


Charlotte Department of Transportation

Memorandum

Date: March 30, 2007

To: Keith MacVean
Charlotte-Mecklenburg Planning Department

From: Scott L. Putnam 
Development Services Division

Subject: Rezoning Petition 07-060: Located on the east side of Beatties Ford Road between Gilbert Street and Holly Street

This site could generate approximately 750 trips per day as currently zoned. Under the proposed zoning the site could generate approximately 1,000 trips per day. This will have a minor impact on the surrounding thoroughfare system.

We have the following specific comments that are critical to CDOT's support of the rezoning petition:

1. The current property line of the library is the limit of the Beatties Ford Road pedestrian overlay district. As this rezoning petition seeks to expand the library site, the appropriate standards for the pedestrian overlay district need to be met accordingly.
2. The site is served by 2 existing driveways that provide access to less than 60 parking spaces. The proposed zoning increases the number of parking spaces to 73. Two driveways are sufficient to provide access to the site. The proposed 3rd driveway in the eastern part of the site is not necessary and needs to be eliminated.

We have the following general comments that are provided to aid the petitioner in planning and subsequent permitting phases:

Adequate sight triangles must be reserved at the existing street entrances. Two 10'x10' sight triangles are required for the entrances to meet requirements. All proposed trees, berms, walls, fences, and/or identification signs must not interfere with sight distance at the entrances. Such items should be identified on the site plan.

Any fence or wall constructed along or adjacent to any sidewalk or street right-of-way requires a certificate issued by CDOT.

A Right-of-Way Encroachment Agreement is required for the installation of any non-standard item(s) (irrigation systems, decorative concrete pavement, brick pavers, etc.) within a proposed/existing City maintained street right-of-way by a private individual, group, business, or homeowner's/business association. An encroachment agreement must be approved by CDOT

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prior to the construction/installation of the non-standard item(s). Contact CDOT for additional information concerning cost, submittal, and liability insurance coverage requirements.

If we can be of further assistance, please advise.

SLP

c: R. H. Grochoske
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Public Library of Charlotte-Mecklenburg/Rich Rosenthal
Stewart Engineering/Teresa L. Hawkins
Rezoning File (2)