

Allston Yards

April 30, 2018

IAG – Transportation Session

CAFE

COMMUNITY
GREEN

Our Transportation-Related Work

- ☐ Traffic & Parking Studies
- ☐ A New Guest Street Extension & Street Grid
- ☐ Arthur Street Improvements
- ☐ Everett & Guest Improvements
- ☐ Commuter Rail Connections
- ☐ Bus Connections
- ☐ Pedestrians
- ☐ Bicycles

Allston Yards IAG Next Steps

- ☐ Transportation Meeting
- ☐ Design & Open Space Meeting
- ☐ Comment Period Extended to May 18th

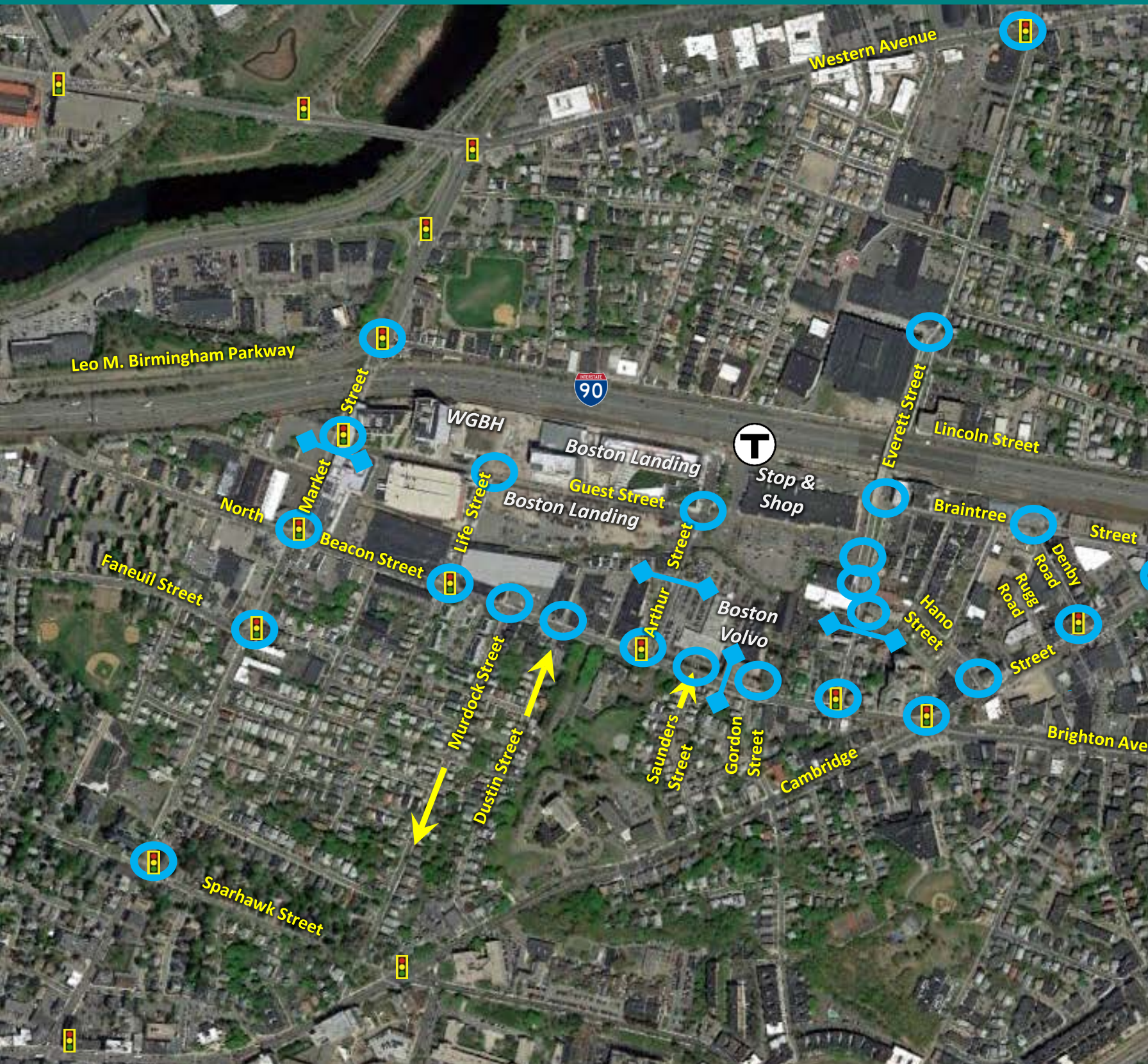
- Traffic study overview:

- ☐ Surrounding area traffic conditions
- ☐ Existing /proposed access
- ☐ Bike / pedestrians
- ☐ Background projects
- ☐ Public transportation



- Existing Conditions:
 - ☐ Surrounding area traffic conditions
 - ☐ Existing counts/observations:
 - *May 2016*
 - *October 2016*
 - *March 2017*
 - *May 2018 – revisting all*

Allston Yards – Traffic Counting



5/5/16 & 5/7/16 intersections

10/13/16 & 10/15/16 intersections

5/12/16 – 5/14/16 daily
5-19/16 – 5/21/16 daily

10/13/16 & 10/15/16 intersections

3/9/17 & 3/11/17 intersections

May 2018 – revisit all

Future Conditions:

- ☐ 7 years into future – with and without Project
- ☐ Multiple other developments considered
- ☐ Access improvements, transit changes

Findings:

- ☐ Access improvements fulfill Guest Street vision
- ☐ Confirmed by two independent firms
- ☐ MBTA station already in operation / limits vehicle use

