



# Charlotte Department of Transportation

## Memorandum

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**Date:** October 7, 2008

**To:** Tom Drake & Tammie Keplinger  
Charlotte-Mecklenburg Planning Department

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

**Subject:** Rezoning Petition 08-124: Located on the south side of East Boulevard between South Boulevard and Cleveland Avenue (*revised 9/19/08*)

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We previously commented on this petition in our July 31, 2008 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 Corridor 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 900 trips per day as currently zoned. Under the proposed zoning the site could generate approximately 600 trips per day. This will have a minor and lesser 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 driveway accessing the parking deck will need to maintain a minimum width of 20 feet for two-way operation. As shown on the site plan, the valet stand conflicts with this requirement. (*Previous review comment*)
2. We are not in support of the request to eliminate the required on-site delivery/loading space. If this function is not provided on-site, then service vehicles will need to be stopped/parked

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in the alleyway in order to make deliveries and block access to other parcels accessed via the alleyway. (*Previous review comment*)

If we can be of further assistance, please advise.

SLP

c: R. H. Grochoske (via email)  
S. L. Habina – Review Engineer (via email)  
B. D. Horton (via email)  
A. Christenbury (via email)  
E. D. McDonald (via email)  
The Rainier Group, LLC (via email)  
Kimley Horn and Associates/Susan Cannon & Walter Fields (via email)  
Rezoning File