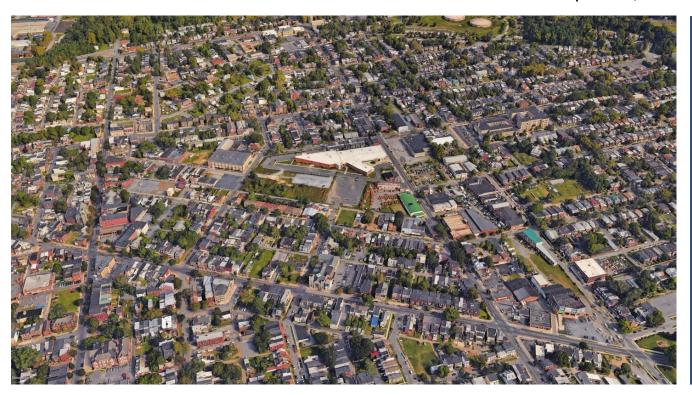
HARRISBURG REDEVELOPMENT AUTHORITY

South Allison Hill EPA Brownfields AWP

Topic Meeting #1: Transportation, Connectivity, and Infrastructure
April 10, 2018





Michael Baker International, Inc.
Sustainable Strategies DC
Gaito & Associates

AGENDA

- ▶ 9:00 9:10 | Study Area Overview
- ▶ 9:10 9:40 | Our Understanding
- ▶ 9:40 10:30 | Your Input

HARRISBURG REDEVELOPMENT AUTHORITY

South Allison Hill EPA Brownfields AWP

2017

Property Owners Briefing Session April 9, 2018

- November Team Selection
- December Scheduling/Scoping Meetings

2018

- February 20, 21 Initial Stakeholder Meetings/Interviews
- Jan Mar Planning / Analysis
- April 9 12 Community Workshops
- May August Planning Concepts, Test-for-fit
- September Follow Up Community Workshop
- Oct Dec Draft AWP Plan, Resource Roadmap

2019

- Jan/Feb Steering Committee Implementation Workshops
- March Final Plan Document



Michael Baker International, Inc.
Sustainable Strategies DC
Gaito & Associates

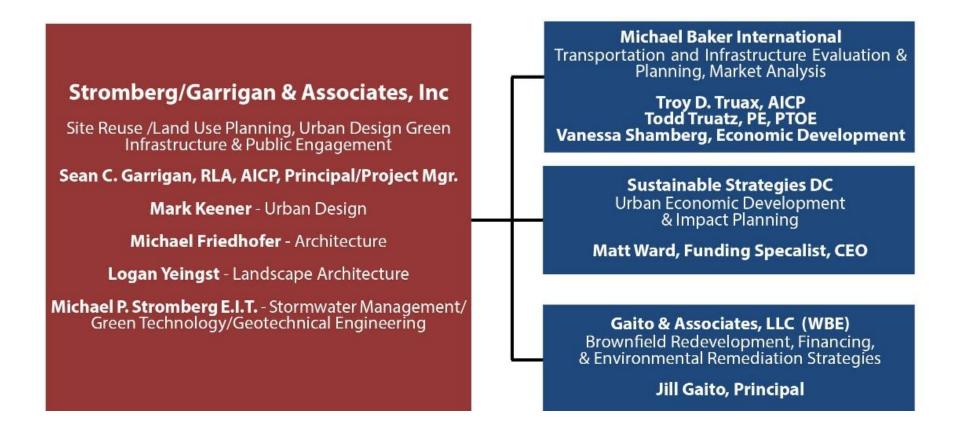




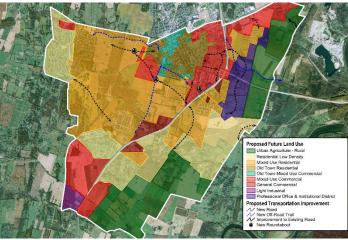
Stromberg/Garrigan & Associates

- SGA is a full service planning and design practice offering comprehensive landscape architecture, urban design, architecture, and planning services primarily focused on the revitalization and redevelopment of communities.
- ➤ SGA specializes in the practice of "land recycling" and is a recognized national leader in the reuse of environmentally contaminated "brownfield" sites.
- Provide comprehensive in-house support services dedicated to support our brownfields revitalization projects including: civil, site, stormwater, geo-technical, and structural engineering.
- Firm holds the U.S. EPA Office of Brownfields and Land Revitalization Technical Support Contract focused on Implementation for AWP's nationwide.
- ► Have extensive in-depth understanding of the EPA and especially the AWP program and have numerous Brownfield Area-Wide Plans.

