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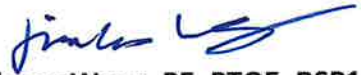
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INTEROFFICE MEMORANDIUM

TO: Planning Board Office

FROM: Frank W. Petise, PE
Transportation Bureau Chief



Jianhong Wang, PE, PTOE, RSP1
Traffic Engineer

DATE: February 10, 2023

RE: Planning Board Subdivision Application #4045

Application #4045

40 Signal Road and 0 Thread Needle Lane
Sound Beach Landing LLC

The Transportation, Traffic & Parking Department (TTP) has reviewed the following documents:

- Planning Board application received January 27, 2023;
- Project narrative dated September 15, 2022;
- Preliminary Subdivision Map prepared by Redniss and Mead dated December 21, 2022; and
- Site Development Plan prepared by Redniss and Mead dated December 21, 2022.

The proposed subdivision of the property at 40 Signal Road and 0 Threadneedle Lane (Site) includes converting the existing legally nonconforming office building to four single family homes served by a common driveway. The TTP department provides the following comments in support of the Planning Board Application approval.

Site Development Plan

1. It is shown on the plan that the proposed common driveway of the Site involves driveway realignment and construction on the adjacent property to the north. The subdivision application should address the coordination with the adjacent owner on the driveway construction.
2. The proposed dry access walkway is discontinuous and there is a gap along the frontage of Unit 1. Please clarify.
3. ADA compliant ramps should be installed associated with the proposed dry access walkway.
4. The type of curb for the driveways and corresponding details should be included in the plan.
5. Include standard details of the No Parking Sign in the plan.