

**ROAD CLOSING CASE**  
**MAY 14, 2008**

**ROAD CLOSING CASE #5-08:** BEING all of the right-of-way for Boone Valley Rd. (SR3059) located from the terminus of Coral Vine Way (Private Drive), southeast to Interstate 40/85, as shown on a map recorded in Plat Book 147, Page 78, Guilford County Register of Deeds. Rock Creek Township. The resolution of intent was adopted on April 9, 2008.

STAFF COMMENT: Pursuant to NCGS 153A-241 concerning closing a road, the Planning Board must hold a public hearing before the road can be closed. Based upon the information presented at the hearing, the Board must find: (1) that the closing of the road is not contrary to public interest; and, (2) that no individual owning property in the vicinity of the road or in the subdivision in which it is located would be deprived of reasonable means of ingress and egress to their property.

Staff submits the following findings for consideration by the Board: The proposed closing is not contrary to public interest and is in conformance with the approved plan for the adjacent property and no individual owning property in the vicinity will be denied reasonable access to their property. Staff recommends that the right-of-way for this portion of Boone Valley Road (SR 3059) be closed.

CASE #5-08

RESOLUTION ADOPTED BY GUILFORD COUNTY PLANNING BOARD  
CLOSING AND REMOVING FROM DEDICATION  
A ROAD

WHEREAS, a petition was filed, pursuant to G.S. 153A-241, Chapter 282 of the 1979 Session Laws, and Chapter 59 of the 1981 Session Laws, requesting that the Board close and remove from dedication all of the right-of-way for Boone Valley Rd. (SR3059) located from the terminus of Coral Vine Way (Private Drive), southeast to Interstate 40/85, as shown on a map recorded in Book 147, Page 78, Guilford County Register of Deeds.

WHEREAS, pursuant to a resolution of intent to close said road adopted by this Board on April 9, 2008, notice was published in the Greensboro Record once a week for two consecutive weeks that a hearing would be held concerning said petition on May 14, 2008 at 7:00 P.M. in the Old Guilford County Courthouse, Commissioners' Meeting Room, Second Floor, Greensboro, North Carolina; and

WHEREAS, it appears that all owners of property adjoining said road have signed the petition or have been notified of the closing thereof; and

WHEREAS, after inquiry by the Chairman, all interested persons were provided an opportunity to be heard on the request contained in the petition; and

WHEREAS, after all interested persons were heard, it appears to the satisfaction of this Board that the removal of said road from dedication is not contrary to the public interest and that no individual owning property in the vicinity of said road will be deprived of any reasonable means of ingress or egress to his property;

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The following described road in Rock Creek Township is hereby closed and removed from dedication to the public use:

BEGINNING at an iron pipe found at a southern corner of now or formerly PPC Properties, LLC as recorded in Deed Book 4445, page 824, in the Guilford County Registry, thence, along the southern line of said PPC Properties, LLC , North 47 degrees 43 minutes 36 seconds West 259.53 feet to a point in the eastern margin of Boone Valley Road being the True Point of Beginning, also being a point in the southern line of now or formerly, Zachary W. Easley and Sheila A. Luck as recorded in Deed Book 4158, page 237, in the Guilford County Registry; thence, the following eleven (11) courses and four (4) curves: 1) South 00 degrees 00 minutes 00 seconds West 48.92 feet to a point; thence, 2) a curve to the left having a radius of 116.91 feet with a chord bearing and distance of South 23 degrees 12 minutes 43 seconds East 92.15 feet to a point; thence, 3) South 46 degrees 25 minutes 25 seconds East 16.59 feet to a point; thence, 4) a curve to the left having a radius of 127.11 feet with a chord bearing and distance of South 64 degrees 04 minutes 38 seconds East 77.10 feet to a point; thence, 5) South 81 degrees 43 minutes 50 seconds East 142.62 feet to a point; thence, 6) North 08 degrees 16 minutes 10 seconds East 30.00 feet to a point; thence, 7) South 81 degrees 43 minutes 50 seconds East 50.00 feet to a point; thence, 8) South 08 degrees 16 minutes 10 seconds West 30.00 feet to a point; thence, 9) South 81 degrees 43 minutes 50 seconds East 25.00 feet to a point; thence, 10) South 08 degrees 16 minutes 10 seconds West 60.00 feet to a point; thence, 11) North 81 degrees 43 minutes 50 seconds West 217.62 feet to a point; thence, 12) a curve to the right having a radius of 187.11 feet with a chord bearing and distance of North 64 degrees 04 minutes 38 seconds West 113.49 feet to a point; thence, 13) North 46 degrees 25 minutes 25 West 16.59 feet to a point; thence, 14) a curve to the right having a radius of 176.91 feet with a chord bearing and distance of North 23 degrees 12 minutes 43 seconds West 139.45 feet to a point; thence, 15) North 00 degrees 00 minutes 00 seconds East 103.46 feet to a point at the southeastern corner of now or formerly, Charles B. Smith, III as recorded in Deed Book 4815, page 1460, in the Guilford County Registry, also being a point in the western margin of Boone Valley Road; thence, along the southern margin of Boone Valley Road and the northern line of Portrait Homes - Ridge Creek, LLC, as recorded in Deed Book 3229, page 570, in the Guilford County Registry, South 47 degrees 43 minutes 36 seconds East 81.09 feet to the True Point of BEGINNING, containing 33,075 square feet.

2. A certified copy of this resolution, together with a copy of the published notice of this hearing, are hereby ordered recorded in the Office of the Register of Deeds of Guilford County, North Carolina.

I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE COPY OF A RESOLUTION ADOPTED BY THE GUILFORD COUNTY PLANNING BOARD AT A MEETING HELD ON MAY 14, 2008.

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Secretary, Guilford County Planning Board