



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 June 19, 2017**)

Rezoning Petition #: 17-88

Existing Zoning: CC and UR-C (CD)

Proposed Zoning: UR-C (CD) and UR-C (CD) SPA

Location of Property: Approximately 23.3 acres located along the southside of N Tryon Street, between Wednesbury Blvd and Caprington Avenue.

Recommendations

Concerning Storm Water: The rezoning plan sheets indicate a "100-ft SWIM Buffer" on the proposed site. Please revise the label to indicate it as a "Potential 100-ft Undisturbed PCSO Buffer."

Recommendations

Due to revisions (6/19/17): *The rezoning plan sheets indicate a 200-ft Water Quality Buffer along the channel at the western side. Please check and confirm potential buffer widths and locations. 200-ft Post Construction Stormwater buffers are not located in this watershed.*

The proposed site plan indicates a greenway trail system located within the 100-ft Undisturbed PCSO Buffer. Please include the following note under section 5. Environmental Features: "Development or disturbance within the PCSO Buffer shall be coordinated with Charlotte-Mecklenburg Storm Water Services and mitigated if required by City ordinance."

Recommendations

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