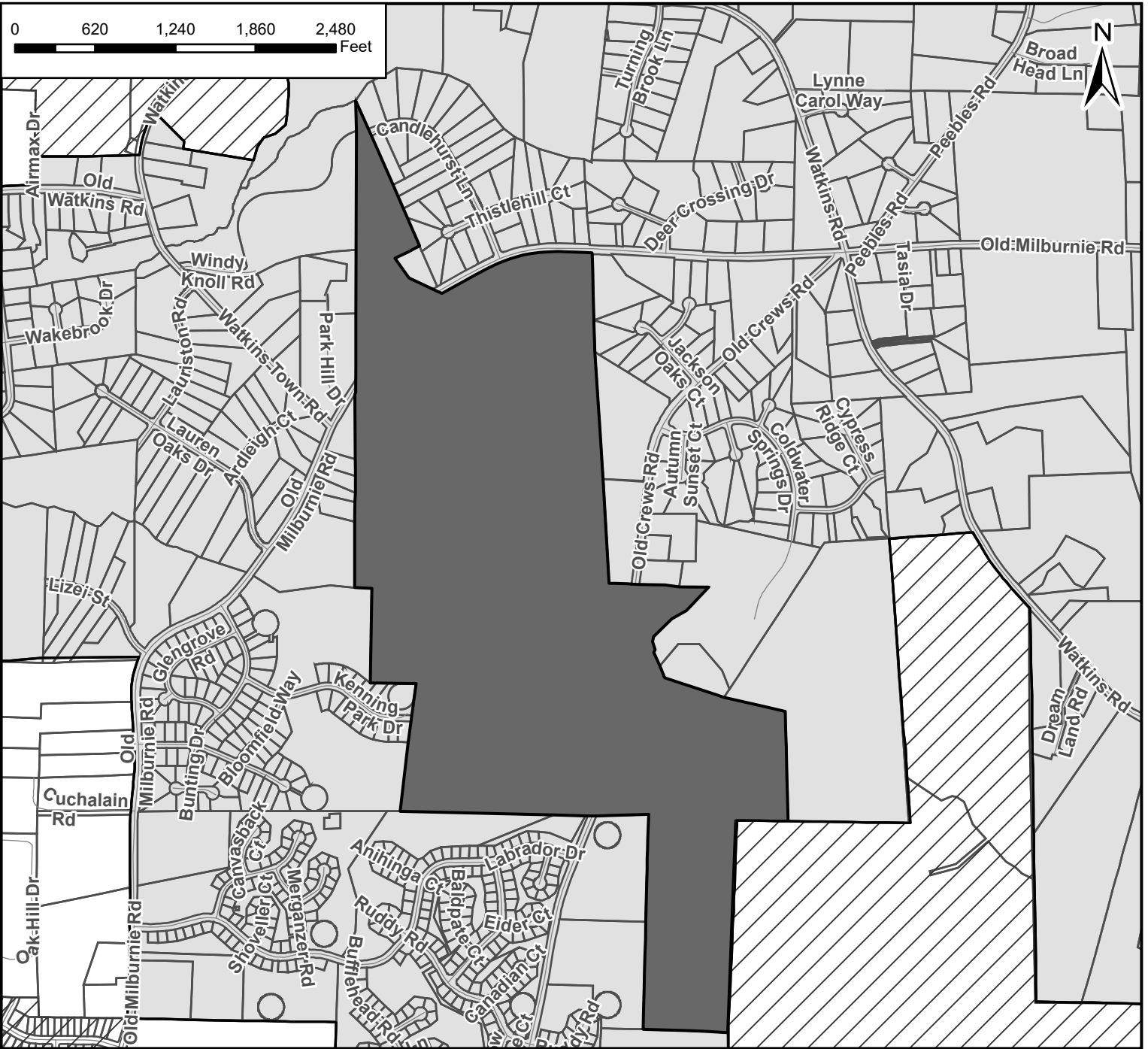


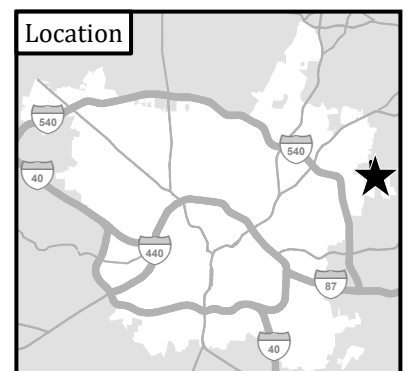
Annexation Request

AX-9-2024



Proposed City Limits
 Current City Limits
 ETJ

Property	2801 Old Crews Rd; 0, 3912, 4000, 4017, 4100 Old Milburnie Rd
Size	242.80 Petition Acres (+ 0.00 Intervening RoW)
Annexation Type	Contiguous - Outside ETJ
City Council District	B



