

City Council Meeting

January 10, 2019



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Item 5

Ordinance to annex Savannah Place, Section 4, Phase 1 involving 4.928 acres located at the current terminus of Camille Drive



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General Location Map

Map Legend

 Greenville's ETJ

 Tar River

 Pitt-Greenville Airport (PGV)

City Council Voting District

District

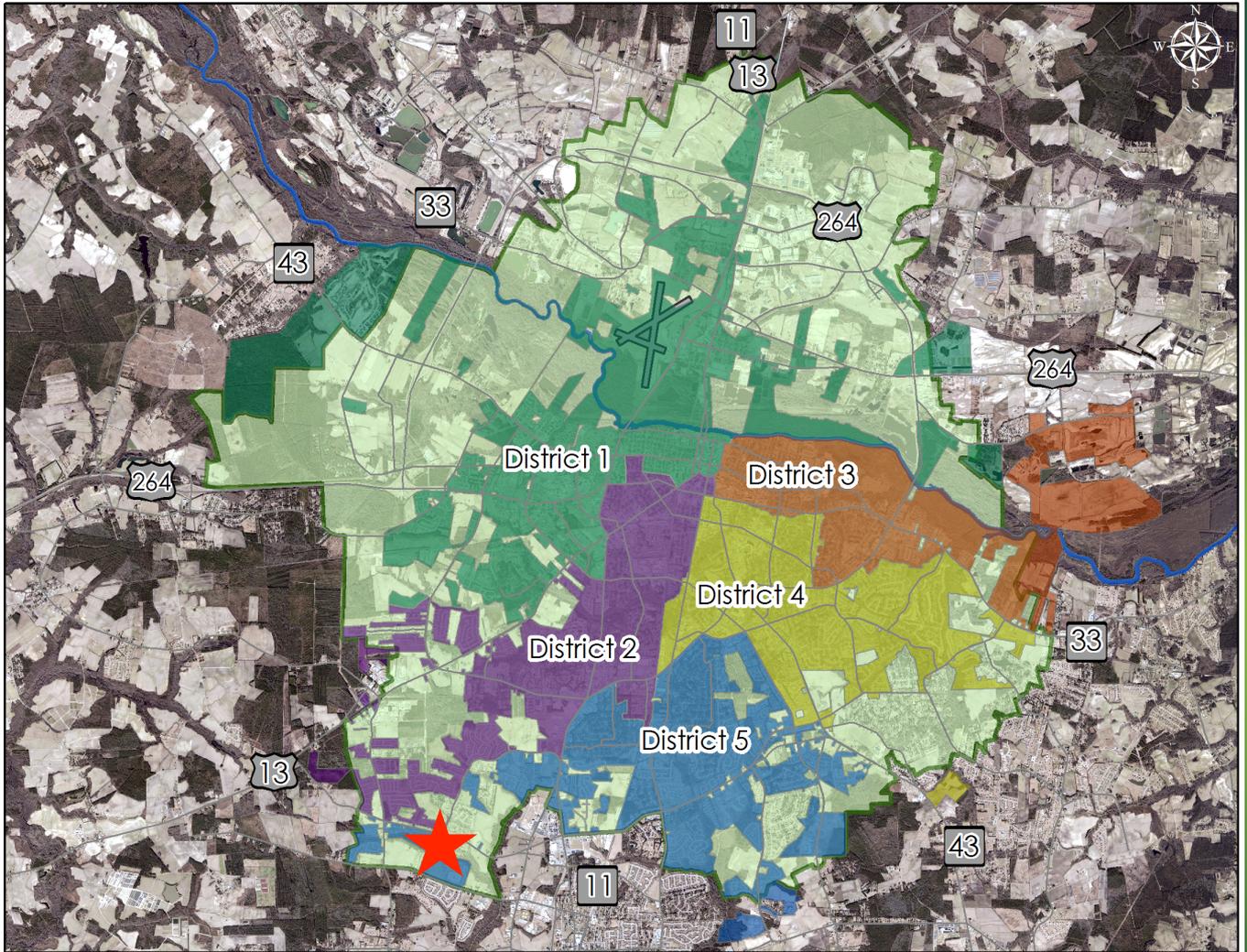
 District 1

 District 2

 District 3

 District 4

 District 5

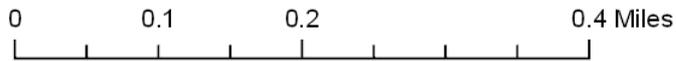


0 1 2 4 6 Miles



Greenville
NORTH CAROLINA

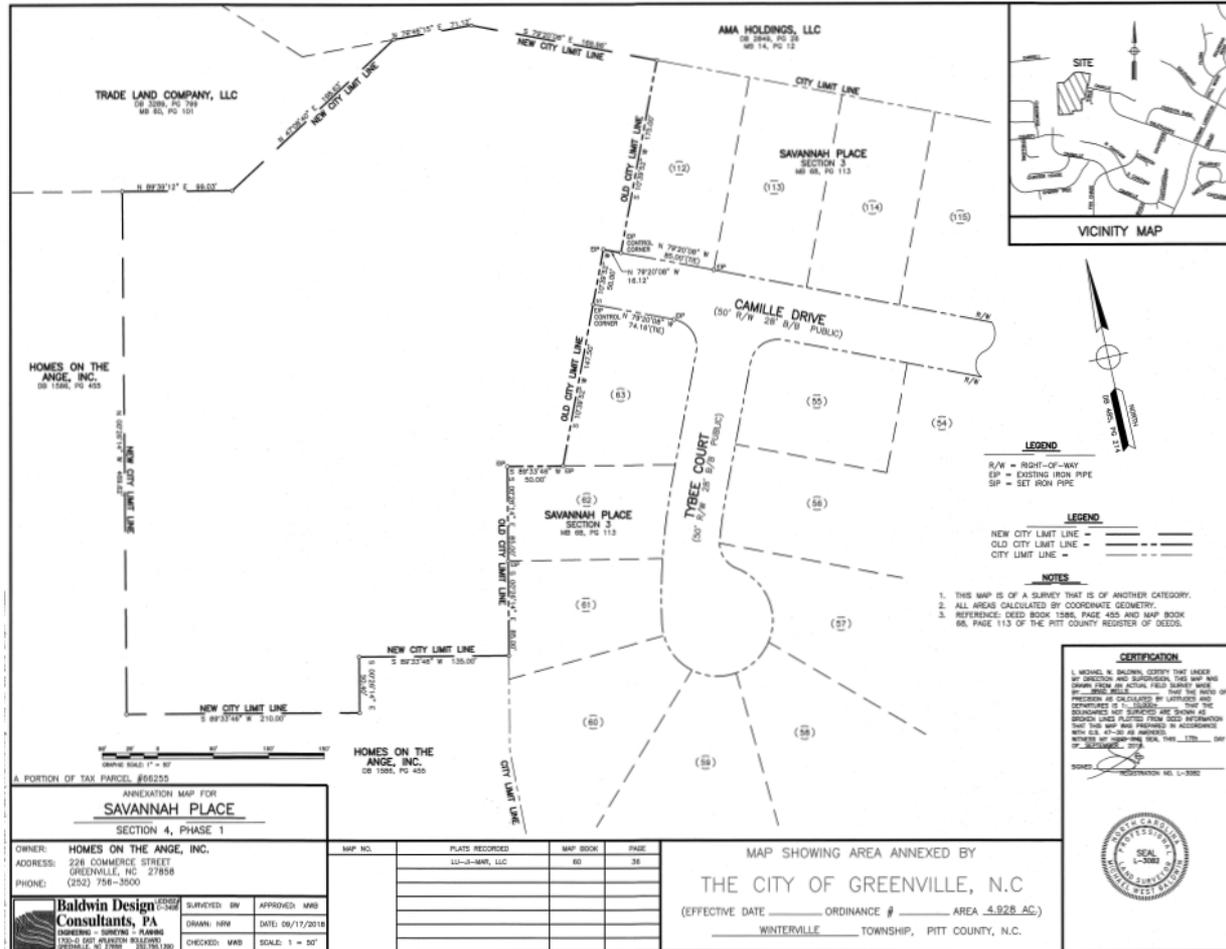
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Greenville
NORTH CAROLINA

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4.928 acres



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 NORTH CAROLINA

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Item 6

Ordinance to annex Langston West, Phase 11, Section 1 involving 11.1420 acres located at the current terminus of Birch Hollow Drive



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General Location Map

Map Legend

 Greenville's ETJ

 Tar River

 Pitt-Greenville Airport (PGV)

City Council Voting District

District

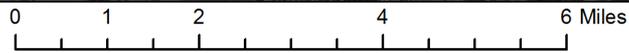
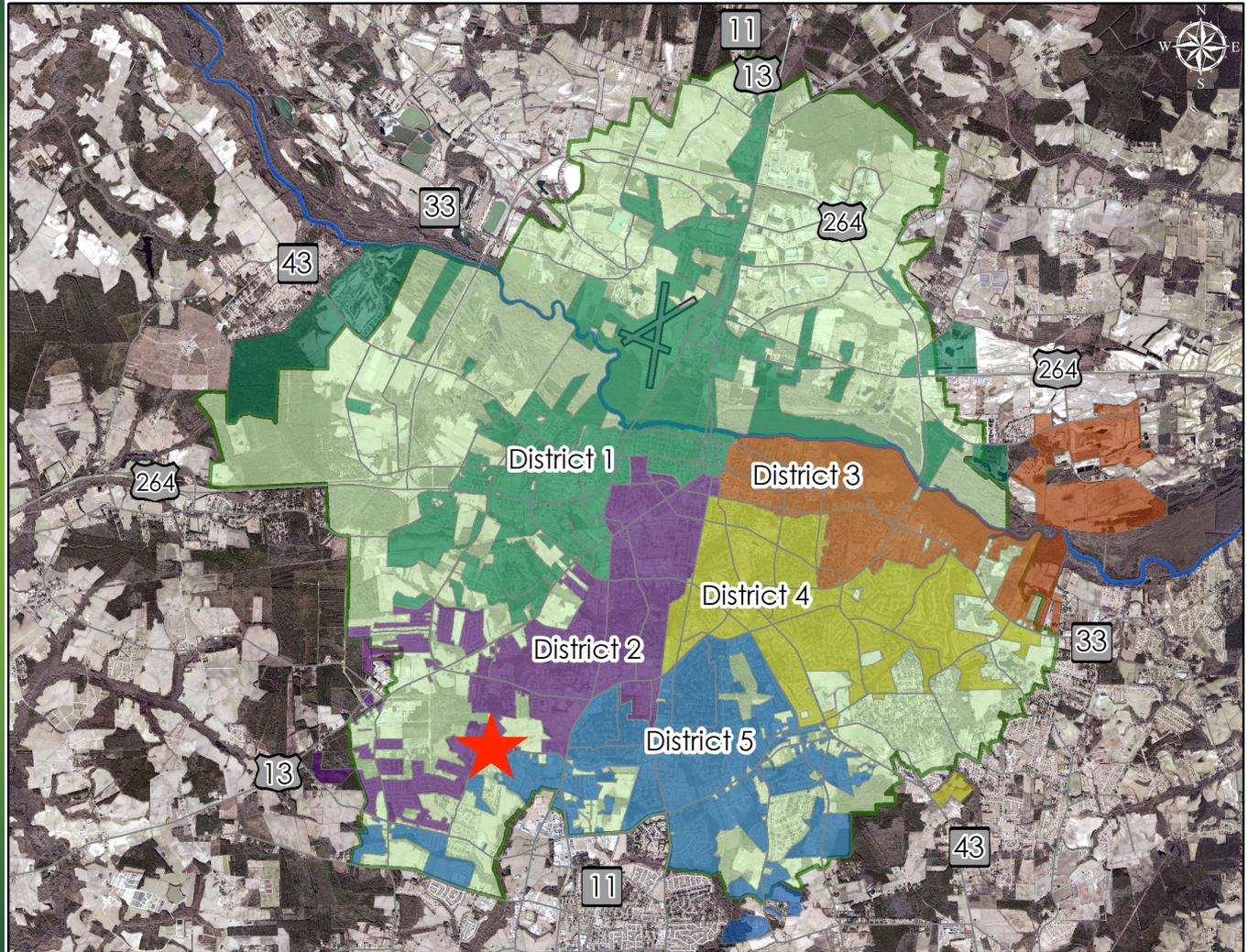
 District 1

 District 2

 District 3

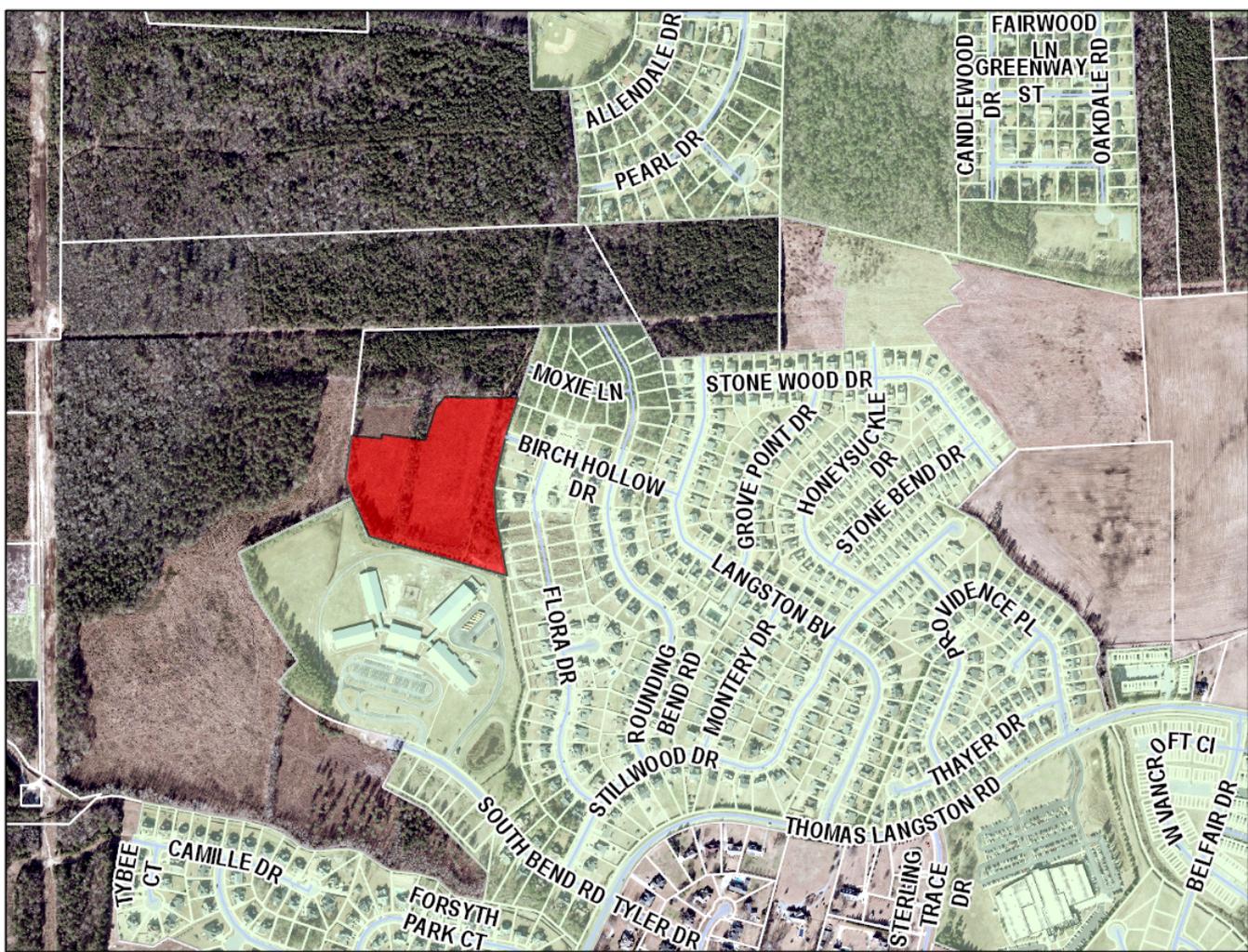
 District 4

 District 5



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Item 7

Ordinance requested by Kenneth and Christine Lloyd, Sr. to rezone 0.3416 acres located along the eastern right-of-way of Watauga Avenue and 130 +/- feet south of Farmville Boulevard



