



Legislation Text

File #: ID 19-0467, **Version:** 1

Resolution Authorizing Acceptance of Dedication of Eight Drainageway and Open Space Parcels from Pierce Roif Corporation, Plainsman Development Corporation, Redwolf Development Co., LLC, Springfield Properties, Inc., Koury Corporation, Old South Home Company/Laurel Run Association and Westminster Homes, Inc.

Council Priority: Maintain Infrastructure and Provide Sustainable Growth Opportunities

Department: Parks and Recreation
Council District: 1, 2, 3 and 4

Public Hearing: N/A
Advertising Date/By: N/A

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PURPOSE:

The Parks and Recreation Department is in the process of accepting nine designated drainageway and open space parcels as described on the approved and recorded subdivision plats listed below. City Council approval of acceptance is requested.

BACKGROUND:

The subject property is located at the following addresses:

- Parcel #94098 was dedicated by the Pierce Roif Corporation to the public and the City of Greensboro for flood plain and open space on the Plat for Section 1 Pleasant Ridge Farms in Plat Book 99 Page 142 recorded on November 7, 1990. This parcel, also known as 4405 Open Eagle Rock Road, is approximately 4.51 acres, zoned R-3, and is located in Council District 3;
- Parcel #93525 was dedicated by Plainsman Development Corporation to the City of Greensboro and the public as drainage way and open space and utility easement on the Final Plat for Phase 2B Pleasant Ridge Farms West in Plat Book 168 Page 142 recorded on March 8, 2007. This parcel, also known as 6323 Ridge Haven Road, is approximately 3.0 acres, zoned R-3, and is located in Council District 3.;
- Parcel #91123 was dedicated by Redwolf Development Co., LLC to the public and the City of Greensboro for drainage way and open space on the Final Plat of Section 2 The Village @ Carriage Woods in Plat Book 174 Page 117 recorded on June 20, 2008. This parcel, also known as 4823 R1 Yanceyville Road, is approximately 3.51 acres, zoned PUD, and is located in Council District 2.;
- Parcel #91180 was dedicated by Redwolf Development Co., LLC to the public and City of Greensboro

for drainage way and open space on the Final Plat for Section I, Phase I, Map 2 of The Village @ Carriage Woods in Plat Book 158 Page 90 recorded on February 16, 2005. This parcel, also known as 500 Near Peach Orchard Drive, is approximately 1.13 acres, zoned PUD, and is located in Council District 2.;

- Parcel #81920 was dedicated by Springfield Properties, Inc. to the public and the City of Greensboro as greenway, open space, and floodplain on the Plat of Phase - I Section - 3 Sullivan's Lake in Plat Book 85 Page 108 recorded on May 28, 1987. This parcel, also known as 4337 Open Sullivan's Lake Drive, is approximately 2.03 acres, zoned CD-RM-5, and is located in Council District 4.;
- Parcel #51873 was dedicated by the Koury Corporation to the City of Greensboro as drainage way and open space on the Final Plat for Koury Corporation Property as 218 East J.J. Drive in Plat Book 137 Page 109 recorded on June 8, 2000. This parcel, also known as 218 YY E. J J Drive, is approximately 3.59 acres, zoned LI, and is located in Council District 1.;
- Parcel #80537 was dedicated by the Old South Home Company to the City, County, and public as drainage way, open space, and utility easement on the Final Plat Phase 2, Map 1 of Laurel Run in Plat Book 131 Page 27 recorded on December 10, 1998. This parcel, also known as 4613 YY Laurel Run Drive, is approximately 1.69 acres, zoned CD-R-3, and is located in Council District 3. The parcel was subsequently deeded to the Laurel Run Association by General Warranty Deed recorded in Book 4806 Page 2171 on January 26, 1999.;
- Parcel #92092 was dedicated by Westminster Homes, Inc. to the City of Greensboro, Guilford County, and the public for drainage way and open space and utility easement on the Final Plat for Section 4 Lakeshore Village in Plat Book 130 Page 91 recorded on October 23, 1998. This parcel, also known as 5706 R1 River Glen Drive, is approximately 3.20 acres, zoned R-3, and is located in Council District 3.

BUDGET IMPACT:

Funding in the amount of \$208.00 for the Guilford County Register of Deeds recording fees are budgeted in the Parks and Recreation Department Account #101-5029-01.5288. Funding for the minimal maintenance of the drainage way and open space area is currently budgeted in the Field Operations Right-of Way maintenance budget.

RECOMMENDATION / ACTION REQUESTED:

The Parks and Recreation Department and the Parks and Recreation Commission recommend that City Council adopt the resolution to formally accept the dedication of the drainageway and open space parcels known as Parcel #940980 from Pierce Roif Corporation; Parcel #93525 from Plainsman Development Corporation; Parcel #91123 and Parcel #91180 from Redwolf Development Co., LLC; Parcel #81920 from Springfield Properties, Inc., Parcel #51873 from Koury Corporation, Parcel #0080537 from Old South Home Company and Parcel #92092 from Westminster Homes, Inc.