



**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

July 12, 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, August 1, 2023. 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 August 1, 2023 Council of State agenda should be submitted by July 18, 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

August 1, 2023

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

Webex public link for guests wishing to participate virtually- <https://bit.ly/August2023COS>

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August 1, 2023

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)
Annualized Net Cast Return

Current Month (June)
3.63%

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>
July 2023 Credits	\$50,140,347	\$4,455,722	\$2,355,854	\$ 6,811,576
2023-24 Fiscal Y-T-D Credits	\$50,140,347	\$4,455,722	\$2,355,854	\$ 6,811,576
2022-23 Fiscal Y-T-D Credits	\$ 9,515,264	\$ 705,879	\$ 529,818	\$ 1,235,697

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

State Property Fire Insurance Fund
Fund Condition - August 2023 Council of State
(Cumulative Since July 1, 2022)

Beginning Balance	7/1/2022	17,626,404.31
Premium Received		29,614,371.43
Reinsurance Reimbursement		18,117,273.67
Interest Income		477,974.30
Realized Gain - Sale of Investments		0.00
Total Income		48,209,619.40
Losses Paid (Fund)		24,312,312.10
Losses Paid (Reinsurer)		0.00
Return of Expenditure		0.00
Reinsurance Premium Paid		30,395,658.99
Realized Loss - Sale of Investments		0.00
Administrative Expenses		2,543,872.50
Total Expenses		57,251,843.59
Fund Balance	6/30/2023	8,584,180.12

PROPERTY INSURANCE LOSSES

August 1, 2023

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

1. Appalachian State University

Location of Loss: Various Buildings
Cause of Loss: Water Damage - Artic Freeze
Coverage Type: All Risk Special Form
Date of Loss: December 30, 2022
Loss Number: 20230001-60005011
Amount of Loss \$66,887.72

2. NC Ports at Morehead City

Location of Loss: Warehouse #8
Cause of Loss: Vehicle - Forklift damaged roof support column
Coverage Type: All Risk Special Form
Date of Loss: January 29, 2021
Loss Number: 20210003-42009004
Amount of Loss \$600,103.01

3. North Carolina State University

Location of Loss: Tucker Hall
Cause of Loss: Water Damage - HVAC steam actuator fail
Coverage Type: All Risk Special Form
Date of Loss: April 18, 2023
Loss Number: 20230017-60005003
Amount of Loss \$13,166.83

4. UNC School of the Arts

Location of Loss: Dorm #6 "C"
Cause of Loss: Water Damage - Domestic water line to boiler rupture
Coverage Type: All Risk Special Form
Date of Loss: December 30, 2022
Loss Number: 20230008-60005017
Amount of Loss \$25,953.02

5. UNC Chapel Hill University

Location of Loss: Baity Hill (Unit 9)
Cause of Loss: Water Damage – Frozen Sprinkler Line
Coverage Type: All Risk Special Form
Date of Loss: December 22, 2022
Loss Number: 20230002-60005002
Amount of Loss: \$17,732.84

6. UNC Chapel Hill University

Location of Loss: MAHEC Building-Asheville, NC
Cause of Loss: Water Damage – Frozen Pipe
Coverage Type: All Risk Special Form
Date of Loss: December 25, 2022
Loss Number: 20230007-60005002
Amount of Loss: \$257,844.86

7. NC State Highway Patrol (Viper)

Location of Loss: Mount Mitchell State Park
Cause of Loss: Water Damage to Communications Equipment
Coverage Type: All Risk Special Form
Date of Loss: December 28, 2022
Loss Number: 20230023-49004003
Amount of Loss: \$182,417.09

The following were paid from the State Property Fire Insurance Fund during the past month(s) under authority granted to the Fund by the Council of State on July 1, 1997. No individual payment exceeded \$10,000.

1. UNC A&T

Location of Loss: Harrison Auditorium
Cause of Loss: Water Damage – Digital Console
Coverage Type: All-Risk Special Form
Date of Loss: June 8, 2023
Loss Number: 20230022-60005009
Amount of Loss: \$7,985.63

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AGENT AND/OR AUCTIONEER

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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: Alexi Development Group Inc.

