

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1999

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HOUSE BILL 765

Short Title: Wesley Chapel Boundaries.

(Local)

Sponsors: Representative Melton.

Referred to: Local Government I.

March 31, 1999

A BILL TO BE ENTITLED

AN ACT AMENDING THE BOUNDARIES OF THE VILLAGE OF WESLEY CHAPEL.

The General Assembly of North Carolina enacts:

Section 1. Section 2.1 of the Charter of the Village of Wesley Chapel, being S.L. 1998-43, reads as rewritten:

"Sec. 2.1. **Village Boundaries.** Until modified in accordance with the law, the boundaries of the Village of Wesley Chapel are as follows:

BEGINNING at a point in the centerline of Wesley Chapel-Stouts Road (SR 1377) that intersects with the northwestern extension of the northern property boundary line of parcel 001 as shown on tax map 7-096; thence southeasterly with said property boundary line approximately 3,630 feet to the centerline of the ~~East Fork~~ Twelve Mile Creek; thence southerly with said creek to a point being the centerline of Goldmine Road (SR 1162); thence with the centerline of Goldmine Road in an easterly direction to the intersection of the extension of the centerline of Birmingham Lane; thence with the centerline of Birmingham Lane in a southerly direction to the northeast corner of the property boundary line of parcel 26-A as shown on tax map 7-096; thence southeastward approximately 300 feet to the northeast corner of the property boundary line of parcel 26 as shown on tax map 7-096; thence southwestward approximately 250 feet to the centerline of Birmingham Lane; thence southeastward along the centerline of

1 Birmingham Lane approximately 800 feet to the extension of the southeast corner
2 property boundary line of parcel 4-F as shown on tax map 7-096; thence southwestward
3 with said property boundary line approximately 1,020 feet and then westward with said
4 property boundary line approximately 1,204 feet to the centerline of East Fork Twelve
5 Mile Creek; thence following the southwesterly direction of said creek approximately
6 2,517 feet with the intersection of N.C. Highway 84; thence following the southerly
7 direction of said creek approximately 1,650 feet to a point being the northernmost corner
8 property boundary line of parcel 7-A as shown on tax map 6-006; thence easterly
9 approximately 333 feet to a point being the northernmost corner of property boundary
10 line of parcel 9 as shown on tax map 6-006; thence southeasterly then southwesterly and
11 then northwesterly with said parcel until it intersects with the centerline of Potter Road
12 (SR 1162); thence southward on said road approximately 247 feet to the intersection of
13 the extension of the centerline of Parkside Drive; thence westward with the centerline of
14 said road approximately 412 feet to a point being the northernmost property boundary
15 corner of parcel 41 as shown on tax map 6-027; thence southeasterly with the eastern
16 property boundary line of said parcel approximately 825 feet to a point being the
17 easternmost property boundary line of parcel 31 as shown on tax map 6-027; thence
18 southwesterly with the southern property boundary line of said parcel approximately 810
19 feet to a point being the southernmost property boundary line of parcel 28 as shown on
20 tax map 6-027; thence northwesterly with the western property boundary line of said
21 parcel approximately 1,155 feet to a point being the southernmost property boundary line
22 of parcel 11 as shown on tax map 6-027; thence northerly and then southwesterly with
23 said parcel approximately 1,002 feet to a point being the northeastern corner property
24 boundary line of parcel 5-A as shown on tax map 6-027; thence southeasterly with said
25 parcel approximately 736 feet to the intersection with the centerline of the East Fork
26 Twelve Mile Creek; thence southwestward with said creek approximately 4,785 feet to a
27 point being the centerline of Chambwood Road (SR 1336); thence northeasterly with the
28 centerline of Chambwood Road approximately 2,475 feet to a point being the
29 southernmost property boundary line of parcel 42 as shown on tax map 6-027; thence
30 northwesterly with the southern property line of said parcel approximately 1,155 feet to a
31 point being the intersection with the southern boundary line of parcel 4-C as shown on
32 tax map 6-027; thence westerly with the southern property line of said parcel
33 approximately 1,072 feet and then northwesterly with the western property line of said
34 parcel approximately 1,815 feet to a point being the northernmost property boundary line
35 of parcel 4-B as shown on tax map 6-027; thence northwesterly with the western property
36 boundary line of parcel 8-B as shown on tax map 6-048 approximately 853 feet to a point
37 being the southeastern property boundary line of parcel 20 as shown on tax map 6-045;
38 thence westerly with said parcel approximately 786 feet and then northwesterly with said
39 parcel approximately 509 feet to a point being the intersection of the extension of said
40 line northwestward and the centerline of N. C. Highway 84; thence easterly with the
41 centerline of N. C. Highway 84 approximately 577 feet to a point being the intersection
42 of said centerline and the southeastward extension of the western property boundary line
43 of parcel 16 as shown on tax map 6-045, thence northwesterly then southeasterly and