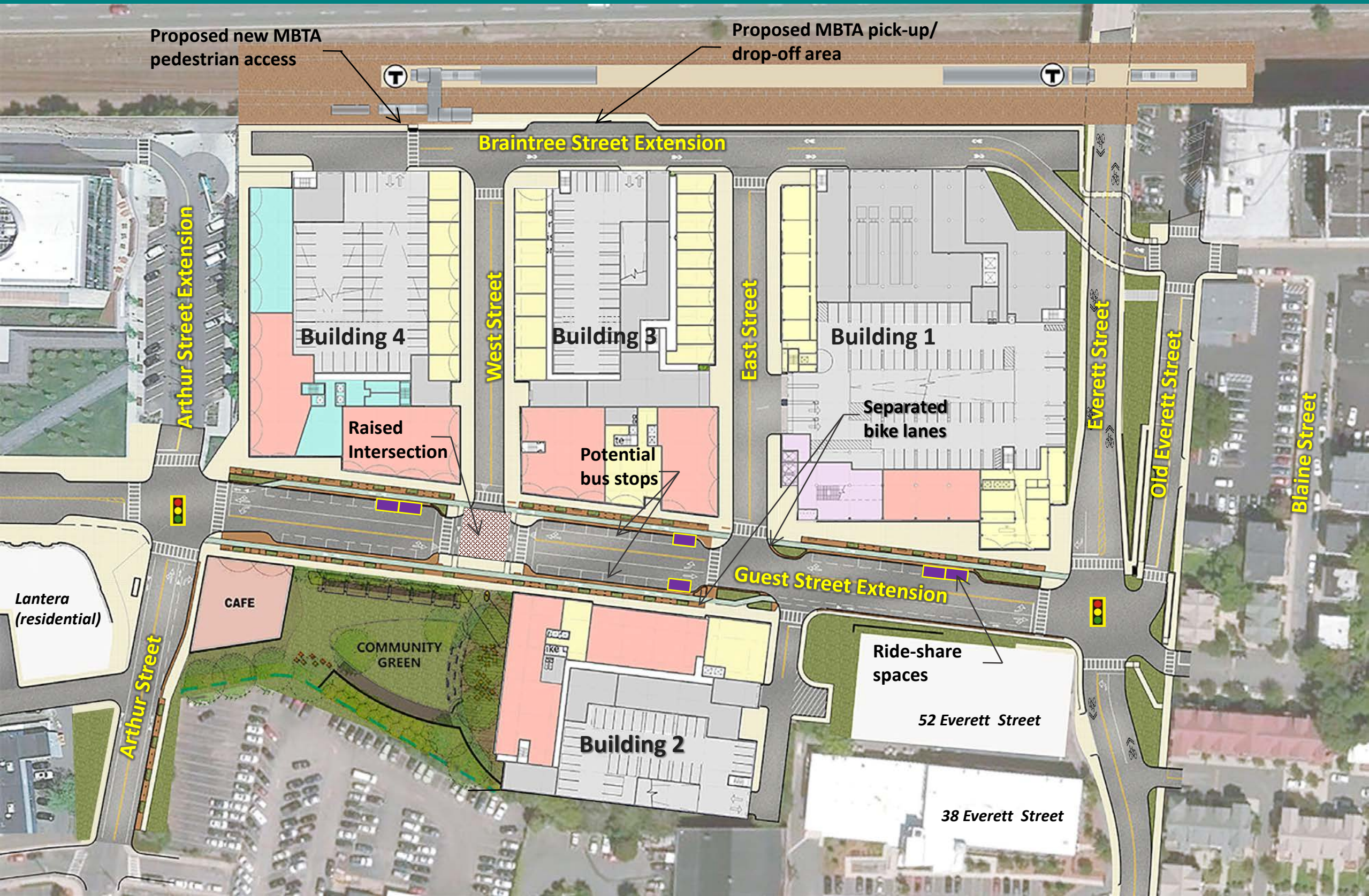
Allston Yards – background projects



Guest Street Extension



Allston Yards – Transportation Infrastructure



Allston Yards – Site Circulation (Entry Lobbies)

