
Notes of 3/15/18 MMC Check-in Mtg- Detour issues; Schedule & Communication Plan

1 message

Jean Fraser <jf@portlandmaine.gov> Mon, Mar 19, 2018 at 12:10 PM
To: Keith Gray <kgray@portlandmaine.gov>, "Bartlett, Jeremiah" <jbartlett@portlandmaine.gov>, "Errico, Thomas" <thomas.errico@tylin.com>, "Peverada, John" <jbp@portlandmaine.gov>, "Hyman, Bruce" <bhyman@portlandmaine.gov>, Robert Thompson <rmt@portlandmaine.gov>, "O'Brien, Stuart" <sgo@portlandmaine.gov>, James Sweatt <jjs@portlandmaine.gov>, Aaron Pepin <aaronp@portlandmaine.gov>, Eric Nevins <ericn@portlandmaine.gov>
Cc: "Barhydt, Barbara" <bab@portlandmaine.gov>, "Zazzara, Rhonda" <rjz@portlandmaine.gov>, "Donaldson, Helen" <hcd@portlandmaine.gov>, "DiPierro, Philip" <pd@portlandmaine.gov>

Hello all

Key points from the **3/15/18** Site Plan Review meeting with MMC:

(Please let me know if I have missed anything important; note that these are intended as an "aid de memoir" and not as formal minutes, though will be in the PB reports so they are aware of the scale and nature of the discussions)

CONGRESS STREET CLOSURE - Physical upgrades needed

- **WEYMOUTH STREET** with reference to Keith Grays' Memo (attached)
 - Turners had scheduled to do some repairs before detour started, and then do complete overlay after the detour
 - KG's Memo was questioned; KG explained his request for milling off the surface, doing localized repairs and the resurfacing; he indicated that "repairs-only" would not work as needs too much re surface (base OK)
 - Turners Project Manager felt that milling off central surface would not stand up to the detour and they would need to do more and close down Weymouth for a week in late April prior to detour
 - KG noted that if they do this then it may trigger need for ADA compliance
 - KG confirmed that his assessment was attempting to keep the work and cost to a minimum, and that he expected his approach would not need any substantial further work to be necessary after the detour (though need to check afterwards to see if any repairs needed)
 - DG asked if MMC has to bring it all up to ADA standards and answer was this depends on what they disturb

- ADA issues also relate to/depend on where the detour is intensifying pedestrian/vehicular conflicts (eg TE felt additional pedestrian accommodations needed at Congress/Weymouth and Weymouth/Park - see below)
 - Later in the meeting KG noted that the City was completing the paving of the travel lane and sidewalks along State Street - to involve partial lane closure being done latter part of April- suggested that maybe the contractor doing this could do the work in Weymouth since already geared up - KG will share the State Street schedule and follow up regarding coordination of these
 - Police noted this a concern - Park Ave westbound a potential bottleneck as no alternative route
- **RADII FOREST TO BOYNTON RIGHT TURN**
 - Regarding the turning radius at Boynton/Forest, KG and TE both were concerned and requested seeing turning template of a fire truck making the right turn into Boynton from Forest
 - UPDATE: 3/16 RD of G-P had done the autoturn and MMC has concluded they need to modify that radii and it will be part of the updated MOT that will be in the PB Packet
- **PEDESTRIAN ACCOMMODATIONS AT CONGRESS/WEYMOUTH AND WEYMOUTH/PARK**
 - At the meeting TE and others expressed concern that the detour traffic would make it difficult/unsafe for pedestrians trying to cross at each end of Weymouth Street
 - UPDATE 3/16: Sebago has prepared details for temporary crosswalks and these will be in the MOT
- **METRO** Stop inbound on Park just before Weymouth Street
 - Metro had requested that the stop be relocated about 40 feet west and have a concrete slab created between the curb and sidewalk for bus passengers
 - Note that parking spaces would need to be removed but DPW have authority to close 2 parking spaces
 - Question as to whether METRO would want the stop and pad to remain permanently - if not, is it worth pouring the pad? BH to check with METRO
- **SIGNAL AT WEYMOUTH/PARK**
 - KG requested that this be left in place for a couple of weeks *after* the detour finishes so that the City can do counts at this location
- **FOREST/CONGRESS** lane detail
 - Short section of outbound lane to be left open in front of MOB for access for ambulances etc
 - Police concerned re night issues here
- **SIGNAGE**
 - Signage Plan in MOT needs some updating - but is detailed enough for now

