



Charlotte Department of Transportation

Memorandum

Date: June 26, 2007

To: Keith MacVean
Charlotte-Mecklenburg Planning Department

From: Scott L. Putnam *Scott L. Putnam*
Development Services Division

Subject: Rezoning Petition 07-091: Located on the southwest corner of East 35th Street and Yadkin Avenue (revised 6/8/07)

We previously commented on this petition in our May 30, 2007 memorandum to you.

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 a Wedge and appears to support the Centers, Corridors and Wedges land use strategy.
- Goal 2 of the TAP describes various connectivity and design features that are important for motorists, pedestrians and bicyclists. Specific comments are identified below that need to be addressed for CDOT's support of the petition and to bring the site plan into compliance with the TAP and best practices for multimodal transportation.

Vehicle Trip Generation

This site could generate approximately 80 trips per day as currently zoned. Under the proposed zoning the site could generate approximately 120 trips per day. This will have a minor impact on the surrounding thoroughfare system.

We have the following specific comments that are important to CDOT's support of the rezoning petition. We would like the petitioner to give serious consideration to these comments/requests. These may require coordination with related CMPC issues.

1. An encroachment agreement with CDOT is required for the modification, construction, or installation of any items associated with the retaining wall and steps that are located in the Yadkin Avenue right-of-way. This needs to be noted on the site plan.

Keith MacVean

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If we can be of further assistance, please advise.

SLP

c: R. H. Grochoske
S. L. Habina
J.D. Kimbler
A. Christenbury
E.D. McDonald
Lat Purser & Associates, Inc/Jack Levinson
Rezoning File (2)