

Project Name

Geotechnical and Environmental Investigations and Site Planning for 220-Unit Market Rate Rental Community

Client

Westrum Development (formerly Pennington Properties, LLC)

Services Provided

- Geotechnical Services
- Site Planning
- Preliminary Assessment
- Site Investigation
- Remedial Investigation
- Preliminary/Final Remedial Action Workplan

Project Description

The site is located on either side of William Trent Place, next to the historic William Trent House in Trenton, NJ. The property is approximately 10 acres, and is currently used as a parking lot for the Hughes Justice Complex. The project is the first of its kind in the City involving market rate rental housing. SAI was retained by the Client to provide Civil and Geotechnical Engineering Services. SAI performed a subsurface investigation to determine the subsurface soil conditions for a building foundation. SAI also designed the Site Plan components of the project, which were presented to the City of Trenton Planning Board in May 2003. In addition, SAI performed the Preliminary Assessment for the site. Based on the findings from the PA, a Site Investigation and Remedial Investigation were initiated.

Approach

Based on the Concept Plan prepared by the Client's architect, SAI designed the engineering components of the project, including the Development Plan, Dimensional Plan, traffic control, drainage system, sanitary sewer system and water supply system. During the design process, SAI had several meetings with the City of Trenton Planning Board, Engineer, Fire Marshall, Sewerage Authority and Traffic Engineer to get their input at early stages of the project.

SAI also performed field investigations to determine the geotechnical characteristics of subsurface strata. Soil samples collected from the field were analyzed at Princeton Geotechnical & Materials Services, LLC, SAI's in-house geotechnical laboratory, to determine the soil strength parameters. Based on the lab analyses and field observations, a geotechnical report was prepared with recommendations for the building foundation, floor slab, seismic coefficients, soil design parameters, excavation, earthwork, and more.

Because the site had historical uses from residential to commercial, SAI initiated environmental investigations prior to development to determine if there were any environmental concerns, and if so what remedial actions and engineering controls should be designed for the project.

