

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. For fees required for the submittal of an annexation petition, please reference the [Development Fee Guide](#). **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: Cottages at Trailwood

Street Address: 3101 Tanager Street
Raleigh, NC 27606

City of Raleigh Subdivision approval #:

S- - or

SUB-0037-2026

(Under review - not yet approved)

Building Permit #:

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

0793-10-0669

Acreage of Annexation Site:

1.30 AC.

Linear Feet of New Public Streets within Annexation Boundaries:

0 LF

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:

8

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RECEIVED

By Diego Joao Murphy-Mendez at 3:50 pm, Sep 15, 2026

Unit Type/Unit Count:	Total Breakdown of Dwelling Units										
	Single-Family Home Unit Count <u>8</u>	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? ☐ Y ☒ N										
	Complete only for Condo/Apartment units:										
	Are buildings multi-story with stacked units? ☐ Y ☒ N	Will there be a community trash compactor? ☐ Y ☒ N	Unit Count +/- Description: <i>Example</i> 30 Studio + 1 Bath 50 1 BR + 1.5 Bath <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="text-align: right;">Count</td> <td style="text-align: left;">Bedroom + Bath</td> </tr> <tr> <td style="text-align: right;"><u>4</u></td> <td style="text-align: left;"><u>3 BR</u> + <u>2 Bath</u></td> </tr> <tr> <td style="text-align: right;"><u>2</u></td> <td style="text-align: left;"><u>3 BR</u> + <u>2.5 Bath</u></td> </tr> <tr> <td style="text-align: right;"><u>2</u></td> <td style="text-align: left;"><u>4 BR</u> + <u>2 Bath</u></td> </tr> </table>	Count	Bedroom + Bath	<u>4</u>	<u>3 BR</u> + <u>2 Bath</u>	<u>2</u>	<u>3 BR</u> + <u>2.5 Bath</u>	<u>2</u>	<u>4 BR</u> + <u>2 Bath</u>
	Count	Bedroom + Bath									
<u>4</u>	<u>3 BR</u> + <u>2 Bath</u>										
<u>2</u>	<u>3 BR</u> + <u>2.5 Bath</u>										
<u>2</u>	<u>4 BR</u> + <u>2 Bath</u>										
Building Square Footage of Non-Residential Space: <u>0</u>											
Specific proposed use (office, retail, warehouse, school, etc.): _____											
Projected market value at build-out (land and improvements): \$ <u>2,900,000</u>											
Applicant Contact Information											
Property Owner(s): Printed Name: <u>Habitat for Humanity Greater Raleigh, INC.</u> Printed Name: _____ Printed Name: _____ Printed Name: _____											
Project Contact Name (if different than property owner)											
Contact(s): Printed Name: <u>Patricia Burch, CEO</u> Printed Name: _____											

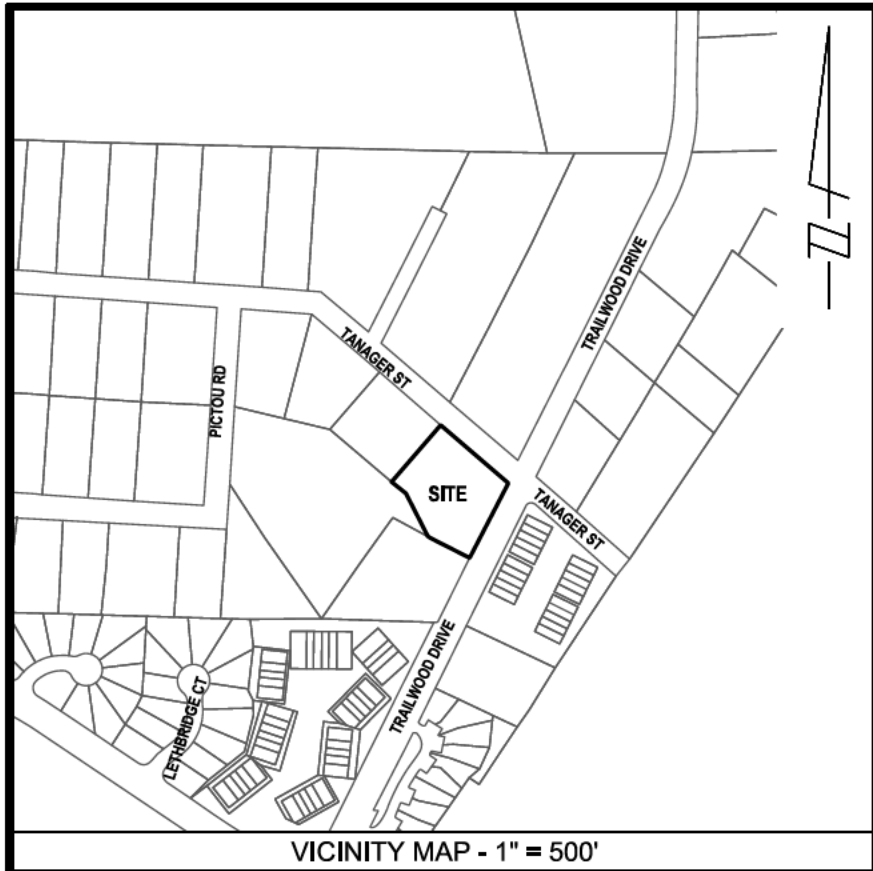
Contact Information	
Property Owner/Applicant*	
Name & Title:	Patricia Burch, CEO
Primary Mailing Address:	2420 N. Raleigh Blvd. Raleigh, NC 27604
Email:	patricia.burch@habitatraleigh.org
Phone:	919.744.2428
Point of Contact (If different than above)**	
Point of Contact Name:	Zach Alley, PE
Primary Mailing Address:	6310 Chapel Hill Road, Suite 250 Raleigh, NC 27607
Email:	zach.alley@bnkinc.com
Phone:	919.645.3541