South Allison Hill Industrial Park EPA Brownfields AWP







Michael Baker International (MBI)

- Full-service engineering firm with specialization in transportation planning and engineering
- Planning and engineering consultant to the Pennsylvania Department of Transportation (PennDOT) and numerous transportation authorities and municipalities across the Commonwealth
- Knowledgeable of the South Allison Hill area and adjacent areas via the PennDOT Harrisburg Transportation Center (HTC) Transit Oriented Design (TOD) Master Plan and the Paxton Creek Flood Control and Restoration Project
- ► SAH Project Roles:
 - Real estate market research
 - Transportation improvement needs assessment
 - Stakeholder engagement support







Gaito & Associates

- Former PADEP Deputy Secretary assisted with Hamilton Health Center redevelopment project.
- National specialist in facilitating cost effective approaches to brownfields clean-up and regulatory approval in conjunction with community led redevelopment strategies.
- Understands the both regulatory and economic aspects of brownfields and focuses on ways to expedite regulatory approvals by linking them with site specific redevelopment plans – it is about understanding the environmental, regulatory conditions, engineering tools, and linking them with economics.
- Works closely with SGA on numerous EPA brownfield projects, especially AWP projects.

///// PROJECT TEAM





Sustainable Strategies DC

- Headquartered in Washington D.C. and is a bipartisan government relations and grant consulting firm that focuses on obtaining resources for community revitalization.
- Help communities prepare strategies to be competitive for federal, state and philanthropic resources.
- Expertise in brownfields, economic development, smart growth, transportation infrastructure, public safety, health, arts and culture, and environmental protection
- Secured more than \$4.5 billion for local government clients over last 20 years, including more than \$313M in grants since 2012

Coordination Team and AWP Stakeholders

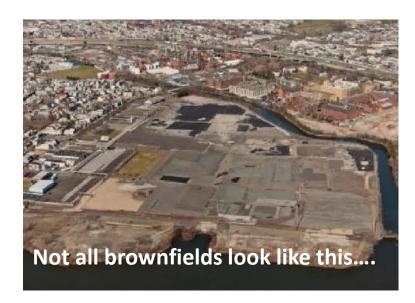
- Coordination Team
- AWP Stakeholder Committee

AWP Working Committees

- Economic Development
- Design & Environment
- Implementation

What are brownfields?

▶ Per the United States Environmental Protection Agency (EPA)
Brownfields are defined as: Brownfields are real property, the
expansion, redevelopment, or reuse of which may be complicated
by the presence or potential presence of a hazardous substance,
pollutant, or contaminant. Cleaning-up and reinvesting in these
properties protects the environment, reduces blight, and takes
development pressures off greenspaces and working lands.





//// ENVISIONED OUTCOMES

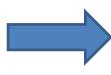


SAH no stranger to Brownfield Redevelopment

Hamilton Health Center:

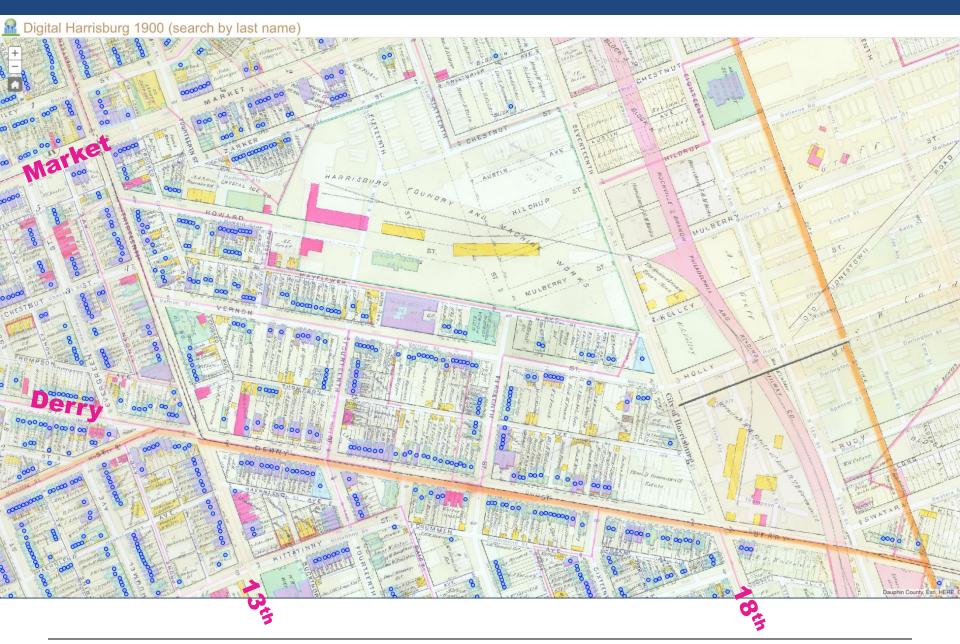
- Renovations and adaptive reuse of an 88,000-square-foot building, formerly a state-owned print shop and warehouse
- Cleanup and reuse of adjacent four-acre portion of the former Allison Hill Automotive property for traffic and facility parking
- Completed project has created a medical mall—giving residents access to a wide range of services under one roof, including adult medicine, pediatrics, women's health and dental services. The center also provides room for the Women, Infant and Children Supplemental Feeding Program (WIC), behavioral health services and special services for individuals with HIV/AIDS. A full-service pharmacy operated by The Medicine Shoppe as well as laboratory services provided by Quest Diagnostics are located at the center.



