



**STATE OF NORTH CAROLINA
OFFICE OF STATE BUDGET AND MANAGEMENT**



Employment First State for Individuals with Disabilities

ROY COOPER
GOVERNOR

KRISTIN WALKER
STATE BUDGET DIRECTOR

December 21, 2023

TO: Department Heads and Chief Fiscal Officers
State Departments, Agencies, and Institutions

FROM: Kristin Walker *Kristin Walker*

SUBJECT: Council of State Meeting Notification

The next Council of State (COS) meeting is scheduled for 9:00 am on Tuesday, January 9, 2024. Although space is limited, members and guests are invited to attend in person at the Transportation Building, 1 South Wilmington Street, DOT Board Room (#150), Raleigh. Guests should sign-in at the Security Desk upon arrival to the main entrance accessible from Wilmington Street. For those who wish to participate virtually, a link will be provided closer to the meeting date.

Submissions to be considered for the January 9, 2024 Council of State agenda should be submitted by December 28, 2023. If there are questions, please email them to MaryGrace.Corr@osbm.nc.gov.

Thank you.

KW/mgc

COUNCIL OF STATE
ETHICS AWARENESS AND CONFLICT OF INTEREST REMINDER

In accordance with the State Government Ethics Act, it is the duty of every Council member to avoid both conflicts of interest and the appearances of conflict.

If any Council member has any known conflict of interest or is aware of facts that might create the appearance of such conflict, with respect to any matters coming before the Council today, please identify the conflict or the facts that might create the appearance of a conflict to ensure that any inappropriate participation in that matter may be avoided. If at any time, any new matter raises a conflict during the meeting, please be sure to identify it at that time.

AGENDA

COUNCIL OF STATE

January 9, 2024

Transportation Building
1 South Wilmington Street, Raleigh
DOT Board Room, Room 150

Webex public link for guests wishing to participate virtually- <https://bit.ly/COSJan2024>.

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B.	Approval of the November 14, 2023 Minutes	
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Dale R. Folwell, CPA

January 9, 2024

MEMORANDUM

TO: The Council of State

FROM: Dale Folwell
State Treasurer

SUBJECT: CURRENT STIF RATE AND REPORT ON THE EARNINGS CREDITED TO THE GENERAL AND HIGHWAY FUNDS FOR THE TIME PERIODS INDICATED

Short-Term Investment Fund (STIF) Current Month (November)
Annualized Net Cast Return 4.28%

The earnings of the Short-Term Investment Fund credited to the General Fund and Highway Funds are shown below:

	<u>General Fund</u>	<u>Highway Fund</u>	<u>Highway Trust Fund</u>	<u>Total Highway Funds</u>
December 2023 Credits	\$58,935,086	\$5,492,696	\$1,346,569	\$ 6,839,265
2023-24 Fiscal Y-T-D Credits	\$325,898,727	\$35,473,292	\$6,532,481	\$42,005,773
2022-23 Fiscal Y-T-D Credits	\$87,551,749	\$8,494,526	\$6,161,056	\$14,655,582

Fund earnings and STIF Return provided by NC Financial Operations Division.

State Property Fire Insurance Fund
Fund Condition - January 2024 Council of State
(Cumulative Since October 1, 2023)

Beginning Balance	10/1/2023	5,423,525.58
Premium Received		3,356,231.00
Legislative Funding		20,000,000.00
Reinsurance Reimbursement		210,866.80
Interest Income		65,192.12
Realized Gain - Sale of Investments		0.00
Total Income		29,055,815.50
Losses Paid (Fund)		0.00
Losses Paid (Reinsurer)		0.00
Return of Expenditure		0.00
Reinsurance Premium Paid		6,506,150.70
Realized Loss - Sale of Investments		12,101.32
Administrative Expenses		849,099.08
Total Expenses		7,367,351.10
Fund Balance	10/31/2023	21,688,464.40

Property Insurance Losses
January 9, 2024

The Department of Insurance requests permission to pay the following loss(es) from the State Property Fire Insurance Fund:

UNC School of the Arts

Location of Loss: Performance Place
Cause of Loss: Water Damage
Date of Loss: May 29, 2021
Loss Number: 20210016-60005017
Amount of Loss: \$436,486.01

NC State Fair

Location of Loss: Maintenance Building (Asset 102)
Cause of Loss: Fire
Date of Loss: August 21, 2021
Loss Number: 20210025-37003006
Amount of Loss: \$1,238,550.00

NC State University

Location of Loss: Sullivan Hall
Cause of Loss: Fire
Date of Loss: September 23, 2023
Loss Number: 20230035-60005003
Amount of Loss: \$24,762.28

UNC Chapel Hill

Location of Loss: Nutrition Research- Kannapolis, NC
Cause of Loss: Water Damage
Date of Loss: Jun 13, 2022
Loss Number: 20220025-60005002
Amount of Loss: \$21,068.82

NCDA Forest Service

Location of Loss: Elizabethtown, NC
Cause of Loss: Fire
Date of Loss: July 14, 2021
Loss Number: 20210019-37003018
Amount of Loss: \$108,071.70

Wildlife Res. Comm

Location of Loss: Pisgah Forest
Cause of Loss: Lightning Damage
Date of Loss: April 7, 2023
Loss Number: 20230030-43009002
Amount of Loss \$108.551.38

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BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS
SALE OF RESIDE TO HIGHEST BIDDER AFTER PUBLIC ADVERTISEMENT

ITEM 1

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: MDN Rentals, LLC.

LOCATION: Hope Mills Bypass
Cumberland County

AREA: 0.346 Acres

CONSIDERATION: \$85,000.00

COMMENTS: The Department acquired this residue during the construction of Highway Project U-0620 in Cumberland County for \$132,500 2005. The current appraised value of this residue property is \$142,000.00. The Grantee, MDN Rentals, LLC., the highest bidder after public advertisement, has agreed to pay the Department the high bid amount of \$85,000.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on December 7, 2023.

