

RESOLUTION TO CLOSE RIGHT- OF-WAY FOR LAHAINA LANE & OGDEN LANE

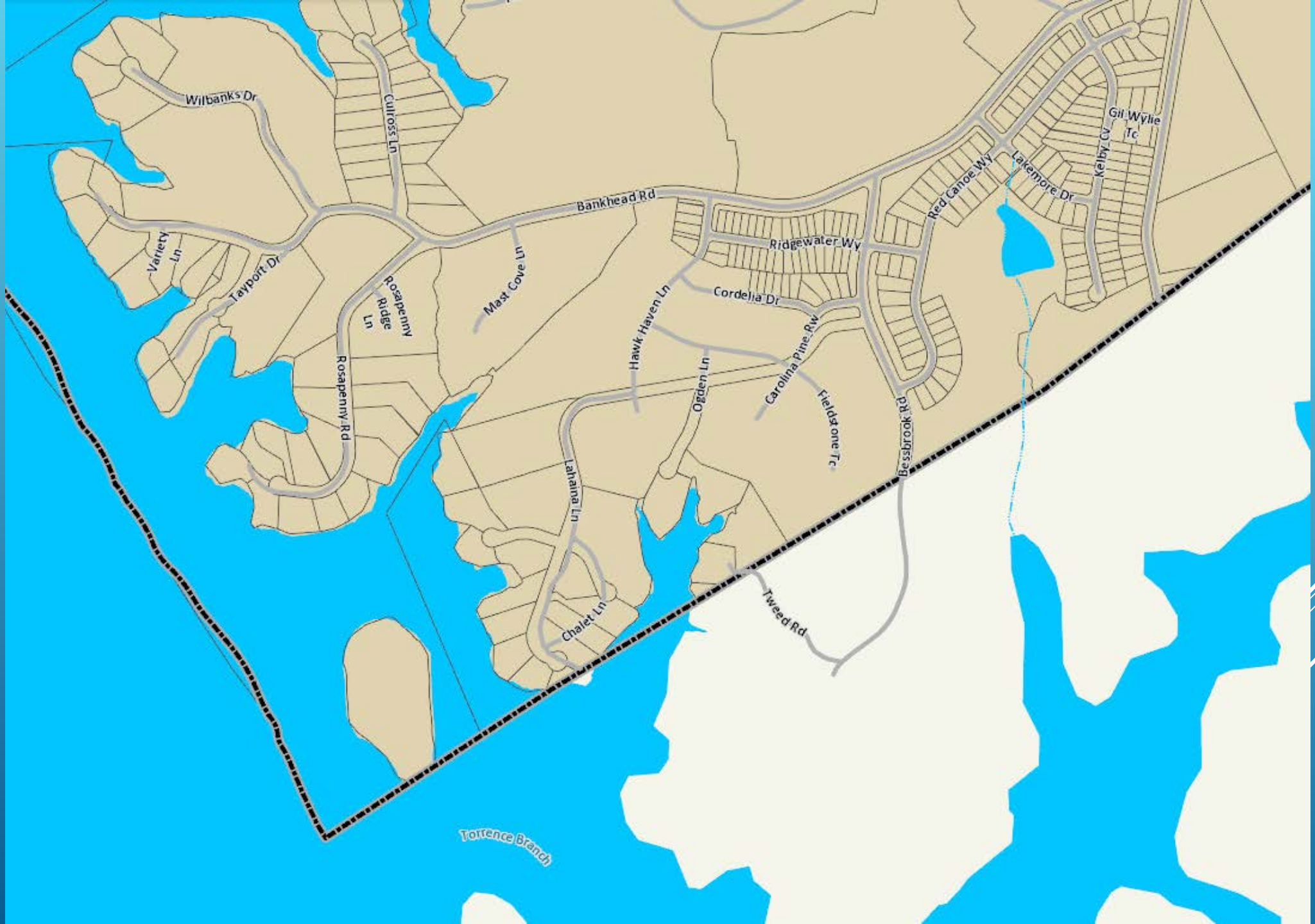
Mecklenburg County

Board of County Commissioners

Public Hearing

July 2020

Alexander
Ricks
PLLC



Wilbanks Dr

Cultross Ln

Bankhead Rd

Variety Ln

Tayport Dr

Rosapenny Ln

Mast Cove Ln

Ridgewater Wy

Cordelia Dr

Hawk Haven Ln

Ogden Ln

Carolina Pine R.W.

