



City of Greensboro

Melvin Municipal
Office Building
300 W. Washington Street
Greensboro, NC 27401

Agenda Report

File Number: 2022-1140

Agenda Item# H.9.

Agenda Date: 12/20/2022. **Department:** Planning

Meeting Type: Council Meeting **Category:** Public Hearing Agenda

Title: 2022-1140 Public Hearing for an Ordinance Annexing Territory into the Corporate Limits for Property Located at a portion of 2401 Minorwood Road – 7.87-Acres (Evangel Fellowship Word Ministries, Inc.)

Council Priority: Place an 'x' in the box.

- ☒ Create an Environment to Promote Economic Development Opportunities and Job Creation
- ☒ Maintain Infrastructure and Provide Sustainable Growth Opportunities
- ☐ Promote Public Safety & Reduce Crime
- ☐ Exceptional Customer Service and a Diverse City Government Workforce
- ☐ Ensure Fiscal Stewardship, Transparency, & Accountability

Council District: Proximate to District #2

Public Hearing: Yes

Advertising Date/By: 12/8/2022/by City Clerk

Contact 1 and Phone: Sue Schwartz, Ext. 2149

Contact 2 and Phone: Steve Galanti, Ext. 2918

PURPOSE:

Evangel Fellowship Word Ministries, Inc. is requesting annexation of the property located at a portion of 2401 Minorwood Road, generally described as north of East Cone Boulevard and east of Sixteenth Street.

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 December 20, 2022 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 either connecting to the 16-inch line located within East Cone Boulevard or the 30-inch line located within Minorwood 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 connecting to the 15-inch outfall located approximately 270 feet to the west of the site. 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 County Station #55 located on Hicone Road (north of the site). Upon annexation the site would be served by City Station #14 located on Summit Avenue (northwest of the site). Service to this location, based on staffing/personnel numbers, would improve from the County's response time of six minutes and 45 seconds upon annexation. For single unit incidents, the department's estimated response time of 4 minutes and 15 seconds would be 15 seconds short of meeting its Standard of Cover with existing stations and personnel but still is a considerable improvement from the County's response time. For multi-unit incidents the department can meet the Standard of Cover with existing stations and personnel.

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.

Field Operations will be able to provide sanitation services to this site.

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 south and west.

BUDGET IMPACT:

Initial service will be absorbed in the budget; future services will have an incremental effect on future budgets.

ACCOUNT NUMBER:

N/A

RECOMMENDATION / ACTION REQUESTED:

The Technical Review Committee (TRC) recommended this annexation to the Planning and Zoning Commission and to City Council.

The Planning and Zoning Commission recommended approval of this annexation at its November meeting on a vote of 7-0 and the meeting minutes have been attached to the associated zoning item.

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.