SALE OF RESIDUE TO HIGHEST BIDDER VIA REAL ESTATE AGENT AND/OR AUCTIONEER

ITEM 1

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: RENTERIA LLC

LOCATION: NC-109
Davidson County

AREA: 0.350 Acres

CONSIDERATION: \$24,500.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-2568A in Davidson County for \$8,000.00 in 1999. The current appraised value of this residue property is \$24,500.00. The Grantee, RENTERIA LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$24,500.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on December 7, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS (Continued)
SALE OF RESIDUE TO HIGHEST BIDDER VIA REAL ESTATE AGENT AND/OR
AUCTIONEER (Continued)

ITEM 2

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Perimeter Point Properties, LLC

LOCATION: Winston-Salem Northern Beltway
Forsyth County

AREA: 3.750 Acres

CONSIDERATION: \$16,800.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2579C in Forsyth County for \$4,266.67 in 2018. The current appraised value of this residue property is \$16,000.00. The Grantee, Perimeter Point Properties, LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$16,800.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on November 15, 2023.

ITEM 3

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: John M. Gathara

LOCATION: Business-40
Forsyth County

AREA: 0.120 Acres

CONSIDERATION: \$15,750.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2827B in Forsyth County for \$950.00 in 2017. The current appraised value of this residue property is \$15,000.00. The Grantee, John M. Gathara, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$15,750.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on November 15, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS (Continued)
SALE OF RESIDUE TO HIGHEST BIDDER VIA REAL ESTATE AGENT AND/OR
AUCTIONEER (Continued)

ITEM 4

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: John M. Gathara

LOCATION: Business-40
Forsyth County

AREA: 0.123 Acres

CONSIDERATION: \$15,750.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2827B in Forsyth County for \$1,050.00 in 2017. The current appraised value of this residue property is \$15,000.00. The Grantee, John M. Gathara, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$15,750.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on November 15, 2023.

ITEM 5

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: BLCC Properties, LLC

LOCATION: NC-18
Wilkes County

AREA: 0.770 Acres

CONSIDERATION: \$16,650.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-3405 in Wilkes County for \$11,700.00 in 2011. The current appraised value of this residue property is \$18,500.00. The Grantee, BLCC Properties, LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$16,650.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on December 7, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS (Continued)
SALE OF RESIDUE TO HIGHEST BIDDER VIA REAL ESTATE AGENT AND/OR
AUCTIONEER (Continued)

ITEM 6

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: TL Norman Land Company, LLC

LOCATION: SR-1922 Enola Road
Burke County

AREA: 0.899 Acres

CONSIDERATION: \$95,999.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2551 in Burke County for \$521,000.00 in 2012. The current appraised value of this residue property is \$55,425.00. The Grantee, TL Norman Land Company, LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$95,999.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on December 7, 2023.

ITEM 7

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Ronald Leslie Raycraft

LOCATION: SR-1001 Sugar Hill Road
McDowell County

AREA: 0.990 Acres

CONSIDERATION: \$52,266.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-2643 in McDowell County for \$3,250.00 in 2002. The current appraised value of this residue property is \$26,000.00. The Grantee, Ronald Leslie Raycraft, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$52,266.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on December 7, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS (Continued)
SALE OF RESIDUE TO HIGHEST BIDDER VIA REAL ESTATE AGENT AND/OR
AUCTIONEER (Continued)

ITEM 8

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: William Gingerich

LOCATION: US-221
Rutherford County

AREA: 1.790 Acres

CONSIDERATION: \$24,675.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-2233AA in Rutherford County for \$16,000.00 in 2009. The current appraised value of this residue property is \$24,675.00. The Grantee, William Gingerich, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$24,675.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on December 7, 2023.

NORTH CAROLINA STATE PORTS AUTHORITY MATTERS
DISPOSITION BY LEASE

ITEM 1

GRANTOR: North Carolina State Ports Authority

GRANTEE: Carteret County

LOCATION: Radio Island, Carteret County

AREA: East Beach, 11.43± acres that includes approximately 1,200 feet of beach/water frontage on Radio Island

TERM: 25 years, July 1, 2024 – June 30, 2049

CONSIDERATION: \$1 annual

COMMENTS: Disposition. Carteret County originally leased East Beach on July 1, 1999, and the lease expires on June 30, 2024. Carteret County has requested a new lease so that Carteret County can continue to operate the area as a public beach and recreation area for the use and benefit of the citizens of Carteret County. The property currently has public access, restrooms, parking, and a beach ramp. Carteret County is responsible for supervising the activities conducted on the premises and maintaining the facilities.

ACQUISITION BY DEED

ITEM 1

GRANTOR: City of Wilmington

GRANTEE: North Carolina State Ports Authority

LOCATION: 1536 South Front Street, Wilmington, New Hanover County

AREA: 1 acre

CONSIDERATION: \$495,000

COMMENTS: Acquisition. NC Ports submitted a purchase offer dated July 26, 2023 to acquire the city-owned property at 1536 South Front Street. Wilmington's City Council approved the sale of the property to NC Ports on October 3, 2023. The property is adjacent to and partially surrounded by port owned property and contains two industrial buildings that are in disrepair. The consideration price was determined by a recent appraisal.

