



To: Tammie Keplinger, CMPC
From: Ashley Botkin, Engineering Land Development
Date: September 26, 2017
Rezoning Petition #: 2017-140

Detailed construction plans for the proposed site development are to be submitted for review and approval to the City of Charlotte's Land Development Division **after land entitlement (approved rezoning)**. Staff from City Land Development, Charlotte DOT, and the Planning Department review and inspect development projects in order to ensure compliance with pertinent City ordinances and standards. Please note Building Permit applications can be submitted concurrently to Mecklenburg County Code Enforcement and permit issuance will be conditioned upon the City of Charlotte's plan approval as required. Additional information may be found at our website: <http://development.charmeck.org>.

The Petitioner acknowledges that in addition to the conditions set forth in this petition and in the Zoning Ordinance, development requirements imposed by other City ordinances, construction standards, and design manuals do exist, are not waived or modified by the rezoning approval, and may be applicable to the proposed development. These development requirements include the regulation of streets, sidewalks, trees, and storm water. Where the conditions set forth in this Rezoning Plan conflict with other City development requirements, the stricter condition or requirement shall apply.

Comments for this rezoning:

Tom Ferguson (Engineering) – Stream buffer boundary shown on rezoning plan appears to be inaccurate. Please add "top of bank" location to rezoning site plan and accurately delineate 35' SWIM Stream Buffer with respect to top of bank. Adjust construction limits to comply with buffer requirements.

Charlotte-Mecklenburg Stormwater Services has multiple easements on the two properties being rezoned. Please include the easement limits and information on the site plan and adjust the plans as necessary to adhere to easement requirements.

Peter Grisewood (Urban Forestry) – Site must comply with the Tree Ordinance

Jay Wilson (Erosion Control) – no requirement for change of use, if improvements or grading is proposed a delineation would be necessary