Fieldstone Tr

Bessbrook Rd

Red Canoe Wy

Lakemore Dr

Kelby Cv

Gil Wylie Tr

Rosapenny Rd

Lathana Ln

Chalet Ln

Tweed Rd

Torrence Branch



Mecklenburg

Mecklenburg

Mecklenburg

Mecklenburg

Mecklenburg

19100-19199
Rosalpenny Rd
18122-18199

Mast Cove Ln
10000-10999

Hawk Haven Ln
19700-19799

Ridgewater Wy
14000-14149
Cordelia Dr
15000-15199

14200-14299

16000-16023

Fieldstone Tr
16024-16099

Carolina Pine Rv
17400-17499

16100-16299

18200-18335

18500-18599

Ogden Ln
17000-17099

17012-17019

18172-18339

18340-18389

19100-19211

Chalet Ln
19700-19871

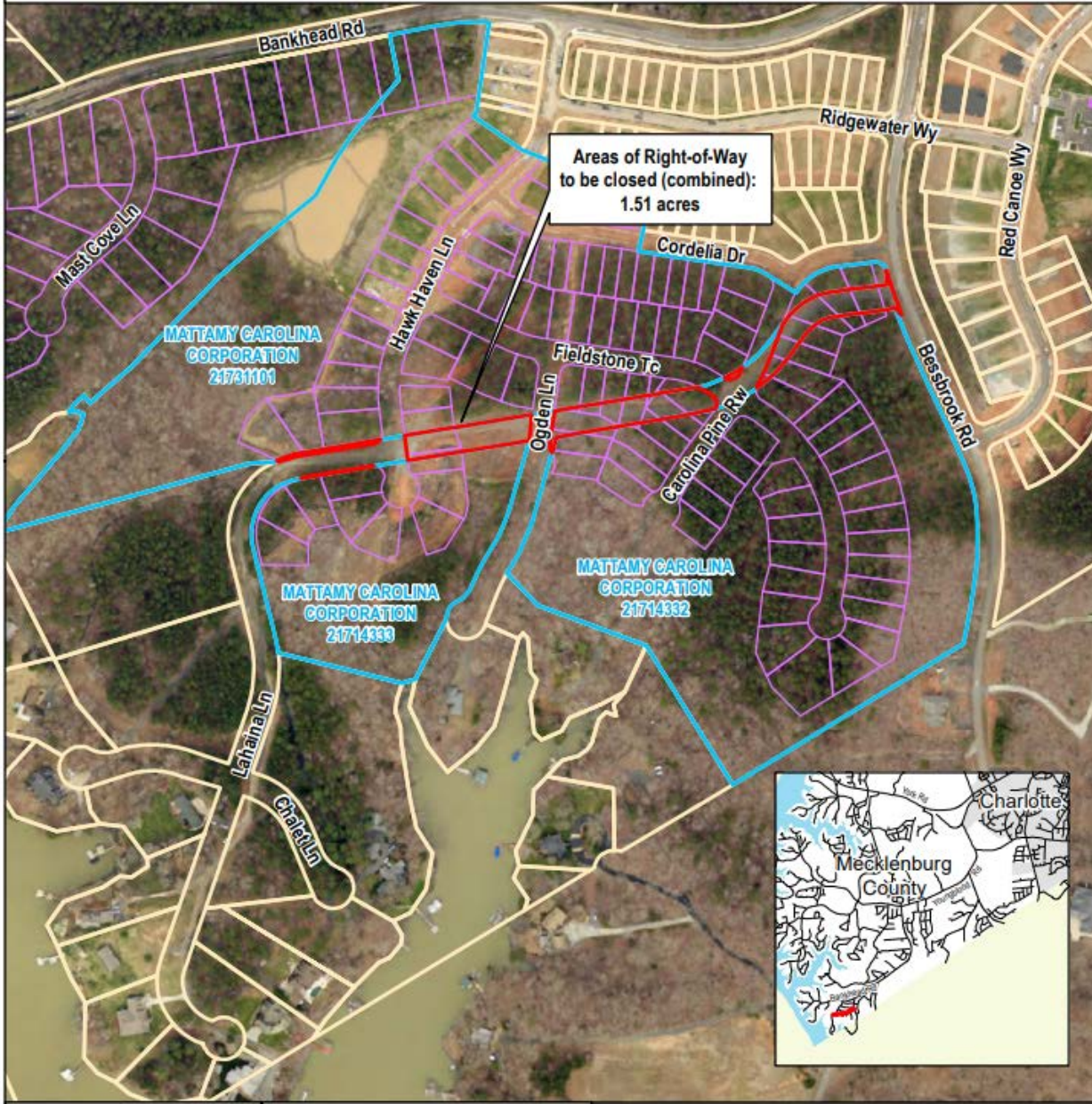
Lahaina Ln
19212-19299

1940-19499
Tweed Rd

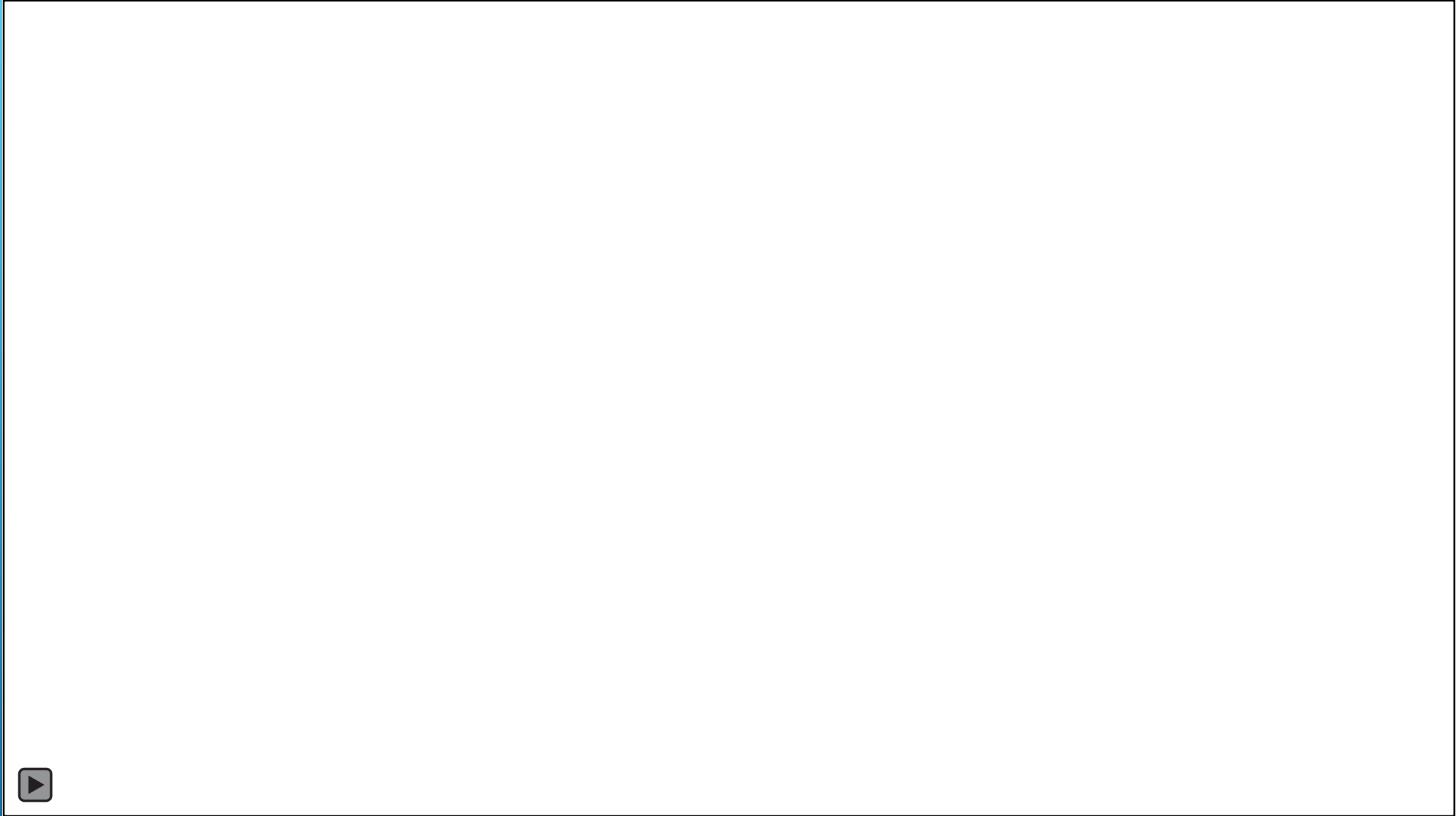
19124-19199

Bessbrook Rd
2000-2239

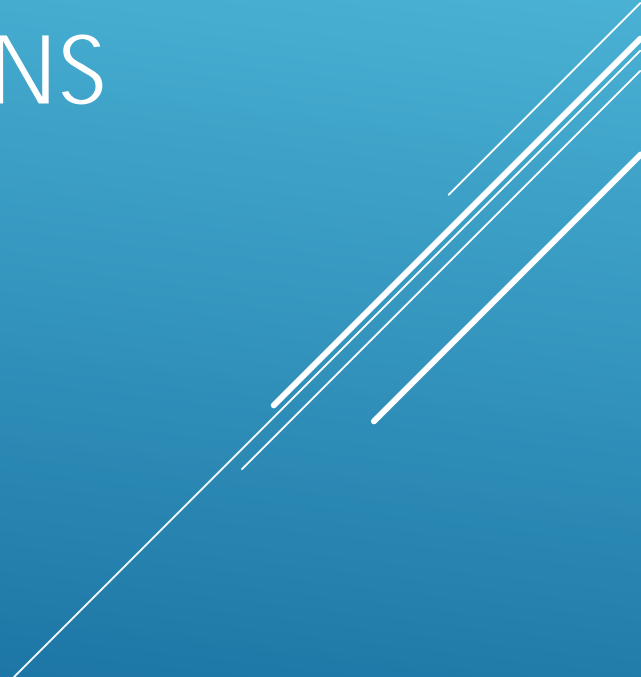
Right-of-Way Closing - Lahaina Lane and Ogden Lane Map #1







RIDGEWATER DEVELOPMENT PLANS



UNA CORPORATION
MY HOMES
TOWN BLVD., SUITE 201
C. 28273

