

PARKWAY AVENUE  
REDEVELOPMENT AREA  
TRANSPORTATION PLAN

PUBLIC MEETING

WEDNESDAY, MAY 7, 2014

# STUDY PURPOSE

- **Develop a staged transportation plan that meets the existing and future mobility needs of the redevelopment area**
- **Initiate the project development process on priority projects**



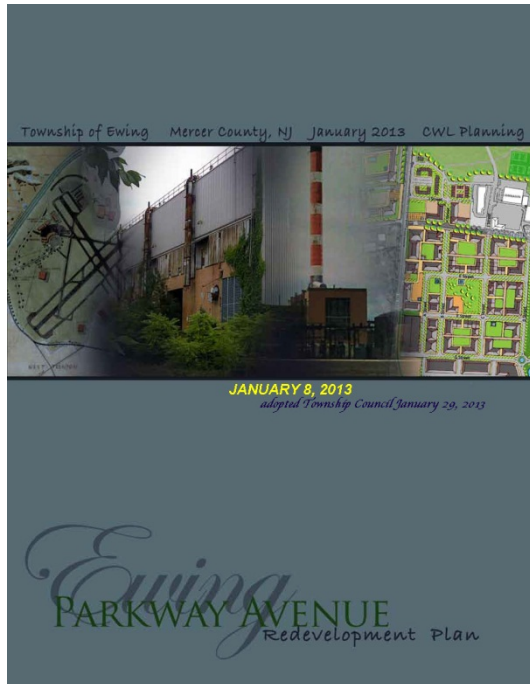
# REDEVELOPMENT AREA

- **Approx. 2.5 sq. mile study area in Ewing Township, Mercer County**
- **Includes the following:**
  - Trenton-Mercer Airport (TTN)
  - Ewing Town Center
  - Naval Base Redevelopment
  - Potential relocation of SEPTA's West Trenton Station
  - Potential NJ Transit West Trenton Line
  - Additional Residential, Commercial, and Office development



# EWING TOWN CENTER

- **Parkway Avenue  
Redevelopment Plan**
- **Adopted by Ewing Township  
Council in January 2013**



# PLANNING METHODOLOGY

Assess Existing Conditions (2013)



Develop Future Growth Scenario (2025)

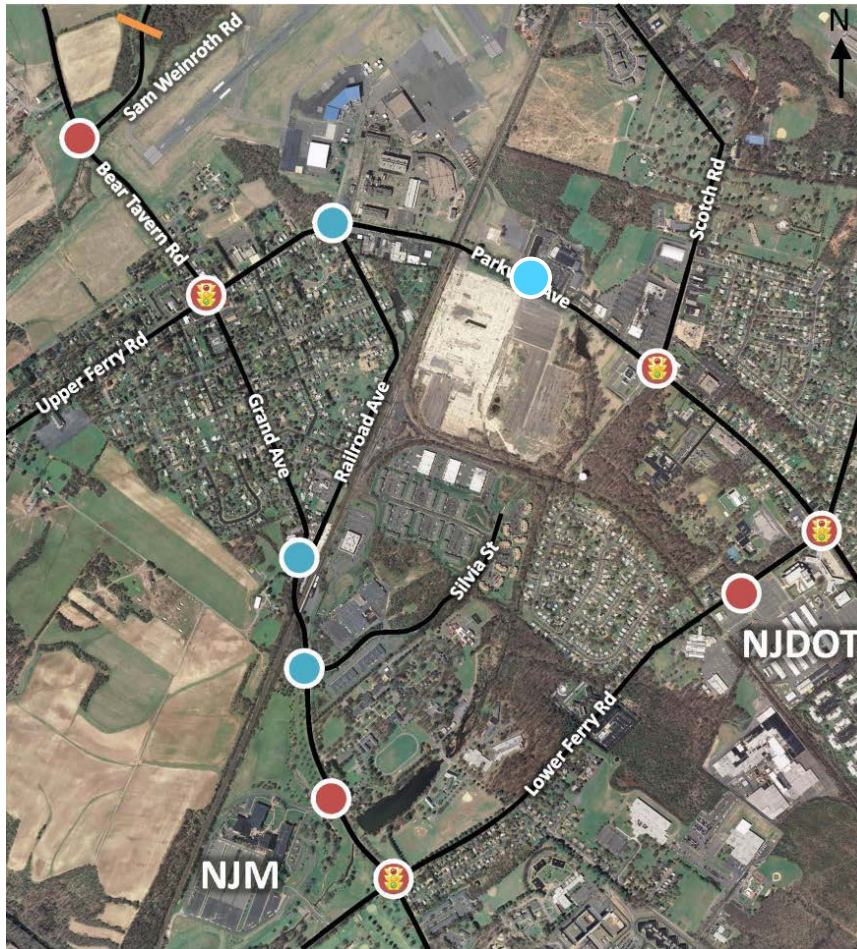


Evaluate No-Build Scenario (2025)



Evaluate Build Alternatives (2025)

# EXISTING CONDITIONS: TRAFFIC ANALYSIS



- Performed traffic counts at eleven (11) intersections
- Travel time runs along major roads - Parkway, Upper Ferry, Lower Ferry, and Bear Tavern
- Built a traffic model in VISSIM
- Analyzed traffic conditions for existing network

# EXISTING CONDITIONS: TRAFFIC ANALYSIS

- **Bear Tavern Rd / Upper Ferry Rd: Significant Congestion**

| Peak | Approach | LOS | Queue   | v/c     |
|------|----------|-----|---------|---------|
| AM   | SB       | C   | 200-800 | 0.8-1.4 |
| PM   | NB/WB    | D   | 100-760 | 0.90    |

- **Parkway Ave / Lower Ferry Rd: Moderate Congestion**

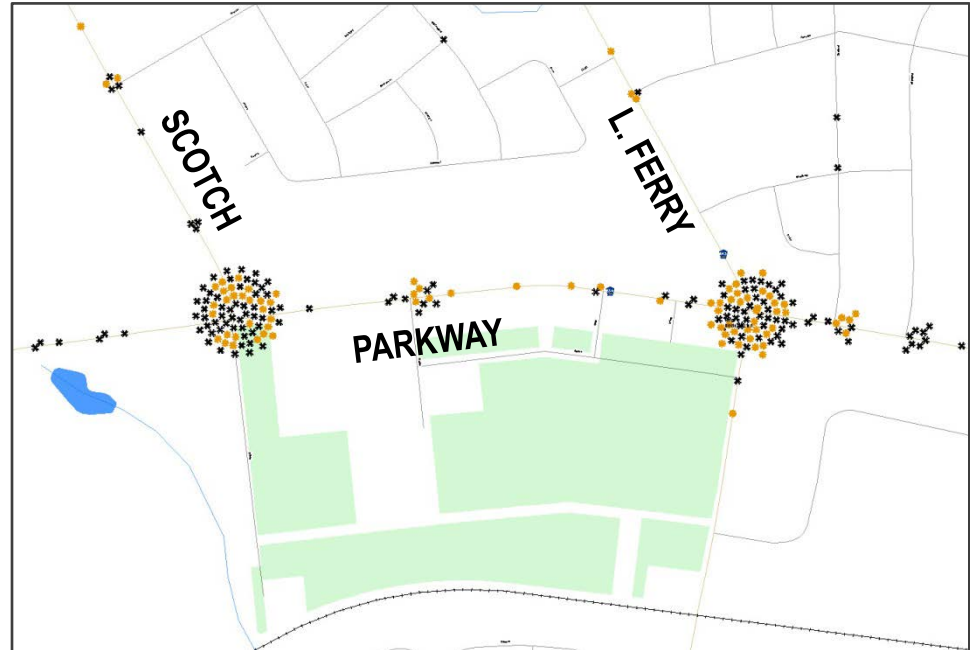
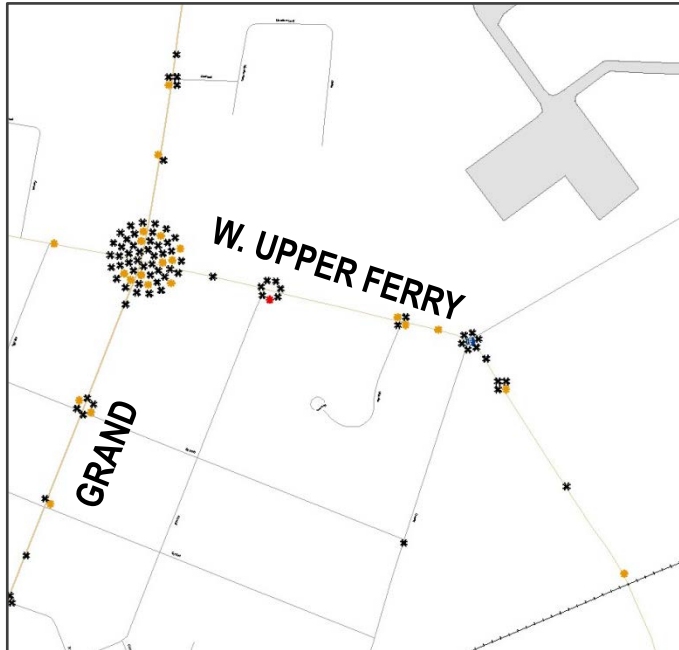
| Peak | Approach | LOS | Queue   | v/c  |
|------|----------|-----|---------|------|
| AM   | SB       | D   | 100-500 | 0.84 |
| PM   | SB       | D   | 80-450  | 0.94 |

