



CITY of BREVARD

The mission of the City of Brevard is to promote a high quality of life, support economic prosperity, and cultivate community while honoring its heritage and culture.

Office of City Manager
(828) 885-5601

July 10, 2020

Joint Legislative Committee on Local Government

Attention: Committee Chairs and Committee Assistant
North Carolina General Assembly
Legislative Building
16 West Jones Street
Raleigh, North Carolina 27601

Fiscal Research Division

North Carolina General Assembly
Legislative Office Building, Suite 619
3300 N. Salisbury Street
Raleigh, North Carolina 27603-5925

Sharon G. Edmundson, Director of Fiscal Management

Local Government Commission
NC Department of State Treasurer
3200 Atlantic Avenue
Raleigh, North Carolina 27604

RE: Property Purchase in Downtown Brevard
City of Brevard, Transylvania Co., North Carolina

Ladies and Gentlemen:

In accordance with NCGS 120-157.2(a), and Local Government Commission Memorandums # 2012-02 dated July 25, 2011 and # 2012-09 dated October 18, 2011, the City of Brevard hereby notifies you of its intent to purchase real property in the City of Brevard. Property is bounded by East Probart, North Broad and East Appletree Streets. The details of the property purchase are as follows:

Purpose of Project:

A strategic piece of property became available in Downtown Brevard adjacent to the existing County Courthouse. The City is desirous to develop a parking deck to accommodate Downtown Area Parking needs.

Scope of the Project:

The City desires to purchase said property at this time to start the planning for a future parking deck to meet the needs of Downtown Brevard.

Debt Requirements of the Project:

The annual debt service for this loan is \$99,577.

Means of Financing the Project:

The purchase price of subject property is \$1,877,500 below the appraisal of \$1,900,000. The City will be putting \$577,500 as down payment or 30% and financing \$1,300,000 for a 15-year loan at 1.86%.

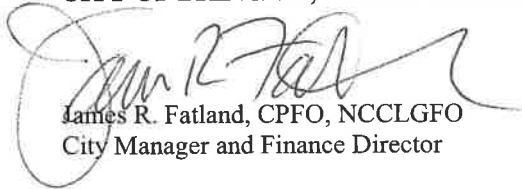
Sources of Repayment for the Project:

The source for loan repayments is through the revenue generated from city paid parking lots. A Parking Fund has been established to account for revenue and expenditures. The Parking Fund Balance as of July 1, 2020 is \$111,824. The first-year annual debt service of \$99,577 is fully funded from the Parking Fund cash on hand. There is no fiscal impact on the City's General Fund.

Should further information be required, please do not hesitate to contact us.

Sincerely,

CITY OF BREVARD, NORTH CAROLINA

A handwritten signature in dark ink, appearing to read "Jim R. Fatland", is written over a circular embossed seal. The seal contains the text "CITY OF BREVARD, NORTH CAROLINA" around the perimeter.

James R. Fatland, CPFO, NCCLGFO
City Manager and Finance Director