

RESOLUTION CALLING A PUBLIC HEARING FOR MAY 18, 2021, ON THE
ANNEXATION OF TERRITORY TO THE CORPORATE LIMITS – PROPERTY
LOCATED AT 3403 MCCONNELL ROAD – .48-ACRES

WHEREAS, the owner of all the hereinafter-described property, which is non-contiguous to the City of Greensboro, has requested in writing that said property be annexed to the City of Greensboro;

WHEREAS, Chapter 160A, Section 58.1 (non-contiguous) of the General Statutes of North Carolina provides that territory may be annexed after notice has been given by publication one time in a newspaper of general circulation in the city;

WHEREAS, at a regular meeting of the City Council on the May 18, 2021, the following ordinance will be introduced; and

AN ORDINANCE ANNEXING TERRITORY TO THE CORPORATE LIMITS
(PROPERTY LOCATED AT 3403 MCCONNELL ROAD – .48-ACRES)

Section 1. Pursuant to G.S. 160A-58.1 (non-contiguous), the hereinafter-described territory is hereby annexed to City of Greensboro:

BEGINNING at a point, said point being the southeast corner of Lot 1 of the “Final Plat for Edwin H. Holt, General Contractor, INC. / Special Purpose Lot for Greensboro Water Booster Station” as recorded in Plat Book 160 on Page 51, said point also being along the northern right-of-way line for McConnell Road (70-foot width); thence proceeding along the northern line for McConnell Road with a curve to the right, having a radius of 2,240.00 feet and a chord bearing and distance of N 76°24’30” W 115.59 feet to a point; thence proceeding N 74°55’48” W 93.52 feet to a point, said point being the southwest corner of said Lot 1, said point also being the southeast corner of the Property of J. Robert Landreth as recorded in Deed Book 3377 on Page 1053; thence proceeding along the eastern line of said Landreth N 32°13’06” E 106.54 feet to a point; thence proceeding S 75°53’08” E 115.50 feet to a point; thence proceeding N 13°50’38” E 14.91 feet to a point; thence proceeding S 76°09’22” E 60.00 feet to a point; thence proceeding S 13°50’38” W 116.97 feet to the POINT AND PLACE OF BEGINNING, containing an area of .48 acres, more or less. BEING all of Lot 1 according to the plat thereof recorded in Plat Book 160, Page 51, in the Office of the Register of Deeds of Guilford County, North Carolina. The deeds and plats referred to hereinabove are recorded in the Office of the Register of Deeds of Guilford County.

Section 2. Any utility line assessments, which may have been levied by the County, shall be collected either by voluntary payment or through foreclosure of same by the City. Following annexation, the property annexed shall receive the same status regarding charges and rates as any other property located inside the corporate limits of the City of Greensboro.

Section 3. The owner shall be fully responsible for extending water and sewer service to the property at said owner’s expense.

Section 4. From and after the effective date of annexation, the above-described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force within the City and shall be entitled to the same privileges and benefits thereof, subject to the provisions in Sections 2 and 3 above.

Section 5. From and after May 18, 2021, the liability for municipal taxes for the 2020-2021 fiscal year shall be prorated on the basis of 1/12 of the total amount of taxes that would be due for the entire fiscal year. The due date for prorated municipal taxes shall be September 1, 2021. Municipal ad valorem taxes for the 2021-2022 fiscal year and thereafter shall be due annually on the same basis as any other property within the city limits.

Section 6. That this ordinance shall become effective upon adoption.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GREENSBORO:

That Tuesday, May 18, 2021 at 5:30 p.m. be fixed as the time and the meeting will be held virtually for the public hearing on the proposed annexation of territory to the City of Greensboro as above set out and that this resolution be published in a newspaper published in the City of Greensboro not later than May 8, 2021.