



Charlotte Storm Water
600 East Fourth Street
Charlotte, N C 28202-2844
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Rezoning Petition Review

To: Tammie Keplinger, CMPC

From: Doug Lozner

Date of Review: December 21, 2018

Rezoning Petition #: 18-145

Existing Zoning: R-4

Proposed Zoning: UR-2 (CD)

Location of Property: Approximately 1.24 acres located off St. George St, south of Central Ave and east of Morningside Dr.

Site Plan Submitted: Yes

Recommendations

Concerning Storm Water: Due to proximity of building envelopes to property boundaries in some areas, the Petitioner is advised to consider roof slopes and/or roof drainage facilities necessary to convey storm water from roof areas to any storm water management facilities which may be required by local ordinance.

Petitioner is also advised the proposed development depicted on the rezoning plan could present challenges with flood protection for dwelling units, associated parking areas, and "dryland" access to the property. Although this level of design detail is beyond the scope of the rezoning process, the Petitioner should consider how these challenges will be addressed in development plans/permit applications to be submitted for approval subsequent to the rezoning process.