RIDGEWATER
PHASE B1, MAP 3
MB 64 PG 347

LAHAINA LANE and BESSBR
STEELE CREEK TOWNS
MECKLENBURG COUNTY,
DEED REFERENCE: 3086
MAP REFERENCE: A PART OF TRACT 3
TAX PARCEL NO: A PART OF :
AREA SUMMARY:
AREA IN LOTS (71 LOTS): 573,966 SQ.FT
AREA DEDICATED TO CITY OF CHARLOTTE: 12
COMMON OPEN SPACE: 588,650 SQ.FT
(INCLUDES 257,879 SQ.FT. OR 5.9201 ACRES OF NA
TOTAL AREA PLATTED: 1,284,315 SQ.FT.

(FUTURE DEVELOPMENT)
MATTHEW CAROLINA CORPORATION
A PART OF MATTHEW HOMES
A PART OF 28 2800 PG 889
A PART OF 28 2800 PG 889
A PART OF 28 2800 PG 889
PART OF PG 887-142-32

LARRY L. PRESSLEY and wife
ON 3800 PG 283
LOT 2
HARRIMAN LOTS PLAT 2
MB 64 PG 347
PG 887-311-28

LARRY L. PRESSLEY and wife
ON 3800 PG 283
LOT 2
HARRIMAN LOTS PLAT 2
MB 64 PG 347
PG 887-311-24

LARRY L. PRESSLEY and wife
ON 3800 PG 283
LOT 2
HARRIMAN LOTS PLAT 2
MB 64 PG 347
PG 887-143-27

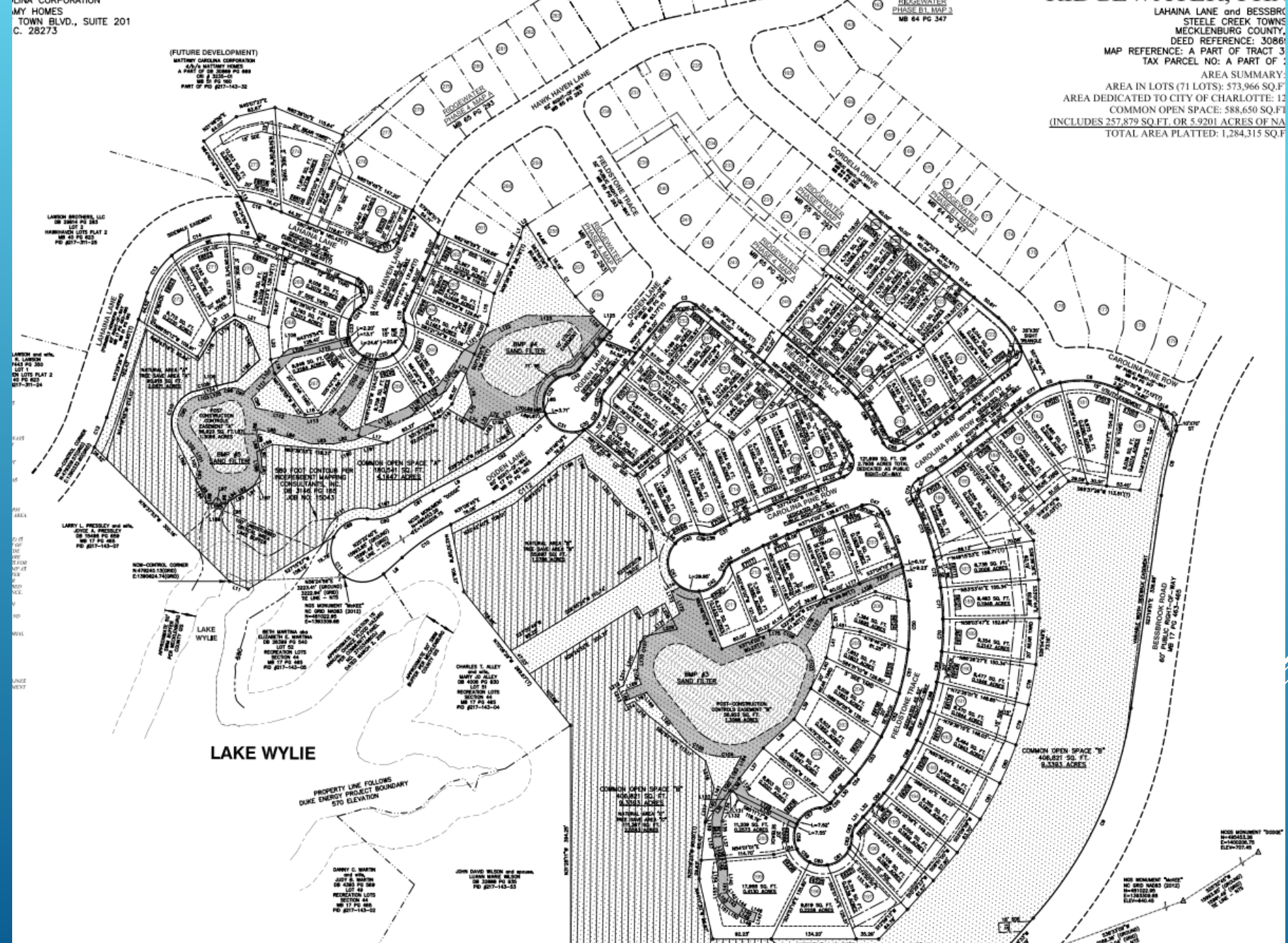
NON-COMMON CORNER
N-130624-74(000)

