



November 24, 2021

Mr. Doug McLean
Principal Planner
Cranston City Hall
869 Park Avenue
Cranston, RI 02910

Re: 200 Comstock Parkway, Cranston, RI
Traffic Study Peer Review
Fuss & O'Neill Reference No. 20200078.T30

Dear Mr. McLean:

BETA Group, Inc. has prepared a response to remaining comments issued by Fuss & O'Neill on a traffic study completed for a proposed industrial development at 200 Comstock Parkway in Cranston, RI. All previously issued comments have been sufficiently addressed; we offer the following closing comments:

1. The proponent has performed MUTCD Signal Warrant Analysis of the intersection of Comstock Drive and Western Industrial parking for the existing condition. The intersection meets Warrant 3 – Peak Hour Warrant, during the afternoon peak hour.

The proponent did not perform MUTCD Signal Warrant Analysis of the intersection for the future Build condition as initially requested. However, it is understandable that it is difficult to estimate an hourly trip generation given that the tenant of the development is unknown.

We agree with the proponent that satisfaction of Warrant 3 is not sufficient justification for the implementation of a signal at the intersection. However, because the development is expected to generate the most significant truck traffic during off peak hours, we recommend that signal warrant analysis be revisited for the Build condition during the development and preliminary plan review stages when more information is known about the tenant.

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Additionally, if it is possible to obtain an easement to connect the site driveway to Sailor Way, this alternative access driveway should be considered. This would eliminate any adverse impacts to the local roadway network, as vehicles would access the site driveway via the signalized intersection of Plainfield Pike and the I-295 Exit 6 Ramps.

We appreciate the opportunity to provide the City of Cranston with this peer review. Please do not hesitate to contact us with any questions.

Sincerely,

A handwritten signature in black ink that reads 'Katherine O'Shea'.

Katherine O'Shea, EIT
Transportation Engineer

A handwritten signature in blue ink that reads 'Matt Skelly'.

Matthew W. Skelly, PE, PTOE
Project Manager