

LOCATION:

Gloucester, MA

CLIENT:

Sam Park & Company

PROJECT TYPE:

Mixed-Use Development

PROJECT SUMMARY:

Planned, Permitted, & Designed for:

- ▶ Break-In Access on Route 128
- ▶ 195,000 Sq Ft Retail
- ▶ 100 Key Hotel
- ▶ 100 Unit-Assisted Living Facility
- ▶ 1/2 Mile Public Street

Sam Park & Company retained Traffic Solutions to address transportation planning issues relative to a mixed-use development in Gloucester, MA. The proposed 195,000 square foot retail component with a 100 key hotel and a senior living community of 100 units on the site abutting Route 128 will help revitalize this area of Cape Ann but has also raised concerns of increased traffic. Without a break in the limited access highway, the site offered some unique access challenges.

Traffic Solutions' Access Justification Study supported the access break, which received state approval. The firm also prepared a comprehensive Traffic Impact and Access Study to meet local and state permitting requirements.

In addition, Traffic Solutions has redesigned the roads around the project, including a 1/2 mile public street, which provides access to the planned redevelopment and improves safety for the adjacent Fuller School. Along with the new roadway designs, construction documents included traffic signal plans, signs and markings plans, traffic management and construction phasing plans, and highway lighting plans. Construction is expected to begin in 2008.

