



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 25, 2017 *(Revised July 27, 2017)*

Rezoning Petition #: 17-80

Existing Zoning: I-1

Proposed Zoning: MUDD-O

Location of Property: Approximately 17.69 acres located between Freedom Drive, W Morehead Street and Walnut Avenue.

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. Compliance may include installing devices that hold and slowly release runoff over time to reduce flooding potential, devices that filter pollutants from runoff before release to streams, preservation of vegetated stream buffer zones, preservation of upland trees and forested areas, or paying a mitigation fee in-lieu-of onsite stormwater control devices. Compliance with the Post-Construction Stormwater Ordinance addresses concerns related to flooding and surface water impacts and therefore staff has no further comments.

Recommendations due To revisions (6/20/17):

The rezoning plan proposes several encroachments into SWIM and/or Post Construction Stormwater Ordinance stream buffers. Please remove all proposed encroachments from the stream buffers. (Any proposed SWIM/PCSO stream buffer encroachment and associated mitigation measures will be subject to approval by the City of Charlotte Stormwater Administrator as part of the site development permitting process and cannot be approved with the rezoning petition.)

Recommendations

Due to revisions(7/27/17): *No additional recommendations are needed at this time.*