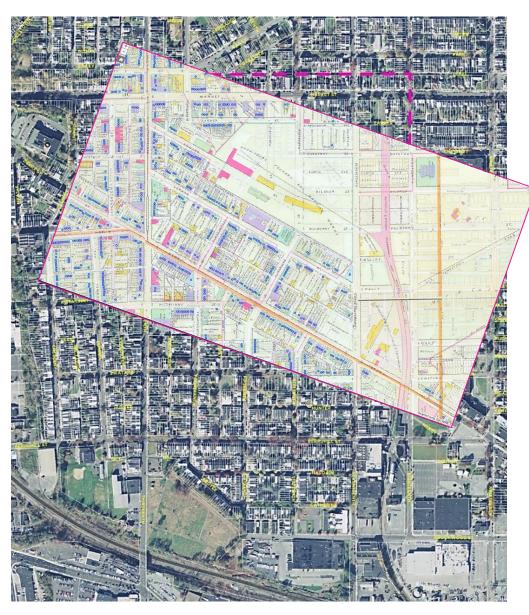




//// STUDY AREA HISTORY/BACKGROUND







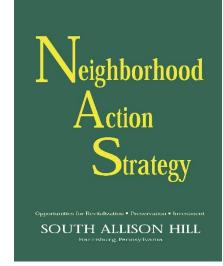
South Allison Hill AWP

- The project area: bounded by Derry Street, Market Street, 13st Street and 18th Street; the area surrounding the site of Harrisburg Foundry and Machine Works and the Harrisburg Boot and Shoe Company, employing more that 1,400 people.
- Planning includes potential improvements in the study area. Not limited to brownfield sites, Includes transportation, utility, and public space projects.
- Review of **EXISTING** environmental information (no actual environmental investigations). Evaluation of existing conditions in the context of redevelopment plans
- Recommendations for environmental assessment (additional investigation) if necessary. Recommendations for options to overcome environmental constraints (if necessary). Identification of resources for investigation & remediation (if necessary)
- **Completely Voluntary participation by property** owners

//// STUDY AREA BACKGROUND



STUDY AREA BACKGROUND



Strategic Plan

South Allison Hill / Mt. Pleasant Neighborhood Harrisburg, Pennsylvania

June 2009

Community Action Commission 1514 Derry Street Harrisburg, PA 17104 717-232-9757 www.cactricounty.org www.mtpleasantsah.com

Consultant
Urban Research & Development Corporation
28 West Broad Street
Bethlehem, PA 18018



Renaissance of Historic Mt. Pleasant

Investment Prospectus March 2014

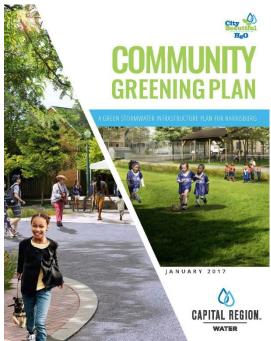


1514 Derry Street | Harrisburg, PA 17104 (717) 232-9757 | www.cactricounty.org

Heart of the Hill:



An Action Plan to Unite South Allison Hill





//// STUDY AREA BACKGROUND

Neighborhood Action Strategy

SOUTH ALLISON HILL

Strategic Plan

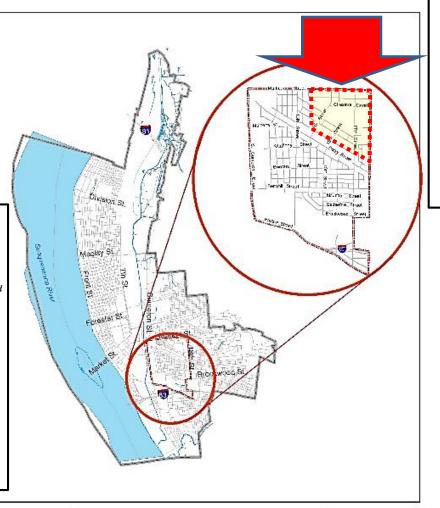
South Allison Hill / Mt. Pleasant Neighborhood Harrisburg, Pennsylvania

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Heart of the Hill:



An Action Plan to Unite **South Allison Hill**



Renaissance of Historic Mt. Pleasant

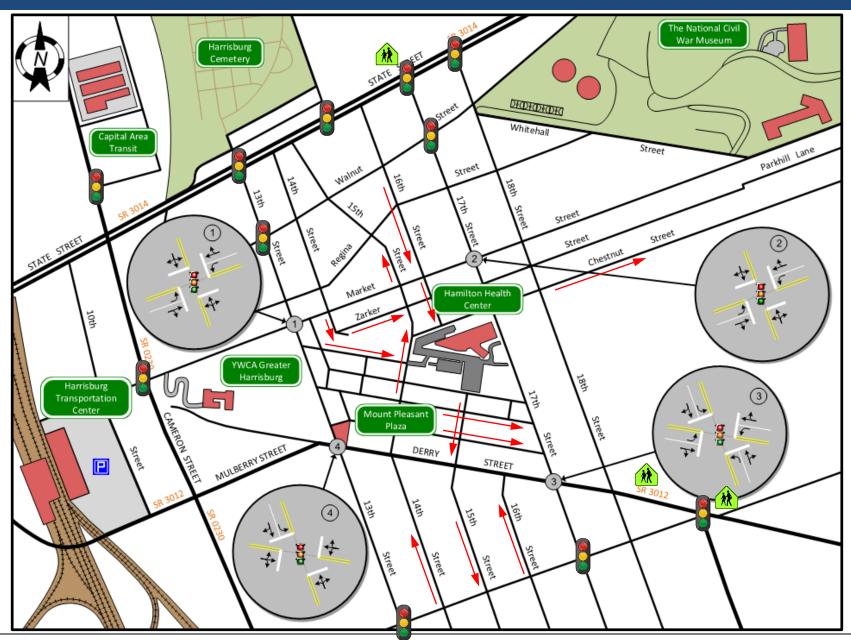
South Allison Hill of Harrisburg, PA

Investment Prospectus March 2014



1514 Derry Street | Harrisburg, PA 17104 (717) 232-9757 | www.cactricounty.org

//// STUDY AREA OVERVIEW



- Turning Movement Counts
 - Weekday (3/27): 6:30-8:30 AM, 3:30-6:00 PM
 - Saturday (3/10, 3/24): 11:00 AM-2:00 PM
- Field Observations/Measurements
 - Signal Timing/Phasing
 - Lane Widths
 - Driver/Ped Behavior
- Site Photographs
- Our Talks Today



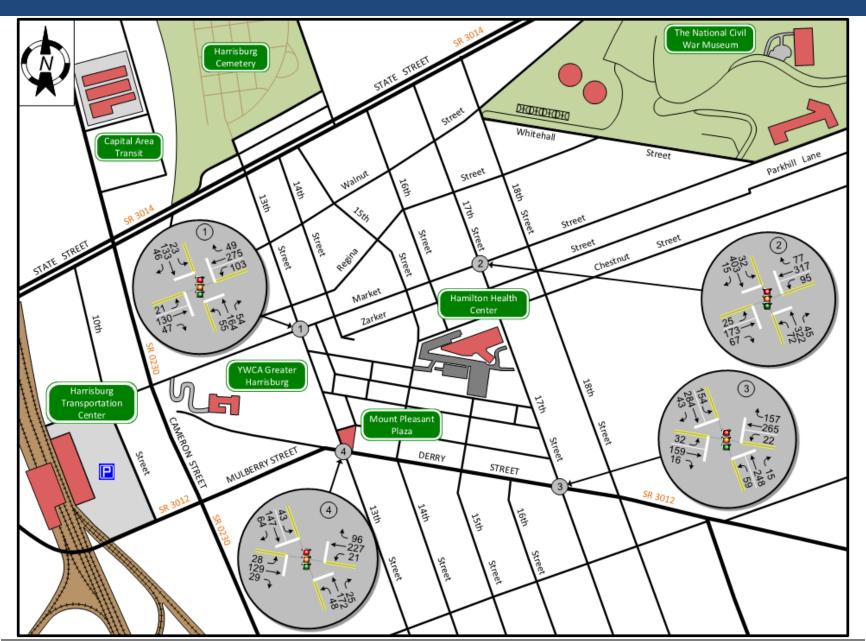
Intersection Peak Hours

	Intercection	System Peak Hour				
	Intersection	AM	PM	SAT		
1	Market Street & 13th Street	7:30-8:30 AM	4:15-5:15 PM	11:45 AM-12:45 PM		
2	Market Street & 17th Street	7:30-8:30 AM	3:45-4:45 PM	12:30-1:30 PM		
3	Derry Street (SR 3012) & 17th Street	7:30-8:30 AM	4:15-5:15 PM	12:45-1:45 PM		
4	Derry Street (SR 3012) & 13th Street	7:30-8:30 AM	4:15-5:15 PM	1:00-2:00 PM		