- City staff will review the spray-painted sign locations
- Variable message signs being discussed with MDOT
- **COORDINATION WITH MDOT** (see last item in the attachment)
 - All has been agreed; MMC will provide the variable message boards

CONGRESS STREET CLOSURE - COORDINATION RE SEADOGS GAMES

- There are about 22 Seadogs Home games during the period of the closure
- Seadogs hire police for crossing in front of stadium
- Public comment at PB had highlighted large number of peds throughout the area before/after a game, including at Boynton (PM weekday particularly problematic)
- SO requested specific *Seadogs Management Plan* that thinks through and addresses the pedestrian issues
- JS suggested flaggers at key points would help
- AG of MMC confirmed he would set up a meeting with Seadogs and invite City reps
- UPDATE: Al arranged mtg for 3/16 but it was very brief due to Seadogs misunderstanding- some points:
 - Getting message out: Seadogs can get info out to ticketbuyers about access and parking changes
 - Peds from MOB garage to stadium: JP does not think it will be a problem; DG suggested Turners can monitor and include that monitoring in the "script" for the first weeks; TE considered that they should take some action ahead of the first game based on the monitoring of the detour over the first week (JP noted that Opening Day had biggest crowds in April then lower until weather is warmer)
 - Traffic congestion in area: Seadogs have policeman at Park ped crossing but concern that more control needed. DG said Turners could have flaggers available to help; need to clarify to what extent flaggers can direct traffic here.

CONGRESS STREET CLOSURE SCHEDULE (see attached draft)

- Closure starts May 7 Monday and trucks with crane pieces start arriving immediately
- AG ran through the schedule - last day is June 28th
- Turners doing a more detailed schedule- showed it to group; its under development and will be circulated week of 3/19 along with Communication Tree
- Crescent needs to be 2-way in advance so can bring in construction fencing etc (discussed signage to ensure no parking there)
- Will have a separate meeting with Police regarding a police detail at each end of the detour
- CMP removing /relocating lines in early May
- Police concerned schedule does not build in a buffer, with completion just before July 4th weekend - DG explained that schedule includes buffer because of conservative estimates as to beams per day etc.
- This schedule OK for PB Report

PRESENTATION FOR COUNCILORS, PUBLIC AND PLANNING BOARD (discussion of attached draft)

- TE suggested:
 - Need to address public comments at PB meeting re using State Street - speak more to the need for detours to get back to original route as soon as possible (add into chart)
 - Show whats happening to peds- this also raised at PB
 - Explain whats happening re METRO
 - Address PB concerns re Seadogs games
- Further discussion at 3/16 Seadogs meeting: TE asked if they were going to address the question that arose at the PB workshop about how much the volumes on Park will change- MMC has a graphic re volumes that will go into the MOT and the presentation will refer.

COMMUNICATIONS PLAN (see attached draft)

- Update regarding discussions with neighbors re loss of parking during detour- MMC have had meeting with Crescent residents and will have meeting with Boynton residents next week
- MMC will be circulating flyers to all neighbors in affected area (flyer includes where residents can park during detour and how to get a tag to use those parking areas)
- Matt Wickenheiser (Senior Communications Manager, MMC) ran through the Communication Plan and is liaising with Jessica Grondin of the City

SCHEDULE of MEETINGS:

- **22 MARCH THURS MTG- MAY NOT BE HELD- WILL CONFIRM**
- **27 MARCH:** Planning Board anticipated to give (conditional) Site Plan approval including re CMP for East Tower and Visitors Garage - final comments requested from reviewers by 3/21
- **Thursdays 9AM:** Please keep the Thursday 9am slot available for ongoing meetings with MMC on the Congress Street closure (as needed) and the St Johns Garage Site Plan. Let Jean or Nell know if you have an item that you would like on the agenda.