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General Location Map

Map Legend

 Greenville's ETJ

 Tar River

 Pitt-Greenville Airport (PGV)

City Council Voting District

District

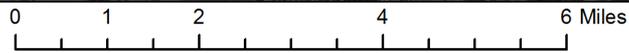
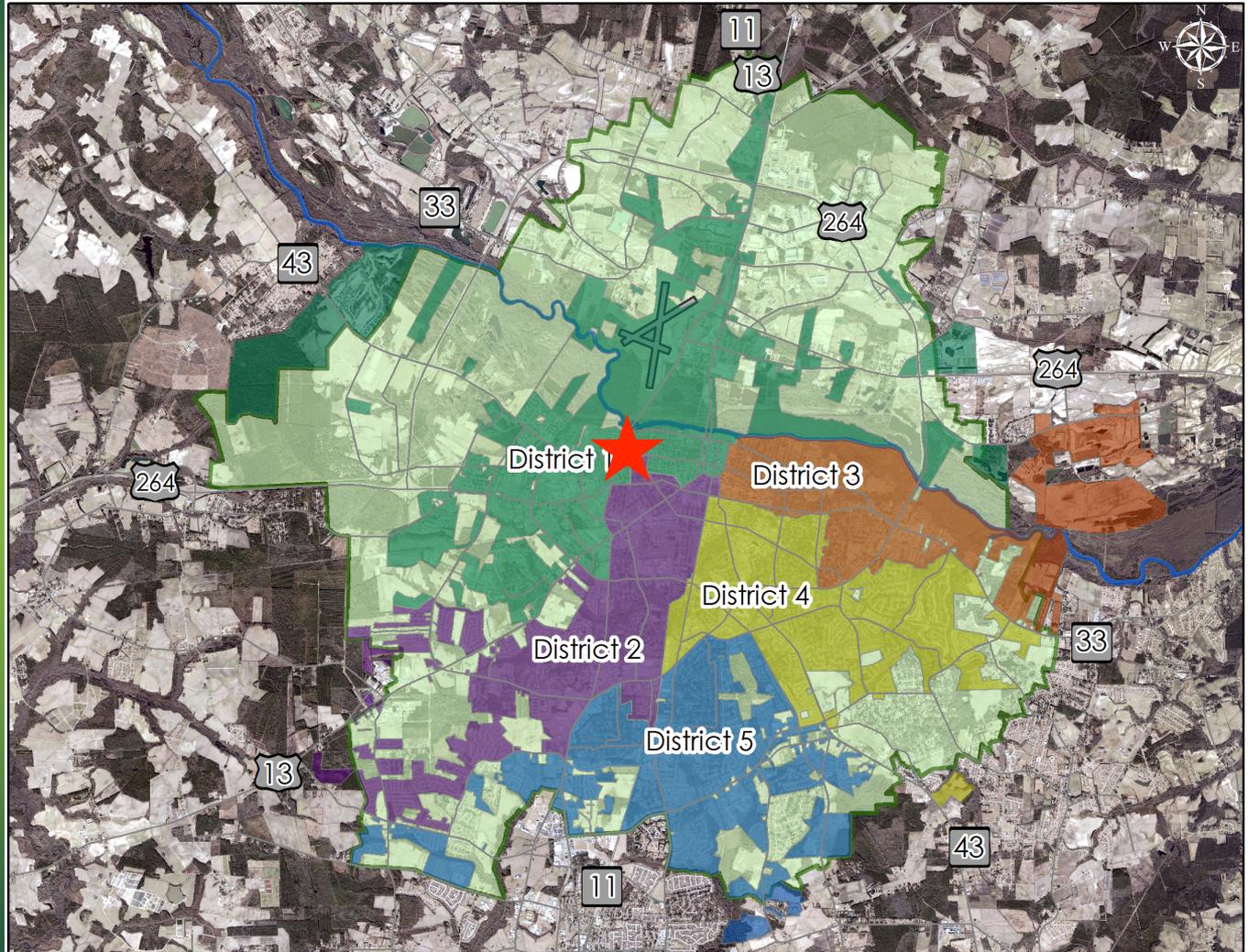
 District 1

 District 2

 District 3

 District 4

 District 5



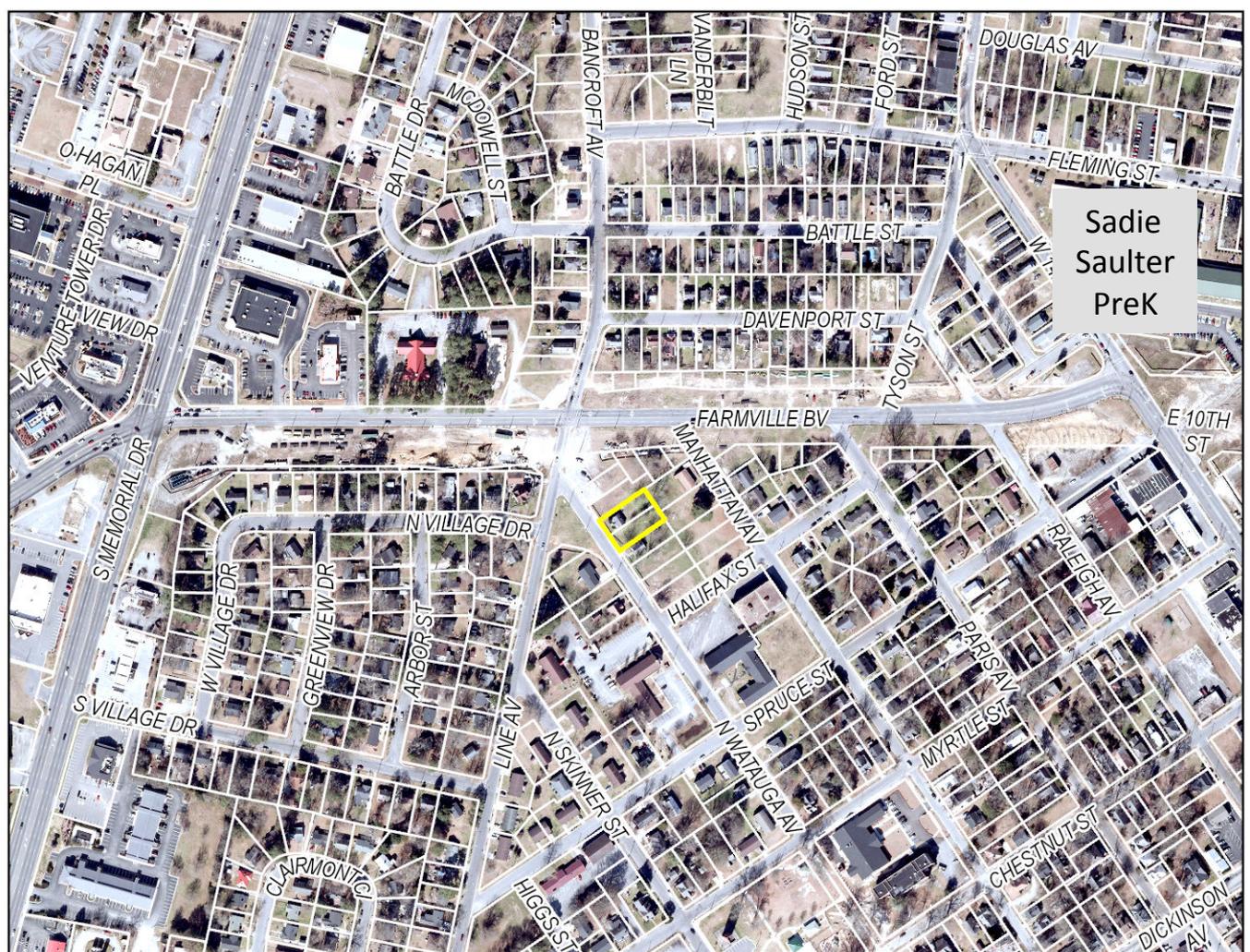
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Aerial Map (2016)

Map Legend

-  Rezoning
-  Land Parcels



Sadie
Saulter
PreK



Greenville
NORTH CAROLINA

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0 0.07 0.15 0.3 Miles



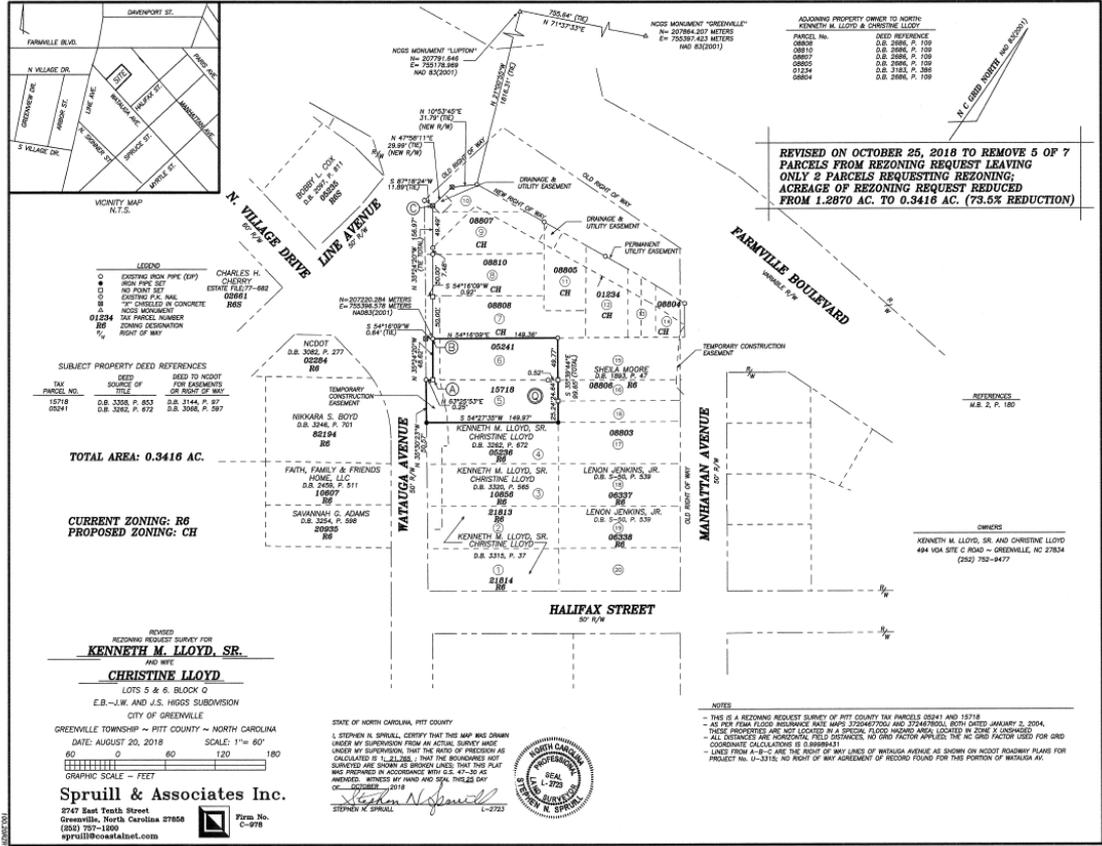
Watauga Ave.



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0.3416 Acres



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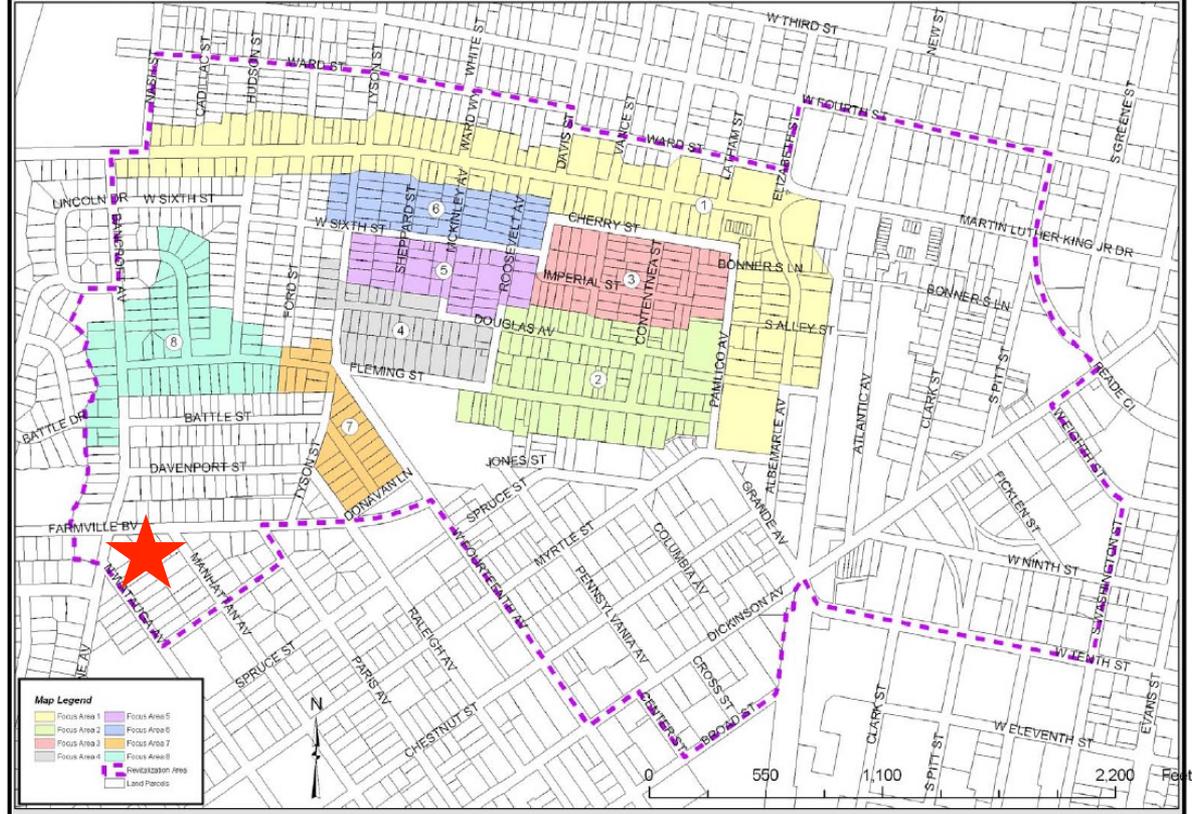
Spruill & Associates Inc.
 8747 East Tooth Street
 Greenville, North Carolina 27858
 (863) 782-1300
 spruill@coastalnet.com