- **Parkway Ave / Scotch Rd**

| Peak | Approach | LOS | Queue   | v/c  |
|------|----------|-----|---------|------|
| AM   | SB       | C   | 40-235  | 0.56 |
| PM   | SB       | C   | 105-445 | 0.82 |

# EXISTING CONDITIONS: CRASH HISTORY

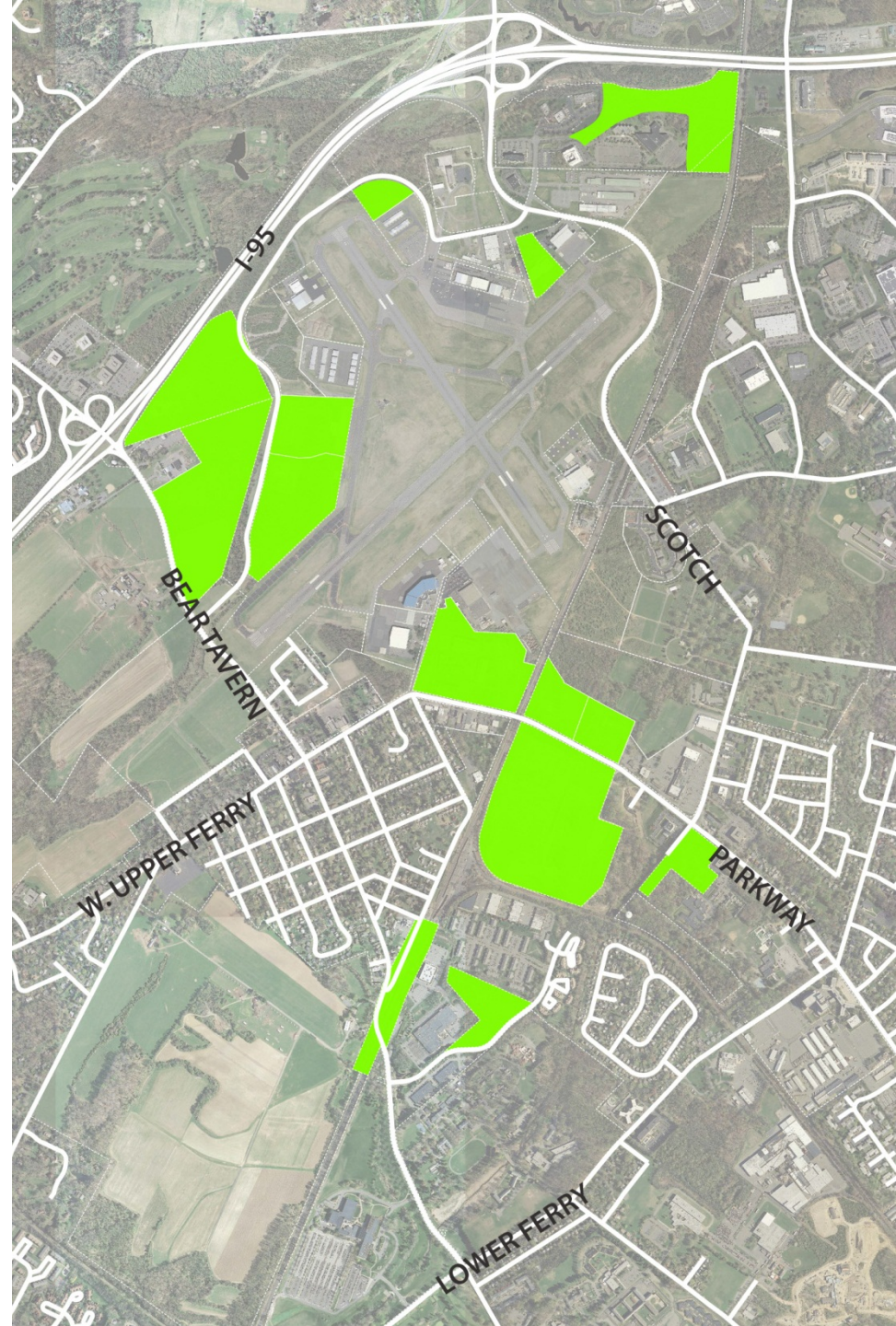
- **Crash analysis using data from 2007-2011**
- **Crash history at multiple intersections:**
  - Parkway w/ Scotch, Lower Ferry
  - Bear Tavern and W. Upper Ferry





# DEVELOPMENT SCENARIOS

- Developed future growth scenario for year 2025
- Determined vehicle trips generated by new development
- Modeled traffic results to establish 2025 No-Build Scenario



# NO-BUILD SCENARIO: ASSESSING THE FUTURE CONDITION

2025

| Land Use      | Increase          |
|---------------|-------------------|
| Residential   | 1,170 DU          |
| Retail        | 610,000 SF        |
| Office        | 235,000 SF        |
| Hotel         | 150 rooms         |
| Train Station | + 50 spaces       |
| Airport       | + 16 flights/week |



| Trips (AM)   | Trips (PM)   |
|--------------|--------------|
| 540          | 650          |
| 690          | 1,440        |
| 330          | 320          |
| 70           | 80           |
| 50           | 50           |
| 160          | 160          |
| <b>1,840</b> | <b>2,700</b> |

# NO-BUILD SCENARIO: WHAT HAPPENS IF WE DO NOTHING?

- **Bear Tavern Rd / Upper Ferry Rd: Gridlock**

| Peak | Approach | LOS | Queue    | v/c       |
|------|----------|-----|----------|-----------|
| PM   | NB       | F   | 1460     | 1.12      |
| PM   | ALL      | F   | 830-1460 | 0.4 – 1.1 |

- **Parkway Ave / Lower Ferry Rd: Moderate Congestion**

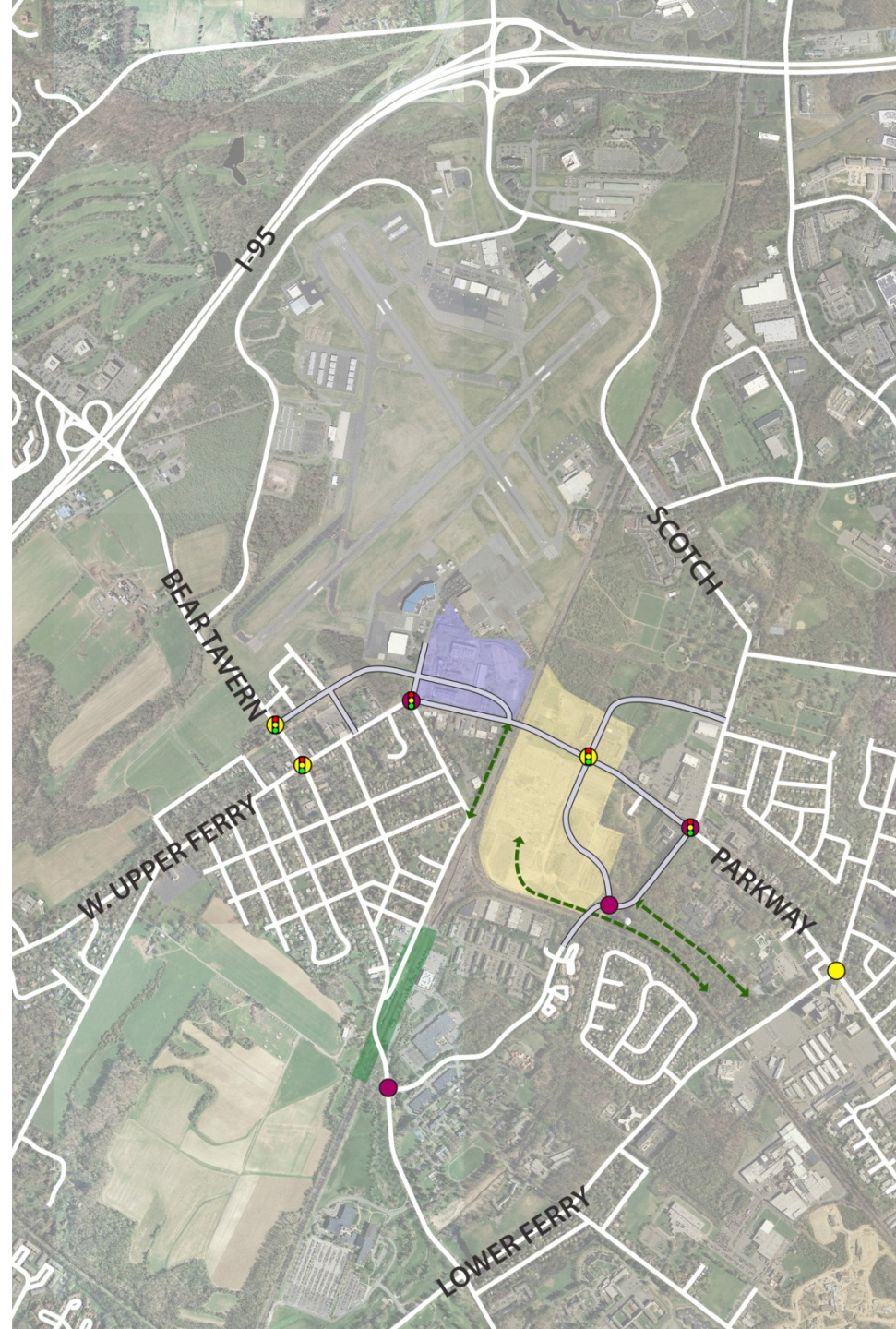
| Peak | Approach | LOS | Queue  | v/c       |
|------|----------|-----|--------|-----------|
| PM   | NB       | E   | 520    | 1.10      |
| PM   | ALL      | D   | 70-520 | 0.3 – 1.2 |

