



Charlotte Storm Water
600 East Fourth Street
Charlotte, N C 28202-2844
OFFICE: 704 . 336 . RAIN
FAX: 704 . 336 . 6586

Rezoning Petition Review

To: Keith MacVean, CMPC

From: Doug Lozner / Jeff Hieronymus

Date of Review: April 24, 2006 (*Revised May 30, 2006*)

Rezoning Petition #: 06-86

Existing Zoning: B-2 (CD)

Proposed Zoning: B-2 (CD) SPA

Location of Property: Approximately 5 acres located on the northeast corner of N Tryon Street and Northchase Drive.

Downstream Complaints: None

Review Method(s): Review of topographic information, aerial photography, and a site visit.

Recommendations Concerning Storm Water:

The petitioner shall make the following revisions on the site plan drawing:

Remove the following from note 6 in its entirety: "Existing storm water detention is grandfathered under previous zoning plan." The petitioner shall include within the development plan that standard detention requirements will be met by existing and/or additional detention facilities.

The petitioner shall include the following notes on the petition:

Storm Water Quantity Control

The petitioner shall tie-in to the existing storm water system(s). The petitioner shall have the receiving drainage system(s) analyzed to ensure that it will not be taken out of standard due to the development. If it is found that development will cause the storm drainage system(s) to be taken out of standard, the petitioner shall provide alternate methods to prevent this from occurring.

Recommendations

due to revisions: *No additional requirements are needed at this time.*