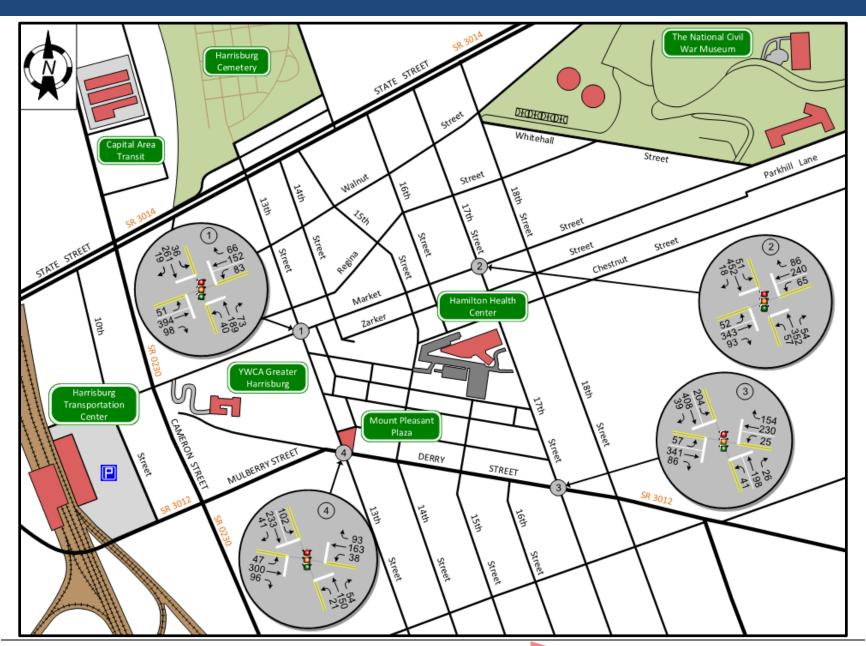
Intersection Traffic Characteristics

Indi	AM		PM			SAT			
Int.	EV	EHV%	EPeds	EV	EHV%	EPeds	EV	EHV%	EPeds
1	1100	4%	34	1462	2%	95	1097	1%	78
2	1643	4%	63	1863	2%	51	1567	1%	TBD
3	1454	3%	133	1809	1%	46	1474	1%	73
4	1029	6%	55	1338	1%	43	1061	2%	71