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STATE PROPERTY MATTERS
ACQUISITION BY DEED

ITEM 1

GRANTOR: The Nature Conservancy

GRANTEE: State of North Carolina, Department of Agriculture and Consumer Services, NC Forest Service

LOCATION: off State Forest Road, Elizabethtown, Bladen County

AREA: ±173 acres

UNIT COST: \$719.08/acre

CONSIDERATION: \$124,400

COMMENTS: State Forest Addition. Property proposed for acquisition is adjacent to Bladen Lakes State Forest. Acquisition of this property will enhance timber management, improve controlled burns, and provide future income generated by timber harvesting. Grantor received partial funding for this acquisition from the North Carolina Land and Water Fund. Funding for this acquisition is provided by receipts generated from the sale of timber. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 2

GRANTOR: Rebecca Frann Smith and husband, Normand D. Smith

GRANTEE: State of North Carolina, Department of Agriculture and Consumer Services, Plant Industry Division

LOCATION: off George II Hwy, Boiling Spring Lakes, Brunswick County

AREA: ±10 acres

CONSIDERATION: Gift

COMMENTS: Plant Industry Addition. Property proposed for acquisition is adjacent to Boiling Spring Lakes Preserve and consists of native plant species and animal habitat. Acquisition of this site will preserve and enhance natural features and will also provide habitat for native plants.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 3

GRANTOR: Carolina Investment Group of NC, Inc.
Judy Rubin, President

GRANTEE: State of North Carolina, Department of Environmental Quality,
Division of Wildlife Resources Commission

LOCATION: off Rock Fence Road, Creston, Ashe County

AREA: ±36 acres

UNIT COST: ±\$4,508.33/acre

CONSIDERATION: \$162,300

COMMENTS: Game Land addition. Property proposed for acquisition is for inclusion in Pond Mountain Game Land. Acquisition of this property will protect important wildlife habitat and provide additional public access opportunities for hunting and other wildlife-associated recreation. Funding for this acquisition will be provided by a grant from the US Fish and Wildlife Restoration Fund (\$142,500) and Wildlife Resources Commission Agency Funds (\$19,800). This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 4

GRANTOR: Lynda L. Woodard

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

LOCATION: off Three Top Road, Creston Township, Ashe County

AREA: 66.928 acres

UNIT COST: \$4,950/acre

CONSIDERATION: \$331,924

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Elk Knob State Park. Acquisition of this property protects natural resources and water quality along Big Knob in the northern section of the park. Funding for this acquisition is provided by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 4 (Continued)

on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 5

GRANTOR: Blue Ridge Conservancy

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

LOCATION: off Dunvegan Road, Banner Elk Township, Avery County and Watauga
Township, Watauga County

AREA: Six contiguous tracts totaling ±403 acres

UNIT COST: ±\$4,218.36/acre

CONSIDERATION: \$1,700,000

COMMENTS: State Park Addition. The property proposed for acquisition is for inclusion in Grandfather Mountain State Park. Acquisition of this property will protect natural resources, water quality, and viewshed along Peak Mountain. Funding for this acquisition is provided by the North Carolina Land and Water Fund (\$850,000) and by the Parks and Recreation Trust Fund (\$850,000). This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 6

GRANTOR: Jane D. Rountree

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

LOCATION: 76 Millpond Road, Gatesville Township, Gates County

AREA: ±10.4 acres improved with a single-family home and one outbuilding
totaling 4,058 sq. ft.

UNIT COST: ±\$6,300/acre – land
±\$104.60/sq. ft. – improvements

CONSIDERATION: \$490,000

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 6 (Continued)

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Merchants Millpond State Park. Acquisition of this property will provide additional staff housing and equipment storage at Merchants Millpond State Park. Funding for this acquisition is provided by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 7

GRANTOR: Daniel S. Rountree and wife, Kelley Rountree

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

LOCATION: 108 Millpond Road, Gatesville Township, Gates County

AREA: ±14 acres improved with a single-family home and outbuildings totaling
±9,128 sq. ft.

UNIT COST: ±\$6,300/acre – land
±\$106.46/sq. ft. – improvements

CONSIDERATION: \$1,060,000

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Merchants Millpond State Park. Acquisition of this property will provide additional staff housing and equipment storage at Merchants Millpond State Park. Funding for this acquisition is provided by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 8

GRANTOR: Daniel S. Rountree, and wife, Kelley Rountree, and Sarah Fry, and
husband, Sheldon Fry

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

LOCATION: off Millpond Road, Gatesville Township, Gates County

AREA: ±20 acres

UNIT COST: ±\$7,500/acre

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 8 (Continued)

CONSIDERATION: \$150,000

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Merchants Millpond State Park. Acquisition of this property will provide protection of natural resources at Merchants Millpond State Park. Funding for this acquisition is provided by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 9

GRANTOR: William M. Kotis, III, Asheley D. Kotis, and Westover Terrace II, LLC
William Kotis, III, Manager

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

LOCATION: off Stillwell Road, Center Grove Township, Guilford County

AREA: 81.407 acres

UNIT COST: \$25,027/acre

CONSIDERATION: \$2,037,373

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Haw River State Park. Acquisition of this property will protect water quality along the Haw River in a developing area of Guilford County. Funding for this acquisition is provided by the North Carolina Land and Water Fund (\$938,512) and by the Parks and Recreation Trust Fund (\$1,098,861). This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 10

GRANTOR: Janice Adkins

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

LOCATION: off Hewling Road, Brinkleyville Township, Halifax County

AREA: 137.93 acres

UNIT COST: ±\$3,414.78/acre

CONSIDERATION: \$471,000

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Medoc Mountain State Park. Acquisition of this property protects natural resources and water quality along Bear Swamp Creek. Funding for this acquisition is provided by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 11

GRANTOR: Arden Property Management, LLC. Timothy O. North, Manager

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

LOCATION: 138 Lake Lure Highway, Bat Cave, Henderson County

AREA: ±31,363.20 sq. ft. land improved with a ±2,886 sq. ft. metal storage bldg.

UNIT COST: ±\$2.525/sq. ft. – land
±\$52.25/sq. ft. – improvements

CONSIDERATION: \$230,000

COMMENTS: State Parks Addition. Property proposed for acquisition is for inclusion in Chimney Rock State Park. Acquiring this property will allow the State to own a metal building and parking lot currently being leased by the division and used by the staff at Chimney Rock State Park as a secondary maintenance warehouse. Funding for this acquisition will be provided by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 12

GRANTOR: Park View Reserve Properties, LLC
John L. Scheld, Jr., Managing Member

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

LOCATION: Morrison Farm Road, Fallstown Township, Iredell County

AREA: 30.709 acres

UNIT COST: \$55,000/acre

CONSIDERATION: \$1,688,995

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Lake Norman State Park. Acquisition of this property will protect natural resources and water quality at Lake Norman. Funding for this acquisition is provided by the North Carolina Land and Water Fund and by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 13

GRANTOR: Evelyn Ward, Emily Speros, Edith Nassif and Robert Morgan, Jr., et al.

