



Engineers
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February 1, 2021

VIA EMAIL

Ms. Marcie B. Maute, Deputy Director of Community Development
Office of Community Development
Township of Bordentown
One Municipal Drive
Bordentown, NJ 08505-2193

Re: Old York Business Park
Block 138.02, Lots 1, 11.03
Bordentown Township, Burlington County, NJ
Project No. 020860Q

Dear Ms. Maute:

On behalf of Amazon.com Services LLC, we respectfully submits the following documents in response to comments received from the Township consulting professionals relating to the recently filed application for Amended Preliminary and Final Major Site Plan and Use Variance Approval at the Old York Business Park:

- One (1) digital copy of the Dimension Plan (Sheet 5) of the Site Plan for Old York Business Park, Township of Bordentown, Burlington County, New Jersey”, prepared by Maser Consulting, dated October 28, 2020, last revised February 1, 2021;
- One (1) digital copy of the “Peak Season Parking Demand Table” with “Graph 1, 2A and 2B”, prepared by Langan, all sheets dated January 29, 2021;

The following changes have been made to the site plan in response to comments from the Township Professionals.

1. A Peak Season Parking Demand Table with associated graphs has been provided demonstrating adequate parking on the site throughout the day during the peak season.
2. The Dimension Plan has been revised to eliminate the walkway that was located at the northern portion of the truck court. The Jersey barrier was removed in this location. This walkway is no longer necessary as a van driver entrance door is being added in the northwest van parking area.
3. The tractor trailer lanes and the van lanes at in the truck court are now separated by a 9' wide striped area where previously only 4' was provided. Additionally, 3 curbed islands were also added as additional separation.
4. A curbed island was added in the truck court that separates the tractor trailer loading area from the van parking area at the northwest portion of the truck court.



Ms. Marcie B. Maute, Deputy Director of Community Development

Project No. 020860Q

February 1, 2021

Page 2 of 2

Should you have any questions regarding this submission, please do not hesitate to contact me. Hard copies can be provided if required.

Very truly yours,

COLLIERS ENGINEERING & DESIGN, INC.
d.b.a. Maser Consulting, Inc.

