



**MECKLENBURG COUNTY**  
Land Use and Environmental Services Agency

December 17, 2007

Mr. Solomon Fortune  
Charlotte-Mecklenburg Planning Commission  
600 East Fourth Street  
Charlotte, North Carolina 28202

**Re: Rezoning Petition 2008-028**  
**Approximately 0.39 acres located on the northeast corner of The**  
**Plaza and Shamrock Drive**

Dear Mr. Fortune:

Representatives of the Air Quality (MCAQ), Groundwater & Wastewater Services (MCGWS), Solid Waste (MCSW), Storm Water Services (MCSWS), and Water Quality (MCWQ) Programs of the Mecklenburg County Land Use and Environmental Services Agency (LUESA) have reviewed the above referenced rezoning petition. In order for the Mecklenburg County LUESA to support this rezoning, the following recommendations should be implemented and appear as notes or modifications on site plans:

**Air Quality**

Development of this site may require submission of an asbestos Notification of Demolition and Renovation to MCAQ due to possible demolition or renovation of an existing structure. A letter of notification and the required forms will be mailed directly to the petitioner by MCAQ.

**Groundwater & Wastewater Services**

Review of the North Carolina Department of Environment and Natural Resources (DENR) Division of Waste Management Underground Storage Tank Incident database shows parcel 093-092-01 is the location of contamination incident 36085. Any development on this parcel should comply with applicable State requirements for management of a contamination site. The Groundwater & Wastewater Services Program (GWS) will assist the Planning Commission with review of site conditions upon request. Please contact Jack Stutts, Environmental Supervisor, at 704-336-5438 to request assistance.

The Groundwater & Wastewater Services Program cannot support rezoning of contaminated sites until sufficient information is provided indicating that the change in use will not pose unacceptable health and safety risks.

**Solid Waste**

Mecklenburg County Solid Waste requests the petitioner submit a Solid Waste Management Plan prior to initiating demolition and/or construction activities to include, at a minimum, the procedures that will be used to recycle all clean wood, metal, and concrete generated during demolition and construction activities. Additionally, the plan should specify that all land clearing and inert debris shall be taken to a properly permitted facility. The Plan shall also state that monthly reporting of all tonnage disposed and recycled will be made to the Mecklenburg County Solid Waste Program. The report shall include the identification and location of all facilities receiving disposed or recycled materials.

Mecklenburg County is committed to reduction of construction/demolition waste. Technical assistance is available at no charge to those companies willing to partner with the County in this effort.

**Storm Water**

No Comment.

**Water Quality**

No Comment.

Please contact the staff members who conducted the reviews if you have any questions. The reviews were conducted by, Leslie Rhodes (Leslie.Rhodes@mecklenburgcountync.gov) with MCAQ, Jack Stutts (Jack.Stutts@mecklenburgcountync.gov) with GWS, Joe Hack (Joe.Hack@mecklenburgcountync.gov) with MCSW, Bill Tingle (Bill.Tingle@mecklenburgcountync.gov) with MCSWS, and Rusty Rozzelle (Rusty.Rozzelle@mecklenburgcountync.gov) with the MCWQ.

Respectfully,

Heidi Pruess  
Environmental Policy Administrator