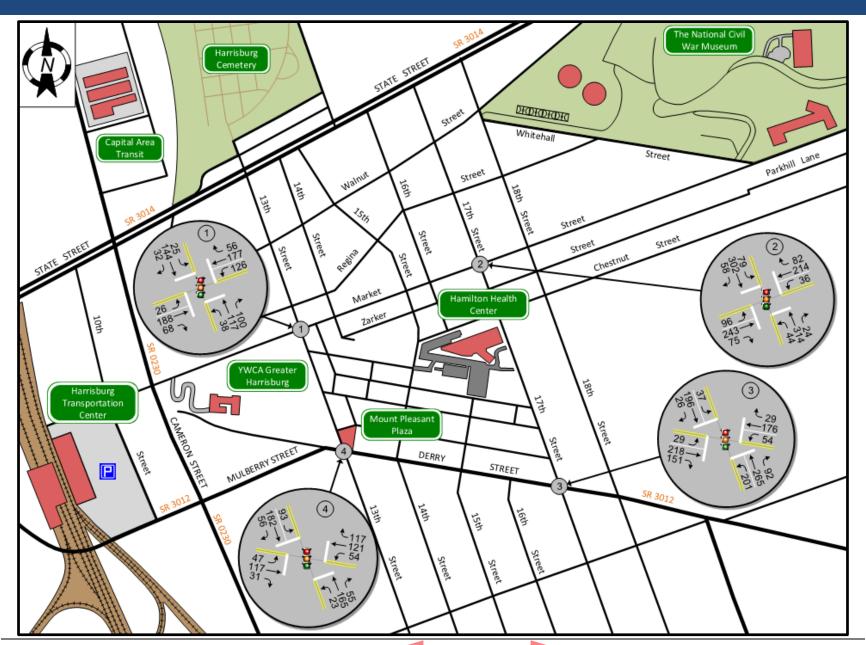
//// OUR UNDERSTANDING: Weekday AM Peak



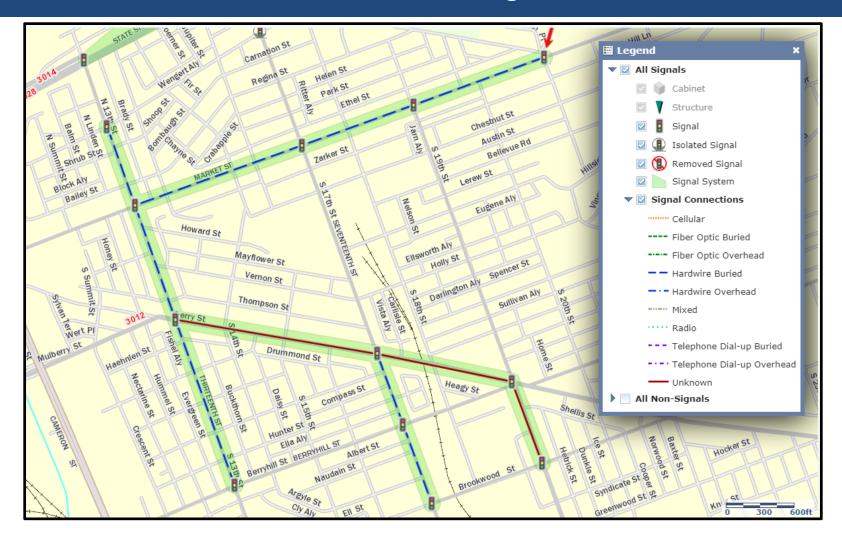
//// OUR UNDERSTANDING: Weekday PM Peak



//// OUR UNDERSTANDING: Saturday Midday Peak



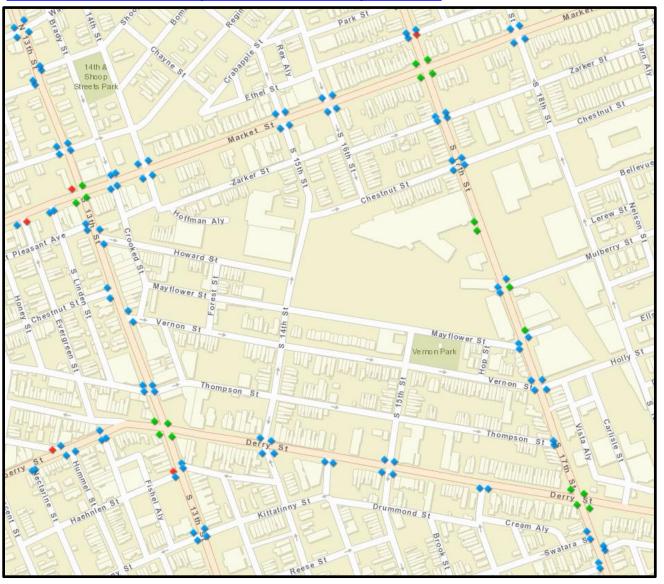
///// OUR UNDERSTANDING: Signals



- Market Street was interconnected as part of a project ~2005
- 13th & 17th Streets were interconnected as part of a project ~2008-2010
- Derry Street was probably done as part of a project ~2002

