

June 17, 2016

Ms. Tracy Zinn
 T&B Planning
 17542 East 17th Street
 Tustin, CA 92780

SUBJECT: MORENO VALLEY LOGISTICS CENTER FAIR SHARE CALCULATIONS

Dear Ms. Tracy Zinn:

The purpose of this letter is to provide fair share calculations for each building proposed as part of the Moreno Valley Logistics Center development (referred to as “Project”) located in the City of Moreno Valley, based on the land uses and intensities proposed and analyzed in the current *Moreno Valley Logistics Center Traffic Impact Analysis* (revised date June 17, 2016, referred to as “Traffic Study”). The percent contribution (i.e., fair share), by building, for the cumulatively impacted intersections is provided on Table 1. The sum of the fair share percentages shown for each building add up to the total Project fair share identified in the Traffic Study for each applicable intersection.

TABLE 1: PROJECT FAIR SHARE BY BUILDING

#	Intersection	Building 1	Building 2	Building 3	Building 4	Total Project Fair Share ¹
5	Elsworth St / Cactus Av	2.0%	1.3%	1.1%	1.8%	6.2%
7	Western Wy / Harley Knox Bl	3.6%	2.3%	1.8%	3.1%	10.7%
8	Graham St / Cactus Av	1.8%	1.2%	1.0%	1.7%	5.7%
9	Patterson Av / Harley Knox Bl	3.9%	2.4%	1.9%	3.3%	11.5%
10	Heacock St / Cactus Av	3.4%	2.1%	1.7%	2.9%	10.0%
13	Heacock St / Iris Av	3.1%	2.1%	1.7%	2.9%	9.8%
18	Heacock St / San Michele Rd	3.0%	1.8%	1.5%	2.5%	8.8%
20	Webster Av / Harley Knox Bl	4.5%	2.8%	2.2%	3.8%	13.4%
26	Indian St / Krameria Av	2.1%	1.3%	1.0%	1.8%	6.2%
28	Indian St / San Michele Rd	1.0%	0.6%	0.5%	0.8%	2.9%
29	Indian St / Nandina Av	1.1%	0.7%	0.5%	0.9%	3.1%
30	Indian St / Harley Knox Bl	0.8%	0.5%	0.4%	0.6%	2.2%
31	Perris Bl / Cactus Av	0.5%	0.3%	0.2%	0.4%	1.4%
32	Perris Bl / Krameria Av	0.7%	0.4%	0.3%	0.6%	2.1%

¹ Total Project fair share percentage from the traffic study for each applicable intersection.

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If you have any questions, please contact me directly at (949) 336-5978.

Respectfully submitted,

URBAN CROSSROADS, INC.



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President



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Senior Transportation Engineer

