

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1997

S

2

SENATE BILL 390  
House Committee Substitute Favorable 6/26/97

Short Title: Huntersville Annexation.

(Local)

---

Sponsors:

---

Referred to:

---

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-I.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

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

20 Tract 96-A-I.a encompasses 1026.35 Acres more or less.

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

22 BEGINNING AT A POINT being on the existing municipal boundary line of the Town  
23 of Huntersville at its intersection with the centerline of McDowell Creek, said point being  
24 located northeast approximately 2,720 feet from the centerline intersection of Ervin Cook  
25 Road, SR 2137, and Gilead Road, SR 2136; thence southwesterly with the centerline of  
26 McDowell Creek approximately 2,975 feet to a point being the intersection of the  
27 centerline of McDowell Creek and the centerline of Torrence Creek; thence easterly with  
28 the centerline of Torrence Creek approximately 411 feet to a point being the intersection  
29 of the centerline of Torrence Creek and the existing municipal boundary line of the Town  
30 of Huntersville; thence southeasterly with said municipal boundary line approximately  
31 13,543 feet to the POINT OF BEGINNING.

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

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

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

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

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

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

10 BEGINNING AT A POINT being on the existing municipal boundary line of the Town  
11 of Huntersville at its intersection with the centerline of Hambright Road, SR 2117, said  
12 point being located west approximately 1,434 feet from the centerline intersection of  
13 Hambright Road, SR 2117, and U. S. Highway 21; thence westerly along the centerline  
14 of Hambright Road, SR 2117, approximately 11,367 feet to a point being the centerline  
15 intersection of Hambright Road, SR 2117, and McCoy Road, SR 2138; thence  
16 northeasterly along the centerline of McCoy Road, SR 2138, approximately 899 feet to a  
17 point being the intersection of McCoy Road, SR 2138, and the southeastward extension  
18 of the northern right-of-way of McIlwaine Road, SR 2130; thence to the northwest with  
19 said right-of-way extension approximately 21 feet to a point being the intersection of the  
20 northern right-of-way for McIlwaine Road and the western right-of-way for McCoy  
21 Road, SR 2138, said point being a corner on the existing municipal boundary line of the  
22 Town of Huntersville; thence eastward with said municipal boundary line approximately  
23 12,949 feet to the POINT OF BEGINNING.

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

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

29 **AREA 96-A-II**

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

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

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

12 Section 3. Effective as of midnight, June 30, 1999, 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-III**

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

1 an eastern property boundary corner at its intersection with the northern property  
2 boundary lines of parcel 264-29, tax map 15-26; thence easterly along the northern  
3 property boundary lines of said parcel approximately 1,236 feet to a point being the  
4 intersection of said property boundary lines extended to the centerline of Mount Holly -  
5 Huntersville Road, SR 2004; thence northeasterly along said road centerline  
6 approximately 8,076 feet to a point being the intersection of said road centerline and the  
7 centerline of Alexanderana Road, SR 2116; thence east along said road centerline  
8 approximately 5,577 feet to a point being the intersection of said road centerline and the  
9 western right-of-way boundary line of US Highway 21, said point being on the existing  
10 municipal boundary line of the Town of Huntersville; thence northerly along the existing  
11 municipal boundary line approximately 45,475 feet to the POINT OF BEGINNING.  
12 Tract 96-A-III encompasses 6582.88 Acres more or less.

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

17 **AREA 96-A-IV**

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

1 10, and 151-6 of tax map 13-15 approximately 969 feet to the southwestern property  
2 boundary corner of parcel 151-6; thence easterly with the southern property boundary  
3 lines of parcels 151-6 and 151-5 of tax map 13-15 approximately 897 feet to a point  
4 being the intersection of the eastern extension of the southern property boundary line of  
5 parcel 151-5 and the centerline of Cashion Road, SR 2133; thence southwesterly with the  
6 centerline of Cashion Road, SR 2133, approximately 780 feet to a point being the  
7 intersection of the eastern extension of the northern property boundary line of parcel 151-  
8 1, tax map 13-15, and the centerline of Cashion Road, SR 2133; thence westerly with the  
9 northern property boundary line of parcel 151-1 approximately 1044 feet to a point being  
10 the northwestern property boundary corner of parcel 151-1; thence southeasterly with the  
11 southwestern property boundary line of parcel 151-1 approximately 529 feet to a point  
12 being the intersection of the southeastern extension of the southwestern property  
13 boundary line of parcel 151-1 and the centerline of Cashion Road, SR 2133; thence to the  
14 southwest with the centerline of Cashion Road, SR 2133, approximately 298 feet to a  
15 point being the intersection of the centerline of Cashion Road, SR 2133, and the eastern  
16 extension of the northern property boundary line of parcel 111-4, tax map 13-11; thence  
17 westerly with the northern property boundary line of parcel 111-4 approximately 2,484  
18 feet to a point being the northwestern property boundary corner of parcel 111-4; thence  
19 southerly with the western property boundary line of parcel 111-4 approximately 5,504  
20 feet to the southwestern property boundary corner of parcel 111-4; thence westerly with  
21 the northern property boundary line of parcel 161-2, tax map 13-16 approximately 2,060  
22 feet to a point being the intersection of the westward extension of said property boundary  
23 line with the centerline of the Catawba River, said point being on the Mecklenburg  
24 County line; thence southerly along said county line, said line also lying within the  
25 Catawba River approximately 7,247 feet to a point being the confluence of the Catawba  
26 River and an unnamed tributary flowing north-northwest; thence southeasterly along said  
27 unnamed tributary approximately 2,460 feet to a point being the intersection of said  
28 unnamed tributary and the western property boundary line of parcel 41-6, tax map 13-04;  
29 thence southeasterly along the southern property boundary lines of said parcel and parcels  
30 41-3 and 41-2, tax map 13-04 approximately 1,917 feet, to a point being the intersection  
31 of said property boundary lines extended and the centerline of Neck Road, SR 2074;  
32 thence southeasterly with the centerline of Neck Road, SR 2074, approximately 4,470  
33 feet to a point being the intersection of the centerline of Torrence Creek and the  
34 centerline of Neck Road, SR 2074, said point being on the existing municipal boundary  
35 line of the Town of Huntersville; thence northerly along the existing municipal boundary  
36 line approximately 33,395 feet to the POINT OF BEGINNING.

37 Save and except the following tract:

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

1 131-17 and 131-18 approximately 1311 feet to a point being the intersection of the  
2 southwestern extension of the said property boundary lines and the southeastward  
3 extension of the western property boundary line for parcel 131-18; thence northwesterly  
4 with the western property boundary lines of parcels 131-18 and 131-16 approximately  
5 1144 feet to a point being a corner on the southern property line of parcel 131-16; thence  
6 westerly with the southern property line of parcel 131-16 approximately 300 feet to a  
7 point being the southeastern property boundary corner of parcel 131-16; thence northerly  
8 with the western property boundary line of parcel 131-16 approximately 379 feet to the  
9 POINT OF BEGINNING.

10 This save and except tract encompasses 25.73 Acres more or less.

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

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

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

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

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

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

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