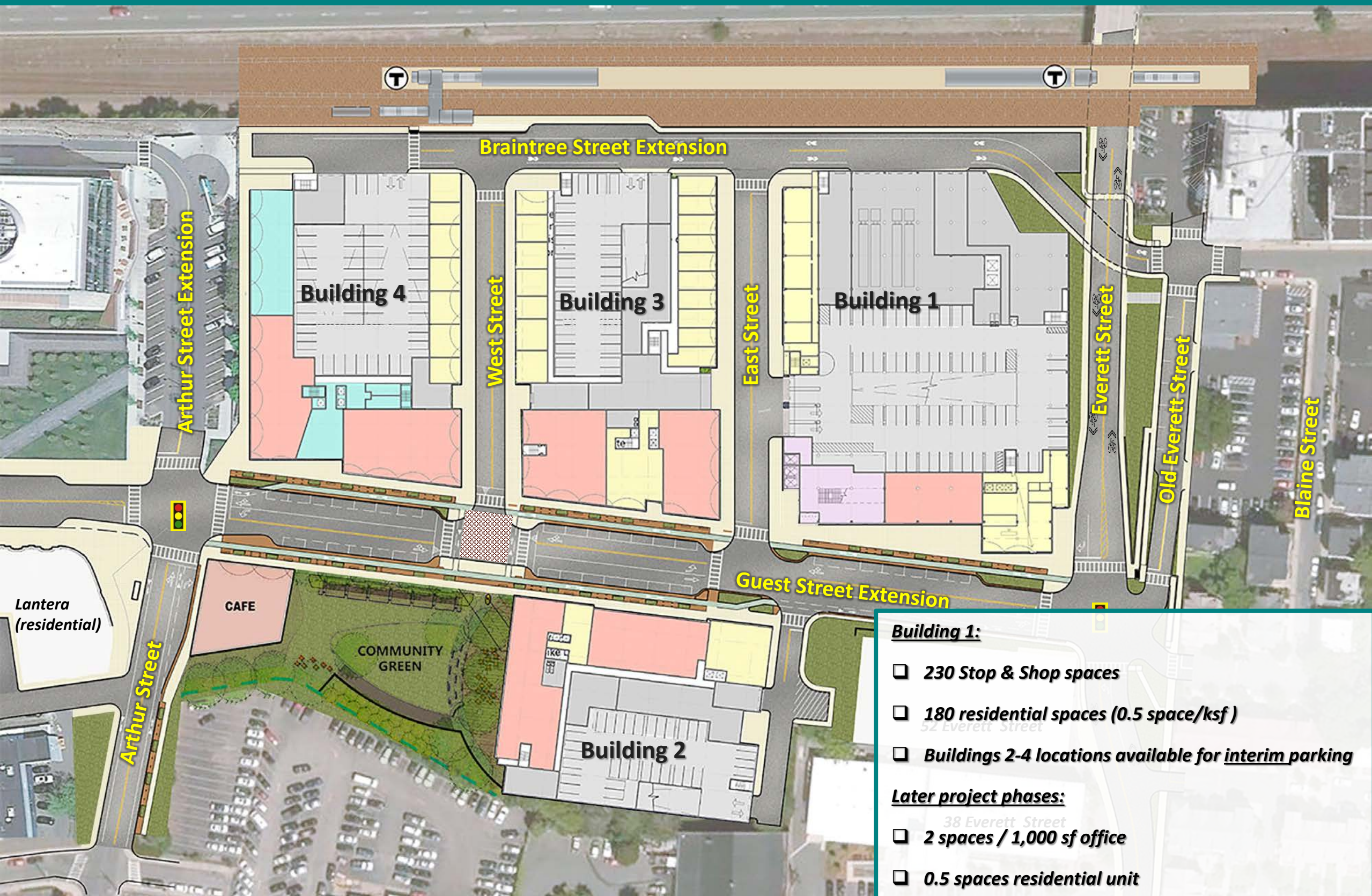


Allston Yards – Site Circulation (Pedestrian)



Allston Yards – Site Circulation (Bicycle)





Building 1:

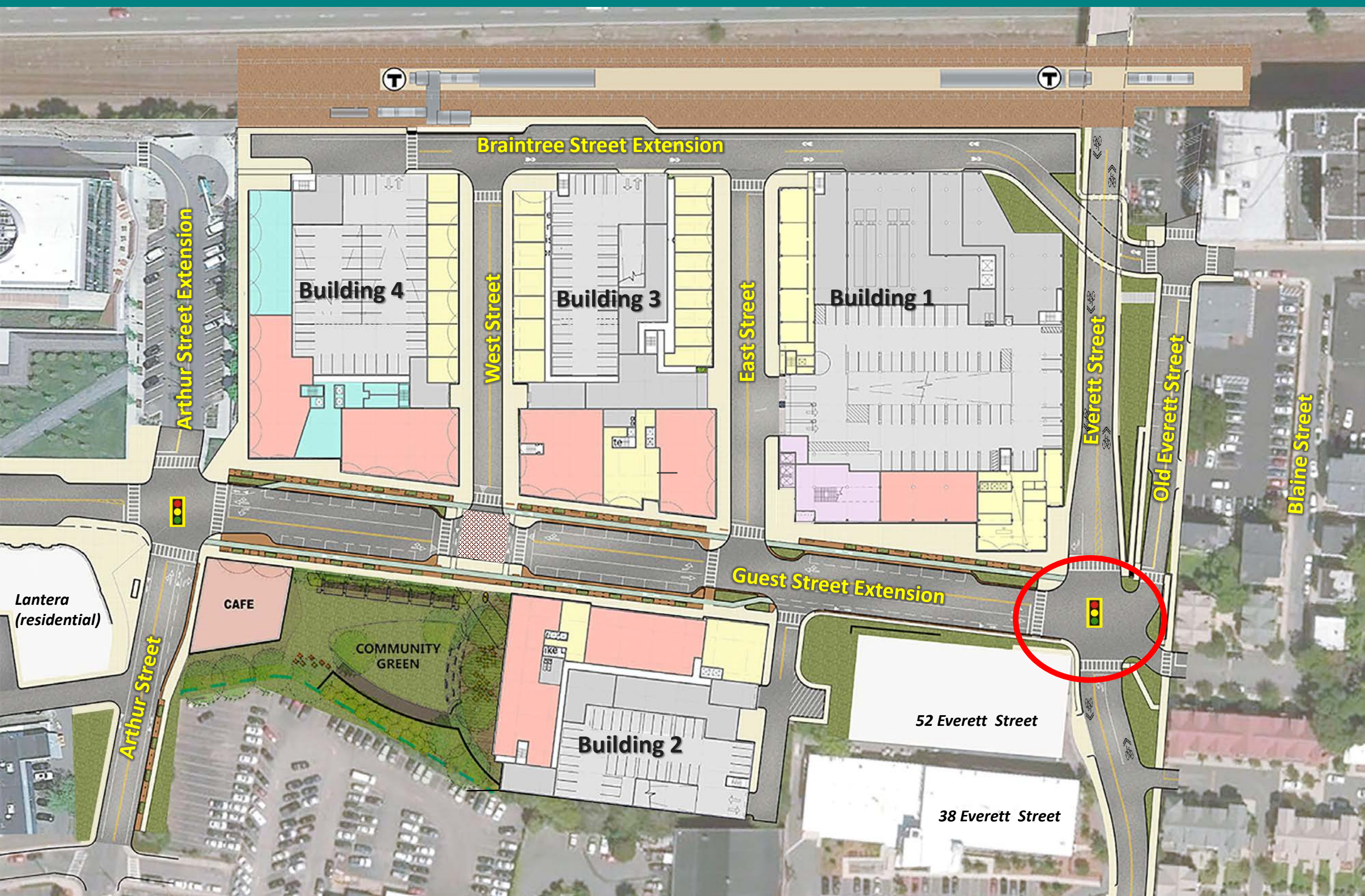
- ❑ 230 Stop & Shop spaces
- ❑ 180 residential spaces (0.5 space/ksf)
- ❑ Buildings 2-4 locations available for interim parking

