



CITY OF HENDERSONVILLE AGENDA ITEM SUMMARY

SUBMITTER: Matthew Manley

MEETING DATE: July 2, 2026

AGENDA SECTION: Presentation

DEPARTMENT: Community
Development

TITLE OF ITEM: Annexation Request - Georgia Ave (Lot 27) | 26-34-ANX – *Matthew Manley, AICP, Long-Range Planning Manager*

SUGGESTED MOTION(S):

I direct staff to grant the applicant the right to connect to the City of Hendersonville Utility System without requiring further processing of the petition for annexation.

SUMMARY: *File # 26-34-ANX*

The City of Hendersonville has received a petition from Greg Grooms of Blue Pinnacle Homes for satellite annexation a 0.14 acre parcel (PIN: 9568-21-3075) located on Georgia Ave near Osceola Lake. The parcel is within the City's ETJ, but outside of the City's newly proposed Growth Boundary. The parcel is also part of a larger subdivision, the remainder of which is not included in the annexation request. As such, the parcel is ineligible (or insufficient) for satellite annexation per state statute 160A-58.1.

The petitioner seeks to connect to City Utilities, which are available in this location. It is the City's policy that a party must petition for annexation in order to be eligible to connect to the sewer utility. This requirement has been satisfied, and City Council may allow for connection to the City's Water & Sewer System without requiring annexation.

PROJECT/PETITIONER NUMBER:	• 26-34-ANX
PETITIONER NAME:	• Greg Grooms
ATTACHMENTS:	1. Annexation Request Map