



CHARLOTTE.

City Council Follow-Up Report From the March 19 and March 26, 2018 Zoning Meeting

2017-183 by Hopper Communities, Inc. – located on the north side of Runnymede Lane, east of Selwyn Avenue. (Council District 6 -0 Bokhari)

Provide additional information on the traffic flow, pedestrian safety, and congestion on Runnymede and Woodlawn.

Staff Response: CDOT Public Services Division did a speed study on Runnymede and found the majority of traffic speeds to be less than 30 mph when the school zone was activated and around 40 mph outside of the school zone period. These are within the acceptable ranges. The police department is also present for enforcement through this area.

Our traffic safety group confirmed that the school zone complies with the CDOT policy and additional features beyond our standard (signs, flashers, etc.) are present to further identify this school zone.

A request to restripe the crosswalks at Runnymede and Colony has been initiated. A high-visibility piano key style crosswalk will be painted when the State resurfaces the street. This street is not on the State's current 3-year resurfacing list.

NCDOT has approved the City's request for installation of a pedestrian hybrid beacon (signal that stops vehicle traffic to allow pedestrian crossing) on Runnymede just south of Michael Baker Place. This is funded and underway with installation anticipated by the end of the year.

The intersection of Selwyn and Runnymede is on the City's high congestion list. Traffic counts taken in 2015 indicate a daily trip count of 26,300 on Runnymede near this site.

Is there a walkability study planned along Runnymede? What are suggestions for this area?

Staff Response: A walkability study for Runnymede is not currently programmed or planned.

2017-161 by Central Piedmont Community College – located on the southeast of Charlottetowne Avenue, between Elizabeth Avenue and East 5th Street. (Council District 1 – Egleston)

Clarify the need to rezone the undeveloped parcel to be used for the staging area.

Staff Response: Currently CPCC is using the site to stage material for a current projects on the campus. The petitioner wants continue to have the ability to use this lot for staging since this is an urban campus which makes material storage difficult for upcoming projects.

Why was a traffic study triggered and then waived at Caswell and 7th Street?

Staff Response: A traffic study was not required. The land use was consistent with the recently adopted area plan and the area plan did not suggest additional capacity for any of the adjacent thoroughfares.

Is there a time limit for a parcel to used for something else in MUDD-O?

Staff Response: If the conditional request is approved, the conditions would stay with the property until the site goes through the rezoning process again and approved. The petitioner has added a note that the site will be used for an institutional use, for classrooms, office, and retail associated with a community college campus.

2017-186 by Drakeford Co. – located on the north side of West Kingston Avenue, west of South Tryon Street. (Council District 3 – Mayfield)

Provide elevations of the buildings.

Staff Response: The petitioner has not provided elevations with their revised plans. The site will have to go through Historic District Commission if approved by the City Council. The petitioner would have to design the buildings to comply with the Historic District design requirements. The developer has placed a note on the conditional request, labeling the building materials of the proposed structures.

2017-193 by Mazen Chakra – located southwest of Plaza Road Extension, east of I-485 at the Mecklenburg/Cabarrus County Line. (Outside City Limits)

Does the Tree Ordinance apply to this site? If not, what measures do we have to protect trees and save the tree canopy?

Staff Response: The tree ordinance, including tree save and street tree requirements, applies to properties within the city limits and the extraterritorial jurisdiction (ETJ) and is administered by Urban Forestry Division (Engineering and Property Management). This division indicated there are no outstanding issues associated with the proposed rezoning.

The City Arborist Division (Engineering and Property Management) oversees the planting, maintenance, and removal of trees within street rights-of-way only within the Charlotte city limits. The subject property is located outside the city limits but inside the ETJ, therefore the City Arborist Division has no authority over trees within the right-of-way unless the property is annexed into the city limits. The staff analysis provides guidance to the petitioner in the event the property is annexed.

2017-197 by Woda Group, Inc. – located on the east side of South Tryon Street, north of Shopton Road West. (Council District 3 – Mayfield)

What is the distance to Shopton Road West where there is a traffic light?

Staff Response: The nearest traffic signals to the site are at S. Tryon and Youngblood/Shopton Road West, approximately 1500 feet (1/3 of a mile) to the south/west, and at S. Tryon and Steelescrot, approximately 2800 feet (1/2 of a mile) to the north/east.