

Disciplines Utilized

- Conceptual and Major Site Plan
- Boundary & Topographic Surveys
- Utilities & Highway Surveys
- Construction Stakeout
- AutoCAD Services
- Environmental Impact Statement
- Storm Water Design and Management
- Soil Testing and Analysis
- Parking Lot Design and AutoTurn Analysis
- Landscape and Planning and Management
- Permitting
- Planning Board Testimony

Site Size

3.077 Acres

Building Size

29,061 SF

Project Status

Construction Complete

Special Permitting

NJDOT, Planning, Soil Conservation,
 Burlington County Engineers

Project Team

Sam Agresta, PE, Fran Reichelt,
 Ken Carruth



DESCRIPTION

When the time came to convert a former bowling alley into what will become Valley Autowash, Mercer Management and Development engaged Stout & Caldwell to provide a mix of site planning, surveying and environmental services. The project included both conceptual and major site plans along with a variety of surveys, including boundary, topography, utilities and highway. As part of the environmental work, the team completed an Environmental Impact Statement, soil testing and storm water design, which involved the reduction of run off by decreasing overall impervious area. The firm worked together with traffic engineering partner, McMahon Associates, for both auto-turn analysis and parking lot design. Rounding out the services, the firm assisted with special permitting and planning board testimony. This is not the first time Mercer Management and Stout & Caldwell worked together. In fact it was the latest in a handful of projects that included the new landmark, Hotel LBI. The new 29,061 square foot facility will create both employment opportunities and taxable income for the region.

Services provided:

- Conceptual and Major Site Plan
- Boundary & Topographic Surveys
- Utilities & Highway Surveys
- Construction Stakeout
- AutoCAD Services
- Environmental Impact Statement
- Storm Water Design and Management
- Soil Testing and Analysis
- Parking Lot Design and AutoTurn Analysis
- Landscape Planning and Management
- Permitting
- Planning Board Testimony

Partners:

- James B. Foran Architect
- McMahon Associates, Inc.
- Mercer Management and Development

Community impact:

- Convert existing abandoned structure into taxable property
- Site beautification with building rehabilitation and landscaping
- Increase job opportunities in the region

