

## Legislation Text

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File #: 15-10111, Version: 1

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### Set Public Hearing Date for Steele Creek Landing Voluntary Annexations

**Action:**

**Adopt a resolution setting the public hearing for March 25, 2019, for the Steele Creek Landing voluntary annexation petition.**

**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 property.
- Public hearings are required prior to City Council action on annexation requests.
- This property is located within Charlotte's extraterritorial jurisdiction.
- Area proposed for annexation shares boundary with current city limits, and is immediately adjacent to Council District 3.
- Annexation of this area at this time will allow for more orderly land development review, extension of City services, capital investments, and future annexation processes.
- The 15.481-acre "Steele Creek Landing" site is located at Outlet Boulevard and Trojan Drive in in western Mecklenburg County.
  - The property is owned by Steele-Trojan Properties, LLC and is currently vacant.
  - The property is zoned Neighborhood Services District (NS) and O-2 Office Conditional District (CD).
  - Petitioned area consists of 11 parcels, PID 199-591-09, 199-241-22, 199-241-23, 199-241-24, 199-241-25, 199-241-26, 199-243-01, 199-243-02, 199-243-06, 199-243-07, and 199-243-08.
  - The petitioner has plans to construct up to 35,000 square feet of gross floor area of retail, Eating, Drinking, and Entertainment Establishments (EDEE), a limited service restaurant, and general or medical offices uses on the portion of the development zoned NS together with permitted accessory uses. Additionally, on the portion of the development zoned O-2 (CD), a hotel, with up to 180 hotel rooms or up to 50,000 square feet of gross floor area of medical office uses as allowed in O-2 zoning districts along with permitted accessory uses.

**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.

**Public Hearing Date**

The resolution sets Monday, March 25, 2019, for the public hearing.

**Attachment(s)**

Map

Resolution