



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

## *Rezoning Petition Review*

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**To:** Charlotte Planning, Design & Development

**From:** Doug Lozner

**Date of Review:** July 27, 2020 (***Revised September 25, 2020***)

**Rezoning Petition #:** 20-88

**Existing Zoning:** R-3 and MX-1

**Proposed Zoning:** CC and UR-2 (CD)

**Location of Property:** Approximately 49.79 acres located along the northeast side of Prosperity Church Rd and the south side of Johnston Oehler Rd.

**Site Plan Submitted:** Yes

### **Recommendations**

**Concerning Storm Water:** City of Charlotte GIS data indicates a 50-ft Undisturbed PCSO buffer and a 100-ft Undisturbed PCSO buffer across the site. Please show and label these buffers on the site plans. Any increase of impervious area within such buffers may not be allowed and is not approved with the rezoning process. Stream Delineation Reports are subject to review and approval by Charlotte Storm Water Services. Please include the following note under Environmental Features: *“Development within any SWIM/PCSO Buffer shall be coordinated with and subject to approval by Charlotte-Mecklenburg Storm Water Services and mitigated if required by City ordinance.”*

### **Recommendations**

**Due to revisions (9/25/20):** No additional recommendations are needed at this time.