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To: JF@portlandmaine.gov
CC: JST@portlandmaine.gov; JBartlett@portlandmaine.gov; KAS@portlandmaine.gov...
Date: 10/2/2015 11:05 AM
Subject: 1039 Riverside Street - Second Tee Condominium Business Park

Jean - I have reviewed the letter provided by FST dated September 23, 2015 as it relates to the expansion of the Second Tee Condominium Business Park and I offer the following opinion as it relates to requirements for a Traffic Movement Permit.

* The project is proposing 47,330 square feet of building space. In addition to traffic associated with this building space expansion, TMP regulations requires the inclusion of traffic volumes associated with changes over the last ten years. According to the above noted letter, 36,328 square feet of building spaces have been added since 2005. Accordingly, for the purposes of determining the need for a TMP, traffic associated with 83,658 square feet of building space shall be considered. Based upon trip generation rates established by Bill Bray, PE in 2005, the Business Park can be expected to generate 0.59 trips per 1,000 square feet during the AM peak hour and 0.61 trips per 1,000 square feet during the PM peak hour. For 83,658 square feet of building space, 50 trips are estimated during the AM peak hour and 51 trips during the PM peak hour. Based upon this estimate, the project is NOT required to obtain and TMP.

* I have reviewed crash information for the most recent three year period and Riverside Street in the vicinity of the project is NOT a High Crash Location.

Based upon the above information, a Traffic Movement Permit is not required and in my professional opinion a traffic assessment associated with local site plan approval is not suggested.

If you have any questions, please contact me.

Best regards,

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