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

LOCATION: US Hwy 74-A, Maxton Township, Robeson County

AREA: ±230.14 acres, improved with a single-family dwelling containing ±3,722
sq. ft., built in 1949

UNIT COST: ±\$2,046.58/acre – land, ±\$58.84/sq. ft. – improvements

CONSIDERATION: \$690,000

COMMENTS: State Park Acquisition. Property proposed for acquisition is for inclusion in Lumber River State Park. Acquisition of this property will protect water quality along a two-mile stretch of the Lumber River and provide ranger housing in the Wire Pasture section of the park. Funding for this acquisition is provided by the Parks and Recreation Trust Fund. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 14

GRANTOR: Arnold W. Moore and wife, Laurie E. Moore

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

LOCATION: off O'Bryant Road, Simpsonville Township, Rockingham County

AREA: 78.3 acres

UNIT COST: \$10,000/acre

CONSIDERATION: \$783,000

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Haw River State Park. Acquisition of this property provides protection of water quality along the Haw River. Funding for this acquisition is provided by the Parks and Recreation Trust Fund (\$391,500) and by the North Carolina Land and Water Fund (\$391,500). This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 15

GRANTOR: Patricia Isley Waynick

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

LOCATION: off Waynick Road, Simpsonville Township, Rockingham County

AREA: 78.1 acres

UNIT COST: ±\$11,523.69/acre

CONSIDERATION: \$900,000

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Haw River State Park. Acquisition of this property provides protection of water quality along the Haw River. Funding for this acquisition is provided by the North Carolina Land and Water Fund (\$450,000) and by funds authorized in Session Law 2015-280, Connect NC Bond Act (\$450,000). This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 16

GRANTOR: Roma Realty, L.L.C., William C. Vaughn, Manager

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

LOCATION: Mayo River Road, Mayo Township, Rockingham County

AREA: 343.14 acres

UNIT COST: \$6,000/acre

CONSIDERATION: \$2,058,840

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Mayo River State Park. Acquisition of this property provides protection of water quality along a two-mile section of the Mayo River. Funding for this acquisition is provided by the Parks and Recreation Trust Fund (\$1,029,420) and by the North Carolina Land and Water Fund (\$1,029,420). This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 17

GRANTOR: Robert Hrozencik and wife, Marjorie A. Hrozencik

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

LOCATION: off Meat Camp Road, North Fork Township, Watauga County

AREA: ±28.5 acres

UNIT COST: ±\$14,000/acre

CONSIDERATION: \$399,000

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Elk Knob State Park. Acquisition of this property will protect viewshed and high-quality natural area along the upper elevation of Snake Mountain. Funding for this acquisition is provided by the NC Land and Water Fund (\$199,500) and by the Parks and Recreation Trust Fund (\$199,500). This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 18

GRANTOR: East Carolina University Real Estate Foundation, Inc.
Stephen R. Jones, Chairman

GRANTEE: State of North Carolina, East Carolina University

LOCATION: 2325 Stantonsburg Road, Greenville, Pitt County

AREA: ±3.38 acres improved with a ±19,298 sq. ft. medical building

UNIT COST: \$71,569.82/acre – land
\$28.96/sq. ft. – improvements

CONSIDERATION: \$800,776

COMMENTS: Campus Expansion. Property proposed for acquisition is needed in accordance with the university master plan. Acquisition of this property will allow the university to own the medical office, storage building, and land currently leased as the ECU Health Neurosurgery and Spine Center. Funding for this acquisition is provided by the Institutional Auxiliary Funds, ECU Physicians. This item was reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ITEM 19

GRANTOR: Green Town Properties, Inc.
Christopher M. Dyba, President

GRANTEE: State of North Carolina, East Carolina University

LOCATION: 402 Bowman Gray Drive, Greenville, Pitt County

AREA: ±37,461.60 sq. ft. improved with ±4,683 sq. ft. building

UNIT COST: \$6.02/sq. ft. – land
\$97.48/sq. ft. – improvements

CONSIDERATION: \$682,027

COMMENTS: Campus Expansion. Property proposed for acquisition is needed in accordance with the university master plan. Acquisition of this property will allow the university to own the medical office and land currently leased as the ECU Physicians MRI Building. Funding for this acquisition is provided by the Institutional Auxiliary Funds, ECU Physicians. This item was

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY DEED (Continued)

ITEM 19 (Continued)

reported to the Joint Legislative Commission on Governmental Operations. Notifications of acquisitions were made to the County and/or Municipality in accordance with G.S. §146-22.

ACQUISITION BY LEASE

ITEM 1

LESSOR: Magwin, LLC
W. Clark Erwin III, Manager

LESSEE: State of North Carolina, Department of Adult Correction,
Division of Human Resources, Information Technology and Internal Audit

LOCATION: 309 Columbo Street, 3rd Floor, Valdese, Burke County

TERM: Four years and eight months effective February 1, 2024 or possession

AREA: ±5,483 sq. ft. of office space

UNIT COST: \$13.54/sq. ft. (average) including utilities, janitorial services, water/sewer
and parking

ANNUAL RENTAL: \$74,230.48 (average)

COMMENTS: New Lease. New lease replacing a terminated sublease for 5,483 sq. ft. of office space at an average annual rental of \$68,537.50 or \$12.50/sq. ft. including utilities, janitorial, water/sewer, and parking. Not advertised pursuant to G.S. §146-32(3)c due to the unique location. Space shall be accessible to the disabled. 100% State Funds.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY LEASE (Continued)

ITEM 2

LESSOR: Magwin, LLC
W. Clark Erwin III, Manager

LESSEE: State of North Carolina, Department of Adult Correction,
Office of Staff Development and Training

LOCATION: 309 Columbo Street, 3rd Floor, Valdese, Burke County

TERM: Four years and eight months effective February 1, 2024 or possession

AREA: ±7,808 sq. ft. of office space

UNIT COST: \$13.32/sq. ft. (average) including utilities, janitorial services, water/sewer
and parking

ANNUAL RENTAL: \$104,009.16 (average)

COMMENTS: New Lease. New lease replacing a terminated sublease for 7,808 sq. ft. of office space at an average annual rental of \$95,100 or \$12.18/sq. ft. including utilities, janitorial, water/sewer, and parking. Not advertised pursuant to G.S. §146-32(3)c due to the unique location. Space shall be accessible to the disabled. 100% State Funds.

