



PET 22-01

DATE: June 2, 2022

TO: Taiwo A. Jaiyeoba, City Manager

FROM: Charles D. Watts, Jr., City Attorney

RE: Petition for Local Improvements:
A 6 inch water line improvement on Lorraine Rd from an existing 16 inch water line at Yanceyville Rd, to approximately 385 lineal feet west.

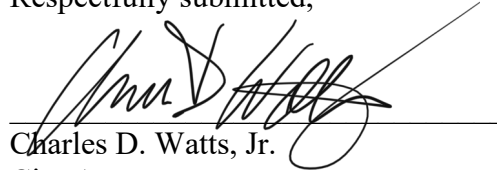
The above-referenced Petition for Local Improvements has been received by the City Attorney's Office:

This petition has been found to be sufficient as follows: The total number of owners is 4; the number thereof signing the petition is 3, a majority of 75%. The total number of linear feet is 750; the number of linear feet signed for by the petitioners is 650, a majority of 86%.

With respect to the 6-inch water main, the estimated cost based upon current unit prices for linear feet on past contracts is \$45,400. The assessment rate of \$12.00 per foot represents 32% of the total cost. The source of funding will be the Water and Sewer Revolving Fund.

Appropriate legal notices have been published, and it is recommended that this matter be placed on the City Council agenda for its consideration on June 21, 2022.

Respectfully submitted,



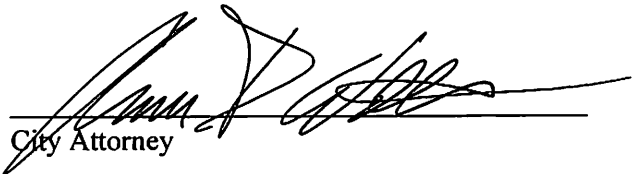
Charles D. Watts, Jr.
City Attorney

cc: Mike Borchers
Jason Geary

CERTIFICATE AS TO SUFFICIENCY OF PETITION FOR LOCAL IMPROVEMENTS

I certify that the said petition is signed by at least a majority in the number of owners, which majority own at least a majority of all the linear feet of frontage of the lands abutting upon the street or streets or part or parts thereof proposed to be improved, excluding intersections.

This the 2nd day of June 2022.



City Attorney

CERTIFICATE OF MAILING OF NOTICE

I hereby certify that a Notice of Public Hearing on a resolution ordering the foregoing improvements was mailed to the last known address of each of the owners as indicated on the attached list.

This the 3rd day of June 2022.



THIS IS A BINDING DOCUMENT ALL PERSONS MUST READ BEFORE SIGNING.

PETITIONER

NAME: **MR. JOSEPH YOUNG, JR**
ADDRESS: **806 LORRAINE RD**
GREENSBORO, NC 27214
PHONE NO: **336-897-1493**

RETURN TO: CITY OF GREENSBORO
ENGINEERING RECORDS
P.O. BOX 3136
GREENSBORO NC 27402-3136

PETITION FOR LOCAL IMPROVEMENTS

GREENSBORO NC **JULY 15, 2021**

TO THE CITY COUNCIL OF THE CITY OF GREENSBORO...

A. WE THE UNDERSIGNED, WHO CONSTITUTE A MAJORITY IN NUMBER OF THE OWNERS, AND WHO OWN A MAJORITY OF ALL THE LINEAL FEET OF FRONTAGE, OF THE LANDS ABUTTING UPON THE STREET OR STREETS HEREIN PROPOSED TO BE IMPROVED (EXCLUDING THE STREET INTERSECTION), DO HEREBY PETITION YOUR HONORABLE BODY TO MAKE THE LOCAL IMPROVEMENTS HEREINAFTER DESIGNATED BY A GENERAL DESCRIPTION OF THE FOLLOWING STREET OR STREETS:

B. STREETS PROPOSED TO BE IMPROVED:

LORRAINE ROAD

FROM **4201 YANCEYVILLE RD** TO **807 LORRAINE RD**

A 6 INCH WATER LINE IMPROVEMENT ON LORRAINE ROAD FROM AN EXISTING 16 INCH WATER LINE AT 4201 YANCEYVILLE ROAD, TO APPROXIMATELY 385 LINEAL FEET WEST TO 807 LORRAINE ROAD.