West Greenville Revitalization Area

June 9, 2005



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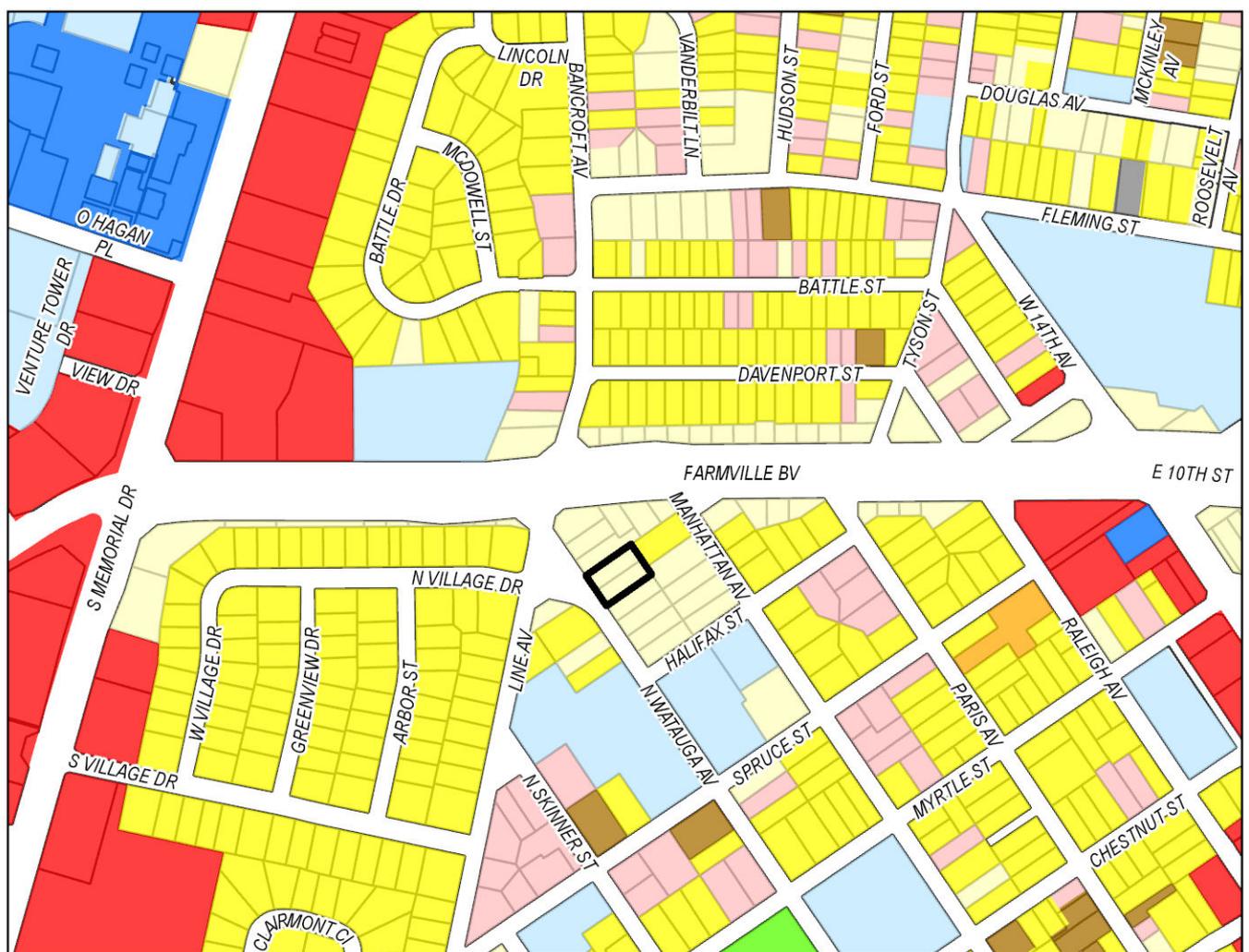
Existing Land Use

Map Legend

-  Rezoning
-  Land Parcels

Existing Land Use

-  Cemetery
-  Commercial
-  Duplex
-  Industrial
-  Institutional
-  Landfill
-  Mobile Home
-  Mobile Home Park
-  Multi-Family
-  Office
-  Public Parking
-  Recreation
-  Single Family
-  Utility
-  Vacant



0 0.07 0.15 0.3 Miles



Greenville
NORTH CAROLINA

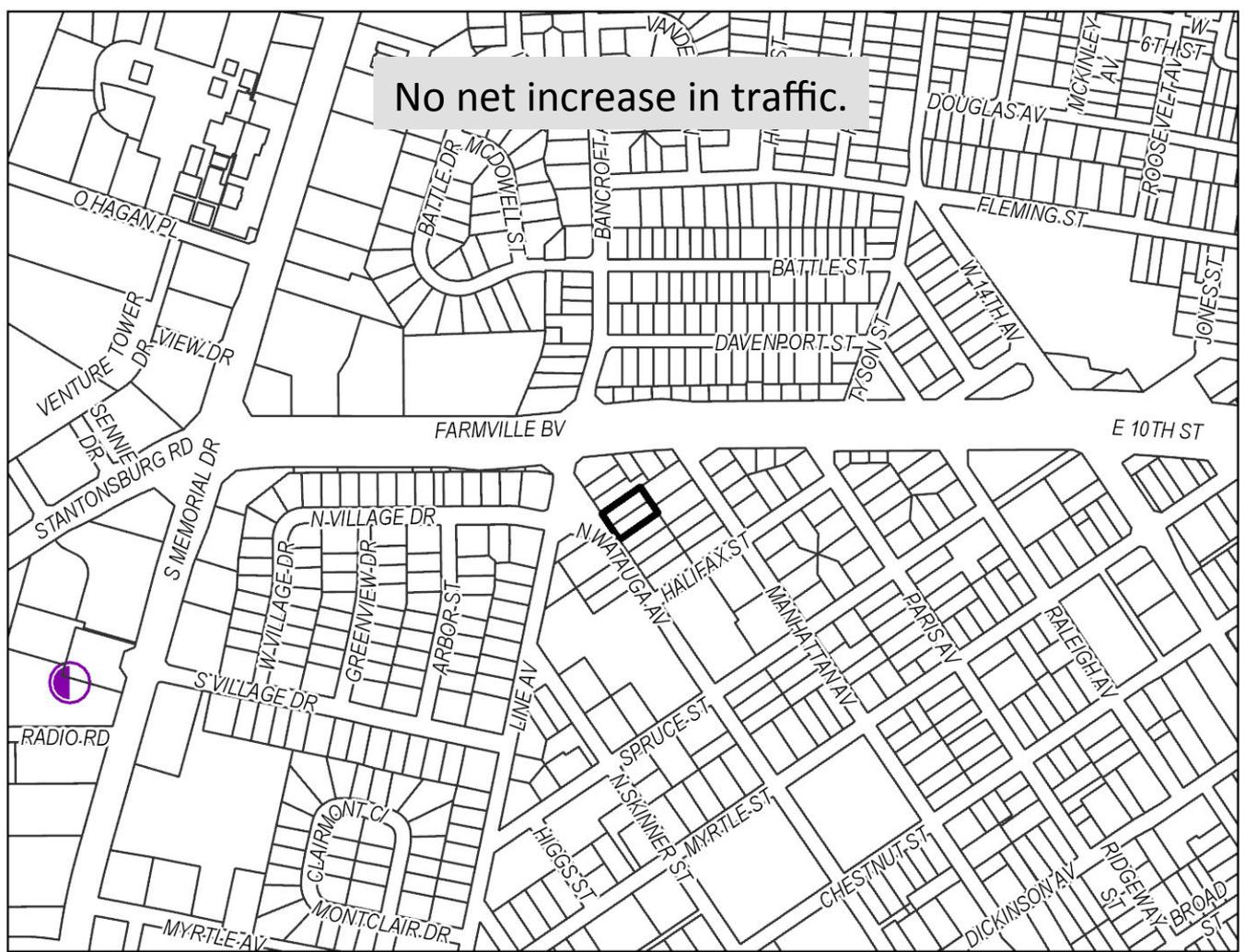
Find yourself in good company®

Activity Centers

Map Legend

-  Rezoning
-  Land Parcels
-  Neighborhood Activity Center
-  Community Activity Center
-  Regional Activity Center
-  Employment Center

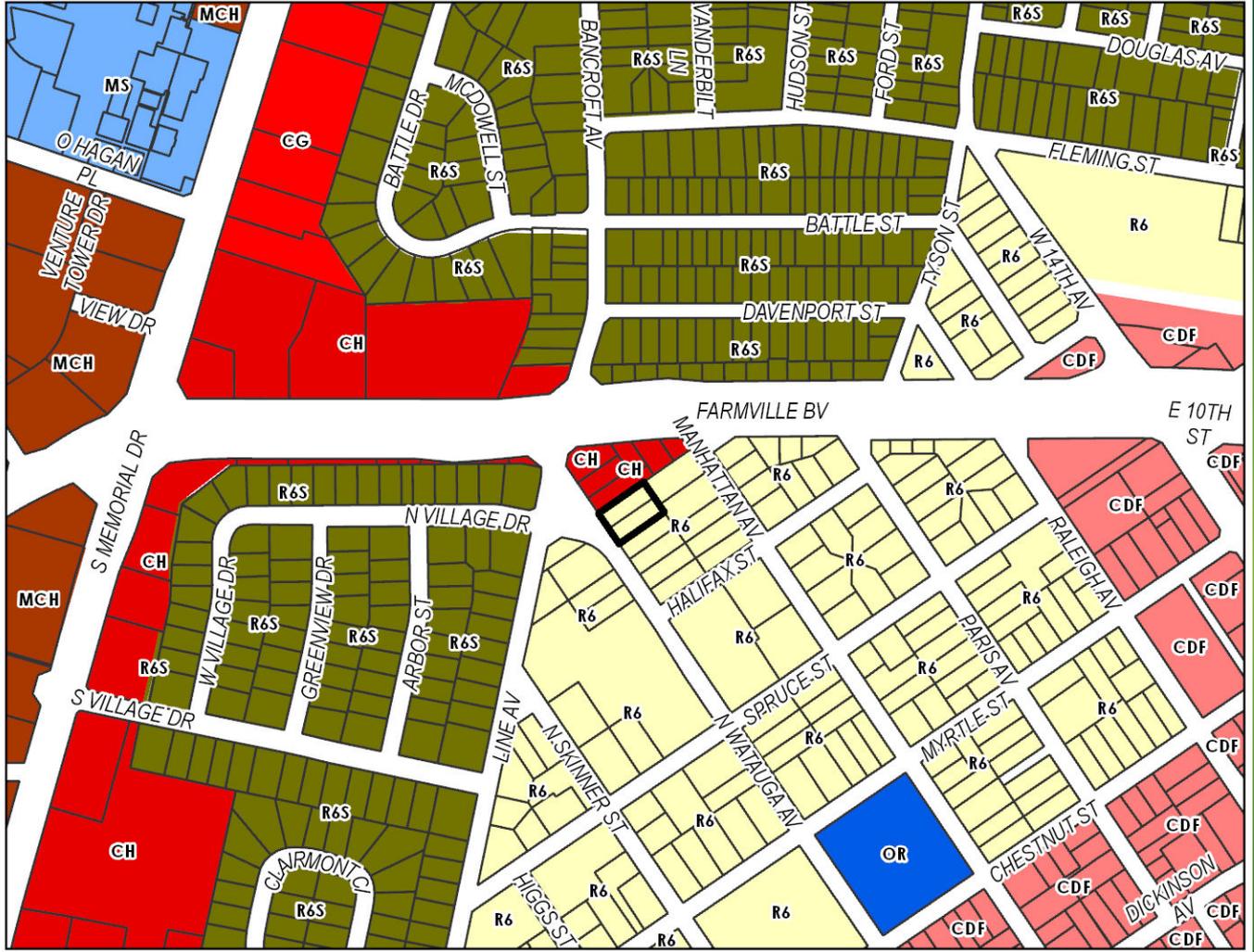
No net increase in traffic.



