



Legislation Text

File #: ID 20-0233, **Version:** 1

Resolution Authorizing Acceptance of Dedication of Eleven Drainageway and Open Space Parcels from Builders Land, Inc./Brookstone Homeowners Association of Guilford County, Inc., Koury Ventures Limited Partnership, Marjorie Roach Rorie and Laura Martinez, Love & Faith Christian Fellowship, William M. Duncan, Jr./Cardinal West Community Association, Westminster Company/Midway Properties, Inc., James Kee and Talma Kee/Kee Development Corporation; D.R. Horton, Inc.

Council Priority: Maintain Infrastructure and Provide Sustainable Growth Opportunities

Department: Parks and Recreation
Council District: 1, 2 and 5

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

Contact 1 and Phone: Nasha McCray, 433-7360
Contact 2 and Phone: Shawna Tillery, 373-7808

PURPOSE:

The Parks and Recreation Department is in the process of accepting eleven designated drainage way 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 #86265 was dedicated by Builders Land Inc. to the City of Greensboro and the public for drainage way and open space on the Final Plat of Phase 2 Brookstone recorded in Plat Book 151 Page 71 on August 8, 2003,. This parcel, also known as 1124 CE Highstone Drive, is approximately 1.74 acres, zoned CD-RM-8, and is located in Council District 1. This parcel was subsequently deeded to the Brookstone Homeowners Association of Guilford County, Inc. by General Warranty Deed recorded in Book 7349 Page 1011 on May 10, 2012.

Parcel #68882 was dedicated by Koury Ventures Limited Partnership to the City of Greensboro for drainage way and open space on the Final Plat of Grandover - Plat 2 Section 6-1 recorded in Plat Book 117 Page 148 on September 26, 1995, as modified by the Reconfiguration of Drainageway & Open Space PB 117 PG 147 for Koury Ventures Limited Partnership recorded in Plat Book 154 Page 136 on May 26, 2004. This parcel, also known as 3802 Dover Park Road, is approximately 0.82 acres, zoned PUD, and is located in Council District 5.

Parcel #75664 was dedicated by Majorie Roach Rorie and Laura Martinez to the City of Greensboro and the public for drainage way and open space on the Final Plat for Susan's Acres recorded in Plat Book 155 Page 122 on July 20, 2004. This parcel, also known as 500 YY Friendway Road, is approximately 0.78 acres, zoned R-3, and is located in Council District 5. The Guilford County Tax Office lists Laura Martinez as the current owner

based on a Quit Claim Deed recorded in Book 5747 Page 2811 on February 18, 2003.

Parcel #85888 was dedicated by Love & Faith Christian Fellowship to the City of Greensboro and public for drainage way and open space on Map 2 of 2 Final Plat for Love & Faith Christian Fellowship recorded in Plat Book 172 Page 44 on November 5, 2007. This parcel, also known as 4345 YY Blackberry Road, is approximately 2.65 acres, zoned R-3, and is located in Council District 1.

Parcel #98864 was dedicated by William M. Duncan, Jr. open space and drainage way and utility easement on the Plat for Cardinal Commons The Cardinal Section II Map B recorded in Plat Book 86 Pages 66 on July 17, 1987. This parcel, also known as 6421 Muirfield Drive, is approximately 2.91 acres, zoned R-3, and is located in Council District 5. The Guilford County Tax Office lists Cardinal West Community Association as the current owner based on a General Warranty Deed recorded at Book 3602 Page 621 on July 17, 1987.

Parcel #94465 was dedicated by the Westminster Company to Guilford County, the City of Greensboro, and the public as floodplain and open space on the Plat of Phase III Map 2 Oak Bend recorded in Plat Book 103 Page 34 on October 25, 1991. This parcel, also known as 4000 Open Sourgum Court, is approximately 1.86 acres, zoned R-3, and is located in Council District 5. The Guilford County Tax Office lists the current owner as Midway Properties Inc. formerly known as Westminster Homes, Inc.

Parcel #79301 was dedicated by James Warren Kee and Talma T. Kee to the public and City of Greensboro for drainage way and open space on the Final Subdivision Plat for Knottingham Forest Phase 1 recorded in Plat Book 155 Page 29 on June 18, 2004. This parcel, also known as 4313 Lord Jeff Drive, is approximately 0.03 acres, zoned R-5, and is located in Council District 2. The Guilford County Tax Office lists the current owner as Kee Development Corporation based on a General Warranty Deed recorded in Book 5510 Page 2103 on May 16, 2002.

Parcel #79253 was dedicated by James Warren Kee and Talma T. Kee to the public and City of Greensboro for drainage way and open space on the Final Subdivision Plat for Knottingham Forest Phase 1 recorded in Plat Book 155 Page 29 on June 18, 2004. This parcel, also known as 4305 YY Lord Jeff Drive, is approximately 1.1 acres, zoned R-5, and is located in Council District 2. The Guilford County Tax Office lists the current owner as Kee Development Corporation based on a General Warranty Deed recorded in Book 5510 Page 2103 on May 16, 2002.

Parcel #79302 was dedicated by James Warren Kee and Talma T. Kee to the public and City of Greensboro for drainage way and open space on the Final Subdivision Plat for Knottingham Forest Phase 1 recorded in Plat Book 155 Page 29 on June 18, 2004. This parcel, also known as 4317 YY Lord Jeff Drive, is approximately 0.56 acres, zoned R-5, and is located in Council District 2. The Guilford County Tax Office lists the current owner as Kee Development Corporation based on a General Warranty Deed recorded in Book 5510 Page 2103 on May 16, 2002.

Parcel #94560 was dedicated by the Westminster Company to the City of Greensboro, Guilford County, and public as drainage way and open space and utility easement on the Plat of Phase V Oak Bend recorded in Plat Book 105 Page 124 on July 24, 1992. This parcel, also known as 7204 Poplar Grove Trail, is approximately 3.24 acres, zoned R-3, and is located in Council District 5.

Parcel #85216 was dedicated by D.R. Horton, Inc. to Guilford County, the City of Greensboro, and the public as drainage way and open space and utility easement on the Final Plat of Longmorn Village - Section 2 aka Laurel Park - Phase 1A recorded in Plat Book 147 Page 100 on July 28, 2002. This parcel, also known as 5240 ZZ Cragganmore Drive, is approximately 3.91 acres, and is located in Guilford County near Council District 1.

BUDGET IMPACT:

Funding in the amount of \$286.00 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 above referenced drainage way and open space parcels.