

**MANDATORY REFERRAL REPORT NO. 13-22**  
**Proposed Donation of Property on Slater Road to County Storm Water Services**

**PROJECT PROPOSAL AND LOCATION:**

Charlotte-Mecklenburg Storm Water Services proposes to accept the donation of tax parcel 041-125-12 located on Slater Road in north Charlotte. The property is .52 acres of vacant land on the west bank of Kennedy Branch, a tributary to Irwin Creek. The property is zoned R-4 (Single Family Residential) according to the City of Charlotte Zoning Ordinance and the property is located in a residential area, west of Interstate 77. At a future date, Storm Water Services may consider stream improvements along the creek.

**PROJECT JUSTIFICATION:**

The subject parcel is located in a FEMA-designated floodplain. Acceptance by Storm Water Services of the proposed donation will allow additional control over future development thereby minimizing future risk of loss of life and or property damage.

**CONSISTENCY WITH ADOPTED PUBLIC POLICIES:**

Acquisition of this parcel is consistent with Storm Water Services program goals of 1) preventing and reducing the loss of life, property damage, and service disruptions and 2) restoring natural and beneficial functions of the floodplain. These goals were first expressed in the *Mecklenburg County Floodplain Management Guidance Document* (adopted by Board of County Commission December 3, 1997) and more recently in the *Flood Risk Assessment and Risk Reduction Plan* (adopted by Board of County Commissioners May 1, 2012).

**CONSISTENCY WITH ADOPTED LAND USE PLANS:**

The property lies within the *Northwest District Plan* (adopted 1990), which recommends the location of a Greenway and single-family land uses on the vacant parcel. The use of the property for flood management and stream improvements is consistent with the adopted plan.

**PROJECT IMPACT:**

Acceptance of the proposed donation will contribute to a reduction in property damage and potential loss of life as well as add to the water quality/open space needs of the community.

**RELATIONSHIP TO OTHER PUBLIC OR PRIVATE PROJECTS:**

The parcel proposed for donation abuts a County-owned parcel acquired after an August 2011 flood event. Although nothing is planned at this time, the combination of the two parcels presents opportunities for a future water quality improvement project.

**ESTIMATED PROJECT COMPLETION DATE:**

Acquisition of this property is expected to be complete by the end of 2013.