LOCATION: Durham-Roxboro Road
Durham County

AREA: 4.030 Acres

CONSIDERATION: \$60,000.00

COMMENTS: The Department acquired this residue during the construction of Highway Project 9.8050557 in Durham County for \$80,700.00 as a Total Take in 1972. The current appraised value of this residue property is \$60,000.00. The Grantee, Alexi Development Group Inc., the highest bidder after public advertisement, has agreed to pay the Department the high bid amount of \$60,000.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 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: Haley Leigh-Ann Nevil and Paul Joseph Plynaar

LOCATION: Timber Drive From US-70 to New Rand Road
Wake County

AREA: 0.290 Acres

CONSIDERATION: \$42,000.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-0604 in Wake County for \$1,118.00 in 1992. The current appraised value of this residue property is \$46,000.00. The Grantees, Haley Leigh-Ann Nevil and Paul Joseph Plynaar, the highest bidders after auctioneer advertisement, have agreed to pay the Department the high bid amount of \$42,000.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on June 8, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS
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: BB&F Properties, LLC

LOCATION: Greensboro Western Loop
Guilford County

AREA: 2.420 Acres

CONSIDERATION: \$51,750.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2524D in Guilford County for \$34,485.00 in 2002. The current appraised value of this residue property is \$24,000.00. The Grantee, BB&F Properties, LLC, the highest bidders after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$51,750.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 2023.

ITEM 3

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Heather and Aaron Landin

LOCATION: US-64 Bypass
Randolph County

AREA: 2.889 Acres

CONSIDERATION: \$32,000.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-2536 in Randolph County for \$22,350.00 in 2016. The current appraised value of this residue property is \$17,000.00. The Grantees, Heather and Aaron Landin, the highest bidders after auctioneer advertisement, have agreed to pay the Department the high bid amount of \$32,000.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS
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: James S. Scott and Timothy R. Creed

LOCATION: King-Tobaccoville Road
Forsyth County

AREA: 0.160 Acres

CONSIDERATION: \$14,000.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-2201 in Forsyth County for \$10,00.00 in 2011. The current appraised value of this residue property is \$14,000.00. The Grantees, James S. Scott and Timothy R. Creed, the highest bidders after auctioneer advertisement, have agreed to pay the Department the high bid amount of \$14,000.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 2023.

ITEM 5

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Kripalu Abodes, LLC

LOCATION: Winston-Salem Northern Beltway
Forsyth County

AREA: 5.740 Acres

CONSIDERATION: \$44,906.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2579B in Forsyth County for \$10,000.00 in 2014. The current appraised value of this residue property is \$18,000.00. The Grantee, Kripalu Abodes, LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$44,906.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS
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: Kripalu Abodes, LLC

LOCATION: Winston-Salem Northern Beltway
Forsyth County

AREA: 6.490 Acres

CONSIDERATION: \$24,000.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2579B in Forsyth County for \$16,450.00 in 2014. The current appraised value of this residue property is \$24,000.00. The Grantee, Kripalu Abodes, LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$24,000.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 2023.

ITEM 7

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Woodrow H. Childress Jr. and Gina D. Childress

LOCATION: Winston-Salem Northern Beltway
Forsyth County

AREA: 0.400 Acres

CONSIDERATION: \$15,000.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2579B in Forsyth County for \$100.00 in 2013. The current appraised value of this residue property is \$15,000.00. The Grantees, Woodrow H. Childress Jr. and Gina D. Childress, the highest bidders after auctioneer advertisement, have agreed to pay the Department the high bid amount of \$15,000.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 2023.

BOARD OF TRANSPORTATION RIGHT OF WAY MATTERS
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: Kripalu Abodes, LLC

LOCATION: Winston-Salem Northern Beltway
Forsyth County

AREA: 3.610 Acres

CONSIDERATION: \$16,538.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-2579B in Forsyth County for \$9,450.00 in 2014. The current appraised value of this residue property is \$15,000.00. The Grantee, Kripalu Abodes, LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$16,538.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on July 6, 2023.

ITEM 9

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Sundby LLC, A Texas Limited Liability Company

LOCATION: Asheville-Bridge # 76
Buncombe County

AREA: 0.220 Acres

CONSIDERATION: \$60,750.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project B-1070 in Buncombe County for \$13,975.00 in 1995. The current appraised value of this residue property is \$67,750.00. The Grantee, Sundby LLC, A Texas Limited Liability Company, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$60,750.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on June 8, 2023.

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

ITEM 10

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Pegram Builders LLC

LOCATION: NC-191
Buncombe County

AREA: 0.490 Acres

CONSIDERATION: \$57,960.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project U-3403C in Buncombe County for \$60,300.00 in 2002. The current appraised value of this residue property is \$59,000.00. The Grantee, Pegram Builders LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$57,960.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on June 8, 2023.

