



## Memorandum

To: City of Newton

Date: September 18, 2023

Project #: 73153.00

From: Randall C. Hart, Principal

Re: Sunrise Assisted Living Facility  
Transportation Demand management Plan (TDM)  
Newton, Massachusetts

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### Transportation Mitigation

As outlined the TIA prepared for the project, the proposed development is expected to have minor impacts on traffic conditions in the study area. However, the Proponent proposes to implement Transportation Demand Management (TDM) measures on site to provide alternative access to the facility from single occupancy motor vehicles. The following represents the current proposal:

#### Transportation Demand Management (TDM)

Implementation of TDM measures will offer alternatives to traveling in single occupancy vehicles, which will reduce traffic and parking demand on the Site. As part of the proposed project, the following TDM measures will be implemented on Site:

- Establish a Transportation Demand Management (TDM) Program coordinator onsite that will be responsible for the program as well as surveys of programs identified below.
- Display all public transit schedules in a central location within the facility.
- To promote pedestrian safety, a map of the area will be provided for transit users that displays the location of MBTA trains, MBTA bus stops, sidewalks, and crosswalks. This information will be distributed to employees and will also be posted in common areas.
- Provide secure bicycle storage area on site
- Locker Room with Showers
- EV Charging Stations (20% initially)
- \$25,000 one-time TDM Payment (per parking space payment requirement)
- \$40,000 one-time contributions for employee Public Transportation Subsidies.
- \$250,000 one-time contribution for NewMO (which is balance from I&I (75%) requirement less the two monetary contributions identified above)
- Upon moving in, all residents will be provided a welcome package that will include descriptions of all TDM initiatives that are offered at the facility.
- Implement an onsite car-pool rideshare program with guaranteed ride home for employees.
- Preferential electric vehicle/low emission car parking in parking garage by designating spaces.
- A sedan will be available to transport residents to medical and other necessary appointments off site.