

January 10, 2022
Ordinance Book 64, Page 538

ORDINANCE NO. 219-X **KENNINGTON AREA ANNEXATION**

**AN ORDINANCE TO EXTEND THE CORPORATE
LIMITS OF THE CITY OF CHARLOTTE, NORTH
CAROLINA**

WHEREAS, the City Council has been petitioned under G.S. 160A-31(a) to annex the area described below; and

WHEREAS, the City Council has by Resolution directed the City Clerk to investigate the sufficiency of the petition; and

WHEREAS, the City Clerk has certified the sufficiency of the petition and a public hearing on the question of this annexation was held during a meeting that was accessible in-person at the Charlotte-Mecklenburg Government Center and virtually via the Government Channel, the City's Facebook page, or the City's YouTube page at 5:00 p.m. on January 10, 2022 after due notice by the Mecklenburg Times on December 28, 2021; and

WHEREAS, the City Council finds that the petition meets the requirements of G.S. 160A-31;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Charlotte, North Carolina that:

Section 1. By virtue of the authority granted by G.S. 160A-31, the following described territory is hereby annexed and made part of the City of Charlotte as of January 10, 2022:

LEGAL DESCRIPTION

Lying and being situate in Mecklenburg County, North Carolina and being more

particularly described as follows: Commencing at a 1-inch iron pipe located on the western right of way line of Hood Road (60' right-of-way, MB 9, PG 409), said iron pipe being the northern corner of EHC Homes LP (DB 35626, PG 278) and having NC GRID coordinates of N: 552,493.52 feet and E: 1,495,500.53 feet (NAD 83-2011); THENCE North 52°33'41" East 35.48 feet to a point lying in the centerline of said Hood Road, the POINT OF BEGINNING. THENCE with the centerline of said Hood Road South 04°29'04" East 551.05' to a point, a corner with JDSI, LLC (DB 34755, PG 917); THENCE crossing the right of way of Hood Road and with the lines of said JDSI the following five calls: 1) South 85°33'01" West 579.16 feet to an iron pipe; 2) South 85°33'01" West 270.08 feet to an iron pipe; 3) South 52°33'34" West 1,037.88 feet to an iron pipe; 4) South 52°33'55" West 217.83 feet to an iron pipe; and 5) South 52°33'55" West 20.09 feet to a point in Reedy Creek; THENCE with Reedy Creek the following eleven calls: 1) North 54°58'57" West 74.18 feet to a point; 2) North 41°46'16" West 36.64 feet to a point; 3) North 53°58'40" West 53.42 feet to a point; 4) North 69°06'43" West 27.93 feet to a point; 5) North 37°42'30" West 49.48 feet to a point; 6) North 52°59'37" West 60.31 feet to a point; 7) North 47°39'04" West 87.17 feet to a point; 8) North 46°28'16" West 82.14 feet to a point; 9) North 34°35'35" West 52.20 feet to a point; 10) North 48°16'32" West 40.98 feet to a point; and 11) North 39°43'24" West 42.75 feet to a point; THENCE leaving Reedy Creek and following the lines of Lidia Del Carmen Hernandez and Martires Porfirio Hernandez Saravia (DB 35594, PG 816, and being Lots 6-8 of Mayfield Park Subdivision, MB 14, PG 541) the following four calls: 1) North 35°03'10" East 17.20 feet to a rebar; 2) North 38°23'18" East 182.52 feet to a rebar; 3) North 38°12'03" East 184.88 feet to a rebar; and 4) North 38°10'44" East 102.25 feet to point in the line of Giang Tien Tran (DB 33558, PG 819, and being Lot 5, MB 14, PG 541); THENCE with the lines of said Giang Tien Tran the following three calls: 1) South 42°19'12" East 4.36 feet to a rebar; 2) North 38°12'07" East 101.24 feet to a rebar; and 3) North 42°17'08" West 4.40 feet to a point in the line of Karla P. Guevara Fuentes and Wilmer Gregorio Carranza (DB 34599, PG 916, being Lot 4, MB 14, PG 541); THENCE with the lines of said Fuentes and Carranza, Deborah Shoff (Lot 3, MB 14, PG 541), and Ernest & Brenda Butler (Lot 2, MB 14, PG 541) North 38°10'44" East 303.35 feet to a rebar, a corner with Wendell W. & Geneva McInnis et al (Lot 1, MB 14, PG 541); THENCE with the line of said McInnis North 38°07'59" East 111.46 feet to a rebar in the right-of-way line of Rolling Wheels Road (60' right-of-way, MB 14, PGS 541 and 543); THENCE with said right-of-way North 38°14'06" East 60.90 feet to a rebar, a corner with Gary & Elizabeth Ramsey (Lot 14, MB 14, PG 543); THENCE with the line of said Ramsey North 38°12'24" East 114.60 feet to a rebar, a corner with Reina Espinoza (Lot 13, MB 14, PG 543); THENCE with the line of said Espinoza North 38°09'33" East 101.29 feet to a rebar, a corner with Carla Ewing (Lot 12, MB 14, PG 543); THENCE with the lines of said Ewing and M Stikeleather LLC (Lot 11, MB 14, PG 543) North 38°12'42" East 241.18 feet to an iron pipe, a corner with Jose Orlando Rivera Jr. and Santos A. Rivera (Lot 10, MB 14, PG 543); THENCE with the line of said Rivera North 38°06'55" East 149.82 feet to an iron pipe, a corner with Jose Ramirez and Maria G. Ortiz (Lot 9, MB 14, PG 543); THENCE with the line of said Ramirez and Ortiz North 38°03'12" East 135.36 feet to an iron pipe, a corner with Carol McIntyre (Lot

