

ORDINANCE NO. _____

MALLARD CREEK AREA

**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 in the Meeting Chamber of the Charlotte - Mecklenburg Government Center, 600 E. Fourth Street, Charlotte, N.C. at 7:00 p.m. on February 24, 2020 after due notice by the Mecklenburg Times on February 11, 2020; 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 February 24, 2020:

LEGAL DESCRIPTION

BEING THAT CERTAIN PARCEL OF LAND LYING SOUTHWEST OF RIDGE ROAD (VARIABLE WIDTH RIGHT OF WAY, NCDOT PROJECT R-2123CE, WBS# 34379.2.17), EAST OF I-485/I-85 RAMP (VARIABLE WIDTH RIGHT OF WAY, NCDOT PROJECT R-2123CE, WBS# 34379.2.17), NORTH OF MALLARD LAKE SUBDIVISION RECORDED IN MB 45, PG 339 & MB 46, PG 765 OF THE MECKLENBURG COUNTY PUBLIC REGISTRY (HENCE MCR),

AND NORTH OF THAT CHARLOTTE-MECKLENBURG BOARD OF EDUCATION PARCEL RECORDED IN DB 22586, PG 877(MCR), AND SITUATED IN THE UNINCORPORATED AREA OF MECKLENBURG COUNTY, AND BOUNDED BY THE UNINCORPORATED AREA OF MECKELNBURG COUNTY, NORTH CAROLINA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A SET NAIL ON THE EAST SIDE OF RIDGE ROAD, THE POINT OF LOCALIZATION OF THE SITE, HAVING NAD 83 NORTH CAROLINA GRID COORDINATES OF, NORTHING:587,373.5813, EASTING:1,485,240.6590; THENCE N 49°00'28" W A DISTANCE OF 693.65' TO A SET 1/2" PIPE AT THE INTERSECTION OF THE RIGHTS OF WAY OF RIDGE ROAD AND I-485/I-85 RAMP, BEING THE NORTHERNMOST CORNER OF THE HEREIN DESCRIBED TRACT AND BEING THE POINT OF BEGINNING;

THENCE, IN A CLOCKWISE DIRECTION WITH THE WESTERN SIDE OF THE RIDGE ROAD RIGHT OF WAY, THE FOLLOWING EIGHT (8) COURSES:

1. S 50°26'13" E A DISTANCE OF 25.93' TO A SET 1/2" PIPE;
2. S 48°38'01" E A DISTANCE OF 164.11' TO A FOUND R/W MONUMENT;
3. N 42°22'06" E A DISTANCE OF 16.96' TO A FOUND #5 REBAR;
4. S 35°59'06" E A DISTANCE OF 440.05' TO A FOUND #5 REBAR;
5. N 56°29'06" E A DISTANCE OF 15.07' TO A FOUND R/W MONUMENT;
6. S 30°42'14" E A DISTANCE OF 525.59' TO A FOUND RIGHT OF WAY MONUMENT;
7. S 20°14'17" E A DISTANCE OF 54.91' TO A FOUND R/W MONUMENT;
8. S 30°38'48" E A DISTANCE OF 81.13' TO A FOUND R/W MONUMENT ON THE NORTHERN LINE OF THAT CHARLOTTE-MECKLENBURG BOARD OF EDUCATION PARCEL;

THENCE, WITH SAID CHARLOTTE-MECKLENBURG BOARD OF EDUCATION PARCEL, THE FOLLOWING TWO (2) COURSES:

1. S 60°46'07" W A DISTANCE OF 532.97' TO A FOUND #5 REBAR;
2. S 24°02'29" E A DISTANCE OF 252.93' TO A FOUND #5 REBAR ON THE NORTHERN LINE OF THAT MALLARD LAKE SUBDIVISION;

THENCE, WITH SAID MALLARD LAKE SUBDIVISION LINE, THE FOLLOWING SEVEN (7) COURSES:

1. WITH LOT 216 (MB 45, PG 339 & DB 22311, PG 249) S 65°02'32" W A DISTANCE OF 135.91' TO A FOUND #5 REBAR ON THE NORTHERN END OF PORTER CREEK ROAD RIGHT OF WAY;
2. WITH SAID END OF PORTER CREEK ROAD, S 64°52'06" W A DISTANCE OF 49.86' TO A FOUND #5 REBAR ON THE NORTHERN LINE OF LOT 243 (MB 45, PG 339 & DB 28786, PG 558);
3. WITH SAID LOT 243 LINE, S 65°03'14" W A DISTANCE OF 144.26' TO A FOUND #5 REBAR ON THE NORTHERN LINE OF LOT 245 (MB 46, PG 765 & DB 22259, PG 400);
4. WITH SAID LOT 245 LINE, S 64°58'57" W A DISTANCE OF 120.05' TO A FOUND #5 REBAR ON THE NORTHERN LINE OF LOT 451 (MB 46, PG 765 & DB 32835, PG 601);

5. WITH SAID LOT 451 LINE, S 65°04'00" W A DISTANCE OF 164.03' TO A FOUND #5 REBAR ON THE EASTERN LINE OF MALLARD LAKE HOA PARCEL (MB 46, PG 765 & DB 28421, PG 888);
6. WITH SAID MALLARD LAKE HOA LINE, N 32°02'01" W A DISTANCE OF 305.52' TO A FOUND #5 REBAR ON THE EASTERN SIDE OF THAT I-485/I-85 RAMP;

THENCE, WITH SAID I-485/I-85 RIGHT OF WAY, THE FOLLOWING SEVEN (7) COURSES:

1. N 03°07'06" E A DISTANCE OF 646.08' TO SET 1/2" PIPE;
2. N 03°07'06" E A DISTANCE OF 38.73' TO A FOUND R/W MONUMENT;
3. N 04°22'32" E A DISTANCE OF 286.74' TO A FOUND R/W MONUMENT;
4. WITH A CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 125.62', WITH A RADIUS OF 1163.24', WITH A CHORD BEARING OF N 12°57'55" E, WITH A CHORD LENGTH OF 125.56', TO A FOUND R/W MONUMENT;
5. N 26°59'58" E A DISTANCE OF 153.88' TO A FOUND R/W MONUMENT;
6. N 24°14'39" E A DISTANCE OF 209.53' TO A FOUND R/W MONUMENT;
7. N 38°26'59" E A DISTANCE OF 133.77' TO THE POINT OF BEGINNING,
HAVING AN AREA OF 1,130,461.03 SQUARE FEET, 25.952 ACRES, MORE OR LESS

Section 2. Upon and after February 24, 2020 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 4:

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