

## Legislation Text

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File #: 15-19671, Version: 1

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### **Set a Public Hearing on Garrison Road Industrial Phase 1 Area Voluntary Annexation**

**Action:**

**Adopt a resolution setting a public hearing for March 13, 2023, for the Garrison Road Industrial Phase 1 Area voluntary annexation petition.**

**Staff Resource(s):**

Alyson Craig, Planning, Design, and Development  
Holly Cramer, 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.
- The area proposed for annexation shares boundaries with current city limits.
- Annexation of this area will allow for more orderly development review, extension of city services, capital investments, and future annexation processes.
- The 149.7-acre "Garrison Road Industrial Phase 1" site is located west of Interstate 485 along Garrison Road in southwestern Mecklenburg County.
  - The property is currently vacant with some single-family residential uses.
  - The petitioner has plans to develop five Class A industrial buildings totaling 1,212,840 square feet of light industrial uses on the site.
  - The property is zoned I-1(CD), which allows for light industrial uses.
  - The property is located immediately adjacent to City Council District 3.
  - The petitioned area consists of five parcels; parcel identification numbers: 141-291-05, 141-291-03, 141-291-02, 141-291-01, and 141-181-65.

**Consistency with City Council Policies**

- The annexation is consistent with voluntary annexation policy approved by 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;
  - Is consistent with the policy to not create unincorporated areas that will be encompassed by new city limits.

**Attachment(s)**

Map  
Resolution