1 then northwesterly with said parcel approximately 620 feet to a point being the
2 northwestern most property boundary line of parcel 11 as shown on tax map 6-045;
3 thence northwesterly approximately 1,155 feet to a point being the northeast corner of
4 parcel 7-B as shown on tax map 6-045; thence southerly and then northwesterly with said
5 parcel approximately 1,017 feet to a point being the southwestern most property
6 boundary line of parcel 15-A as shown on tax map 6-045; thence northerly with said
7 parcel approximately 247 feet to a point being the southeastern most property boundary
8 line of parcel 22-B as shown on tax map 6-045; thence westerly and then northerly with
9 said parcel approximately 660 feet to a point being the intersection with the southern
10 property boundary line of parcel 24 as shown on tax map 6-045; thence westerly then
11 northerly with said parcel approximately 577 feet to a point being the intersection with
12 the centerline of Underwood Road (SR 1377); thence southeasterly with the centerline of
13 said road approximately 1,139 feet to a point being the extension of the western property
14 boundary line of parcel 16 as shown on tax map 6-045; thence northerly and then
15 southeasterly with said parcel to a point being the intersection of the centerline of Little
16 Twelve Mile Creek; thence northerly with said creek approximately 2,145 feet to a point
17 being the intersection with Potter Road (SR 1346); thence northerly with said creek
18 approximately 1,520 feet to a point being a corner in the southwestern property boundary
19 line of parcel 2 as shown on tax map 6-021; thence northeasterly, then northerly, then
20 westerly, and then northerly with said property line to a point being the southern property
21 boundary line of parcel 3 as shown on tax map 6-021; thence westerly with said parcel
22 approximately 330 feet to a point being the corner of the southwest property boundary
23 line of said parcel; thence northeasterly approximately 1,815 feet to a point being the
24 intersection with the southwestward property boundary line of parcel 5 as shown on tax
25 map 7-120; thence northwesterly then northeasterly and then southeasterly with said
26 property line to a point being the northernmost corner property boundary line of parcel 7
27 as shown on tax map 7-120; thence with the extension of said property boundary line to
28 the centerline of Hawfield Road (SR 1354); thence southeasterly with the centerline of
29 said road approximately 2,145 feet to the intersection with the centerline of Wesley
30 Chapel-Stouts Road (SR 1377); thence northeasterly with the centerline of said road
31 approximately 1,980 feet to the point and place of BEGINNING. Excluded from this
32 description are Tracts IV, V, and VI annexed to the Town of Indian Trail under Part 4 of
33 Article 4A of Chapter 160A of the General Statutes by Annexation Ordinance 40 adopted
34 May 25, 1998, more particularly described as follows:

35 TRACT IV:

36 BEGINNING at a point where the centerline of the right-of-way of S.R. 1162 (known
37 as Goldmine Road) intersects the centerline of the right-of-way of S.R. 1377 (known as
38 Wesley Chapel-Stouts Road) (the right-of-way for each road being 60 feet wide), and
39 running from said beginning point with the center of the right-of-way of S.R. 1377 as
40 follows: (1) N 44-22-25 E 148.77 feet to a point; (2) N 40-39-45 E 528.84 feet to a point,
41 a corner of Lot 8 of Houston Farm Subdivision, Phase III (Plat Cabinet B, File 306-A,
42 Union County Registry); thence with the southwestern boundary of Lot 8 of said
43 subdivision, South 35-01-09 E 231.18 feet to a point, a corner of Lot 9 of Houston Farm