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: Alderbrook Rezoning

Street Address: 2801 Old Crews Road; and 0, 3912, 4000, 4017, 4100 Old Milburnie Road

City of Raleigh Subdivision approval #:
S- _____ - _____ or

Building Permit #:
_____ or

Group Housing #:
GH- _____ - _____ - _____

Wake County (PINs) Property Identification Number(s):

1756151475, 1756060015, 1756071171, 1756074579, 1746998132, 1756172421

Acreage of Annexation Site:
230

Linear Feet of New Public Streets within Annexation Boundaries:
20,876 sf

Annexation site is requesting connection to City of Raleigh Water and/or Sewer

For Sewer-Only Requests:

Applicant has received a contract for service from Raleigh Water: Yes. No

Number of proposed dwelling units: Approximately 518 units

Continue to page two >>

Unit Type/Unit Count:	Total Breakdown of Dwelling Units		
	Single-Family Home Unit Count <u>224</u>	Multifamily - Condo/Apartment Unit Count <u>0</u>	Multifamily – Townhouse Unit Count <u>294</u>
	Complete only for Townhome Units:		
	Are there more than 6 units in one group of townhomes? <input checked="" 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: N/A			
Specific proposed use (office, retail, warehouse, school, etc.): <u>Residential</u>			
Projected market value at build-out (land and improvements): \$ <u>238,983,409</u>			
Applicant Contact Information			
Property Owner(s): See Attached			
Primary Mailing Address: See Attached			
Phone: See Attached	Email: See Attached		
Project Contact information (if different that property owner)			
Contact(s): Collier Marsh -- Parker Poe Adams & Bernstein LLP			
Primary Mailing Address: Collier Marsh; 301 Fayetteville Street, Suite 1400, Raleigh, NC 27601			
Phone: 919-835-4663	Email: colliermarsh@parkerpoe.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 Sean.Stewart@raleighnc.gov .			

Section C Annexation Petition

State of North Carolina, County of Wake, Petition of Annexation of Property to the City of Raleigh, North Carolina

Part 1 The undersigned, being all the owners of the real property described in this application (Section B) respectfully request the annexation of said property to the City of Raleigh, North Carolina. The petitioners understand and agree that all streets and utilities within the annexed area will be constructed and installed by the developer according to the Unified Development Ordinance and any utilities that must be extended to the annexed area are the responsibility of the developers or successive property owners. The property to be annexed is:



Contiguous to the present corporate limits of the City of Raleigh, North Carolina, or



Not Contiguous to the municipal limits of the City of Raleigh, North Carolina and is located within three miles of the municipal limits of the City of Raleigh, North Carolina (pursuant to Chapter 989 of the Sessions Law of North Carolina, 1967).

Part 2 The undersigned certify that they have researched the assessment lien rolls of the City (located at https://raleighnc.gov/services/doing-business/assessment-liens), and that the property described in this application, including any portion thereof, ___ is / ___ is not (mark one) listed on any of the City's assessment lien rolls. If the property, or any portion thereof, is listed on the City's assessment lien rolls, the account number[s] for such assessment is _____.

Part 3 NC General Statutes require petitioners of both contiguous and satellite annexations to file a signed statement declaring whether vested rights have been established in accordance with G.S. §160D-108 and G.S. §160D-108.1 for properties subject to the petition.

Do you declare such vested rights for the property subject to this petition? Yes No

If yes, please submit proof that vested rights have been granted by governing board. I hereby declare that my failure to disclose existence of a vested right terminates any vested right previously acquired for this property.

Signed this 23rd day of February, 2024 by the owners of the property described in Section B.