--]

*Jean Fraser, Planner
City of Portland
874 8728*

2 attachments

 **MMC CMP-MOT- Comm Plan Update for 3.15.18 mtg.pdf**
1747K

 **Weymouth Street Pavement Memo-DPW.doc**
32K

MMC Site Plan Check In meeting 3/1/2018

1 message

Jean Fraser <jf@portlandmaine.gov> Mon, Mar 5, 2018 at 6:10 PM
To: "Errico, Thomas" <thomas.errico@tylin.com>, "Hyman, Bruce" <bhyman@portlandmaine.gov>, "Peverada, John" <jbp@portlandmaine.gov>, James Sweatt <jjs@portlandmaine.gov>, "O'Brien, Stuart" <sgo@portlandmaine.gov>
Cc: "Zazzara, Rhonda" <rjz@portlandmaine.gov>, "DiPierro, Philip" <pd@portlandmaine.gov>, "Donaldson, Helen" <hcd@portlandmaine.gov>, "Barhydt, Barbara" <bab@portlandmaine.gov>, "Bartlett, Jeremiah" <jbartlett@portlandmaine.gov>, Keith Gray <kgray@portlandmaine.gov>, Aaron Pepin <aaronp@portlandmaine.gov>, Eric Nevins <ericn@portlandmaine.gov>, Robert Thompson <rmt@portlandmaine.gov>

Hello all

Key points from the **3/1/18** Site Plan Review meeting with MMC:

(Please let me know if I have missed anything important; note that these are intended as an "aid de memoir" and not as formal minutes)

Congress Street Closure - DELIVERY ROUTES

- At the 2/15 meeting reviewers questioned the proposal to route steel deliveries (from North, June 4 to June 28, starting at 5am; 3-4 /day) along Washington Ave and Congress
 - City staff advised route should avoid Washington completely due to planned construction work
 - Route must avoid downtown Portland and Congress
 - Keep delivery vehicles on I295 longer - maybe I295 to Forest /Park ? Deering; maybe Fore River Parkway
 - Turners were going to speak to the trucking company again and get back to us
- Turners had discussed further with trucking company
 - Looked at a number of alternatives
 - Those at the meeting preferred the incoming route to be High to Congress to Ellsworth
 - Those at the meeting basically OK with exit route (Bramhall to Deering to Park) but may need tweaking re turn onto Park

Congress Street Closure - COORDINATION RE SEADOGS GAMES

- There are about 22 Seadogs Home games during the period of the closure

- Seadogs hire police for crossing in front of stadium
- Public comment at PB had highlighted large number of peds throughout the area before/after a game, including at Boynton (PM weekday particularly problematic)
- SO requested specific *Seadogs Management Plan* that thinks through and addresses the pedestrian issues
- JS suggested flaggers at key points would help
- AG of MMC confirmed he would set up a meeting with Seadogs and invite City reps

Congress Street Closure - COORDINATION WITH MDOT

- MDOT need to approve closure of Congress; variable message boards on I295; temporary signal at Weymouth
- Meeting likely Monday afternoon 3/5

Congress Street Closure - COORDINATION WITH METRO

- SO and BH will meet with METRO
- SO requested a *METRO Management Plan* to clarify changes

