



Legislation Text

File #: ID 21-0406, **Version:** 1

Public Hearing for an Ordinance Annexing Territory into the Corporate Limits for Property Located at a Portion of 800 Roberson Comer Road - 7.58-Acres (Lake Shore Residence, LLC)

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 #3

Public Hearing: Yes

Advertising Date/By: June 3, 2021 / City Clerk

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PURPOSE:

Lake Shore Residence, LLC has petitioned for annexation of their property located at a portion of 800 Roberson Comer Road.

As this request is a voluntary annexation petition, the City Council will conduct a public hearing to consider and take action on this request at its June 15, 2021 meeting.

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 the 8-inch line located within Roberson Comer 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 either connecting to the 8-inch line located within Roberson Comer Road or the 30-inch outfall located to the east of the site. The applicant has been advised that an extension of the public line will be needed to serve the upstream lots. 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 City Station #43 on Lake Jeanette Road due to a reciprocal response agreement with Fire District #13. Upon annexation the site will be served by City Station #43. Service to this location should improve upon annexation due to the city station's proximity and staffing level.

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 east, south, north 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 recommended approval of this annexation at its May meeting on a vote of 8-0.

Accordingly, it is recommended that 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.