



REQUEST FOR COUNCIL ACTION

City of Greenville, South Carolina

TO: Honorable Mayor and Members of City Council
FROM: John F. McDonough, City Manager

Agenda Item No.

15a

Ordinance/First Reading Ordinance/Second & Final Reading Resolution/First & Final Reading Information Only

AGENDA DATE REQUESTED: February 28, 2022

ORDINANCE/RESOLUTION CAPTION:

AN ORDINANCE TO ANNEX APPROXIMATELY 0.842 ACRE OF REAL PROPERTY AND 0.424 ACRE OF ADJACENT RIGHT-OF-WAY LOCATED AT 2901 EAST NORTH STREET, AND TO PROVIDE THE ZONING DESIGNATION OF R-9, SINGLE-FAMILY RESIDENTIAL DISTRICT (TAX MAP NUMBER 0277000200701) (AX-1-2022)

SUMMARY BACKGROUND:

James H. Brown, on behalf of J. Haskell Brown and Sandra M. Brown, owners of subject property, applied for annexation of real property consisting of approximately 0.842 acre of real property and 0.424 acre of right-of-way located at the 2901 East North Street (Tax Map Number 0277000200701) (approximately a total of 1.266 acres to be annexed and collectively, the "Property"), and further applied for rezoning of the Property from county zoning designation R-20, Single-family residential district, to city zoning designation of R-9, Single-family residential district.

The City Planning Commission, pursuant to public notice, held a public hearing on January 20, 2022, to consider the annexation and proposed rezoning and recommended approval of the application by a vote of 7-0

Planning Staff Recommendation: Approve

Planning Commission Recommendation: Approval by a vote of 7-0

IMPACT IF DENIED:

The Property will not be annexed and rezoned.

FINANCIAL IMPACT:

The Property annexed by this Ordinance shall be subject to intergovernmental agreements with the Wade Hampton Fire District, Greater Greenville Sanitation District, and Metropolitan Sewer Subdistrict dba MetroConnects according to their respective terms while they are in effect.

REQUIRED SIGNATURES

Department Director DocuSigned by:
Shannon Lemin
52118B540A2C4BC...

OMB Director _____

City Attorney DocuSigned by:
Ligh Padetti
5CBFA0F327224F8...

City Manager DocuSigned by:
John McDonough
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A N O R D I N A N C E

TO ANNEX APPROXIMATELY 0.842 ACRE OF REAL PROPERTY AND 0.424 ACRE OF ADJACENT RIGHT-OF-WAY LOCATED AT 2901 EAST NORTH STREET, AND TO PROVIDE THE ZONING DESIGNATION OF R-9, SINGLE-FAMILY RESIDENTIAL DISTRICT (TAX MAP NUMBER 0277000200701) (AX-1-2022)

WHEREAS, James H. Brown, on behalf of J. Haskell Brown and Sandra M. Brown, owners of subject property, applied for annexation of real property consisting of approximately 0.842 acre of real property and 0.424 acre of right-of-way located at the 2901 East North Street (Tax Map Number 0277000200701) (approximately a total of 1.266 acres to be annexed and collectively, the "Property"), and further applied for rezoning of the Property from county zoning designation R-20, Single-family residential district, to city zoning designation of R-9, Single-family residential district; and

WHEREAS, the City Planning Commission, pursuant to public notice, held a public hearing on January 20, 2022, to consider the annexation and proposed rezoning and recommended approval of the application by a vote of 7-0; and

WHEREAS, City Council has reviewed the application of the owner's agent and the recommendations of the Planning Commission and has found the proposed zoning designation of R-9, Single-family residential district, to be compatible with the City's Comprehensive Development Plan; and

WHEREAS, City Council has determined that annexation of the Property would promote the City's policy of planned growth and development;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF GREENVILLE, SOUTH CAROLINA, the Property shall be annexed into the corporate limits of the city of Greenville. The Property is identified more particularly on the attached Exhibits A, B, and C providing the annexation map, property description for Tax Map Number 0277000200701 and adjacent right-of-way, and the recorded plat by the Greenville County Register of Deeds, respectively. The annexed Property is provided the zoning designation of R-9, Single-family residential district and shall be included in City Council District 1. The GVL2040 Comprehensive Plan Future Land Use Map shall also be amended to include the Property as Sub-urban Residential.

Upon annexation, the Property shall become subject to the City's jurisdiction for the rendition of all municipal services, and all official maps regarding flood and storm water control shall be amended to include the property in such manner as the City Engineer determines to be in compliance with the criteria set forth in the City's Flood Plan Management Regulations, as from time to time amended.

The Property annexed by this Ordinance shall be subject to intergovernmental agreements with the Wade Hampton Fire District, Greater Greenville Sanitation District, and Metropolitan Sewer Subdistrict dba MetroConnects according to their respective terms while they are in effect.

This Ordinance shall take effect upon second and final reading and shall be effective for the 2022 tax year.