Congress Street Closure - Package of info needed

- MMC was requested to provide (asap) a *Presentation* re the detours that can be used to inform others eg councillors and residents; to include what was considered re detours and how the plan has been developed
- A final single detour schedule and responsibilities for action was requested of Turners prior to start of detours and closure; DRAFT for submission (may be separate docs) on March 12th:
 - *Framework Schedule* needed for PB Hearing (final needed by 3/21)
 - Between now and when construction starting: Management and Action Plans as follows:
 - *Signage Plan* (work being done and maintained by North East Safety) (RD's Signage Plan needs some revisions as suggested) (sign locations being marked in orange paint week of 3/19 to 3/23)
 - *Signals Plan* (run by Jeremiah Bartlett)
 - *Communication Plan* and *Telephone Tree* including re media - to clarify who to contact directly (who will always answer 24 hrs) to take decisions re any problems during the closure
 - *Seadogs Management Plan* (see notes above)
 - *METRO Management Plan* (see notes above)
 - *Advance Work Plan* regarding what and who to upgrade street eg striping and paving
 - *Schedule* running up to and including the closure- when signals set to flashing (suggested 1 week ahead); when Boynton goes one-way (suggested 2 weeks ahead) to include other actions such as who inspecting and monitoring
 - Include a *Tracking System* for complaints so action is immediate

SCHEDULE BETWEEN NOW AND CONGRESS ST CLOSURE:

- **12 MARCH:** MMC submit the plans and schedules as listed above
- **15 MARCH:** Meet room 209 (9am) to discuss the submitted package - will include communications folks
 - Likely to be last discussion as part of the site plan review; meetings to continue in order to coordinate and will move to Turners Construction office under the East Tower
- **27 MARCH:** Planning Board anticipated to give Site Plan approval including re CMP for East Tower and Visitors Garage - final comments requested from reviewers by 3/21
- **Thursdays 9AM:** Please keep the Thursday 9am, slot available for ongoing meetings with MMC on the St Johns Garage Site Plan; Nell Donaldson in Planning will coordinate re those

Next Meeting:

March 15 Meeting: Room 209 9am - *to discuss the more detailed plans (as listed above and to be circulated 3/12) that comprise the overall Construction Management during the Congress Street closure*

(NO MEETING THURSDAY MARCH 8TH)

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*Jean Fraser, Planner
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Notes of 2/15 MMC Site Plan Review Meeting (CMP/Detours)

1 message

Jean Fraser <jf@portlandmaine.gov> Thu, Feb 22, 2018 at 1:05 PM
To: "Errico, Thomas" <thomas.errico@tylin.com>, "Bartlett, Jeremiah" <jbartlett@portlandmaine.gov>, "Hyman, Bruce" <bhyman@portlandmaine.gov>, Keith Gray <kgray@portlandmaine.gov>, "Peverada, John" <jbp@portlandmaine.gov>, "Zazzara, Rhonda" <rjz@portlandmaine.gov>, Robert Thompson <rmt@portlandmaine.gov>, James Sweatt <jjs@portlandmaine.gov>, Eric Nevins <ericn@portlandmaine.gov>, Aaron Pepin <aaronp@portlandmaine.gov>, "Barhydt, Barbara" <bab@portlandmaine.gov>, "O'Brien, Stuart" <sgo@portlandmaine.gov>, "Donaldson, Helen" <hcd@portlandmaine.gov>
Cc: "DiPierro, Philip" <pd@portlandmaine.gov>, "Gautreau, Keith" <kng@portlandmaine.gov>

Hello all

Key points from the 2/15/18 Site Plan Review meeting with MMC:

(Please let me know if I have missed anything important; note that these are intended as an "aid de memoir" and not as formal minutes)

Congress Street Closure and associated detours/emergency access (based on the revised docs and plans attached to this e-mail from Gorrill-Palmer)

Updates from Gorrill-Palmer re traffic detours and associated signage and signals, assuming no alternative to a Congress Street closure (see below- third item):

- RD of GP had developed the option with Boynton one-way inbound, based on feedback from earlier meeting
- Outlined the "three-layer" approach:
 - Signage via variable message signs outside central Portland to encourage different routes into the City
 - Barricades at Congress/St Johns and at Weymouth/Congress to re-route the bulk of traffic
 - Local traffic may use Forest/Boynton inbound
- Outlined the changes needed for each of these (see plans) eg signal at Weymouth/Park (actuated); removal of parking in addition to signage; change ped to concurrent crossing in some places (but RD thought signal timing otherwise OK)
- Key concerns (need more analysis and discussion):
 - Police particularly concerned re the safety of retaining central lane at Congress/St John - rather see it removed even though a number of cars going straight ahead