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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:

☒	Annexation Petition Fee (see the Development Fee Guide webpage for current fee)	
☐	If a request for sewer only , submit a copy of the contract for service with Raleigh Water	
☒	Written metes and bounds description of the property to be annexed must be attached to this application.	
☒	Electronic Word document of the written metes and bounds must be emailed to: rezoning@raleighnc.gov .	
☒	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.	
☒	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 .	
☒	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.)
☒	Projected Market Value of Development at build-out (land and improvements).	
☒	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.	
☒	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:		
☒	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.	
☒	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!	
☐	Corporate Seal for property owned by a corporation.	
☐	Rezoning Application , if the property is currently outside Raleigh's Extraterritorial Jurisdiction .	



I, DAN GREGORY, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION. DEED DESCRIPTION RECORDED IN BOOK, SEE, PAGE, REFERENCES, ; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK, SEE, PAGE, REFERENCES, ; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

C. 1. THAT THIS IS OF A SURVEY OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET;

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS

DAY OF MONTH, A.D. 2026

- NOTE:
1. AREAS BY COORDINATE GEOMETRY UNLESS SHOWN OTHERWISE.
 2. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.
 3. ALL STREETS ARE PUBLIC RIGHTS-OF-WAY UNLESS SHOWN OTHERWISE.
 4. OTHER INSTRUMENTS OF RECORD MAY AFFECT THIS PROPERTY.
 5. NO TITLE SEARCH PERFORMED FOR THIS SURVEY.
 6. NO FEMA FLOOD HAZARD AREAS PER FIRM NUMBER 3720079300K, DATED JULY 19, 2022.
 7. PROPERTY IS ZONED "R-4" IN CITY OF RALEIGH PLANNING JURISDICTION.
 8. PROPERTY MAY BE SUBJECT TO NEUSE RIVER BUFFERS.
 9. BUFFER DELINEATION TO BE DETERMINED BY DWR BEFORE FINAL APPROVAL.
 10. THE COORDINATES SHOWN ON THIS PLAT WERE DERIVED BY REAL TIME NETWORK (RTN) GLOBAL POSITIONING SYSTEM (GPS). THIS METHOD RESULTS IN (NAD 1983/2011) - (CORS 96) POSITIONS AND NORTH AMERICAN VERTICAL DATUM '88 (MEAN SEA LEVEL) ELEVATIONS USING THE CONTINUOUSLY OPERATING REFERENCE STATIONS (CORS) MAINTAINED BY NORTH CAROLINA GEODETIC SURVEY, CLASS A SURVEY, 0.033 FT POSITIONAL ACCURACY, VRS FIELD PROCEDURE, GEOD12A AND UNITS IN FEET.

LOT 11
PRAKASH V. BHAVE
NIRUPAMA NITA, BHAVE
(TRUSTEES)
PIN: 0793009826
DB. 1998 PG. 1408
BM. 1975 PG. 28
(RESIDENTIAL)

LOT 10
JOHN E. HUNTER III
SARA H. HUNTER
PIN: 0793007634
DB. 4598 PG. 682
BM. 1988 PG. 1674
(VACANT)

JOHN E. HUNTER III
SARA H. HUNTER
PIN: 0793009444
DB. 13298 PG. 2413
(VACANT)

LOT 10B
HABITAT FOR HUMANITY
OF WAKE COUNTY INC.
PIN: 0793100669
DB. 20168 PG. 1
BM. 1975 PG. 28
56,598 SF OR 1.2993 ACRES
(VACANT)

