

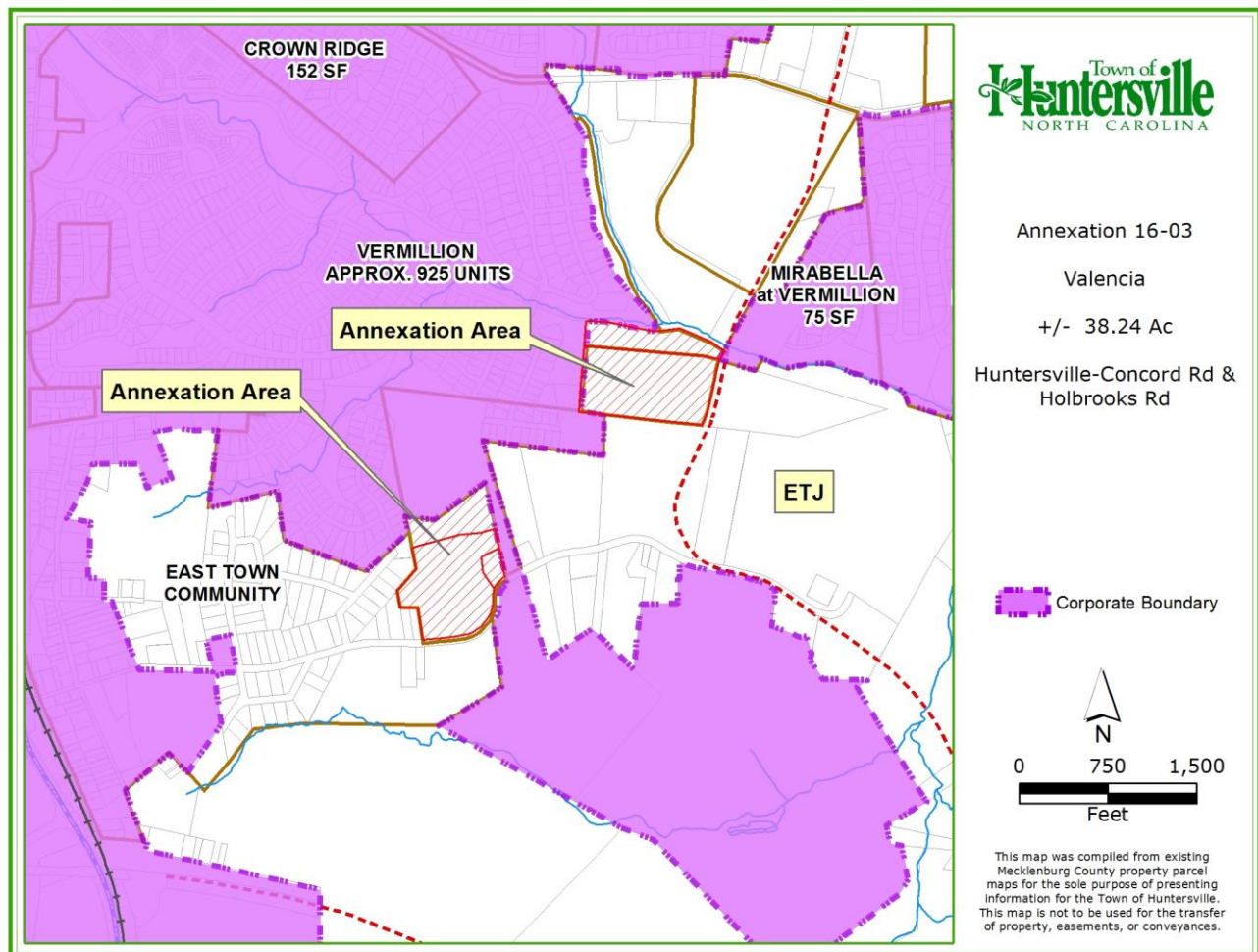
## Contiguous Annexation Petition # 16-03

### Valencia

#### EXPLANATION OF THE REQUEST

Petition Annex #16-03 for contiguous annexation into the Town of Huntersville of 38.24 acres consisting of five parcels (PIN# 019-203-15; 019-271-01B; 019-203-14; 019-371-05; 019-391-05) (see Exhibit 1).

#### LOCATION



#### BACKGROUND

The property owners (C&D Management Company, LLC; Southside Neighborhood, LLC; and Bowman Development Group, INC.) have filed a petition to consider voluntary contiguous annexation (see Exhibit 1) pursuant to North Carolina General Statutes Section 160A-31.

All statutory requirements for annexation have been met:

- A petition requesting annexation was received on August 24, 2016 (see Exhibit 1).
- The Town Clerk certified the sufficiency of the petition on December 15, 2016 (see Exhibit 2).
- On February 6, 2017, the Board of Commissioners set the date for the public hearing to be held on March 6, 2017.
- Notice of the public hearing was placed in a newspaper of general circulation. The notice appeared in the Charlotte Observer on February 18, 2017 (see Exhibit 3).

#### **STAFF RECOMMENDATION**

Since all statutory requirements have been met in full, staff recommends that the Board of Commissioners approve the petition with Mayor's signature on the associated ordinance. If the final action of this annexation takes place on March 6, 2017, the voluntary contiguous annexation would also become effective on March 6, 2017.

#### **ATTACHMENTS**

Exhibit 1 - Contiguous Annexation Petition  
Exhibit 2 - Certificate of Sufficiency  
Exhibit 3 - Public Hearing Ad  
Exhibit 4 – Signed Site Plat Map  
Exhibit 5 - Contiguous Annexation Ordinance