C. THE UNDERSIGNED REQUEST THAT SAID IMPROVEMENTS TO BE MADE IN CONFORMITY WITH THE PROVISIONS OF THE CHARTER OF THE CITY OF GREENSBORO, AND THAT THE COST OF THE IMPROVEMENTS TO BE SPECIALLY ASSESSED AGAINST THE ABUTTING PROPERTY BE IN ACCORDANCE WITH THE CITY CHARTER.

D. THE PROPERTY FRONTAGE IN FEET ARE SHOWN BELOW AS NEARLY CORRECT AS CAN AT PRESENT BE ASCERTAINED, BUT IT IS THE INTENTION OF EACH OF THE UNDERSIGNED IN SIGNING THIS PETITION TO SIGN FOR ALL THE PROPERTY WHICH HE OWNS OR IN WHICH HE HAS ANY INTEREST WHICH ABUTS ON THE STREET OR STREETS REQUESTED TO BE IMPROVED.

E. EACH OF THE UNDERSIGNED HEREBY WAIVES ANY AND ALL REQUIREMENTS THAT HE BE SERVED WITH NOTICE OF A PUBLIC HEARING AS TO THE ORDERING OF THE IMPROVEMENTS AND A PUBLIC HEARING AS TO CONFIRMATION OF THE FINAL ASSESSMENT ROLL, AND HEREBY ACKNOWLEDGES THAT HE CANNOT WITHDRAW HIS SIGNATURE FROM THIS PETITION AFTER IT IS FILED.

F. EACH OF THE UNDERSIGNED, IN CONSIDERATION OF THE DESCRIBED LOCAL IMPROVEMENTS, HEREBY GRANTS TO THE CITY OF GREENSBORO THE NECESSARY RIGHTS-OF-WAY, EASEMENTS, PERMITS, AND LICENSES FOR ENTRY UPON THEIR PROPERTY TO ENABLE THE IMPROVEMENTS TO BE SURVEYED, CONSTRUCTED, AND MAINTAINED. THESE RIGHTS-OF-WAY, EASEMENTS, PERMITS, AND LICENSES ARE GRANTED AT NO COST TO THE CITY AND THE UNDERSIGNED AGREE TO EXECUTE THE PROPER CONVEYANCES WHEN PRESENTED

FILED WITH THE CITY COUNCIL

DATE: _____

CITY CLERK

CITY OF GREENSBORO

POLICY WITH RESPECT TO ASSESSMENTS FOR IMPROVEMENTS

GENERAL: ASSESSMENT PROCEDURES FOR THE CITY OF GREENSBORO ARE ESTABLISHED BY ACTS OF THE STATE LEGISLATURE. THE ORIGINAL ACTS ARE QUITE LENGTHY AND ARE IN MUCH MORE DETAIL THAN THE SUMMARY GIVEN BELOW, THEREFORE THERE MAY BE SOME ISOLATED CASES WHERE A CONFLICT MAY EXIST BETWEEN THE TWO IN WHICH CASE THE ORIGINAL ACT WILL NATURALLY CONTROL. BETWEEN THE TWO IN ORDER TO ACQUAINT THE PROPERTY OWNER WITH WHAT HE/SHE MIGHT EXPECT IN GENERAL, THIS SIMPLIFIED STATEMENT OF POLICY HAS BEEN USED.

COSTS: COSTS INDICATED BELOW ARE PER FRONT FOOT WHEREBY LOTS ON EACH SIDE OF THE STREET PAY THIS AMOUNT. ALL ASSESSMENTS ARE LEVIED AT COST WITH THE MAXIMUM ASSESSMENT AS NOTED. THESE RATES ARE SUBJECT TO CHANGE PENDING ACTION BY THE CITY COUNCIL.

1.	PAVING, INCLUDING CURB AND GUTTER AND STORM SEWERS	\$23.00
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NOTE: UTILITY LATERALS WILL BE INSTALLED TO LOTS NOT PRESENTLY SERVED BEFORE PAVING CONSTRUCTION.

