



**MECKLENBURG COUNTY**  
Park and Recreation Department

MEMORANDUM

SENT ELECTRONICALLY THIS DATE  
NO HARDCOPY TO FOLLOW

**TO:** Solomon Fortune, Associate Planner  
Charlotte Mecklenburg Planning Commission

**FROM:** Gwen Cook, Greenway Planner  
Greenway Planning & Development Division

**DATE:** April 16, 2008

**RE:** Rezoning Petition # 2008-059 Belgate (Doby Creek)

This is the second correspondence (2/20/08) from Mecklenburg County Park and Recreation Department (MCPR) regarding rezoning petition #2008-059. We suggest that these comments be incorporated into the Planning Commission staff review notes and written into the Pre-Hearing Staff Analysis to the fullest extent possible. These steps should ensure MCPR's notes are conveyed to and incorporated by the petitioner during plan revision.

The petitioner's properties are located in the Northeast Park District between North Tryon Street and I-85. A Lynx light rail transit station is planned at North Tryon Street just south of Clark Drive and near the proposed Shopping Center Drive. The 1999 Mecklenburg County Greenway Master Plan identifies Doby Creek as a future greenway corridor.

General comments

- These comments are made based on Doby Creek Greenway being a significant connector for a Lynx Light Rail Stop, CMS schools, shopping, office and other area amenities as well as an entry into University City on both City Boulevard and Shopping Center Drive.
- This development is to be an important part of the fabric of University City.

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- MCPR will continue to work with CDOT to refine comments.
- MCPR requests that the petitioner provide 8' wide sidewalks on both sides of Shopping Center Drive in lieu of the 6' sidewalks shown on sheet RZ-2 dated 1.28.08 and bike lanes that connect to the proposed Lynx transit station. The petitioner has committed to provide bike lanes on both sides of Shopping Center Drive.
- The petitioner has committed to provide bike lanes on Ikea Boulevard as well as 8' sidewalks and 8' planting strips on both sides of the road. MCPR has no further comments.
- MCPR requests that plans for the future bridges over I-85 allow minimum 8' wide sidewalks on both sides and bike lanes.
- MCPR requests that the petitioner provide an 8' wide sidewalk on both sides of City Boulevard and bike lanes if permissible by NCDOT.

Feel free to contact me at (704) 432-1570 if you should have any further questions.

Copy to: James R. Garges, Director  
Don Morgan, Division Director, Greenway Planning & Development  
Julie Clark, Senior Greenway Planner, Greenway Planning & Development  
W. Lee Jones, Division Director, Capital Planning

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