DONE, RATIFIED AND PASSED THIS THE ____ DAY OF _____, 2022.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM

CITY ATTORNEY

REVIEWED

CITY MANAGER

EXHIBIT A

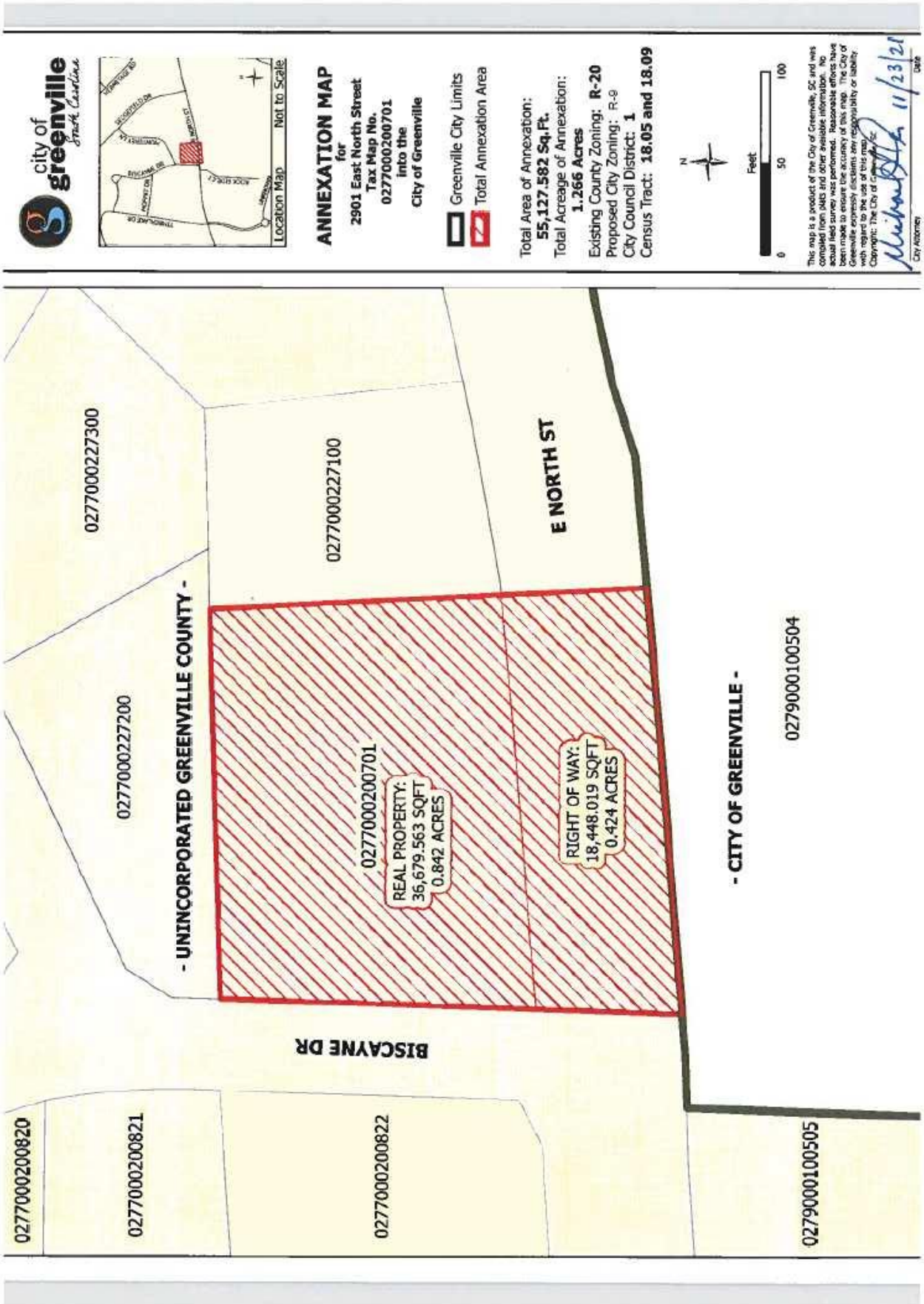


EXHIBIT B**Property Description**

ALL that piece, parcel or lot of land with any improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as 0.80 acres, more or less, according to a plat entitled "Closing Survey for: JAMD", prepared by Precision Land Surveying, Inc dated March 26, 2008, and recorded in the Office of the Register of Deeds for Greenville County, SC on April 4, 2008 in Plat Book 1063 at Page 99. Reference to said plat is hereby craved for a more accurate and complete metes and bounds description.

This the same property conveyed to the Grantor herein by deed of James H. Brown dated March 21, 2011, and recorded in the Office of the Register of Deeds for Greenville County, SC on March 29, 2011 in Deed Book 2386 at Page 1803.

TMS# 02770002-00701

Property address: 2901 E North Street, Greenville, SC

Property Description for Right-of-Way

To include the 0.424 acres of E. North Street right-of-way as shown within the associated Annexation Map exhibit.

EXHIBIT C