RECREATION LOTS
SECTION 44
MB 64 PG 347
PG 887-142-25

CHARLES T. ALLEY
ON 0100 PG 830
LOT 91
RECREATION LOTS
SECTION 44
MB 64 PG 347
PG 887-142-24

DANNY C. MARTIN
and wife
ON 4400 PG 449
LOT 48
RECREATION LOTS
SECTION 44
MB 64 PG 347
PG 887-142-22

JOHN DAVID WALDEN and BRUNN
ON 3300 PG 830
LOT 50
RECREATION LOTS
SECTION 44
MB 64 PG 347
PG 887-142-23



LAKE WYLIE

PROPERTY LINE FOLLOWS
DUKE ENERGY PROJECT BOUNDARY
570 ELEVATION

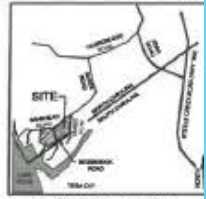
COMMON OPEN SPACE "B"
8,336.1 ACRES

COMMON OPEN SPACE "A"
1,000.0 SQ. FT.
NATURAL AREA "A"
1,000.0 SQ. FT.

COMMON OPEN SPACE "A"
1,000.0 SQ. FT.
NATURAL AREA "A"
1,000.0 SQ. FT.

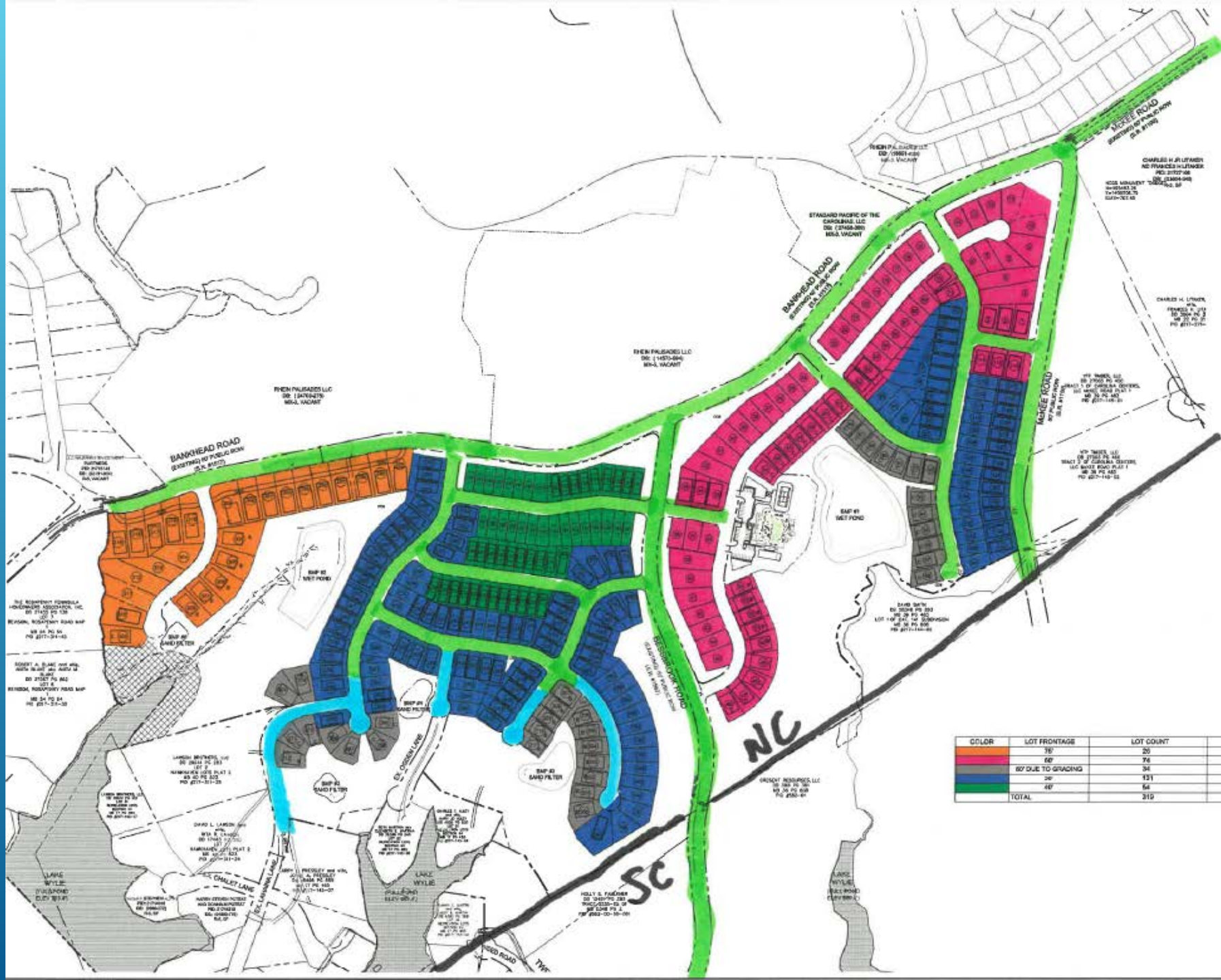
Some Timeslips Premium

SURVEYOR'S CERTIFICATE



VICINITY MAP - NTS

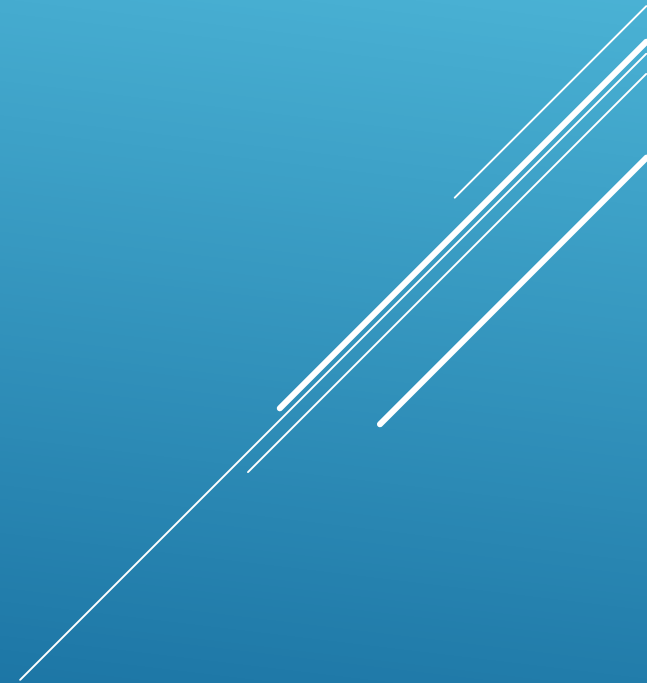
EXISTING SITE DATA
 TAX PARCEL NO.: 277482, 277481, 277483, 277484, 277485
 EXIST. ZONING: R-4
 TOTAL SITE AREA: 130.28 AC
 NET SITE AREA: 118.28 AC

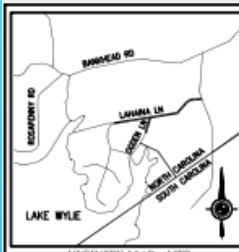


COLOR	LOT FRONTAGE	LOT COUNT	BASEMENT	CRANESPACE
Orange	60'	20	0	0
Blue	75'	76	0	11
Green	60' DUE TO GRADING	34	15	13
