



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

Rezoning Petition Review

To: Charlotte Planning, Design & Development

From: Doug Lozner

Date of Review: January 13, 2021

Rezoning Petition #: 20-181

Existing Zoning: NS and R-3

Proposed Zoning: NS and NS (SPA)

Location of Property: Approximately 11.24 acres located along the north side of Albemarle Rd, along the west side of Rocky River Church Rd and east of I-485,

Site Plan Submitted: Yes

Recommendations Concerning Storm Water: Flooding and surface water quality impacts associated with impervious surfaces on this site are being addressed through compliance with the Post-Construction Stormwater Ordinance. Compliance may include installing devices that hold and slowly release runoff over time to reduce flooding potential, devices that filter pollutants from runoff before release to streams, preservation of vegetated stream buffer zones, preservation of upland trees and forested areas, or paying a mitigation fee in-lieu-of onsite stormwater control devices. Compliance with the Post-Construction Stormwater Ordinance addresses concerns related to flooding and surface water impacts and therefore staff has no further comments.