

APPENDIX A: SUMMARY OF SERVICES, COSTS, AND REVENUES (AX22-001)

Name of Area: Parcels along King and Rockfish Roads – located on the southern side of Rockfish and King Road, between Jack Britt High School and Wendemere Subdivision

Assumed Effective Date: June 27, 2022

BUILD-OUT ASSUMPTIONS

The parcel is currently vacant and has some single-family residential structures. While a draft site plan was reviewed by the City in January 2022 and a new site plan was submitted along with the initial zoning request additional submittals, reviews, and approvals shall be required.

CITY SERVICES

If the area is annexed, the City would provide services, as explained below.

Fire Department-

Fire Protection Services - The department reports that it would cover the area via Fire Station 19.

Debt Assumption - The area is serviced by Stoney Point Fire Department. Under State law, the City is required to request debt information from the Stoney Point Fire Department and may be required to assume some of that debt. No information has been received from Stoney Point Fire Department.

Fire Inspection Services -The City Fire Department would be responsible for providing service. The cost or revenue would be minimal.

Police Department-

Patrol Services - The department would be responsible for providing service. The cost would be minimal.

Public Services Department-

Engineering Division - During construction, an inspector would inspect the construction of storm water control measures to ensure compliance with City regulations.

Traffic Services and Street Maintenance – Driveway access and additional requirements such as turn lanes and traffic control devices would be reviewed and approved by this department.

Solid Waste Division – If the development is commercial private collection would be required.

Transit Department- N/A

PWC SERVICES

If the property is annexed, PWC would be able provide services, as explained below.

PWC Water and Sewer Division-

Sewer: Sewer is available. The developer will be responsible for extending sewer mains into the site.

(There is an existing 24-inch PWC gravity sewer outfall located on the opposite side of the Rockfish Road right-of-way from the northeast corner of parcel 9494-57-4949. There is an existing 8-inch PWC gravity sewer main located along parcel 9494-58-0282 on the opposite side of the Stoney Point Road right-of-way. The developer would need to install the necessary sewer main extensions/laterals to serve the parcels under consideration.)

Water: Water is currently provided by Aqua Water. The developer will be responsible for extending water mains into the site.

(There is an existing 16-inch PWC water main located along parcel 9494-58-0282 on the opposite side of the Stoney Point Road right-of-way. The developer would need to install the necessary water main extensions/laterals to serve the parcels under consideration.)

Note: The annexation area under consideration is adjacent to Phase V Annexation Area 32 East Section 1. PWC's construction project for Area 32 East Section 1 is scheduled to begin on June 13, 2022. This project includes installation of a proposed 8-inch PWC gravity sewer main across parcel 9494-58-0282, which is one of the parcels included in the annexation area under consideration. Easements on this parcel have already been obtained by PWC for installation of this gravity sewer main. The gravity sewer main to be installed in the PWC project can be made available for connection for this proposed development once the applicable sections of sewer main have been accepted for operation by PWC.

The PWC project will also include installation of a proposed 12-inch PWC water main along King Road. Installation of the proposed 12-inch PWC water main for Area 32 East Section 1 will not impact any of the parcels under consideration for this annexation petition.

Fire Hydrants: The developer will be responsible for installing fire hydrants on the new water mains per the Fire Marshall's requirements.

Costs to PWC: PWC would incur routine operation and maintenance costs.

Revenues to PWC: PWC would receive revenue from the new sewer and water accounts for new development in the area.

PWC Electrical Division-

Electrical: PWC has indicated that their electrical service is approximately 3 miles from the site and that electrical service will be provided by Lumbee River or Duke Energy.

Street Lights: The developer will be responsible for the cost of installing street lights.

Costs to PWC: Not applicable.

Revenues to PWC: Not applicable.