



GREENSBORO ANNEXATION PETITION

Date 11-3-21

TO THE CITY COUNCIL OF THE CITY OF GREENSBORO:

- X **CONTIGUOUS**: We the undersigned, being all the owners of the real property described in Paragraph 2 below, respectfully request that such property be annexed to the City of Greensboro, pursuant to N.C.G.S. 160A-31. The area to be annexed is contiguous to the City of Greensboro and the boundaries of such territory are described below by metes and bounds:

NON-CONTIGUOUS: We the undersigned, being all the owners of the real property described in Paragraph 2 below, respectfully request that such property be annexed to the City of Greensboro, pursuant to N.C.G.S. 160A-58.1. The area to be annexed is non-contiguous to the City of Greensboro and within an area that the City of Greensboro is permitted to annex pursuant to N.C.G.S. 160A-58.1, and the boundaries of such territory to be annexed are described below by metes and bounds:

(You may print "See Attached" and attach the description.)

See attached metes and bounds description.

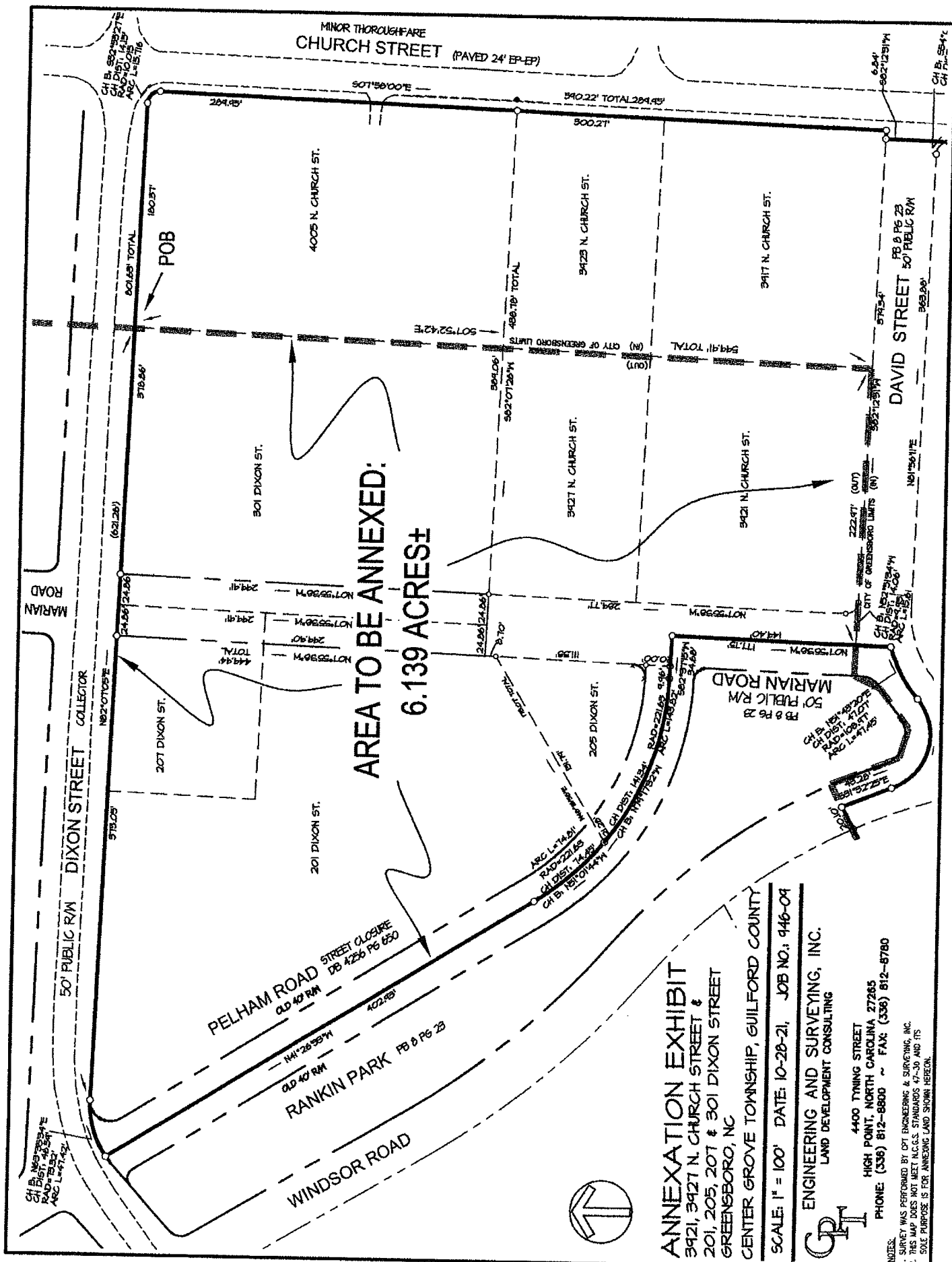
We acknowledge that any zoning vested rights** acquired pursuant to N.C.G.S. 160A-385.1 or N.C.G.S. 153A-344.1 must be declared and identified on this petition. We further acknowledge that failure to declare such vested rights on this petition shall result in a termination of such vested rights previously acquired for the property. (If zoning vested rights are claimed, indicate below and attach proof.)

