

Date: April 23, 2022

Memo to: Renata Bertotti, Newington Town Planner
Erik Hinckley, Newington Zoning Enforcement Officer

Memo from: Lou Jachimowicz
Newington Board of Education

Subject: Section 8-24 Review – John Paterson Parking Lot Expansion

Over the last 10 years, parking requirements at John Paterson Elementary School have drastically expanded. Besides the general K-4 student population, John Paterson now also provides expanded Special Education Pre-School programs along with being the primary school site for the all day NECCI Pre-School program. This brings with it additional employees and community traffic.

In addition to regular employee parking needs, the school has a very high daily parent drop off and pick up of students. These daily events create a significant amount of traffic congestion and pedestrian activity that impacts both Church Street and Halleran Drive. These traffic/parking/vehicle access demands on the John Paterson school property are not expected to diminish for the foreseeable future.

For the 2022-23 school-year, the anticipated parking requirements for John Paterson are as follows:

Full Time/Itinerant Staff	51
3:00 p.m. Custodians	3
Cafeteria Workers	4
Security Car/Guard Car	2
Paraprofessionals	12
Learning Tutors	3
Lunch Aides	4
NECCI Staff	9
Daily Guests/Visitors	8
Current Daily Spaces Needed	96
Temp Staff Transfers from AR (22-23 and 23-24)	6
Total Parking Needs	102
Current Non-ADA parking spaces	75
Parking Space Shortfall	27

This shortfall requires that many cars need to utilize on street parking or end up being parked on the grass in the vicinity of the Church Street entrance.

The expansion plan for John Paterson will increase parking by 30 spaces to a total of 105. ADA parking spaces in the existing North lot will be moved to be directly across from the school main entrance. A concrete sidewalk will also be added along the west side of the school that will join the main sidewalk at the front of the school. This sidewalk area will also provide a consistent and safe drop off area for the daily pre-school student drop offs. The curb cut at the Church Street side entrance will be moved about 20 feet southward. Once the parking lot is complete, this will become a one-way entrance going through the parking areas, then connecting to the front driveway, and then exiting all traffic onto Halleran Drive.

Attached you will find the preliminary plans for this project. Gary Fuerstenberg, Town Engineer, started this work and it will be finished by Tom Linden of Linden Landscape Architects in Wethersfield.

Final stamped and sealed plans and specifications are expected to be delivered by May 9th. I would like to have this requested presented to the Town Council at their May 10th meeting. Presuming the Town Council refers this to Planning and Zoning, I would like to know if it would be possible to get this onto their next agenda on May 11th.

The Board of Education will be starting the bid process for various aspects of this project as soon as the plans are ready. In all likelihood, the bid process will be running concurrent with the 8-24 Review process.

Please let me know what additional tasks need to be done to move this forward as well as any additional information needed for either the Town Council or Planning and Zoning.

Please feel free to contact me anytime on my cell at (860) 573-4673.

Thanks in advance.

Lou

Attachments – Preliminary Plans – Separate E-Mail

Cc: Maureen Brummett
Jason Plumb
Tom Linden
Gary Fuerstenberg