



Chatham County, NC

Legislation Details (With Text)

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File created:	5/4/2018	In control:	Board of Commissioners
On agenda:	5/21/2018	Final action:	5/21/2018
Title:	Vote on a request to adopt a Joint Resolution Adopting NC Geodetic Survey's Preliminary Resurvey of the Common Boundary (Corner) Between Chatham County, Harnett County, and Wake County and Commitment to Pursue Joint Enabling Legislation to Modify the Chatham County and Wake County Boundary as Described in the 1961 Survey		
Sponsors:			
Indexes:	Comp Plan Goal 1: Preserve the rural character and lifestyle of Chatham County		
Code sections:			
Attachments:	1. Chatham-Harnett-Wake Boundary Resoluition, 2. BOC Talking Points		

Date	Ver.	Action By	Action	Result
5/21/2018	1	Board of Commissioners	adopted	Pass

Vote on a request to adopt a Joint Resolution Adopting NC Geodetic Survey's Preliminary Resurvey of the Common Boundary (Corner) Between Chatham County, Harnett County, and Wake County and Commitment to Pursue Joint Enabling Legislation to Modify the Chatham County and Wake County Boundary as Described in the 1961 Survey

Over the past several decades, Chatham County has been working in partnership with its neighboring counties to resolve uncertainties in the County's boundary line. Uncertainty with the location of county boundary lines is not uncommon in North Carolina. Today's technology can locate boundary lines much more precisely and uncover discrepancies in those boundaries. These discrepancies can create issues when it comes to tax assessment, property value, deed recordation, zoning, building permitting, public safety, board of elections, and the school system.

Action requested:

Vote on a request to adopt a Joint Resolution Adopting NC Geodetic Survey's Preliminary Resurvey of the Common Boundary (Corner) Between Chatham County, Harnett County, and Wake County and Commitment to Pursue Joint Enabling Legislation to Modify the Chatham County and Wake County Boundary as Described in the 1961 Survey

Introduction and background:

At the November 20th, 2017 Board of Commissioners work session, staff introduced the current issue with the Chatham and Wake County Boundary Line and the Chatham/Harnett/Wake County corner. At the meeting, staff was directed to work collaboratively with both counties to resolve the issue.

This issue has been prompted by differences between the boundary line that Chatham County uses versus the lines that Harnett and Wake County use. In some instances, the boundary lines used between the three counties vary as much as several hundred feet. This has resulted in confusion

over the delivery of services and tax assessment to the properties along the boundary line.

Given the uncertainties, Chatham, Harnett, and Wake County staff requested the NC Geodetic Survey office to conduct historical research and field work to determine the accurate location of the shared boundary lines for Chatham, Harnett, and Wake Counties. During their work they discovered errors in the 1961 Chatham County and Wake County survey whereby the actual Chatham/Harnett/Wake corner is approximately 500' southwest of the corner established in the 1961 Chatham/Wake survey. This error is the cause of today's uncertainties along the Chatham/Harnett/Wake boundary lines.

Discussion and Analysis:

NC Geodetic Survey has prepared a new preliminary survey indicating the correct location of the Chatham/Wake/Harnett corner. To establish this as the correct boundary corner for the three counties, and correct the Chatham/Wake County boundary line, state legislation must be enacted in accordance with N.C.G.S. 153A-17. State legislation is required to correct a mutually established boundary, as this was in 1961. The attached resolution, to be jointly adopted by all three counties, provides support for legislation to make this correction in the 2018 NC General Assembly short session.

After legislation is enacted, Chatham and Harnett Counties will work toward locating its official boundary in accordance with N.C.G.S. 153A-18. This second step does not require legislative action by the NC General Assembly and can be enacted locally upon agreement between the two counties. It is anticipated that this second step will be initiated in late summer of this year and brought to the Board of Commissioners in the form of a separate resolution.

How does this relate to the Comprehensive Plan:

No relation to the current comprehensive plan

Budgetary Impact:

Estimated reduction in overall Chatham County Tax Assessments by \$500,000 annually

Recommendation:

Motion to adopt a Joint Resolution Adopting NC Geodetic Survey's Preliminary Resurvey of the Common Boundary (Corner) Between Chatham County, Harnett County, and Wake County and Commitment to Pursue Joint Enabling Legislation to Modify the Chatham County and Wake County Boundary as Described in the 1961 Survey