8, MB 14, PG 543) and Ministerio Internacional Nueva Vida Inc (DB 28955, PG 421); THENCE with the line of said Ministerio North 38°23'46" East 200.57 feet to an iron pipe set, a corner with Andy Thomas Dulin (DB 5992, PG 138, being Tract 1 on MB 68, PG 138); THENCE with the lines of said Andy Thomas Dulin the following seven calls: 1) South 47°17'26" East 206.64 feet to an iron pipe set; 2) South 16°49'17" East 162.53 feet to an iron pipe set; 3) South 54°14'46" East 445.83 feet to an iron pipe set; 4) South 82°05'33" East 131.50 feet to an iron pipe set; 5) South 31°19'45" East 34.22 feet to an iron pipe set; 6) with a curve to the right having a radius of 278.00 feet, an arc length of 30.47 feet, and a chord bearing and distance of North 67°07'16" East, 30.46 feet to an iron pipe set; and 7) North 70°15'40" East, 292.72 feet to a point in the centerline of the aforementioned Hood Road; THENCE with the centerline of said Hood Road South 04°44'20" East 98.99 feet to a point, the POINT OF BEGINNING, containing 1,962,175 Square Feet, 45.05 Acres, more or less, excluding deed overlap with DB 33358, PG 819.

Section 2. Upon and after January 10, 2022 the above described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force in the City of Charlotte and shall be entitled to the same privileges and benefits as other parts of the City of Charlotte. Said territory shall be subject to municipal taxes according to G.S.160A-58.10.

Section 3. Subject to change in accordance with applicable law, the annexed territory described above shall be included in the following Council electoral district 5.

Section 4. The Mayor of the City of Charlotte shall cause to be recorded in the office of the Register of Deeds of Mecklenburg County, and in the office of the Secretary of State at Raleigh, North Carolina, an accurate map of the annexed territory, described in Section 1 above, together with a duly certified copy of this ordinance. Such a map shall also be delivered to the Mecklenburg County Board of Elections, as required by G.S. 163-288.1.

Adopted this 10th day of January, 2022.

APPROVED AS TO FORM:



Charlotte City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 10th day of January 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 538-541.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 10th day of January 2022.



Billie Tynes, Deputy City Clerk

GENERAL NOTES

- 1) THIS IS A SURVEY OF EXISTING PARCELS OF LAND. THIS IS A BOUNDARY SURVEY.
- 2) ALL DISTANCES ARE RELATIVE TO NC GRID NAD 83(2011).
- 3) ALL DISTANCES ARE PROPERTY LINES LOCATED IN SPECIAL FLOOD HAZARD ZONE "AE" AS DEFINED BY FEMA F.I.R.M. MAP NUMBER 37104S600C DATED FEBRUARY 19, 2014 AND AS SHOWN HEREON.
- 4) THE REMAINING PORTIONS OF THE PROPERTY ARE LOCATED IN ZONE "X".
- 5) GRANT OF EASEMENT AND AGREEMENT TO DEDICATE (DB 33749, PG 3380) SEWER CONNECTIONS NOT YET INSTALLED. EASEMENT SUBJECT TO RECORD.
- 6) REFERENCES: DEED BOOK 5992, PAGE 337 OF THE MECKLENBURG COUNTY REGISTRY
- 7) PIN 108-121-02 HAVE BEEN PLACED BY METLANDS & WATERS, INC. DATED JUNE 18, 2018, LAST REVISED SEPTEMBER 24, 2018.
- 8) HOOD ROAD IS A MINOR THOROUGHFARE, AND IS SUBJECT TO FUTURE R/W 35' FROM CENTERLINE.
- 9) THE PURPOSE OF THIS PLAT IS TO ANNEX PARCEL NOS. 10812102 AND 10812118 INTO THE CITY OF CHARLOTTE.