ITEM 11

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Pegram Builders LLC

LOCATION: NC-151
Buncombe County

AREA: 0.450 Acres

CONSIDERATION: \$46,375.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-2116B in Buncombe County for \$1,700.00 in 2013. The current appraised value of this residue property is \$37,000.00. The Grantee, Pegram Builders LLC, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$46,375.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on June 8, 2023.

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

ITEM 12

GRANTOR: State of North Carolina Department of Transportation

GRANTEE: Agata N. Blackwell

LOCATION: US-74
Buncombe County

AREA: 1.205 Acres

CONSIDERATION: \$67,900.00

COMMISSION: Buyer's Premium

COMMENTS: The Department acquired this residue during the construction of Highway Project R-2306B in Buncombe County for \$17,500.00 in 1996. The current appraised value of this residue property is \$67,000.00. The Grantee, Agata N. Blackwell, the highest bidder after auctioneer advertisement, has agreed to pay the Department the high bid amount of \$67,900.00. The Secretary of Transportation approved this conveyance with the concurrence of the Board of Transportation in a resolution adopted on June 8, 2023.

NORTH CAROLINA STATE PORTS AUTHORITY MATTERS
DISPOSITION BY LEASE AMENDMENT

ITEM 1

LESSOR: North Carolina State Ports Authority

LESSEE: Gold Bond Building Products, LLC

LOCATION: Port of Wilmington, New Hanover County

AREA: 0.04-acre tract of land adjacent to the Port's rail right of way for the purpose of building a rail storage yard

TERM: 50 years (with 45 years remaining)

ANNUAL RENTAL: \$1

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STATE PROPERTY MATTERS
ACQUISITION BY DEED

ITEM 1

GRANTOR: Blue Ridge Conservancy

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

LOCATION: off Railroad Grade Road, Elk Township, Ashe County

AREA: ±20 acres

UNIT COST: \$1,000/acre

CONSIDERATION: \$20,000

COMMENTS: Public Fishing Access. Bargain Sale. Property proposed for acquisition will provide additional public angling access to the South Fork New River. Funding for this acquisition is provided by the Wildlife Resources Commission Agency Funds. Grantor acquired the property with a grant from the North Carolina Land and Water 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 2

GRANTOR: DCP Happy Valley, LLC

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

LOCATION: off Lick Log Lane, Lenoir, Caldwell County

AREA: ±228 acres

UNIT COST: \$2,786.18/acre

CONSIDERATION: \$635,250

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in Buffalo Cove Game Land. Acquisition of this property will provide additional hunting opportunities and will protect water quality in Buffalo Creek. Funding for this acquisition is provided by a grant from the North Carolina Land and Water Fund (\$317,625) and the US Fish and Wildlife Services Wildlife Restoration Program (\$317,625). 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 3

GRANTOR: North Carolina Coastal Land Trust

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

LOCATION: off Country Club Road, Camden Township, Camden County

AREA: ±303 acres

CONSIDERATION: Gift

COMMENTS: Game Land addition. Property proposed for acquisition is for inclusion in North River Game Land. Acquisition of this property will protect important wildlife habitat and provide additional public access opportunities for hunting and other wildlife-associated recreation. 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: The Estate of Jewel Hoyt Davenport

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

LOCATION: off Country Club Road, Courthouse Township, Camden County

AREA: ±89 acres

CONSIDERATION: Gift

COMMENTS: Game Land addition. Property proposed for acquisition is for inclusion in North River Game Land. Acquisition of this property will protect important wildlife habitat and provide additional public access opportunities for hunting and other wildlife-associated recreation. 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 5

GRANTOR: Mainspring Conservation Trust, Inc.

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

LOCATION: off Beech Creek Road (SR 1235), Cheoah Township, Graham County

AREA: ±495 acres

UNIT COST: ±\$202/acre

CONSIDERATION: \$100,000

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in Nantahala Game Land. Acquisition of this property will provide additional public hunting opportunities. Funding for this acquisition is provided by the US Fish and Wildlife Services Restoration Program. 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: Mainspring Conservation Trust, Inc.