- Need for information/maps to MMC patients and visitors and employees
 - suggest use online data providers to flag closures
- Need to look closely at impact on peds at signals, especially during ball games and other events
- Consider impacts on residents and businesses of some routes and semi-closures
 - Introduce Boynton as one-way working a couple of weeks in advance
- Access to visitors garage during Congress closure (see plan)
 - Via employee garage, channeled and flaggers as needed
 - 200 employees moving out of the employee garage to make up for loss of 2 levels in visitor garage during construction
- Emergency Routes (see plan)
 - Clarified that access via Gilman only secondary and only when the "green" route is closed
 - Attendees stressed need for communication and decision-making chart
 - Agreed that from now on there would be smaller follow up meetings as necessary to resolve details
 - Agreed there needed to be monitoring and heavy contractor presence during first few weeks and may need to tweak these plans
- METRO - MMC to meet with them once plan firmed up
- DPW noted that the condition of the streets being used for deliveries and detours may require some action in advance eg partial paving - DPW to advise MMC re this after a more detailed site visit - need to avoid delays to the proposed schedule

CMP - East Tower and Visitor Garage (based on revised CMP as attached from Turners)

- Congress St closure anticipated May 7 to June 28 for the installation of precast beams for overbuild of the visitors garage - weather biggest factor
- Turner summarized the revisions to CMP, which included facilitating the ambulance access, adding delivery routes
- Reviewers questioned the proposal to route steel deliveries (from North, June 4 to June 28, starting at 5am) along Washington Ave and Congress
 - City staff advised route should avoid Washington completely due to planned construction work
 - Route must avoid downtown Portland and Congress
 - Keep delivery vehicles on I295 longer - maybe I295 to Forest /Park ? Deering; maybe Fore River Parkway
 - Turners will speak to the trucking company again and get back to us
- Police stressed need for ongoing monitoring and process for making changes to delivery and detour routes after closure starts
- Concern re pedestrian route along Congress by construction area
 - Need ADA ramp
 - Need 9ft for crossing
 - Ensure entire sidewalk available

- Look at conflicts for peds crossing Weymouth at Congress - need to address
 - Gilman crosswalk needs to be ADA compliant
- Timetable (based on SO (Tuck) discussions with MMC and City Communication Directors)
 - - Need for early completion of telephone tree communication structure/contacts to be circulated within about 2 weeks and to be tested ahead by local and regional responders
 - - In week after 2/27 PB meeting need schedule that includes lead time and actions
 - - Early prep of handouts for employees and visitors plus early website info important

Third Part Review of Constructability

- Kleinfelders consultancy (Jim Wentworth) has been engaged by city to provide independent review of the constructability issues for the East Tower and Visitors Garage, as there was concern regarding the closure of Congress Street (for at least 8 weeks) and whether that closure was essential in view of its impacts
- JW outlined what had gone into the review and amplified on the review Memo (see FINAL REVIEW MEMO attached for details) outlining the pros and cons of a range of construction options
- JW noted that public safety was a key factor as was the need to use this size of crane which requires a long straight area for assembly
- Kleinfelders professional view was that their analysis supported the choice of the proposed option, though they recommended penalties and other disincentives in the contract for going beyond the identified closure time
- Discussion regarding the work schedule for the garage - potentially possible to increase from 5 days/week to 6 or 7- but then the noise etc from construction would also be for more days
- A 6 day working week with a later start on Saturday may be best compromise and potentially could shorten the closure by a few days depending on weather

Next Meeting:

NO MEETING FEBRUARY 22

March 1 Meeting: am holding a meeting slot and room 209 is reserved (and all following thursdays at 9am) but no agenda yet- will in part depend on issues raised at the PB Workshop on Feb 27th

