

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1997

S

1

SENATE BILL 390

Short Title: Huntersville Annexation.

(Local)

Sponsors: Senator Odom.

Referred to: State Government, Local Government, and Personnel.

March 13, 1997

1 A BILL TO BE ENTITLED
2 AN ACT TO ANNEX CERTAIN TERRITORIES TO THE TOWN OF
3 HUNTERSVILLE, MECKLENBURG COUNTY.

4 The General Assembly of North Carolina enacts:

5 Section 1. Effective as of midnight, June 30, 1997, the corporate limits of the
6 Town of Huntersville are extended to include the following area and territory lying in
7 Mecklenburg County, which area and territory shall be deemed annexed to and part of the
8 Town of Huntersville:

9 AREA 96-A-1.A

10 BEGINNING AT A POINT being on the existing municipal boundary line of the Town
11 of Huntersville at its intersection with the eastern right-of-way boundary line of Interstate
12 Highway Number 77 (I-77), said point being approximately 1,875 feet north of the
13 intersection of said highway right-of-way with the centerline of Sam Furr Road, SR 2145;
14 thence northwesterly approximately 1,338 feet to a point being the intersection of
15 Northcross Drive with the western right-of-way boundary line of I-77; thence southwest
16 along the centerline of Northcross Drive approximately 964 feet to a point being the
17 intersection of said centerline with the eastern extension of the northern property
18 boundary line of parcel 62-9, tax map 05-06; thence westerly along the northern property
19 boundary lines of said parcel and parcel 62-1 approximately 2,584 feet to a point being a
20 corner of said parcel, said point also being the southwestern property boundary corner of

1 parcel 62-2, tax map 05-06; thence southwesterly in a straight line from said point
2 approximately 1,394 feet to a point being the southeast property boundary corner of
3 parcel 61-3, tax map 05-06; thence continuing southwesterly along the southern property
4 boundary line of said parcel and parcels 61-14, 61-16, 61-8, 61-12 and 61-18
5 approximately 2,831 feet to a point being the intersection of said property boundary lines
6 with the centerline of NC Highway 73; thence southwest along said centerline
7 approximately 6,278 feet to a point being the intersection of said centerline and the
8 centerline of Oliver Hager Road, SR 2142; thence southeast approximately 61 feet to a
9 point being the northwest property boundary corner of parcel 11-6, tax map 09-01; thence
10 easterly along the northern property boundary lines of parcels 11-6 and 11-16
11 approximately 651 feet to a point being the northeast property boundary corner of parcel
12 11-16, tax map 09-01; thence south along the eastern property boundary line of parcel 11-
13 16 approximately 157 feet to a point being the intersection of said boundary line and the
14 centerline of a branch of McDowell Creek; thence southeast with the centerline of said
15 branch approximately 5,776 feet to a point being the intersection of the centerline of said
16 branch and the centerline of McDowell Creek, said point also being on the existing
17 municipal boundary line of the Town of Huntersville; thence northeast with said
18 municipal boundary line approximately 11,107 feet to the POINT OF BEGINNING.
19 tract 96-A-I.a encompasses 1026.35 Acres more or less.

20 **AREA 96-A-I.B**

21 BEGINNING AT A POINT being on the existing municipal boundary line of the Town
22 of Huntersville at its intersection with the centerline of McDowell Creek, said point being
23 located northeast approximately 2,720 feet from the centerline intersection of Ervin Cook
24 Road, SR 2137, and Gilead Road, SR 2136; thence southwesterly with the centerline of
25 McDowell Creek approximately 2,975 feet to a point being the intersection of the
26 centerline of McDowell Creek and the centerline of Torrence Creek; thence easterly with
27 the centerline of Torrence Creek approximately 411 feet to a point being the intersection
28 of the centerline of Torrence Creek and the existing municipal boundary line of the Town
29 of Huntersville; thence southeasterly with said municipal boundary line approximately
30 13,543 feet to the POINT OF BEGINNING.

