

## Traffic Impact Narrative – Trip Generation Comparison

In accordance with Section 65.10 of the City of Wilton Manors Unified Land Development Regulations (ULDR), this analysis demonstrates that the proposed use of the property at 2010 Wilton Drive Wilton Manors, FL 33305 as a medical marijuana dispensary will result in significantly lower average daily trip generation than the prior use of the property as a restaurant.

### Trip Generation Standards per ULDR §65.10

Wilton Manors ULDR §65.10 establishes average daily trip generation rates for various land uses. The applicable rates are as follows:

- **Restaurant:** 158.37 daily trips per 1,000 square feet of gross floor area
- **Retail:** 82.52 daily trips per 1,000 square feet of gross floor area

### Trip Comparison: Former vs. Proposed Use

Use Type	Square Footage	Trip Rate (per §65.10)	Estimated Daily Trips
Former Restaurant	4,214 SF	158.37 per 1,000 SF	667.48 trips/day
Proposed Retail (Dispensary)	2,243 SF	82.52 per 1,000 SF	185.03 trips/day

### Conclusion

The former restaurant use generated an estimated 667.48 average daily trips, whereas the proposed use, occupying only 2,243 square feet and classified under the "Retail" trip generation category, will result in approximately 185.03 daily trips.

This reflects a 72% reduction in average daily traffic compared to the previous restaurant use.

As such, the proposed use will reduce traffic volume on adjacent streets and is demonstrably less intensive from a transportation impact perspective. The project complies with the standards set forth in ULDR §65.10 and does not present adverse impacts on public infrastructure or vehicular circulation.