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Petition # _____

Document type:

- Applications
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- Land Use Consistency
 - Mail Info
 - Mapping
 - Other
- Site Plans



* 0 0 B R E A K 0 0 *

Petition #: 2001-69

Petitioner: Public Library of Charlotte & Mecklenburg County

Hearing Date: June 18, 2001

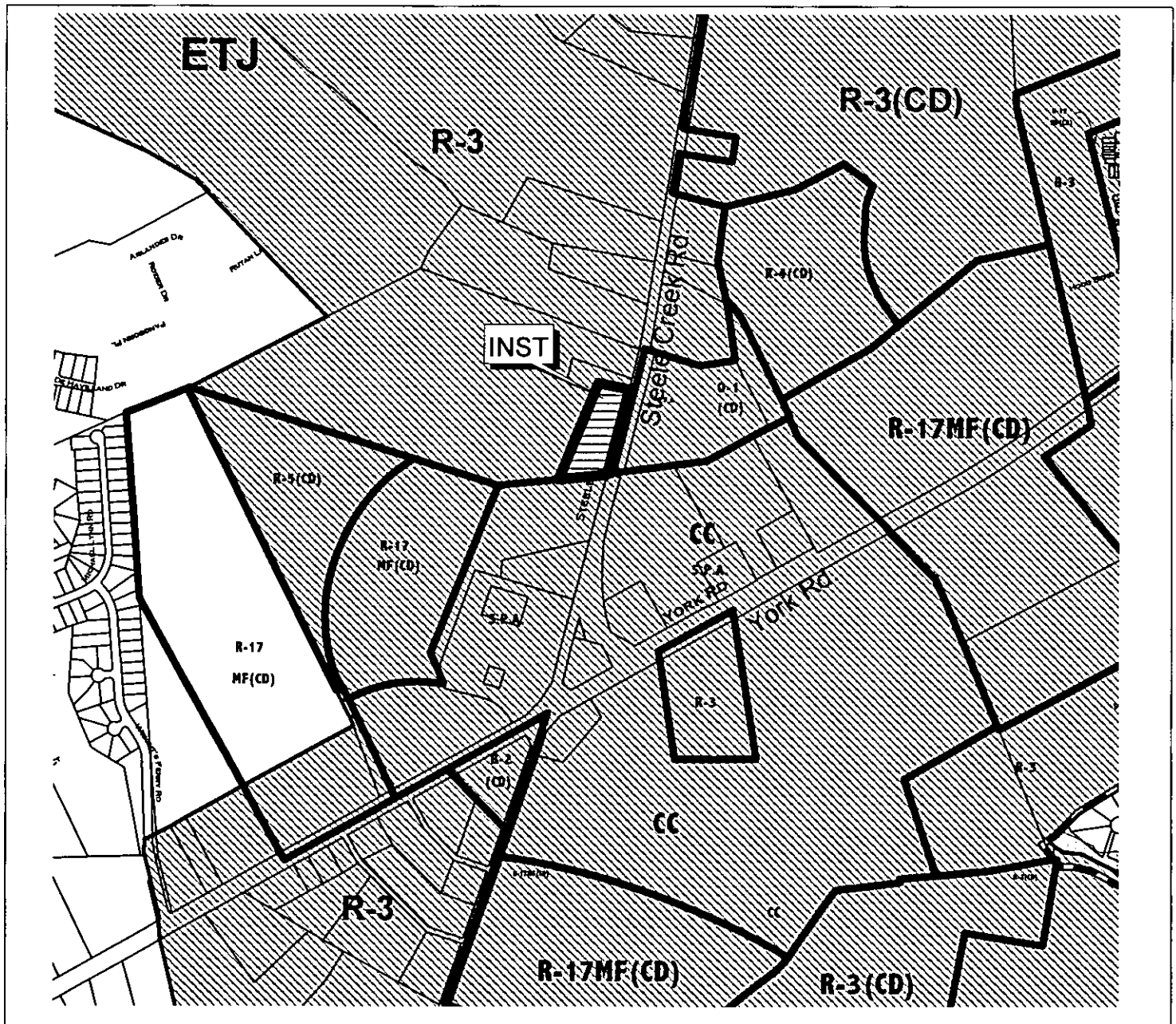
R-3

Zoning Classification (Existing): _____

INST

Zoning Classification (Requested): _____

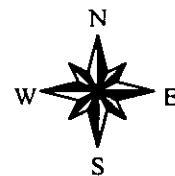
Acreage & Location Approximately 3 acres located on the west side of Steele Creek Road, north of York Road.