Later project phases:

- ❑ 2 spaces / 1,000 sf office
- ❑ 0.5 spaces residential unit



Allston Yards – Proposed Access/Connections



Everett Street at Guest Street



Looking west



Looking north from Old Everett Street

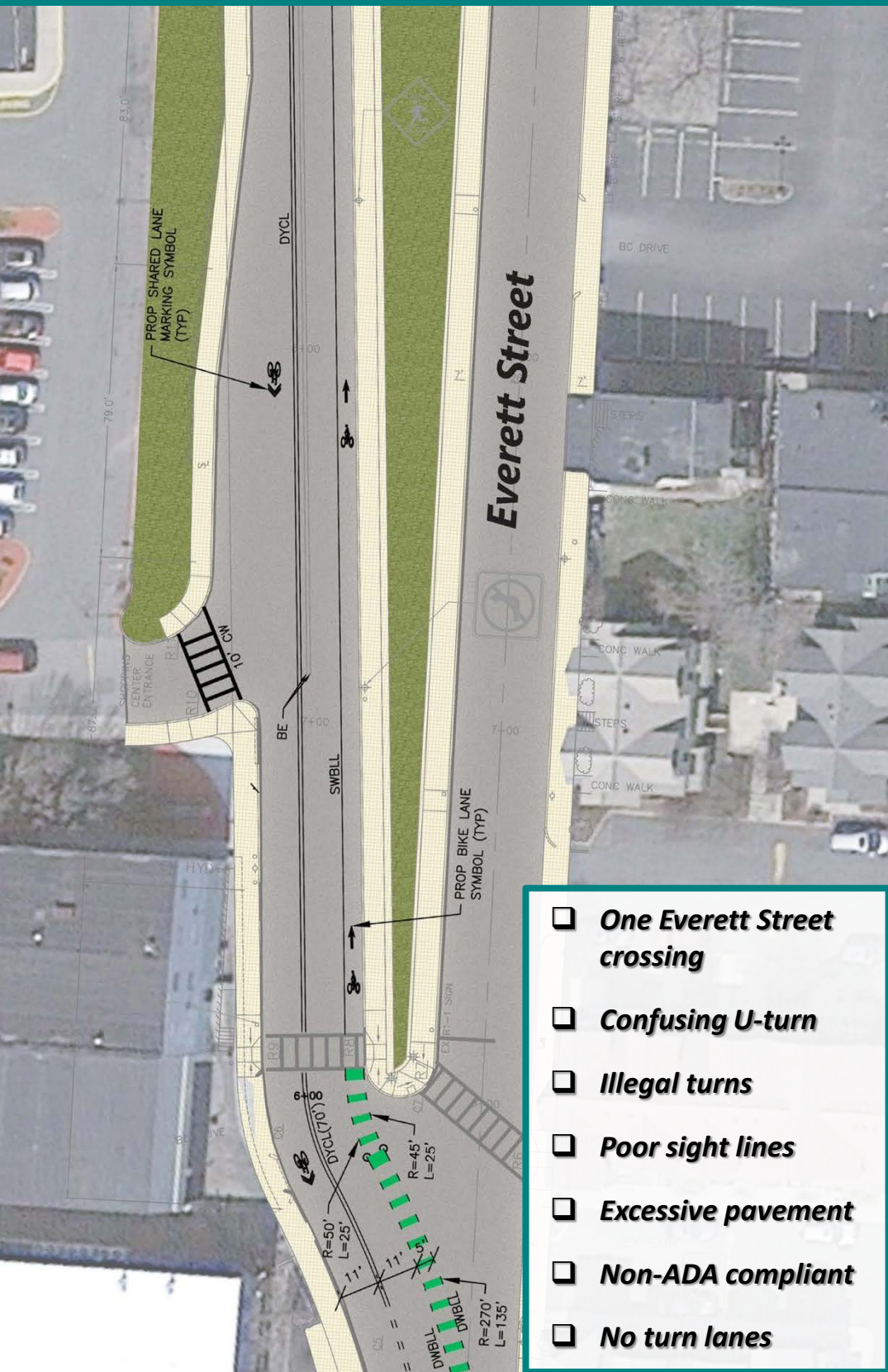


Looking north from Everett Street



Looking east

Everett Street at proposed Guest Street



- ☐ One Everett Street crossing
- ☐ Confusing U-turn
- ☐ Illegal turns
- ☐ Poor sight lines
- ☐ Excessive pavement
- ☐ Non-ADA compliant
- ☐ No turn lanes