Red	24'	131	0	0
Brown	40'	54	0	0
TOTAL		315	15	24



ABANDONMENT SURVEYS





VICINITY MAP - NTS

SURVEYOR'S CERTIFICATE

I, CHARLES E. BELL, CERTIFY THAT UNDER MY DIRECTION AND SUPERVISION, THIS MAP WAS DRAWN FROM AN EXISTING SURVEY AND INFORMATION PROVIDED BY OTHERS.

Charles E. Bell
 CHARLES E. BELL N.C.P.L.S. L-4804



NOTES:

1. THIS PLAN IS NOT FOR RECORDATION AS PER G.S. 47-30 AS AMENDED.
2. ALL CORNERS ARE CALCULATED POINTS UNLESS OTHERWISE SHOWN.
3. THE PURPOSE OF THIS MAP IS TO DELINEATE RIGHT-OF-WAY ABANDONMENT AREAS. THIS PROPERTY MAY BE SUBJECT TO DOCUMENTS AND/OR RESTRICTIONS OF RECORD.
4. SUBJECT PROPERTY ZONING: R-5
5. PHYSICAL IMPROVEMENTS MAY EXIST ON SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.
6. BOUNDARY INFORMATION AS PER PREVIOUS R.B. PHARR & ASSOCIATES, P.A. SURVEY DATED FEBRUARY 23, 2016, JOB NO. 84343.



LEGEND:

- D.B. - DEED BOOK
- EIR - EXISTING IRON ROD
- M.B. - MAP BOOK
- N.C.G.S. - NORTH CAROLINA GEODETIC SURVEY
- PG. - PAGE
- R/W - RIGHT-OF-WAY

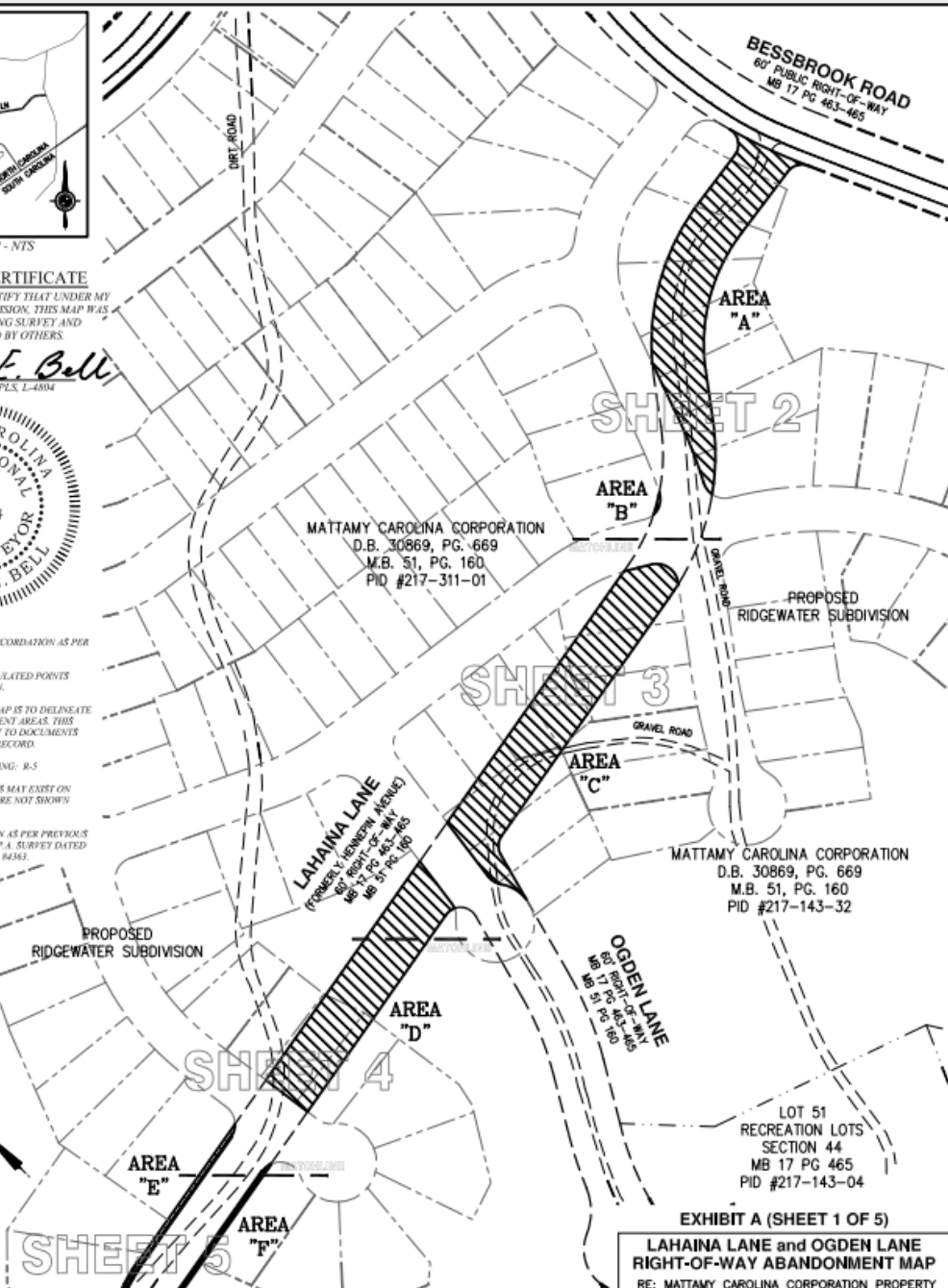
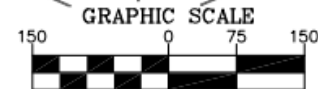