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

LOCATION: off Beech Creek Road (SR 1235), Cheoah Township, Graham County

AREA: ±12 acres

UNIT COST: ±\$5,000/acre

CONSIDERATION: \$60,000

COMMENTS: Game Land Addition. Bargain Sale. Property proposed for acquisition is for inclusion in Nantahala Game Land. Acquisition of this property will provide additional access for public hunting opportunities. Funding for this acquisition is provided by a grant from the North Carolina Land and Water 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 7

GRANTOR: The Conservation Fund

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

LOCATION: off Sheepback Mountain Road, Maggie Valley, Haywood County

AREA: ±12 acres

UNIT COST: ±\$2,083.33/acre

CONSIDERATION: \$25,000

COMMENTS: Game Land Addition. Bargain Sale. Property proposed for acquisition is for inclusion in William Silver Game Land. Acquisition of this property will provide additional public hunting and wildlife viewing opportunities. Funding for this acquisition is provided by Wildlife Resources Commission Agency Funds. 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: Mainspring Conservation Trust, Inc.

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

LOCATION: off Bryson City Road, Franklin, Macon County

AREA: ±5.57 acres

UNIT COST: ±\$7,145.78/acre

CONSIDERATION: \$39,802

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in Needmore Game Land. Acquisition of this property will provide additional public fishing opportunities. Funding for this acquisition is provided by Wildlife Resources Commission Agency Funds. 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 9

GRANTOR: North Carolina Coastal Land Trust

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

LOCATION: off Lynchs Beach Loop Road, Bayboro, Pamlico County

AREA: ±408 acres

UNIT COST: \$1,225.49/acre

CONSIDERATION: \$500,000

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in Goose Creek Game Land. Acquisition of this property will provide permit hunting opportunities as well as provide habitat for Species of Greatest Conservation Need and important ecosystems including coastal evergreen forest and longleaf pine. Funding for this acquisition will be provided by a grant from the National Oceanic and Atmospheric Administration (NOAA). This property will be conveyed subject to the terms of a North American Wetlands Conservation Act grant agreement between the U.S. Fish and Wildlife Service and the grantor as well as the terms of the NOAA grant. The grantor received a grant from the North Carolina Land and Water Fund to acquire portions of the property. 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 10

GRANTOR: The Nature Conservancy

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

LOCATION: 35 JW Acres Lane, Hampstead, Pender County

AREA: ±1,618 acres

CONSIDERATION: Gift

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in Holly Shelter Game Land. Grantor received a North Carolina Land and Water Fund grant for this purchase as well as a grant from the US Department of Defense's Readiness and Environmental Protection and Integration program and is subject to their restrictions. 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 11

GRANTOR: The Conservation Fund

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

LOCATION: off Mt. View Church Road, Haw River and Oakland Townships, Chatham
County

AREA: Ten tracts totaling ±167 acres

CONSIDERATION: Gift

COMMENTS: State Trail Addition. Property proposed for acquisition is for inclusion in Deep River State Trail. Acquisition of this property will provide protection of natural resources and water quality along the Deep and Rocky Rivers. The Conservation Fund was awarded a grant from the North Carolina Land and Water Fund for its acquisition of the property. 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 12

GRANTOR: Jimmy Neil Proffitt

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

LOCATION: 7408 Meat Camp Road, North Fork Township, Watauga County

AREA: Two contiguous tracts totaling ±2.19 acres

UNIT COST: ±\$15,296.80/acre

CONSIDERATION: \$33,500

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Elk Knob State Park. Acquisition of this property extends the boundary of this section of the park to Meat Camp Road, improving land management access. 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 13

GRANTOR: The Conservation Fund

GRANTEE: State of NC, Department of Natural and Cultural Resources,
State Historic Sites

LOCATION: 5758 South NC Highway 62, Burlington, Alamance County

AREA: ±3.05 acres

UNIT COST: ±\$16,393/acre

CONSIDERATION: \$50,000

COMMENTS: Alamance Battleground Addition. Property proposed for acquisition will be incorporated into the Alamance Battleground State Historic Site. Acquisition of this property will provide perpetual preservation and protection from future development. The property is being conveyed subject to a life estate to Gregory Scott Keck. The grantors purchased the property from Mr. Keck. Funding for this acquisition is provided by funds authorized in Session Law 2022-74 Section 40.2(a)(68). 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 14

GRANTOR: The Conservation Fund

GRANTEE: State of NC, Department of Natural and Cultural Resources,
North Carolina Zoological Park

LOCATION: off Ridges Mountain Road, Asheboro, Randolph County

AREA: ±139.12 acres

CONSIDERATION: Gift

COMMENTS: Zoo Addition. Property proposed for acquisition is for inclusion in the Ridges Mountain Natural Heritage area. This acquisition will be subject to a 25-year lease with the Carolina Climbers Coalition to provide access and rights for climbing. The Conservation Fund was awarded a grant from the North Carolina Land and Water Fund for its acquisition of the property. 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 15

