



Charlotte Storm Water
600 East Fourth Street
Charlotte, N C 28202-2844
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Rezoning Petition Review

To: Tammie Keplinger, CMPC

From: Doug Lozner

Date of Review: May 26, 2016 (*Revised June 27, 2016*)

Rezoning Petition #: 16-89

Existing Zoning: R-3

Proposed Zoning: INST (CD)

Location of Property: Approximately 4.35 acres located on the south side of DeArmon Road, between Mineral Ridge Way and Hampton Place Drive.

Recommendations

Concerning Storm Water: Flooding and surface water quality impacts associated with impervious surfaces on this site are being addressed through compliance with the Post-Construction Stormwater Ordinance.

Please show and label potential 50' Undisturbed Post Construction Stormwater Ordinance buffer on the site plan and adjust construction limits to comply with buffer requirements OR submit documentation as specified in the Post Construction Stormwater Ordinance confirming no perennial or intermittent streams exist on the site.

Recommendations

Due to revisions:

A note has been added to the rezoning plan specifying "No perennial or intermittent streams exist on the site". However, no documentation has been submitted to confirm the statement. Please delete this sentence from the rezoning plan or provide written confirmation of the stream classification as detailed in Section 18-145(a)(2) of the Post Construction Stormwater Ordinance. Otherwise, the proposed driveway may need to be relocated outside the stream buffer limits on the rezoning plan.