EXHIBIT A (SHEET 1 OF 5)
LAHAINA LANE and OGDEN LANE
RIGHT-OF-WAY ABANDONMENT MAP
 RE: MATTAMY CAROLINA CORPORATION PROPERTY
 STEELE CREEK TOWNSHIP,
 MECKLENBURG COUNTY, N.C.
 MAP REFERENCE: MB 17 PG 463-465
 DEED REFERENCE: DB 30869 PG 669
 TAX PARCEL: 217-143-32 AND -33, 217-311-01
R.B. PHARR AND ASSOCIATES, P.A.



VICINITY MAP - NTS

SURVEYOR'S CERTIFICATE

I, CHARLES E. BELL, CERTIFY THAT UNDER MY DIRECTION AND SUPERVISION, THIS MAP WAS DRAWN FROM AN EXISTING SURVEY AND INFORMATION PROVIDED BY OTHERS.

Charles E. Bell
CHARLES E. BELL N.C.P.L.S. L-4804



NOTES:

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4. SUBJECT PROPERTY ZONING: R-5
5. PHYSICAL IMPROVEMENTS MAY EXIST ON SUBJECT PROPERTY THAT ARE NOT SHOWN HEREOF.
6. BOUNDARY INFORMATION AS PER PREVIOUS R.B. PHARR & ASSOCIATES, P.A. SURVEY DATED FEBRUARY 23, 2016, JOB NO. 8433.

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	618.22'	90.59'	S19°08'22"E	90.51'
C2	20.00'	25.85'	N60°21'47"W	24.09'
C3	209.45'	165.72'	S59°56'18"W	161.43'
C4	281.29'	86.54'	S46°05'06"W	86.20'
C5	25.00'	16.52'	N09°27'34"E	16.22'
C6	526.00'	71.35'	N24°30'08"E	71.30'
C7	269.45'	195.98'	N61°46'05"E	191.69'
C8	20.00'	34.05'	N33°49'54"E	30.08'
C9	281.29'	110.83'	S66°11'06"W	110.11'
C10	269.45'	17.21'	S39°06'06"W	17.21'
C11	221.29'	75.85'	S47°05'30"W	75.48'
C12	474.00'	0.33'	S27°51'33"W	0.33'
C13	24.00'	27.50'	S60°42'35"W	26.02'
C14	221.29'	26.32'	N60°19'07"E	26.30'
C15	221.29'	65.45'	S72°11'55"W	65.21'

MATTAMY CAROLINA CORPORATION
D.B. 30869, PG. 669
M.B. 51, PG. 160
PID #217-143-32

PROPOSED
RIDGewater SUBDIVISION

MATTAMY CAROLINA CORPORATION
D.B. 30869, PG. 669
M.B. 51, PG. 160
PID #217-143-32

PROPOSED
RIDGewater SUBDIVISION

AREA "A"
21,823 SQ. FT.
0.5010 ACRES

AREA "B"
63 SQ. FT.
0.0014 ACRES

LEGEND:

- D.B. - DEED BOOK
- EIR - EXISTING IRON ROD
- M.B. - MAP BOOK
- N.C.G.S. - NORTH CAROLINA GEODETIC SURVEY
- PG. - PAGE
- R/W - RIGHT-OF-WAY

