



Legislation Details (With Text)

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Title: Resolution Calling a Public Hearing for September 20, 2016 on the Annexation of Territory into the Corporate Limits for the Property Located at 5812, 5908 and 5910 Lake Brandt Road and 2000 and 2020 Trosper Road - 16.78-Acres

Sponsors: Planning

Indexes:

Code sections:

Attachments: 1. LakeBrandtTrosperannexmap, 2. Lake brandt trosper anx petition, 3. sun capital sos, 4. residence develop sos, 5. Lake Brandt and Trosper Road Description, 6. Partial PLAN BRD July 20 Minutes, 7. 16-0634 Reso. Lake Brandt and Trosper Road.pdf

Date	Ver.	Action By	Action	Result
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Resolution Calling a Public Hearing for September 20, 2016 on the Annexation of Territory into the Corporate Limits for the Property Located at 5812, 5908 and 5910 Lake Brandt Road and 2000 and 2020 Trosper Road - 16.78-Acres

Department: Planning
Council District: Nearest to District #3

Public Hearing: No
Advertising Date/By: N/A

Contact 1 and Phone: Steve Galanti at 373-2918
Contact 2 and Phone: Sue Schwartz at 373-2149

PURPOSE:

Sun Capital, Inc., Residence Development Co., and Beverly Roberts have petitioned for annexation of their property located a 5812, 5908 and 5910 Lake Brandt Road and 2000 and 2020 Trosper Road In order to consider the annexation covered by this petition, the City Council must set a public hearing.

BACKGROUND:

This property is within the Tier 1 Growth Area (2013-2019) on the Growth Strategy Map in the Comprehensive Plan. The proposed use for this site is to be developed as commercial / retail.

City water will be available by connecting to the 12-inch line located in Lake Brandt Road or the 8-inch line located in Trosper Road. In order for this site to be served with water the owner would be responsible for all costs associated with extending and connecting to the public line. Due to the depth of the existing sewer lines, City sanitary sewer service will be available by installing an outfall and sewer lift station that would connect to the existing system. It is suggested that the owner connect a private engineering firm to verify if it is possible

to tie into the existing gravity sewer line. In order for this site to be served with sanitary sewer the owner would be responsible for all costs associated with extending and connecting to the public line.

The City's Fire Department notes that this site is currently served by Summerfield Station #39 and upon annexation will be served by City Station #41 on Lake Brandt Road (south). For multi-unit incidents, service will improve.

The Police Department can provide service with little difficulty.

Provision of other City services will involve a travel distance almost equal to that necessary to provide service to the previously-annexed property located to the east, south and west.

BUDGET IMPACT:

Initial service will be absorbed in the budget; future services will have an incremental effect on future budgets.

RECOMMENDATION / ACTION REQUESTED:

The Technical Review Committee (TRC) recommended this annexation to the Planning Board and to City Council. The Planning Board recommended this annexation at its July meeting on a vote of 7-0-1. Accordingly, it is recommended that on September 6, 2016, the City Council adopt a resolution calling a public hearing for September 20, 2016, on the annexation of the above-mentioned property to the City of Greensboro.