Owner's Signature(s):

Signature Katherine Gill Faison Date 2/23/24
Katherine Gill Faison

Signature Jay R. Faison Date 2-23-24
Jay R. Faison

Corporate Seal

Print Owner Name(s) and Information:

Name: Katherine Gill Faison Phone: _____
Address: 4100 Old Milburnie Road, Raleigh, NC 27616-8531

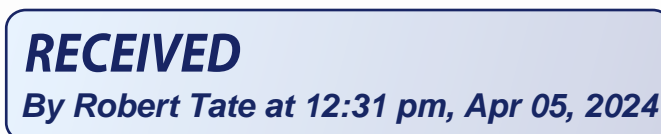
Name: Jay R. Faison Phone: _____
Address: 4100 Old Milburnie Road, Raleigh, NC 27616-8531

Above signature(s) attested by

Francis J. [Signature]

Received by the City Council of Raleigh, North Carolina, this ___ day of _____ 20___, at a Council meeting duly held.

Signature of the City Clerk and Treasurer: _____



Section C Annexation Petition

State of North Carolina, County of Wake, Petition of Annexation of Property to the City of Raleigh, North Carolina

Part 1 The undersigned, being all the owners of the real property described in this application (Section B) respectfully request the annexation of said property to the City of Raleigh, North Carolina. **The petitioners understand and agree that all streets and utilities within the annexed area will be constructed and installed by the developer according to the Unified Development Ordinance and any utilities that must be extended to the annexed area are the responsibility of the developers or successive property owners.** The property to be annexed is:

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Part 3 NC General Statutes require petitioners of both contiguous and satellite annexations to file a signed statement declaring whether vested rights have been established in accordance with G.S. §160D-108 and G.S. §160D-108.1 for properties subject to the petition.

Do you declare such vested rights for the property subject to this petition? Yes No

If yes, please submit proof that vested rights have been granted by governing board. I hereby declare that my failure to disclose existence of a vested right terminates any vested right previously acquired for this property.

Signed this 25 day of February, 2024 by the owners of the property described in Section B.

Owner's Signature(s):

Signature Mark Thomas Gill Date 2/25/24
Mark Thomas Gill

Signature Margaret Lee Gill Date 2-25-24
Margaret Lee Gill

Corporate Seal

Print Owner Name(s) and Information:

Name: Mark Thomas Gill Phone: _____

Address: 1429 Wake Forest Road, Raleigh, NC 27604-1328

Name: Margaret Lee Gill Phone: _____

Address: 1429 Wake Forest Road, Raleigh, NC 27604-1328

Above signature(s) attested by Cristina Trevino

Received by the City Council of Raleigh, North Carolina, this _____ day of _____ 20____, at a Council meeting duly held.

Signature of the City Clerk and Treasurer: _____

RECEIVED

By Robert Tate at 12:31 pm, Apr 05, 2024

Section C Annexation Petition

State of North Carolina, County of Wake, Petition of Annexation of Property to the City of Raleigh, North Carolina

Part 1 The undersigned, being all the owners of the real property described in this application (Section B) respectfully request the annexation of said property to the City of Raleigh, North Carolina. The petitioners understand and agree that all streets and utilities within the annexed area will be constructed and installed by the developer according to the Unified Development Ordinance and any utilities that must be extended to the annexed area are the responsibility of the developers or successive property owners. The property to be annexed is:

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Do you declare such vested rights for the property subject to this petition? Yes No

If yes, please submit proof that vested rights have been granted by governing board. I hereby declare that my failure to disclose existence of a vested right terminates any vested right previously acquired for this property.

Signed this 3rd day of February/march, 20 24 by the owners of the property described in Section B.

Owner's Signature(s):

Signature Donna Sue Russell Date 3.3.2024

Donna Sue Russell

Corporate Seal

Print Owner Name(s) and Information:

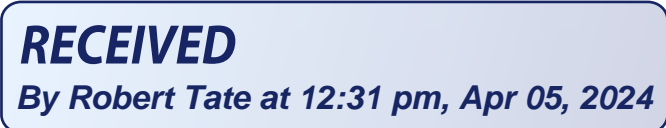
Name: Donna Sue Russell Phone: 984-960-8666

Address: 3912 Old Milburnie Road, Raleigh, NC 27616-9545

Above signature(s) attested by James Keith 3/3/24

Received by the City Council of Raleigh, North Carolina, this _____ day of _____ 20____, at a Council meeting duly held.

