



Helen Donaldson <hcd@portlandmaine.gov>

30 Merrill Street - Updated Traffic Comments

Helen Donaldson <hcd@portlandmaine.gov>
To: Helen Donaldson <hcd@portlandmaine.gov>

Wed, Sep 21, 2016 at 11:08 AM

Hi Nell – The following represent a status update of my August 29, 2016 preliminary traffic comments.

- The site plan depicts the driveway offset from the curb opening, while the existing driveway is centered. The applicant should note why an offset condition is proposed.

Status: Based upon the condition of both tip-down curbing and the driveway apron, the applicant shall center and renovate the driveway apron to meet City standards.

- The applicant should formally request a waiver from the City's driveway separation standard and provide documentation on why the standard can't be met.

Status: Given site frontage limitations and that driveways on both southerly and northerly abutting properties impact spacing, I support a waiver for driveway separation.

- A fence is proposed on the edge of the driveway. Details on the fence should be provided.

Status: Outstanding

- Access and egress movements from parking spaces will be constrained. The applicant has provided vehicle turning templates that seem to illustrate parking space accessibility is feasible. Given the constrained conditions, I would suggest the applicant simulate the layout in a field test to be reviewed by me. I would note that the parking space adjacent to the handicap space will be difficult to maneuver into and out of.

Status: The applicant has provided vehicle turning template graphics that illustrate movements. Given tight circulation conditions, conflicts with pedestrians entering the building via the driveway and parking lot, I would suggest that the parking lot be designed to minimize conflicts. I would suggest that the parking space adjacent to the handicap parking space be eliminated and used for enhanced circulation space (While I do not oppose backing maneuvers onto Merrill Street, I would prefer that they are minimized). In my professional opinion the site will function adequately by removing the subject space and the previously noted field simulation would no longer be required.

If you have any questions, please contact me.

Best regards,

Thomas A. Errico, PE
Senior Associate

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