31 Tract 96-A-I.b encompasses 224.76 Acres more or less.

32 **AREA 96-A-I.C**

33 BEGINNING AT A POINT being on the existing municipal boundary line of the Town
34 of Huntersville at its intersection with the northern right-of-way boundary line of
35 McIlwaine Road, SR 2130, said point being located east approximately 610 feet from the
36 centerline intersection of McIlwaine Road, SR 2130, and Crabapple Lane; thence
37 southerly at a right angle from the northern right-of-way boundary line of McIlwaine
38 Road, SR 2130, approximately 23 feet to a point on the centerline of McIlwaine Road,
39 SR 2130; thence westerly along the centerline of McIlwaine Road, SR 2130,
40 approximately 1,590 feet to a point being the centerline intersection of McIlwaine Road,
41 SR 2130, and McIntosh Drive; thence northerly with the centerline of McIntosh Drive
42 approximately 1,600 feet to a point being the intersection of the centerline of McIntosh
43 Drive and the southwestern extension of the northwestern property boundary line of

1 parcel 282-1, tax map 015-28; thence northeasterly along the northwestern property
2 boundary line of parcel 282-1 approximately 629 feet to a point being a corner in the
3 northern property boundary line of parcel 282-1; thence northeasterly in a straight line
4 from said point approximately 479 feet to a point being a corner on the existing
5 municipal boundary line of the Town of Huntersville; thence southerly with said
6 municipal boundary line approximately 2,772 feet to the POINT OF BEGINNING.

7 Tract 96-A-I.c encompasses 63.27 Acres more or less.

8 **AREA 96-A-I.D**

9 BEGINNING AT A POINT being on the existing municipal boundary line of the Town
10 of Huntersville at its intersection with the centerline of Hambright Road, SR 2117, said
11 point being located west approximately 1,434 feet from the centerline intersection of
12 Hambright Road, SR 2117, and U. S. Highway 21; thence westerly along the centerline
13 of Hambright Road, SR 2117, approximately 11,367 feet to a point being the centerline
14 intersection of Hambright Road, SR 2117, and McCoy Road, SR 2138; thence
15 northeasterly along the centerline of McCoy Road, SR 2138, approximately 899 feet to a
16 point being the intersection of McCoy Road, SR 2138, and the southeastward extension
17 of the northern right-of-way of McIlwaine Road, SR 2130; thence to the northwest said
18 right-of-way extension approximately 21 feet to a point being the intersection of the
19 northern right-of-way for McIlwaine Road and the western right-of-way for McCoy
20 Road, SR 2138, said point being a corner on the existing municipal boundary line of the
21 Town of Huntersville; thence eastward with said municipal boundary line approximately
22 12,949 feet to the POINT OF BEGINNING.

23 Tract 96-A-I.d encompasses 551.06 Acres more or less.

24 Section 2. Effective as of midnight, June 30, 1998, the corporate limits of the
25 Town of Huntersville are extended to include the following area and territory lying in
26 Mecklenburg County, North Carolina, which area and territory shall be deemed annexed
27 to and part of the Town of Huntersville:

28 **AREA 96-A-II**

29 BEGINNING AT A POINT being on the existing municipal boundary line of the Town
30 of Huntersville, said point being the centerline intersection of NC Highway 73 and Oliver
31 Hager Road, SR 2142; thence west along the centerline of NC Highway 73
32 approximately 10,304 feet to a point being the intersection of said centerline and the
33 southern extension of the western property boundary line of parcel 11-6, tax map 01-01;
34 thence northward with the western property boundary lines of parcels 11-6, 11-15, 11-16,
35 11-17, 11-18, 11-10, 11-9, and 11-19 of tax map 01-01 approximately 1,159 feet to a
36 point being the southwestern property boundary corner of parcel 11-19; thence
37 southwesterly with the southern property boundary lines of parcels 11-7 and 11-8 of tax
38 map 01-01 approximately 490 feet to a point being the southwestern property boundary
39 corner of parcel 11-8; thence northward with the western property boundary line of parcel
40 11-8, crossing the Hagers Ferry Road right-of-way, and with the western property
41 boundary lines for parcels 13-41 and 13-2 of tax map 01-01 approximately 1,613 feet to a
42 point being a property boundary corner for parcel 13-2, said point also being a point
43 being the intersection of said property boundary lines with the shore line of the