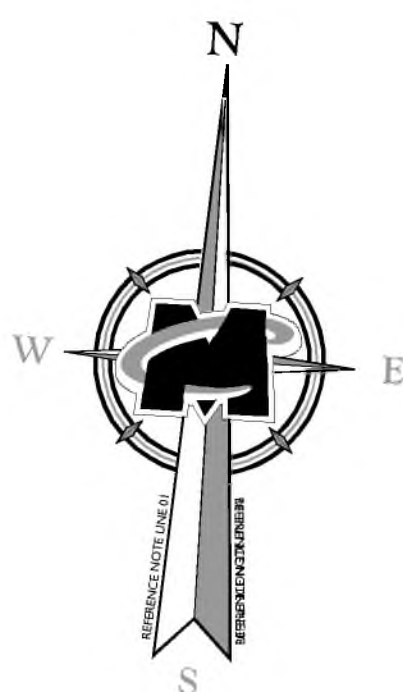
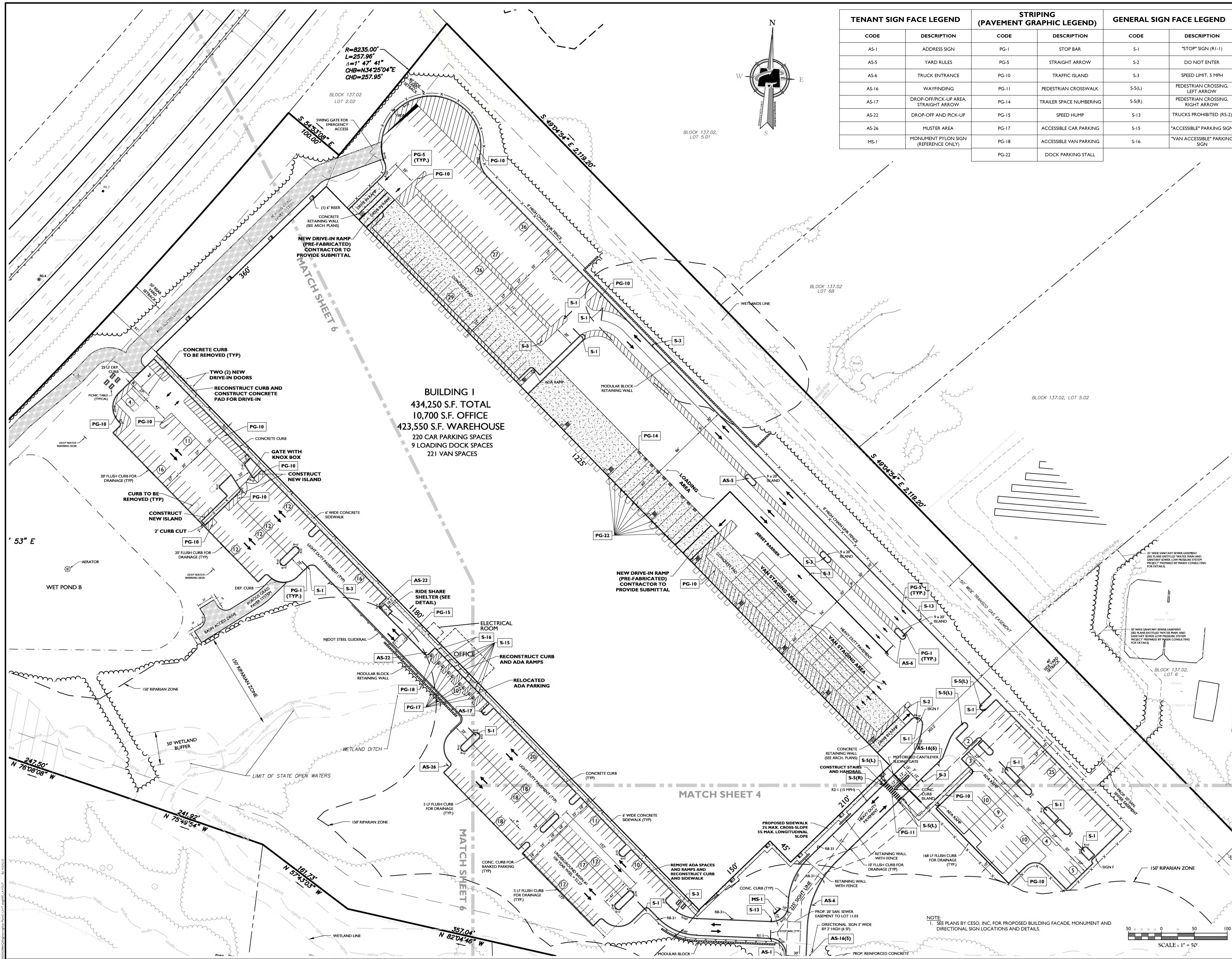
A handwritten signature in blue ink, appearing to read 'Mark Janiszewski'.

Mark Janiszewski, P.E.
Principal Associate

MJJ/
Enclosures

cc: Michael Theokas, Administrator/Acting Director of Community Development, w/enclosures via email
John P. Carman, R.L.A., FASLA, P.P., Design for Generations, w/enclosures via email
Brian J. Carlin, Esq., Law Offices of Brian J. Carlin, w/enclosures via email
James L. Kochenour, P.E., Arora and Associates, PC, w/enclosures via email
Frederick J. Turek, II, P.E., P.P., Township Engineer, Turek Consulting, LLC, w/enclosures via email
Samantha Mazo, Amazon, w/enclosures via email
Ricardo A. Chambers, P.E., CESO, Inc., w/enclosures via email
Joseph A. Paparo, Esq., Porzio Bromberg & Neuman, LLC, w/enclosures via email
Daniel D. Disario, P.E, PTOE, Langan, w/enclosures via email
Alan W. Lothian, P.E., Langan, w/enclosures via email
Julia G. Algeo, P.E., P.P., Colliers Engineering & Design, Inc., w/enclosures via email

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TENANT SIGN FACE LEGEND		STRIPING (PAVEMENT GRAPHIC LEGEND)		GENERAL SIGN FACE LEGEND	
CODE	DESCRIPTION	CODE	DESCRIPTION	CODE	DESCRIPTION
AS-1	ADDRESS SIGN	PG-1	STOP BAR	S-1	"STOP" SIGN (R1-1)
AS-5	YARD RULES	PG-5	STRAIGHT ARROW	S-2	DO NOT ENTER
AS-6	TRUCK ENTRANCE	PG-10	TRAFFIC ISLAND	S-3	SPEED LIMIT, 5 MPH
AS-16	WAYFINDING	PG-11	PEDESTRIAN CROSSWALK LEFT ARROW	S-5(L)	PEDESTRIAN CROSSING, LEFT ARROW
AS-17	DROP-OFF/PICK-UP AREA, STRAIGHT ARROW	PG-14	TRAILER SPACE NUMBERING	S-5(R)	PEDESTRIAN CROSSING, RIGHT ARROW
AS-22	DROP-OFF AND PICK-UP	PG-15	SPEED HUMP	S-13	TRUCKS PROHIBITED (R5-2)
AS-26	MUSTER AREA	PG-17	ACCESSIBLE CAR PARKING	S-15	"ACCESSIBLE" PARKING SIGN
MS-1	MONUMENT PYLON SIGN (REFERENCE ONLY)	PG-18	ACCESSIBLE VAN PARKING	S-16	"VAN ACCESSIBLE" PARKING SIGN
		PG-22	DOCK PARKING STALL		