ITEM 3

LESSOR: Magwin, LLC,
W. Clark Erwin III, Manager

LESSEE: State of North Carolina, Department of Adult Correction,
Division of Prisons

LOCATION: 309 Columbo Street, 3rd Floor, Valdese, Burke County

TERM: Four years and eight months effective February 1, 2024 or possession

AREA: ±5,600 sq. ft. of office space

UNIT COST: \$13.54/sq. ft. (average) including utilities, janitorial services, water/sewer
and parking

ANNUAL RENTAL: \$75,850.86 (average)

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY LEASE (Continued)

ITEM 3 (Continued)

COMMENTS: New Lease. New lease replacing a terminated sublease for 5,600 sq. ft. of office space at an average annual rental of \$70,000 or \$12.50/sq. ft. including utilities, janitorial, water/sewer, and parking. Not advertised pursuant to G.S. §146-32(3)c due to the unique location. Space shall be accessible to the disabled. 100% State Funds.

ITEM 4

LESSOR: State of North Carolina, NC Marine Industrial Park Authority

LESSEE: State of North Carolina, NC Department of Environmental Quality
Division of Marine Fisheries

LOCATION: Lot 2, Engelhard Marine Industrial Park, Engelhard, Hyde County

TERM: Five years effective January 1, 2024 or possession with one 5-year renewal option

AREA: ±67,854 sq. ft. of land

UNIT COST: \$0.42/sq. ft. (average) initial term
\$0.46/sq. ft. (average) renewal term

ANNUAL RENTAL: \$28,249.20 (average) initial term
\$31,189.39 (average) renewal term

COMMENTS: New Lease. New lease for a ±67,854 sq. ft. lot used for handling culch materials (crushed seashells and gravel). Not advertised pursuant to G.S. §146-23(3)c due to the unique location of the lot. 100% State Funds.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY LEASE (Continued)

ITEM 5

LESSOR: Quorum Tech, LLC
Dejan Dokovic, President

LESSEE: State of North Carolina, Department of Military and Veterans Affairs

LOCATION: 7508 East Independence Boulevard, Suite 119, Charlotte,
Mecklenburg County

TERM: Five years effective January 1, 2024 or possession with one 5-year
renewal option

AREA: ±1,841 sq. ft. of office space

UNIT COST: \$26.55/sq. ft. (average) initial term – full service
\$30.77/sq. ft. (average) renewal term

ANNUAL RENTAL: \$48,470.60 (average) initial term
\$56,654.41 (average) renewal term

COMMENTS: New Lease. New lease with expansion and relocation replacing an expiring 3-year lease for 893 sq. ft. of office space at an average annual rental of \$18,089.20 or \$20.26/sq. ft. including parking. No acceptable proposals received through advertising. Transaction negotiated on the open market. Space shall be accessible to the disabled. 100% State Funds.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY LEASE (Continued)

ITEM 6

LESSOR: 1391 Maynard, L.L.C.
Benjamin Ho, Manager

LESSEE: State of North Carolina, Department of Transportation,
Motor Vehicles Licensing

LOCATION: 1387-1389 SE Maynard Road, Cary, Wake County

TERM: Five years effective February 1, 2024 or possession with two 5-year
renewal option

AREA: ±3,929 sq. ft. of office retail space

UNIT COST: \$24.90/sq. ft.(average) – including water/sewer and parking
\$28.64/sq. ft. (average) – 1st renewal option
\$32.94/sq. ft. (average) – 2nd renewal option

ANNUAL RENTAL: \$97,832.10 (average)
\$112,528.00 (average) – 1st renewal option
\$129,407.00 (average) – 2nd renewal option

COMMENTS: New Lease. New lease with new owner replacing an expiring 15-year lease for ±3,907 sq. ft. of office space with the last lease period annual rental of \$74,921.61 or \$19.18/ sq. ft. including parking, utilities, janitorial, and water and sewer. One proposal received through advertising. Space shall be accessible to the disabled. 100% State Funds.

ITEM 7

LESSOR: Stephens Enterprises, LLC
Justin Matthew Stephens, Manager

LESSEE: State of North Carolina, Department of Transportation,
Human Resources Services, Training and Development

LOCATION: 313 Chapanoke Road, Suite 201, Raleigh, Wake County

TERM: Five years effective February 1, 2024 or possession with one 5-year
renewal option

AREA: ±12,509 sq. ft.

UNIT COST: \$15.50/sq. ft. – including utilities, janitorial, water/sewer and parking
\$17.00/sq. ft. – renewal option

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY LEASE (Continued)

ITEM 7 (Continued)

ANNUAL RENTAL: \$193,889.50
\$212,653.00 – renewal option

COMMENTS: New Lease. New lease replacing a 10-year lease for ±12,509 sq. ft. of office space with the last lease period annual rental of \$163,242.45 or \$13.05/sq. ft. including parking, utilities, janitorial, and water and sewer. The lower of the two proposals received through advertising was chosen. Space shall be accessible to the disabled. 100% State Funds.