Signature of the City Clerk and Treasurer: _____



Section C Annexation Petition

State of North Carolina, County of Wake, Petition of Annexation of Property to the City of Raleigh, North Carolina

Part 1 The undersigned, being all the owners of the real property described in this application (Section B) respectfully request the annexation of said property to the City of Raleigh, North Carolina. **The petitioners understand and agree that all streets and utilities within the annexed area will be constructed and installed by the developer according to the Unified Development Ordinance and any utilities that must be extended to the annexed area are the responsibility of the developers or successive property owners.** The property to be annexed is:

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Do you declare such vested rights for the property subject to this petition? Yes No

If yes, please submit proof that vested rights have been granted by governing board. I hereby declare that my failure to disclose existence of a vested right terminates any vested right previously acquired for this property.

Signed this _____ day of February, 2024 by the owners of the property described in Section B.

Owner's Signature(s):
 Signature *Ernest J. Simmons* Date 3/5/2024
 Ernest J. Simmons

Corporate Seal

Print Owner Name(s) and Information:

Name: Ernest J. Simmons Phone: _____
 Address: 1001 Brickstone Drive, Apex, NC 27502-4717

Above signature(s) attested by *Ryan Davis* / *Ryan Davis*

Received by the City Council of Raleigh, North Carolina, this _____ day of _____, 20____, at a Council meeting duly held.

Signature of the City Clerk and Treasurer: _____

RECEIVED
 By Robert Tate at 12:32 pm, Apr 05, 2024

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 checked="" type="checkbox"/>	Annexation Petition Fee (see the Development Fee Guide webpage for current fee)	
N/A	<input type="checkbox"/>	If a request for sewer only, submit a copy of the contract for service with Raleigh Water	
	<input checked="" type="checkbox"/>	Written metes and bounds description of the property to be annexed must be attached to this application. See page 1	
	<input checked="" type="checkbox"/>	Electronic Word document of the written metes and bounds must be emailed to: Sean.Stewart@raleighnc.gov.	
	<input checked="" 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 checked="" 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 .	
N/A	<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 checked="" type="checkbox"/>	Projected Market Value of Development at build-out (land and improvements).	
	<input checked="" 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 checked="" 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 checked="" 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 checked="" 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 MUST be filled in!</u>	
N/A	<input type="checkbox"/>	Corporate Seal for property owned by a corporation.	
	<input checked="" type="checkbox"/>	Rezoning Application , if the property is currently outside Raleigh's Extraterritorial Jurisdiction .	