- **Parkway Ave / Scotch Rd: Significant Congestion**

| Peak | Approach | LOS | Queue   | v/c       |
|------|----------|-----|---------|-----------|
| PM   | SB       | F   | 1130    | 0.98      |
| PM   | ALL      | D   | 20-1130 | 0.5 – 1.1 |

# BUILD ALTERNATIVES

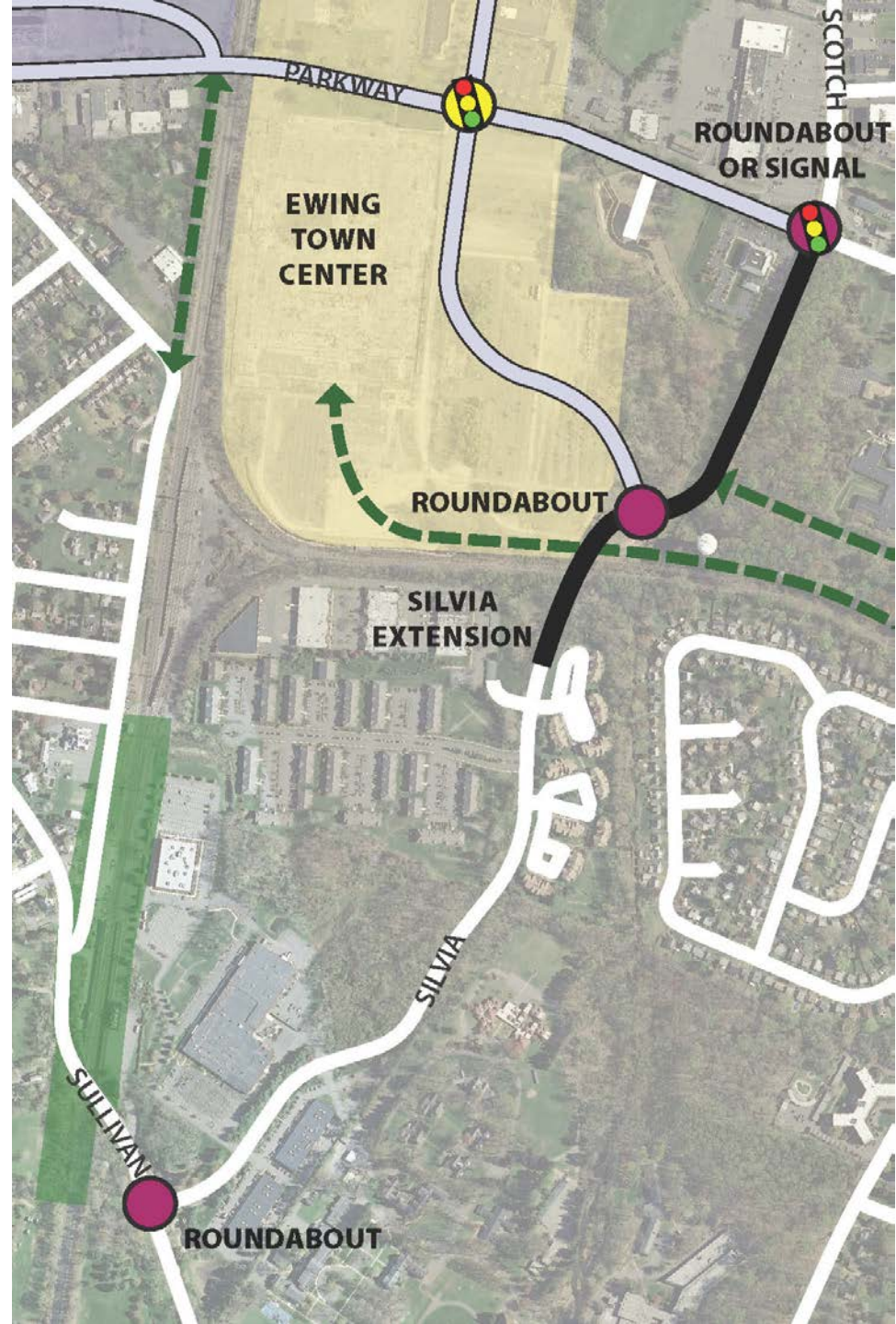
1. Silvia Street Extension
2. Bear Tavern/Upper Ferry Intersection
3. West Trenton Bypass
4. Parkway Avenue



# SILVIA STREET EXTENSION

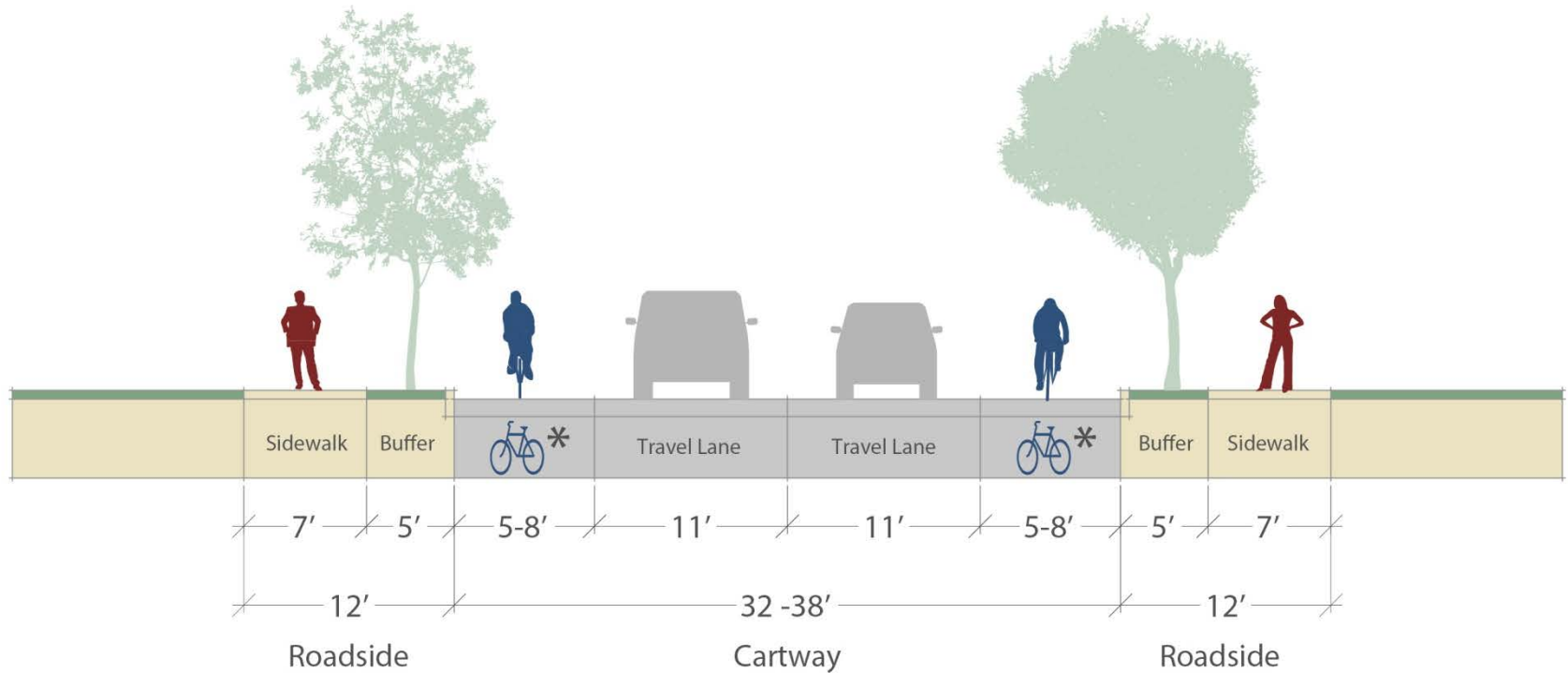
- Provides access to proposed Ewing Town Center site
- Links Scotch Road to Sullivan Way
- Included in Master Plans for Ewing Twp & Mercer County

