



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

Rezoning Petition Review

To: Tammie Keplinger, CMPC

From: Doug Lozner

Date of Review: July 24, 2015 (*Revised January 19, 2016*)

Rezoning Petition #: 15-93

Existing Zoning: R-4 and UR-3 (CD)

Proposed Zoning: MUDD-O

Location of Property: Approximately 2.9 acres located on the south side of Drexel Place and the north side of Woodlawn Road, near the intersection of Park Road and Drexel Place, and Park Road and Woodlawn Road.

Recommendations

Concerning Storm Water: *Plan sheet RZ-1 indicates a shared 20-foot Landscape Buffer and Storm Drainage Easement (SDE). These combined uses are generally not compatible. The purpose of easements are to provide storm water conveyance. Buildings, required landscaping or any other objects which impede storm water flow, system performance or system maintenance are prohibited within the drainage easement limits. This includes the "row of large maturing evergreen trees" referenced in note 5g under "Streetscape, Landscaping Open Space and Screening." Please revise the site plan accordingly and remove the reference in note 5g to eliminate this conflict of uses.*