

Jacob Brown

From: jian@doublerproducts.com
Sent: Thursday, July 11, 2024 5:11 PM
To: Jacob Brown
Cc: rick@doublerproducts.com; 'Brittany Charron'
Subject: RE: 2315 Commercial St, 24-107450-PLN
Attachments: 7-11-24 SITE.pdf

Hi Jacob,

Attached is the updated drawing per our conversation and the drawing of the previous approval. I've also shown the existing trees on the property. I've updated my previous email below to address the changes to the drawings.

As shown, the existing parking on north side already encroaches on the approach by a few inches. The addition of a pedestrian walkway in front of those parking stalls would increase this encroachment to 6'-4" and effectively block ½ of the left lane of the approach.

Furthermore, the underground fuel tanks are located right at the approach and requires fueling trucks to block the approach when fueling.

The store also receives daily deliveries from merchandising trucks that also use the existing lane to park while unloading deliveries.

I also need to point out the location of the existing Vacuums and Overfill alarm. These items are in path of the potential walkway and cannot be easily re-located. If the walkway were to go around the vacuum, we would lose 1 parking spot and reduce the approach width from the existing 24' to 18'-7". Installation of the walkway on the landscaped area is also not feasible because of the location of the existing fuel vents and would also cause the removal of the 10 trees located in the landscaping.

Changing the parking configuration from the existing 90deg parking to 20 degrees or parallel parking would provide sufficient space savings to off set the width of the pedestrian walkway. However, the change in parking configuration would also effectively reduce the number of parking spots by 5, from the existing 7 spots down to 2.,and while this solves the problem in the drive isle. It does not address the congested approach area.

The addition of a walkway towards Hoyt St will significantly reduce the safety of the site and severely impact the already restricted traffic flow on site.

Thanks,

Jian Koid

Double R Products
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From: jian@doublerproducts.com <jian@doublerproducts.com>
Sent: Tuesday, July 9, 2024 12:52 PM
To: 'Jacob Brown' <jrbrown@cityofsalem.net>
Cc: 'rick@doublerproducts.com' <rick@doublerproducts.com>; 'Brittany Charron' <brittanyc@merritt1inc.com>
Subject: 2315 Commercial St, 24-107450-PLN