Proposed Everett Street at Guest Street – northbound view

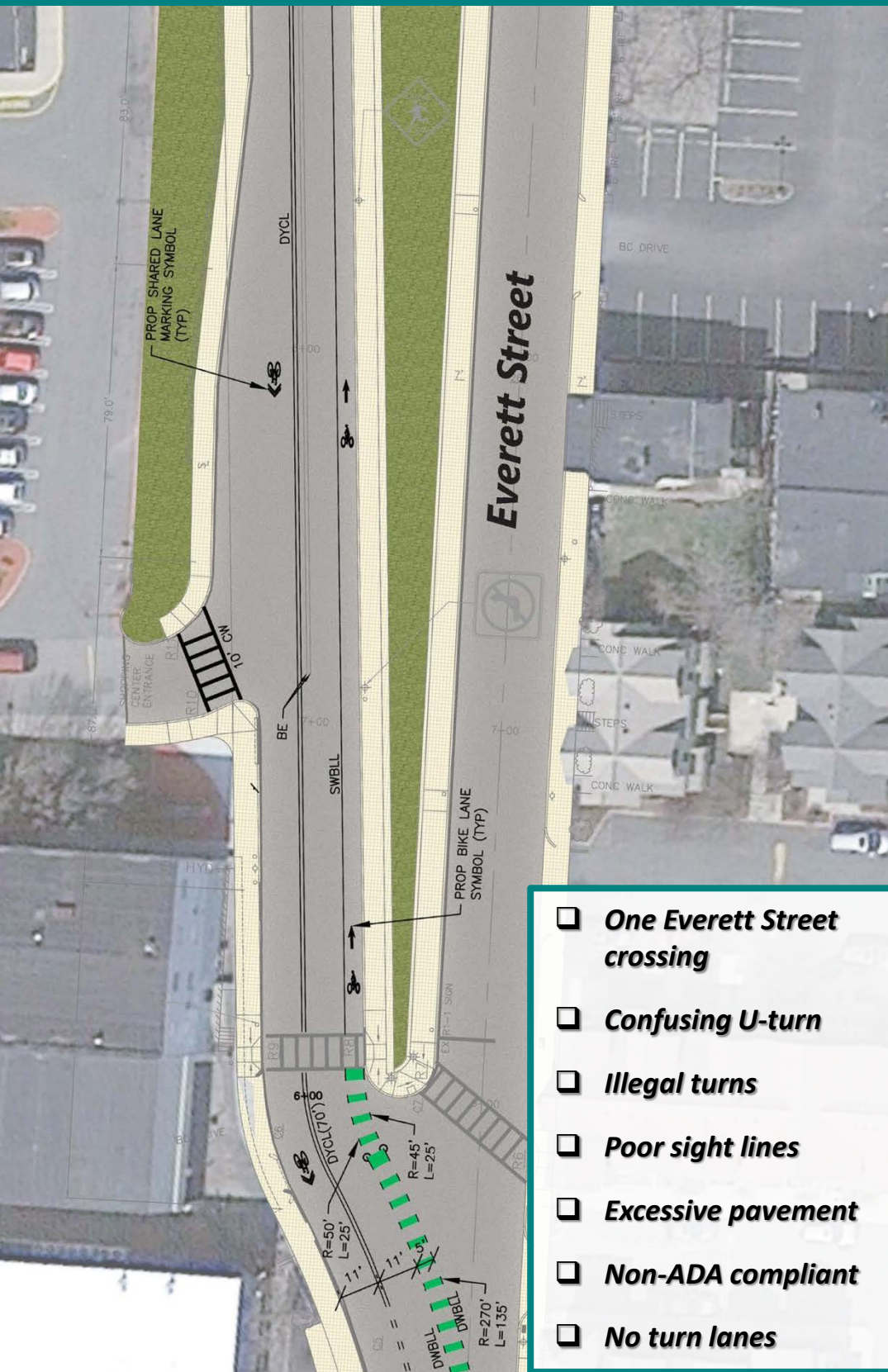




Proposed Everett Street at Guest Street – westbound view



Everett Street - bikes / pedestrians



