



TOWN OF ARLINGTON

MASSACHUSETTS 02476

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DEPARTMENT OF PLANNING &
COMMUNITY DEVELOPMENT

MEMORANDUM

To: Adam Chapdelaine, Town Manager
Cc: Jennifer Raitt, Director of Planning & Community Development
From: Ali Carter, Economic Development Coordinator
Date: November 17, 2017
Re: Loading Zone at Alton Street and Broadway Plaza

Proposal: Create a loading zone on Alton Street which would be active Monday-Friday from 8 a.m. to 3 p.m.

Below is a table detailing the complaints received about trucks parked illegally on Alton Street throughout August and September of this year.

Truck complaints on Alton Street		
Day of Week	Date	Time and duration of parking
Thursday	8/10/2017	10:40-11:06 am
Thursday	8/10/2017	11:55 am-12:12 pm
Thursday	8/10/2017	12:12-12:30 pm
Friday	8/11/2017	2:30 PM
Friday	8/11/2017	3:54-4:17 pm
Monday	8/14/2017	9:20-9:40 am
Thursday	8/17/2017	10-10:15 am
Thursday	8/17/2017	3:25-3:42 pm
Friday	8/18/2017	11:03-11:14 am
Friday	8/18/2017	12-12:15 pm
Wednesday	8/23/2017	12:15-12:58 pm
Wednesday	8/23/2017	1:15 PM
Wednesday	8/23/2017	5:50-6:13 pm
Thursday	8/31/2017	1-1:38 pm
Thursday	8/31/2017	2:30-2:50 pm
Friday	9/1/2017	1:15-1:30 pm
Wednesday	9/6/2017	1:15-1:36 pm
Wednesday	9/6/2017	3:15-3:35 pm
Thursday	9/7/2017	12:25-12:40 pm
Thursday	9/7/2017	12:50-1:15 pm
Thursday	9/7/2017	1:20-1:35 pm
Thursday	9/7/2017	1:40-2:20 pm
Friday	9/8/2017	11:20-11:40 am
Friday	9/8/2017	1-1:20 pm
Friday	9/8/2017	2:40-3 pm
Friday	9/8/2017	4:15-4:35 pm
Saturday	9/9/2017	early afternoon
Monday	9/11/2017	10:40-10:59 am

There is only one complaint about a Saturday delivery, which was registered on Monday 9/11.

This table details the delivery schedules of Broadway Plaza businesses

Broadway Plaza Business Delivery Schedules			
Business	Days of Week	Timeframe	Notes
Fusion Taste	M-F	11:30 am-3 pm	
Common Ground	M-F	8 am-3 pm	
Brickstone Café	M-F	8 am-3 pm	
Twyrl	M-F	8 am-3 pm	
Caffe Nero	M-Sat	Before 10 am; Noon at latest	
Starbucks	7 days	4:30 PM	Delivery on Medford Street
Regent Theatre	Sporadic		On Medford Street in owner's car
Woo Ri	Sporadic		On Medford Street in owner's car

There are 5 businesses that offer lessons on Broadway Plaza. The two on Alton Street start lessons at approximately 3 p.m. on weekdays and at 9 a.m. on weekends. The three on Medford Street start at approximately 2:15 p.m. on weekdays and 9 a.m. on weekends.

There are two businesses that receive deliveries on the weekend---Caffe Nero and Starbucks. Starbucks deliveries occur regularly on Medford Street and are not the subject of complaints. Caffe Nero's manager said the delivery truck that comes on Saturday can deliver behind the building.

While conducting this survey, many of the business owners stated that an earlier ending to the designated loading timeframe would incentivize their vendors to deliver earlier in the day. They do not want deliveries in the late afternoon, as it is disruptive to their schedules. Some businesses owners also expressed that a designated loading zone and schedule would help them ensure that their waste pick up happens on a regular basis. Often, a vendor making a delivery will block the entry to the alleyway; the waste haulers cannot enter and will typically skip the location to maintain their own schedule. This increases the amount of waste in the area and exacerbates the rodent problem in Arlington Center.

Based on the information above, I would limit the Alton Street loading zone timeframe to Monday-Friday from 8 a.m. to 3 p.m. This will allow the businesses ample time to receive their deliveries and an incentive for their vendors to make deliveries in a timely manner. For the businesses that provide afternoon and weekend morning lessons, it would free up parking for their students as well as for the customers of other businesses on the block. Residents can be assured that trucks who do not use the loading zone during the designated period will be ticketed, which should minimize the disturbance they experience in their homes.