


Charlotte Department of Transportation

Memorandum

Date: November 27, 2007

To: Keith MacVean
Charlotte-Mecklenburg Planning Department

From: 
Scott L. Putnam
Development Services Division

Subject: Rezoning Petition 08-013: Located on the southeast corner of North
Clarkson Street and Cates Street

Consistency with Transportation Action Plan (TAP): The two goals of the TAP that most directly affected the staff's review of this petition define the integration of land use and transportation, and the provision of transportation choices.

- Goal 1 of the TAP relies on the Centers, Corridors and Wedges land use strategy to be implemented. This project site is located in Center City and appears to support the Centers, Corridors and Wedges land use strategy as increased activity within Center City.
- Goal 2 of the TAP describes various connectivity and design features that are important for motorists, pedestrians and bicyclists. Specific comments are provided below that address revisions for CDOT to support the petition and to bring the petition into compliance with the TAP and best practices for multimodal transportation.

Vehicle Trip Generation

There is insufficient information at this time to provide a comparison of the vehicle trips generated by development under existing and proposed zoning scenarios. This information will be developed when a conditional site plan is submitted for our review.

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

1. A conditional site plan needs to be provided for this proposed rezoning petition to determine trip generation, review proposed access and circulation, and review other site related requirements.
2. Following the adopted Uptown Streetscape Enhancement Guidelines, the petitioner needs to provide 6' sidewalks and 8' planting strips along Cates and North Clarkson Streets.

3. Additional comments will follow our review of a conditional site plan.

If we can be of further assistance, please advise.

SLP

c: R. H. Grochoske (via email)
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Rezoning File