MATCHLINE

SHEET 3

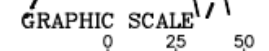


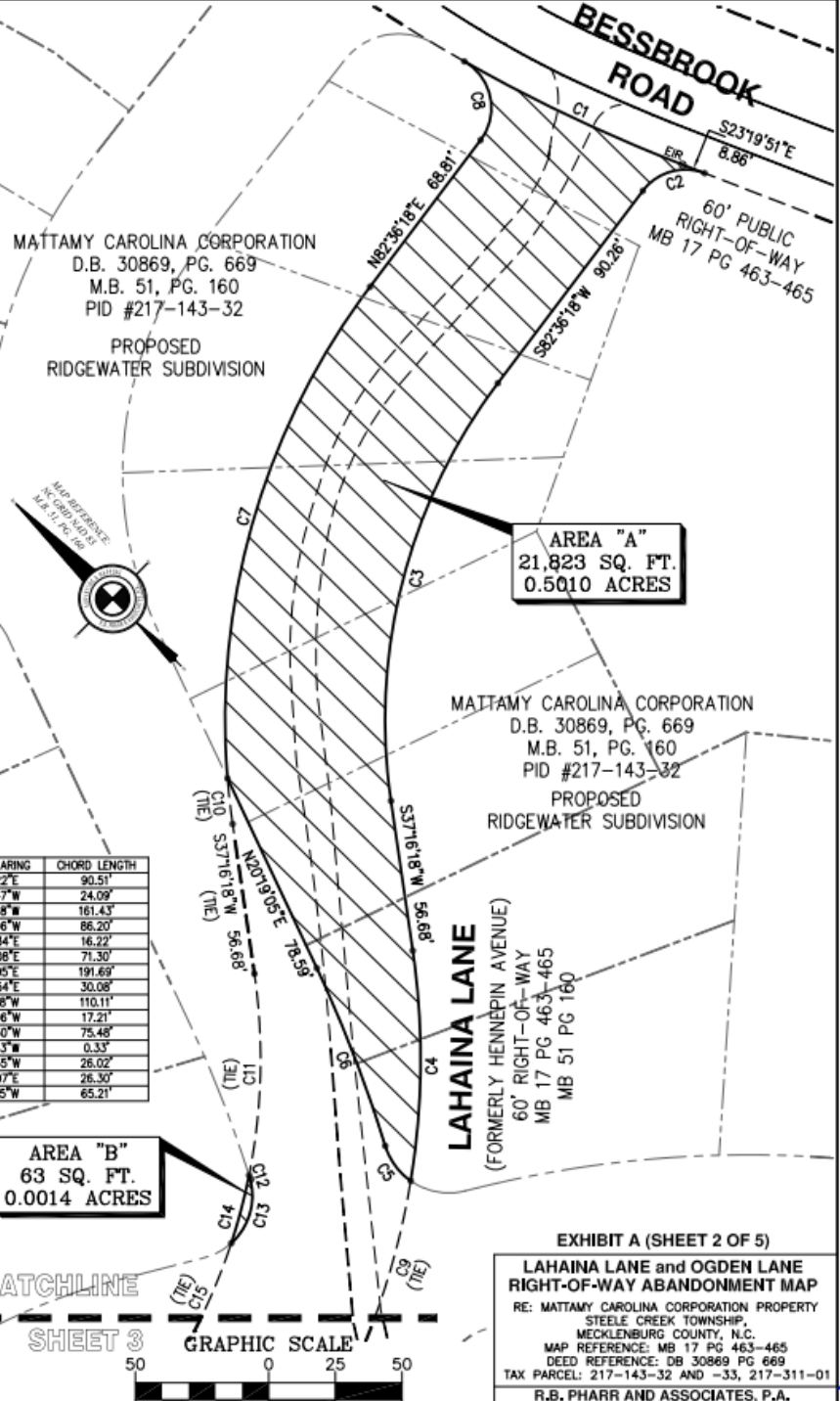
EXHIBIT A (SHEET 2 OF 5)

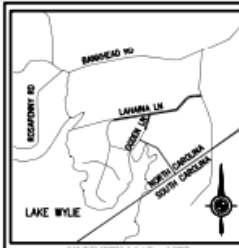
**LAHAINA LANE and OGDEN LANE
RIGHT-OF-WAY ABANDONMENT MAP**

RE: MATTAMY CAROLINA CORPORATION PROPERTY
STEELE CREEK TOWNSHIP,
MECKLENBURG COUNTY, N.C.

MAP REFERENCE: MB 17 PG 463-465
DEED REFERENCE: DB 30869 PG 669
TAX PARCEL: 217-143-32 AND -33, 217-311-01

R.B. PHARR AND ASSOCIATES, P.A.





VICINITY MAP - NTS

SURVEYOR'S CERTIFICATE
 I, CHARLES E. BELL, CERTIFY THAT UNDER MY DIRECTION AND SUPERVISION, THIS MAP WAS DRAWN FROM AN EXISTING SURVEY AND INFORMATION PROVIDED BY OTHERS.

Charles E. Bell
 CHARLES E. BELL NCELS L-4804



- NOTES:**
1. THIS PLAT IS NOT FOR RECORDATION AS PER G.S. 47-30 AS AMENDED.
 2. ALL CORNERS ARE CALCULATED POINTS UNLESS OTHERWISE SHOWN.
 3. THE PURPOSE OF THIS MAP IS TO DELINEATE RIGHT-OF-WAY ABANDONMENT AREAS. THIS PROPERTY MAY BE SUBJECT TO DOCUMENTS AND/OR RESTRICTIONS OF RECORD.
 4. SUBJECT PROPERTY ZONING: R-5
 5. PHYSICAL IMPROVEMENTS MAY EXIST ON SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.
 6. BOUNDARY INFORMATION AS PER PREVIOUS R.B. PHARR & ASSOCIATES, P.A. SURVEY DATED FEBRUARY 22, 2016, JOB NO. 84363.

MATTAMY CAROLINA CORPORATION
 D.B. 30869, PG. 669
 M.B. 51, PG. 160
 PID #217-143-32
 PROPOSED
 RIDGEWATER SUBDIVISION

SHEET 2
 MATCHLINE

AREA "D"
 17,920 SQ. FT.
 0.4114 ACRES

AREA "C"
 24,240 SQ. FT.
 0.5565 ACRES

LINE	BEARING	DISTANCE
L1	S80°40'18"W	8.58'
L2	S58°46'42"E	27.67'
L3	S37°14'00"W	1.93'

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C16	174.00'	4.85'	S59°34'35"E	4.85'
C17	25.00'	41.89'	S10°48'21"E	37.16'
C18	281.29'	15.71'	S79°04'20"W	15.70'
C19	20.00'	22.84'	S48°14'18"W	21.45'
C20	45.00'	34.05'	N13°12'55"W	33.24'
C21	25.00'	18.86'	N13°16'22"W	18.42'

MATTAMY CAROLINA CORPORATION
 D.B. 30869, PG. 669
 M.B. 51, PG. 160
 PID #217-143-32
 PROPOSED
 RIDGEWATER SUBDIVISION

- LEGEND:**
- D.B. - DEED BOOK
 - EIR - EXISTING IRON ROD
 - M.B. - MAP BOOK
 - N.C.G.S. - NORTH CAROLINA GEODETIC SURVEY
 - PG. - PAGE
 - R/W - RIGHT-OF-WAY

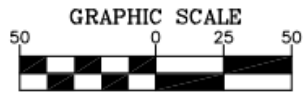
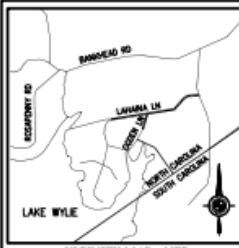


EXHIBIT A (SHEET 3 OF 5)
LAHAINA LANE and OGDEN LANE
RIGHT-OF-WAY ABANDONMENT MAP
 RE: MATTAMY CAROLINA CORPORATION PROPERTY
 STEELE CREEK TOWNSHIP,
 MECKLENBURG COUNTY, N.C.
 MAP REFERENCE: MB 17 PG 463-465
 DEED REFERENCE: DB 30869 PG 669
 TAX PARCEL: 217-143-32 AND -33, 217-311-01
 R.B. PHARR AND ASSOCIATES, P.A.
REGISTERED PROFESSIONAL SURVEYOR



VICINITY MAP - NTS

SURVEYOR'S CERTIFICATE
 I, CHARLES E. BELL, CERTIFY THAT UNDER MY DIRECTION AND SUPERVISION, THIS MAP WAS DRAWN FROM AN EXISTING SURVEY AND INFORMATION PROVIDED BY OTHERS.