1 impounded body of water known as Lake Norman; thence easterly along said shoreline
2 approximately 38,932 feet to a point being the intersection of said shoreline with a
3 northeastern property boundary corner of parcel 24-18, tax map 01-02; thence
4 southeasterly with the northern property boundary lines of parcels 24-18 and 24-11, tax
5 map 01-02, approximately 1,173 feet to a point being the intersection of the southeastern
6 extension of the northern property boundary line of parcel 24-11 and the centerline of NC
7 Highway 73, said point also being on the existing municipal boundary line of the Town
8 of Huntersville; thence westward with said municipal boundary line approximately 92
9 feet to the POINT OF BEGINNING.

10 Tract 96-A-II encompasses 415.84 Acres more or less.

11 Section 3. Effective as of midnight, June 30, 1999, the corporate limits of the
12 Town of Huntersville are extended to include the following area and territory lying in
13 Mecklenburg County, North Carolina, which area and territory shall be deemed annexed
14 to and part of the Town of Huntersville:

15 **AREA 96-A-III**

16 BEGINNING AT A POINT being on the existing municipal boundary line of the Town
17 of Huntersville, said point being the centerline intersection of NC Highway 73 and
18 Beatties Ford Road, SR 2128; thence southward with the centerline of Beatties Ford
19 Road, SR 2128, approximately 1,659 feet to a point being the centerline intersection of
20 Beatties Ford Road, SR 2128, and Gilead Road, SR 2136; thence southeast with the
21 centerline of Gilead Road, SR 2136, approximately 6,460 feet to a point being the
22 centerline intersection of Gilead Road, SR 2136, and Bud Henderson Road, SR 2131;
23 thence southwesterly with the centerline of Bud Henderson Road, SR approximately
24 5,657 feet to a point being the intersection of the centerline Bud Henderson Road, SR
25 2131, and the centerline of a branch of Torrence Creek; thence southerly with the
26 centerline of a branch of Torrence Creek approximately 3,343 feet to a point being the
27 intersection of the centerline of a branch of Torrence Creek and the centerline of
28 Torrence Creek; thence southwesterly with the centerline of Torrence Creek
29 approximately 10,040 feet to a point being the intersection of the centerline of Torrence
30 Creek and the centerline of Neck Road, SR 2074; thence easterly along the centerline of
31 said road approximately 8,677 feet to a point being the intersection of said road centerline
32 and the centerline of Beatty's Ford Road, SR 2128; thence southeasterly along said road
33 centerline approximately 13,491 feet to a point being the intersection of said road
34 centerline and the centerline of Overhill Road, SR 2122; thence east along said road
35 centerline approximately 517 feet to a point being the intersection of said road centerline
36 and the centerline of Pembroke Road, SR 2121; thence northeast along said road
37 centerline approximately 336 feet to a point being the intersection of said road centerline
38 and the northwest extension of the western property boundary line of parcel 264-44, map
39 15-26; thence southeasterly along said property boundary line, said line also being a
40 northern property boundary line of parcel 264-43, tax map 15-26, approximately 230 feet
41 to a point being a property boundary corner of said parcel; thence southeasterly along the
42 northern property boundary lines of said parcel approximately 1,578 feet to a point being
43 an eastern property boundary corner at its intersection with the northern property

1 boundary lines of parcel 264-29, tax map 15-26; thence easterly along the northern
2 property boundary lines of said parcel approximately 1,236 feet to a point being the
3 intersection of said property boundary lines extended to the centerline of Mount Holly -
4 Huntersville Road, SR 2004; thence northeasterly along said road centerline
5 approximately 8,076 feet to a point being the intersection of said road centerline and the
6 centerline of Alexanderana Road, SR 2116; thence east along said road centerline
7 approximately 5,577 feet to a point being the intersection of said road centerline and the
8 western right-of-way boundary line of US Highway 21, said point being on the existing
9 municipal boundary line of the Town of Huntersville; thence northerly along the existing
10 municipal boundary line approximately 45,475 feet to the POINT OF BEGINNING.