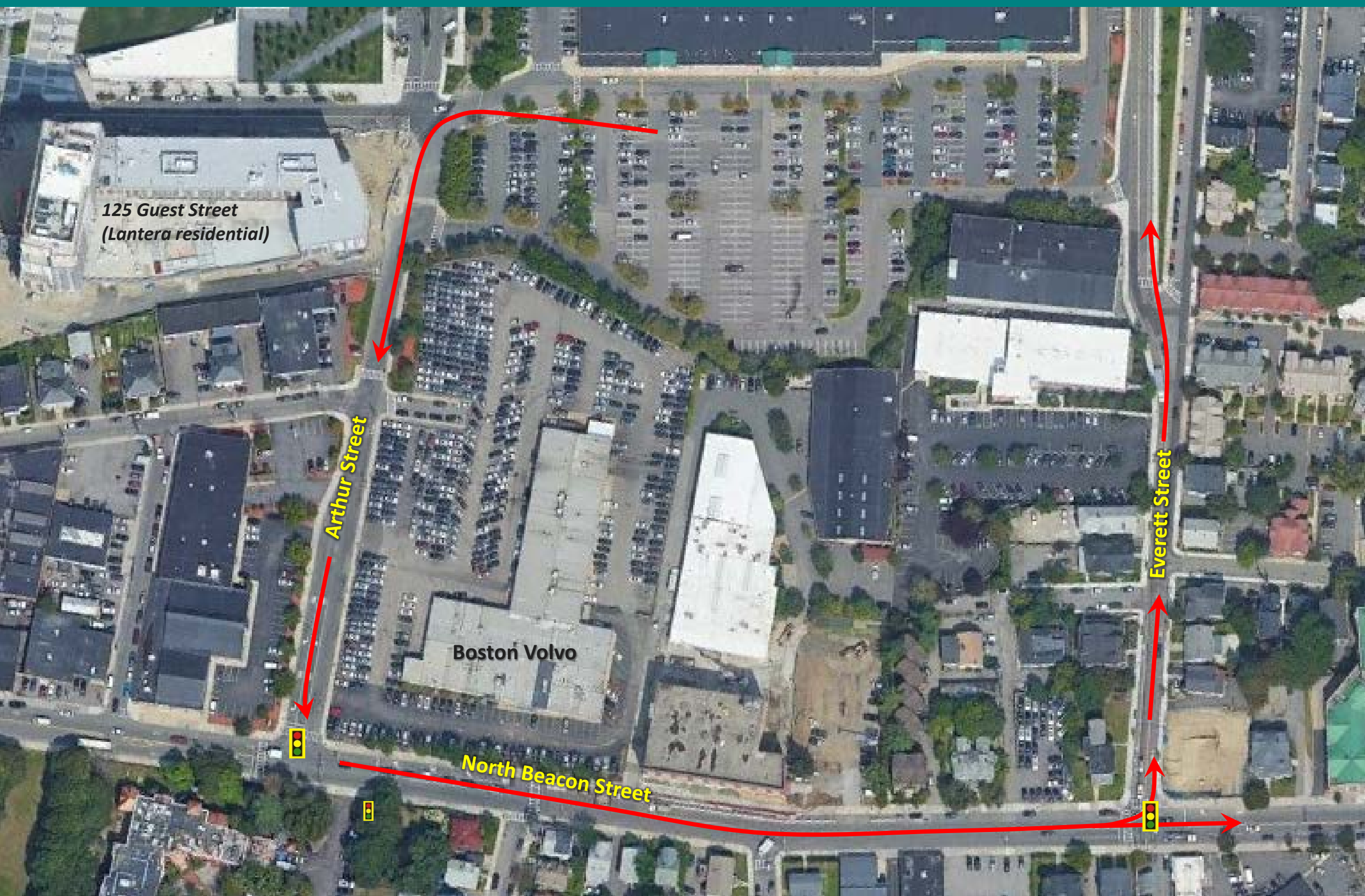
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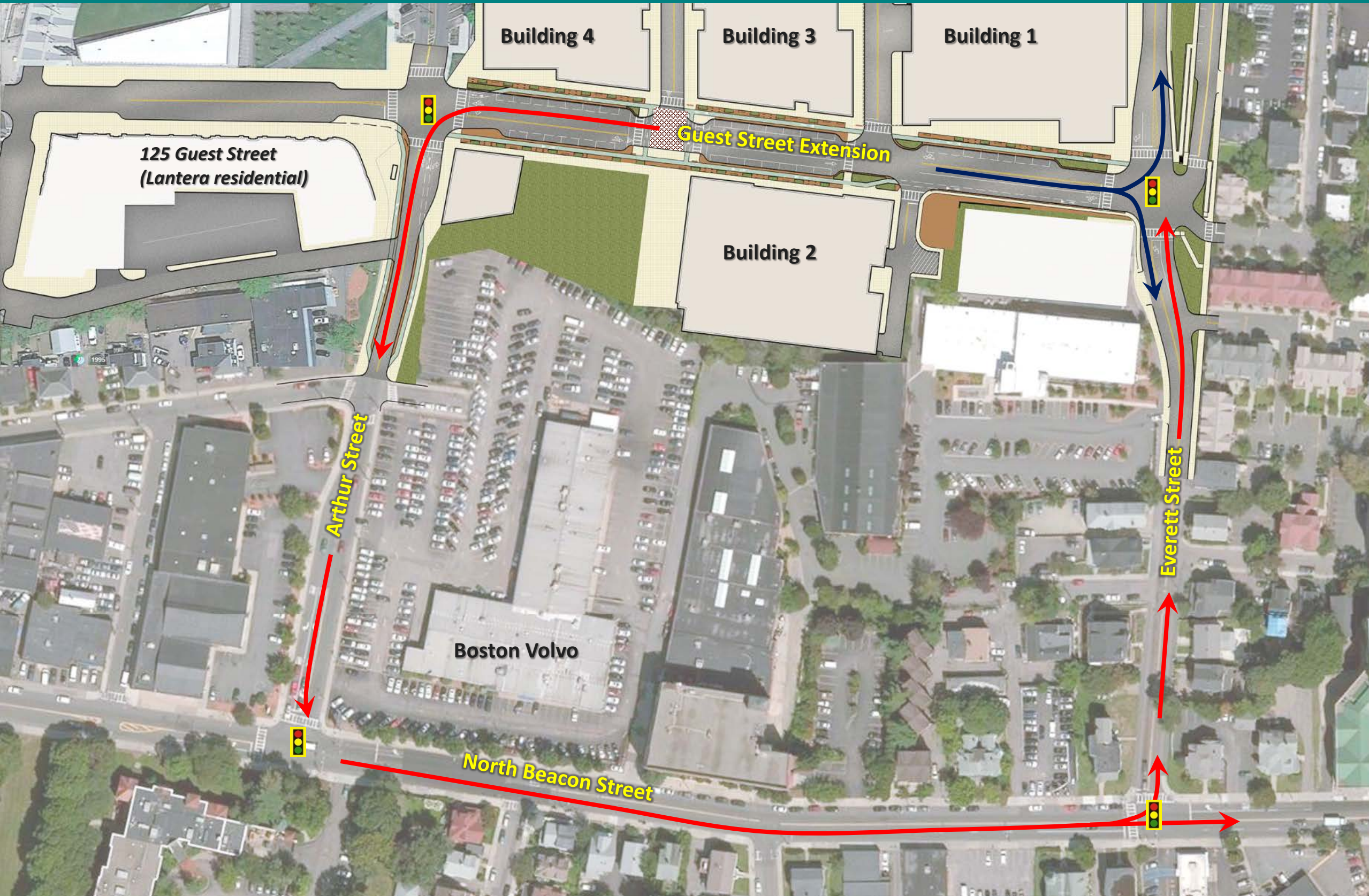
Everett Street – bikes & pedestrians



