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WEEK IN REVIEW:

Mon (Apr 22)	Tues (Apr 23)	Wed (Apr 24)	Thurs (Apr 25)	Fri (Apr 26)
11:45am Council-Manager Relations Committee Room 280 5:00pm Citizen's Forum/ Council Business Meeting		5:30pm Metropolitan Transit Commission Room 267	12:00pm Transportation and Planning Committee Meeting Room 280	

CALENDAR DETAILS:

Monday, April 22

11:45am Council-Manager Relations Committee, Room 280
5:00pm Citizen's Forum/Council Business Meeting

Wednesday, April 24

5:30pm Metropolitan Transit Commission, Room 267
AGENDA: FY2014-2015 Operating Budget & FY2014-2018 Capital Investment Plan
Gold Rush Agreement

Thursday, April 25

12:00pm Transportation and Planning Committee Meeting, Room 280

[Click here for view the April and May calendars.](#)

AGENDA NOTES:

Agenda Item # 6 - Rezoning Petition 2013-001

Staff Resources: Tammie Keplinger, Planning Department, 704-336-5967, tkeplinger@charlottenc.gov

A new public hearing on rezoning petition 2013-001 for Steele Creek (1997) Limited Partnership was required due to an advertising error. The new hearing was held on April 15, 2013. In order to avoid further delays for the petitioner, staff requested that Council render a decision on this petition at the April 22, 2013 Business Meeting.

The property is approximately 82.0 acres located on the west side of Interstate 485 and surrounded by Shopton Road, Dixie River Road, Steele Creek Road, and Trojan Drive. The proposed request would allow rezoning from R-3, single family residential, I-1(CD), light industrial, conditional, CC, commercial center, and CC SPA, commercial center, site plan amendment located within the Lower Lake Wylie Watershed Overlay. The requested zoning districts are CC, commercial center, CC SPA, commercial center, site plan amendment, and MUDD-O, mixed use development district, optional located within the Lower Lake Wylie Watershed Overlay. The property is located outside the city limits.

At a special meeting of the Zoning Committee of the Planning Commission on April 17, 2013, the Committee found the petition to be inconsistent with the *Dixie Berryhill Strategic Plan* but to be reasonable and in the public interest by a vote of 5-0 and recommended APPROVAL of the petition as modified by a vote of 5-0.

[Click here to view the Zoning Committee recommendation.](#)

[Click here to view the noted modifications.](#)

Agenda Item # 7- Rezoning Petition 2013-002

Staff Resources: Tammie Keplinger, Planning Department, 704-336-5967, tkeplinger@charlottenc.gov

A new public hearing on rezoning petition 2013-002 for Steele Creek (1997) Limited Partnership was required due to an advertising error. The new hearing was held on April 15, 2013. In order to avoid further delays for the petitioner, staff requested that Council render a decision on this petition at the April 22, 2013 Business Meeting.

The property is approximately 114 acres located on the east side of Interstate 485 at the intersection of Sandy Porter Road and Interstate 485. The proposed request would allow rezoning from R-3, single family residential to O-1 (CD), office, conditional and I-1 (CD), industrial, conditional. The property is approximately 114 acres located on the east side of Interstate 485 at the intersection of Sandy Porter Road and Interstate 485. The property is located outside the city limits.

At a special meeting of the Zoning Committee of the Planning Commission on April 17, 2013, the Committee found that the *Steele Creek Area Plan* does not support the industrial use as proposed but that it does support the office component. Further, the Zoning Committee found that the proposed mix of industrial and office uses will blend in and be compatible with the existing land use pattern in the area. The Zoning Committee found that this petition as modified is reasonable and in the public interest by a vote of 5-0 and recommended APPROVAL of the petition as modified by a vote of 5-0.