Zoning Map

Map Legend

	Rezoning		PIU		R6MH
	Land Parcels		MI		R6N
	CD		MO		R6S
	CDF		MS		R9
	CG		O		R9S
	CH		OR		R9S-CA
	CN		OR-UC		R15S
	MCH		R6		PUD
	MCG		R6A		MR
	I		R6A-CA		MRS
	IU		R6A-RU		RA20



0 0.07 0.15 0.3 Miles



Greenville
NORTH CAROLINA

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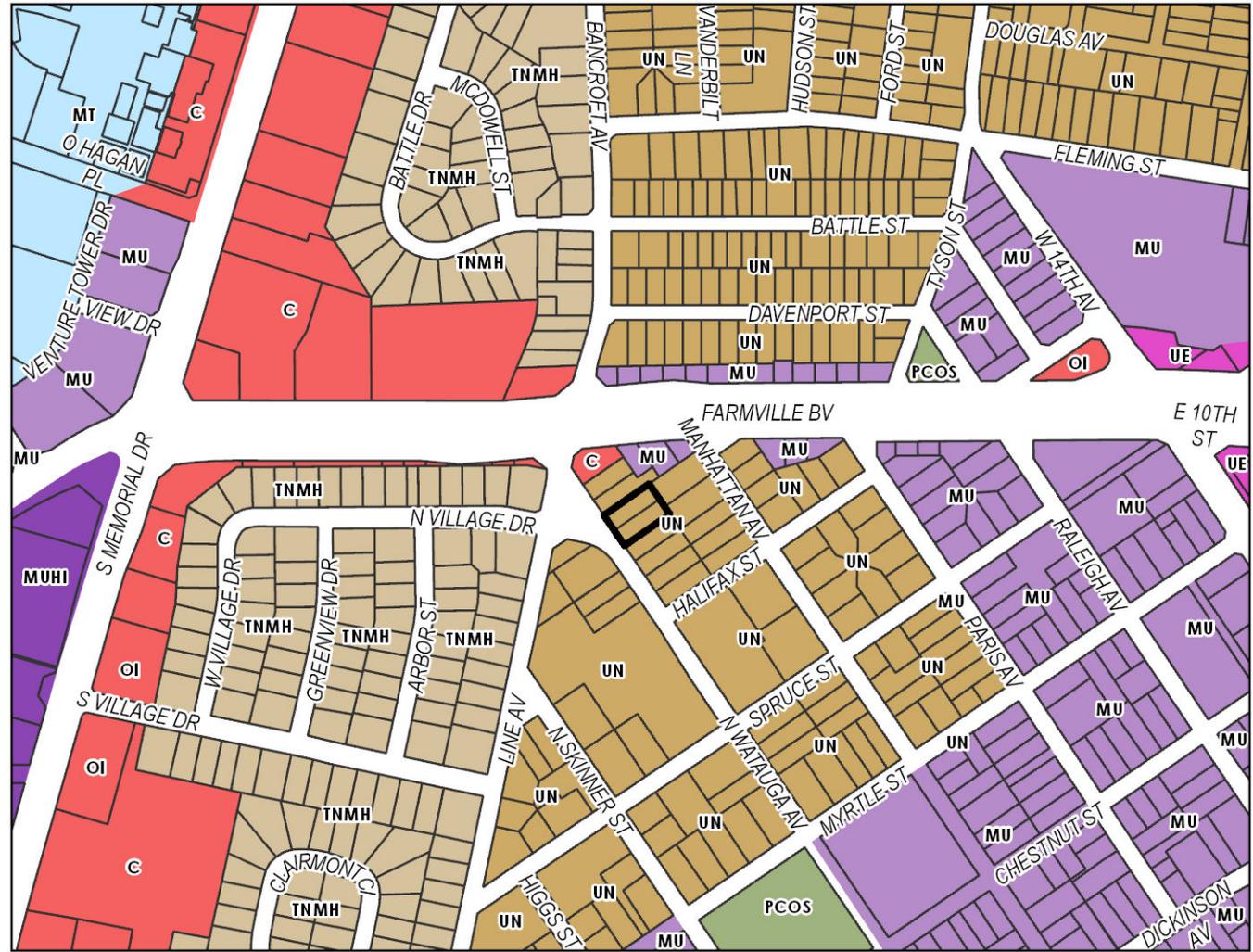
Future Land Use & Character Map

Map Legend

- Rezoning
- Land Parcels

Horizons2026 Future Land Use

- PCOS - Potential Conservation and Open Space
- UC - Uptown Core
- UE - Uptown Edge
- MUHI - Mixed Use, High Intensity
- MU - Mixed Use
- C - Commercial
- OI - Office and Institutional
- UN - Uptown Neighborhood
- TNMH - Traditional Neighborhood, Medium to High Density
- TNLM - Traditional Neighborhood, Low to Medium Density
- HDR - Residential, High Density
- LMDR - Residential, Low to Medium Density
- UI - University Institutional
- MC - Medical Core
- MT - Medical Transition
- IL - Industrial / Logistics



0 0.07 0.15 0.3 Miles



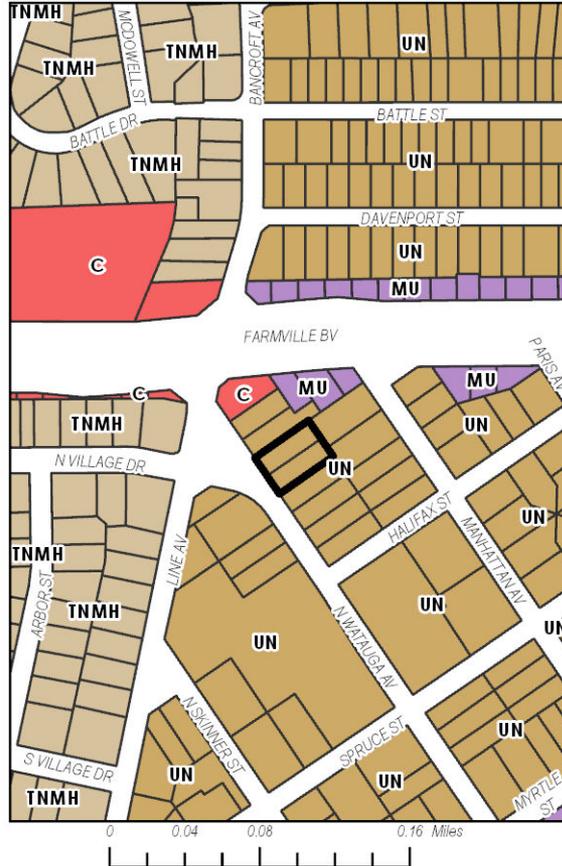
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Future Land Use & Character Map

Zoning Map

Map Legend

-  Rezoning Sites
-  Land Parcels



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The Planning and Zoning Commission voted (6:2) to approve the request at its November 20, 2018 meeting.



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Item 8

Ordinance requested by Bent Creek, LLC to rezone 2.002 acres located along the western right-of-way of Port Terminal Road and 750+/- feet north of East 10th Street



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General Location Map

Map Legend

 Greenville's ETJ

 Tar River

 Pitt-Greenville Airport (PGV)

City Council Voting District

District

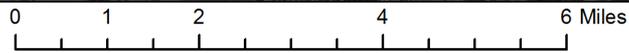
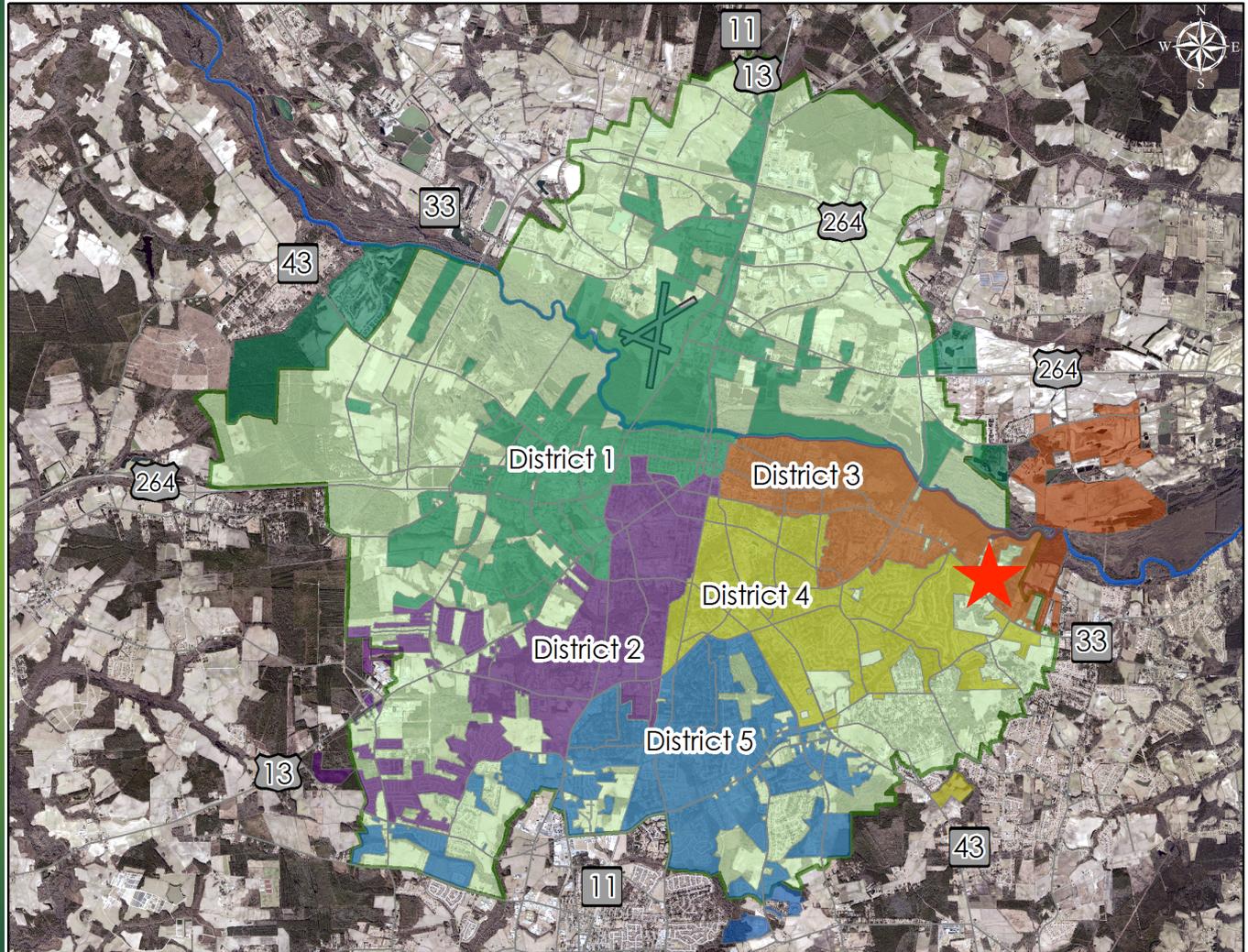
 District 1

 District 2

 District 3

 District 4

 District 5



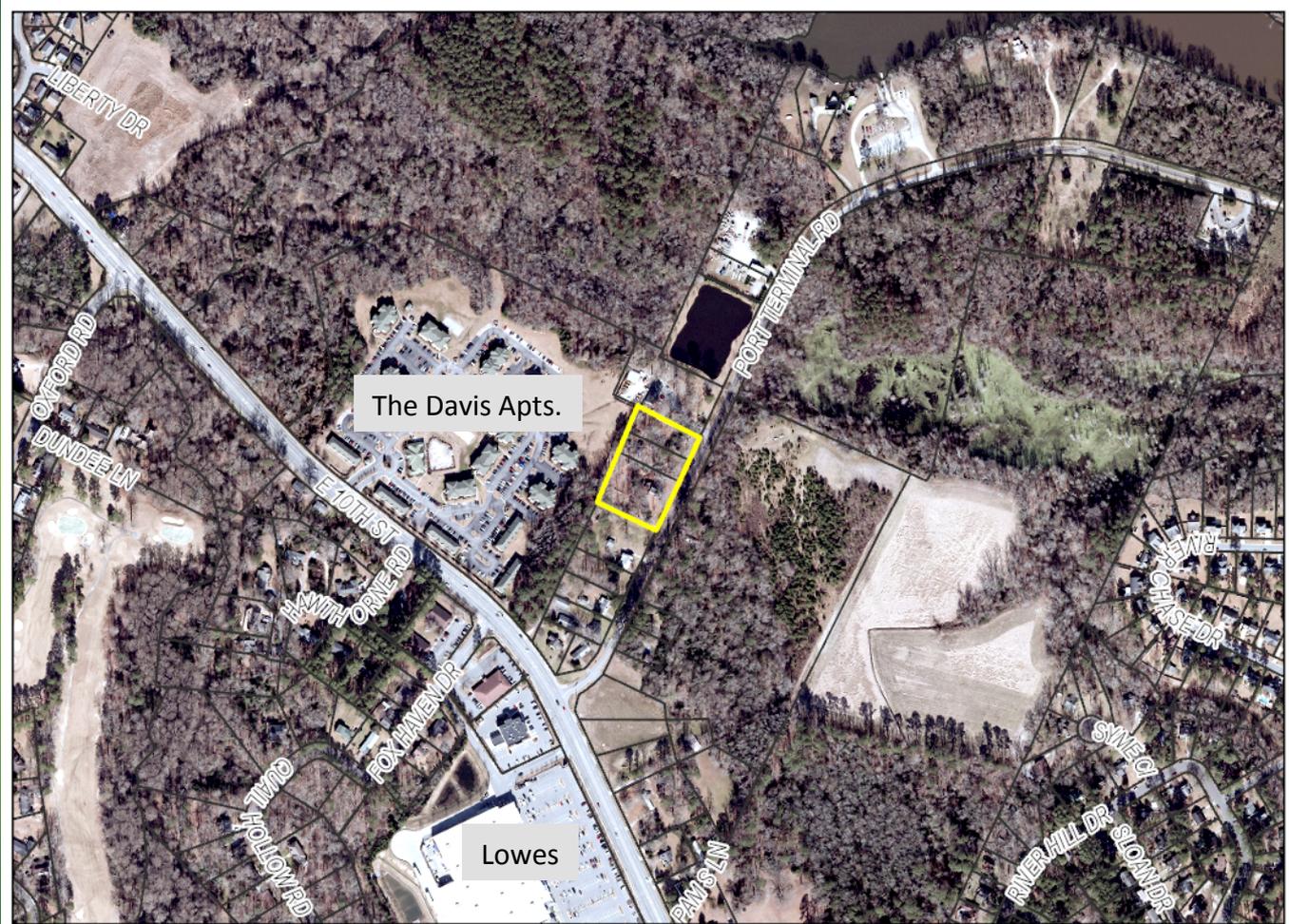
Greenville
NORTH CAROLINA

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Aerial Map (2016)

Map Legend

-  Rezoning
-  Land Parcels



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0 0.1 0.2 0.4 Miles



Port Terminal Road



Greenville
NORTH CAROLINA

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Port Terminal Road



Greenville
NORTH CAROLINA

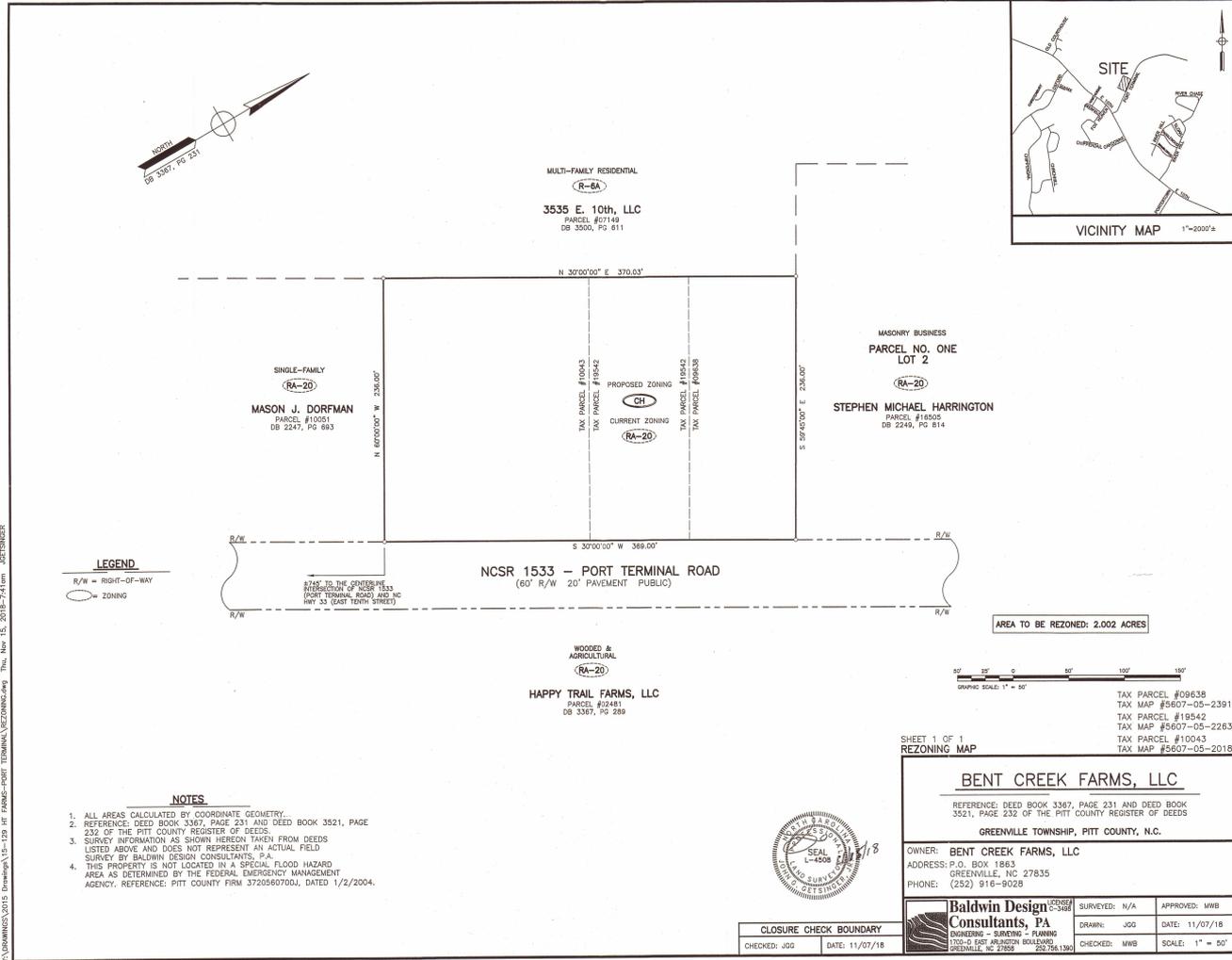
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Port Terminal Road



