



Department of Transportation
Division of Highway and Bridge Maintenance
360 Lincoln Avenue
Warwick, RI 02888

December 28, 2021

BETA Group, Inc.
Attn: Paul J. Bannon
701 George Washington Highway
Lincoln, RI 02865

RE: Preliminary Physical Alteration Permit Design Determination
Proposed Commercial Redevelopment
Commercial Plaza
Post Road (Route 1), Warwick, RI:

Dear Mr. Bannon:

We have received your request for preliminary review (copy attached) of a future Physical Alteration Permit Application (PAPA) for the proposed commercial plaza along Post Road at the intersection with Airport Road.

As you are aware existing access to this site is provided from the side streets with curb openings on both Pell Avenue and Guilford Drive. The proposal is to provide a new site driveway on Post Road along the frontage. In general, we agree that any proposed access from Post Road to this site will require incorporation of the driveway into the existing signalized intersection with Airport Road. With that in mind we have reviewed the documents provided and offer the following to consider when advancing the project to final design:

- If vehicle loop detectors are to be placed outside of the State Highway Right-of-Way at the new proposed driveway on Post Road (US Route 1), a loop detector easement shall be prepared and submitted with the Physical Alteration Permit Application.
- The proposed access on Post Road (US Route 1) shall consist of a concrete driveway apron to maintain the existing concrete sidewalk development throughout the driveway. The applicable Rhode Island Standard Details shall be utilized.

In addition, the Office of Traffic Safety as well as the Transportation Management Center have participated in this preliminary review and have provided feedback for your consideration. Attached are their comments which should be considered and addressed as you progress through final design. Given the extent of the feedback on this conceptual plan please feel free to address these comments and re-submit for our preliminary feedback at your earliest convenience. If this is not preferable you could also choose to address these comments as part of final design and submit the official application once you are ready. Either course of action is acceptable to the Department.

Should you have any questions please contact Jill Nascimento, P.E. of my staff at (401)734-4849.

Sincerely,

for Joseph A. Bucci, P.E.
State Highway Maintenance Operations Engineer

Attachment: Proposed Commercial Redevelopment; Pre-PAP- Post Road Commercial Redevelopment- Office of Safety Comments; Prelim. PAPA-Proposed Commercial Development, Post Rd. @ Airport Rd, Warwick- R. Holt, RIDOT TMC Comments- 12/15/21

cc: Lapatin, Nascimento, Ouellette, Rocchio (all w/o attachment)
File (w/ attachment)