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REV	DATE	DESCRIPTION
1	01/15/21	REVISED PER TOWNSHIP REVIEW LETTER DATED 01/06/21
2	02/01/21	REVISED PER TOWNSHIP COMMENTS

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1	01/15/21	REVISED PER TOWNSHIP REVIEW LETTER DATED 01/06/21
2	02/01/21	REVISED PER TOWNSHIP COMMENTS

JULIA G. ALGEO
REGISTERED PROFESSIONAL ENGINEER
ENGINEERING LICENSE NUMBER: GE04313

AMENDED
PRELIMINARY AND FINAL
MAJOR SITE PLAN
FOR
**OLD YORK
BUSINESS PARK**

BLOCK 137.02
LOTS 1 & 11.03

BORDENTOWN TOWNSHIP
BURLINGTON COUNTY
NEW JERSEY

HAMILTON OFFICE
1000 Waterview Drive
Suite 201
Hamilton, NJ 08691
Phone: 609.587.8200
Fax: 609.587.8260

SCALE	DATE	DRAWN BY	CHECKED BY
AS SHOWN	10/28/20	AG	JGA

PROJECT NUMBER	DRAWING NAME
0208602	C-LAY1

SHEET TITLE
DIMENSION PLAN

SHEET NUMBER
5 of 40

LANGAN

Project: Old York Business Park - Bld 1 (DJE9)

Date: 1/29/2021

Location: Bordentown, NJ

Table 1 - Peak Season Parking Demand																	
Time	ENTER						EXIT						Total Associates Parked	Total DSP Personal Parked	Total DSP Vans Parked	Total Parked	% Occupied
	Associates	Trucks	DSP Personal	DSP Van	Flex	Total	Associates	Trucks	DSP Personal	DSP Van	Flex	Total	142	0	459	601	78%
12:00 AM	0	2	0	0	0	2	0	2	0	0	0	2	142	0	459	601	78%
1:00 AM	145	1	0	0	0	146	142	1	0	0	0	143	145	0	459	604	78%
2:00 AM	0	1	0	0	0	1	0	2	0	0	0	2	145	0	459	604	78%
3:00 AM	0	2	0	0	0	2	0	1	0	0	0	1	145	0	459	604	78%
4:00 AM	0	1	0	0	0	1	0	1	0	0	0	1	145	0	459	604	78%
5:00 AM	25	1	0	0	0	26	0	2	0	0	0	2	170	0	459	629	81%
6:00 AM	0	2	64	0	0	66	0	1	0	0	0	1	170	64	459	693	90%
7:00 AM	0	0	82	0	0	82	0	1	0	96	0	97	170	146	363	679	88%
8:00 AM	0	1	0	0	0	1	0	0	0	50	0	50	170	146	313	629	81%
9:00 AM	0	1	80	0	0	81	0	1	0	0	0	1	170	226	313	709	92%
10:00 AM	0	0	144	0	0	144	0	1	0	144	0	145	170	370	169	709	92%
11:00 AM	4	1	89	0	0	94	0	1	0	144	0	145	174	459	25	658	85%
12:00 PM	0	0	0	0	0	0	145	0	0	25	0	170	29	459	0	488	63%
1:00 PM	45	0	0	0	0	45	0	0	0	0	0	0	74	459	0	533	69%
2:00 PM	0	0	0	0	0	0	25	0	0	0	0	25	49	459	0	508	66%
3:00 PM	0	0	0	0	0	0	0	0	0	0	0	0	49	459	0	508	66%
4:00 PM	0	3	0	12	47	62	0	1	0	0	24	25	49	459	12	520	67%
5:00 PM	142	1	0	97	0	240	0	2	72	0	23	97	191	387	109	687	89%
6:00 PM	0	5	0	37	0	42	20	2	75	0	0	97	171	312	146	629	81%
7:00 PM	0	5	0	72	0	77	0	7	35	0	0	42	171	277	218	666	86%
8:00 PM	0	3	0	177	0	180	0	3	170	0	0	173	171	107	395	673	87%
9:00 PM	0	2	0	64	0	66	0	4	107	0	0	111	171	0	459	630	82%
10:00 PM	0	2	0	0	0	2	29	1	0	0	0	30	142	0	459	601	78%
11:00 PM	0	1	0	0	0	1	0	1	0	0	0	1	142	0	459	601	78%
TOTAL	361	35	459	459	47	1,361	361	35	459	459	47	1,361					
Available Parking Spaces													200	573	553	773	
Maximum Parking Demand (Highest Hour per Use)													191	459	459		
Maximum Parking Demand (Highest Combined Hour)													170	226	313	709	

