

Petition for Annexation into Raleigh City Limits

Planning and Development Department • One Exchange Plaza, Suite 300 | Raleigh, NC 27601 | 919-996-2682



Section A Submittal Deadlines
Petitions for annexation are accepted by Planning and Development at any time. There are no fees required for submittal of an annexation petition. The annexation will be scheduled for public hearing and becomes effective immediately upon adoption at the scheduled public hearing unless notified otherwise by the City Clerk.

Section B Summary Information / Metes and Bounds Descriptions		
Development Project Name: Devoted City Church (formerly Lifepointe Christian Church)		
Street Address: 9400 and 9440 Durant Rd, Raleigh, NC 27614 9500		
City of Raleigh Subdivision approval #: S- _____ - _____ or	Building Permit #: A025963 _____ or	Group Housing #: GH- _____ - _____ - _____
Wake County (PINs) Property Identification Number(s): 1728627559, 1728720435		
Acreage of Annexation Site: 13.04	Linear Feet of New Public Streets within Annexation Boundaries:	
Annexation site is requesting connection to City of Raleigh Water <input type="checkbox"/> and/or Sewer <input checked="" type="checkbox"/>		
For Sewer-Only Requests:	Applicant has received a contract for service from Raleigh Water: <input checked="" type="checkbox"/> Yes. <input type="checkbox"/> No	
Number of proposed dwelling units: N/A (building is a church)		

Continue to page two >>

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BY: metryls

Unit Type/Unit Count:	Total Breakdown of Dwelling Units		
	Single-Family Home Unit Count _____	Multifamily - Condo/Apartment Unit Count _____	Multifamily – Townhouse Unit Count _____
	Complete only for Townhome Units:		
	Are there more than 6 units in one group of townhomes? <input type="checkbox"/> Y <input type="checkbox"/> N		
	Complete only for Condo/Apartment units:		
	Are buildings multi-story with stacked units? <input type="checkbox"/> Y <input type="checkbox"/> N	Will there be a community trash compactor? <input type="checkbox"/> Y <input type="checkbox"/> N	Unit Count +/- Description: <i>Example</i> 30 Studio + 1 Bath 50 1 BR + 1.5 Bath Count Bedroom + Bath _____ + _____ _____ + _____ _____ + _____
Building Square Footage of Non-Residential Space: 20,000			
Specific proposed use (office, retail, warehouse, school, etc.): <u>church</u>			
Projected market value at build-out (land and improvements): \$ <u>6,687,208</u>			
Applicant Contact Information			
Property Owner(s): Lifepointe Christian Church Inc			
Primary Mailing Address: 3401 Gresham Lake Rd Bldg #110, Raleigh, NC, 27615			
Phone: 919-847-2273	Email: dwilliams@devotedcity.com		
Project Contact information (if different than property owner)			
Contact(s): Ryan Balok			
Primary Mailing Address: 4522 Holloman Rd Durham, NC 27703			
Phone: 919-748-2192	Email: ryan.balok@gmail.com		
Written metes and bounds description of property to be annexed: Attach additional sheets if necessary. An electronic copy in word format must be emailed to rezoning@raleighnc.gov .			

Section D Submittal Checklist

Please include all of the following (check off). If any information is missing from the application package, you will be asked to complete the application and re-submit the petition, so please check the list below carefully before you submit:

<input type="checkbox"/>	Annexation Petition Fee (see the Development Fee Guide webpage for current fee)	
<input type="checkbox"/>	If a request for sewer only, submit a copy of the contract for service with Raleigh Water	
<input type="checkbox"/>	Written metes and bounds description of the property to be annexed must be attached to this application. See page 1	
<input type="checkbox"/>	Electronic Word document of the written metes and bounds must be emailed to: rezoning@raleighnc.gov .	
<input type="checkbox"/>	Survey or Plat showing above written metes and bounds description of the property to be annexed must be submitted electronically in .pdf format, if possible. The survey or plat, if not already recorded, must be signed by a land surveyor licensed in the State of NC. The survey must be valid for the purposes of recording as set forth in NC General Statute § 47-30.	
<input type="checkbox"/>	City or County Property Map with parcels included in the annexation request clearly marked. An excerpt of a property map is acceptable, but the map number must appear on the excerpt. This map must show the existing and proposed city limits .	
<input type="checkbox"/>	Copy of Approved Preliminary Site Plan or Final Site Plan showing City Building Permit Transaction Number or Group Housing Number (GH-_____-13, etc.) or	Copy of Subdivision Plat submitted for lot recording approval with City file number (S-_____-13, etc.)
<input type="checkbox"/>	Projected Market Value of Development at build-out (land and improvements).	
<input type="checkbox"/>	General Annexation Area Data: Linear feet of public streets, total annexation area acreage, number of proposed residential units or square footage of commercial space, type of utility connections involved, specific land uses proposed.	
<input type="checkbox"/>	This application form completed, <u>dated and signed</u> by the property owner(s) and attested submitted by the deadlines noted in section B of this application , pages 1 and 2.	
Required, but often missing information. Please make sure to include the following:		
<input type="checkbox"/>	Correct Parcel Identification Number(s) (PIN). Call Wake County Geographic Information Services at 919-856-6360, if there is any question about the parcel identifier. This is very important. Please indicate if the property being requested for annexation is only a portion of an existing parcel.	
<input type="checkbox"/>	Owner's Signatures and Date of Signatures. See page 3 of this application. All real property owners must sign the application, and the <u>date of signature</u> MUST be filled in!	
<input type="checkbox"/>	Corporate Seal for property owned by a corporation.	
<input type="checkbox"/>	Rezoning Application , if the property is currently outside Raleigh's Extraterritorial Jurisdiction .	