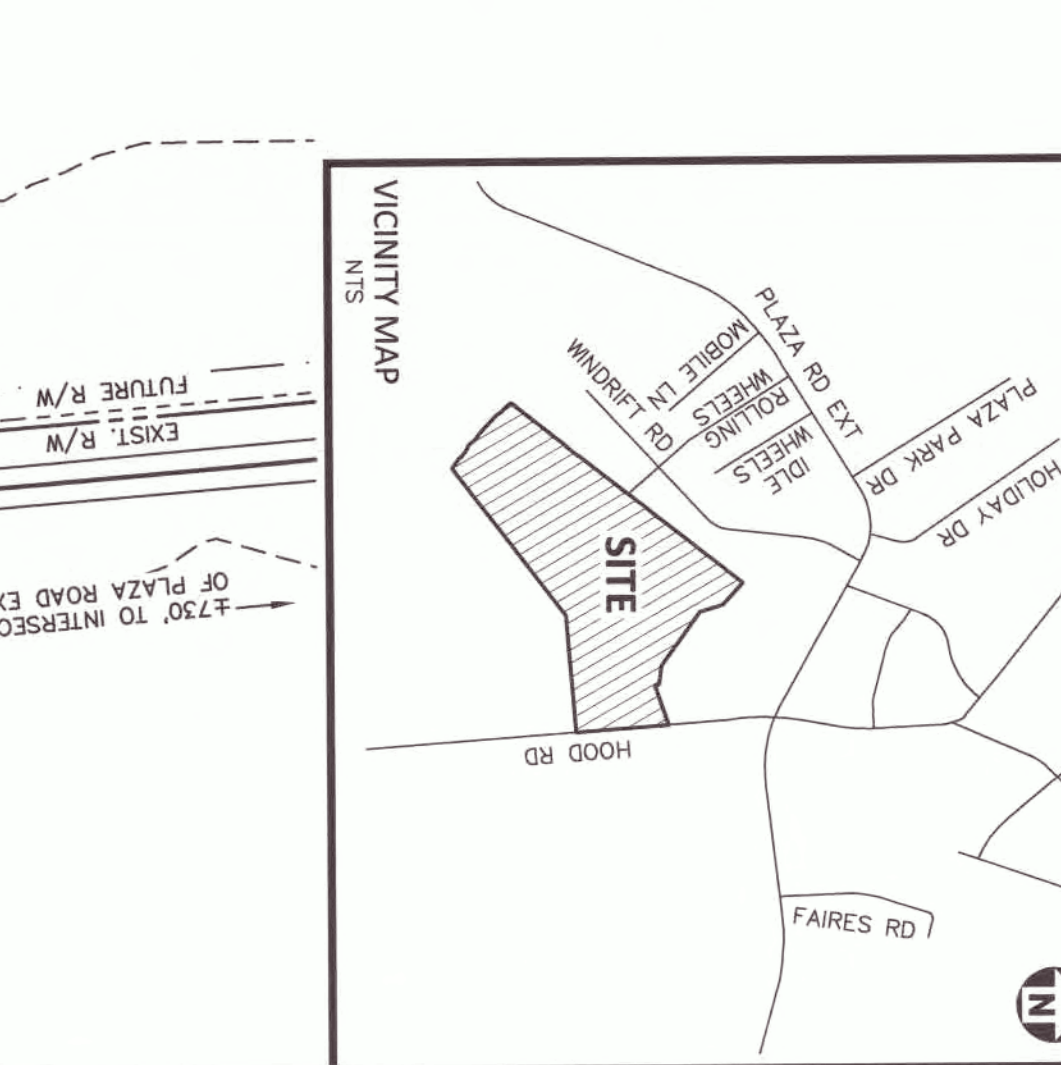
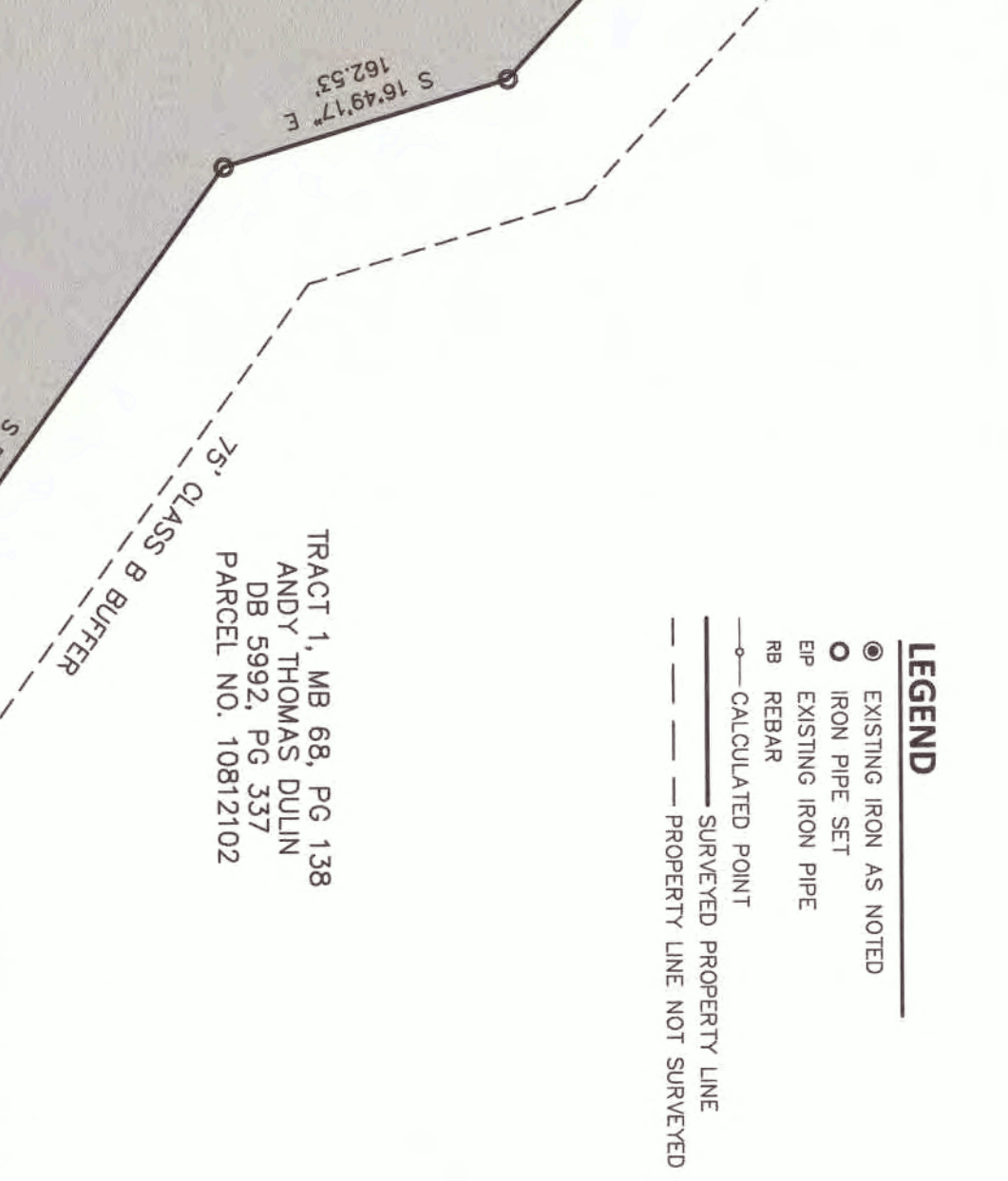
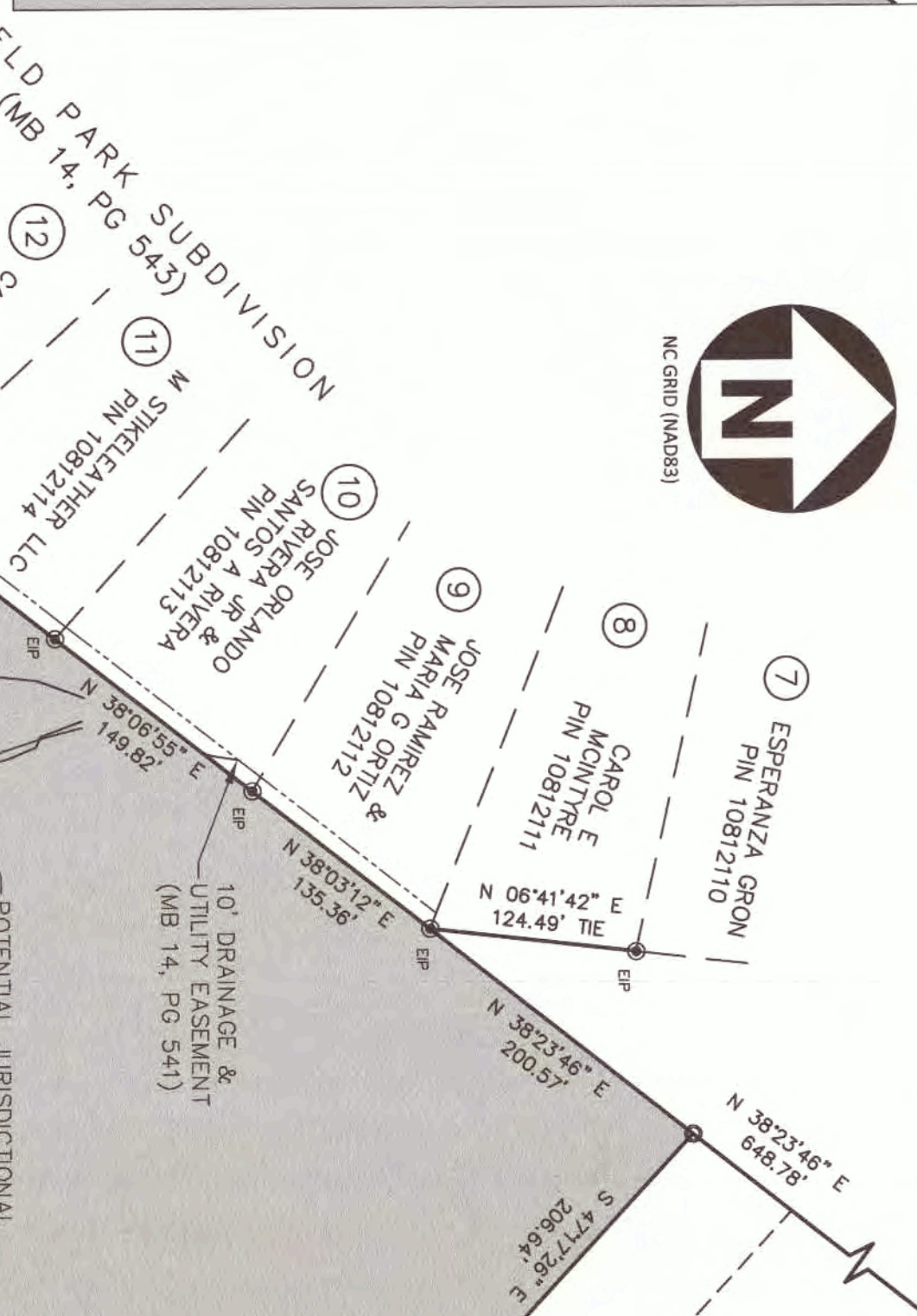
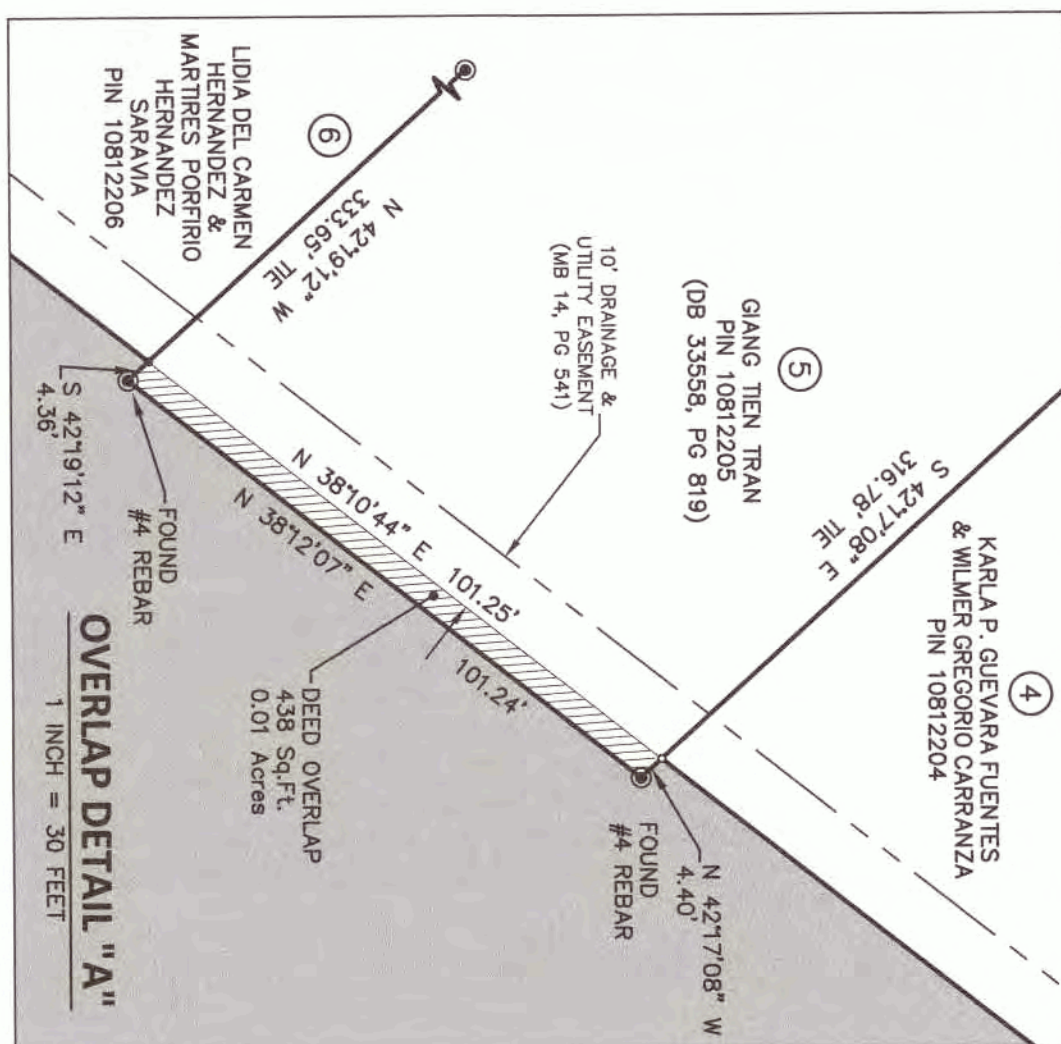
I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED RECORDS, FIELD MEASUREMENTS, AND OTHER INFORMATION FOUND IN BOOK AND PAGE SHOWN, THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000. APPROXIMATE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 36.1600).