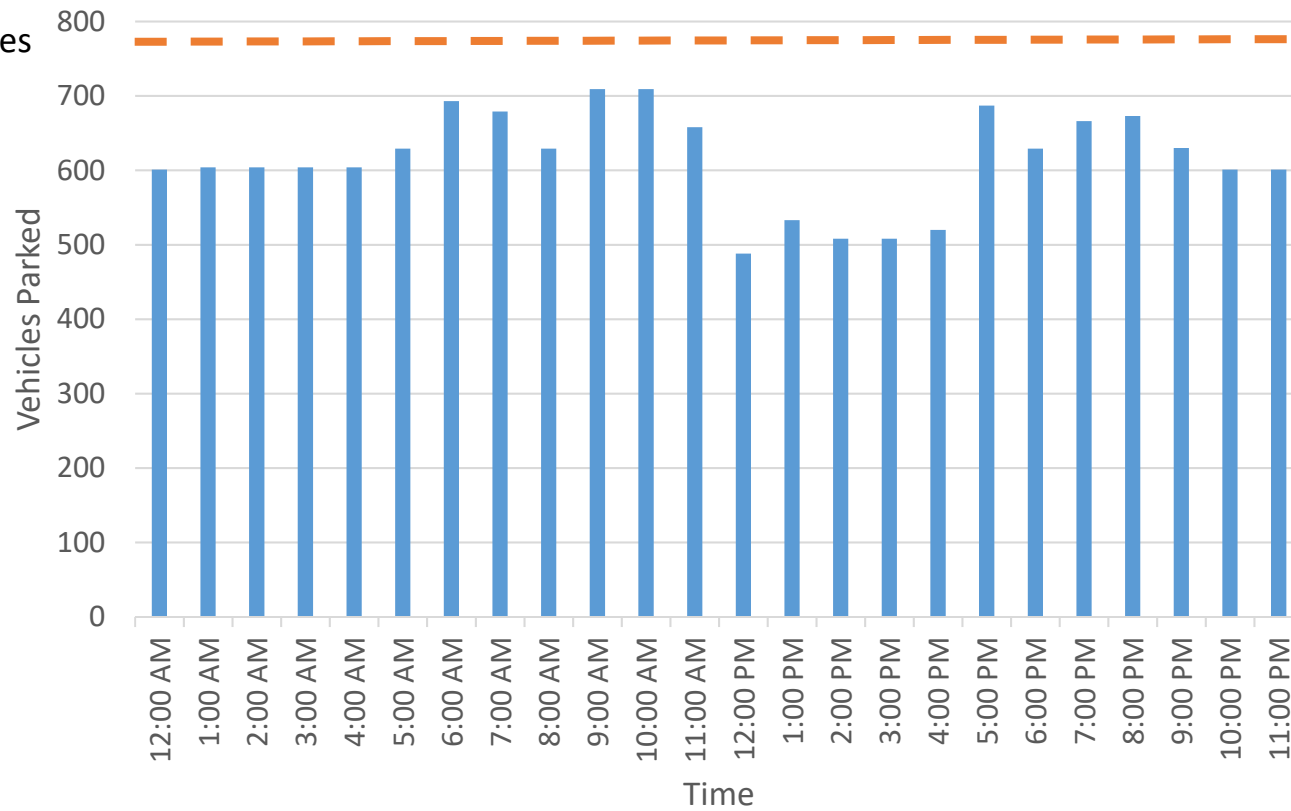
Notes:

- * The total parking spaces for DSP vans includes the UTR / van loading spaces (48) and van staging spaces (48).
- * The total number of DSP van parking spaces is 553 spaces. 477 of these spaces will be dedicated to DSP vans while the remaining 76 spaces will be available for DSP personal vehicle parking.
DSP personal vehicles will continue to backfill vacated DSP van parking spaces throughout the day. Aside from the excess 76 DSP van parking spaces, there are an additional 20 DSP personal parking spaces (9'x18') located on site.
- * The total number of parking spaces (773) includes the total associate spaces (200), total DSP van parking spaces (553), and the additional DSP personal parking spaces (20).
- * The "Total Parked" column is a summation of the "Total Associates Parked", "Total DSP Personal Parked", and "Total DSP Vans Parked".

Graph 1

Total Site Parking Demand – Peak Season

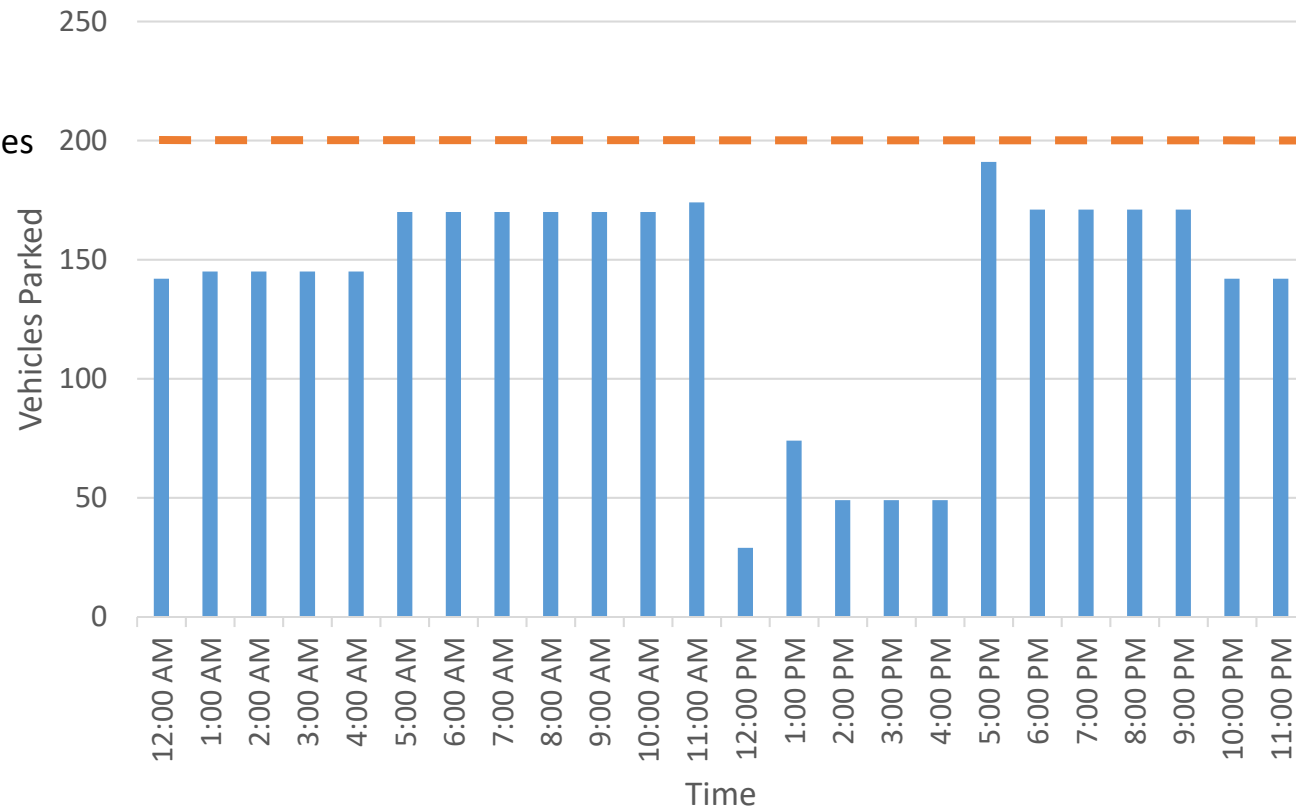
Capacity: 773 vehicles



Graph 2A

Associate Parking Demand – Peak Season

Capacity: 200 vehicles



Graph 2B

DSP Personal & Van Parking Demand – Peak Season

Capacity: 573 vehicles