11 Tract 96-A-III encompasses 6582.88 Acres more or less.

12 Section 4. Effective as of midnight, June 30, 2000, the corporate limits of the
13 Town of Huntersville are extended to include the following area and territory lying in
14 Mecklenburg County, North Carolina, which area and territory shall be deemed annexed
15 to and part of the Town of Huntersville:

16 **AREA 96-A-IV**

17 BEGINNING AT A POINT being on the existing municipal boundary line of the Town
18 of Huntersville, said point being the southwestern boundary corner of parcel 11-6, tax
19 map 01-01, said point also being located west approximately 1400 feet from the
20 centerline intersection of Hagers Ferry Road and NC Highway 73; thence with the
21 eastern property boundary line of parcel 11-6 approximately 20 feet to a point being the
22 southeastern property boundary corner of parcel 11-5, tax map 01-01; thence westerly
23 along the southern property boundary lines of parcels 11-5, 11-4, 11-3, and 11-13 of tax
24 map 01 approximately 438 feet to a point being the southeastern property boundary
25 corner of parcel 11-2, tax map 01-01; thence northerly, westerly, and then southerly with
26 the property boundary lines of parcel 11-2 approximately 600 feet to the southwestern
27 property boundary corner of parcel 11-2; thence westerly with the southern boundary line
28 of parcels 11-13 and 11-1 of tax map 01-01 approximately 387 feet to the southwestern
29 property boundary corner of parcel 11-1; thence southwesterly with the southwestern
30 extension of the western property boundary line of parcel 11-1 approximately 160 feet to
31 a point being a property boundary corner in the northern property boundary line of parcel
32 151-2, tax map 13-15; thence easterly with said property line approximately 900 feet to
33 the northwestern property boundary corner of parcel 141-8, tax map 13-14; thence
34 southerly, easterly, and then southerly with the eastern property boundary line of parcel
35 151-2 approximately 947 feet to a point being the southwestern property boundary corner
36 of parcel 141-7, tax map 13-14, said point also being on the property boundary line of
37 parcel 141-9, tax map 13-14; thence with the easterly, southeasterly, and then westerly
38 with the eastern and southern property boundary lines of parcel 141-9 approximately
39 4,309 feet to the southwestern boundary corner of parcel 141-9; thence northerly and then
40 southwesterly with the northern property boundary lines of parcel 151-8, tax map 13-15
41 approximately 1,535 feet to the northwestern property boundary corner of parcel 151-8;
42 thence southerly with the western property boundary lines of parcels 151-8, 151-3, 151-
43 10, and 151-6 of tax map 13-15 approximately 969 feet to the southwestern property

1 boundary corner of parcel 151-6; thence easterly with the southern property boundary
2 lines of parcels 151-6 and 151-5 of tax map 13-15 approximately 897 to a point being the
3 intersection of the eastern extension of the southern property boundary line of parcel 151-
4 5 and the centerline of Cashion Road, SR 2133; thence southwesterly with the centerline
5 of Cashion Road, SR 2133, approximately 780 feet to a point being the intersection of the
6 eastern extension of the northern property boundary line of parcel 151-1, tax map 13-15,
7 and the centerline of Cashion Road, SR 2133; thence westerly with the northern property
8 boundary line of parcel 151-1 approximately 1044 feet to a point being the northwestern
9 property boundary corner of parcel 151-1; thence southeasterly with the southwestern
10 property boundary line of parcel 151-1 approximately 529 feet to a point being the
11 intersection of the southeastern extension of the southwestern property boundary line of
12 parcel 151-1 and the centerline of Cashion Road, SR 2133; thence to the southwest with
13 the centerline of Cashion Road, SR 2133, approximately 298 feet to a point being the
14 intersection of the centerline of Cashion Road, SR 2133, and the eastern extension of the
15 northern property boundary line of parcel 111-4, tax map 13-11; thence westerly with the
16 northern property boundary line of parcel 111-4 approximately 2,484 feet to a point being
17 the northwestern property boundary corner of parcel 111-4; thence southerly with the
18 western property boundary line of parcel 111-4 approximately 5,504 feet to the
19 southwestern property boundary corner of parcel 111-4; thence westerly with the
20 northern property boundary line of parcel 161-2, tax map 13-16 approximately 2,060 feet
21 to a point being the intersection of the westward extension of said property boundary line
22 with the centerline of the Catawba River, said point being on the Mecklenburg County
23 line; thence southerly along said county line, said line also lying within the Catawba
24 River approximately 7,247 feet to a point being the confluence of the Catawba River and
25 an unnamed tributary flowing north-northwest; thence southeasterly along said unnamed
26 tributary approximately 2,460 feet to a point being the intersection of said unnamed
27 tributary and the western property boundary line of parcel 41-6, tax map 13-04; thence
28 southeasterly along the southern property boundary lines of said parcel and parcels 41-3
29 and 41-2, tax map 13-04 approximately 1,917 feet, to a point being the intersection of
30 said property boundary lines extended and the centerline of Neck Road, SR 2074; thence
31 southeasterly with the centerline of Neck Road, SR 2074, approximately 4,470 feet to a
32 point being the intersection of the centerline of Torrence Creek and the centerline of
33 Neck Road, SR 2074, said point being on the existing municipal boundary line of the
34 Town of Huntersville; thence northerly along the existing municipal boundary line
35 approximately 33,395 feet to the POINT OF BEGINNING.