- Gold Run Crossing
- CSX Rail Crossing
- Scotch Intersection
- Sullivan Intersection



# SILVIA STREET EXTENSION

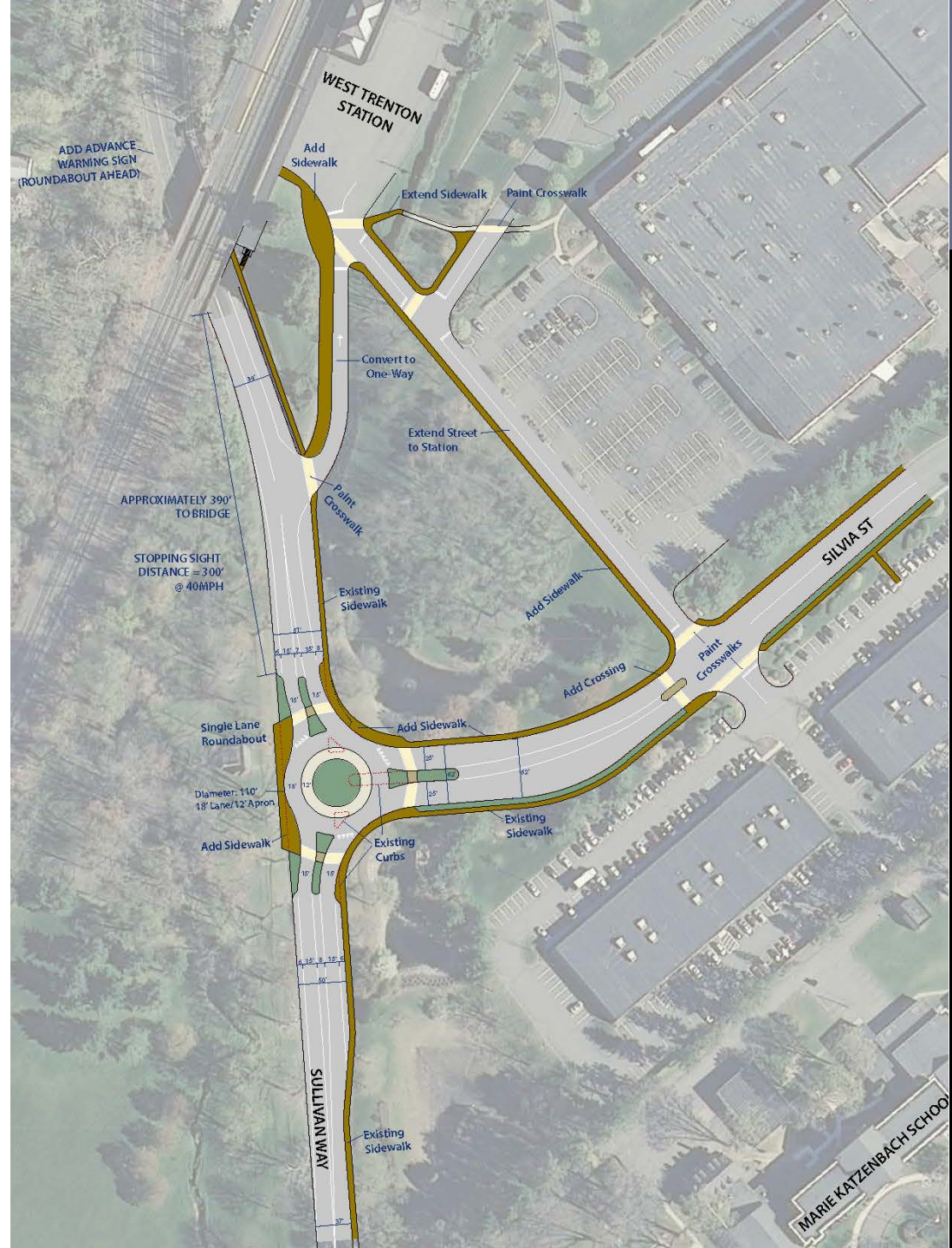
## TYPICAL CROSS SECTION



\* Buffered Bike Lane, Bike Lane, or Bicycle-Compatible Shoulder

# SULLIVAN ROUNDBABOUT

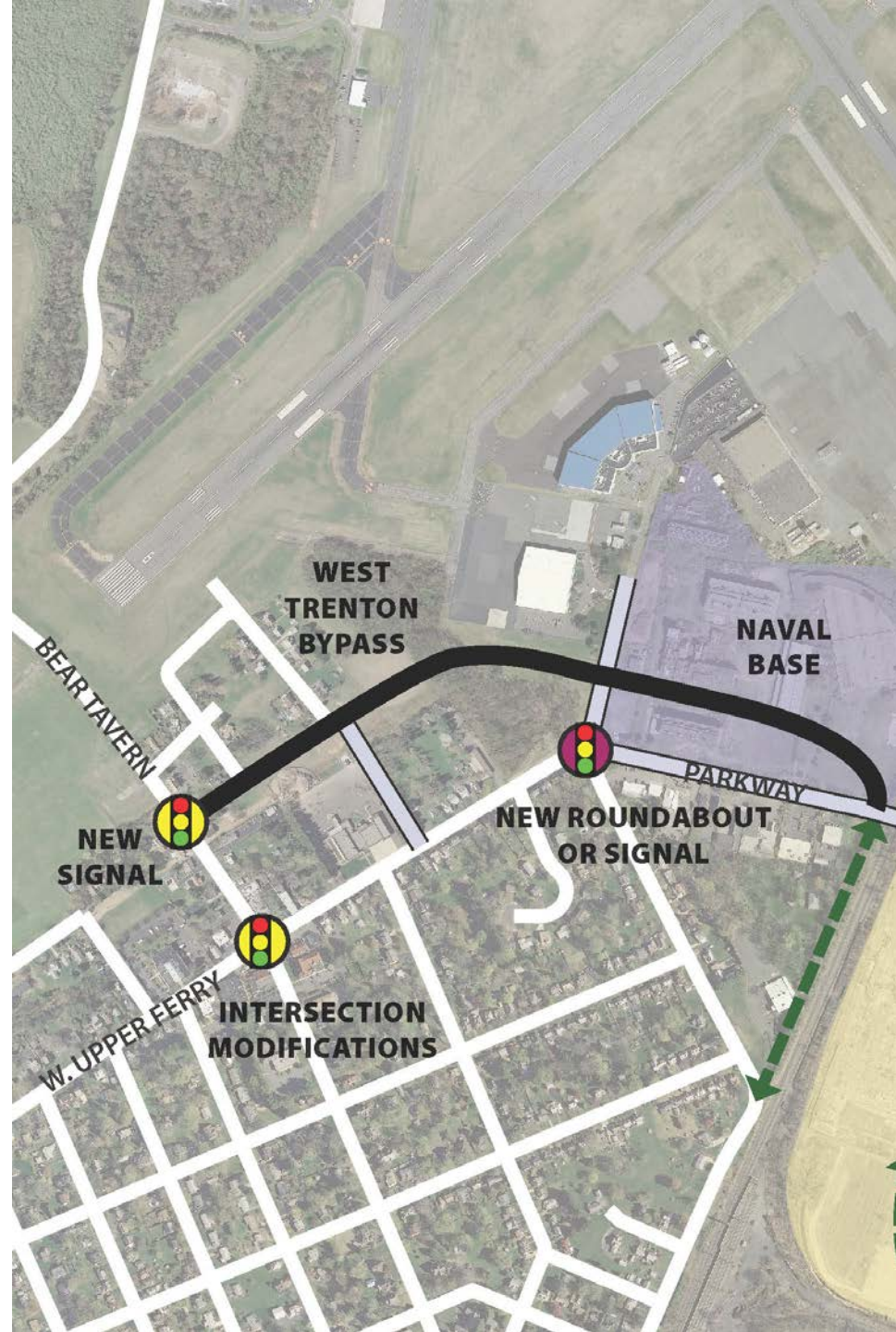
- Provides southern entry point to Silvia Street Extension
- Improves vehicular and pedestrian access to West Trenton Station
- Improves safety at intersection of Silvia and Sullivan



