

# **Wiseman Crematorium**

Stormwater Variance Request

# Purpose

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- City Stormwater Ordinance requires installation of stormwater control measures when adding more than:
  - 5,000 square feet of impervious area for previously developed sites
  - 20,000 square feet of impervious area for new development
- Wiseman Crematorium site is currently vacant with a small gravel patch covering approximately 5% of the property
  - Characterized as re-development with a threshold of 5000 sf of impervious for Stormwater Control Measures
- The owner is requesting a variance so the site may be considered new development, allowing for the addition of 20,000 sf of impervious area

# Site



# Site



# Steps Taken by City Staff

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- Staff met with owner's engineer to review project and variance request
- Letter of Notice of Petition for Variance Request was mailed to nearby property owners (within 500 ft)
- Stormwater Variance and public hearing ad was submitted to the Fayetteville Observer
- Notice of Variance sign was placed on property

# Staff Recommendation

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- Approve the variance request allowing the site to be considered new development.
- If variance request is denied the site will be considered redevelopment and the stormwater requirement will hinder the owner's ability to pursue development plan

QUESTIONS?