

***Traffic Advisory Committee Meeting Agenda***

**September 18<sup>th</sup> 2020**

**8:30 AM**

**Town Hall 1st Floor Conference Room**

**1 Lafayette St. Wakefield, MA**

**ITEM 1 | Call to Order 8:30 AM**

**ITEM 2 | Attendance & Approval of Minutes**

August 21, 2020 Minutes

February 14, 2020 Minutes

Moved B. Renault. All in favor for both (S. Maio abstained, was not present for August meeting)

**Attendance:**

J. Anderson, S. Maio, J. Conway, R. Hudson, D. Benjamin, L. Benjamin, W. Renault

S. Skory, M. Kealey, C. Hunt, C. Sullivan

**ITEM 3 | Public Engagement**

Any member of the public who wishes to address the Traffic Advisory Committee is asked to submit any comments or concerns to <https://www.wakefield.ma.us/public-participation> at least two hours prior to the start of the meeting. Alternatively, members of the public are invited to participate via the Zoom virtual meeting, using the instructions listed above.

J. Anderson read a letter from Shaun Reynolds resident of Spring St. to discuss cars not stopping for the stop sign at the intersection of Spring St. and Greenwood St.

M. Kealey and W. Renault are unsure of any improvements that can be made to increase compliance besides enforcement.

#### ITEM 4 | New Development Review

- A. 581-583 Salem St. Development: 19-unit mid-rise apartment building. *Board of Appeals application review. Atty Brian McGrain Ocean City Bill Mandell and Jim Cook present. Hayes Engineering. Two hearings at this point. Atty. McGrail gave an overview of the development. Other similar developments there, offices, gym etc. proposal to replace all of this with a 19 unit building with affordable housing. Currently no access point, sidewalks etc. Part of the process would install curbing, access points etc.*

*Hayes Engineering showed and explained the site plan and traffic study. Surface parking for 4 story building. 3 one bedroom and 16 two-bedroom. 29 parking spaces. Handicapped parking included. Proposed sidewalks along frontage. Currently no sidewalks to east or west or defined access.*

*Bill Bergeron Hayes Engineering discussed the traffic study. Other than a problem on 128 there isn't much potential for traffic issues. Concerned about improving existing conditions. Available sight distances far exceed what is required.*

*M. Kealey asked about curbing and fire access to the building.*

*J. Anderson asked about handicapped spaces.*

*S. Maio asked for DPW to look into how far it is from this building to Pleasure Island Rd. Noted that it would be good to continue the sidewalk there on that side of the street so pedestrians can walk to Market St. etc.*

*B. McGrail pointed out that future developments that are proposed may improve sidewalks and infrastructure there.*

*No public comment.*

*VHB to provide a memo to Board of Appeals re: parking and traffic.*

- B. 610 Salem St. Development: 30-unit mid-rise apartment building. *Board of Appeals application review.*  
*Atty. Brian McGrail representing the client Paul Caggiano. Proposed improvements to infrastructure to the area. He described the proposal to the former Taylor Rental property.*  
*Haynes Engineering showed and explained the site plan and traffic study.*  
*Total of 30 units – required parking equals 45 they are proposing 56 parking spots.*  
*Bill Bergeron Hayes Engineering discussed the traffic study. No significant increase or decrease in trip generation. Available site distances far exceed what is required.*  
*Improvements to curbing and access points etc. Sidewalk is currently flush but proposal would put in a vertical granite curb.*

*J. Anderson asked about handicapped spaces. 3 total – 1 outside 2 inside.*

*M. Kealey asked about vegetation if it was on the site. Hayes recommended they be addressed.*

*S. Maio both sites should consider electric charging stations.*

*No public comment.*

*VHB to provide a memo to Board of Appeals re: parking and traffic.*

- C. 200 Quannapowitt Parkway – proposed mixed use development. 485 residential units, 10,000 sf of mixed-use (5,000 sf retail & 5,000 sf restaurant). *Transportation scoping request from Vanasse & Associates Inc. OBO Cabot, Cabot & Forbes.*

*Atty. Brian McGrail representing. Giles Ham from Vannase and Associates (VAI).*

*Asking to be on the same page as TAC for traffic study.*

*Giles Ham with VAI presented the current site location and future study area.*

*Has both pre and post COVID traffic counts.*

*M. Kealey disclosed that VHB has been involved with this property in the past. Asked G. Ham if this would also serve as a traffic scoping request for Mass DOT.*

*ITE data is not great and the flex space trip generation seems low.*

*W. Renault would like to see the Mass Dot and MEPA bigger picture before they present it back to the TAC.*

*J. Anderson expressed that there has been a lot of public concern over this project. He is concerned with the size and scope of the project. He asked that the Main & Lowell intersection be included in future studies. He also expressed that the project hasn't been proposed to the Board of Appeals yet so there may be concerns based on the actual proposal.*

*Scott Kelly from RJ Kelley abutter at 50-100 Quannapowitt Parkway. Submitted a letter regarding concern about this development and current condition. Has an easement agreement with 200 Quannapowitt Parkway being responsible for maintaining it. Safety concern as it exists today.*

*S. Maio asked to set up a separate meeting to discuss issues presented by Scott Kelly.*

## ITEM 5 | Signage

- Plymouth Rd. Dead-End Street/Not a Thru Street sign request.  
*J. Anderson presented concerns from residents. An increase in traffic due to area construction/people trying to avoid traffic.*  
*Moved by S. Maio. All in favor.*

## ITEM 6 | Parking Restriction

- Melvin St. Extension at Water St. restriction request - parking on one side only.  
*J. Anderson presented a request from a tenant of Melvin St. Extension to restrict parking to one side due to the lack of available roadway width. Parking on both sides causes traffic bottleneck onto Water St. and inability of large commercial vehicles to access the businesses on Melvin St. Extension.*  
*Larry Sack spoke about tractor trailer unable to maneuver onto Melvin St. Extension from Water St. Freight, trucks and deliveries regularly use the road to access the businesses there. Sidewalk never gets used as it isn't on the playground side. Tenants don't use it to go to Shaw's.*  
*C. Hunt asked if one side is better for the safety of children going to the park.*  
*J. Anderson expressed that there is available parking at the park. Not a busier street that needs parking at a sidewalk.*  
*M. Kealey spoke about restricting parking on the side that has less available parking.*  
*J. Anderson made a motion to restrict parking on the west side of Melvin St. Extension at Water St. from the start of the sidewalk to Water St. No parking here to corner.*  
*Moved by S. Maio second by W. Renault. All in favor.*

## ITEM 7 | Matters Not Anticipated for Agenda

Any matters not anticipated prior to the 48-hour public notice requirement necessitating immediate action by the TAC.

*Dan Benjamin asked if there could be ramps installed to help with outdoor dining areas.*

*S. Maio agreed. W. Renault said he is in favor for when they are redeployed next year.*

*W. Renault will look into this.*

*Food Pantry missing handicapped sign. W. Renault to look into it.*

*L. Benjamin asked about one-way sign at Farmland. Do Not Enter signs are tough to see.*  
*J. Anderson & W. Renault to look into this.*

Meeting adjourned at 9:42 AM