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3 attachments



GP Traffic Analysis of detours & traffic management 2.14.18.pdf
4469K



CM Plan February 13.pdf
10844K



Kleinfelder MMC -Constructability Review Memo 2-21-2018.pdf
144K

MMC meeting 2/8/18 Brief notes/action

1 message

Jean Fraser <jf@portlandmaine.gov>

Mon, Feb 12, 2018 at 4:22 PM

To: "Alexander M. Green" <AGreen@mmc.org>, Keri Ouellette <kouellette@portlandmaine.gov>, "Cameron, Caitlin" <ccameron@portlandmaine.gov>, "O'Brien, Stuart" <sgo@portlandmaine.gov>

Hello all

Below please find my brief "action" notes of the 2/8 MMC meetings- pl let me know if your "take way" was different:

Permitting and Inspections re building permits (relates to the three most urgent permits eg for retail space (under VG), ET and VG; later ones will be CUP cooling tower on roof & chiller; new St John garage; demo existing garage; new hospital building)

- Retail fit up for Turners - MMC to liaise with KO to resolve re use and move forward on the permit
- ET and VG - urgent re ET roof and Tuck to follow up; otherwise MMC to initiate pre-app discussions with SAFEBUILD and keep KO and JF in the loop
- Submission of permit applications to be direct to Permitting and Inspections Department and pay full fees for now
- ET and VG permits will need State Fire Marshall and City Fire Dept reviews

Design (Purpose of meeting was to consider the staff and PB comments and how to address)

- JK from Perkins & Will showed more detailed rendering of ET and clarified where there was "white" on the existing buildings that relate; consider white best for a number of reasons; not done a rendering with silver nor with white cladding brought down
- Discussion of whether white of the new will match existing- not feasible to re clad existing white; MMC explained had looked at options for tone of upper cladding
- Discussion of how ET overbuild will integrate with new hospital building and agreed rendering of latter to show Board
- Discussion of VG and question of adding visual interest (viewed new renderings of proposal from Congress); MMC had considered options but not revised proposals due to constraints
- VG Retail space being fitted out for Turners with long term use in mind- CC suggested this be clarified to Board

- CC and JF suggested that MMC needs to address Board comments on both buildings in some way and to explain what other options have been considered prior to finalizing current option
- MMC clarified glass specs for both ET new windows and VG tower at E end
- CC asked for info re the following and to be submitted for Board:
 - glass specs
 - all materials
 - shades to be used inside ET rooms

Thank you
Jean

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MMC SP Review Mtg Feb 1, 2018 - MEETING NOTES

1 message

Jean Fraser <jf@portlandmaine.gov>

Tue, Feb 6, 2018 at 12:10 PM

To: "Errico, Thomas" <thomas.errico@tylin.com>, "Bartlett, Jeremiah" <jbartlett@portlandmaine.gov>, "Hyman, Bruce" <bhyman@portlandmaine.gov>, "Peeverada, John" <jbp@portlandmaine.gov>, James Sweatt <jjs@portlandmaine.gov>, Aaron Pepin <aaronp@portlandmaine.gov>, Eric Nevins <ericn@portlandmaine.gov>, Robert Thompson <rmt@portlandmaine.gov>, Keith Gray <kgray@portlandmaine.gov>, "Zazzara, Rhonda" <rjz@portlandmaine.gov>, "Barhydt, Barbara" <bab@portlandmaine.gov>, "O'Brien, Stuart" <sgo@portlandmaine.gov>, "Donaldson, Helen" <hcd@portlandmaine.gov>, "Alexander M. Green" <AGreen@mmc.org>, Dominic Gagnon <Dominic.Gagnon@colliers.com>, gscholler@tcco.com
Cc: "DiPierro, Philip" <pd@portlandmaine.gov>, "Ryan T. Wingard" <ryan.wingard@wright-pierce.com>, "Michael A. Guethle" <michael.guethle@wright-pierce.com>, Will Conway <wconway@sebagotechnics.com>, Jim Wentworth <JWentworth@kleinfelder.com>, "Cameron, Caitlin" <ccameron@portlandmaine.gov>, "driley@sebagotechnics.com" <driley@sebagotechnics.com>, "Gautreau, Keith" <kng@portlandmaine.gov>