THIS DAY OF OCTOBER, 2021.

KEN S. BAUDON, PLS L-4275

I, KEN S. BAUDON, PLS, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

- (1) CLASS OF SURVEY: CLASS A
- (2) POSITIONAL ACCURACY: < 0.100'
- (3) TYPE OF GPS FIELD PROCEDURE: VRS
- (4) DATE OF SURVEY: 08/20/2021
- (5) INSTRUMENT: LEICA 530 (NAD 83/2011)
- (6) PUBLISHED/FIXED-CONTROL USED: NC49
- (7) GEOID MODEL: GEOID12A
- (8) COMBINED GRID FACTORS: 0.98984907
- (9) UNITS: METERS CONVERTED TO US SURVEY FEET

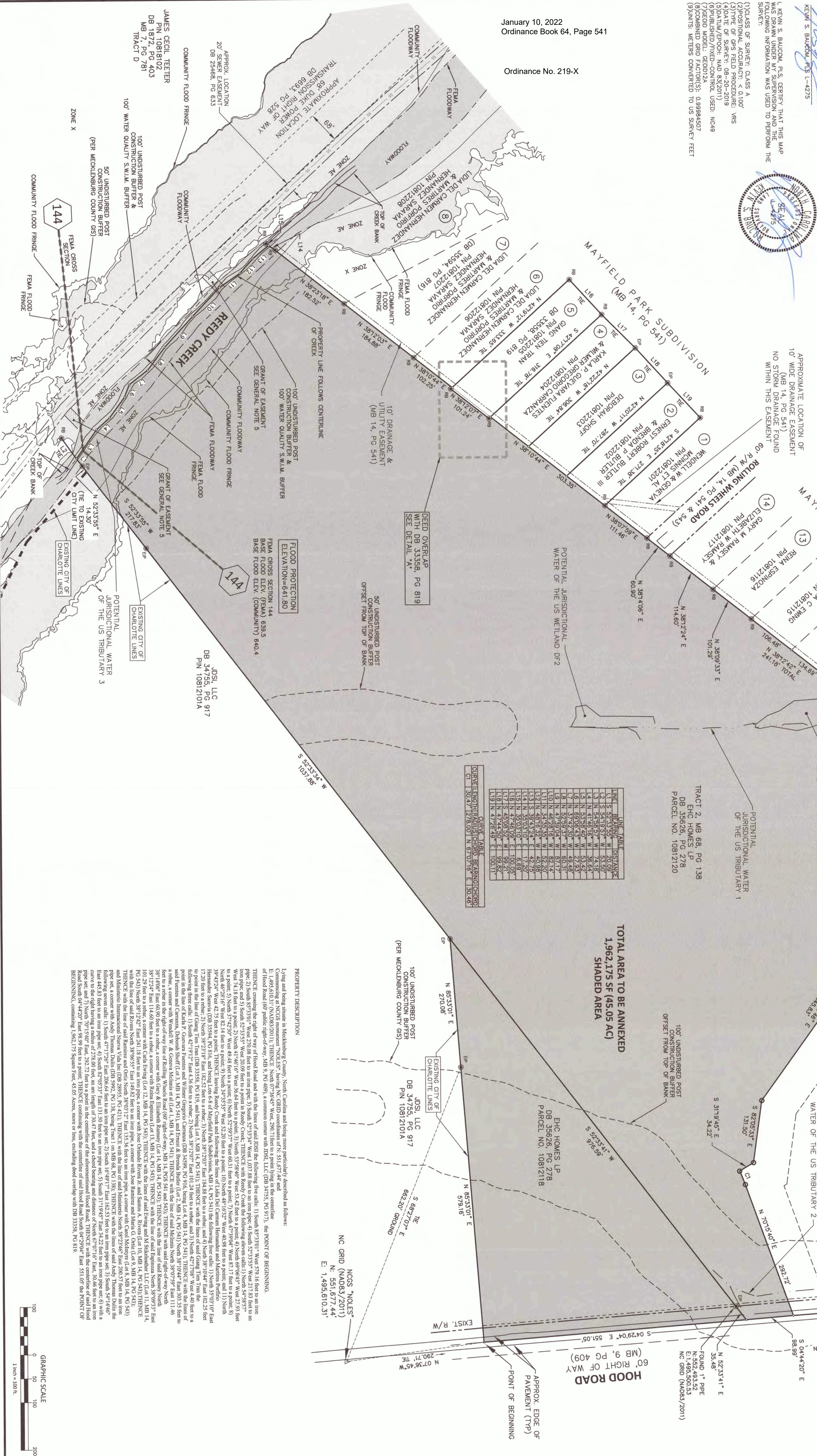


OWNER
EHC HOMES LP
8008 CORPORATE CENTER DR, STE 300
CHARLOTTE NC 28226

MCADAMS
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January 10, 2022
Ordinance Book 64, Page 541