1 Subdivision, Phase III; thence with southwest boundary of Lot 9 of said subdivision, S
2 34-51-04 E 249.94 feet to a point in the center of the right-of-way of S.R. 1162; thence
3 with the center of the right-of-way of S.R. 1162 as follows: (1) S 82-52-40 W 134.60 feet
4 to a point; (2) S 80-44-44 W 558.83 feet to a point; (3) S 80-32-27 W 39.54 feet to the
5 point of BEGINNING, and containing 3.54 acres, more or less, as shown on copy of map
6 of survey prepared by F. Donald Lawrence & Associates, P.A., NCRLS, dated October
7 27, 1986, and recorded in Plat Cabinet B, at Page 306-A, Union County Registry.

8 TRACT V:

9 BEGINNING at a point where the centerline of the right-of-way of S.R. 1162 (known as
10 Goldmine Road) intersects with the centerline of the right-of-way of S.R. 1377 (known as
11 Wesley Chapel-Stouts Road), and running from said beginning point with the centerline
12 of the right-of-way of S.R. 1162 as follows: (1) S 80-32-25 W 320.00 feet to a point; (2)
13 S 80-33-44 W 591.51 feet to a point; (3) S 75-37-55 W 89.30 feet to a point; (4) S 47-08-
14 50 W 60.77 feet to a point; (5) S 11-11-50 W 64.16 feet to a point near the center of the
15 intersection of S.R. 1162 and S.R. 1355; thence N 15-46-08 W 35.86 feet to a point
16 within the right-of-way of S.R. 1162; thence N 32-02-38 W 181.80 feet to a point in the
17 center of the right-of-way of S.R. 1355; thence with the center of the right-of-way of S.R.
18 1355 as follows: (1) N 29-11-30 W 293.99 feet to a point; (2) N 32-02-58 W 431.58 feet
19 to a point; (3) N 32-38-20 W 364.15 feet to a point in the center of said road right-of-
20 way; thence N 45-02-45 E 3329.74 feet to a point in the southwestern boundary of the
21 right-of-way of S.R. 1354 (known as Hawfield Road); thence within the right-of-way of
22 S.R. 1354 (but not the centerline thereof), S 36-43-29 E 1656.35 feet to the point where
23 the centerline of S.R. 1354 intersects the centerline of the right-of-way of S.R. 1377;
24 thence with the center of the right-of-way of S.R. 1377 as follows: (1) S 51-43-45 W
25 98.35 feet to a point; (2) S 47-36-55 W 68.82 feet to a point; (3) S 41-39-39 W 102.57
26 feet to a point; (4) S 38-38-51 W 105.59 feet to a point; (5) S 38-07-38 W 270.65 feet to a
27 point; (6) S 39-00-58 W 103.56 feet to a point; (7) S 40-22-09 W 110.27 feet to a point;
28 (8) S 40-39-45 W 1471.25 feet to a point; (9) S 44-22-25 W 148.77 feet to the point of
29 BEGINNING, and containing 129.06 acres, more or less, as shown on copy of
30 unrecorded map of survey prepared by F. Donald Lawrence & Associates, P.A., NCRLS,
31 dated March 6, 1986.

32 TRACT VI:

33 Beginning at a point in the centerline of Goldmine Road (S.R. 1162) the common corner
34 of Lot #12 and #11 of Houston Farms, Phase I as shown on plat recorded in Plat Cabinet
35 A, File 101-A, Union County Registry. Thence with the centerline of said road as
36 follows: 1st N12-56-05W 122.27', 2nd N13-03-20W 105.36', 3rd N07-14-55W 76.96',
37 4th N11-11-50W 64.16', 5th N47-08-50W 60.77', 6th N76-37-55E 80.30', 7th N80-33-
38 40E 419.44' to a point in the centerline of said road, the common corner of Lot #11 and
39 #10, thence S33-44-00W 358.84' to an iron stake the common corner of Lot #10, #11,
40 #12, thence S53-00-00W 366.35' to the point and place of BEGINNING, being all of Lot
41 #11 and containing 3.34 acres.

42 Section 2. This act is effective when it becomes law.