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2.002 acres



14/08/2018 10:51:52 AM Drawing: 15 - 250 - 01 - FARM-2001 TERMINAL REZONING.dwg Thu, Nov 15, 2018 7:41 am GETZINGER

LEGEND
 R/W = RIGHT-OF-WAY
 ○ = ZONING

- NOTES**
1. ALL AREAS CALCULATED BY COORDINATE GEOMETRY.
 2. REFERENCE: DEED BOOK 3367, PAGE 231 AND DEED BOOK 3521, PAGE 232 OF THE PITT COUNTY REGISTER OF DEEDS.
 3. SURVEY INFORMATION AS SHOWN HEREON TAKEN FROM DEEDS LISTED ABOVE AND DOES NOT REPRESENT AN ACTUAL FIELD SURVEY BY BALDWIN DESIGN CONSULTANTS, P.A.
 4. THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. REFERENCE: PITT COUNTY FIRM 3720560700J, DATED 1/2/2004.

AREA TO BE REZONED: 2.002 ACRES

GRAPHIC SCALE: 1" = 50'

TAX PARCEL #09638
TAX MAP #5607-05-2391
TAX PARCEL #19542
TAX MAP #5607-05-2263
TAX PARCEL #10043
TAX MAP #5607-05-2018



SHEET 1 OF 1
 REZONING MAP

BENT CREEK FARMS, LLC

REFERENCE: DEED BOOK 3367, PAGE 231 AND DEED BOOK 3521, PAGE 232 OF THE PITT COUNTY REGISTER OF DEEDS

GREENVILLE TOWNSHIP, PITT COUNTY, N.C.

OWNER: BENT CREEK FARMS, LLC
 ADDRESS: P.O. BOX 1863
 GREENVILLE, NC 27835
 PHONE: (252) 916-9026

CLOSURE CHECK BOUNDARY

CHECKED: JGG	DATE: 11/07/18
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Baldwin Design Consultants, PA ENGINEERING - SURVEYING - PLANNING 1701-D FIRST AMERICAN BOULEVARD GREENVILLE, NC 27608 252.758.1300	SURVEYED: N/A	APPROVED: MWB
	DRAWN: JGG	DATE: 11/07/18
	CHECKED: MWB	SCALE: 1" = 50'



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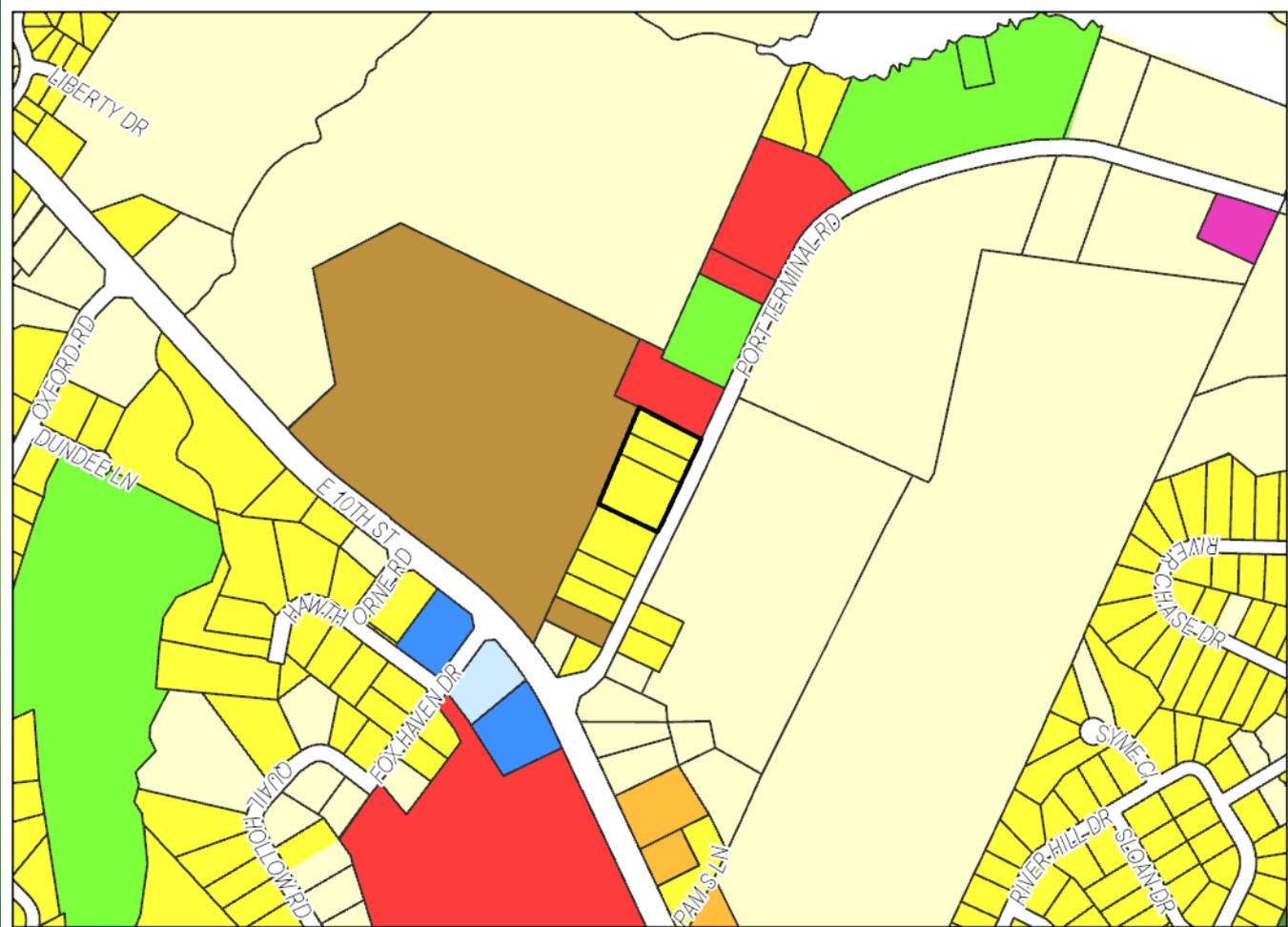
Existing Land Use

Map Legend

-  Rezoning
-  Land Parcels

Existing Land Use

-  Cemetery
-  Commercial
-  Duplex
-  Industrial
-  Institutional
-  Landfill
-  Mobile Home
-  Mobile Home Park
-  Multi-Family
-  Office
-  Public Parking
-  Recreation
-  Single Family
-  Utility
-  Vacant



0 0.1 0.2 0.4 Miles

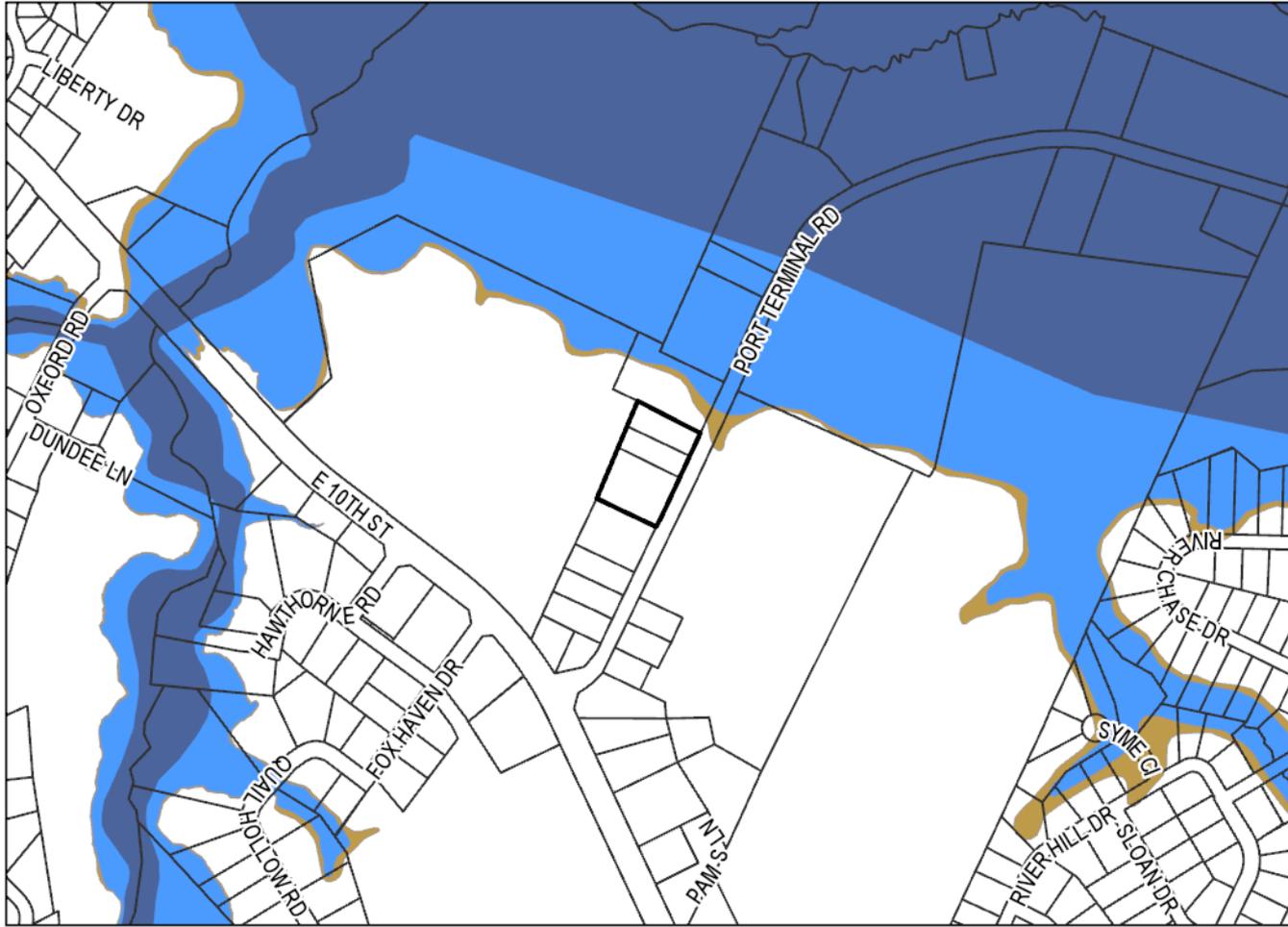


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NORTH CAROLINA

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Flood Hazard Map

- AE = Floodway
- AE= Base Flood Elevations
- NEA (Non-Encroachment Area)
- A= 1% Chance of Annual Flood Hazard
- 0.2% Chance of Annual Flood Hazard



0 0.1 0.2 0.4 Miles



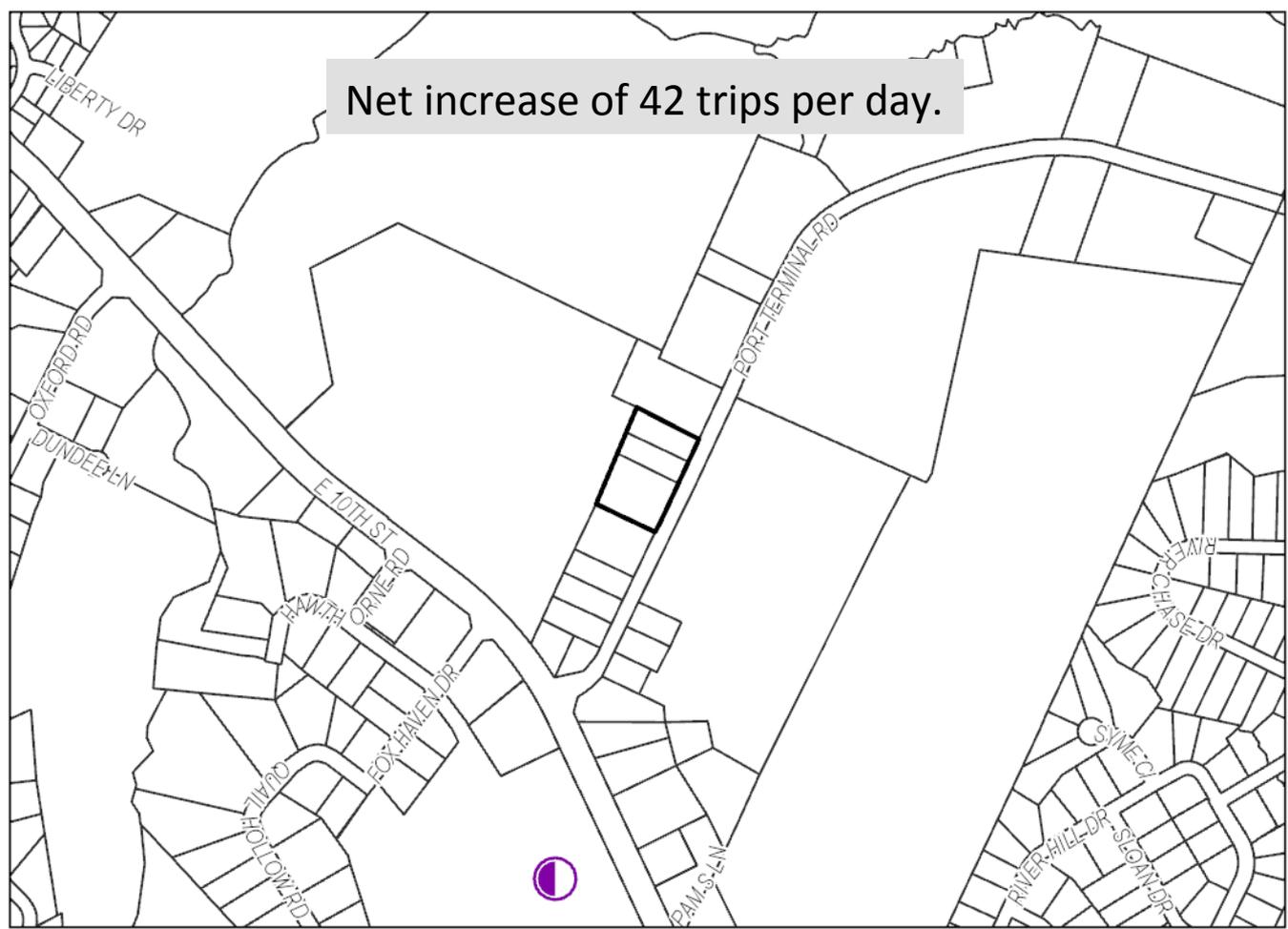
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Activity Centers

Map Legend

-  Rezoning
-  Land Parcels
-  Neighborhood Activity Center
-  Community Activity Center
-  Regional Activity Center
-  Employment Center

Net increase of 42 trips per day.



