



Legislation Details (With Text)

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Title: Resolution Calling a Public Hearing for December 15, 2020, on the Annexation of Territory into the Corporate Limits for the Property Located at 162 Birch Creek Road and a Portion of Right-of-Way for Woodhollow Road - .83-Acres (Eastcoast Plumbing Mechanics, Inc.)

Sponsors: Planning

Indexes:

Code sections:

Attachments: 1. PLP20-22_162BirchCreek.pdf, 2. PLP20-22_BirchCreekAerial.pdf, 3. SoS ECP.pdf, 4. birchcreek petition1.pdf, 5. 20-0770 RES Birch Creek

Date	Ver.	Action By	Action	Result
11/17/2020	1	City Council	adopt	Pass

Resolution Calling a Public Hearing for December 15, 2020, on the Annexation of Territory into the Corporate Limits for the Property Located at 162 Birch Creek Road and a Portion of Right-of-Way for Woodhollow Road - .83-Acres (Eastcoast Plumbing Mechanics, Inc.)

Council Priority: Create an Environment to Promote Economic Development Opportunities and Job Creation / Maintain Infrastructure and Provide Sustainable Growth Opportunities

Department: Planning
Council District: Proximate to District #2

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

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

PURPOSE:

Eastcoast Plumbing Mechanics, Inc has petitioned for annexation of their property located at 162 Birch Creek Road. The portion of right-of-way containing Woodhollow Road is located between the site and Greensboro's current city limits and is annexed as part of the request. In order to consider the annexation covered by this petition, the City Council must set a public hearing.

BACKGROUND:

This contiguous annexation is within the boundary of Growth Tier 1 on the Anticipated Growth Maps in the Comprehensive Plan.

City water will be available by connecting to either the 8-inch line located within Woodhollow Road (north) or the 8-inch line located within Birch Creek Road (east). 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. City sewer will be available by connecting to the 8-inch line which crosses the western portion of the site. 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 McLeansville Fire Station #47 on McLeansville Road and Frieden Church Road (north of the request). Upon annexation, the property will be served by Station #47 and City Station #57 on Mount Hope Church Road (south of the request). Service to this location should improve if annexed.

The Police Department can provide comparable response service to the property under consideration as of the date of annexation. Additional resources may be required as development on the subject property and/or additional annexation in the general area occurs.

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 north, 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 Zoning Commission and to City Council. The Zoning Commission will consider this annexation at their November meeting.

Accordingly, it is recommended that on City Council adopt a resolution calling a public hearing for December 15, 2020, on the annexation of the above-mentioned property to the City of Greensboro.