Ordinance No. 219-X



January 10, 2022
Ordinance Book 64, Page 542

ORDINANCE NO. 220-X

**CREEKSIDE GROVE SUBDIV
ANNEXATION**

**AN ORDINANCE TO EXTEND THE CORPORATE
LIMITS OF THE CITY OF CHARLOTTE, NORTH
CAROLINA**

WHEREAS, the City Council has been petitioned under G.S. 160A-31(a) to annex the area described below; and

WHEREAS, the City Council has by Resolution directed the City Clerk to investigate the sufficiency of the petition; and

WHEREAS, the City Clerk has certified the sufficiency of the petition and a public hearing on the question of this annexation was held during a meeting that was accessible in-person at the Charlotte-Mecklenburg Government Center and virtually via the Government Channel, the City's Facebook page, or the City's YouTube page at 5:00 p.m. on January 10, 2022 after due notice by the Mecklenburg Times on December 28, 2021; and

WHEREAS, the City Council finds that the petition meets the requirements of G.S. 160A-31;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Charlotte, North Carolina that:

Section 1. By virtue of the authority granted by G.S. 160A-31, the following described territory is hereby annexed and made part of the City of Charlotte as of January 10, 2022:

LEGAL DESCRIPTION

SITUATE, LYING AND BEING IN MECKLENBURG COUNTY, NORTH CAROLINA

AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1" IRON PIPE FOUND HAVING NORTH CAROLINA GRID COORDINATES N: 552,718.4292, E: 1,495,792.3996 (NAD83) ALSO LOCATED NORTH 09°55'33" EAST A DISTANCE OF 1056.53 FEET TO NGS MONUMENT "NOLES" HAVING NORTH CAROLINA GRID COORDINATES N: 551,677.7100, E: 1,495,610.2800 (NAD83) ALSO BEING A CORNER OF THE PROPERTY OF GLENN R. & SHERRY A. HUNTER, PARCEL ID #111-011-08 AS DESCRIBED IN DEED BOOK 19303 AT PAGE 844 RECORDED AT MECKLENBURG COUNTY REGISTER OF DEEDS; THENCE WITH A NEW LINE THROUGH THE PROPERTY OF HOOD ROAD PARTNERS, LLC., PARCEL ID #111-01-109 AS DESCRIBED IN DEED BOOK 34273 AT PAGE 851 S 52° 24' 08" W FOR A DISTANCE OF 298.43 FEET TO A POINT ON THE EAST LINE OF HOOD ROAD (60' RIGHT OF WAY). THENCE WITH THE RIGHT OF WAY OF HOOD ROAD, N 04° 34' 53" W FOR A DISTANCE OF 759.89 FEET TO A POINT ON SOUTH LINE OF PLAZA ROAD EXTENSION (60' RIGHT OF WAY). THENCE WITH THE RIGHT OF WAY OF PLAZA ROAD EXTENSION WITH A CURVE TO THE LEFT HAVING A RADIUS OF 850.05 FEET, AN ARC LENGTH OF 278.18 FEET, A CHORD DIRECTION S78°19'41"E AND CHORD DISTANCE 273.07 FEET TO A POINT BEING A CORNER OF THE PROPERTY OF SAID GLENN R. & SHERRY A. HUNTER. THENCE WITH PROPERTY OF SAID THE FOLLOWING (2) TWO COURSES AND DISTANCES GLENN R. & SHERRY A. HUNTER, (1) S 00° 03' 56" E A DISTANCE OF 409.52 FEET TO A POINT; (2) SOUTH 14° 48' 38" EAST FOR A DISTANCE OF 114.43 FEET TO THE POINT AND PLACE OF BEGINNING. CONTAINING 155,901 SQUARE FEET OR 3.579 ACRES.

Section 2. Upon and after January 10, 2022 the above described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force in the City of Charlotte and shall be entitled to the same privileges and benefits as other parts of the City of Charlotte. Said territory shall be subject to municipal taxes according to G.S.160A-58.10.

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Adopted this 10th day of January, 2022.

APPROVED AS TO FORM:

Steve Hagar-May

Charlotte City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 10th day of January 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 542-545.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 10th day of January 2022.