[Click here to view the Zoning recommendation.](#)

[Click here to view the noted modifications.](#)

Agenda Item #15- City/Carolina Panthers Stadium Partnership

*Staff Resources: Ron Kimble, City Manager's Office, 704-336-4169, rkimble@charlottenc.gov;
Bob Hagemann, City Attorney's Office, 704-336-2651, rhaqmann@charlottenc.gov*

[Click here to view the Request for Council Action for Agenda Item Number 15 for your April 22, 2013 Council Business Agenda.](#) The Economic Development Committee considered this item at its meeting yesterday, and recommended approval 4-0, with Council members Mitchell, Cooksey, Howard, and Mayfield voting in the affirmative, with Mayor Pro Tem Cannon recused from the vote.

INFORMATION:

Citizens Review Board Stakeholder Process

Staff Resource: Willie Ratchford, Community Relations Committee, 704-336-2195, wratchford@charlottenc.gov

At the request of City Council, staff is working to develop and conduct a community stakeholder process to get feedback on the Citizens Review Board. The staff of the Charlotte-Mecklenburg Community Relations Committee will partner and collaborate with the members of the Citizens Review Board to drive this process. In addition, staff will work to improve the CMPD and CRC websites to make information retrieval on the CRB process more accessible; develop a graphic flowchart of the process which will be available on the websites; complete an analysis of the CRC eligible cases reported on by Police Chief Rodney Monroe at the April 1, 2013, dinner briefing; and conduct research on how other communities have set their police review standards and procedural processes for receiving, investigating and adjudicating complaints against police officers.

[Click here to view the outline of the citizen review board stakeholder process.](#) Questions may be directed to Eric Campbell, Robert Hageman or Willie Ratchford.

Report on Proposed General Assembly Regulatory Reform Legislation

Staff Resource: Dave Weekly, E&PM, 704-336-4103, dweekly@charlottenc.gov

Daryl Hammock, E&PM, 704-336-2167, dhammock@charlottenc.gov

Legislation has been recently introduced in the General Assembly that, if passed, could impact the way Charlotte is developed. SB 612 (Brown, Jackson, Brock) introduces fast track permitting and stipulates that local regulations cannot be more stringent than state or federal regulations, with impacts as follows:

Proposal: *Introduces fast track permitting (or “self-permitting”) for stormwater management plans and erosion control plans. If these type plans are submitted along with a permit application sealed by a professional engineer stating the plans comply with predefined minimum design criteria then there would not be a technical review by City staff.*

Impact: Staff would not conduct plan reviews for stormwater management plans or erosion control plans. Any errors or omissions in the plans could not be identified or addressed until the construction phase causing potential problems in the field including downstream impacts, redesigns, delays, violations and fines.

Proposal: *States a local ordinance may not be more restrictive than the state or federal regulations for the same field.*

Impact: Current local ordinances that are more restrictive in part are the Erosion Control Ordinance and the Post Construction Controls Ordinance (PCCO). The City would not be able to require additional erosion control measures in environmentally sensitive areas. The City would

also see reduced stream buffer protection, nutrient control, and stormwater detention. The City would not be able to require post construction water quality measures for redevelopment. Both the Erosion Control Ordinance and the PCCO regulations were approved by City Council after an external stakeholder process. While some of these regulations are stricter, there are also options and flexibility for compliance that is not offered by the state.

For the reasons stated above, City staff will be working in concert with the League of Municipalities and other local governments to seek amendments to SB 612, and if that is unsuccessful, to actively oppose the bill. At the same time, Engineering and Property Management staff will be reaching out to business organizations that are advocating for the bill to explain the consequences to the environment from enactment of the bill. As of now, SB 612 has not been calendared for a hearing in the Senate Agriculture Committee.

April 19 State Legislative Update

Staff Resource: Dana Fenton, City Manager's Office, 704-336-2009, dfenton@charlottenc.gov

[Click here to view the Week 12 Legislative Report](#), which includes updates on bills of interest to the City of Charlotte.

Attachments:

[March 18 Transportation Committee Summary](#)

[City Council Policy Calendar, April through June, 2013](#)