ALDERBROOK
4000 OLD MILBURNE ROAD
ST. MATTHEW'S TOWNSHIP – WAKE COUNTY-NORTH CAROLINA
ANNEXATION DESCRIPTION

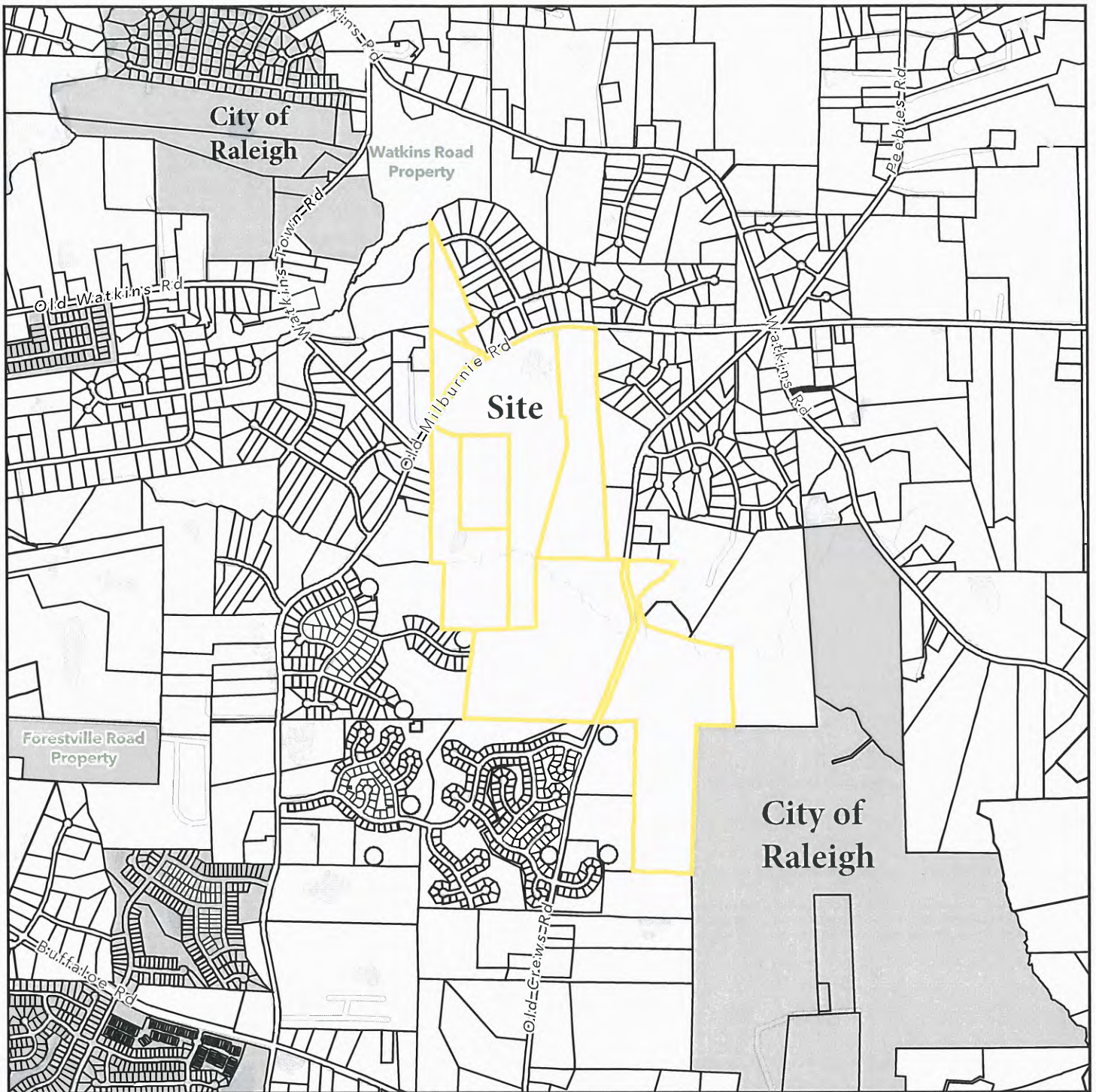
BEGINNING AT AN NAIL IN A STONE AT THE INTERSECTION OF THE COMMON CORNER OF MARK THOMAS GILL & MARGRET LEE GILL PIN#: 1756151475 DB. 14962 PG. 1727 AND MGA PROPERTIES, INC PIN:1756145013 DB. 5425 PG. 169 AS SHOWN IN BOOK OF MAPS 1996 PG. 1683, HAVING NC NAD83(2011) GRID COORDINATES OF N764453.67, 2151860.85;