ACQUISITION BY EASEMENT

ITEM 1

GRANTOR: Alamance County

GRANTEE: State of North Carolina, Department of Natural and Cultural Resources,
Natural Heritage Program

LOCATION: Mount Hermon Rock Creek Road, Patterson Township, Alamance County

AREA: ±432 acres

CONSIDERATION: Gift

COMMENTS: Nature Preserve Dedication. Property proposed for acquisition is for the dedication of Cane Creek Mountain Natural Area as a Dedicated Nature Preserve in accordance with The Nature Preserves Act (Part 2 of Article 2 of Chapter 143B) of the North Carolina General Statutes. This dedication is being completed in compliance with a NC Land and Water Fund grant received by the Grantor in 2019. The Articles of Dedication constitute an agreement between the Grantor and the State and set forth the purpose of the Preserve and the rules of management. Acquisition of this easement is subject to an existing conservation easement held by Piedmont Land Conservancy. The Grantor shall retain custody of the Preserve.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY EASEMENT (Continued)

ITEM 2

GRANTOR: Foothills Conservancy of North Carolina, Inc.

GRANTEE: State of North Carolina, Department of Natural and Cultural Resources,
Natural Heritage Program

LOCATION: off River Road, Lower Fork Township, Burke County

AREA: ±147 acres

CONSIDERATION: Gift

COMMENTS: Nature Preserve Dedication. Property proposed for acquisition is for the dedication of Smith Cliff Henry Fork Nature Preserve as a Dedicated Nature Preserve in accordance with The Nature Preserves Act (Part 2 of Article 2 of Chapter 143B) of the North Carolina General Statutes. The Articles of Dedication constitute an agreement between the Grantor and the State and set forth the purpose of the Preserve and the rules of management. The Grantor shall retain custody of the Preserve.

DISPOSITION BY DEED

ITEM 1

GRANTOR: State of North Carolina, North Carolina State University

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

LOCATION: 7624 S. NC HWY 41, Wallace, Duplin County

AREA: ±0.235 acre

CONSIDERATION: \$975

COMMENTS: Right of Way. Property proposed for disposition is needed to accommodate a bridge replacement over Rockfish Creek. The property will be conveyed by non-warranty deed. This item was reported to the Joint Legislative Commission on Governmental Operations.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY LEASE

ITEM 1

LESSOR: State of North Carolina, Department of Agriculture and Consumer Services, Markets Division

LESSEE: FPRS East, Inc.
Jordan Wheeler, Chief Financial Officer

LOCATION: 1301 Fanning Bridge Road, Fletcher, Buncombe County

TERM: Two years effective January 1, 2024, or possession with three 1-year renewal options

AREA: ±35,085 sq. ft. – parking area Lot 7

RENTAL: \$110,000 annually

COMMENTS: New Lease. New ground lease at Western North Carolina Agricultural Center to be used as a consumer information area for SUV automobiles and for excess parking of new inventory.

ITEM 2

LESSOR: State of North Carolina, Department of Agriculture and Consumer Services

LESSEE: TowerCom IV-B, LLC
David Olson, Manager

LOCATION: 1301 Fanning Bridge Road, Fletcher, Buncombe County

TERM: Ten years effective February 1, 2024, or possession with four 5-year renewals

AREA: ±192 sq. ft. (0.004 acre) of land

ANNUAL RENTAL: \$8,569 (average) - plus 25% of future annual revenue
\$9,007 (average) – 1st renewal, plus 25% of future annual revenue
\$9,466 (average) – 2nd renewal, plus 25% of future annual revenue
\$9,949 (average) – 3rd renewal, plus 25% of future annual revenue
\$10,457 (average) – 4th renewal, plus 25% of future annual revenue

COMMENTS: New Lease. New ground lease for the construction and operation of a 150' Communication Tower on ±192 sq. ft. of land at the Western North Carolina Agricultural Center. One proposal was received through advertising.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY LEASE (Continued)

ITEM 3

LESSOR: State of North Carolina, Department of Agriculture and Consumer Services, Markets Division

LESSEE: State Employees' Credit Union
Leigh Brady, President

LOCATION: 1027 US-74, Lumberton, Robeson County

TERM: Three years effective December 1, 2023, or possession with one 3-year renewal

AREA: ±120 sq. ft. – land

ANNUAL RENTAL: \$3,600 year 1, with 2% annual increases for the term

COMMENTS: New Lease. New lease for ±120 sq. ft. of land at the Southeastern North Carolina Agricultural Events Center in Lumberton to operate an Automatic Teller Machine. One proposal was received through advertising.

ITEM 4

LESSOR: State of North Carolina, Department of Environmental Quality, Wildlife Resources Commission

LESSEE: Hyde County
Kris Cahoon Noble, County Manager

LOCATION: SR 1330, Lake Mattamuskeet Wildlife Refuge, Hyde County

TERM: Thirty years effective January 1, 2024 or possession

AREA: ±6.25 acres improved with National Register-listed Mattamuskeet Lodge containing approximately ±18,000 sq. ft.

RENTAL: \$1.00

COMMENTS: New Lease. Disposition lease for approximately ±6.25 acres and historic Mattamuskeet Lodge/Pump House building. Lessee is responsible for all renovations and maintenance in compliance with Historic Structures. This item was reported to the Joint Legislative Commission on Governmental Operations.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY LEASE (Continued)

ITEM 5

LESSOR: State of North Carolina, Department of Natural and Cultural Resources,
Division of State Historic Sites

LESSEE: Old Salem, Incorporated d/b/a Old Salem Museums and Gardens
Terry G. Taylor, President and CFO

LOCATION: 901 South Marshall Street, Winston-Salem, Forsyth County

TERM: Twenty years effective January 1, 2024 or possession

AREA: 0.35-acre lot improved with 9,908 sq. ft. two story historic brick
warehouse building

RENTAL: \$1.00 for the term

COMMENTS: New Lease. New lease replacing expired 20-year lease. Lessee will use the historic warehouse to support their historic preservation programs, operations, and related storage needs. Lessee is responsible for all maintenance, repairs and operational costs associated with the building and paved surfaces. This item was reported to the Joint Legislative Commission on Governmental Operations.

