

**A RESOLUTION ADOPTING A PLAN OF SERVICES PRELIMINARY TO  
ANNEXATION OF 1.49 ACRES AND 4.07 ACRES OF PROPERTY OWNED BY  
CAROLYN CLABOUGH, LOCATED ON CAT CREEK ROAD AND PERRY ROAD**

WHEREAS Carolyn Clabough, owns certain property located at on Cat Creek and Perry

Road, which she has requested the City to annex, described as follows:

PORTIONS OF MAP 086 Parcel 008.13 AND 008.14, respectively

BEGINNING at a capped rebar found in the west margin of Cat Creek Road, being the southeast corner of Ruedas (WDB. 418, pg. 746) and the northeast corner of the property herein described; thence proceeding along the margin of said road, S 26°56'26" W, 261.52 ft. to a 1 / 2-inch capped rebar set, being the northeast corner of Clabough (WDB. 393, pg. 487) and the southeast corner of the property herein described; thence leaving the margin of said road and proceeding along the north line of Clabough, N 62°36'05" W, 249.65 ft. to a 1 / 2-inch capped rebar set, being the southwest corner of the property herein described; thence leaving the north line of Clabough and proceeding through the lands of Clabough, N 26°55'07" E, 259.43 ft. to a capped rebar found, being the southwest corner of Ruedas and the northwest corner of the property herein described; thence proceeding along the south line of Ruedas, S 63°04'53" E, 249.74 ft. to the POINT OF BEGINNING, containing 1.49 Acres, as surveyed by Northcutt and Associates Land Surveying, Inc., 409 Woodbury Highway, Manchester, Tn 37355, Job # 21C-122, dated 01-22-2026, and being a portion of the property described in WDB. 393, pg. 460, ROCCTN.

And

BEGINNING at a point at the intersection of the west margin of Cat Creek Road and the south margin of Perry Road, being the northeast corner of the property herein described; thence proceeding along the margin of Cat Creek Road, S 27°08'46" W, 306.77 ft. to a capped rebar found, being the northeast corner of Ruedas (WDB. 418, pg. 746); thence leaving the margin of said road and proceeding along the north line of Ruedas, N 63°04'53" W, 250.13 ft. to a capped rebar found; thence proceeding through the lands of Clabough, the following calls: thence N 75°32'51" W, 415.70 ft. to a 1 / 2-inch capped rebar set; thence N 04°01'39" E, 231.14 ft. to a 1 / 2-inch capped rebar set in the south margin of Perry Road; thence proceeding along the margin of Perry Road, S 76°53'05" E, 769.38 ft. to the POINT OF BEGINNING, containing 4.07 acres, as surveyed by Northcutt and Associates Land Surveying, Inc., 409 Woodbury Highway, Manchester, Tn 37355, Job # 21C-122, dated 01-22-2026, and being portions of the properties described in WDB. 172, pg. 646 & WDB. 223, pg. 458, ROCCTN.

and

WHEREAS, prior to annexation, the City of Manchester is obligated by T.C.A. 6-51-102 to formulate a Plan of Services to this area; and

WHEREAS the Plan of Services is set forth in the attached documents generated by the Water and Sewer Department dated February 10, 2026, Police Department dated January 30, 2026; Manchester Fire-Rescue dated 30 January 2026; City of Manchester Street Department provided in February, 2026; Finance Office dated February 6, 2026; Health and Codes Department dated February 3, 2026; Manchester City Schools dated February 2, 2026 and the Manchester Parks and Recreation Department dated February 6, 2026; and

WHEREAS the Plan of Services was studied by the Manchester Regional Planning Commission at its meeting May 18, 2026, and it generated its written report dated June 11, 2026, as required by T.C.A. 6-51-102, a copy of which is attached hereto; and

WHEREAS the Board of Mayor and Aldermen of the City of Manchester conducted a public hearing on both the Plan of Services and annexation on July 7, 2026.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF MANCHESTER, TENNESSEE that the Plan of Services attached hereto be adopted in conjunction with the annexation of the following described property owned by Carolyn Clabough:

PORTIONS OF MAP 086 Parcel 008.13 AND 008.14, respectively

BEGINNING at a capped rebar found in the west margin of Cat Creek Road, being the southeast corner of Ruedas (WDB. 418, pg. 746) and the northeast corner of the property herein described; thence proceeding along the margin of said road, S 26°56'26" W, 261.52 ft. to a 1 / 2-inch capped rebar set, being the northeast corner of Clabough (WDB. 393, pg. 487) and the southeast corner of the property herein described; thence leaving the margin of said road and proceeding along the north line of Clabough, N 62°36'05" W, 249.65 ft. to a 1 / 2-inch capped rebar set, being the southwest corner of the property herein described; thence leaving the north line of Clabough and proceeding through the lands of Clabough, N 26°55'07" E, 259.43 ft. to a capped rebar found, being the southwest corner of Ruedas and the northwest corner of the property herein described; thence proceeding along the south line of Ruedas, S 63°04'53" E, 249.74 ft. to the POINT OF BEGINNING, containing 1.49 Acres, as surveyed by Northcutt and Associates Land Surveying, Inc., 409 Woodbury Highway, Manchester, Tn 37355, Job # 21C-122, dated 01-22-2026, and being a portion of the property described in WDB. 393, pg. 460, ROCCTh.

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BEGINNING at a point at the intersection of the west margin of Cat Creek Road and the south margin of Perry Road, being the northeast corner of the property herein described; thence proceeding along the margin of Cat Creek Road, S 27°08'46" W, 306.77 ft. to a capped rebar found, being the northeast corner of Ruedas (WDB. 418, pg. 746); thence leaving the margin of said road and proceeding along the north line of Ruedas, N 63°04'53" W, 250.13 ft. to a capped rebar found; thence proceeding through the lands of Clabough, the following calls: thence N 75°32'51" W, 415.70 ft. to a 1 / 2-inch capped rebar set; thence N 04°01'39" E, 231.14 ft. to a 1 / 2-inch capped rebar set in the south margin of Perry Road; thence proceeding along the margin of Perry Road, S 76°53'05" E, 769.38 ft. to the POINT OF BEGINNING, containing 4.07 acres, as surveyed by Northcutt and Associates Land Surveying, Inc., 409 Woodbury Highway, Manchester, Tn 37355, Job # 21C-122, dated 01-22-2026, and being portions of the properties described in WDB. 172, pg. 646 & WDB. 223, pg. 458, ROCCTh.

Resolved this 7 day of July 2026.

  
Joey Hobbs Mayor

  
Anthony Burrows, Finance Director