



Legislation Text

File #: ID 17-0357, **Version:** 1

Ordinance Annexing Territory into the Corporate Limits for Property Located at 5908, 5910 and 5812 Lake Brandt Road and 2000, 2018 and 2020 Trosper Road - 18.03-Acres

Department: Planning
Council District: Nearest to District #3

Public Hearing: Yes
Advertising Date/By: July 6, 2017/City Clerk

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PURPOSE:

Sun Capital, Inc. has petitioned for annexation of their property located at 5908, 5910 and 5812 Lake Brandt Road and 2000, 2018 and 2020 Trosper Road. The City Council is required to hold a public hearing on this petition before considering its approval.

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 residential and 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.

City Sewer will be available by connecting to the 8-inch line to either the northeast or the south of the site. The 8-inch sewer line will need to be extended from the existing manhole westward across the property frontage. 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).

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 May meeting on a vote of 8-0-1. Accordingly, it is recommended that on July 18, 2017, the City Council hold a public hearing to receive public comment and to consider adoption of an ordinance annexing the above-mentioned property into the City of Greensboro.