//// OUR UNDERSTANDING: Curb Ramps

Source: CAT Bus Stop Asset Inventory Viewer



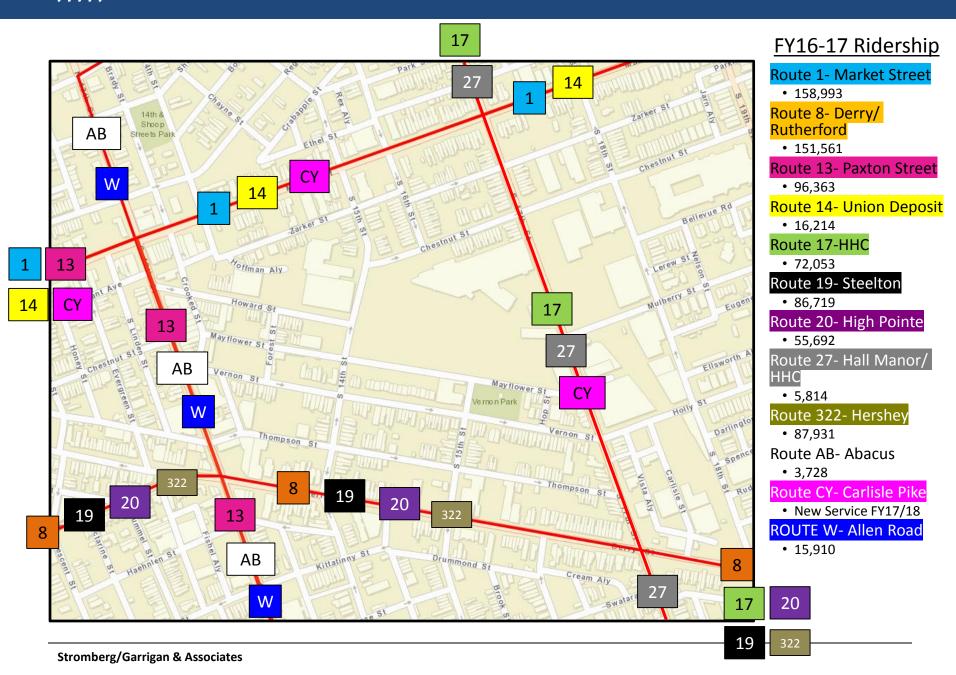
Curb Ramps

egend

Opacity

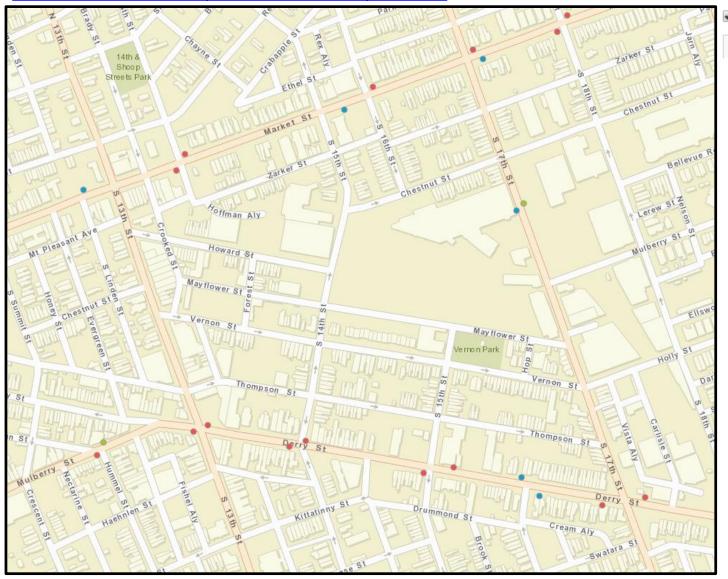
- Curb ramp recently built
- Curb ramp is old
- Curb ramp is older & very outdated
- No curb ramps
- No Value

//// OUR UNDERSTANDING: CAT Bus Routes



//// OUR UNDERSTANDING: CAT Bus Stops

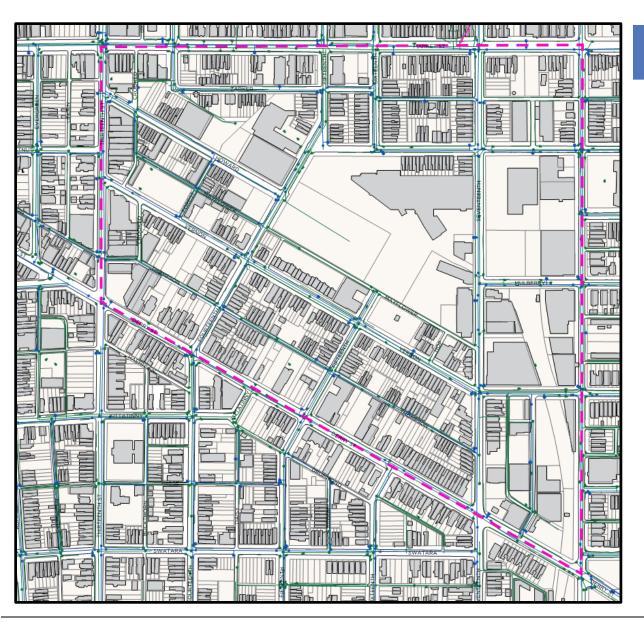
Source: CAT Bus Stop Asset Inventory Viewer



Legend Opacity

- The stop is located at near corner of intersection
- The stop is located at far corner of intersection.
- The stop is located between two streets (midblock)
- The stop is located off street (e.g. shopping mall)
- The stop is located at transit center.