# WEST TRENTON BYPASS

- Provides additional network to relieve congestion at Bear Tavern/Upper Ferry Intersection
- **Reduces the need for additional lanes at the Bear Tavern/Upper Ferry intersection**
- Improves access to Naval Base Redevelopment site
- Creates opportunities for redevelopment in W. Trenton

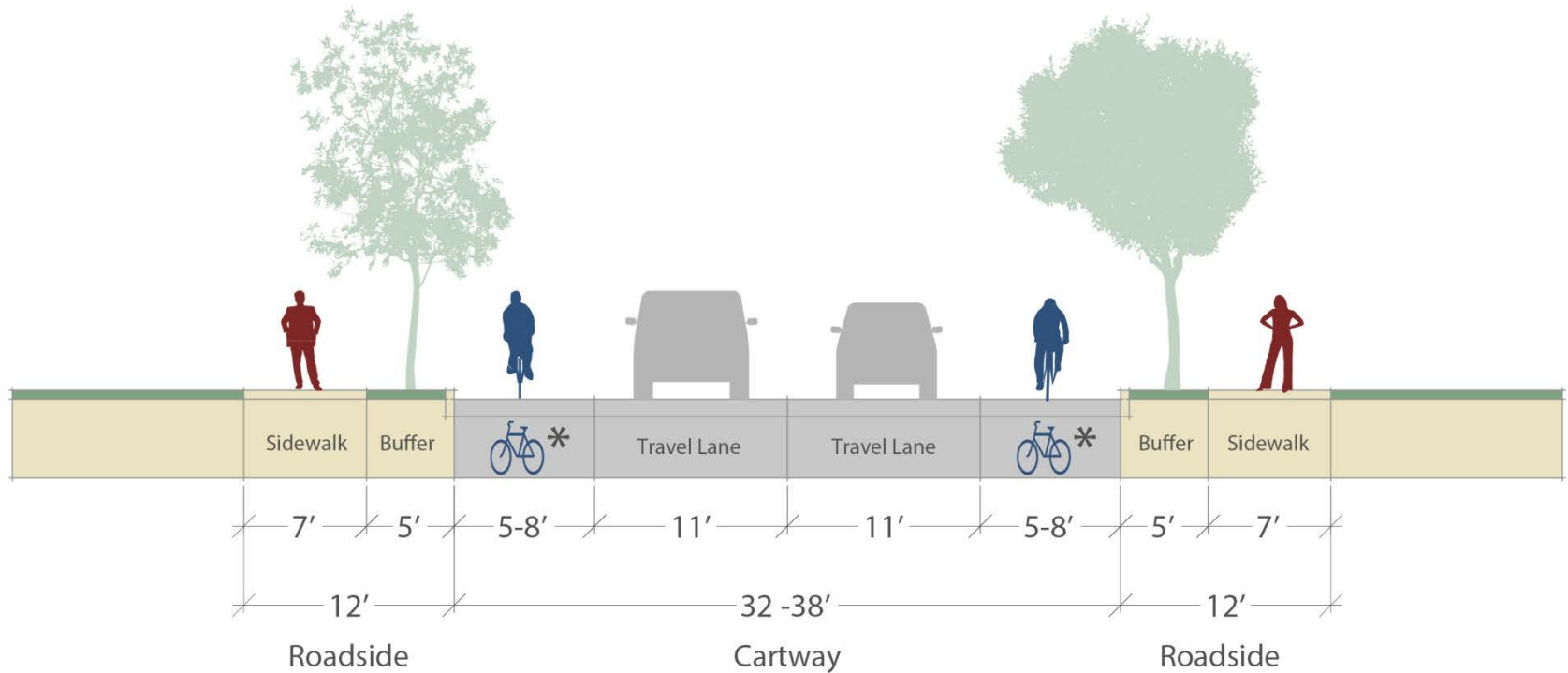
- Right-of-way impacts
- Wetland impacts





# WEST TRENTON BYPASS

## TYPICAL CROSS SECTION

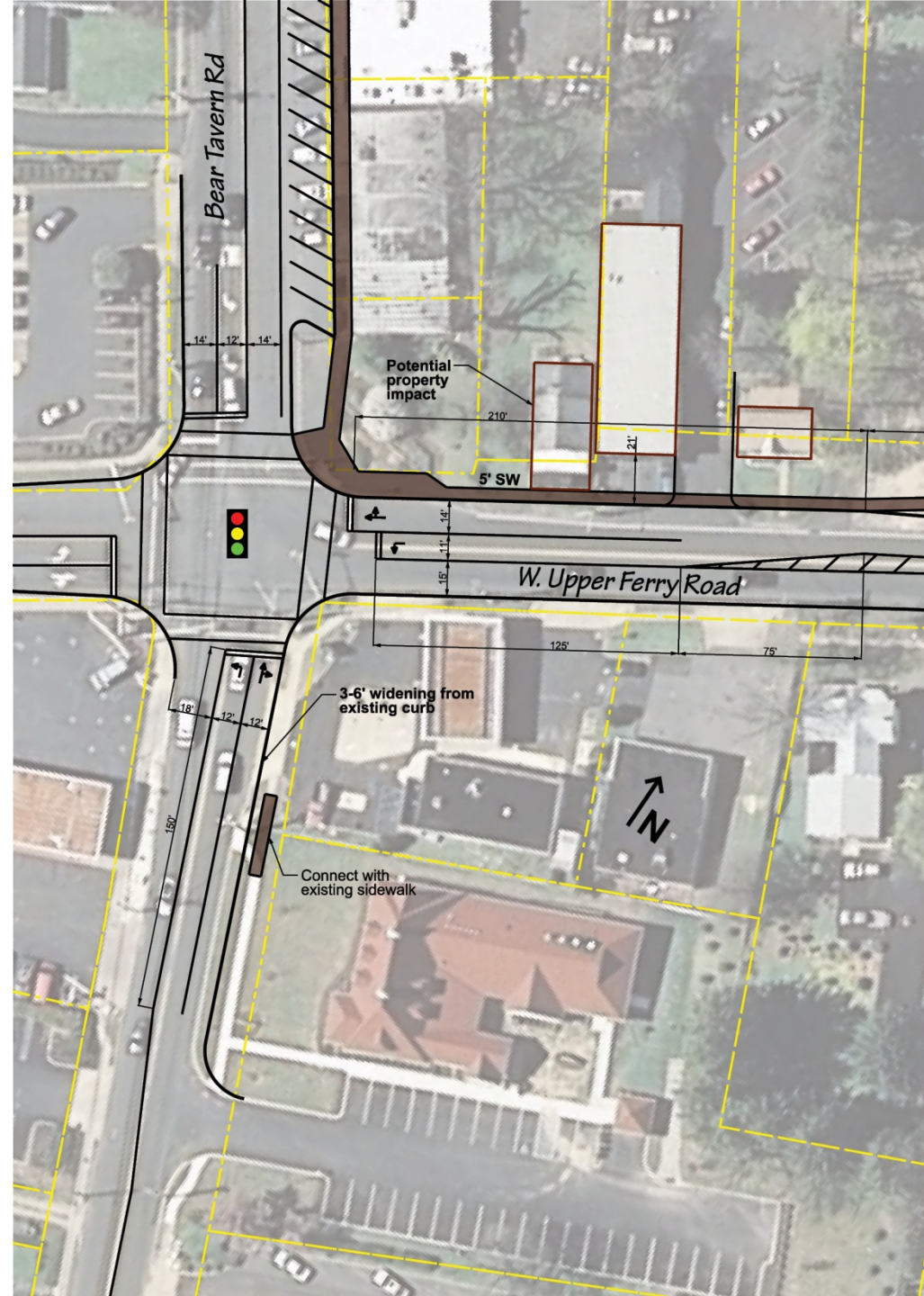


\* Buffered Bike Lane, Bike Lane, or Bicycle-Compatible Shoulder

# BEAR TAVERN/ W. UPPER FERRY *WITH BYPASS*

- Adds NB LT turn lane
- Overall LOS “C”
- Ave. Delay of 27 sec
- Better than Existing Condition