Hello all

Key points from the Site Plan Review meeting with MMC held last **Thursday, February 1, 2018** plus (at end) future meeting agendas:

A. CMP with focus on analysis of detour options for any Congress Street closure - meeting was seeking to find consensus as to the best option

Updates re detour options from Gorrill-Palmer (circulated summary plans and narrative that included analysis of levels of service at intersections which was sent by e-mail the evening before- this is attached):

- Outlined two "local" (using Forest & Boynton) options: (A) two-way and (B) one-way on Boynton
- Outline option (C) using St John/Park/Weymouth
- Outlined wider add-on option (E) that diverted inbound vehicles further out in the system eg leaving I295 at different exits
- Acknowledged option (D) to make Park two-way but this was not analysed as it entailed a lot of changes to be completed in a short time and not recommended
- Subject to some further information and discussion, the Boynton one-way (B) combined with the add-on option (E) to divert inbound vehicles seemed to be worth considering further

METRO

- MMC had met with METRO who would work with them once final plan in place

- METRO had noted that they would probably need additional drivers and buses to maintain headways

Implications of detours - attendees highlighted concerns and Bruce Hyman offered to provide a coordinated note regarding key areas of additional info requested [this is below] and Gorrill-Palmer will provide updated and expanded info on these as "final package" for next discussion (2/15)

- Need to remove dedicated ped phase at St John/Congress
- Issues re access and parking for residents on Boynton
- Need for signal modifications eg timing, peds
- Note increase in traffic April-June (+20% - from Police)
- Suggestions for signage, including variable messaging VB and moving MMC sign(s) on I295
- Physical condition of Weymouth and need for emergency service access
- City does not recommend adding traffic to Deering
- See Bruce Hyman's note at end of e-mail

Timeframes/contingencies:

- Concern that the June 28th end date is crucial
- What penalties if this is not met?
- Question of whether can be shorter but keep some buffer (which might have impacts on neighbors)
- Timing of deliveries and where staged crucial to minimize impacts
- Turner to prepare communications info between contractor/MMC security/City re decisions needed if issues arise
- Police suggest have flaggers during the first week

B. Stormwater Review of Site Plan (note that W-P had previously provided review comments and Sebago had responded, so discussion focused on outstanding issues and questions)

- Wright-Pierce (W-P) attended on behalf of City; Sebago Technics (ST) attended on behalf of MMC
- ST explained existing situation:
 - ET sewer goes to Congress combined system; ER stormwater goes to A Street separated system
 - VG has treatment of stormwater on roof which then goes to Congress combined
 - Density of utilities prevents connection so ST consider only way to get stormwater to A street from VG and new hospital building is to pump
- New hospital building on Congress will have subsurface system along Congress to detain, and green roof- ultimately discharge to Congress combined system
- Other items raised by W-P and DPW for MMC to address:
 - Increase storage at visitor garage
 - Reduce disturbance & introduce erosion control etc at construction sites
 - Submit capacity letters

C. TDM- MMC had submitted TDM Plan and City had sent comments recently

- Discussion monitoring- methods of monitoring parking demand - questions
- City expects the TDM to include specific strategies and associated details, and then monitor and review in a year
- TDM needs to go one step beyond IDP
- Planning had seen good examples and will forward these (WEX; Thompsons Point)
- Discussion re bicycle by-ways and how these should be integrated with TDM for MMC - question of whether they would facilitate cycling by MMC staff

D. NEXT MEETINGS

THURS FEB 8 (most do not need to attend)

- **9:30am- 10:00 MMC building permits process**
- **10ish TO 11:00: Design with Jeff K of Perkins & Will**

PLANNING CONFERENCE ROOM (this meeting only)

THURS FEB 15 9AM - final discussion CMP and associated traffic/detours/signage/signals etc (based on a final package from MMC to be circ 2/13/18) in Room 209

Coordinated Note from Bruce:

Here are the consolidated comments from last Thursday's preliminary review of the MMC draft Congress Street detour analysis dated 1/31/18.