EIP
BENT EIP

EIP

EIP CONTROL CORNER
NC GRID (NAD '83/2011)
COORDINATES
N: 730556.33 FEET
E: 2091016.90 FEET

EIP CONTROL CORNER
NC GRID (NAD '83/2011)
COORDINATES
N: 730498.77 FEET
E: 2091128.61 FEET

EIP CONTROL CORNER
NC GRID (NAD '83/2011)
COORDINATES
N: 730849.22 FEET
E: 2091052.37 FEET

HATCH LEGEND
RALEIGH CORPORATE LIMITS

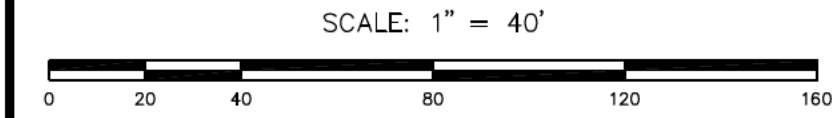
REFERENCES
DB. 9497 PG. 1187
BM. 1975 PG. 28

LEGEND
● EIP = EXISTING IRON PIPE
○ IPS = IRON PIPE SET
● CP = CALCULATED POINT
◆ PK = PK NAIL
--- RW = RIGHT-OF-WAY
XXXXX DEVOTES ADDRESS

NCGS MONUMENT
"NOTES AZ MK"
NC GRID (NAD '83/2011)
COORDINATES
N: 731317.78 FEET
E: 2092091.71 FEET

OWNER:
HABITAT FOR HUMANITY
OF WAKE COUNTY INC.
2420 N RALEIGH BLVD
RALEIGH NC 27604-2235

AREA WITHIN LOT 10B 56,598 SF OR 1.2993 ACRES
AREA WITHIN RIGHT-OF-WAY 14,251 SF OR 0.3272 ACRES
TOTAL AREA TO BE ANNEXED 70,849 SF OR 1.6265 ACRES



REV.	DATE	DESCRIPTION	BY

B
N
K

BASS, NIXON & KENNEDY, INC.
CONSULTING ENGINEERS
• 6310 CHAPEL HILL ROAD, SUITE 250
RALEIGH, NORTH CAROLINA 27607
• TELEPHONE: (919)851-4422 OR (800)354-1879
FAX: (919)851-8968
• CERTIFICATION NUMBERS: NCBELS (C-0110); NCBLA (C-0267)

SURVEYED BY
HS
DRAWN BY
JDW
CHECKED BY
DG
DATE
6-17-2026

ANNEXATION MAP FOR THE CITY OF RALEIGH
PROPERTY OF
HABITAT FOR HUMANITY
OF WAKE COUNTY INC
SWIFT CREEK TOWNSHIP WAKE COUNTY NORTH CAROLINA

SHEET
1
OF
1

ANNEXATION

BEGINNING AT AN EXISTING IRON PIPE LOCATED IN THE WESTERN RIGHT-OF-WAY LINE OF TRAILWOOD DRIVE, BEING THE NORTHEASTERN PROPERTY CORNER OF LANDS NOW OR FORMERLY OF JOHN AND SARA HUNTER AS RECORDED IN DEED BOOK 13298, PAGE 2413, WAKE COUNTY REGISTRY, AND HAVING NC GRID (NAD '83/2011) COORDINATES OF N: 730498.77 FEET, E: 2091128.61 FEET; THENCE ALONG AND WITH SAID NORTHERN PROPERTY LINE NORTH 62°44'28" WEST A DISTANCE OF 125.67 FEET TO AN EXISTING IRON PIPE LOCATED ON A SOUTHEASTERN PROPERTY CORNER OF LOT 10 AS SHOWN ON BOOK OF MAPS 1988, PAGE 1674, WAKE COUNTY REGISTRY; THENCE ALONG AND WITH SAID EASTERN LINE NORTH 25°38'18" WEST A DISTANCE OF 125.60 FEET TO AN EXISTING IRON PIPE; THENCE NORTH 50°01'00" WEST A DISTANCE OF 47.79 FEET TO AN EXISTING IRON PIPE LOCATED ON THE SOUTHEASTERN PROPERTY CORNER OF LOT 11 AS SHOWN ON BOOK OF MAPS 1975, PAGE 28, WAKE COUNTY REGISTRY; THENCE ALONG AND WITH SAID EASTERN PROPERTY LINE NORTH 40°19'38" EAST A DISTANCE OF 195.38 FEET TO AN EXISTING IRON PIPE LOCATED ON THE SOUTHERN RIGHT-OD-WAY LINE OF TANAGER STREET; THENCE NORTH 40°19'38" EAST A DISTANCE OF 30.01 FEET TO A POINT LOCATED IN THE CENTERLINE OF TANAGER STREET; THENCE ALONG AND WITH SAID CENTERLINE SOUTH 48°24'26" EAST A DISTANCE OF 256.08 FEET TO A POINT LOCATED IN THE INTERSECTION OF SAID CENTERLINE AND THE CENTERLINE F TRAILWOOD DRIVE; THENCE ALONG AND WITH SAID CENTERLINE SOUTH 26°27'22" WEST A DISTANCE OF 242.47 FEET TO A POINT; THENCE NORTH 62°44'28" WEST A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING, CONTAINING 1.6265 ACRES.