0 0.1 0.2 0.4 Miles

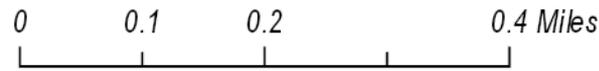
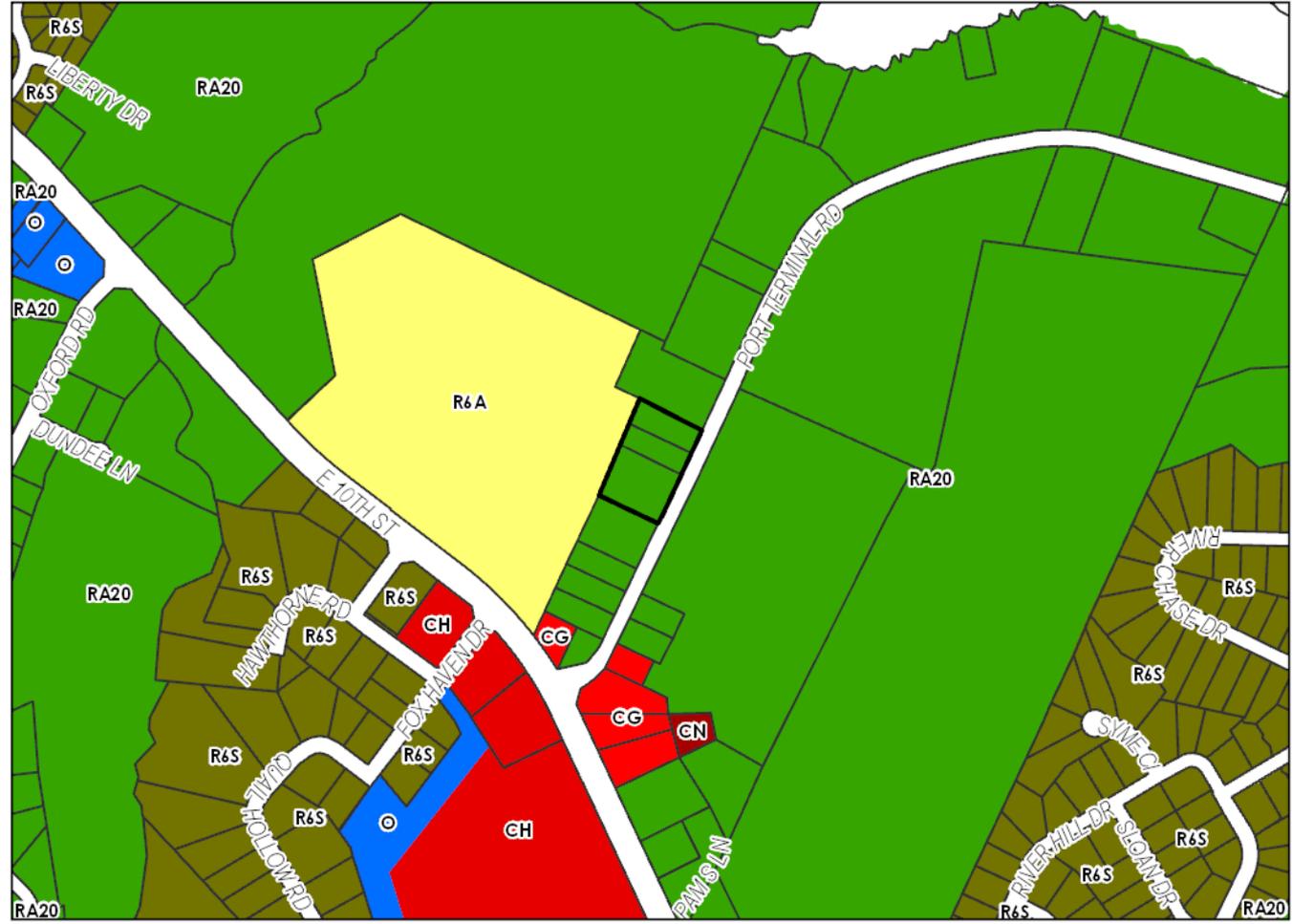


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Zoning Map

Map Legend

Rezoning	PIU	R6MH
Land Parcels	MI	R6N
CD	MO	R9
CDF	MS	R9S
CG	O	R9S-CA
CH	OR	R15S
CN	OR-UC	PUD
MCH	R6	MR
MCG	R6A	MRS
I	R6A-CA	MRS
IU	R6A-RU	RA20



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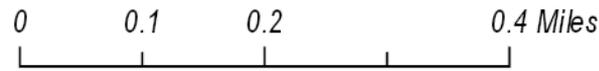
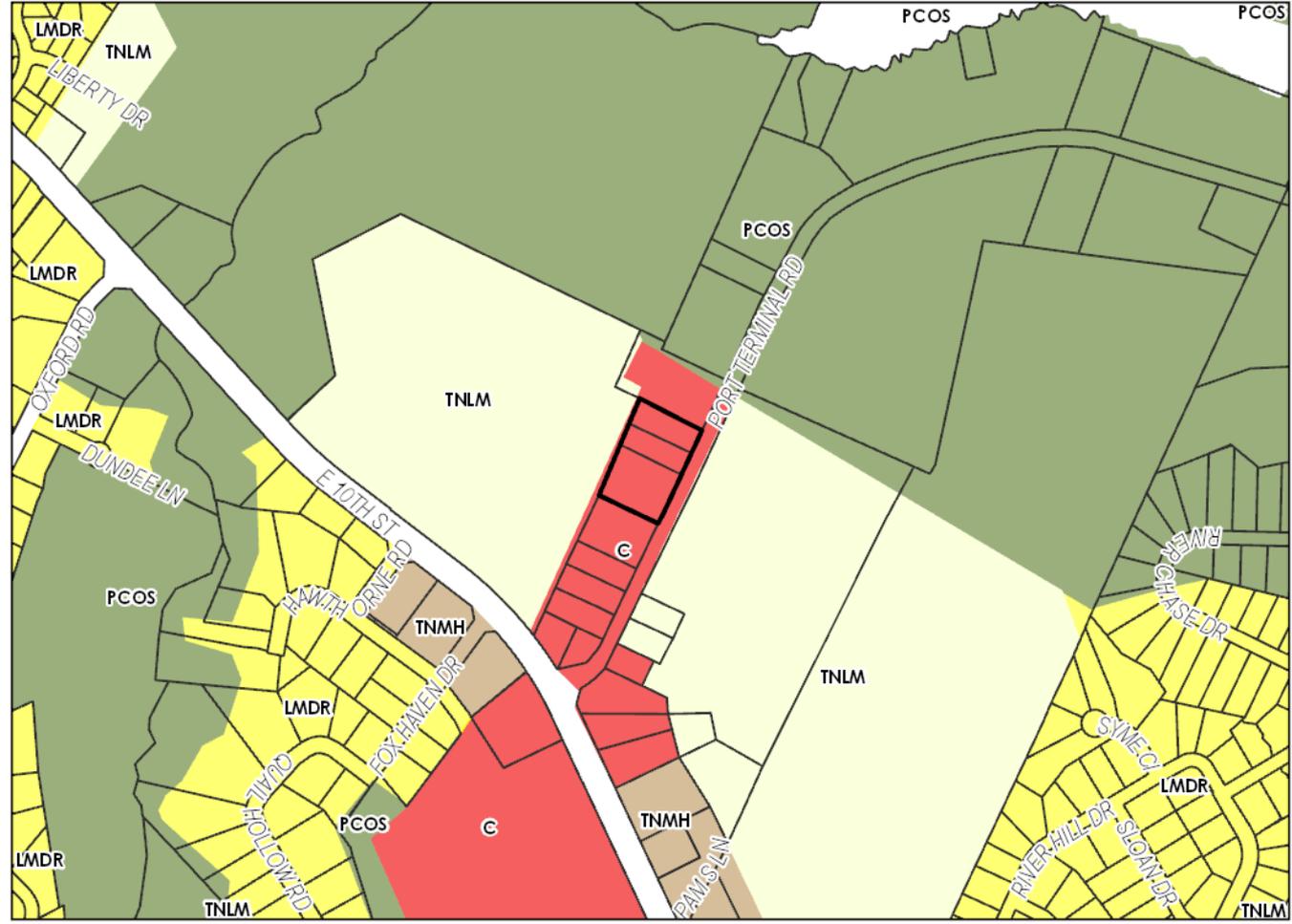
Future Land Use & Character Map

Map Legend

- Rezoning
- Land Parcels

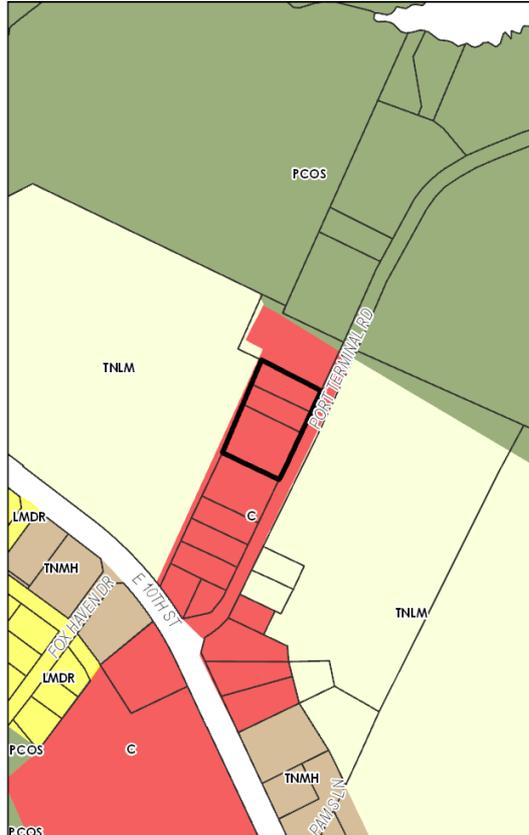
Horizons2026 Future Land Use

- PCOS - Potential Conservation and Open Space
- UC - Uptown Core
- UE - Uptown Edge
- MUHI - Mixed Use, High Intensity
- MU - Mixed Use
- C - Commercial
- OI - Office and Institutional
- UN - Uptown Neighborhood
- TNMH - Traditional Neighborhood, Medium to High Density
- TNLM - Traditional Neighborhood, Low to Medium Density
- HDR - Residential, High Density
- LMDR - Residential, Low to Medium Density
- UI - University Institutional
- MC - Medical Core
- MT - Medical Transition
- IL - Industrial / Logistics

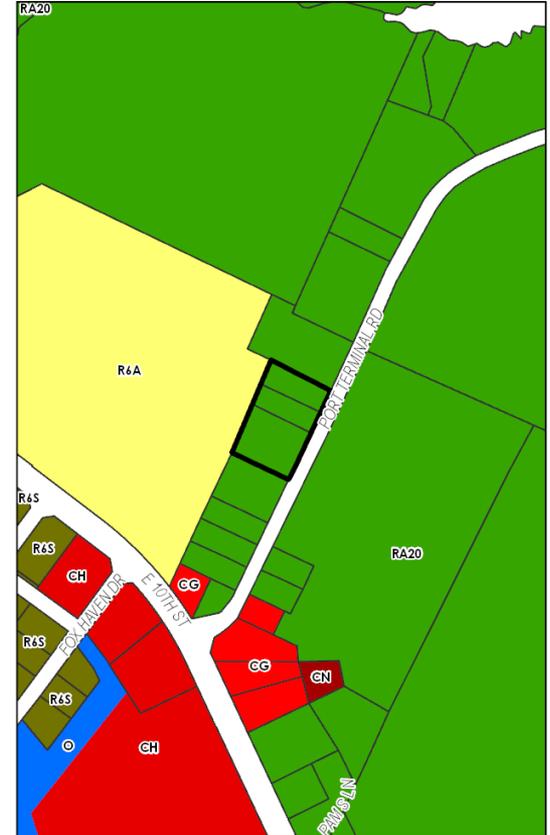


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Future Land Use & Character Map



Zoning Map



Map Legend

-  Rezoning Sites
-  Land Parcels



Greenville
NORTH CAROLINA

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The Planning and Zoning Commission voted (6:2) to approve the request at its December 18, 2018 meeting.