Allston Yards – Everett Street connection - existing



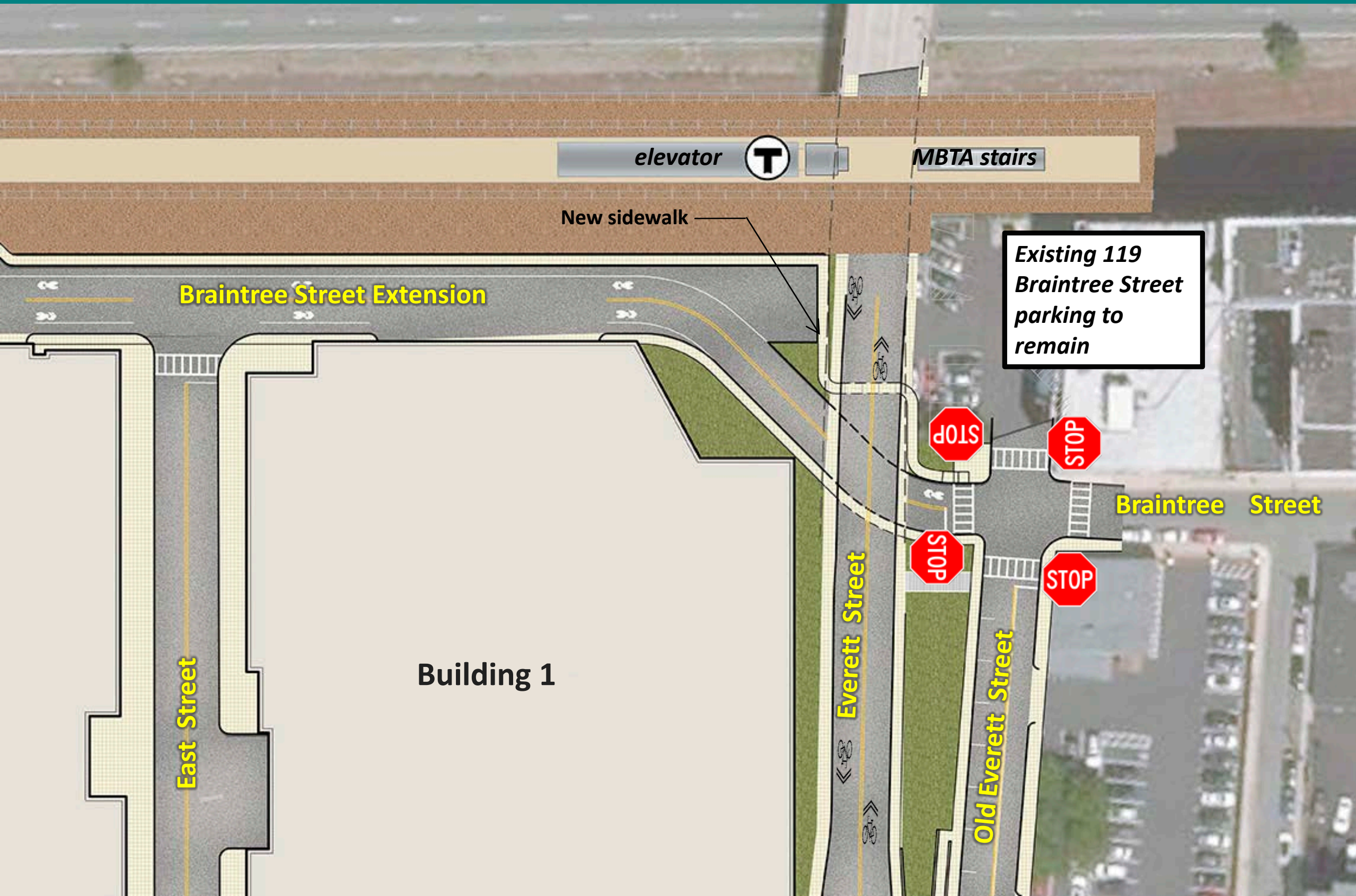
Allston Yards – Everett Street connection - proposed