Charles E. Bell
 CHARLES E. BELL N.C.P.L.S. L-4804



NOTES:

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6. BOUNDARY INFORMATION AS PER PREVIOUS R.B. PHARR & ASSOCIATES, P.A. SURVEY DATED FEBRUARY 23, 2016, JOB NO. 84363.

MATTAMY CAROLINA CORPORATION
 D.B. 30869, PG. 669
 M.B. 51, PG. 160
 PID #217-143-32
 PROPOSED
 RIDGEWATER SUBDIVISION

LAHAINA LANE
 (FORMERLY KENNEDY AVENUE)
 60' RIGHT-OF-WAY
 MB 17 PG 463-465
 MB 51 PG 160

AREA "D"
 17,920 SQ. FT.
 0.4114 ACRES

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C22	25.00'	6.35'	S15°37'20"W	6.33'
C23	20.00'	12.17'	N81°53'31"W	11.99'

MATTAMY CAROLINA CORPORATION
 D.B. 30869, PG. 669
 M.B. 51, PG. 160
 PID #217-143-32
 PROPOSED
 RIDGEWATER SUBDIVISION

MATTAMY CAROLINA CORPORATION
 D.B. 30869, PG. 669
 M.B. 51, PG. 160
 PID #217-143-32
 PROPOSED
 RIDGEWATER SUBDIVISION

PROPOSED
 RIDGEWATER SUBDIVISION

LEGEND:

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- EIR - EXISTING IRON ROD
- M.B. - MAP BOOK
- N.C.G.S. - NORTH CAROLINA GEODETIC SURVEY
- PG. - PAGE
- R/W - RIGHT-OF-WAY

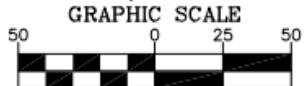


EXHIBIT A (SHEET 4 OF 5)
LAHAINA LANE and OGDEN LANE
RIGHT-OF-WAY ABANDONMENT MAP
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 STEELE CREEK TOWNSHIP,
 MECKLENBURG COUNTY, N.C.
 MAP REFERENCE: MB 17 PG 463-465
 DEED REFERENCE: DB 30869 PG 669
 TAX PARCEL: 217-143-32 AND -33, 217-311-01
R.B. PHARR AND ASSOCIATES, P.A.



LINE	BEARING	DISTANCE
L4	N54°34'55"W	4.33'
L5	N23°21'41"W	4.39'

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C24	137.00'	1.88'	N80°14'24"E	1.88'
C25	25.00'	12.75'	S84°45'35"E	12.61'
C26	25.00'	15.77'	S62°33'49"W	15.51'
C27	189.00'	46.16'	S73°38'09"W	46.05'
C28	193.14'	48.63'	N73°11'00"E	48.50'
C29	193.14'	5.00'	N65°13'43"E	5.00'

SURVEYOR'S CERTIFICATE

I, CHARLES E. BELL, CERTIFY THAT UNDER MY DIRECTION AND SUPERVISION, THIS MAP WAS DRAWN FROM AN EXISTING SURVEY AND INFORMATION PROVIDED BY OTHERS.

Charles E. Bell
CHARLES E. BELL N.C.P.L.S. L-4804



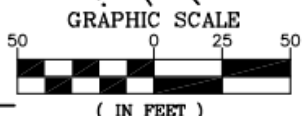
NOTES:

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- SUBJECT PROPERTY ZONING: R-3
- PHYSICAL IMPROVEMENTS MAY EXIST ON SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.
- BOUNDARY INFORMATION AS PER PREVIOUS R.B. PHARR & ASSOCIATES, P.A. SURVEY DATED FEBRUARY 22, 2016, JOB NO. 84363.



LEGEND:

- D.B. - DEED BOOK
- EIR - EXISTING IRON ROD
- M.B. - MAP BOOK
- N.C.G.S. - NORTH CAROLINA GEODETIC SURVEY
- PG. - PAGE
- R.W. - RIGHT-OF-WAY
- RIGHT-OF-WAY TO BE ABANDONED
- RIGHT-OF-WAY ADJACENT



AREA "E"
1,147 SQ. FT.
0.0263 ACRES

AREA "F"
552 SQ. FT.
0.0127 ACRES

LOT 2
HAWKHAVEN LOTS PLAT 2
MB 40 PG 623
PID #217-311-25

MATTAMY CAROLINA CORPORATION
D.B. 30869, PG. 669
M.B. 51, PG. 160
PID #217-143-32
PROPOSED
RIDGewater SUBDIVISION

LAHAINA LANE
(FORMERLY HENNEPIN AVENUE)
60' RIGHT-OF-WAY
MB 17 PG 463-465

SHEET 4
MATCHLINE

EXHIBIT A (SHEET 5 OF 5)

**LAHAINA LANE and OGDEN LANE
RIGHT-OF-WAY ABANDONMENT MAP**

RE: MATTAMY CAROLINA CORPORATION PROPERTY
STEELE CREEK TOWNSHIP,
MECKLENBURG COUNTY, N.C.
MAP REFERENCE: MB 17 PG 463-465
DEED REFERENCE: DB 30869 PG 669
TAX PARCEL: 217-143-32 AND -33, 217-311-01

R.B. PHARR AND ASSOCIATES, P.A.
SURVEYING AND MAPPING
LICENSE NO. C-113
420 HARBORNE LANE CHARLOTTE, N.C. 28204 TEL: (704) 376-2186