



Subject: Rezoning Petition Review

To: Charlotte Planning, Design & Development

From: Andrew R Poindexter

Date of Review: January 24, 2023

Rezoning Petition #: 22-139

Existing Zoning: RE-1

Proposed Zoning: UR-2(CD)

Location of Property: Approximately 6.95 acres located along the north side of William Ficklen Dr, and west of Ben Craig Drive.

Site Plan Submitted: Yes

**Recommendations
Concerning Storm Water:**

BUFFERS:

Please show and label potential 50' Undisturbed Post Construction Stormwater Ordinance buffer on the site plan and adjust construction limits to comply with buffer requirements.

The rezoning plan proposes several encroachments into SWIM and/or Post Construction Stormwater Ordinance stream buffers. Any increase of impervious area within such buffers may not be allowed and is not approved with the rezoning process. Please include the following note under Environmental Features: "Development within the SWIM/PCSO Buffer shall be coordinated with and subject to approval by Charlotte-Mecklenburg Storm Water Services and mitigated if required by City ordinance." Please note Stream Delineation Reports are subject to review and approval by Charlotte Storm Water Services.