



# City of Greensboro

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

## Agenda Report

File Number: 2025-307

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### Agenda Item# H.8.

**Agenda Date:** 4/15/2025. **Department:** Planning

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

**Title:** 2025- 307 Public Hearing for an Ordinance Annexing Territory into the Corporate Limits for the Property Located at 1606 Youngs Mill Rd – .9 Acres (Michael Praylor for Praylor Construction Company, Inc.)

**Council Priority: Place an ‘x’ in the box.**

- |   |  |
|---|--|
| <input type="checkbox"/> Safest City                                | <input type="checkbox"/> Most Skilled Workforce                            |
| <input type="checkbox"/> Easiest Place to Do Business               | <input type="checkbox"/> Most Connected City                               |
| <input type="checkbox"/> Youth Sports Capital                       | <input type="checkbox"/> Hub of Recreation and Entertainment               |
| <input checked="" type="checkbox"/> Abundance of Attainable Housing | <input type="checkbox"/> Other/Admin <u>Briefly Explain 3 word maximum</u> |

**Council District:** Proximate to District 1

**Public Hearing:** Yes

**Advertising Date/By:** 4/5/2015/by City Clerk

**Contact 1 and Phone:** Sue Schwartz, Ext. 2149

**Contact 2 and Phone:** Mike Kirkman, Ext 4649

**PURPOSE:**

Michael Praylor, for Praylor Construction Company, Inc, is requesting annexation of the property located at 1606 Youngs Mill Road, generally described as south of Youngs Mill Road and east of Circleview Drive.

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 **April 15, 2025** meeting.

**BACKGROUND:**

This property is located within the Tier 1 Growth Area on the Growth Strategies Map in the Comprehensive Plan.

City water is available by connecting to the 12-inch water line that fronts the properties on Youngs Mill Road.

City sewer is available by connecting to the eight-inch sewer line that fronts the property on Youngs Mill Road.

*Vision Statement: “A Community with Endless Economic Opportunities and Exceptional Quality of Life.”*

The City's Fire Department notes that this site is currently served by Alamance Fire District Station 54 on Presbyterian Road (south of the request). Upon annexation, Alamance Fire District Station 54 will continue to serve the property based on a monetary contract with Alamance Fire Department. The Greensboro Fire Department can meet the Standard of Cover with existing stations and personnel. This location is also included in Fire District 14. Greensboro Fire has a long-standing service contract for Fire District 14, which makes the district part of Greensboro Fire's agency response.

The Police Department can provide service to the site with no effect. 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.

City Solid Waste can provide collection services to this location.

**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 at its March 6, 2025 meeting

The Planning and Zoning Commission recommended approval of this annexation at its March 17, 2025 meeting on a vote of 9-0 and the meeting minutes are included with 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.