36 Save and except the following tract:

37 BEGINNING AT A POINT being northwestern property boundary corner for parcel 131-
38 16, tax map 13-13, said point being south approximately 810 feet from the centerline
39 intersection of NC Highway 73 and Hubbard Road, SR 2134; thence easterly with the
40 northern property boundary line of parcels 131-16, 131-18, and 131-17 of tax map 13-13
41 approximately 2035' to a point being the northeastern property boundary corner of parcel
42 131-17; thence southwesterly with the southeastern property boundary lines of parcels
43 131-17 and 131-18 approximately 1311 feet to a point being the intersection of the

1 southwestern extension of the said property boundary lines and the southeastward
2 extension of the western property boundary line for parcel 131-18; thence northwesterly
3 with the western property boundary lines of parcels 131-18 and 131-16 approximately
4 1144 feet to a point being a corner on the southern property line of parcel 131-16; thence
5 westerly with the southern property line of parcel 131-16 approximately 300 feet to a
6 point being the southeastern property boundary corner of parcel 131-16; thence northerly
7 with the western property boundary line of parcel 131-16 approximately 379 feet to the
8 POINT OF BEGINNING.

9 This save and except tract encompasses 25,73 Acres more or less.

10 Tract 96-A-IV encompasses 3846.35 Acres more or less (without the save and except
11 tract described).

12 Section 5. From and after the effective date of each such annexation, the
13 territory and its citizens and property shall be subject to all debts, laws, ordinances and
14 regulations in force in the Town of Huntersville, and shall be entitled to the same
15 privileges and benefits as other parts of the Town of Huntersville.

16 The area so annexed shall receive services provided by the Town of
17 Huntersville in substantially the same basis and in the same manner, and according to the
18 same policies as such services are provided by the Town of Huntersville within the rest of
19 the municipality prior to each such annexation. Each such annexation shall have the
20 same effect as if adopted pursuant to Part 3 of Article 4A of Chapter 160A of the General
21 Statutes of North Carolina.

22 Section 6. The provisions of G.S. 160A-49.1 and G.S. 160A-49.2 shall apply
23 to each annexation made by this act.

24 Section 7. A map of the area annexed under each such annexation shall be
25 duly recorded in the same manner as set forth in G.S. 160A-51, but without the necessity
26 of filing any ordinance.

27 Section 8. Nothing herein shall prevent the owner or owners of property
28 within any of the annexation areas from voluntarily seeking annexation to the Town of
29 Huntersville pursuant to the provisions of G.S. 160A-31 or Part 4 of Article 4A of
30 Chapter 160A of the North Carolina General Statutes, and any such voluntary annexation
31 shall not in any manner affect the subsequent annexations of territory as set forth in this
32 act.

33 Section 9. This act is effective when it becomes law.