

Legislation Text

File #: 15-9205, Version: 1

Public Hearing on Northlake Voluntary Annexation

Action:

- A. Hold a public hearing for Northlake voluntary annexation, and**
- B. Adopt an annexation ordinance with an effective date of September 24, 2018, to extend the corporate limits to include these properties and assign them to the adjacent Council District 2.**

Staff Resource(s):

Taiwo Jaiyeoba, Planning, Design and Development
Katrina Young, Planning, Design and Development

Explanation

- The City has received a petition for voluntary annexation of private properties from Metrolina Properties Limited Partnership by Withrow Capital Investments.
- Public hearings to obtain community input are required prior to City Council taking action on annexation requests.
- These properties are located within Charlotte's extraterritorial jurisdiction.
- Areas proposed for annexation share boundaries with current City limits.
- Annexation of these areas at this time will allow for more orderly land development review, extension of City services, capital investments, and future annexation processes.
- The 15.047-acre site is located south of I-485 and north of Northlake Centre Parkway in North Mecklenburg County.
 - The properties are currently vacant.
 - The petitioner has plans to develop approximately 273 multi-family residential units.
 - The majority of the property is zoned (UR-2(CD) Urban Residential 2 Conditional District with some portions zoned (R-3) single family residential at three dwelling units per acre and
 - Petitioned area consists of four parcels; 025-103-02, 025-081-23B, 025-103-09, and 025-081-22B.
 - The effective annexation date for these properties is September 24, 2018.
 - The properties are located immediately adjacent to Council District 2.
 - The Annexation Ordinance assigns the annexed area to adjacent City Council Districts.

Consistency with City Council Policies

- This annexation is consistent with City voluntary annexation policies approved by the City Council on March 24, 2003; more specifically this:
 - Will not adversely affect the City's ability to undertake future annexations;
 - Will not have undue negative impact on City finances or services; and
 - Will not result in a situation where unincorporated areas will be encompassed by new City limits.

Attachment(s)

Map
Ordinance