2.	WATER MAIN	\$ 12.00
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3.	SEWER MAIN	\$ 16.00
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4.	WATER AND SEWER LATERAL (LINES FROM MAINS TO PROPERTY LINE)	CURRENT RATE
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5.	SIDEWALK (STANDARD 5 FOOT WIDTH) NOT INCLUDING STEPS RETAINING WALLS, ETC.	\$ 3.00 MAX
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6.	DRIVE (INSTALLED ONLY WITH SIDEWALK CONSTRUCTION)	\$ 5.00 MAX
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CORNER LOT EXEMPTIONS: FRONT OF LOT IS THAT SIDE WITH LEAST DIMENSIONS

PAVING AND SIDEWALKS-APPLIES ONLY IN RESIDENTIAL ZONES.

1. FRONT IS TO BE PAVED FIRST-OWNER PAYS RATE OF FULL FRONTAGE.

2. FRONT IS TO BE PAVED-SIDE IS ALREADY PAVED-FRONT LOT DISTANCE IS EXEMPT 50% WITH A 30 FOOT MAXIMUM EXEMPTION ALLOWABLE. OWNER PAYS REMAINDER OF FOOTAGE AT FULL RATE.

3. SIDE IS TO BE PAVED FIRST-FRONT TO REMAIN UNPAVED-SIDE LOT DISTANCE IS EXEMPT 20% WITH A 30-FOOT MAXIMUM EXEMPTION ALLOWABLE. OWNER PAYS REMAINDER OF FOOTAGE AT FULL RATE.

4. SIDE IS TO BE PAVED-FRONT IS ALREADY PAVED-SIDE LOT DISTANCE IS EXEMPT 40% OF A 60 FOOT MAXIMUM EXEMPTION ALLOWABLE. OWNER PAYS REMAINDER OF FOOTAGE AT FULL RATE.

NOTE: THE MAXIMUM TOTAL EXEMPTION ALLOWABLE IS 60 FEET. WHERE THE EXISTING PAVED STREET IS NOT COMPLETE WITH CURB AND GUTTER OR IF THE STREET HAS CURB AND GUTTERS AND IS NOT COMPLETELY PAVED WITH STANDARD ASPHALTIC OR CONCRETE WEARING SURFACE ONE-HALF OF THE ABOVE EXEMPTIONS SHALL APPLY.

WATER AND SEWER MAINS: OWNER PAYS RATE FOR FULL FRONTAGE. LATER WHEN MAINS ARE INSTALLED ALONG THE SIDE LOT DISTANCE IS EXEMPT UP TO A MAXIMUM OF 150 FEET IN A RESIDENTIAL ZONE (100 FEET IN A NON-RESIDENTIAL ZONE). IF MAINS ARE INSTALLED ALONG THE SIDE OF THE LOT FIRST, ASSESSMENTS ARE COMPUTED SO THAT THE OWNER PAYS NO MORE THAN AS PROVIDED ABOVE.

PAYMENTS: ASSESSMENTS ARE LEVIED AFTER THE INSTALLATION IS COMPLETE. USUALLY THERE IS A TWO OR THREE MONTH PERIOD BETWEEN THE TIME OF COMPLETION AND THE MAILING OF BILLS. THE OWNER THEN HAS 50 DAYS TO MAKE PAYMENT; OTHERWISE INTEREST WILL BE ADDED FROM THE DATE OF CONFIRMATION OF THE ASSESSMENT BY THE CITY COUNCIL. IF THE OWNER ELECTS, HE MAY PAY ONE-FIFTH DOWN AND THE REMAINDER IN FOUR ANNUAL INSTALLMENTS. INTEREST IS CHARGED AT THE RATE OF 6% PER ANNUM ON THE UNPAID BALANCE.

EXISTING SMALL LINES: IF AN EXISTING WATER LINE IS LOCATED IN THE STREET AND IS 4 INCHES IN DIAMETER OR LARGER, THE PROPERTY WILL BE EXEMPT FROM WATER MAIN ASSESSMENTS. SMALLER LINES WILL BE ABANDONED AND THE PROPERTY ASSESSED FOR THE NEW MAINS. IF AN EXISTING SEWER MAIN IS LOCATED IN THE STREET AND IS 8 INCHES IN DIAMETER OR LARGER AND PROPERLY INSTALLED, THE PROPERTY WILL BE EXEMPT FROM SEWER MAIN ASSESSMENTS.

