

ORDINANCE NO. _____ RIVERBEND PHASE 3-2 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 via the Government Channel, the City's Facebook page, or the City's YouTube page at 5:00 p.m. on September 13, 2021 after due notice by the Charlotte Observer on September 3, 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 September 13, 2021:

LEGAL DESCRIPTION

All that certain parcel of land, situated, lying and being in the Paw Creek Township, Mecklenburg County, State of North Carolina, and more particularly described as follows:

Beginning at (POINT OF BEGINNING) an iron, being the Southwesterly corner of the COS of Riverbend Phase 2 Map 6 as recorded in Map Book 49 Page 91 in the Mecklenburg County Register of Deeds Office, said point also being the southeast corner of Carver Falls Road shown

on Riverbend Phase 2 Map 6 as recorded in Map Book 49 Page 91, said point also being on the Charlotte city limits; Thence with the southern line of the COS of Riverbend Phase 2 Map 6 as recorded in Map Book 49 Page 91 N78-04-46E 374.55' to a point; Thence continuing with the western line of the COS of Riverbend Phase 2 Map 6 as recorded in Map Book 49 Page 91 S41-32-27E 136.46' to a point; Thence a new line S48-22-34W 795.45' to an iron found; Thence S48-22-29W 1351.90' to a rebar found in the northern line of the Troy Sonne property as shown in Deed Book 31677 Page 765 and recorded in the Mecklenburg County Register of Deeds Office; Thence with two lines of the Troy Sonne property; 1) N41-07-57W 359.62' to a rebar found; 2) S39-17-55W 307.20' to a point in Harwood Lane; Thence N55-26-17W 101.81' to a point in Harwood Lane; Thence N34-33-43E 30.00' to a point in the southern line of the Ronald Ervin Estridge property as shown in Deed Book 4819 Page 748 and recorded in the Mecklenburg County Register of Deeds Office; Thence 3 lines with the Ronald Ervin Estridge property; 1) with the arc of a curve to the left having a radius of 25.00' an arc length of 37.20' (subtended by chord N81-55-49E 33.87' to a point; 2) N39-17-55E 275.81' to a point; 3) N40-12-05W 265.86' to a rebar found, the southeast corner of the Jordan T Meetze property as shown in Deed Book 30927 Page 574 and recorded in the Mecklenburg County Register of Deeds Office; Thence with the Jordan T Meetze property N17-37-29W 364.24' to a rebar found, the southeast corner of the Ramiro D. Acieves property, Mecklenburg County Tax Parcel 031-201-09; Thence 2 calls with the Ramiro D. Acieves property; 1) N16-53-41W 388.79' to an iron set; 2) N54-01-29W 217.03' to a point in Newhart Road; Thence with Newhart Road N36-45-39E 120.00' to a point, the northwestern corner of the Timothy F. Gillenwater property as shown in Deed Book 23190 Page 138 and recorded in the Mecklenburg County Register of Deeds Office; Thence 4 calls with the Timothy F. Gillenwater property; 1) S54-01-35E 502.82' to an iron set; 2) N00-06-56E 125.36' to a point; 3) N51-51-58W 21.75' to a point; 4) N46-52-56E 18.36' to a point; , the southeastern corner of the Harvey Christenbury property as shown in Deed Book 4544 Page 889 and recorded in the Mecklenburg County Register of Deeds Office; Thence 4 calls with the Harvey Christenbury property; 1) N24-54-18E 35.16' to a point; 2) S84-50-04E 47.00' to a point; 3) S64-22-04E 45.53' to a point; 4) S54-21-04E 134.66' to a point, the southeastern corner of the Phyllis George Reznick property as shown in Deed Book 9561 Page 391 and recorded in the Mecklenburg County Register of Deeds Office; Thence 3 calls with the Phyllis George Reznick property; 1) S19-42-31E 52.00' to a point; 2) S74-28-30E 136.19' to a point; 3) N82-26-06E 167.75' to a point, the southeast corner of the Phyllis George Reznick property as shown in Deed Book 8322 Page 926 and recorded in the Mecklenburg County Register of Deeds Office; Thence with the Phyllis George Reznick property N55-21-59E 253.97' to a point, the southeastern corner of the Richard Leighton McQuay property as shown in Deed Book 5809 Page 669 and recorded in the Mecklenburg County Register of Deeds Office; Thence 2 calls with the Richard Leighton McQuay property; 1) N70-14-23E 88.68' to a point; 2) N39-05-34E 41.17' to a point on the Charlotte city limits line and the southern line of the COS of Riverbend Phase 3-1 Map 1 as shown on Map Book 66 page 905 and recorded in the Mecklenburg County Register of Deeds Office ; Thence 2 calls with the COS of Riverbend Phase 3-1 Map 1 and with the Charlotte city limits; 1) S17-53-13E 121.79' to a point; 2) N56-56-23E 329.19' to a point, the southern corner of the DR Horton Inc property as shown in Deed Book 35451 Page 77 and recorded in the Mecklenburg County Register of Deeds Office; Thence 2 calls with the DR Horton Inc property and with the Charlotte city limits; 1) S73-11-50E 346.17' to a point; 2) N28-20-54E 90.40' to a point, the Point of Beginning.

Containing 38.716 acres as shown on the Annexation Plat for Riverbend Phase 3-2 by Yarbrough-Williams & Houle Inc dated 3-24-2021.

Section 2. Upon and after September 13, 2021 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