Oregon
Tina Kotek, Governor

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TECHNICAL MEMORANDUM

TO: **Micah Horowitz**
Region 3 Development Review Planner

FROM: **Wei (Michael) Wang, P.E. & M.S.**
Region 3 Access Management Coordinator

DATE: **October 14, 2026**

SUBJECT: **Review of Peppermill Zone Change Transportation Planning Rule Analysis (02/20/26)**

Page	Paragraph	Comment
9	Table 1	Please confirm trip generation calculations supporting 311 PM peak-hour trips for 60,000 SQFT of commercial. ODOT was unable to find the same trip generation rate in our ITE manuals.
22	Turn Lane Evaluation	Graph appears to show right turn criteria being met, please confirm. Refer to ODOT Traffic Manual for other considerations regarding right turn lane installation (or not).
24	Recommendations	ODOT supports the installation of a SB left turn lane on US-101 at 2 Mile Rd when conditions are met as determined by subsequent evaluations of development proposals. It should be noted that a turn lane and associated widening improvements may have Right-of-Way impacts that extend beyond the subject tax lot.

If you have any questions regarding my comments, please call me at (541) 315-5208 or Wei.Wang@odot.oregon.gov