



Charlotte Storm Water  
600 East Fourth Street  
Charlotte, N C 28202-2844  
OFFC: 704 . 336 . RAIN  
FAX: 704 . 336 . 6586

## Rezoning Petition Review

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**To:** Tom Drake and Tammie Keplinger, CMPC

**From:** Danée McGee / Doug Lozner /Jeff Hieronymus

**Date of Review:** January 12, 2009 **(Revised March 11, 2009)**

**Rezoning Petition #:** 09-022

**Existing Zoning:** MUDD-O

**Proposed Zoning:** MUDD-O SPA

**Location of Property:** Approximately 7.95 acres located on the north side of Sharon Rd between Morrocroft Lane and Colony Road.

### Recommendations

**Concerning Storm Water:** **Please remove existing Storm Water Management notes and replace them with the following notes:**

- (a) All impervious greater than 146,000sf (existing coverage) shall be treated for water quality per the Post Construction Controls Ordinance. The Petitioner will utilize standard BMPs to provide treatment of stormwater runoff from the additional impervious areas, including, but not limited to, all parking areas. The BMPs shall be designed and constructed in accordance with the latest revision of the Charlotte-Mecklenburg County BMP Design Manual to achieve 85% Total Suspended Solids removal for the runoff generated from the first 1-inch of rainfall from the additional impervious area. As an option to installing standard BMPs, the Petitioner shall be permitted to install pervious concrete (or pavers) according to the specifications from Charlotte Storm Water Services in lieu of the BMPs to treat parking areas. If the developer chooses this method of treating the storm water runoff, Petitioner will provide a storm system design and sampling manholes as required by Charlotte Storm Water Services to allow for monitoring of the runoff from the additional impervious area.
- (b) The Petitioner will provide stormwater volume control for the 1-year, 24-hour storm for the runoff generated from the first 1-inch of rainfall from the additional impervious area. Runoff volume drawdown time shall be a minimum of 24-hours but not more than 120 hours. As an option to installing standard BMPs, the Petitioner shall be permitted to install pervious concrete (or pavers) according to the specifications from Charlotte Storm Water Services in lieu of the BMPs to treat parking areas. If the developer chooses this method of treating the storm water runoff, Petitioner will provide a storm system design and sampling manholes as required by Charlotte Storm Water Services to allow for monitoring of the runoff from the additional impervious area.
- (c) The Petitioner shall limit the peak runoff at each storm water outfall to the existing conditions for the 2-year, the 10-year, and 25-year storms.