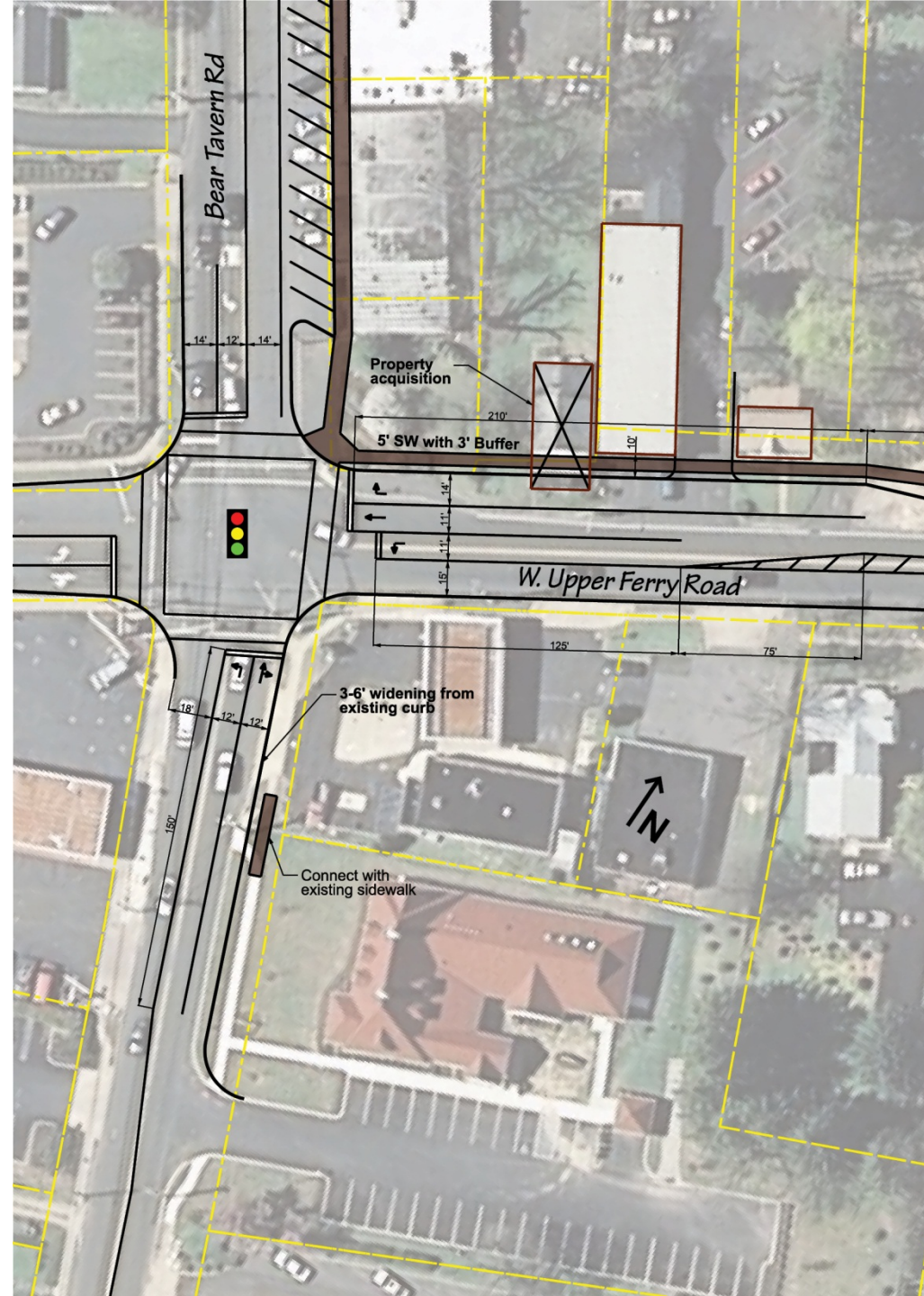
- Potential property impacts at NE corner
- Utility relocations



# BEAR TAVERN/ W. UPPER FERRY *WITHOUT* BYPASS

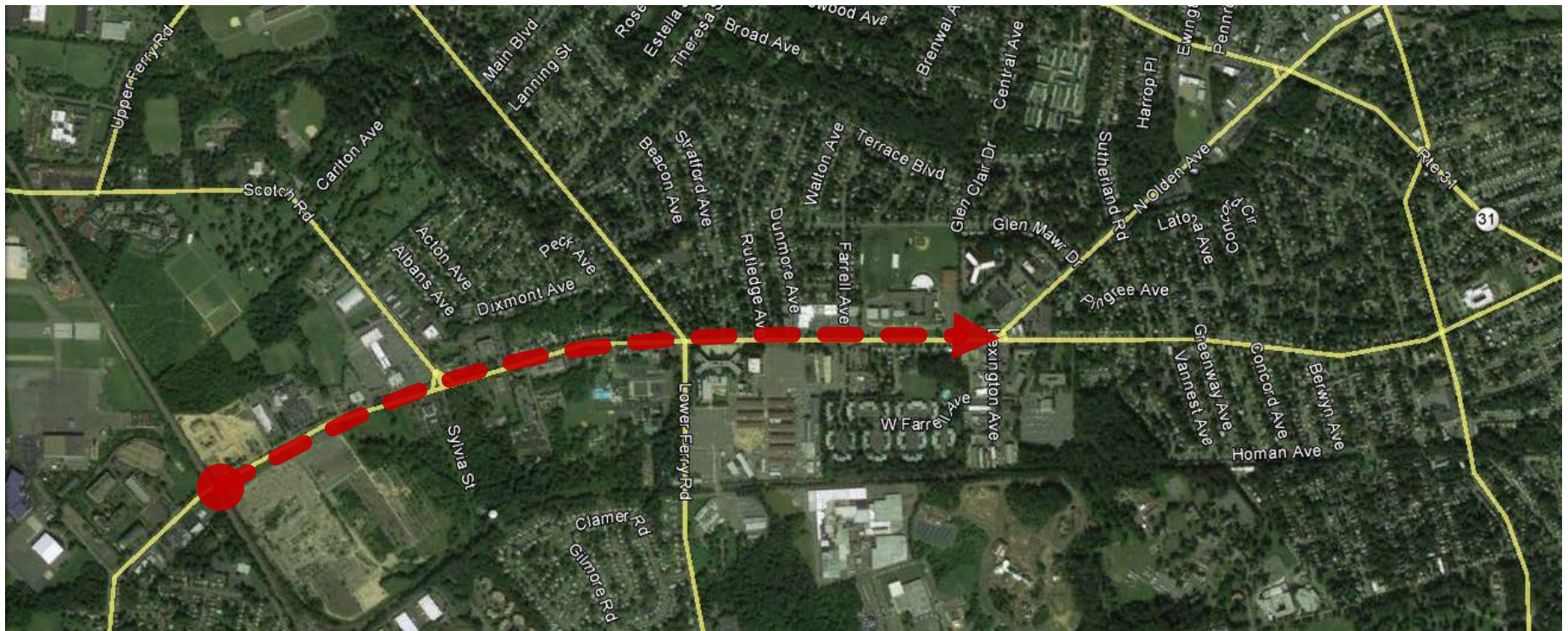
- Adds NB LT turn lane
- Adds WB LT and RT turn lanes
- Overall LOS “D”
- Ave. Delay of 46 sec
- Close to Existing Condition