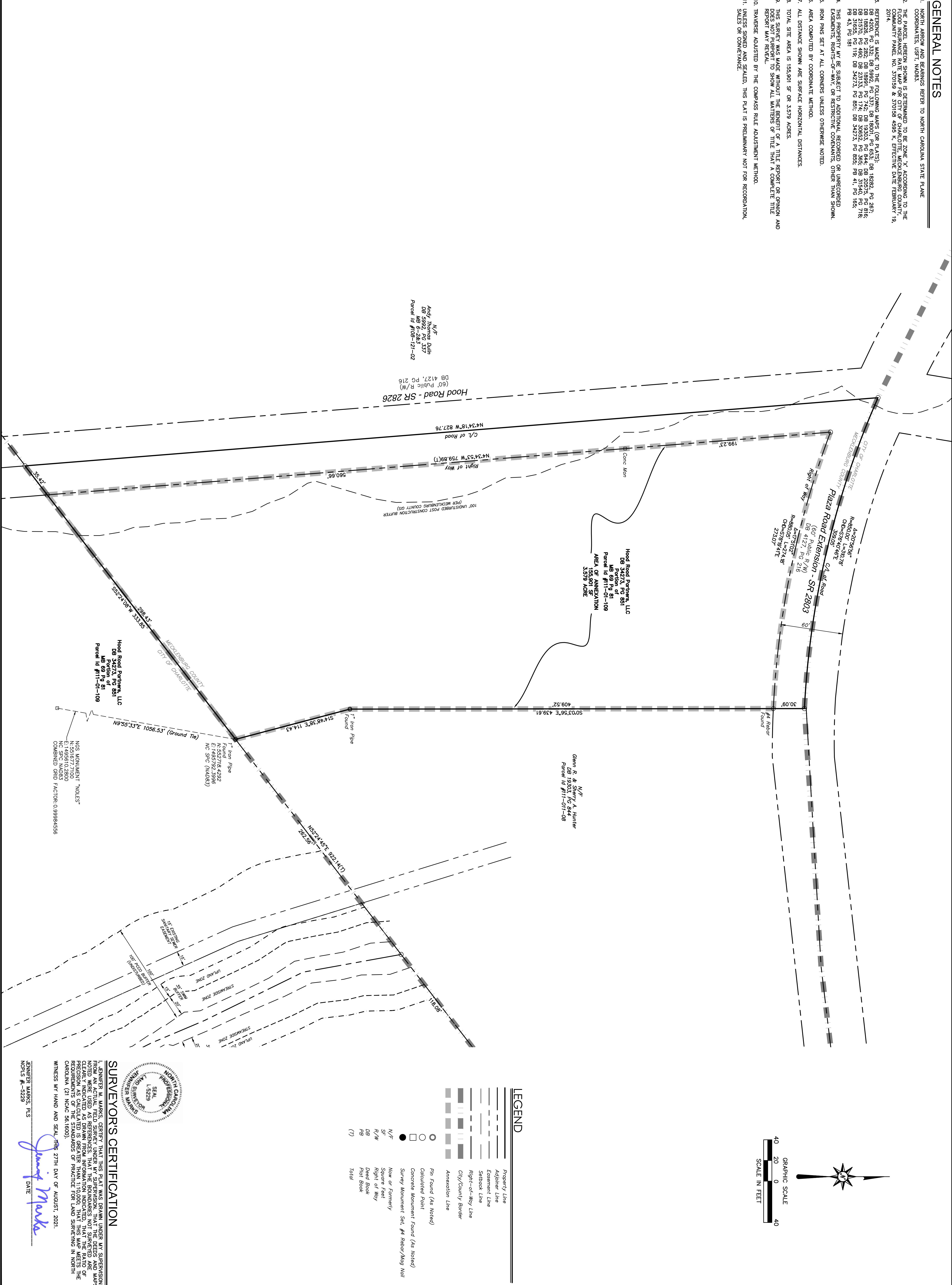


Billie Tynes

Billie Tynes, Deputy City Clerk

GENERAL NOTES

1. NORTH ARROW AND BEARINGS REFER TO NORTH CAROLINA STATE PLANE COORDINATES, 3571, NAD83.
2. THE PARCEL HEREON SHOWN IS DETERMINED TO BE ZONE 'X' ACCORDING TO THE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM, EFFECTIVE DATE FEBRUARY 19, 2014.
3. REFERENCE IS MADE TO THE FOLLOWING MAPS (OR PLATS):
DB 4200, PG 332; DB 5992, PG 337; DB 18001, PG 633; DB 18292, PG 287;
DB 18926, PG 282; DB 18991, PG 742; DB 19303, PG 844; DB 20573, PG 816;
DB 21970, PG 366; DB 23133, PG 742; DB 24652, PG 385; DB 31560, PG 716;
DB 32593, PG 119; DB 34213, PG 851; DB 34623, PG 851; DB 41, PG 181;
PB 43, PG 181
4. THIS PROPERTY MAY BE SUBJECT TO ADDITIONAL RECORDED OR UNRECORDED EASEMENTS, RIGHTS-OF-WAY, OR RESTRICTIVE COVENANTS OTHER THAN SHOWN.
5. IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
6. AREA COMPUTED BY COORDINATE METHOD.
7. ALL DISTANCE SHOWN ARE SURFACE HORIZONTAL DISTANCES.
8. TOTAL SITE AREA IS 155,901 SF OR 3,579 ACRES.
9. THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A TITLE REPORT OR OPINION AND DOES NOT PURPORT TO SHOW ALL MATTERS OF TITLE THAT A COMPLETE TITLE REPORT MAY REVEAL.
10. TRAVERSE ADJUSTED BY THE COMPASS RULE ADJUSTMENT METHOD.
11. UNLESS SIGNED AND SEALED, THIS PLAT IS PRELIMINARY NOT FOR RECORDATION, SALES OR CONVEYANCE.



Xref (s) : ; 2001173-CONSTRUCTION DRAWING-08102020 : XY2001421.03-ANNEX