- THENCE NORTH 88°31'15" WEST A DISTANCE OF 1931.77 FEET TO AN EIP;
- THENCE NORTH 07°52'29" EAST A DISTANCE OF 995.90 FEET TO A STONE;
- THENCE NORTH 89°09'55" WEST A DISTANCE OF 354.90 FEET TO AN EIP;
- THENCE NORTH 01°04'08" EAST A DISTANCE OF 730.21 FEET TO A POINT;
- THENCE NORTH 83°25'12" WEST A DISTANCE OF 47.40 FEET TO A POINT;
- THENCE SOUTH 88°32'54" WEST A DISTANCE OF 93.02 FEET TO A POINT;
- THENCE NORTH 00°33'23" EAST A DISTANCE OF 648.58 FEET TO AN EIP;
- THENCE NORTH 00°33'25" EAST A DISTANCE OF 854.17 FEET TO A POINT;
- THENCE NORTH 00°34'48" EAST A DISTANCE OF 1066.75 FEET TO AN EIP;
- THENCE NORTH 00°14'31" EAST A DISTANCE OF 42.31 FEET TO AN EIP;
- THENCE NORTH 00°37'35" WEST A DISTANCE OF 1144.07 FEET TO AN EIP;
- THENCE SOUTH 23°55'36" EAST A DISTANCE OF 235.96 FEET TO A POINT;
- THENCE SOUTH 24°04'02" EAST A DISTANCE OF 243.12 FEET TO A POINT;
- THENCE SOUTH 23°56'55" EAST A DISTANCE OF 736.64 FEET TO A POINT;
- THENCE SOUTH 63°36'09" WEST A DISTANCE OF 214.35 FEET TO A POINT;
- THENCE SOUTH 34°52'00" EAST A DISTANCE OF 184.70 FEET TO A POINT;
- THENCE SOUTH 64°32'24" EAST A DISTANCE OF 204.29 FEET TO A POINT;
- THENCE NORTH 60°04'40" EAST A DISTANCE OF 46.28 FEET TO A POINT;
- THENCE SOUTH 23°54'30" EAST A DISTANCE OF 35.22 FEET TO A POINT;
- THENCE SOUTH 24°01'04" EAST A DISTANCE OF 30.40 FEET TO A POINT;
- THENCE NORTH 60°13'15" EAST A DISTANCE OF 6.07 FEET TO A POINT;
- THENCE NORTH 60°46'38" EAST A DISTANCE OF 28.94 FEET TO A POINT;
- THENCE NORTH 60°53'53" EAST A DISTANCE OF 262.82 FEET TO A POINT;
- THENCE WITH A CURVE TO THE RIGHT A RADIUS OF 2334.95 FEET, AN ARC LENGTH OF 194.39 FEET, A CHORD BEARING OF NORTH 63°16'55" EAST, A CHORD LENGTH OF 194.33 FEET TO A POINT;
- THENCE NORTH 68°39'43" EAST A DISTANCE OF 75.18 FEET TO A POINT;
- THENCE WITH A CURVE TO THE RIGHT A RADIUS OF 1100.14 FEET, AN ARC LENGTH OF 213.20 FEET, A CHORD BEARING OF NORTH 75°33'55" EAST, A CHORD LENGTH OF 212.87 FEET TO A POINT;
- THENCE NORTH 83°33'48" EAST A DISTANCE OF 87.75 FEET TO A POINT;
- THENCE NORTH 87°33'09" EAST A DISTANCE OF 95.64 FEET TO A POINT;
- THENCE SOUTH 88°03'45" EAST A DISTANCE OF 258.35 FEET TO A POINT;
- THENCE SOUTH 03°15'08" EAST A DISTANCE OF 100.46 FEET TO A POINT;
- THENCE SOUTH 03°16'18" EAST A DISTANCE OF 675.53 FEET TO A POINT;
- THENCE SOUTH 03°25'52" EAST A DISTANCE OF 537.86 FEET TO A POINT;

- THENCE SOUTH 03°20'34" EAST A DISTANCE OF 228.55 FEET TO A POINT;
- THENCE SOUTH 03°21'37" EAST A DISTANCE OF 1034.16 FEET TO AN EIP;
- THENCE SOUTH 89°12'15" EAST A DISTANCE OF 771.52 FEET TO AN EIP;
- THENCE SOUTH 43°47'18" WEST A DISTANCE OF 250.00 FEET TO A POINT;
- THENCE SOUTH 60°54'16" WEST A DISTANCE OF 128.62 FEET TO A POINT;
- THENCE SOUTH 45°47'00" WEST A DISTANCE OF 198.00 FEET TO A POINT;
- THENCE SOUTH 12°19'02" WEST A DISTANCE OF 39.57 FEET TO A POINT;
- THENCE SOUTH 18°20'53" EAST A DISTANCE OF 65.71 FEET TO A POINT;
- THENCE SOUTH 26°21'46" WEST A DISTANCE OF 24.38 FEET TO A POINT;
- THENCE SOUTH 24°24'20" EAST A DISTANCE OF 111.08 FEET TO A POINT;
- THENCE SOUTH 16°00'58" EAST A DISTANCE OF 175.84 FEET TO A POINT;
- THENCE SOUTH 80°22'39" EAST A DISTANCE OF 442.14 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK NORTH 33°35'06" EAST A DISTANCE OF 75.31 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 51°38'39" EAST A DISTANCE OF 45.24 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 03°51'26" EAST A DISTANCE OF 45.19 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 59°24'35" WEST A DISTANCE OF 18.63 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 08°59'44" EAST A DISTANCE OF 55.55 FEET TO A POINT;
- THENCE S ALONG CENTERLINE OF CREEK OUTH 23°45'49" EAST A DISTANCE OF 34.84 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 24°20'48" EAST A DISTANCE OF 79.76 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 78°43'05" EAST A DISTANCE OF 101.83 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 62°36'08" EAST A DISTANCE OF 51.33 FEET TO A POINT;
- THENCE NORTH 76°11'33" EAST A DISTANCE OF 70.83 FEET TO A CL 10;
- THEN ALONG CENTERLINE OF CREEK CE NORTH 38°56'57" EAST A DISTANCE OF 31.31 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK NORTH 07°32'56" EAST A DISTANCE OF 47.27 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK NORTH 48°55'26" EAST A DISTANCE OF 46.81 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK NORTH 09°37'10" EAST A DISTANCE OF 25.86 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK NORTH 73°37'55" EAST A DISTANCE OF 37.47 FEET TO A POINT;
- THENCE ALONG CENTERLINE OF CREEK SOUTH 80°37'07" EAST A DISTANCE OF 37.78 FEET TO A POINT;
- THENCE SOUTH 01°29'35" EAST A DISTANCE OF 890.95 FEET TO A STONE;
- THENCE NORTH 89°17'28" WEST A DISTANCE OF 395.04 FEET TO A STONE;
- THENCE SOUTH 02°08'39" WEST A DISTANCE OF 1640.03 FEET TO A STONE;