//// OUR UNDERSTANDING: Utilities



LEGEND

Roads

Parcel Boundaries

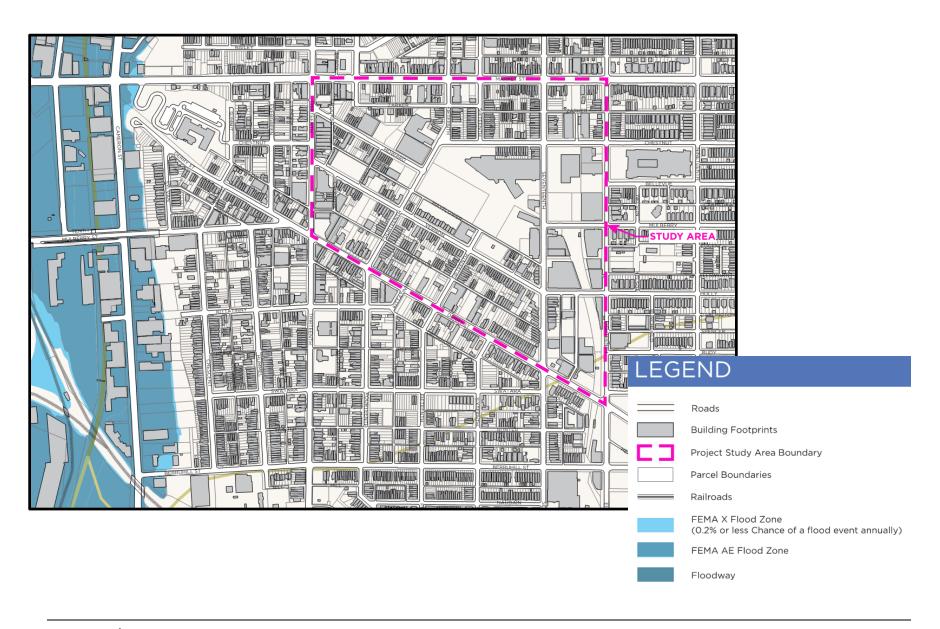
Project Study Area Boundary

Building Footprints

Sewerlines

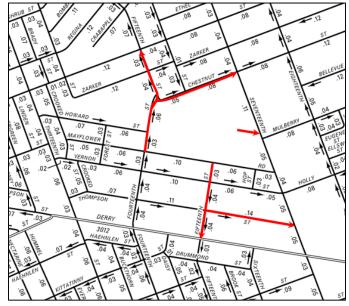
Waterlines

//// OUR UNDERSTANDING: Hydrology



///// OUR UNDERSTANDING: Existing Issues

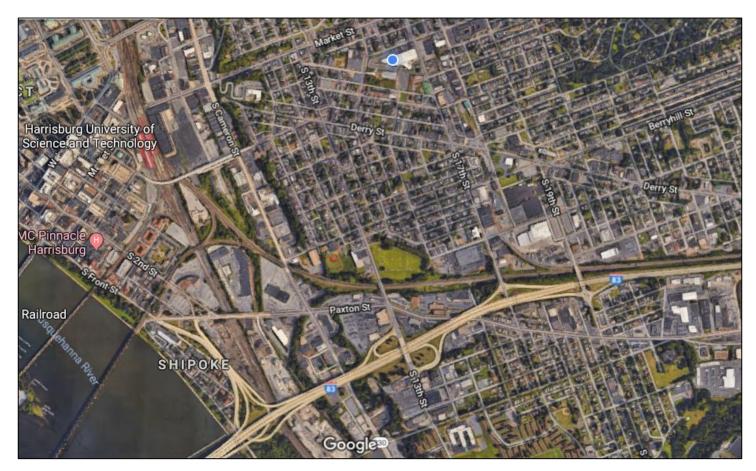
- Capacity Issues (LOS E, F)
 - Derry & 17th: NBThru/Right
 - Left Turn Signal Control
- Parcel Access (one-ways)
- Truck Accessibility
- Pedestrian Balance
- Varying/Competing User Needs





//// OUR UNDERSTANDING: The Future

- I-83 Improvements
 - Status: Preliminary Design



http://www.i-83beltway.com/projects/i-83-master-plan.php

it's your turn...

GROUND RULES:

- All ideas are welcomed.
- Please respect everyone's point-of-view ideas can conflict with each other. That's okay.
- Be diplomatic and give everyone a chance to speak.
- Identify a <u>reporter</u> for each table.

Question #1

What is your #1 infrastructure concern/barrier/challenge in the community?

Question #2

- Is the South Allison Hill area people and places sufficiently connected?
- What causing a feeling of disconnection?
- Does it feel like your community?

Question #3

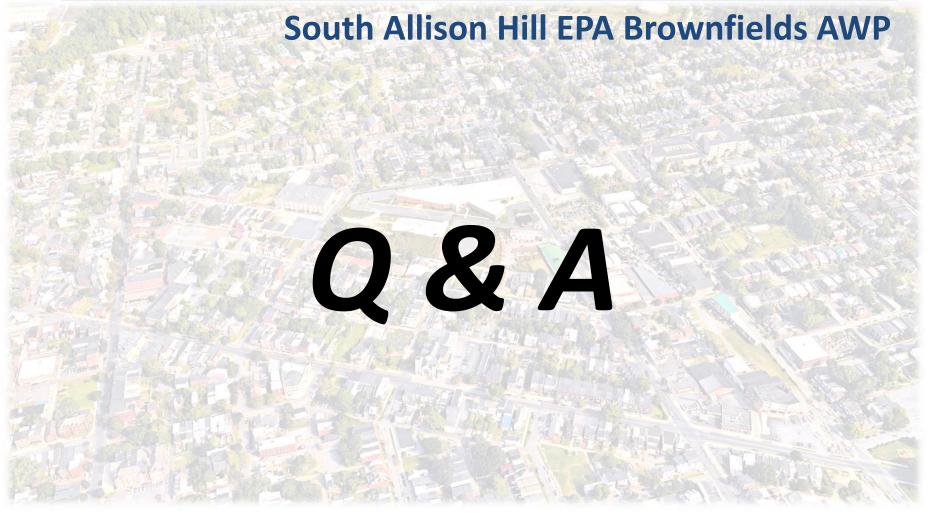
What is one thing that if done infrastructure wise would improve the quality of life in the South Allison Hill community?

Question #4

Anything that comes to mind that we didn't already cover or you would like to elaborate on missed?

- 1. Trip generation/distribution for proposed site development
- 2. Future year traffic analysis to analyze effects of additional generated traffic
 - Build Year 2024 (with + without proposed site)
 - Design Year 2029 (with + without proposed site)

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