



North Carolina  
Department of Administration  
State Property Office

Machelle Sanders  
Secretary

Tim Walton  
Director

Roy Cooper, Governor

October 31, 2019

**MEMORANDUM**

TO: Senator Philip Berger, President Pro Tempore  
Representative Tim Moore, Speaker of House of Representatives  
Co-Chairmen of the Joint Legislative  
Commission on Governmental Operations

FROM: Tim Walton *Tim Walton*  
Director

SUBJECT: Notification of Land Transactions

Attached are real property matters requiring reporting.

TW/tm

Cc: Machelle Sanders, Secretary  
Mark Edwards, Deputy Secretary  
Fiscal Research Division

# GOVERNMENTAL OPERATIONS AGENDA

## INDEX

### **ACQUISITION BY DEED:** The following items are reported pursuant to **NCGS §146-22**

1. Cogburn Family Properties, LLC (DNCR-PARKS) Buncombe County
2. Cogburn Family Properties, LLC (DNCR-PARKS) Buncombe County
3. Foothills Conservancy of North Carolina, Inc. (DNCR-PARKS) Burke County
4. The Association for the Preservation of the Eno River Valley, Inc. (DNCR-PARKS) Orange County
5. J2 PROPERTIES, LLC (DNCR-PARKS) Robeson County
6. Douglas H. Carlisle, Jr, Rose-Marie Carlisle & C. Diane C. Lindsey (DNCR-PARKS) Rutherford County

### **DISPOSITION BY DEED:** The following item is reported pursuant to **NCGS §146-27**

7. North Carolina State University (TRANSPORTATION) Wake County

### **OTHER MATTERS:** The following item is reported pursuant to **NCGS §146-22**

8. Endowment Fund of North Carolina State University (NCSU) Wake County

## **ACQUISITION BY DEED**

### ITEM 1

GRANTOR: Cogburn Family Properties, LLC  
M. David Cogburn, Managing Member

GRANTEE: State of NC, Department of Natural and Cultural Resources,  
Division of Parks and Recreation

LOCATION: off Warren Creek Road, Upper Hominy Township, Buncombe County

AREA: ±93.95 acres

UNIT COST: \$4,095.26/acre

CONSIDERATION: \$384,750

COMMENTS: State Park Acquisition. Property proposed for acquisition is for the establishment of Pisgah View State Park. This is the first of a multi-phase acquisition of property for the park. Funding for this acquisition is provided by the Federal Land and Water Conservation Fund (\$192,375) and by private funds (\$192,375).

### ITEM 2

GRANTOR: Cogburn Family Properties, LLC  
M. David Cogburn, Managing Member

GRANTEE: State of NC, Department of Natural and Cultural Resources,  
Division of Parks and Recreation

LOCATION: off Sams Branch Road, Upper Hominy Township, Buncombe County

AREA: ±205 acres

UNIT COST: \$9,750/acre

CONSIDERATION: \$1,998,750

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Pisgah View State Park. This is one phase of a multi-phase acquisition of property for the park. Funding for this acquisition is provided by the Federal Land and Water Conservation Fund (\$999,375) and by the Parks and Recreation Trust Fund (\$999,375).

## **ACQUISITION BY DEED**

### ITEM 2

GRANTOR: Foothills Conservancy of North Carolina, Inc.

GRANTEE: State of NC, Department of Natural and Cultural Resources,  
Division of Parks and Recreation

LOCATION: off Watershed Road, Upper Fork Township, Burke County

AREA: Two adjacent parcels totaling 28.83 acres

UNIT COST: ±\$225.46/acre

CONSIDERATION: \$6,500

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in South Mountains State Park. Acquisition of this property will eliminate an inholding in the Henry Fork section of the park. Funding for this acquisition is provided by the Parks and Recreation Trust Fund.

### ITEM 4

GRANTOR: The Association for the Preservation of the Eno River Valley, Inc.

GRANTEE: State of NC, Department of Natural and Cultural Resources,  
Division of Parks and Recreation

LOCATION: off Dimmocks Mill Road, Hillsborough Township, Orange County

AREA: ±14.17 acres

CONSIDERATION: Gift

COMMENTS: State Trail Addition. Property proposed for acquisition is for inclusion in the Mountains-To-Sea Trail. Acquisition of this property provides a connection to Oconeechee Mountain State Natural Area from the trail.

## **ACQUISITION BY DEED**

### ITEM 5

GRANTOR: J2 PROPERTIES, LLC  
John C. McClure, Jr., Member/Manager

GRANTEE: State of NC, Department of Natural and Cultural Resources,  
Division of Parks and Recreation

LOCATION: Willoughby Road, Brits and Wishart Townships, Robeson County

AREA: Four contiguous tracts totaling  $\pm 1,349$  acres

UNIT COST: \$1,200/acre (subject to survey)

CONSIDERATION:  $\pm \$1,618,800$

COMMENTS: State Park Acquisition. Property proposed for acquisition is for inclusion in Lumber River State Park. Acquisition of this property will provide adequate land for the development of facilities in this section of the park. Funding for this acquisition is provided by the Parks and Recreation Trust Fund.

### ITEM 6

GRANTOR: Douglas H. Carlisle, Jr. and wife, Rose-Marie Carlisle, and  
C. Diane C. Lindsey

GRANTEE: State of NC, Department of Natural and Cultural Resources,  
Division of Parks and Recreation

LOCATION: Shumont Mountain Road, Chimney Rock Township, Rutherford County

AREA:  $\pm 50.0$  acres

UNIT COST: \$5,000/acre

CONSIDERATION:  $\pm \$250,000$

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Chimney Rock State Park. Acquisition of this property will eliminate an inholding along the Rumbling Bald Mountain ridgeline. Funding for this acquisition is provided by the Parks and Recreation Trust Fund.

## **DISPOSITION BY DEED**

### ITEM 7

GRANTOR: State of NC, North Carolina State University

GRANTEE: State of NC, Department of Transportation, Division of Highways,  
Right of Way Unit

LOCATION: 510, 512, 516, and 520 Brickhaven Road, Raleigh, Wake County

AREA: Portions of four contiguous parcels totaling  $\pm 4.234$  acres improved with three structures  
consisting of  $\pm 53,450$  sq. ft.

CONSIDERATION: \$6,500,000

COMMENTS: Right of Way. Property proposed for disposition is needed to accommodate the I-440  
expansion project between Wade Avenue and Walnut Street.

## **OTHER MATTERS**

### ITEM 8

North Carolina State University (NCSU) requests approval of an equal value land exchange between the State and the Endowment Fund of North Carolina State University (Endowment Fund). The State will convey  $\pm 9.2$  acres near the intersection of Main Campus Drive and Oval Drive to the Endowment Fund. In exchange, the Endowment Fund will convey equal acreage in multiple locations on Centennial Campus to the State. Final quantity description and exact locations will be determined by survey. The Endowment Fund will utilize the property to create public/private partnership opportunities related to new development on north Centennial Campus consistent with the master land-use plan.