- THENCE NORTH $88^{\circ}21'27''$ WEST A DISTANCE OF 657.46 FEET TO AN EIP;
- THENCE NORTH $01^{\circ}33'34''$ EAST A DISTANCE OF 1645.52 FEET TO A STONE WHICH IS THE POINT OF BEGINNING, HAVING AN AREA OF 10,676,980 SQUARE FEET, 245.11 ACRES

Jurisdictions Map



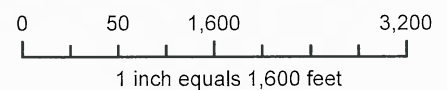
2801 Old Crews Road; & 0, 3912, 400, 4017, 4100 Old Milburnie Road

PINs

1756151475
1756060015
1756071171
1756074579
1746998132
1756172421

REIDs

0056379
0338667
0325054
0024960
0064157
0325055



Disclaimer

iMaps makes every effort to produce and publish the most current and accurate information possible. However, the maps are produced for information purposes, and are **NOT** surveys. No warranties, expressed or implied, are provided for the data therein, its use, or its interpretation.

ALDERBROOK ANNEXATION PETITION ADDENDUM

OWNER INFORMATION

Parcel 1

Site Address: 2801 Old Crews Road, Raleigh, NC 27616
PIN: 1756151475
Deed Reference (book/page): 014962 / 01727
Acreage: 110.92 ac
Owner: Mark Thomas Gill and Margaret Lee Gill
Owner Address: 1429 Wake Forest Road, Raleigh, NC 27604-1328

Parcel 2

Site Address: 0 Old Milburnie Road, Raleigh, NC 27616
PIN: 1756060015
Deed Reference (book/page): 17-E / 0000
Acreage: 27.20 ac
Owner: Donna Sue Russell
Owner Address: 3912 Old Milburnie Road, Raleigh, NC 27616-9545

Parcel 3

Site Address: 3912 Old Milburnie Road Raleigh, NC 27616
PIN: 1756071171
Deed Reference (book/page): 17-E / 0000
Acreage: 12.80 ac
Owner: Donna Sue Russell
Owner Address: 3912 Old Milburnie Road, Raleigh, NC 27616-9545

Parcel 4

Site Address: 4000 Old Milburnie Road Raleigh, NC 27616
PIN: 1756074579
Deed Reference (book/page): 015044 / 02731
Acreage: 53.64 ac
Owner: Mark Thomas Gill and Margaret Lee Gill
Owner Address: 1429 Wake Forest Road, Raleigh, NC 27604-1328

Parcel 5

Site Address: 4017 Old Milburnie Road Raleigh, NC 27616
PIN: 1746998132
Deed Reference (book/page): 018672 / 02551
Acreage: 7.55 ac
Owner: Ernest J. Simmons
Owner Address: 1001 Brickstone Drive, Apex, NC 27502-4717

Parcel 6

Site Address:	4100 Old Milburnie Road Raleigh, NC 27616
PIN:	1756172421
Deed Reference (book/page):	015044 / 02728
Acreage:	29.89 ac
Owner:	Katherine Gill Faison and Jay R. Faison
Owner Address:	4100 Old Milburnie Road, Raleigh, NC 27616-8531