

STAFF REPORT

Town Council, April 14, 2016

Level G LLC Annexation 15-A-25 (PL16-052b)

Conduct public hearing and consider action for proposed annexation ordinance and adoption date

Speaker: Mr. Wayne Nicholas

From: Jeff G. Ulma, Planning Director

Prepared by: Wayne Nicholas, Planning Manager

Approved by: Mike Bajorek, Interim Town Manager

Approved by: Russ Overton, Assistant Town Manager

Executive Summary: Request by the property owner(s) to annex property located at Unaddressed property off Green Level Church Road (1,700 feet SE of Karpen Lane and Green Level Church Road intersection). Associated Case(s): 15-SB-023 (Garden Ridge Subdivision)

OWNER(S) AND PARCEL INFORMATION:

Level G LLC
112 Meadowstone Ct
Cary, NC 27513

Annexation Petition Number: 15-A-25
Wake County Parcel Number: 0734024065
Real ID Number: 0143446
Petition Date: 11/12/2015

ZONING & PROPOSED USE:

Current Zoning: Residential 40 (R-40) within Conservation Residential Overlay District
Acreage: 3.60 plus 0.00 adjacent right of way = 3.60 total deeded acres
Contiguous to Primary Corporate Limits: Yes
% Contiguity (excluding satellite town limits): 73%
Existing Use: Vacant
Proposed Use: Residential (Subdivision)

UTILITIES:

Water: On Site
Sewer: 140 feet north

DISTRICTS & TAX VALUE:

Fire District: Morrisville
Voting District: A
Tax Value: \$288,000

1/27/2016 MEETING:

Town Council – Certificate of Sufficiency and Resolution Ordering Public Hearing

STAFF RECOMMENDATION:

Forward to public hearing on **2/25/2016**

Action: Forwarded to public hearing

2/25/2016 MEETING:

Town Council – Public Hearing

STAFF RECOMMENDATION:

Hold public hearing on **2/25/2016** and defer action to a future council meeting to allow final vote on the annexation to coincide with the final vote on the associated **15-SB-023 (Garden Ridge Subdivision)**
Action: Public hearing held

4/14/2016 MEETING:

Town Council – Ordinance Adoption

STAFF RECOMMENDATION:

Adoption with an effective date determined by council action

Action: Adopted with effective date of **4/14/2016**