The following additional information is requested:

- More documentation of the actual morning and afternoon peak hours that are being referenced as part of the detour planning. It is not stated in the document itself and the Synchro printouts have the same START-STOP times for both the AM-PM analysis period. (It looks like 7AM-8AM are the AM peak hour from the printouts but it should be documented in the narrative and in the tables.)
- More documentation of the peak hour(s) for the detour analysis: do one or both of the actual peak traffic hours change to a different time period based on the amount of traffic that is deducted-credited based on the amount of traffic heading to the Gilman lot and MOB parking and the actual amount of traffic that remains?
- The configuration and specific type of temporary traffic signal equipment proposed for the Weymouth Street/Park Avenue intersection and the means of traffic signal coordination/communication with nearby traffic signals
- All traffic volume information that was used in the analysis to better understand the analysis' assumptions for traffic volumes on Congress Street between St. John and Brahmall. A review by the city of the actual Synchro models is also suggested.
- The specific location, placement and wording of detour signage associated with the proposed detour concept
- The specific recommended deployment of personnel (e.g., flaggers, police officers, etc) at the initiation of the proposed Congress Street detour to actively manage traffic associated with the detour and and coordinated with construction activities/the CMP.

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Congress St Detour 1-31-18 - reduced.pdf
3051K

Notes of todays meeitng

1 message

Jean Fraser <jf@portlandmaine.gov>

Thu, Jan 25, 2018 at 6:10 PM

To: "Alexander M. Green" <AGreen@mmc.org>

Cc: Mark Harris <HARRIM6@mainehealth.org>, "O'Brien, Stuart" <sgo@portlandmaine.gov>

AI

This (below) is what I have sent around internally, as mentioned in earlier e-mail to help keep reviewers in the loop.

thanks
Jean

Key points from todays Site Plan Review meeting with MMC:

East Tower CMP - meeting was seeking to find consensus

Updates from Turner:

- Ambulances will be allowed to use ambulance portal as existing
- Explained penalties if workers park on nearby streets
- Have checked out feasibility of trucks using Ellsworth
- Truck deliveries of steel with be June, July and most of August
- Probably remove bump out in Crescent

Discussion of Access routes:

- A number of alternatives were discussed, looking at pros and cons (eg access from Gilman) as Turner proposals problematic Ellsworth to Congress and reservations over 2-way in Crescent
- MMC noted secondary access via employee garage for cars going to Visitors Garage
- Concluded:
 - Take out bumpout in Crescent to help larger emergency vehicles
 - Best option for exiting trucks is Bramhall via Charles to 295
 - Keep Crescent 2-way (MMC contacting residents long here re need to remove parking)
 - Gilman could be back up access option and arranged if necessary

Congress Street Closure and associated detours/emergency access (this discussion to continue longer; includes third party review of construction plan)

Updates from Turner:

- Current plan is for 8 week closure based on normal working practices, so May 7 to June 28 envisaged
- Compression of time means more trucks in area per day

Updates from Gorrill-Palmer re options for detours:

- Local - Forest/Boynton/Weymouth (for small cars)
- One way system probaly Boynton inbound and park outbound
- Park between Fore River Pkway and St Johns to be two way
- Comparison/analysis to be completed/circulated early next week and discussed at Feb 1 mtg

Discussion of detour options:

- Need to get people out of system further out - need signage
- Police suggest closures on Congress at St John, and Park
- Many felt should avoid pushing traffic to Weymouth
- Deering another option - G-P to include in analysis
- Park 2-way offers benefits but big questions re intersection modifications and signals

Next Meeting:

THURS FEB 1 9am- 10:30 (reviewers attend for their topics within this time)
ROOM 209

- Focus on Congress Closure & detour option
- Some time on TDM
- Some time on Stormwater/Wastewater

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