SINGLE PERSONS

USE THIS SPACE FOR SIGNATURES WHERE PROPERTY OWNER IS NOT MARRIED

(NOTE AFTER SIGNATURE WHETHER SINGLE, WIDOW, OR WIDOWER)

1. NAME_____FRONTAGE_____
PROPERTY ADDRESS_____
2. NAME_____FRONTAGE_____
PROPERTY ADDRESS_____
3. NAME_____FRONTAGE_____
PROPERTY ADDRESS_____
4. NAME_____FRONTAGE_____
PROPERTY ADDRESS_____
5. NAME_____FRONTAGE_____
PROPERTY ADDRESS_____

PARTNERSHIP OR ESTATE

USE THIS SPACE WHEN PROPERTY IS OWNED BY A PARTNERSHIP OR AN ESTATE

(ALL PARTNERS AND THEIR HUSBAND OR WIFE SHALL SIGN)

1. PARTNERSHIP NAME_____
PROPERTY ADDRESS_____FRONTAGE_____
PARTNER_____SPOUSE_____ADDRESS_____
PARTNER_____SPOUSE_____ADDRESS_____
PARTNER_____SPOUSE_____ADDRESS_____
PARTNER_____SPOUSE_____ADDRESS_____
PARTNER_____SPOUSE_____ADDRESS_____
2. ESTATE OF_____PROPERTY ADDRESS_____
FRONTAGE_____
HEIR_____SPOUSE_____ADDRESS_____
HEIR_____SPOUSE_____ADDRESS_____
HEIR_____SPOUSE_____ADDRESS_____
HEIR_____SPOUSE_____ADDRESS_____
HEIR_____SPOUSE_____ADDRESS_____

MARRIED PERSONS

USE THIS SHEET FOR SIGNATURES WHERE PROPERTY IS OWNED BY HUSBAND AND WIFE

 (BOTH HUSBAND AND WIFE MUST SIGN)

1. HUSBAND Joseph Young WIFE Wanda Young FRONTAGE 100
PROPERTY ADDRESS 806 Lorraine Rd Brown Summit N.C. 27214
2. HUSBAND Stan S. Semmons WIFE Kathy T Semmons FRONTAGE 250
PROPERTY ADDRESS 4111 Yanceyville Rd. Brown Summit N.C. 27214
3. HUSBAND Jale Avery WIFE Deanna Avery FRONTAGE 300
PROPERTY ADDRESS 4201 YANCEY VILLE Rd Brown Summit NC 27214
4. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
5. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
6. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
7. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
8. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
9. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
10. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
11. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
12. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
13. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
14. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
15. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____
16. HUSBAND _____ WIFE _____ FRONTAGE _____
PROPERTY ADDRESS _____

CORPORATIONS

USE THIS SPACE FOR SIGNATURES WHEN PROPERTY IS OWNED BY A CORPORATION

1. NAME OF CORPORATION _____ FRONTAGE _____
BY _____ PRESIDENT OR VICE PRESIDENT
ATTEST _____ SECRETARY (SEAL)
ADDRESS _____ AFFIX SEAL
2. NAME OF CORPORATION _____ FRONTAGE _____
BY _____ PRESIDENT OR VICE PRESIDENT
ATTEST _____ SECRETARY (SEAL)
ADDRESS _____ AFFIX SEAL
3. NAME OF CORPORATION _____ FRONTAGE _____
BY _____ PRESIDENT OR VICE PRESIDENT
ATTEST _____ SECRETARY (SEAL)
ADDRESS _____ AFFIX SEAL
4. NAME OF CORPORATION _____ FRONTAGE _____
BY _____ PRESIDENT OR VICE PRESIDENT
ATTEST _____ SECRETARY (SEAL)
ADDRESS _____ AFFIX SEAL

CHURCH OR ORGANIZATION

USE THIS SPACE FOR SIGNATURES IF PROPERTY IS OWNED BY A CHURCH OR ORGANIZATION

1. NAME OF OWNER _____ FRONTAGE _____
PROPERTY ADDRESS _____
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
BY _____, TRUSTEE _____ ADDRESS
GIVE DATE OF AUTHORITY TO EXECUTE _____
(ALL TRUSTEES MUST SIGN)