

## Legislation Text

---

File #: 15-16624, Version: 1

---

### Public Hearing and Decision on Parkside Crossing Area Voluntary Annexation

#### **Action:**

- A. Conduct a public hearing for the Parkside Crossing Area voluntary annexation, and**
- B. Adopt an annexation ordinance with an effective date of November 8, 2021, to extend the corporate limits to include this property and assign it to the adjacent City Council District 3.**

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

Taiwo Jaiyeoba, City Manager's Office  
Holly Cramer, Planning, Design, and Development

#### **Explanation**

- Public hearings to obtain community input are required prior to City Council taking action on annexation requests.
- A petition has been received from the owners of this 241.089-acre property located along the south side of Sledge Road, the east side of Shopton Road West, and west of Steele Creek Road.
- The property is owned by Steele Creek (1997), LLC and Pulte Home Company, LLC.
- The property is currently vacant with some large lot residential uses. Most of the property is zoned MX-3, which allows for residential mixed use as well as commercial, institutional, and employment uses. A portion of the property is zoned UR-2(CD), which allows for residential uses of moderate density.
- The petitioned area consists of three parcels; parcel identification numbers: 199-071-09, 199-061-07, and 199-061-68.
- The property is located within Charlotte's extraterritorial jurisdiction and shares boundaries with current city limits.
- The intent of the annexation is to enable the development of 550 single family units and 150 multi-family units in a continuing care retirement community on the subject site.

#### **Consistent with City Council Policies**

- The annexation is consistent with City voluntary annexation policies approved by the City Council on March 24, 2003; more specifically this annexation:
  - 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; and
  - Is consistent with the policy to not create unincorporated areas will be encompassed by new City limits.

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

Map (GIS)  
Map (Survey)  
Annexation Ordinance