



## North Carolina Department of Administration

Pat McCrory, Governor  
Bill Daughtride, Jr., Secretary

State Property Office

July 31, 2015

### **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: Bill Daughtride, Jr. *Bill Daughtride Jr.*  
Secretary

SUBJECT: Notification of Land Transactions

Attached are real property matters requiring reporting.

BD/

Cc: Fiscal Research Division

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**Location:**  
116 West Jones Street  
Raleigh, North Carolina  
27603-8003

**GOVERNMENTAL OPERATIONS AGENDA  
INDEX**

July 31, 2015

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

1. Blue Ridge Conservancy (DENR-WILDLIFE) Ashe County
2. The Conservation Fund (DENR-WILDLIFE) Ashe County
3. Max B. Lake (DENR-WILDLIFE) Richmond County
4. Linda H. Sutton (NCA&TSU) Guilford County

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

5. Columbia Development Group, LLC (ADMINISTRATION) Wake County

**DISPOSITION BY LEASE:** The following item is reported pursuant to  
**NCGS 146-29.1**

6. Northeast Academy for Aerospace & Advanced Technologies (ECSU)  
Pasquotank County

**DISPOSITION BY SUBLEASE:** The following item is reported pursuant to  
**NCGS 146-29.1(c)**

7. County of Burke (PUBLIC SAFETY) Catawba County

## ACQUISITION BY DEED

### ITEM 1

GRANTOR: Blue Ridge Conservancy

GRANTEE: State of NC, Department of Environment and Natural Resources, Wildlife Resources Commission

LOCATION: Off of Pond Mountain Lane, northwest of Lansing, Ashe County

AREA: ±101 acres

CONSIDERATION: Gift

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in the Pond Mountain Game Land. Acquisition of this property will provide additional opportunities for hunting, protection of natural resources and will also improve public access to the Game Land.

### ITEM 2

GRANTOR: The Conservation Fund

GRANTEE: State of NC, Department of Environment and Natural Resources, Wildlife Resources Commission

LOCATION: Off of Cut Laurel Gap Road, Pond Mountain Township, Ashe County

AREA: ±586.777 acres

CONSIDERATION: Gift

COMMENTS: Game Land Addition. Property proposed for acquisition is needed for inclusion in the Pond Mountain Game Land. Acquisition of this site will provide protection of natural resources, wildlife habitat and will also provide wildlife recreational opportunities.

## ACQUISITION BY DEED

### ITEM 3

GRANTOR: Max Byron Lake and Carolyn Mae H. Lake

GRANTEE: State of NC, Department of Environment and Natural Resources,  
Wildlife Resources Commission

LOCATION: Lake McKinney Road, Beaver Dam Township, Richmond County

AREA:  $\pm 34,848$  sq. ft. or  $\pm 0.8$  acre, improved with a one story wood frame dwelling built in 1967 consisting of  $\pm 1,526$  sq. ft. and 435 sq. ft. of enclosed porch.

UNIT COST: \$1.16/sq. ft. - land  
\$52.42/sq. ft. - house  
\$22.99/sq. ft. - enclosed porch

CONSIDERATION: \$120,820

COMMENTS: Lake McKinney Fish Hatchery Addition. Property proposed for acquisition is an inholding at the Lake McKinney Fish Hatchery. The Wildlife Resources Commission is currently leasing the subject property to provide housing for hatchery staff required to be on site for security purposes. Funding for this acquisition is provided by Sports Fish Restoration Grant.

### ITEM 4

GRANTOR: Linda H. Sutton

GRANTEE: State of NC, North Carolina A&T State University

LOCATION: 407 Banks Street, Greensboro, Guilford County

AREA:  $\pm 7,680$  sq. ft. or 0.18 acre improved with a single family dwelling containing 908 sq. ft. constructed in 1931

UNIT COST: \$1.04/sq. ft. - land  
\$42.95/sq. ft. - improvements

CONSIDERATION: \$47,000

COMMENTS: Campus Expansion. Property proposed for acquisition is contiguous to campus and is needed for future expansion in accordance with their master plan. Funding for the acquisition will be provided by Title III Education Funds.

## **DISPOSITION BY DEED**

### ITEM 5

GRANTOR: State of NC, Department of Administration

GRANTEE: Columbia Development Group, LLC, a South Carolina Limited Liability Company - Edward C. Mann, III, Managing Partner

LOCATION: Cary Towne Center Boulevard, Cary, Wake County

AREA: ±95 acres

UNIT COST: ±\$222,591.60/acre

CONSIDERATION: \$21,150,000

COMMENTS: Surplus Property Sale. Property proposed for disposition is a vacant portion of a ±259-acre tract of land located between Cary Towne Boulevard and E. Chatham Street west of Interstate 40. This item was reported to the Joint Legislative Commission on Governmental Operations.

## **DISPOSITION BY LEASE**

### ITEM 6

LESSOR: State of NC, Elizabeth City State University

LESSEE: Northeast Academy for Aerospace and Advanced Technologies  
Dr. Joseph Peel, Co-Chairman, Board of Directors

LOCATION: Gilchrist Education and Psychology Building, Elizabeth City, Pasquotank County

TERM: Three years effective August, 1, 2015

AREA: up to 5,000 sq. ft.

ANNUAL RENTAL: \$20,250 (average)

COMMENTS: New Lease. New lease allowing Northeast Academy for Aerospace and Advanced Technologies (NEAAAT) to establish classroom space at ECSU. NEAAAT is a public, non-profit charter school designed as a regional Science, Technology, Engineering and Mathematics (STEM) early college.

**DISPOSITION BY SUBLEASE**

ITEM 7

SUBLESSOR: State of NC, Department of Public Safety, Division of Law Enforcement

SUBLESSEE: County of Burke  
Ted Voorhees, City Manager

LOCATION: 6492 Baker Mountain Road, Hickory, Catawba County

TERM: Two years four months effective October, 1, 2015 or possession with two 5-year renewal options

AREA: Tower space

RENTAL: \$1.00 for the term

COMMENTS: New Sublease. New sublease allowing the County of Burke to place an antenna on the State's tower and equipment in the State's communication equipment building.