

## Rezoning Transportation Analysis

**Petition Number** 2016-004

**Location** Approximately 2.23 acres located on the west side of Park Road between Wyndcrofte Place and Hillside Avenue

CDOT's Review of this rezoning petition is intended to ensure consistency with the Transportation Action Plan (TAP). The TAP seeks to ensure that Charlotte's transportation network supports current and future land uses and includes streets that provide safe and comfortable mobility for motorists, pedestrians, bicyclists, and transit users.

This document is primarily for communication to Planning Department staff to be used in the overall City staff analysis of the rezoning petition and includes information on trip generation, outstanding site plan concerns, and an overall summary of the case from a transportation perspective.

Based on our review of the petition, we offer the following information for your consideration.

### Transportation Summary

The primary transportation goals for this site are to ensure that right-of-way is preserved for the future cross-section of Park Road and preserve the option to expand the network of local streets through redevelopment. In addition to dedicating the necessary right-of-way for Park Road, the site plan creates internal stubs to the north and south of the site that can be extended through future redevelopment should it occur. The site will be served by full movement access to Park Road. The site plan also includes construction of a sidewalk and planting strip along the frontage. The site is not served by any bicycle facilities.

### Trip Generation

Scenario	Existing Zoning		
	Land Use	Intensity	Trip Generation (Vehicle trips/day)
Existing Use	Single Family	1 Dwelling	10
Entitlement	Single Family	8 Dwellings	80

	<b>Proposed Zoning</b>		
Site Plan Date	Land Use	Intensity	Trip Generation (Vehicle trips/day)
9/28/2015	Townhomes	19 dwellings	150

**Outstanding Issues**

None