GRANTOR: The North Carolina A&T Real Estate Foundation, Inc.
Jennifer Duru-Perry, Secretary

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

LOCATION: 506 Stewart Street, Greensboro, Guilford County

AREA: ±6,400 sq. ft. or 0.15 acre improved with a single-family
dwelling containing 756 sq. ft., built in 1945

UNIT COST: \$1.25/sq. ft. – land
\$88.62/sq. ft. – improvements

CONSIDERATON: \$75,000

COMMENTS: Campus Expansion. Property proposed for acquisition is needed for future expansion in accordance with the master plan. The improvements will be severed, and the site utilized for future development. The grantor will be reimbursed for direct expenses associated with this acquisition. Funding for this acquisition will be provided by Title III Federal Funds. 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.

ACQUISITION BY LEASE - SEE NEXT PAGE

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY LEASE

ITEM 1

LESSOR: 31 COLLEGE PLACE, LLC
Martin Lewis, Manager

LESSEE: State of NC, Department of Adult Correction,
Division IV Judicial Office

LOCATION: 43 College Place, Asheville, Buncombe County

TERM: Five years effective October 1, 2023 or possession with one 5-year
renewal option

AREA: ±4,773 sq. ft. of office space

UNIT COST: \$25.48/sq. ft. (average) including utilities, water/sewer, janitorial services,
and parking
\$30.12/sq. ft. (average) – renewal option

ANNUAL RENTAL: \$121,634.43 (average)
\$143,745.65 (average) – renewal option

COMMENTS: New Lease. New office lease for the Department of Adult Correction. Negotiated proposal, after no acceptable proposals were received through advertising. Space to be accessible to the disabled. 100% State Funds.

ITEM 2

LESSOR: American Tower Management, LLC
American Towers LLC, Manager

LESSEE: State of NC, Department of Public Safety, State Highway Patrol

LOCATION: 497 US Highway 17, Holly Ridge, Pender County

TERM: Five years effective February 1, 2024 or possession with three 5-year
renewals

AREA: ±0.004 acre

ANNUAL RENTAL: \$11,986.86 (average)
\$13,896.05 (average) – 1st renewal option
\$16,109.33 (average) – 2nd renewal option
\$18,675.13 (average) – 3rd renewal option

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

ITEM 2 (Continued)

COMMENTS: New Lease. New lease replacing an expiring lease for a ±0.004-acre tower site for the Voice Interoperability Plan for Emergency Responders (VIPER) communications system. Exempt from advertising by G. S. §146-25.1 due to unique location.

ITEM 3

LESSOR: 333 Ventures, LLC
Donald Carter, Manager

LESSEE: State of NC, Office of State Human Resources

LOCATION: 333 Fayetteville Street, Raleigh, Wake County

TERM: Three years effective December 1, 2023 or possession with two 2-year renewal options

AREA: ±24,628 sq. ft. of office space

UNIT COST: \$30.03/sq. ft. (average) including parking
\$32.33/sq. ft. (average) – 1st renewal option
\$34.30/sq. ft. (average) – 2nd renewal option

ANNUAL RENTAL: \$739,658.76 (average)
\$796,242.62 (average) – 1st renewal option
\$844,733.80 (average) – 2nd renewal option

COMMENTS: New Lease. New Lease for ±24,628 sq. ft. of office space at an average annual rental of \$739,658.76 or \$30.03/sq. ft. including parking, janitorial and water and sewer. Eleven proposals received meeting specifications through advertising. Lowest effective proposal meeting specifications. Space shall be accessible to the disabled. 100% State Funds.

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

ITEM 4

LESSOR: The NCA&T University Foundation, LLC
Kimberly Cameron, Executive Director

LESSEE: State of NC, North Carolina A&T State University,
Child Development Lab

LOCATION: 114 Luther Street, Greensboro, Guilford County

TERM: Five years effective July 1, 2023 or possession with one 5-year renewal
option

AREA: ±5,412 sq. ft. of office and classroom space

UNIT COST: \$10.82/sq. ft. (average) including parking
\$12.56/sq. ft. (average) - renewal option

ANNUAL RENTAL: \$58,615.41 (average)
\$67,951.32 (average) – renewal option

COMMENTS: New Lease. New lease replacing expired 10-year lease for 5,412 sq. ft. at an average annual rental of \$48,708 or \$9.00/sq. ft. including parking. This lease was not advertised pursuant to G.S. §146-32 (3)c. The facility is a unique location. Space to be accessible to the disabled. 100% State Funds.