Allston Yards – Proposed Access/Connections



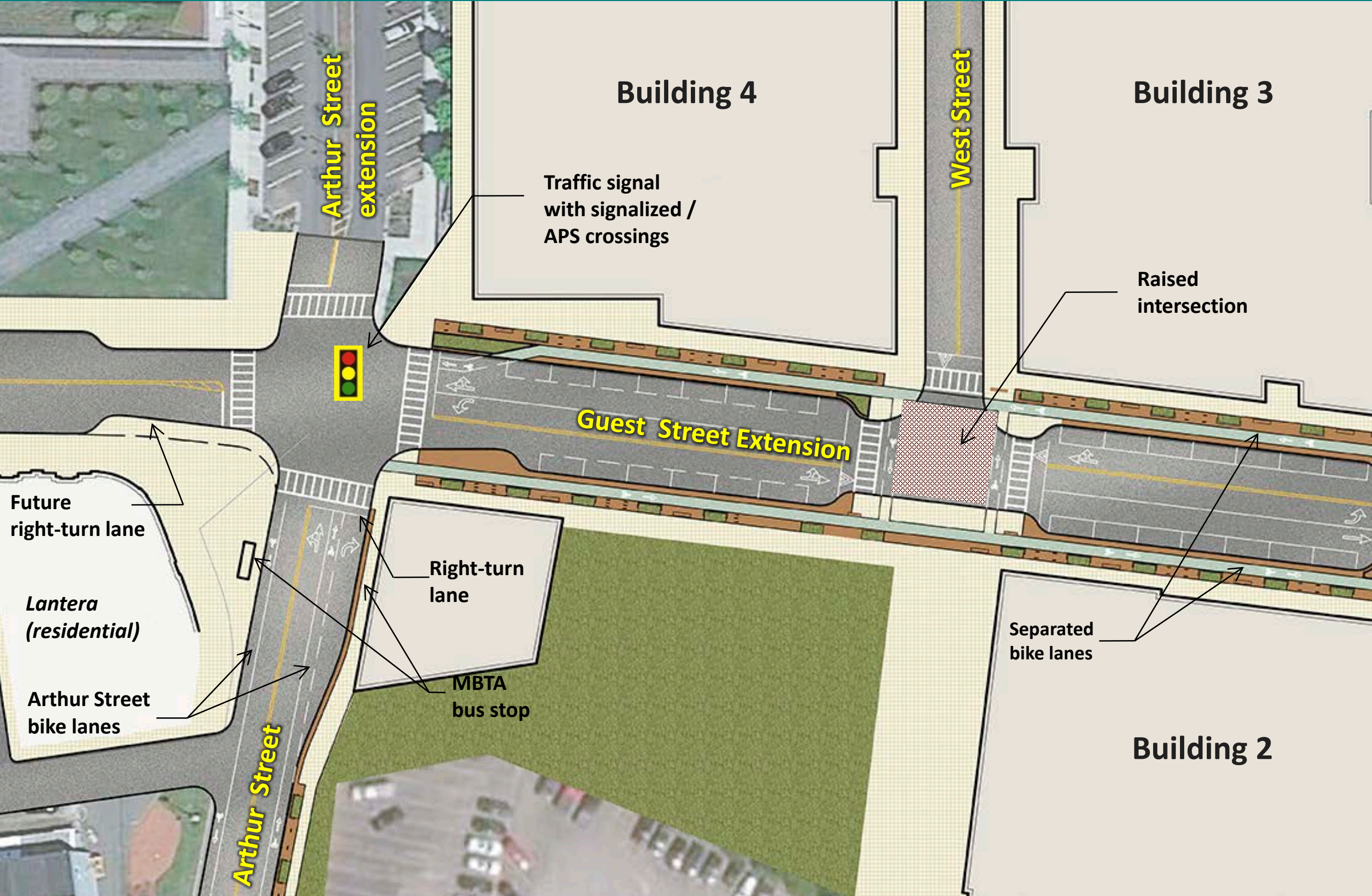
Braintree Street at Everett Street



Allston Yards – Proposed Access/Connections



Proposed Guest Street at Arthur Street



Arthur Street – separated bike lane



Allston Yards – Public Transportation

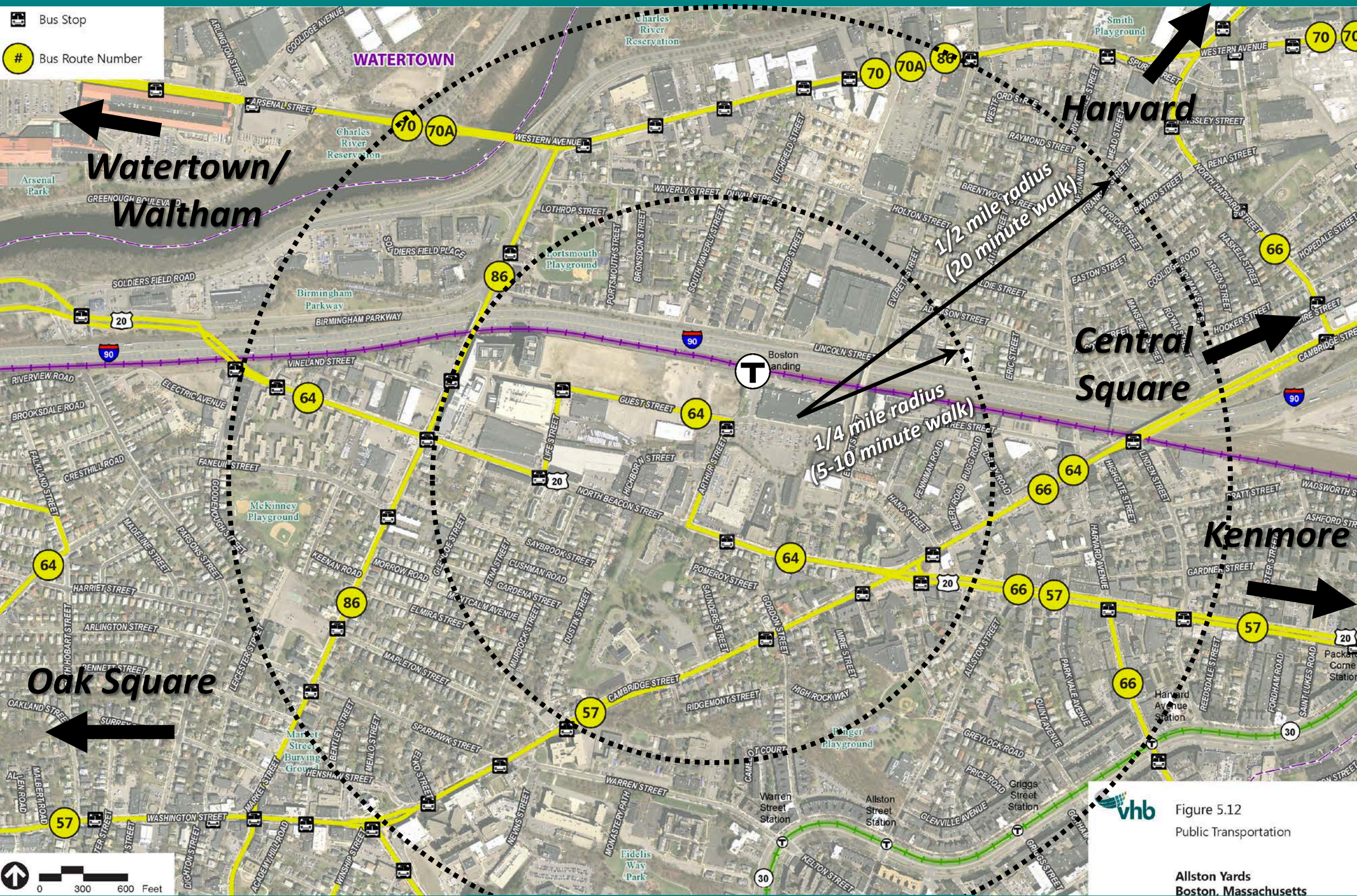


Figure 5.12
Public Transportation

Allston Yards
Boston, Massachusetts

Boston Landing

2013 2 AM inbound / 2 PM outbound (planned)

2017 May 22, 2017 opening

2017 October 2017 700 – 900 daily riders

2018 **19 inbound / 15 outbound stops**

Yawkey Station

2012 795 daily riders

2014 March 2014 new station opening (937 projected daily riders)

2018 **28 inbound / 27 outbound stops**

Conclusions / Next Steps:

- ☐ Access improvements implement Guest Street vision
- ☐ Multiple other developments considered
- ☐ Works for cars, bikes and pedestrians
- ☐ *All improvements during initial construction*
- ☐ Reviewed by two independent firms
- ☐ MBTA station already in place
- ☐ Ongoing BPDA / BTD review

Allston Yards – Next Steps / Questions

