a day	75 RTV a day	150 RTV a day	75 RTV a day
55 to 60 MPH	100 RTV a day	50 RTV a day	100 RTV a day	50 RTV a day
>= 65 MPH	Always	Always	Always	Always

Table 4-6 Minimum Volumes Requiring Right Turn Lanes

- A deceleration lane serves to allow traffic exiting the roadway the opportunity to exit and slow down without impacting thru traffic. This allows for thru traffic to continue to travel at the higher travel speeds. In addition to Flint Hill Road being a 35 mph posted speed limit, the proposed site access is located approximately only 300 feet to the west of a 4-way stop controlled intersection. Thru traffic will already be traveling at lower speeds in this section of the road as they are just beginning to accelerate from the stop. This is mentioned as an additional reason a right turn deceleration lane should not be warranted.

Appendix A.....Traffic Summary
 Appendix B.....Site Photos
 Appendix C.....Site Plan

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Appendix A – Traffic Summary

0000067_8293 / 067-8293 / Flint Hill Rd Summary

	AADT	K-Factor	D-Factor	Stat Type
2025	6890	0.0976	0.54	Estimated
2024	6810	0.0976	0.54	Estimated
2023	6780	0.0976	0.54	Estimated
2022	6600	0.0976	0.54	Estimated
2021	6450	0.0976	0.54	Estimated
2020	6070	0.0976	0.54	Actual
2019	5840	-	-	Estimated
2018	5730	-	-	Estimated
2017	5640	-	-	Estimated
2016	5530	-	-	Estimated
2015	5400	-	-	Estimated
2014	5190	-	-	-
2013	5190	-	-	-
2012	5080	-	-	-
2011	5090	-	-	-
2010	-	-	-	-
2009	5080	-	-	-
2008	5180	-	-	-
2007	7720	-	-	-
2006	-	-	-	-
2005	-	-	-	-
2004	7140	-	-	-

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Appendix B – Site Photos



Picture 1 – Eastbound Approach



Picture 2 – Westbound Approach

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Appendix C – Site Plan

SITE PLAN

POWDER SPRINGS TRUO

LOCATED IN LT. 911, DISTRICT 19, SECTION 2
POWDER SPRINGS, COBB COUNTY, GEORGIA

SITE PLAN

POWDER SPRINGS TRUCK FARM

CHECKED BY: MCF

DATE: 03/31/2026

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251211

[illegible]

NOTE: 1. BOUNDARY INFORMATION SHOWN OBTAINED FROM A BOUNDARY SURVEY PERFORMED BY THE SOUTHEAST CIVIL GROUP OF THE U.S. ARMY CORPS OF ENGINEERS. 2. TOPOGRAPHIC DATA OBTAINED FROM A COMBINATION OF GIS WHICH IS APPROXIMATE AND 3. SURVEY PERFORMED BY THE SOUTHEAST CIVIL GROUP. 4. DATE 02/04/2013. 5. LOCATED IN A FLOOD HAZARD AREA. 6. THE U.S. FISH & WILDLIFE NATIONAL WETLANDS INVENTORY MAP HAS BEEN CONSULTED, AND NO WETLANDS ARE SHOWN.

[illegible]

SOUTHERN GROUP CIVIL
ENGINEERING • SURVEYING • LAND PLANNING

GENERAL SITE DATA

OWNER/PROJECT MANAGER
THE TRUCK FARM, LLC
ATTN: MARK CAMPBELL

1. SITE ADDRESS: 3989 FLINT HILL
SPRINGERS, GA 30127

2. PARCEL #909100080

3. DISTRICT: 19

4. SITE AREA: 0.850 +/- ACRES

5. PROPOSED USE: TRUCK PARKING

6. ZONING: U - LIGHT INDUSTRIAL

7. SETBACKS:
FRONT = 50' SIDE = 20' REAR = 0'

8. DISTURBED AREA: 5.88 AC

9. EXISTING IMPERVIOUS AREA: 0

10. PROPOSED IMPERVIOUS AREA: 0

11. EXISTING CURB CUT LENGTH: 0

12. SEWER AVAILABILITY: PUBLIC

SITE DISTANCE TABLE				
# LINES	TYPE	SPEED LIMIT	DISTANCE	REQUIREMENT MET
2	SDR	35 MPH	390	YES
2	SDR	35 MPH	390	YES

CERTIF. THAT THE INTERSECTION SIGHT DISTANCE FOR THIS PROJECT MEETS THE MINIMUM REQUIREMENTS SET FORTH BY CDOT REGULATIONS FOR DRIVEWAYS AND ENCHANCEMENT CONTROL.

Michael Ford

03/31/2026

DATE

MICHAEL G. FORD IAW G.S. 82.06 410275

PAVING LEGEND	
ASPHALT MILLINGS	-8" COMPACTED EARTH -6" ASPHALT MILLINGS
CONCRETE PAVEMENT	-8" COMPACTED C.A.B. -6" 4000 PSI FRESHENSH CONCRETE
CONCRETE	-4" 3000 PSI CONCRETE

OWNER / PROJECT MANAGER,
THE TRUCK FARM, LLC
ATTN: MARK CAMPBELL
[REDACTED]

GEORGIA811
Utility Protection Center, Inc.

Graphic Scale
Call before you dig.

(IN FEET)
1 inch = 40 ft.

