



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 28, 2017 (*Revised November 28, 2017*)

Rezoning Petition #: 17-102

Existing Zoning: R-3

Proposed Zoning: UR-2 (CD)

Location of Property: Approximately 3.63 acres located on the north side of Rea Road between Colony Road and Chadwyck Farms Road.

Recommendations

Concerning Storm Water: The proposed rezoning plan sheet indicates a proposed location for storm water management. Please include the following notes on the plan sheet under "Environmental Features": *The location, size, and type of storm water management systems depicted on the Rezoning Plan are subject to review and approval as part of the full development plan submittal and are not implicitly approved with this rezoning. Adjustments may be necessary in order to accommodate actual storm water treatment requirements and natural site discharge points.*

Recommendations

Due to revisions (10/20/17): The plantings required by the PCSO are not based on aesthetic considerations or designed through landscaping plans. Under *Environmental Features* please remove the following sentences:

1. *Storm water and water quality facilities will be designed as part of the overall site landscaping plan.*
2. *Water quality and detention BMPs will be designed to be aesthetically appealing through the uses of grass, landscaping, water features, rain gardens or other similar features.*

Recommendations

Due to revisions (11/28/17): Under *Environmental Features* please revise "aesthetically appealing" to read "aesthetically enhanced" for water quality and BMP features.