	<u>Print or Type Name and Address</u>	<u>Do you declare vested rights?**</u> (Indicate yes or no.)	<u>Signature</u>
1.	<u>Cynthia Scott Peeden</u> <i>Peeden Scott</i>	<u>No</u>	<i>Cynthia Peeden Scott</i>
2.	<u>RAK, LLC</u>	<u>No</u>	<i>Scott</i>
3.	<u></u>	<u></u>	<u></u>

Important: Both husband and wife must sign, if applicable.

**These are a special type of vested rights obtained only after the approval of a "site specific development plan" following a public hearing on that plan. Only a small number of plans have received such an approval.

Date Received: _____ Received By: _____



Annexation Description

BEGINNING at a point in the southern margin of the right-of-way of Dixon Street (50' Public R/W), be located approximately 180.37 feet from the northeast corner of 4005 N. Church Street; THENCE leaving said right-of-way of Dixon Street South 07 degrees 52 minutes 42 seconds East 599.91 feet to a point in the northern margin of the right-of-way of David Street (50' Public R/W); THENCE with the northern margin of said David Street South 82 degrees 12 minutes 31 seconds West 222.97 feet to a point located in the centerline of Marian Road (50' Public R/W); THENCE with said centerline of Marian Road North 07 degrees 55 minutes 38 seconds West 149.40 feet to the intersection of Pelham Road (40' Public R/W – closed per Deed Book 4256, Page 650); THENCE with said centerline of Pelham Road the following four (4) courses and distances: (1) THENCE South 82 degrees 37 minutes 15 seconds West 34.68 feet to a point in said centerline; (2) THENCE along a curve to the right having a radius of 221.63 feet and a chord bearing and distance of North 79 degrees 17 minutes 32 seconds West 141.34 feet to a point in said centerline; (3) THENCE along a curve to the right having a radius of 221.63 feet and a chord bearing and distance of North 51 degrees 01 minutes 44 seconds West 74.45 feet to a point in said centerline and (4) THENCE North 41 degrees 26 minutes 33 seconds West 402.93 feet to a point in said southern margin of the right-of-way of Dixon Street; THENCE with said right-of-way of Dixon Street the following two (2) courses and distances: (1) THENCE along a curve to the right having a radius of 73.32 feet and a chord bearing and distance of North 63 degrees 35 minutes 34 seconds East 46.59 feet and (2) THENCE North 82 degrees 07 minutes 05 seconds East 621.26 feet to the POINT and PLACE of BEGINNING containing 6.139 acres more or less and being located in the Center Grove Township, Guilford County, North Carolina.

EXHIBIT A TO ZONING APPLICATION

Parcel	PIN	Address	Current Zoning	Owner	Acres
92885	7866695656	4005 N. Church Street	Greensboro R-5	Cynthia Scott Peeden	1.37
92886	7866696301	3917 N. Church Street	Greensboro R-5	RAK, LLC	0.84
139959	7866694209	3921 N. Church Street	Guilford County RS-40	RAK, LLC	0.84
92887	7866695486	3923 N. Church Street	Greensboro R-5	RAK, LLC	0.54
139957	7866693483	3927 N. Church Street	Guilford County RS-40	RAK, LLC	0.55
92888	7866685917	3915 N. Church Street	Greensboro CD- RM-26	RAK, LLC	4.13
139955	7866693634	301 Dixon Street	Guilford County RS-40	Cynthia Scott Peeden	1.57
139953	7866691720	207 Dixon Street	Guilford County RS-40	Cynthia Scott Peeden	0.48
139958	7866691367	205 Dixon Street	Guilford County RS-40	RAK, LLC	0.26
139954	7866690508	201 Dixon Street	Guilford County RS-40	Cynthia Scott Peeden	2.26
92877	7866589526	116 Pisgah Church Rd.	Greensboro R-5	RAK Pisgah Church, LLC	5.18
92882	7866681947	1 9999 Windsor Rd.	Greensboro CD-C- M	RAK, LLC	1.28
92896	7866681737	1 near Windsor Rd.	Greensboro R- 5/CD-C-M	RAK Pisgah Church, LLC	0.39
92881	7866589877	4300 near Edgemore Rd.	Greensboro R-5	RAK Pisgah Church, LLC	0.9
92895	7866686730	3901 N. Church Street	Greensboro CD-C- M	Premier Stores, Inc.	1.05