



To: David Pettine, CMPC
From: Ashley Botkin - Planning, Design, and Development
Date: August 20, 2019
Rezoning Petition #: 2018-160 Revised

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: www.charlottenc.gov/ld.

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) – Petitioner is advised stream buffer widths specified in City development regulations are measured from top of bank on each side of stream. The approximate stream buffer delineations shown on the rezoning plan are adequate for the purposes of the rezoning petition, but please revise all stream buffer labels to align with ordinance specified widths and to specify they are "undisturbed" buffers (for example: *100-ft Undisturbed PCSO Buffer* or *50-ft Undisturbed Buffer*).

Peter Grisewood (Urban Forestry) – Site must comply with the Tree Ordinance. Single Family detached is required to provide 10% tree save area based on gross acreage. Show tree save area and calculations on site map.

Jay Wilson (Erosion Control) –