BK014440PG02382

EXHIBIT A

ALL of those certain tracts, pieces or parcels of land, with all improvements thereon and appurtenances thereunto belonging, lying and being in Wake County, North Carolina, containing a total of 9.388 acres, and designated as "TRACT A 203,666 sq. ft. 4.676 AC." and "TRACT B 205,275 sq. ft. 4.712 AC." on the plat dated November 14, 2006, revised December 12, 2006, revised January 5, 2007, and revised April 27, 2007, prepared by Cawthorne, Moss and Panciera, P.C., entitled "SURVEY FOR LUCK STONE OWNER: BAZEMORE WAKE, LLC TRACT A & B, LYNN BAZEMORE & WILEY FAUCETTE PROPERTY", recorded May 2, 2007, in Wake County Registry, in Book of Maps 2007, page 1011, reference to which plat is hereby made for a more particular description of such property; and also designated as "TRACT A 408,941 sq. ft. 9.388 AC." on the plat dated November 14, 2006, revised December 12, 2006, revised January 5, 2007, revised April 27, 2007, revised May 16, 2007, and revised May 28, 2008, prepared by Cawthorne, Moss and Panciera, P.C., entitled "RECOMBINATION SURVEY FOR LUCKSTONE CORP. OWNER: LUCKSTONE CORP. TRACTS A & B, LYNN BAZEMORE & WILEY FAUCETTE PROPERTY", recorded June 25, 2008, in Wake County Registry, in Book of Maps 2008, page 1233, reference to which plat is hereby made for a more particular description of such property.

TS #2078329v1

BK014386PG02349

ATTACHMENT

Being all of that 5.43 gross acre parcel as shown on that survey entitled "Property of Duraw Manufacturing, Inc., Neuse River Township, Wake County, N.C." by Larry I. Chasak, RLS, dated 08/11/1982 and recorded in Book of Maps 1982, Page 677, Wake County Registry.

SAVE AND EXCEPT all of that 7,546 square foot parcel conveyed to the City of Raleigh for additional right of way of Durant Road and SUBJECT TO a permanent slope easement on that 2,767 square foot parcel conveyed to the City of Raleigh, both conveyances as described in that Consent Judgment recorded in Book 9081, Page 516, Wake County Registry and both as shown on maps recorded in Book of Maps 2000, Pages 2012 and 2013, Wake County Registry.



9500 Durant Rd Property Map

REID: 0087360
PIN: 1728627559
PIN Extension: 000
Land Value: \$1939291
Building Value: \$2153688
Total Value Assessed: \$4092979

Deed Acres: 5.3
Year Built: 1982
Heated Area: 20000
Type and Use: CHURCH
Design Style: Conventional
Planning Jurisdiction: RA
Township: Neuse

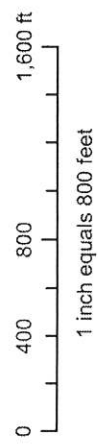
Owner: LIFEPOINTE CHRISTIAN CHURCH
INC

Mailing Address 1: 10224 DURANT RD STE 204
Mailing Address 2: RALEIGH NC 27614-6468

Deed Book: 014386
Deed Page: 02347
Deed Date: 6/28/2011
Land Class: EXEMPT
Map Name: 1728 15
Billing Class: Exempt

Property Description: TR2 LIFEPOINTE
CHRISTIAN CHURCH INC BM2013 -00104
Address: 9500 DURANT RD

Street Name: DURANT RD
Old Parcel Number: --
Exempt Description: RELIGIOUS
Exempt Status: 783
Total Structures: 1
Other Building Value: \$73120
ZIP: 27614
TYPE_AND_USE: 66



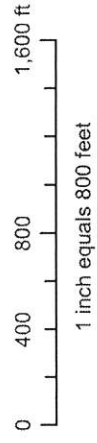
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9440 Durant Rd Property Map

REID: 0081473
 PIN: 1728720435
 PIN Extension: 000
 Land Value: \$2427509
 Building Value: \$166720
 Total Value Assessed: \$2594229
 Deed Acres: 7.74
 Planning Jurisdiction: RA
 Township: Neuse
 Owner: LIFEPOINTE CHRISTIAN CHURCH
 INC

Mailing Address 1: 10224 DURANT RD STE 204
 Mailing Address 2: RALEIGH NC 27614-6468
 Deed Book: 014386
 Deed Page: 02347
 Deed Date: 6/28/2011
 Land Class: EXEMPT
 Map Name: 1728_19
 Billing Class: Exempt
 Property Description: LO1 LIFEPOINTE
 CHRISTIAN CHURCH INC BM2013 -00104
 Address: 9440 DURANT RD
 Street Name: DURANT RD
 Old Parcel Number: --
 Exempt Description: RELIGIOUS
 Exempt Status: 783
 Total Structures: 1
 Other Building Value: \$166720
 ZIP: 27614
 TOWNSHIP: 13
 FIREDIST: 23
 LAND_CODE: E
 LAND_CLASS: XMT
 OWNERSHIP: 6300



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