



To: Tammie Keplinger, CMPC  
From: Tom Ferguson, Engineering Land Development  
Date: May 24, 2013  
Rezoning Petition #: 2013-047 (Site plan revised 5/17/13)

Detailed construction plans for the proposed site development are to be submitted for review and approval to the City of Charlotte's Land Development Division **after land entitlement (approved rezoning)**. Staff from City Land Development, Charlotte DOT, and the Planning Department review and inspect development projects in order to ensure compliance with pertinent City ordinances and standards. Please note Building Permit applications can be submitted concurrently to Mecklenburg County Code Enforcement and permit issuance will be conditioned upon the City of Charlotte's plan approval as required. Additional information may be found at our website: <http://development.charmeck.org>.

The Petitioner acknowledges that in addition to the conditions set forth in this petition and in the Zoning Ordinance, development requirements imposed by other City ordinances, construction standards, and design manuals do exist, are not waived or modified by the rezoning approval, and may be applicable to the proposed development. These development requirements include the regulation of streets, sidewalks, trees, and storm water. Where the conditions set forth in this Rezoning Plan conflict with other City development requirements, the stricter condition or requirement shall apply.

**Specific comments for this rezoning petition:**

**Please remove Note 4.E.**

Petitioner cooperation and compliance with standard ordinance requirements are basic expectations which do not require specific notation on a conditional rezoning plan. In addition, the rezoning petition implies changes will be made to the site development plans previously approved January 15, 2008. The implied site plan changes could invalidate the currently held performance bond. Therefore, it is inappropriate to refer to the currently held bond within the rezoning site plan notes.