

## Legislation Text

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File #: 15-13434, Version: 1

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### Set Public Hearing on Cameron Commons Area Voluntary Annexation

#### **Action:**

**Adopt a resolution setting the public hearing for July 27, 2020, for the Cameron Commons Area voluntary annexation petition.**

#### **Staff Resource(s):**

Taiwo Jaiyeoba, City Manager's Office  
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 a boundary with current city limits.
- Annexation of this area will allow for more orderly land development review, extension of city services, capital investments, and future annexation processes.
- The 94.66-acre "Cameron Commons Area " site abuts Hood Road. It is located north of Robinson Church Road and south of Plaza Road in east Mecklenburg County.
  - The property currently is vacant.
  - The petitioner has plans to construct 250 single family residential dwelling units and 288 multi-family residential dwelling units on the site.
  - The property is zoned MX-1 (CD) Mixed Use Conditional District, B-1(CD) Neighborhood Business.
  - The property is located immediately adjacent to City Council District 4.
  - The petitioned area consists of seven parcels, parcel identification numbers 05122178, 05111104, 05111114, 05111103, 05111199, 05111109 and 05111105.

#### **Consistency with City Council Policies**

- The annexation is consistent with voluntary annexation policy approved by City Council on March 24, 2003.
  - Is consistent with the policy to not adversely affect the city's ability to undertake future annexations;
  - Is consistent with the policy to not have undue negative impact on city finances or services;
  - Per policy, voluntary annexations that encompass unincorporated areas by new city limits may be approved if either of the following conditions exist:
    - A petitioner for a voluntary annexation would experience a significant hardship if the annexation were not approved; or
    - Under the facts of a particular voluntary annexation petition, the city's interests are served by varying the application of one of more of these policies.
  - This voluntary annexation is being recommended because the city's interests will be served by annexing the petitioned property.

#### **Attachment(s)**

Map  
Site Map

Resolution