



Board Meeting Agenda Abstract

Tuesday, April 7, 2026

Location:

Agenda Item

Voluntary Annexation Petition - TJ Homes LLC, 6475 Hilltop Road - PIN 0687430130 - ANX-2026-01 - (Davison) - Item 7.B

Item Explanation

The purpose of this agenda item is to consider approving an annexation ordinance extending the corporate limits of the Town of Fuquay-Varina following receipt of a petition for voluntary annexation of property located at 6475 Hilltop Road owned by TJ Homes LLC, PIN 0687430130, containing approximately 2.98 acres.

Staff Comments

The property is non-contiguous to the Town's corporate limits. Town water and sewer are available to serve the subject property. A fire flow test resulted in an adequate fire flow of 2,169.6 gallons per minute. Town sanitation and recycling services are available to serve the subject property.

At the March 24, 2026, meeting, the Town Board instructed the Town Clerk to investigate the sufficiency of the applicant's petition for voluntary annexation. The Town Clerk certified that the petition was sufficient at that time and met the requirements prescribed by the North Carolina General Statutes. The Town Board also adopted a resolution setting a public hearing for the April 7, 2026, Town Board meeting.

ADDITIONAL INFORMATION: Prior to annexation approval, an Emergency Agreement to provide water connection was granted to the property. Connection to the Town's utilities was made on March 9, 2026 due to a dry well.

Fiscal Note

Yes

The present total value of the properties being annexed is \$330,748.

Recommendation

PUBLIC HEARING

MOTION TO: Adopt the annexation ordinance to extend the corporate limits of the Town of

Fuquay-Varina to include property owned by TJ Homes LLC (ANX-2026-01) as presented and recommended.

ATTACHMENTS

[ANX-2026-01 Petition](#)

[ANX-2026-01 Annexation Emergency Agreement to Provide Water- Dry Well- Signed](#)

[ANX-2026-01 Final Ordinance without Annexation Agreement](#)

[ANX-2026-01 Survey](#)

[ANX-2026-01 Staff Map](#)