- Property acquisition at NE corner
- Utility relocations



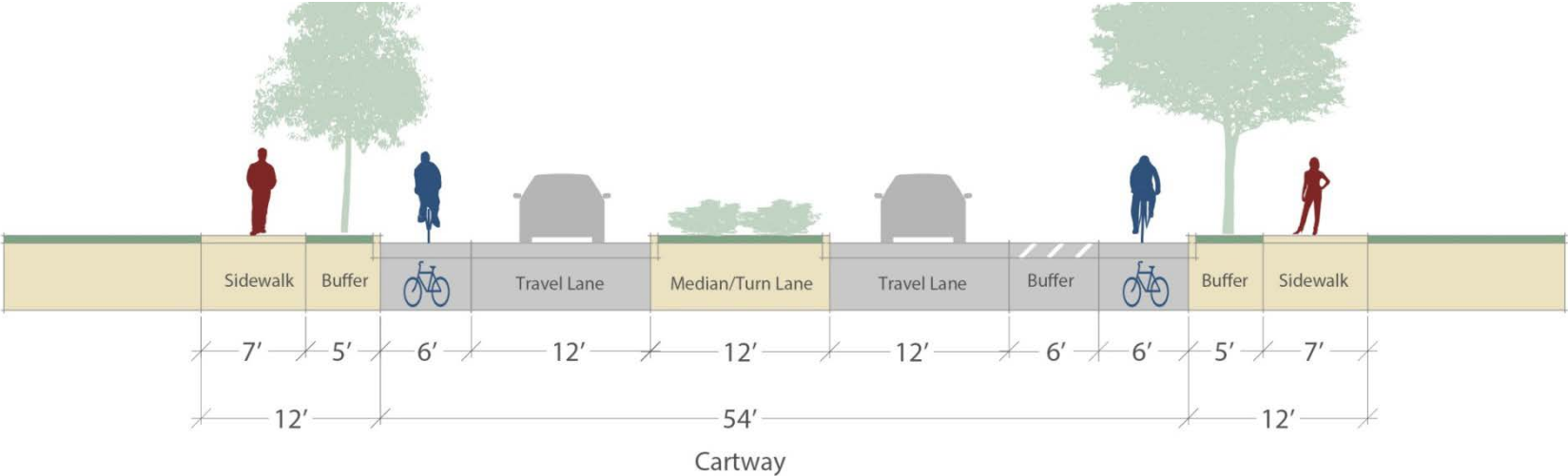
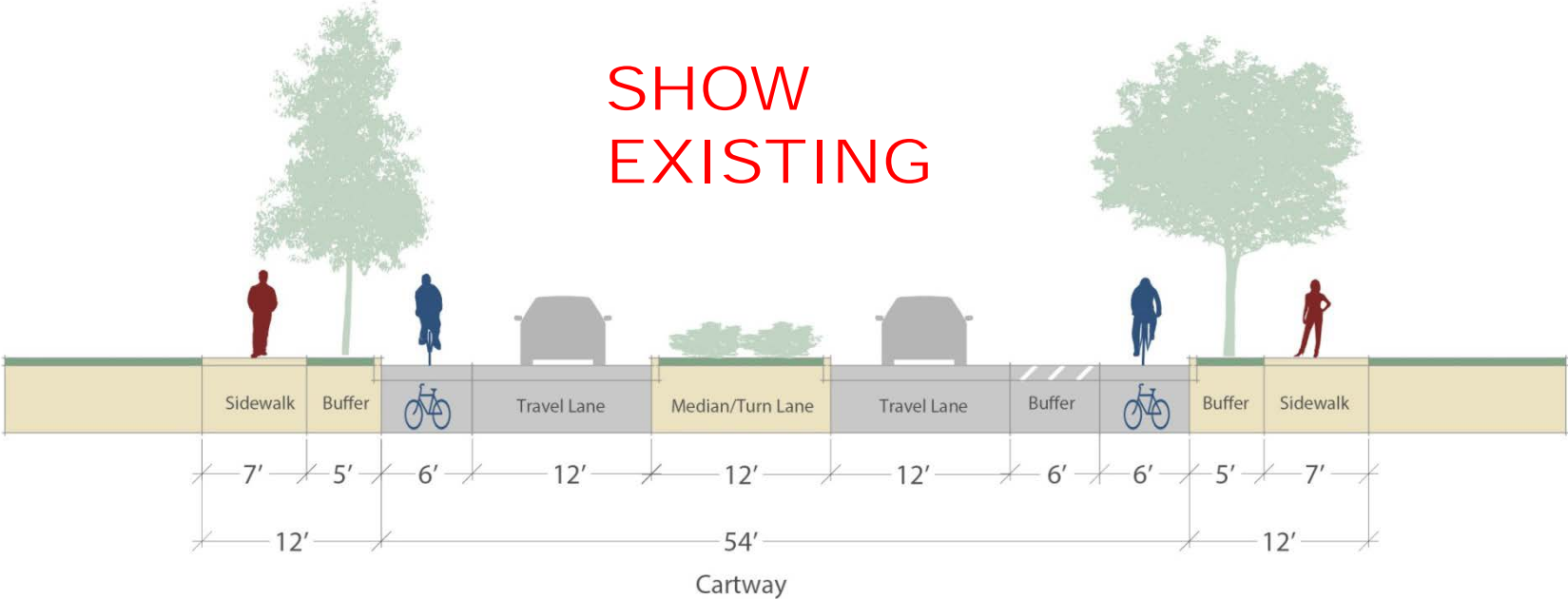
# PARKWAY AVENUE – ROAD DIET

- **Converts Parkway Avenue from 4-lane to 3-lane section**
- **CSX overpass to Olden Avenue and beyond**
- **Adds bike lanes, center turn lane, and pedestrian crossings**