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Item 9

Ordinance requested by ACP Holdings, LLC to rezone a total of 14.925 acres located at the current terminus of Allen Ridge Drive



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General Location Map

Map Legend

 Greenville's ETJ

 Tar River

 Pitt-Greenville Airport (PGV)

City Council Voting District

District

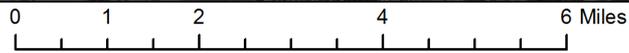
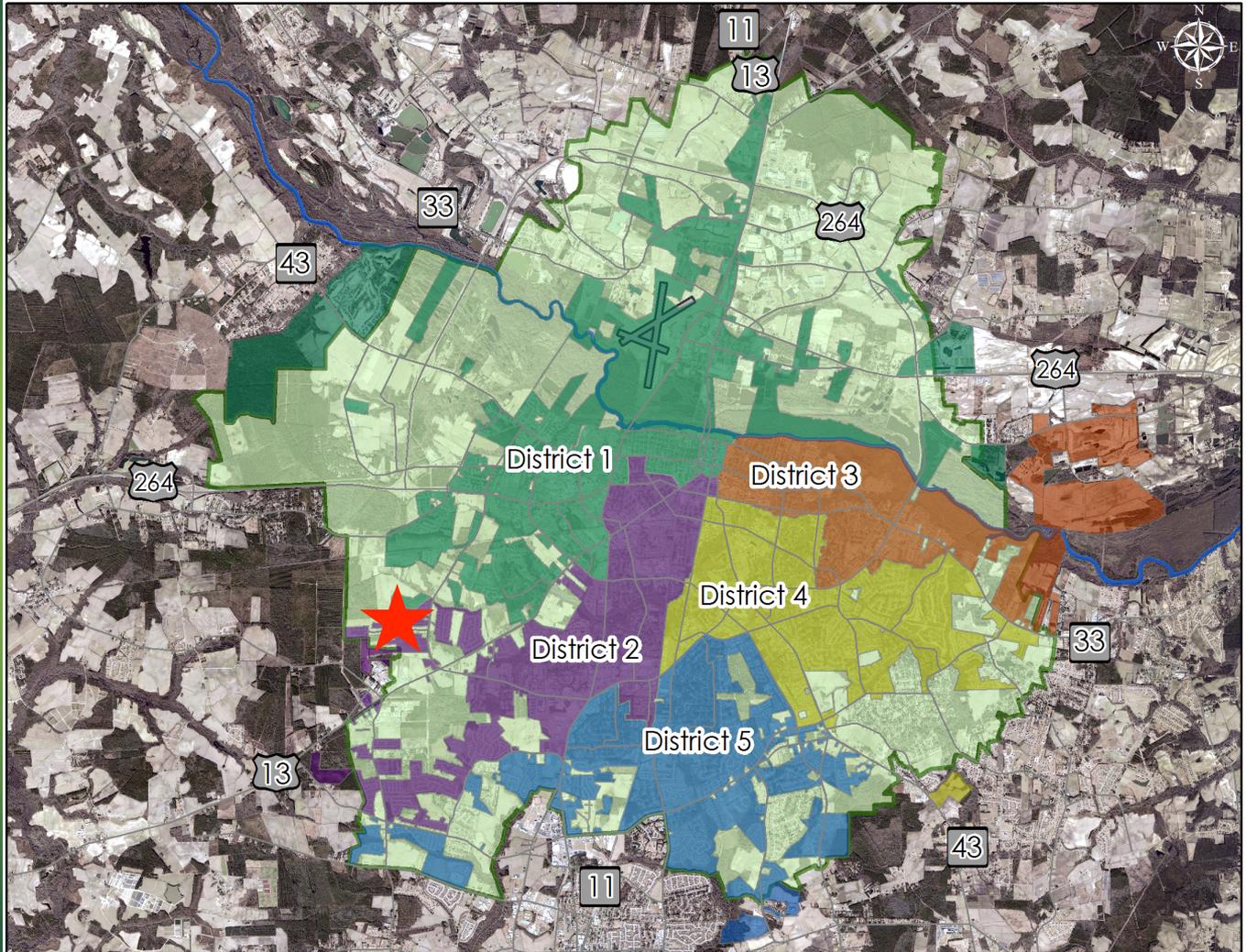
 District 1

 District 2

 District 3

 District 4

 District 5



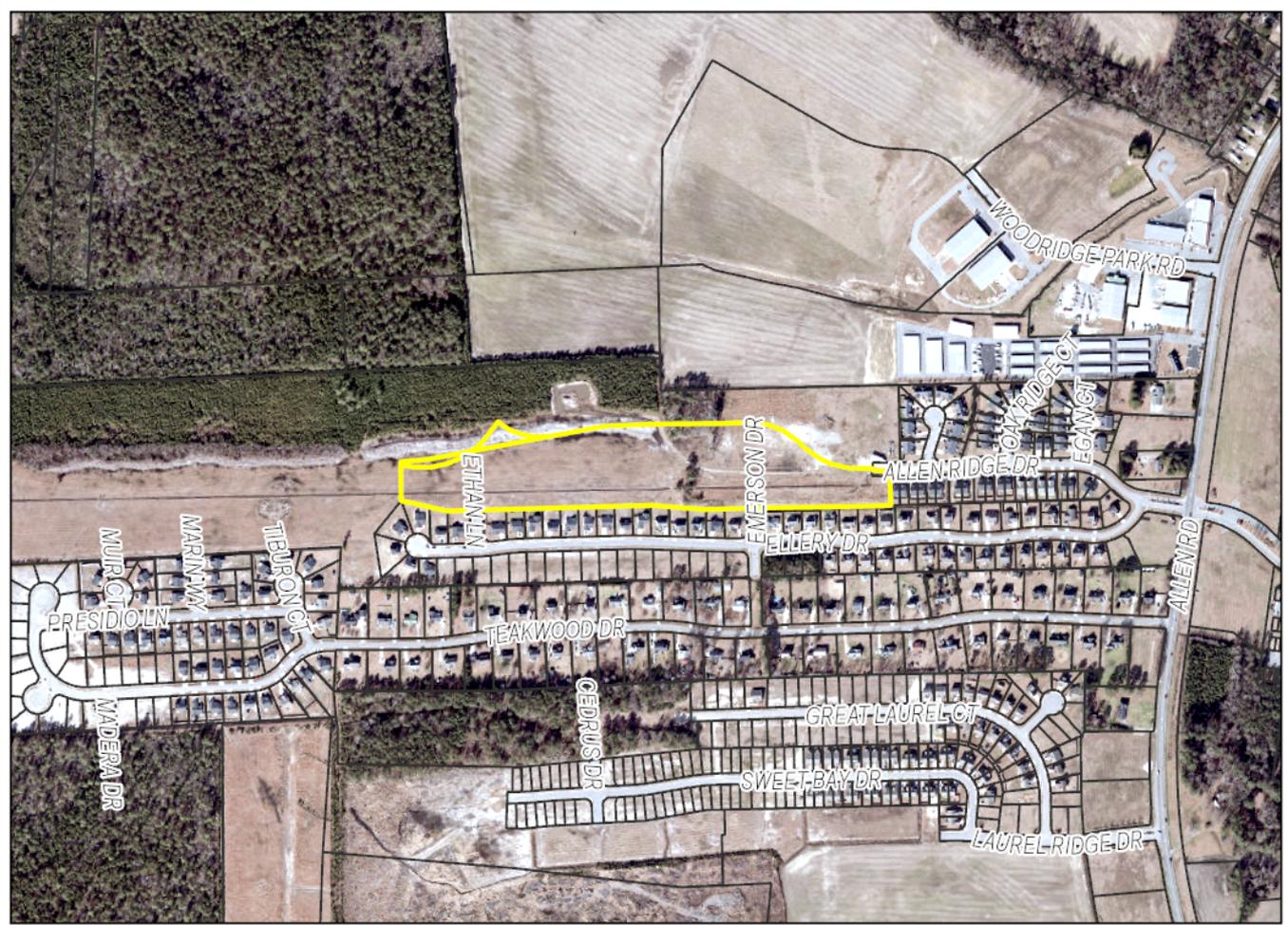
Greenville
NORTH CAROLINA

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Aerial Map (2016)

Map Legend

-  Rezoning
-  Land Parcels



0 0.13 0.25 0.5 Miles



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Allen Ridge Road



Greenville
NORTH CAROLINA

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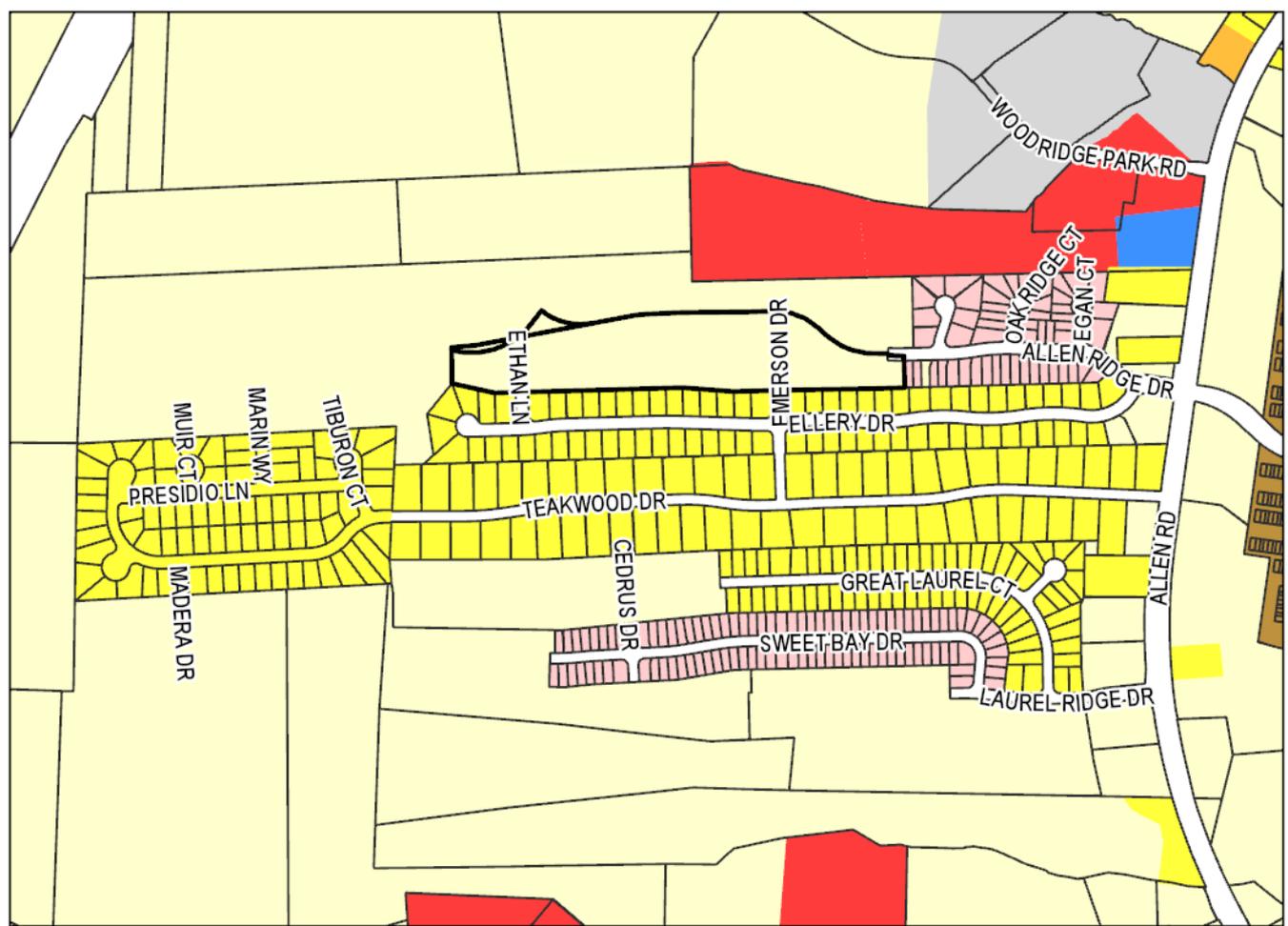
Existing Land Use

Map Legend

-  Rezoning
-  Land Parcels

Existing Land Use

-  Cemetery
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-  Institutional
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-  Mobile Home
-  Mobile Home Park
-  Multi-Family
-  Office
-  Public Parking
-  Recreation
-  Single Family
-  Utility
-  Vacant



0 0.13 0.25 0.5 Miles



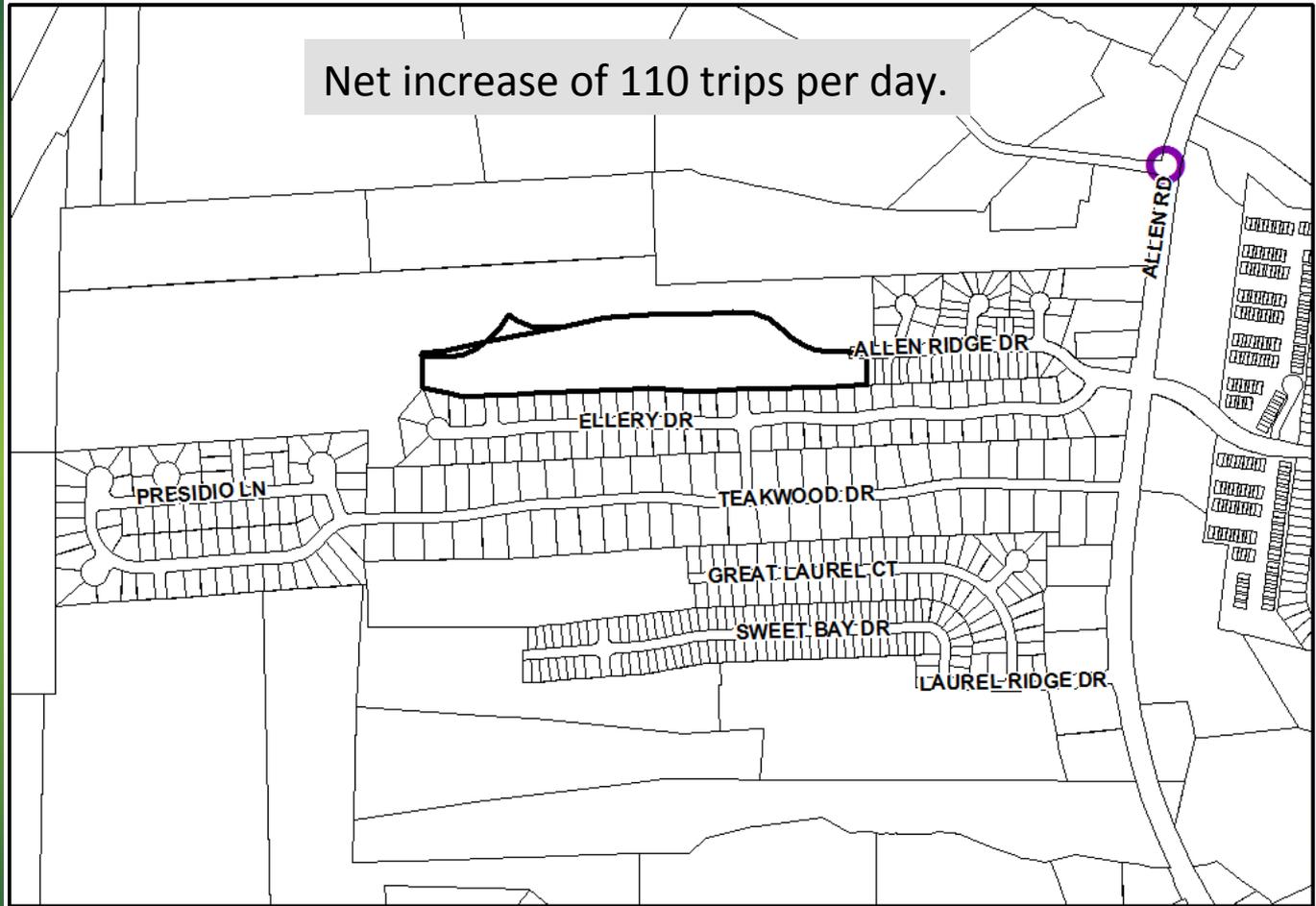
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Activity Centers

Map Legend

-  Rezoning
-  Land Parcels
-  Neighborhood Activity Center
-  Community Activity Center
-  Regional Activity Center
-  Employment Center

Net increase of 110 trips per day.