ITEM 5

LESSOR: Garland Ventures, LLC
John Warasila, Manager

LESSEE: State of NC, North Carolina Central University

LOCATION: 441 S Driver Street, Durham, Durham County

TERM: Five years effective July 1, 2023 or possession

AREA: ±7,047 sq. ft. of warehouse space

UNIT COST: \$16.00/sq. ft. for the term includes parking

ANNUAL RENTAL: \$112,752

COMMENTS: New Lease. New warehouse lease needed for procurement and supply storage. One proposal was received through advertising. 100% State Funds.

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

ITEM 6

LESSOR: Truist Bank
William H. Rogers, Jr., CEO

LESSEE: State of NC, Department of Insurance

LOCATION: 3200 Beechleaf Court, Raleigh, Wake County

TERM: Five years effective December 1, 2023 or possession with two 5-year renewal options

AREA: ±24,849 sq. ft. of office space

UNIT COST: \$28.67/sq. ft. (average) – including parking
\$33.24/sq. ft. (average) – 1st renewal option
\$38.53/sq. ft. (average) – 2nd renewal option

ANNUAL RENTAL: \$3,579,338 (average)
\$4,149,606 (average) – 1st renewal option
\$4,810,484 (average) – 2nd renewal option

COMMENTS: New Lease. New office lease for ±124,849 sq. ft. of office space at an average annual rental of \$3,579,338 or \$28.67/sq. ft. including parking, janitorial and water and sewer. Four proposals received meeting specifications through advertising. Lowest effective of proposals meeting the specifications for office and storage requirements of the agency including minimum upfit of proposed space. Space to be accessible to the disabled. 100% State Funds.

STATE PROPERTY MATTERS (Continued)
ACQUISITION BY EASEMENT

ITEM 1

GRANTOR: The Conservation Fund

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

LOCATION: off Flats Road, Sylva, Jackson County

AREA: ±3,850 acres (subject to survey)

UNIT COST: \$1,800/acre

CONSIDERATION: \$6,930,000

COMMENTS: Conservation Easement. Property proposed for acquisition will ensure the protection of high-quality mountain habitat and will be managed as part of the Blue Ridge Parkway Buffer. Funding for this acquisition is provided by the United States Department of Agriculture (USDA) Forest Legacy Program (\$5,000,000), the North Carolina Land and Water Fund (\$500,000), and private donations (\$1,430,000). The property will be managed subject to restrictive covenants consistent with requirements of the USDA Forest Legacy Program and the Land and Water Fund. The covenants prohibit the disposition of any interest in the property without reimbursing the United States Department of Agriculture, Forest Legacy Program, the market value of the land at the time of disposal. The conservation easement will be monitored by Mainspring Conservation Trust and the NC Forest Service.

STATE PROPERTY MATTERS (Continued)
DISPOSITION BY DEED

ITEM 1

GRANTOR: State of NC, Department of Adult Correction, Division of Prisons

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

LOCATION: NC Highway 115, North Wilkesboro, Wilkes County

EASEMENT AREA: Permanent Right of Way: $\pm 6,751.80$ sq. ft. (± 0.155 acre)
Permanent Utility Easement: $\pm 5,314.32$ sq. ft. (± 0.122 acre)
Permanent Drainage Easement: $\pm 1,219.68$ sq. ft. (± 0.028 acre)
Temporary Construction Easement: $\pm 14,592.60$ sq. ft. (0.335 acre)

CONSIDERATION: \$24,727

COMMENTS: Right of Way and Easements. Property proposed for disposition is needed for a road improvement project which will widen NC Highway 115 from US 421 to 2nd Street. This project will improve safe and efficient traffic flow to serve current and future needs. The temporary construction easement will terminate upon completion of the project. This item was reported to the Joint Legislative Commission on Governmental Operations.

ITEM 2

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

GRANTEE: Duke Energy Progress, LLC

LOCATION: 1708 Lake Wheeler Road, Raleigh, Wake County

AREA: ± 15.87 acres

CONSIDERATION: \$4,700,000

COMMENTS: Property proposed for disposition is a remnant of the State Farmers Market that is utilized for numerous utility easements. Grantee plans to construct a substation at this site to support the energy capacity and reliability to South Downtown, Dix Park areas, and future development of NCSU Centennial Campus. The property will be conveyed as-is, by non-warranty deed. This item was reported to the Joint Legislative Commission on Governmental Operations.