ITEM 6

LESSOR: State of North Carolina, Department of Natural and Cultural Resources,
Division of State History Museums, Mountain Gateway Museum

LESSEE: Friends of the Mountain Gateway Museum
Harold Harless, Treasurer

LOCATION: Southwest Corner of South Railroad and Mauney Streets, Old Fort,
McDowell County

TERM: Ten years effective November 1, 2023, or possession

AREA: ±0.33-acre vacant lot

RENTAL: \$1.00 for term

COMMENTS: Ground Lease. Lessee plans to sublease the vacant lot to an adjacent landowner for parking. All rents will be used to support the museum. This item was reported to the Joint Legislative Commission on Governmental Operations.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY LEASE (Continued)

ITEM 7

LESSOR: State of North Carolina, Department of Natural and Cultural Resources,
Division of State Historic Sites

LESSEE: North Carolina Transportation Museum Foundation,
a 501 (c)(3) non-profit
Roy Johnson, President

LOCATION: 411 South Salisbury Avenue, Spencer, Rowan County

TERM: Three years effective December 1, 2023, or possession

AREA: ±58,901 sq. ft. of office, workshop, gift shop, storage, and gift shop
storage

ANNUAL RENTAL: \$4,800 plus a percentage of gross sales

COMMENTS: Renewal Lease. The Foundation will operate a gift shop, tourist train and assist with the execution of special events at the Museum. In addition, the Foundation restores and collects rail cars, locomotives, and other rail related cars and equipment in order to further the mission of the Museum and interpret the history of transportation in North Carolina. This item was reported to the Joint Legislative Commission on Governmental Operations.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY SUBLEASE

ITEM 1

SUBLESSOR: State of North Carolina, UNC System Office, PBS North Carolina

SUBLESSEE: Smoky Mountain Towers, LLC
Joseph and Molly Vallant

LOCATION: Potato Hill, Charleston Township, Swain County

TERM: Nine years, six months effective March 1, 2024, plus two 5-year renewal options

AREA: Tower Space

ANNUAL RENTAL: \$1.00 for the term

COMMENTS: New Sublease. New sublease for space on an existing State-owned PBS NC communications tower. The sublessee leased ground space to the State for PBS NC to construct and operate a communications tower. The proposed sublease is part of the consideration for the ground lease and the sublessee will have the right to sub-sublease its allotted tower space. The term of the proposed sublease is concurrent with the ground lease.

DISPOSITION BY EASEMENT

ITEM 1

GRANTOR: State of North Carolina, Department of Adult Correction, Alcohol and Chemical Dependency Programs

GRANTEE: City of Goldsboro

LOCATION: DART Center, West Ash Street, Goldsboro, Wayne County

EASEMENT AREA: ±8,755.56 sq. ft. (±0.201 acre)

CONSIDERATION: \$1,833.48

COMMENTS: Sewer Easement. Proposed easement is needed to accommodate installation, operation, and maintenance of a new sewer force main for the Goldsboro collection system improvements project.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY EASEMENT (Continued)

ITEM 2

GRANTOR: State of North Carolina, Department of Agriculture and Consumer Services, Markets Division

GRANTEE: TLC Properties I, LLC

LOCATION: 2121 State Road 1589, Lumberton, Robeson County

EASEMENT AREA: ±4,200 sq. ft. (±0.10 acre)

CONSIDERATION: \$3,000

COMMENTS: Easement. Property proposed for disposition is an easement used for signage currently leased by the Grantee and is no longer utilized by the Department of Agriculture and Consumer Services.

ITEM 3

GRANTOR: State of North Carolina, Department of Health and Human Services, Broughton Hospital

GRANTEE: Duke Energy Carolinas, LLC

LOCATION: W. Fleming Drive, Morganton, Burke County

EASEMENT AREA: ±29,900 sq. ft. (±0.69 acre)

CONSIDERATION: Benefit

COMMENTS: Utility Easement. Proposed easement is needed to install, operate, repair and maintain a new underground electric conductor and supporting structures to facilitate quicker power restoration.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY EASEMENT (Continued)

ITEM 4

GRANTOR: State of North Carolina, Department of Health and Human Services,
Cherry Hospital

GRANTEE: City of Goldsboro

LOCATION: West Ash Street, Goldsboro, Wayne County

EASEMENT AREA: ±10,149.48 sq. ft. (±0.233 acre)

CONSIDERATION: \$2,126.52

COMMENTS: Sewer Easement. Proposed easement is needed to accommodate installation, operation, and maintenance of a new sewer force main for the Goldsboro collection system improvements project.

ITEM 5

GRANTOR: State of North Carolina, School for the Deaf

GRANTEE: Duke Energy Carolinas, LLC

LOCATION: W. Fleming Drive, Morganton, Burke County

EASEMENT AREA: ±72,500 sq. ft. (±1.66 acres)

CONSIDERATION: Benefit

COMMENTS: Utility Easement. Proposed easement is needed to install, operate, repair and maintain a new underground electric conductor and supporting structures to facilitate quicker power restoration.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY EASEMENT (Continued)

ITEM 6

GRANTOR: State of North Carolina, NC School of Science and Mathematics

GRANTEE: Duke Energy Carolinas, LLC

LOCATION: W. Fleming Drive, Morganton, Burke County

EASEMENT AREA: ±25,200 sq. ft. (±.058 acre)

CONSIDERATION: Benefit

COMMENTS: Utility Easement. Proposed easement is needed to install, operate, repair and maintain a new underground electric conductor and supporting structures to facilitate quicker power restoration.

