

North Carolina Department of Administration


Beverly Eaves Perdue, Governor
Moses Carey, Jr., Secretary

State Property Office

July 29, 2010

MEMORANDUM

TO: Senator Marc Basnight, President Pro Tempore
Representative Joe Hackney, Speaker of House of Representatives
Co-Chairmen of the Joint Legislative
Commission on Governmental Operations

FROM: Speros J. Fleggas 
Deputy Secretary

SUBJECT: Notification of Land Transactions

Attached are real property matters requiring reporting and consultation.

SJF/tm

Cc: Moses Carey, Secretary
Fiscal Research Division

Mailing Address:
1321 Mail Service Center
Raleigh, N.C. 27699-1321

Telephone (919) 807-4650
Fax (919) 733-1431
State Courier #52-71-78

Location:
116 West Jones Street
Raleigh, North Carolina

GOVERNMENTAL OPERATIONS AGENDA INDEX

July 29, 2010

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

1. The Foundation of the UNC-Charlotte, Inc. (AGRICULTURE) Stanly County
2. David T. Greer (DENR-PARKS) Ashe County
3. The Conservation Fund (DENR-PARKS) Columbus County

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

4. City of Kinston (AGRICULTURE) Lenoir County

OTHER MATTERS: The following items are pursuant to NCGS 146-30

5. City of Greenville & East Carolina University, Pitt County
6. NC State University, Wake County

ACQUISITION BY DEED

ITEM 1

GRANTOR: The Foundation of the University of North Carolina at Charlotte, Inc.
and The Trustees of Davidson College

GRANTEE: State of NC, Department of Agriculture and Consumer Services, Plant Protection
Program

LOCATION: River Heights Road, Davidson, Stanly County

AREA: ± 16 acres (subject to survey)

UNIT COST: \$7,500/ acre

CONSIDERATION: \$120,000 (subject to survey)

COMMENTS: Property proposed for acquisition is for the preservation of an identified Natural Heritage area containing two state endangered plant populations. The proposed site will be managed to permanently protect native plants and their habitats. Funding for this acquisition is provided by the Natural Heritage Trust Fund.

ITEM 2

GRANTOR: David T. Greer and Alison G. Neely

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

LOCATION: Little Peak Creek Road, Peak Creek Township, Ashe County

AREA: ± 45 acres (subject to survey)

UNIT COST: \$10,000/acre

CONSIDERATION: $\pm \$450,000$ (subject to survey)

COMMENTS: Property for acquisition is for inclusion into New River State Park. Funding for this acquisition is provided by Parks and Recreation Trust Fund.

ACQUISITION BY DEED

ITEM 3

GRANTOR: The Conservation Fund

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

LOCATION: Old Boardman Road and Lumber River, Tatum Township, Columbus County

AREA: 30.74 acres

UNIT COST: \$3,562.13/acre

CONSIDERATION: \$109,500

COMMENTS: Property proposed for acquisition is needed for inclusion in the Lumber River State Park. The Conservation Fund will be reimbursed for direct expenses and overhead associated with this transaction. Funding for this acquisition is provided by Parks and Recreation Trust Fund receipts.

DISPOSITION BY DEED

ITEM 4

GRANTOR: State of NC, Department of Agriculture and Consumer Services

GRANTEE: City of Kinston

LOCATION: Hill Farm Road, Caswell Research Station, Lenoir County

AREA: $\pm 77,537$ sq. ft. or ± 1.78 acres (subject to survey)

CONSIDERATION: \$49,800 (subject to survey)

UNIT PRICE: $\pm \$28,000/\text{acre}$

COMMENTS: Property proposed for disposition is a portion of the Caswell Research Station. The City of Kinston wishes to utilize the site for construction of a fire station. The City is responsible for all costs associated with the transaction including a survey and all closing costs. The quit claim deed to the City will contain a reverter clause in the event the City ceases to use the site as a fire station, the property will revert to the State. Disposition of this site will not impede research operations.

OTHER MATTERS

ITEM 5

Authorization is requested to effect a land exchange between the State of North Carolina on behalf of East Carolina University and the City of Greenville. The State will convey two non contiguous lots to the City of Greenville, located at 115 & 205 East Ninth Street, Greenville, Pitt County, containing 3,297 sq. ft. and 8,177 sq. ft. respectively, with a combined appraised value of \$45,900. In exchange, the City of Greenville will convey property located at 1001 East Fourth Street, Greenville, Pitt County, consisting of 13,065 sq. ft (0.30 acres), improved with a 4,328 sq. ft brick office building with an appraised value of \$270,000. The property to be acquired is needed for campus expansion in accordance with the master plan.

ITEM 6

North Carolina State University requests approval of a land exchange between the State and the Endowment Fund of North Carolina State University. The land exchange would provide for the development of Centennial Campus consistent with the master plan. The State would exchange ± 13 acres in an area of Centennial Campus known as the Town Center site located between the Hunt Library and the Fishing Pier. The Endowment Fund would provide an equal amount of land in multiple locations on Centennial Campus. The properties exchanged are considered to be of equal value with the final quantity, description and location determined by survey.