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

ITEM 3

GRANTOR: State of NC, Department of Environmental Quality,
Wildlife Resources Commission

GRANTEE: Robert J. McKeon and wife, Tina W. McKeon

LOCATION: 153 Tranquil Cove Road, Hiawassee Township, Clay County

AREA: ± 0.054 acre

CONSIDERATION: \$18,900

COMMENTS: Property proposed for disposition will resolve an encroachment of an adjacent property owner's deck inadvertently built on State-owned land at Ledfords Chapel Access Area. Disposition of this property will not negatively impact operations. This item was reported to the Joint Legislative Commission on Governmental Operations.

ITEM 4

GRANTOR: State of NC, Department of Environmental Quality,
Division of Wildlife Resources Commission

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

LOCATION: 128 Bruton Carpenter Road (SR 1136), Uwharrie Township,
Montgomery County

EASEMENT AREA: Permanent Right of Way: $\pm 13,877$ sq. ft. (± 0.32 acre)
Permanent Utility Easement: $\pm 8,388$ sq. ft. (± 0.19 acre)
Temporary Construction Easement: $\pm 1,344$ sq. ft. (± 0.03 acre)

CONSIDERATION: \$1,950

COMMENTS: Right of Way. Property proposed for disposition is needed to accommodate a median expansion project along SR 1136. The temporary construction easement will terminate upon completion of the project. This item was reported to the Joint Legislative Commission on Governmental Operations.

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

ITEM 5

GRANTOR: State of NC, Department of Public Safety,
North Carolina National Guard

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

LOCATION: 110 Franklin Blvd., Greensboro, Guilford County

EASEMENT AREA: Permanent Right of Way: $\pm 25,177.68$ sq. ft. (± 0.578 acre)
Permanent Utility Easement: ± 653.40 sq. ft. (± 0.015 acre)
Permanent Drainage Easement: $\pm 4,791.60$ sq. ft. (± 0.110 acre)
Temporary Construction Easement: $\pm 7,187.40$ sq. ft. (± 0.165 acre)

CONSIDERATION: \$116,025

COMMENTS: Right of Way and Easements. Property proposed for disposition is needed to accommodate the Franklin Blvd. railroad crossing grade separation project. The proposed project will improve safety and rail operations between Raleigh and Charlotte. The temporary construction easement will terminate upon completion of the project. This item was reported to the Joint Legislative Commission on Governmental Operations.

ITEM 6

GRANTOR: State of NC, Department of Public Safety, North Carolina National Guard

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

LOCATION: NC Highway 115, North Wilkesboro, Wilkes County

AREA: Permanent Right of Way: $\pm 1,219.68$ sq. ft. (± 0.028 acre)
Permanent Drainage Easement: ± 827.64 sq. ft. (± 0.019 acre)
Temporary Construction Easement: $\pm 7,884.36$ sq. ft. (0.181 acre)

CONSIDERATION: \$4,075

COMMENTS: Right of Way and Drainage Easement. Proposed right of way and easements are needed for a road improvement project which will widen NC Highway 115 and improve drainage. The temporary construction easement will terminate upon completion of the project.

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

ITEM 7

GRANTOR: State of NC, Department of Transportation,
Division of Motor Vehicles

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

LOCATION: 521 South Hills Boulevard, Aberdeen, Moore County

EASEMENT AREA: Permanent Right of Way: $\pm 6,843.81$ sq. ft. (± 0.157 acre)
Permanent Drainage Easement: $\pm 2,222.12$ sq. ft. (0.051 acre)

CONSIDERATION: \$80,225

COMMENTS: Right of Way. Proposed right of way and easement are needed for a road improvement project. This item was reported to the Joint Legislative Commission on Governmental Operations.

DISPOSITION BY LEASE

ITEM 1

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

LESSEE: State Employees' Credit Union
Leigh Brady, President

LOCATION: 2814 Sandy Ridge, Colfax, Guilford County

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

AREA: ± 120 sq. ft. – land

ANNUAL RENTAL: \$36,000 year 1, with 3% annual increase for the term

COMMENTS: New Lease. New lease for ± 120 sq. ft. of land at the Piedmont Farmers Market to operate two Automatic Teller Machines. Higher of two proposals received through advertising.

