

RESOLUTION CALLING A PUBLIC HEARING FOR MARCH 18, 2025 ON THE
ANNEXATION OF TERRITORY TO THE CORPORATE LIMITS –PROPERTY
LOCATED AT 4115 CORBIN ROAD – 10.605 ACRES

WHEREAS, the owner of all the hereinafter-described property, which is noncontiguous to the City of Greensboro, has requested in writing that said property be annexed to the City of Greensboro;

WHEREAS, Chapter 160A, Section 58.2 (noncontiguous) of the General Statutes of North Carolina provides that territory may be annexed after notice has been given by publication one time in a newspaper of general circulation in the city;

WHEREAS, at a regular meeting of the City Council on the 18th day of March, 2025, the following ordinance will be introduced; and

AN ORDINANCE ANNEXING TERRITORY TO THE CORPORATE LIMITS
(PROPERTY LOCATED AT 4115 CORBIN ROAD – 10.605 ACRES)

Section 1. Pursuant to G.S. 160A-31 (contiguous), the hereinafter-described territory is hereby annexed to City of Greensboro:

BEGINNING at a new iron pipe at the northeast corner of Lot 1 of Property of Robert L. Schroll and Wife Victoria S. Schroll, as recorded in Plat Book 93, Page 59, said pipe having North Carolina Grid Coordinates of N:869564.4060, E:1780262.8849; thence with the southern lines of Lots 1 and 2 of E. E. Lashley, as recorded in Plat Book 66, Page 142, S 86°30'33" E 873.18 feet to a new iron pipe at the northwest corner of Lot 1 of Reese B. Kent, as recorded in Plat Book 169, Page 48, thence with the western line of said Lot 1 S 00°19'55" E 200.11 feet to a new iron pipe at the southwest corner of said Lot 1; thence with the southern line of said Lot 1 S 67°56'01" E 40.34 feet to a new iron pipe on the western right-of-way line of Corbin Road, which is within the right-of-way of U.S. Highway 29 N; thence with said western right-of-way line S 30°54'03" W 284.84 feet to a new iron pipe at the northeast corner of TRJ Development, LLC, as recorded in Deed Book 8445, Page 1777; thence with the northern line of said LLC N 86°32'30" W 103.39 feet to a new iron pipe at the northwest corner of said LLC; thence with the western line of said LLC S 30°59'02" W 100.36 feet to a new iron pipe in the northern line of Lot 22 of E. E. Schoolfield Property, as recorded in Plat Book 26, Page 22; thence with the northern lines of Lots 22 and 21 of said subdivision N 87°06'27" W 494.77 feet to a spike in the eastern right-of-way line of McCoy Street; thence across the northern terminus of said street N 86°58'57" W 60.66 feet to an existing iron pipe in the western right-of-way line of said street; thence with the northern line of Lot 1 of said subdivision N 87°09'59" W 76.20 feet to a ½" existing iron pipe at the southeast corner of Tract II of Bonita and Randall Anderson, as recorded in Deed Book 8106, Page 2146; thence with the eastern lines of Anderson's Tracts II and I N 02°39'56" E 185.07 feet to a 1" existing iron pipe; thence with the eastern line of Anderson's Tract I N 02°34'23" E 99.86 feet to a 1" existing iron pipe; thence continuing with the eastern line of Anderson's Tract I N 02°35'26" E 92.17 feet to a ½" existing iron

pipe at the southeast corner of Lot 1 of Schroll; thence with the eastern line of said Lot 1 N 01°25'57" E 99.52 feet to a ½" existing iron pipe; thence continuing with said eastern line N 01°25'57" E 84.53 feet to the point and place of BEGINNING, containing approximately 10.605 acres. All plats and deeds referred to hereinabove are recorded in the Office of the Register of Deeds of Guilford County.

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Section 2. Any utility line assessments, which may have been levied by the County, shall be collected either by voluntary payment or through foreclosure of same by the City. Following annexation, the property annexed shall receive the same status regarding charges and rates as any other property located inside the corporate limits of the City of Greensboro.

Section 3. The owner shall be fully responsible for extending water and sewer service to the property at said owner's expense.

Section 4. From and after the effective date of annexation, the above-described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force within the City and shall be entitled to the same privileges and benefits thereof, subject to the provisions in Sections 2 and 3 above.

Section 5. From and after the effective date of annexation, the above-described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force within the City and shall be entitled to the same privileges and benefits thereof, subject to the provisions in Sections 2 and 3 above. The above-described territory shall also be subject to all municipal taxes according to the provisions of G.S 160A-58.10.

Section 6. That this ordinance shall become effective upon adoption.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GREENSBORO:

That Tuesday, March 18, 2025 at 5:30 p.m. be fixed as the time and the Council Chambers in the Melvin Municipal Office Building as the place for the public hearing on the proposed annexation of territory to the City of Greensboro as above set out and that this resolution be published in a newspaper published in the City of Greensboro not later than March 8, 2025.