# PARKWAY AVENUE – ROAD DIET

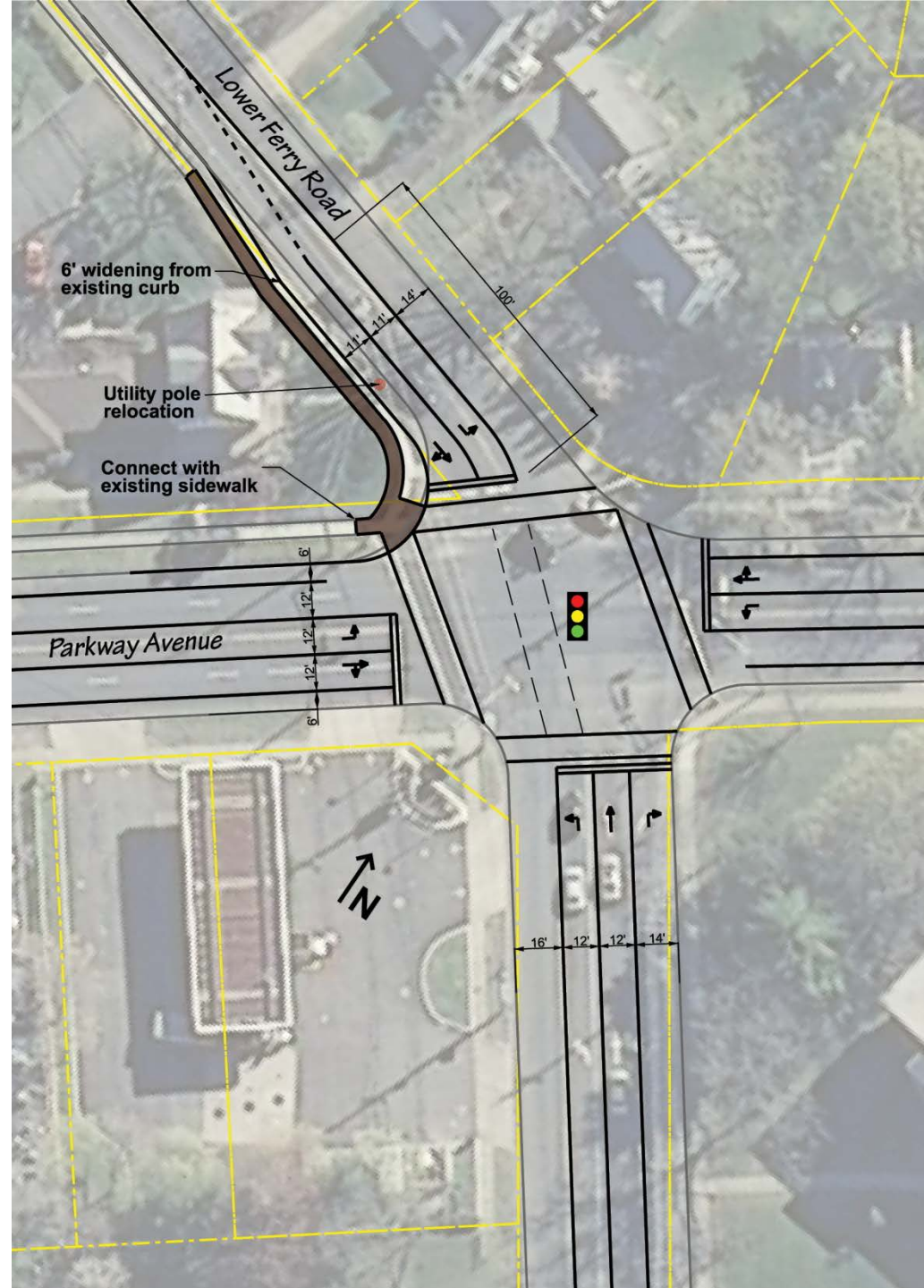
SHOW  
EXISTING



# LOWER FERRY/ PARKWAY AVE

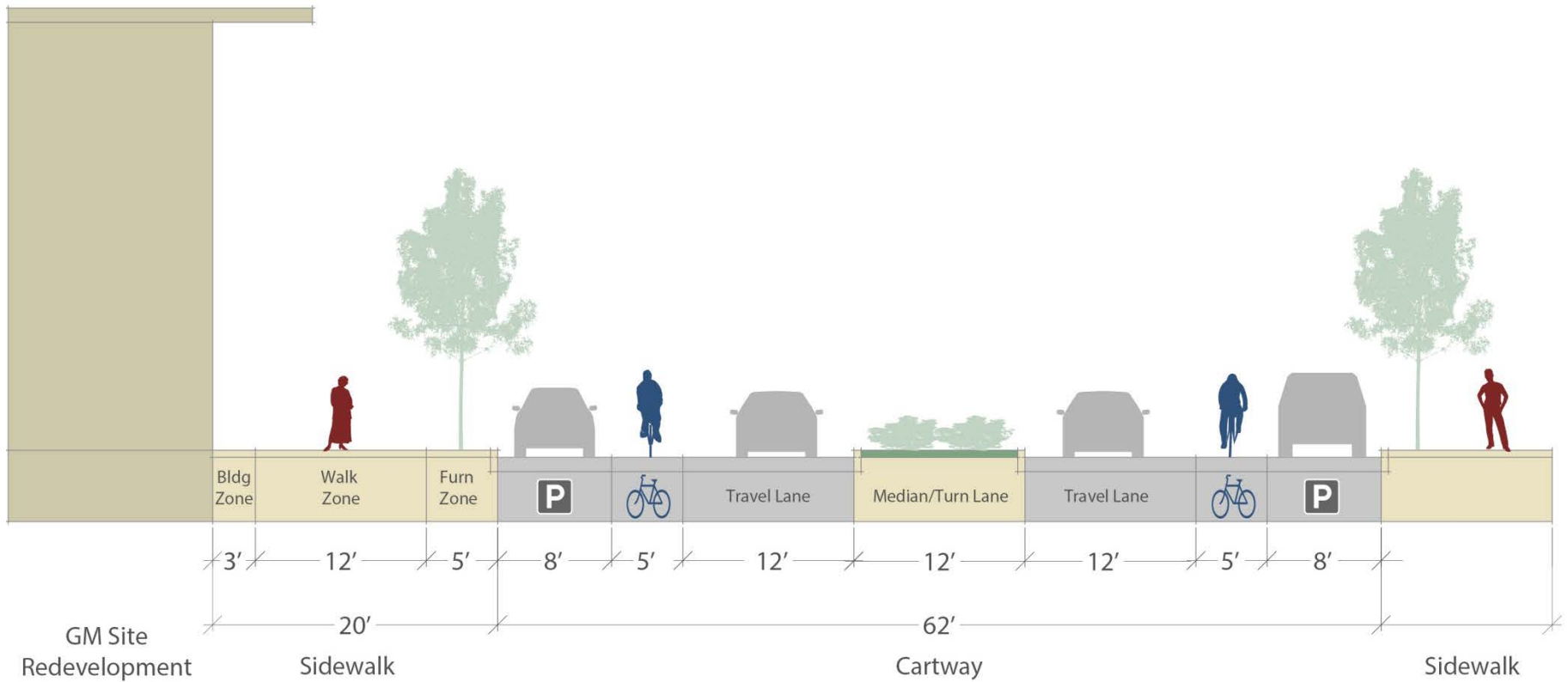
- Intersection with Lower Ferry Avenue is critical
- Adds NB LT turn lane
- Adds WB LT and RT turn lanes
- Overall LOS “D”
- Ave. Delay of 43 sec
- Minor deterioration from existing condition

- Property impacts at NW corner
- Utility relocations



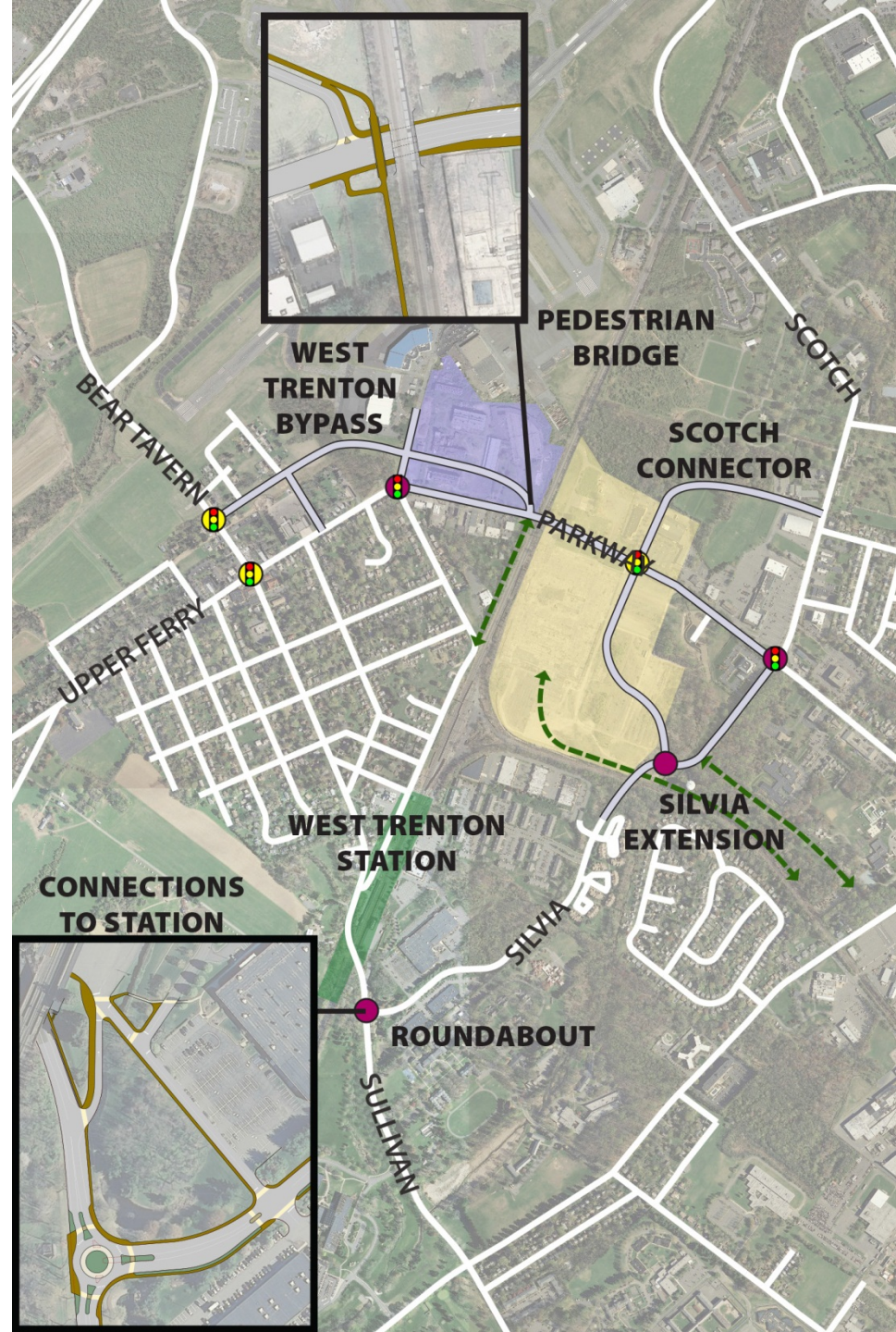
# PARKWAY AVENUE

## 3-LANE CROSS SECTION AT E.T.C.



# BICYCLE & PEDESTRIAN IMPROVEMENTS

- Sidewalks on all new road segments
- New pedestrian connection between W. Trenton Station and Parkway Avenue
- Bike lanes on Parkway Avenue connect with trail network





# RECOMMENDED PROGRAM

| Priority | Description  | Timeframe |
|----------|--|-----------|
| 1        | Silvia Street Extension <ul style="list-style-type: none"><li>Ewing Township initiative linked to Ewing Town Center</li></ul>  | Short-Mid |
| 2        | Bear Tavern / Upper Ferry Intersection Modifications <ul style="list-style-type: none"><li>Add NB left turn lane</li></ul>   | Short-Mid |
| 3        | Upper Ferry / Parkway Intersection Modifications <ul style="list-style-type: none"><li>Add SB left turn lane</li></ul>   | Short-Mid |
| 4        | Parkway Avenue Road Diet <ul style="list-style-type: none"><li>Contingent on Priority #4</li></ul>   | Short-Mid |
| 5        | West Trenton Bypass <ul style="list-style-type: none"><li>Contingent on development of Naval Base site</li><li>Integrated with redevelopment in W. Trenton</li></ul> | Long      |
| NA       | Bicycle and Pedestrian Improvements  | S, M, L   |

QUESTIONS?