



## TOWN OF KNIGHTDALE

After recording, return to:

950 Steeple Square Court  
Knightdale, NC 27545  
KnightdaleNC.gov

### ORDINANCE # 25-07-16-003

#### AN ORDINANCE TO EXTEND THE CORPORATE LIMITS OF THE TOWN OF KNIGHTDALE, NORTH CAROLINA AN-3-25: HINTON OAKS INDUSTRIAL PARK LOT 10

**WHEREAS**, the Knightdale Town Council has been petitioned under NCGS §160A-31, as amended, to annex the area described below; and

**WHEREAS**, the Town Clerk has certified the sufficiency of the petition and a public hearing on the question of this annexation was opened at the Knightdale Town Hall at 7:00 pm on the 16<sup>th</sup> day of July 2025, after due notice by publication in the Wake Weekly on the 4<sup>th</sup> and 11<sup>th</sup> days of July 2025; and

**WHEREAS**, the Town Council hereby finds that the petition meets the requirements of NCGS §160A-31;

**NOW, THEREFORE, BE IT ORDAINED** by the Town Council of the Town of Knightdale, North Carolina that:

**Section 1.** By virtue of the authority granted by NCGS §160A-31, as amended, the following described territory, is hereby annexed and made part of the Town of Knightdale as of the 16<sup>th</sup> day of July 2025:

#### **Legal Description**

Meets and bounds description of Lot 9R and Lot 10R Hinton Oaks Industrial Park, Knightdale, NC, property of Wake Stone Property Company.

Beginning at a point, said point being an existing iron PIN marking the northeast corner of Lot 5 Hinton Oaks Industrial Park (PIN 1744493529) (BM 2018 PG 1322, Wake County

Registry) in the western right of way line of Hinton Oaks Boulevard, thence leaving said point of beginning and said western right of way line of Hinton Oaks Boulevard along the northern line of said Lot 5 S 87-50-53 W for a distance of 820.93' to an existing iron pin (northwest corner of said Lot 5) in the eastern right of way line of Interstate 540, thence leaving the said northern lot line of Lot 5 Hinton Oaks Industrial Park in a northerly direction along said eastern right of way line of Interstate 540 N 00-03-37 W for a distance of 249.49' to an existing concrete right of way monument, thence N 03-02-12 W for a distance of 746.00' to an existing concrete right of way monument, thence N 00-06-49 E for a distance of 525.46' to an existing concrete right of way monument and corner with Grace D. Ramsey (PIN 1745222467) (DB 12885 PG 2144, BM 1981 PG 367), thence leaving said eastern right of way line of Interstate 540 and with the line of said Grace D. Ramsey the following courses and distances, S 84-52-39 E for a distance of 241.02' to an existing iron pin, thence S 69-44-02 E for a distance of 269.36' to an existing iron pin, thence N 47-42-50 E for a distance of 119.95' to an existing iron pin, thence N 82-16-51 E for a distance of 241.95' to an existing iron pin, thence N 07-43-13 W for a distance of 32.00' to a computed point 1 (not set) near the centerline of Beaverdam Creek, said computed point 1 being a common corner with Grace D. Ramsey and Allen Park, LLC (PIN 1745520716) (DB 18861 PG 2614, BM 2021 PG 2326) and a traverse line along the southern edge of said Beaverdam Creek, thence leaving the Grace D. Ramsey property as said traverse line along the southern edge of Beaverdam Creek (see BM 2023 PG 1416 Wake County Registry) in an easterly direction the following directions and distances, S 75-00-00 E for a distance of 193.00', thence S 65-00-00 E for a distance of 117.00', thence S 85-00-00 E for a distance of 205.00', thence S 36-40-14 E for a distance of 133.74', thence S 66-13-39 E for a distance of 80.00', thence N 23-02-43 E for a distance of 225.00', thence N 74-21-37 E for a distance of 357.16' to a point in the western property line of Wake Stone Corporation (PIN 1744799279) (DB 12601 PG 1144, BM 2022 PG 2094 Wake County Registry) thence leaving said traverse line along the southern edge of said Beaverdam Creek and Allen Park, LLC and with the western property line of said Wake Stone Corporation the following directions and distances, S 05-57-52 W for a distance of 232.90' to an existing iron pin, thence S 05-57-52 W for a distance of 447.11' to an existing iron pin, thence S 05-49-08 W for a distance of 500.00' to an existing iron pin, thence S 24-30-35 W for 400.00' to an existing iron pin, thence S 87-51-47 W for a distance of 250.00' to an existing iron pin, said existing iron pin being the northeast corner of Lot 8 Hinton Oaks Industrial Park (PIN 1744580924) (BM 2020 PG 2033, Wake County Registry), thence leaving the western property line of said Wake Stone Corporation along the northern line of said Lot 8 S 69-14-08 W for a distance of 469.25' to an existing iron pin, the northwest corner of said Lot 8 in the eastern right of way line of Hinton Oaks Boulevard, thence leaving the northern property line of Lot 8 Hinton Oaks Industrial Park along said eastern right of way line of Hinton Oaks Boulevard the following directions and distances, N 00-06-03 E for a distance of 150.00' to an existing iron pin, N 00-05-29 E for a distance of 24.35' to an existing iron pin, thence along a curve to the right having a chord bearing of N 22-43-44 E, chord distance of 19.24', radius of 25.00', arc length of 19.75' and delta angle of 45-16-30 to a new iron pin, thence along a curve to the left having a chord bearing of N 00-05-29 E, chord distance of 79.58', radius of 56.00', arc length of 88.50', delta angle of 90-33-00 to a new iron pin, thence along a curve to the left having a chord bearing of N 83-14-18 W, chord distance of 69.04', radius of 56.00', arc length of 74.39', and delta angle of 76-06-54 to a concrete nail set in the sidewalk, thence along a curve to the left having a chord bearing of S 06-45-32 W, chord distance of 88.19', radius

of 56.00', arc length of 101.54', delta angle of 103-53-27 to a new iron pin, thence along a curve to the right having a chord bearing of S 22-32-46 E, chord distance of 19.24', radius of 25.00', arc length of 19.75', delta angle of 45-16-30 to an existing iron pin, thence S 00-05-29 W for a distance of 26.77' to an existing iron pin, the point of beginning containing 59.60 acres +/-.

Note: as shown in BM 2023 PG 1416 Wake County Registry, the actual property line between Allen Park, LLC and Wake Stone Property Company (Lot 10R) in the area of the traverse line on the southern edge of Beaverdam Creek, the centerline of Beaverdam Creek is the property line as shown on said BM 2023 PG 1416.

**Section 2.** Upon and after the 16<sup>th</sup> day of July 2025, the above-described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force in the Town of Knightdale and shall be entitled to the same privileges and benefits as other parts of the Town of Knightdale. Said territory shall be subject to municipal taxes according to NCGS §160A-31.

**Section 3.** The Mayor of the Town of Knightdale shall cause to be recorded in the office of the Register of Deeds of Wake County, and in the office of the Secretary of State at Raleigh, North Carolina, an accurate map of the annexed territory, described in Section 1 hereof, together with a duly certified copy of this ordinance. Such map shall also be delivered to the Wake County Board of Elections, as required by NCGS §163-288.1.

The survey plat that describes the annexed territory is recorded in Book of Maps Book Number \_\_\_\_\_, Page Number \_\_\_\_\_, Wake County Registry.

Adopted this 16<sup>th</sup> day of July 2025.

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Jessica Day, Mayor

ATTEST & SEAL:

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Heather Smith, Town Clerk