ITEM 7

GRANTOR: State of North Carolina, Department of Transportation,
Division of Highways, Maintenance

GRANTEE: State of North Carolina, Department of Transportation,
Division of Highways, Right of Way Division

LOCATION: NC Hwy 5, Aberdeen, Moore County

EASEMENT AREA: Permanent Utility and Drainage Easement: ±22,023 sq. ft. (0.51 acre)
Temporary Construction Easement: ±6,022 sq. ft. (0.138 acre)

CONSIDERATION: \$9,900

COMMENTS: Utility Easement. Proposed easements are needed for a road improvement project. The temporary construction easement will terminate upon completion of the project.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY EASEMENT (Continued)

ITEM 8

GRANTOR: State of North Carolina, Department of Transportation, Rail Division

GRANTEE: City of Raleigh

LOCATION: 860 Capital Boulevard, Raleigh, Wake County

EASEMENT AREA: Permanent Easement: $\pm 2,451$ sq. ft. (± 0.056 acre)
Temporary Construction Easement: ± 677 sq. ft. (± 0.016 acre)

CONSIDERATION: \$36,600

COMMENTS: Sewer Easement. Proposed easements are needed as part of the Capital Improvement Plan to replace aging sanitary sewer infrastructure. The temporary construction easement will terminate upon completion of the project.

ITEM 9

GRANTOR: State of North Carolina, North Carolina State University

GRANTEE: Trinsic Acquisition Company LLC

LOCATION: 3916 Westchase Boulevard, Raleigh, Wake County

EASEMENT AREA: $\pm 18,483$ sq. ft. (± 0.42 acre)

CONSIDERATION: \$286,856

COMMENTS: Access Easement. Proposed easement is requested by an adjacent property owner as required for access to redevelop a multi-family residential building project. This area currently serves as an access road for the Centennial Biomedical Campus Facilities Service Center.

STATE PROPERTY MATTERS (Continued)
SEVERANCE

ITEM 1

PROPOSED ACTION: Severance of timber

DEPARTMENT/AGENCY: State of North Carolina, Department of Agriculture and Consumer Services, Research Stations

LOCATION: NCSU Beef Cattle Field Laboratory, Granville County

AREA: ±40 acres

COMMENTS: Approval is requested to sever approximately 40 acres of 60+ year old timber that has reached its biological and economic maturity. The Department of Agriculture and Consumer Service retained timber rights from North Carolina State University at allocation. Severance will be handled by a contractor.

ITEM 2

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of North Carolina, Department of Natural and Cultural Resources, State Historic Sites

LOCATION: 122 W. Peterson Street, Edenton, Chowan County

STRUCTURE: Concrete block garage, built in 1980, containing 600 sq. ft., Complex #21-2, Asset #43

COMMENTS: This building is dilapidated and no longer in use. This building is located behind the Benbury-Frinks House which is part of the Historic Edenton State Historic Site. Demolition will be handled by a contractor.

ITEM 3

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of North Carolina, Department of Transportation, Division of Highways, Maintenance

LOCATION: 693 Mountain Road, Hendersonville, Henderson County

STRUCTURE: Maintenance Bulk Salt Storage, built in 2000, containing 3,284 sq. ft., Complex #45-2, Asset #31

COMMENTS: This structure is in poor condition and is no longer in use. Demolition to be handled by a contractor. A new bulk salt shed has been built to replace this building.

STATE PROPERTY MATTERS (Continued)
SEVERANCE (Continued)

ITEM 4

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of North Carolina, Department of Transportation,
Division of Highways, Maintenance

LOCATION: 362 DOT Drive, Nashville, Nash County

STRUCTURE: Traffic Office, built in 1952, containing 560 sq. ft.,
Complex #64-4, Asset #15

COMMENTS: This structure is in poor condition, contains structural deficiencies and is no longer in use. Demolition to be handled by a contractor.

ITEM 5

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of North Carolina, East Carolina University

LOCATION: 1705 West Sixth Street, Greenville, Pitt County

STRUCTURE: Physicians Quadrangle Bldg. C #117, built in 1966, containing
±2,484 sq. ft., Complex #74-6, Asset #10

COMMENTS: This building is no longer utilized and beyond its serviceable life. Renovation expenditure would exceed its replacement value. Demolition will be handled by a contractor.

OTHER MATTERS

ITEM 1

Lease Revision. On November 14, 2023, the Governor and Council of State approved a 10-year acquisition lease with two 10-year renewals on behalf of the Department of Public Safety, State Bureau of Investigation with 501 Industrial Avenue, LLC, for ±5,946 sq. ft. of office space at \$22.90/sq. ft. (average) or \$136,163.40 (average) for the initial 10-year term, including parking. Subsequent to approval, it was determined the cost for the initial 10-year term should be \$24.10/sq. ft. (average) or \$143,298.60 (average). With the approval of the Council of State, the lease will be amended to reflect the change. All other terms and conditions will remain the same.

STATE PROPERTY MATTERS (Continued)
OTHER MATTERS (Continued)

ITEM 2

Easement Amendment. On March 13 and 17, 1931, the State of North Carolina granted perpetual easements to the United States of America (the “Grantee”) over and upon certain land in Brunswick County for the construction, use and maintenance of the Atlantic Intracoastal Waterway (AIWW). These easements allow the Grantee to place dredge material from the construction and maintenance of the AIWW on land within the easement area. The U. S. Army Corps of Engineers has requested that the easements be amended (i) to allow dredge material not only from the AIWW, but also from other nearby North Carolina public coastal waters to be deposited on land in the easement area, and (ii) to clarify that the easements extend to the benefit of all agencies and departments of the Grantee, including the U.S. Coast Guard. With the approval of the Council of State, the easements will be amended for the purposes set forth herein.

ITEM FOR INFORMATION

ITEM 1

Quitclaim Deed. Pursuant to Session Law 2023-134, House Bill 259, the State on behalf of the Department of Adult Correction, will convey to Proverbs 226, a North Carolina nonprofit corporation, for consideration of \$1.00, all its rights, titles, and interest in a portion of Anson Correctional Institution, more particularly described as that portion of Anson County, Deed Book 073, Page 399, consisting of ±23 acres. The property will be conveyed to Proverbs 226 “as-is” by non-warranty deed, subject to a reversionary interest reserved by the State, for so long as it is utilized for programs serving the North Carolina Department of Adult Correction or its successors. All costs associated with the conveyance of the property shall be borne by Proverbs 226.

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OTHER DISCUSSION

Governor allows time for each member to share updates from respective agency.