ANNEXATION ORDINANCE NUMBER 9-2012

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY OWNED BY W. TERRY DOBSON LOCATED AT 127 VERNON STREET BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF R-12 (RESIDENTIAL SINGLE FAMILY) FOR SAID PROPERTY.

WHEREAS, W. Terry Dobson is the owner of property located at 127 Vernon Street more particularly described on the legal description attached hereto marked as Exhibit A, the plat attached hereto marked as Exhibit B, the Greenville County Tax Map as Parcel No. G007000109022 containing approximately 0.26 acres attached hereto marked as Exhibit C and the National Flood Insurance Program Flood Insurance Rate Map No. 45045C0361D attached hereto marked as Exhibit D; and

WHEREAS, the property is currently occupied by two (2) individuals; and

WHEREAS, W. Terry Dobson has petitioned the City of Greer to annex his property by one-hundred percent (100%) petition; and

WHEREAS, the property is now outside the city limits of Greer but adjoins the city limits; and

WHEREAS, the property owner has requested that the subject property be zoned R-12 (Residential Single Family); and

WHEREAS, the requested zoning is consistent with the land uses in the general area and the land planning of the city.

NOW, THEREFORE, be it ordained by the Mayor and Council of the City of Greer, South Carolina, as follows:

1. ANNEXATION: The property owned by W. Terry Dobson located at 127 Vernon
Street, more particularly described on the attached Greenville County Tax Map as Parcel No. G007000100922 containing approximately 0.26 Acres, is here by annexed into the corporation city limits of the City of Greer.

2. ZONING ASSIGNMENT: The above referenced properties shall be zoned R-12 (Residential Single Family) pending confirmation or rezoning pursuant to the applicable City of Greer Zoning Ordinance.

3. FUTURE LAND USE MAP: The above reference properties shall be designated as Residential Land Use 3 Community on the 2010 Future Land Use Map contained within the Comprehensive Plan for the City of Greer.

4. FLOOD INSURANCE RATE MAP: This ordinance shall adopt The National Flood Insurance Program Flood Insurance Rate Map Number 45045C0361D.

5. DISTRICT ASSIGNMENT: The above referenced properties shall be assigned to City Council District #5.

6. PRECLEARANCE: This ordinance shall be subject to pre-clearance approval by the United States Department of Justice in accordance with standard procedures for such approval, and the Municipal Clerk is herewith instructed to submit the ordinance and any necessary documentation for approval.

This ordinance shall be effective upon second reading approval thereof.

CITY OF GREER, SOUTH CAROLINA

[Signature]
Richard W. Danner, Mayor

ATTEST:

[Signature]
Tammela Duncan, Municipal Clerk

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Annexation 127 Vernon Street
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Introduced by: Councilman Wryley Bettis

First Reading: April 10, 2012

Second and Final Reading: April 24, 2012

Approved as to Form:

John B. Duggan, City Attorney
ALL those certain pieces, parcels or lots of land, with improvements thereon or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 20 and a portion of Lot No. 21 on plat of property of V. E. Cox, dated 1950 and recorded in Plat Book FF at Page 78 in the RMC Office for Greenville County. Reference is also made to a more recent plat entitled “Property of Thomas A. Duncan and Katherine H. Duncan” dated March 15, 1978, prepared by R. B. Bruce, RLS, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the eastern side of Vernon Street at the joint front corner of Lots Nos. 19 and 20 and running thence with the line of Lot No. 19, N. 53-30 E., 179.2 feet to an iron pin in the line of property now or formerly of Heine; thence with the line of property now or formerly of Heine, S. 34-30 E., 60 feet to an iron pin; thence on a new line through Lot No. 21, S. 55-30 W., 179.2 feet to an iron pin on the eastern side of Vernon Street; thence with the eastern side of Vernon Street, N. 34-30 W., 60 feet to the point of beginning.

This is the same property conveyed to W. Terry Dobson by deed of Nationsbank of South Carolina, N.A., dated March 3, 1993, and recorded in the ROD Office for Greenville County, in Deed Book 1508 at Page 96 on March 10, 1993, and subject to all restrictions, easements, rights-of-way and roadways of record, on the recorded plats or on the premises.

TMS# G007.00-01-009.22
127 Vernon Street