Zoning Map #(s);

154

Charlotte-Mecklenburg Planning Commission



Legal Description

Lying and being in Steele Creek Township, Mecklenburg County, North Carolina, and being described as follows:

Being all of the same property conveyed to Linda Helton Branch by deeds recorded in Book 8827 at Page 262 and Book 4297 at Page 450 in the Mecklenburg County Public Registry, and being more particularly described therein as follows:

BEGINNING at a nail in the center line of the Steele Creek Road (N.C. #160), which nail is located at a corner of the property deeded to Willard H. Allred by deed recorded in Book 2435, at page 159 in the Mecklenburg County Public Registry, and runs thence with the Willard H. Allred line N. 82-57-20 W. 216.52 feet to an iron; running thence with another line of the Willard H. Allred property S. 19-21-30 W. 60 feet to an old iron; running thence with a line of the property deeded to Jessie W. Allred in deed recorded in Book 2313, at page 179 in the Mecklenburg County Public Registry S. 19-21-30 W. 540.52 feet to an old iron in the line of the property deeded to James S. Knox by deed recorded in Book 3342, at page 27 in the Mecklenburg County Public Registry; running thence with the James S. Knox line N. 80-42-30 E. 312.20 feet to a nail in the center line of the Steele Creek Road (N.C. #160); running thence with the center line of said road, N. 12-11-10 E. 501.08 feet to the point and place of BEGINNING, containing 3.131 acres, which includes .348 acres lying within the right of way for the said Highway known as N.C. #160, all as shown on that certain boundary survey made by Reece F. McRorie, NCRLS on the 16th day of April, 1980.

Being also one and the same property described by reference to a current survey of the property as follows:

To locate the true point and place of BEGINNING, begin at NCGS monument "Jenkins", NAD 83 (coordinates: N 501,924.2586 E 1,405,766.0500) and run S 11°35'23" W 2044.94 feet to the point and place of BEGINNING, said BEGINNING being an existing iron pipe (coordinates: N 499,921.3257, E 1,405,355.2813) located in the western margin of Steele Creek Road (N.C. Highway 160) in a southerly line of the property of The Charlotte Mecklenburg Board of Education (now or formerly) as described in the deed recorded in Book 10759 at Page 305, Mecklenburg County Public Registry; thence from said BEGINNING as so located the following three (3) courses and distances within the right of way of Steele Creek Road: (1) S 80°24'43" E 30.16 feet to a computed point, (2) S 14°44'57" W 501.01 feet to a computed point, and (3) S 83°10'52" W 30.03 feet to a right of way monument located in the westerly margin of Steele Creek Road; thence with the northerly line of the property of James S. Knox and wife Rue A. Knox (now or formerly) as described in the deed recorded in Book 3342 at Page 27 of the Mecklenburg County Public Registry, S 83°10'52" W 282.17 feet to a 7" axle; thence with the easterly line of the property of The Charlotte Mecklenburg Board of Education (now or formerly) as described in the deeds recorded Book 10759 at Pages 328 and 305 of the Mecklenburg County Public Registry, N 21°53'22 E 600.96 feet to a

1/2" existing iron rod; thence with a southerly line of the property of The Charlotte Mecklenburg Board of Education (now or formerly) as described in the deed recorded in Book 10759 at Page 305 of the Mecklenburg County Public Registry, S 80° 24'43" E 186.36 feet to the point and place of BEGINNING; and containing 3.129 acres (2.793 acres, excluding areas contained within the right of way of Steele Creek Road), more or less, all as shown on the Boundary & Topographical Survey of the Property of Linda H. Branch, dated January 15, 2001, by Robert S. Spidel, Professional Land Surveyor, L-3073.