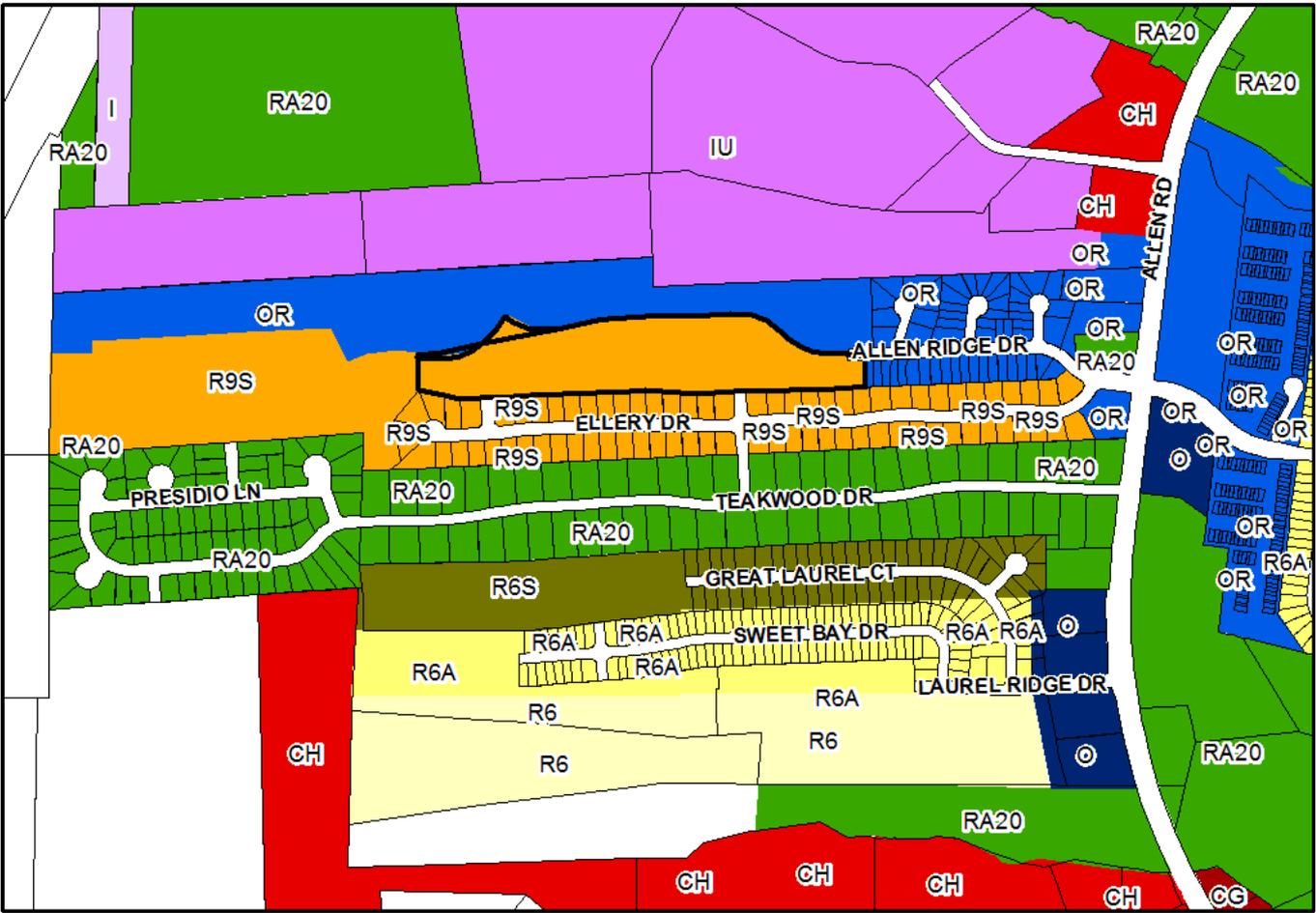
0 0.125 0.25 0.5 Miles



Zoning Map

Map Legend

	Rezoning		PIU		R6MH
	Land Parcels		MI		R6N
	CD		MO		R6S
	CDF		MS		R9
	CG		O		R9S
	CH		OR		R9S-CA
	CN		OR-UC		R15S
	MCH		R6		PUD
	MCG		R6A		MR
	I		R6A-CA		MRS
	IU		R6A-RU		RA20



0 0.125 0.25 0.5 Miles



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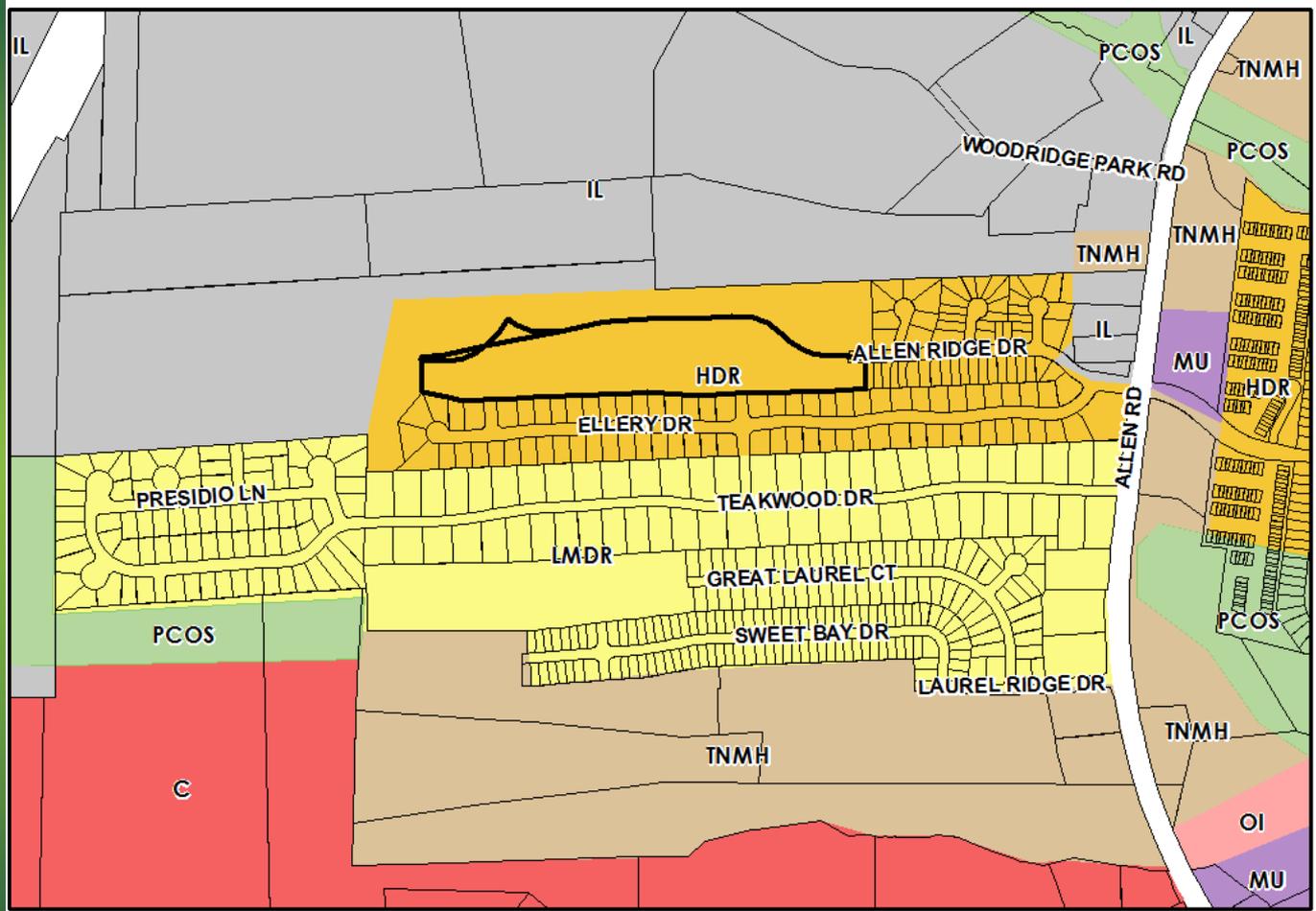
Future Land Use & Character Map

Map Legend

-  Rezoning
-  Land Parcels

Horizons2026 Future Land Use

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-  UE - Uptown Edge
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-  HDR - Residential, High Density
-  LMDR - Residential, Low to Medium Density
-  UI - University Institutional
-  MC - Medical Core
-  MT - Medical Transition
-  IL - Industrial / Logistics

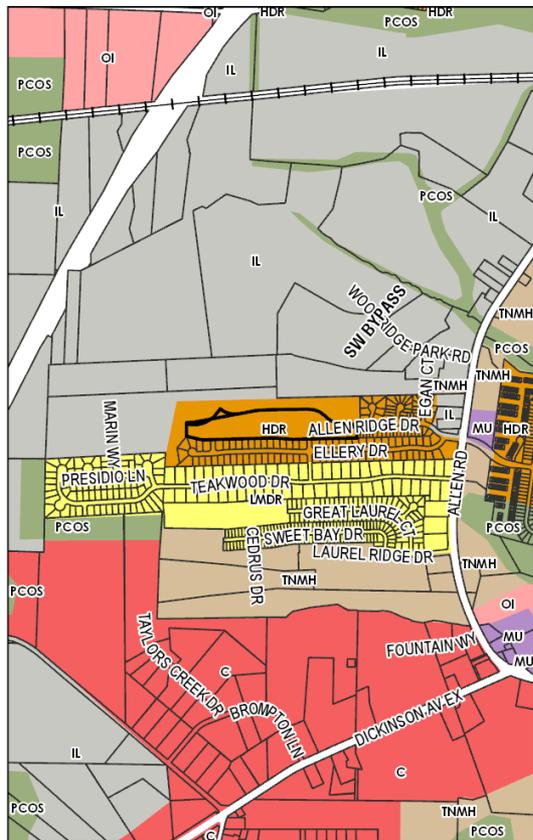


0 0.125 0.25 0.5 Miles

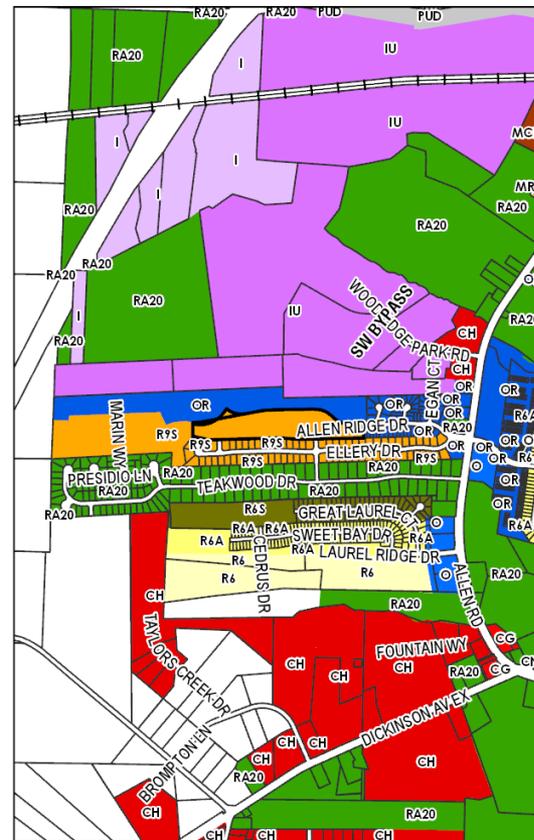


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Future Land Use & Character Map



Zoning Map



Map Legend

- Rezoning Sites
- Land Parcels



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NORTH CAROLINA

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The Planning and Zoning Commission voted unanimously to approve the request at its December 18, 2018 meeting.



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Item 10

Resolution authorizing the sale of City-owned property located at 610 Roosevelt Avenue to Demetris Daniels



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Resolution Authorizing Sale of City-
Owned Property 610 Roosevelt to
Homebuyer

Housing Goal

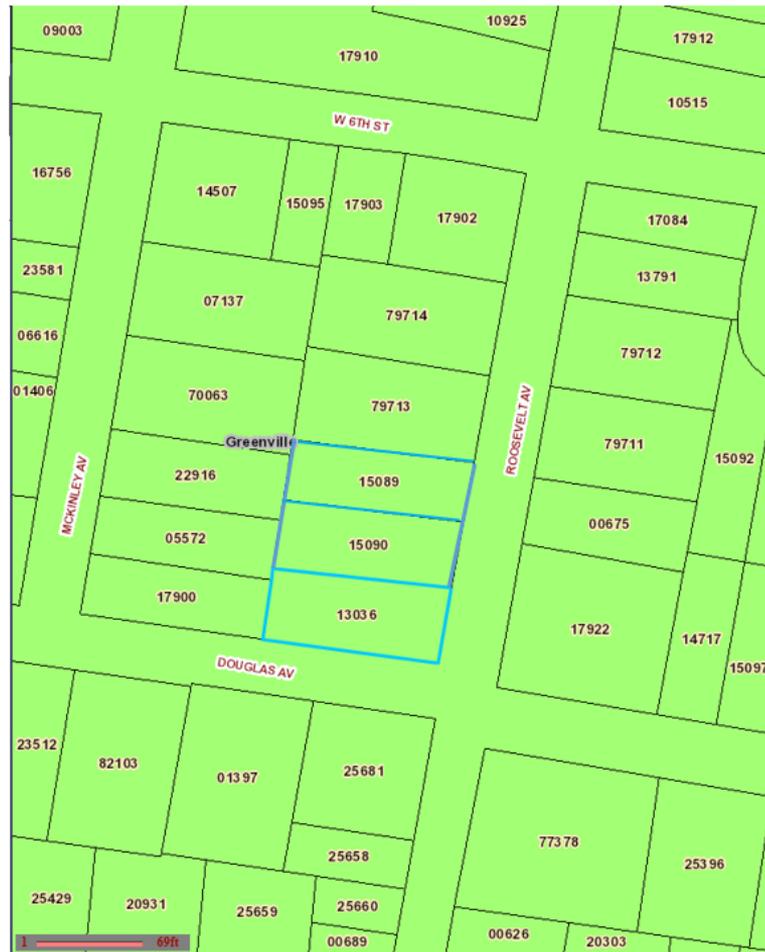
- Increase Homeownership Opportunities
 - West Greenville Neighborhood Revitalization Strategy Area
 - Homeowners Housing Added
 - Direct Financial Assistance to Homebuyers



Background

- Received Offer to Purchase from prospective buyer for purpose of primary residence
- Appraised value \$100,000
- North Carolina General Statutes 160A-457







Staff Recommendation

Following a public hearing, approval of the resolution to authorize the sale of 610 Roosevelt Avenue to Mr. Demetrius Daniels.



City Council Meeting

January 10, 2019



Greenville
NORTH CAROLINA

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