



PLAN REVIEW SHEET

Date: 8/28/2024

Petition #: 2023-165

Staff Contact: Evan Punch

This site is located at 718 Central Ave and within the adopted Locally Preferred Alternative for the Silver Line. This memo is regarding the relocation of the sanitary sewer outside of the transit corridor and accompanying transit reservation.

The MTC has an adopted 2030 Transit System Plan, which identifies high-capacity transit corridors and directs the implementation of transit projects within the Charlotte region. In turn, the transit system plan is used to guide the land use vision throughout the entire county. A key component of that plan is the Silver Line Locally Preferred Alternative (LPA), which was adopted in May 2023. The definition of the adopted LPA was derived through years of detailed evaluation of alignment options informed by a comprehensive review of engineering and environmental considerations, as well as extensive stakeholder coordination and public engagement. Through that analysis, no suitable alternative alignments were identified in this location. Any changes to the system plan as a whole will require a thorough and robust public engagement process and subsequent adoption by the MTC.

The resulting high-capacity transit corridor represented by the LPA runs adjacent to the subject property at 718 W. Central Ave. At this time, we believe there is still considerable value in the site improvements required by CATS through the rezoning of this property. These improvements, which have been meticulously coordinated with the developer and the CATS team, help protect the transit corridor from potential future obstructions caused by utilities and buildings, ultimately reducing community impacts. They also prevent substantial financial burdens on the city and CATS by ensuring that the corridor remains viable for high-capacity transit development. CATS believes the public benefit is realized by facilitating the ability of the City to deliver future high-capacity transit to the southeast via this adopted corridor.