

RESOLUTION BY THE CITY OF HENDERSONVILLE CITY COUNCIL FIXING DATE OF PUBLIC HEARING ON QUESTION OF ANNEXATION PURSUANT TO G.S. 160A-31

WHEREAS, a petition requesting annexation of the contiguous area described herein has been received; and

WHEREAS, certification by the City Clerk as to the sufficiency of the petition has been made;

NOW, THEREFORE BE IT RESOLVED, by the City Council of the City of Hendersonville, North Carolina that:

Section 1. A public hearing on the question of annexation of the contiguous area described herein will be held at City Hall located at 160 Sixth Avenue E. Hendersonville NC, 28792 at 5:45 p.m. February 12th, 2025, or as soon thereafter as it may be heard.

Section 2. The area proposed for annexation is described as follows:

Being all of that real property consisting of PINs 9579-98-0375, 9579-98-3527, 9579-99-4115, 9579-99-8724 described in the plat recorded in Book 2025- ____ [to be inserted at recording of the plat] of the Henderson County Registry, said PINs 9579-98-0375, 9579-98-3527, 9579-99-4115, 9579-99-8724 being described by metes and bounds as follows:

Being all of those certain parcels of land lying and being in Clear Creek and Blue Ridge Townships, Henderson County, North Carolina; being the same properties described in the "Tract 2" subsection of "Exhibit A" in Deed Book 4026, Page 272; being a portion of that property as described in DB 3664, Page 522; and being more particularly described as follows:

BEGINNING at a 3/4" open top pipe lying on the southern line of the Triangle Ballantyne Hendersonville, Inc. (hereinafter "Triangle") property as described in DB 1601, Page 205; said pipe also lying on the existing CITY LIMITS of the City of Hendersonville; and said pipe having "NAD 83 (2011)" coordinates of N: 599,590.75 feet and E: 979,199.05 feet and lying a grid bearing and distance of North 67°17'22" East 3954.96 feet from NGS Monument "Hendersonville AZ MK" (with coordinates of N: 598,063.83 feet and E: 975,550.74 feet); thence from said POINT OF BEGINNING with the CITY LIMITS and with the southern Triangle line the following 5 (five) calls:

North 83°25'32" East 179.86 feet to a 1/2" open top pipe;

North 83°27'35" East 132.08 feet to a 1/2" open top pipe;

North 83°26'11" East 128.78 feet to a 1/2" open top pipe;

North 83°44'09" East 140.14 feet to a 1/2" open top pipe;

North $10^{\circ}38'23''$ West 155.24 feet to a $3/4''$ open top pipe lying on the southern line of the Forestar (USA) Real Estate Group, Inc. (hereinafter "Forestar") property as described in DB 4112, Page 700;

Thence continuing with the CITY LIMITS and with said Forestar line North $78^{\circ}10'47''$ East 134.76 feet to a $5/8''$ rebar with cap lying at the northwest corner of the remaining Taylor property as described in DB 3664, Page 522; thence leaving the CITY LIMITS with the western Taylor line South $10^{\circ}38'23''$ East 168.07 feet to a $5/8''$ rebar with cap; thence North $83^{\circ}37'35''$ East (passing a $5/8''$ rebar with cap at 82.41 feet) a total distance of 112.41 feet to a planted stone; thence continuing with the Taylor line and with the Runk line as described in DB 1398, Page 390 on a bearing of South $26^{\circ}24'47''$ West (passing a $5/8''$ rebar with cap at 30.00 feet) a total distance of 1038.40 feet to a $1/2''$ crimped top pipe lying at the northwest corner of another Runk property as described in DB 991, Page 228; thence with the second Runk line South $05^{\circ}50'01''$ West (passing a $5/8''$ rebar with cap at 19.23 feet) a total distance of 199.69 feet to a $1/2''$ open top pipe lying at the northeastern corner of the Nolen line as described in Will Book 86E, Page 9, and also lying at the northwestern corner of another Runk property as described in DB 991, Page 228; thence with said Nolen line South $88^{\circ}34'58''$ West 225.92 feet to a $1/2''$ open top pipe; thence South $01^{\circ}53'55''$ West 111.35 feet to a $3/4''$ open top pipe; thence South $44^{\circ}45'29''$ East 66.33 feet to a $1/2''$ open top pipe lying at the northern corner of the Albea property as described in DB 4026, Page 269; thence with said Albea line South $45^{\circ}17'09''$ West 114.15 feet to a $1/2''$ open top pipe lying at the northern corner of the "1.00 acre" Albea property as described in DB 4026, Page 272; thence with said Albea line South $43^{\circ}20'24''$ West (passing a $1/2''$ open top pipe at 276.12 feet) a total distance of 306.17 feet to an unmarked point lying in the center of Old Sunset Hill Road (S.R. 1744); thence with the centerline of Old Sunset Hill Road the following 2 (two) calls:

North $66^{\circ}27'25''$ West 200.96 feet to an unmarked point;

On a curve to the left having a radius of 731.14 feet, an arc length of 79.49 feet, a chord bearing of North $69^{\circ}34'17''$ West, and a chord distance of 79.45 feet to an unmarked point lying at the southeast corner of the Newell property as described in DB 3372, Page 421;

Thence leaving Old Sunset Hill Road with the Newell line, and with the eastern line of the Conner Creek MHP, LLC line as described in DB 4052, Page 640, and with said southern Triangle line on a bearing of North $15^{\circ}41'44''$ East (passing a $3/4''$ open top pipe at 30.47 feet, passing a $1/2''$ open top pipe at 177.56 feet, passing a $1/2''$ open top pipe at 279.12 feet, passing a $1/2''$ open top pipe at 356.53 feet, passing a $3/4''$ open top pipe at 894.02 feet, and passing a $3/4''$ open top pipe at 1140.25 feet) a total distance of 1448.52 feet (the last 308.27 feet running with the CITY LIMITS) to the POINT AND PLACE OF BEGINNING, containing 21.32 acres, more or less.

Re: Petition for Contiguous Annexation
Petitioner: Gregory Albea, Julianne Albea, Joseph Taylor, and Laura Taylor
File No. C24-56-ANX

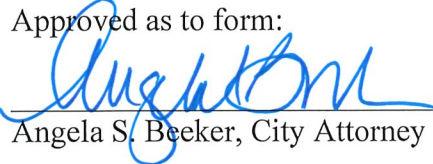
Section 3. Notice of the public hearing shall be published once in The Hendersonville Times-News, a newspaper having general circulation in the City of Hendersonville, at least 10 days prior to the date of the public hearing.

Adopted by the City Council of the City of Hendersonville, North Carolina on this 8th day of January, 2025.

Attest:


Barbara G. Volk, Mayor, City of Hendersonville


Jill Murray, City Clerk

Approved as to form:

Angela S. Beeker, City Attorney