**JOINT USE TASK FORCE REVIEW COMMENTS:**

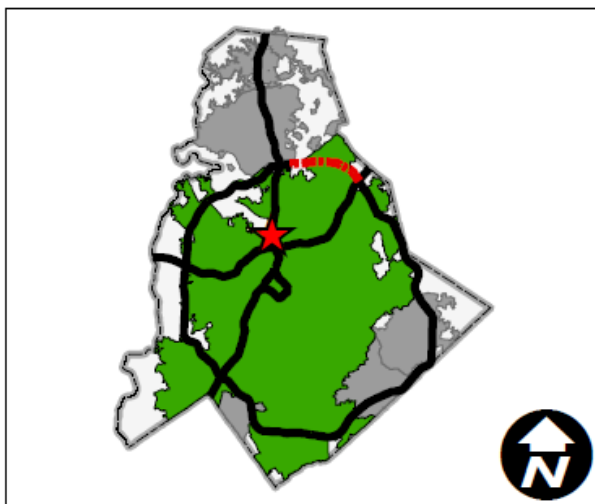
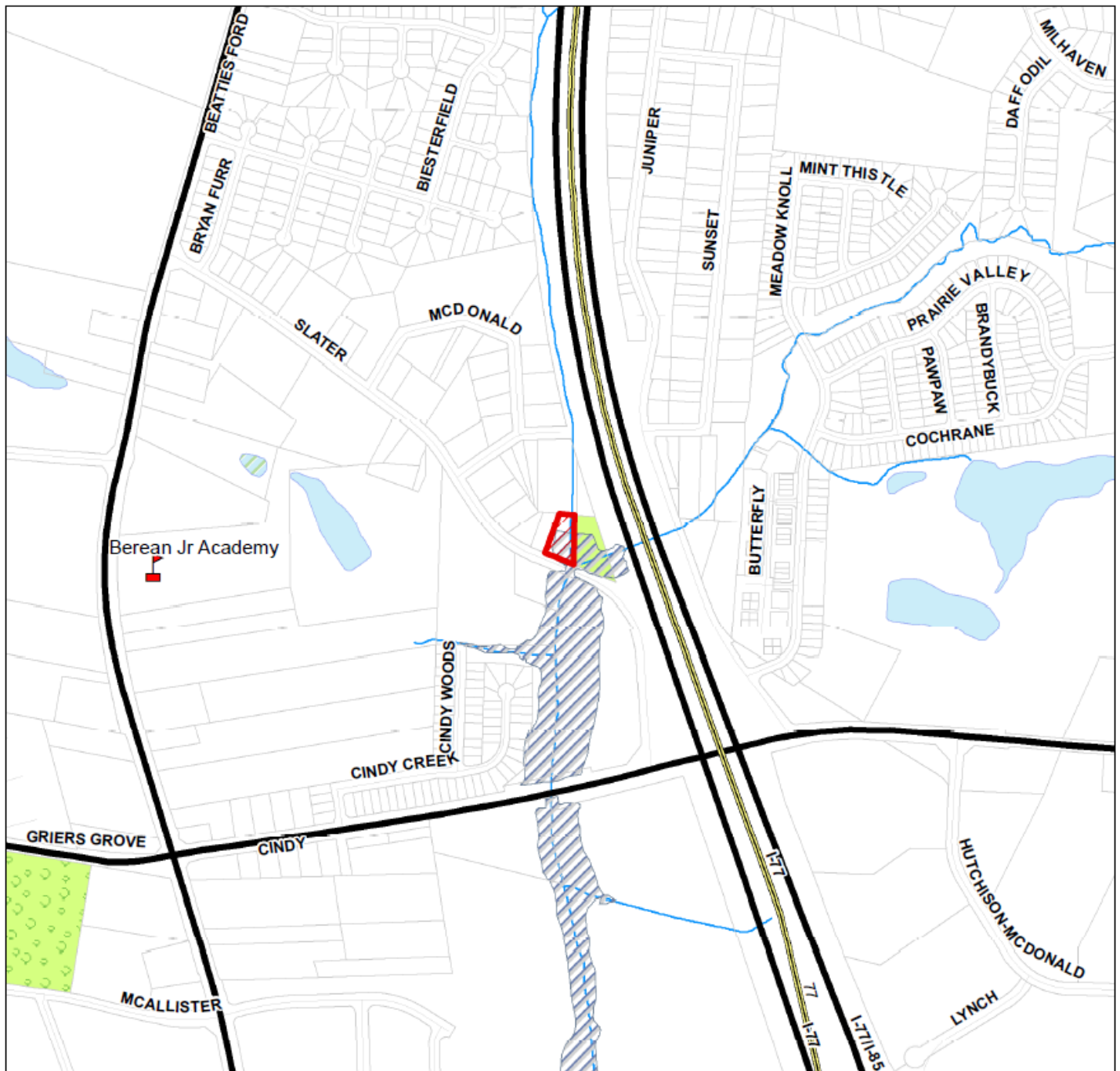
The Joint Use Task Force discussed this matter at their November 6, 2013 meeting and Engineering and Property Management staff suggested this site is a good candidate for reforestation through TreeCharlotte.

**PLANNING STAFF RECOMMENDATION:**

The proposed use of the property as flood mitigation and stream improvements is consistent with adopted land use policies. Staff recommends approval of the land acquisition to be used for storm water mitigation.

**CMPC PLANNING COMMITTEE RECOMMENDATION:**





At their November 19, 2013 meeting the Planning Committee recommended approval by a 6-0 vote.



# Mandatory Referral 13-22

Initiated by: County Storm Water Services

Submitted by: County Real Estate

-  Mandatory Referral
-  City Property
-  County Property
-  FEMA 100 Year Floodplain

Produced by the Charlotte-Mecklenburg Planning Department

