

ORDINANCE NO. _____

SUNSET CREEK 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 6:30 p.m. on June 13, 2022 after due notice by the Mecklenburg Times on May 24, 2022; 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 June 13, 2022:

LEGAL DESCRIPTION

BEGINNING at a point in Sunset Road (S. R. 2180, variable width public right-of-

way), said point being the northwesterly corner of the Walnut Creek, Phase 1, Map 1 property as recorded in Map Book 35, Page 97 of the Mecklenburg County Public Registry, said point being furthermore located North 52°13'34" West a distance of 7,971.52 feet (ground distance) from North Carolina Geodetic Survey Control Monument "Singer" (NAD 83-2011 Coordinates N: 570,952.42 feet; E: 1,440,785.73 feet; Combined Grid Factor: 0.99983867); and runs thence from said BEGINNING point with the westerly line of Walnut Creek, Phase 1, Map 1 as referenced above, and continuing along the westerly line of Walnut Creek, Phase 1, Map 2, as recorded in Map Book 36, Page 538 of said Registry, South 29°53'23" West, and passing an existing iron rod at 30.04 feet, for a total distance of 648.49 feet to an existing iron rod; thence continuing with the westerly line of Walnut Creek, Phase 1, Map 2, as referenced above the following four (4) courses and distances: 1.) North 02°02'20" East a distance of 9.55 feet to an existing iron rod; 2.) South 30°07'47" West a total distance of 638.12 feet to an existing iron rod; 3.) South 34°57'43" West a distance of 158.17 feet to an existing iron rod on the southerly margin of the right-of-way of Jay Allen Drive; 4.) South 35°09'19" West a distance of 142.17 feet to an existing iron rod at the northwesterly corner of the Common Open Space as shown on the plat of Walnut Creek, Phase 1, Map 2, as referenced above; thence with the westerly line of the Common Open Space, and continuing along the westerly line of the Common Open Space parcel as shown on the plat titled "Record Plat – Map 1 of Walnut Creek, Phase 2" as recorded in Map Book 40, Page 177 of said Registry, the following four (4) courses and distances: 1.) South 35°01'25" West a distance of 397.85 feet to an existing iron rod; 2.) South 30°56'05" West a distance of 152.58 feet to an existing iron rod; 3.) North 70°27'34" East a distance of 11.86 feet to an existing iron rod; 4.) South 31°03'00" West a distance of 240.69 feet to an existing iron rod on a northerly line of the Mecklenburg County property as described in Deed Book 6333, Page 514 of said Registry; thence with the line of the Mecklenburg County property the following two (2) courses and distances: 1.) North 83°57'20" West a distance of 69.55 feet to an existing iron rod; 2.) South 01°55'04" West a distance of 997.32 feet to an existing iron pipe at the northeasterly corner of Lot 70 as shown on the plat titled "Oakdale Road Phase 2, Map 1, "AKA" The Pointe at Oakdale" as recorded in Map Book 42, Page 357 of said Registry; thence with the northerly line of Lot 70 North 88°29'53" West a distance of 134.97 feet to an existing iron rod on the easterly margin of the right-of-way of Oakdale Pasture Drive (50-foot public right-of-way) as shown on the plat referenced above recorded in Map Book 42, Page 357; thence with the northerly terminus of Oakdale Pasture Drive North 88°48'09" West a distance of 50.08 feet to an existing iron rod on the westerly margin of the right-of-way of Oakdale Pasture Drive at the northeast corner of Lot 71; thence with the northerly line of Lot 71 North 88°31'50" West a distance of 119.90 feet to an existing iron rod at the northeasterly corner of Lot 75; thence with the northerly line of Lot 75 North 88°29'51" West a distance of 60.05 feet to an existing iron rod at the northeast corner of Lot 76; thence with the northerly line of Lot 76 North 88°24'10" West a distance of 56.36 feet to an existing iron rod at a corner of the Common Open Space as shown on the plat referenced above recorded in Map Book 42, Page 357 of said Registry; thence with the line of the Common Open Space recorded in Map

Book 42, Page 357, and continuing with the line of the Common Open Space as recorded in the plat titled "Oakdale Road Phase-1, Revised, "AKA" The Pointe at Oakdale" as recorded in Map Book 39, Page 938 of said Registry, North 01°06'43" East a distance of 130.33 feet to an existing iron rod at an easterly corner of Lot 19 as recorded in Map Book 39, Page 938 referenced above; thence with the easterly line of Lot 19 North 01°03'03" East a distance of 70.58 feet to an existing iron rod at the southeasterly corner of Lot 6 as shown on the plat of Oakdale Ridge Subdivision as recorded in Map Book 64, Page 11 of said Registry; thence with the easterly line of Lot 6, Lot 7 and the Common Open Space parcel, all as shown on Map Book 64, Page 11, North 01°32'30" East a distance of 308.55 feet to an existing iron rod at the northeasterly corner of the Common Open Space parcel; thence with the northerly line of the Common Open Space parcel, and continuing along the northerly terminus of Oakdale Creek Lane (56-foot public right-of-way), and the northerly line of Lot 5, another Common Open Space parcel, and Lot 2, all as shown on the plat of Oakdale Ridge Subdivision as recorded in Map Book 64, Page 11 of said Registry, South 82°45'04" West for a total distance of 753.07 feet to a point in the center line of Oakdale Road (S.R. 2025, variable width public right-of-way); thence with the center line of Oakdale Road North 06°01'26" West a distance of 153.34 feet to a point at the southwesterly corner of the RDF 2916 Oakdale, LLC property as described in Deed Book 36175, Page 906 of said Registry; thence with the southerly line of the RDF 2916 Oakdale, LLC property North 73°05'25" East a total distance of 805.95 feet to an existing iron rod at RDF 2916 Oakdale, LLC's southeasterly corner; thence with RDF 2916 Oakdale, LLC's easterly line, and continuing along the easterly line of the Mark and Leigh Cottings property as described in Deed Book 32433, Page 585 of said Registry, North 01°30'38" East a total distance of 226.50 feet to an existing iron rod; thence with another line of the Cottings property North 04°04'38" East a distance of 196.65 feet to an existing iron rod at the southeasterly corner of the Donald and Carrena Riley property as described in Deed Book 6913, Page 741 of said Registry; thence with Riley's easterly line North 04°03'28" East a distance of 213.52 feet to a new iron rod at the southeasterly corner of the Rodney and Rachel Loyear property as described in Deed Book 4206, Page 190 of said Registry; thence with Loyear's easterly line North 02°46'58" East a distance of 232.73 feet to an existing iron pipe at the southeasterly corner of the A Man With A Dream, LLC property as described in Deed Book 31360, Page 290 of said Registry; thence with the easterly line of the A Man With A Dream, LLC property North 01°21'38" East a distance of 646.52 feet to an existing iron rod at the southeasterly corner of another parcel owned by A Man With A Dream, LLC, as described in Deed Book 33178, Page 906 of said Registry; thence with the easterly line of this second parcel owned by A Man With A Dream, LLC North 01°19'10" East a distance of 74.99 feet to an existing axle at the southwesterly corner of the Sunset Road Partners, LLC property as described in Deed Book 24587, Page 20 of said Registry; thence with the southerly line of the Sunset Road Partners, LLC property South 82°52'25" East a distance of 317.19 feet to an existing iron pipe at the southwesterly corner of the Donna and William Hollar property as described in Deed Book 26482, Page 307 of said Registry; thence with Hollar's line the following two (2) courses and distances: 1.) South

82°30'32" East a distance of 334.88 feet to an existing iron rod; 2.) North 17°27'55" East, and passing an existing iron rod at 1,066.96 feet, for a total distance of 1,092.83 feet to a point in Sunset Road; thence with a line in Sunset Road the following seven (7) courses and distances: 1.) South 69°13'32" East a distance of 144.86 feet to a point; 2.) South 61°23'32" East a distance of 217.70 feet to a point; 3.) North 27°36'46" East a distance of 3.20 feet to a point; 4.) South 60°32'28" East a distance of 161.68 feet to a point; 5.) South 60°30'29" East a distance of 15.12 feet to a point; 6.) South 60°34'37" East a distance of 104.79 feet to a point; 7.) South 61°00'03" East a distance of 145.91 feet to the point and place of BEGINNING; containing 2,440,303 square feet or 56.022 acres, more or less, as shown on a survey prepared by James Mauney & Associates, P.A., dated November 8, 2019, as revised (Map File F-2042AP).

Section 2. Upon and after June 13, 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 2.

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 _____ day of _____.

APPROVED AS TO FORM:

Charlotte City Attorney