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

ITEM 2

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

LESSEE: Coastal Credit Union
Tyler Grodi, President

LOCATION: 2900 NC HWY 125 North, Williamston, Martin County

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

AREA: ±120 sq. ft. – land

ANNUAL RENTAL: \$18,000 year 1, with 3% annual increase for the term

COMMENTS: New Lease. New lease for ±120 sq. ft. of land at the Senator Bob Martin Eastern Agricultural Center to operate an Automatic Teller Machine. Higher of two proposals received through advertising.

ITEM 3

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

LESSEE: State Employees' Credit Union
Leigh Brady, President

LOCATION: 1201 Agriculture Street, Raleigh, Wake County

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

AREA: ±120 sq. ft. – land

ANNUAL RENTAL: \$36,000 year 1, with 3% annual increase for the term

COMMENTS: New Lease. New lease for ±120 sq. ft. of land at the State Farmers Market to operate two Automatic Teller Machines. Higher of two proposals received through advertising.

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

ITEM 4

LESSOR: State of NC, North Carolina State University

LESSEE: United States Department of Agriculture, Agricultural Research Service (USDA/ARS)

LOCATION: Central Crops Research Station, 13223 US Hwy 70, Clayton, Johnston County

TERM: Twenty years effective July 1, 2023 or possession

AREA: ± 0.13 acre

ANNUAL RENTAL: \$1.00

COMMENTS: New Lease. New lease with USDA/ARS to construct an equipment storage building at the Central Crop Research Station. This item was reported to the Joint Legislative Commission on Governmental Operations.

DISPOSITION BY EASEMENT

ITEM 1

GRANTOR: State of NC, Department of Environmental Quality, Division of Wildlife Resources Commission

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

LOCATION: off Hannah Ferry Road (SR 1926), Salisbury Township, Rowan County

EASEMENT AREA: $\pm 8,712$ sq. ft. (± 0.20 acre)

CONSIDERATION: \$596.80

COMMENTS: Right of Way Easement. Proposed easement is needed to accommodate a bridge project along Hannah Ferry Road in the Yadkin River Game Land.

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

ITEM 2

GRANTOR: State of NC, Department of Natural and Cultural Resources,
State Historic Sites

GRANTEE: ENERGYUNITED ELECTRIC MEMBERSHIP CORPORATION

LOCATION: 8229 Gilead Road, Huntersville Township, Mecklenburg County

EASEMENT AREA: $\pm 1,300$ sq. ft. (± 0.03 acre)

CONSIDERATION: Benefit

COMMENTS: Utility Easement. Proposed easement is needed for a new power line and pole which will improve electrical service to Cedar Grove, a State protected historic home.

ITEM 3

GRANTOR: State of NC, Department of Transportation,
Division of Highways, Maintenance

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

LOCATION: NC Hwy 33 East, Williamston, Beaufort County

EASEMENT AREA: Permanent Utility Easement: $\pm 8,624.88$ sq. ft. (± 0.198 acre)

CONSIDERATION: \$6,350

COMMENTS: Permanent Utility Easement. Proposed easement is needed to accommodate a road improvement project.

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

ITEM 4

GRANTOR: State of NC, Department of Transportation,
Division of Highways, Maintenance

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

LOCATION: Mockingbird Hill Road, Raeford, Hoke County

EASEMENT AREA: ± 637.69 sq. ft. (± 0.015 acre)

CONSIDERATION: \$550

COMMENTS: Drainage Easement. Proposed easement is needed to accommodate a road widening project which involves converting two lanes into four lanes.

ITEM 5

GRANTOR: State of NC, East Carolina University

GRANTEE: City of Greenville

LOCATION: Reade and 5th Street, Greenville, Pitt County

EASEMENT AREA: Permanent Drainage Easement: $\pm 3,746.16$ sq. ft. (± 0.086 acre)
Temporary Grading Easement: $\pm 26,266.68$ sq. ft. (± 0.603 acre)
Temporary Construction Easement #1: ± 217.8 sq. ft. (± 0.005 acre)
Temporary Construction Easement #2: $\pm 27,878.40$ sq. ft. (± 0.64 acre)

CONSIDERATION: Benefit

COMMENTS: Drainage Easement. Proposed easements are needed for the Greenville BUILD project which will provide pedestrian, bicycle, vehicle, and transit connections between West Greenville, downtown, and East Carolina University. The project will improve safety and economic growth in the city of Greenville. Temporary construction easements will terminate upon completion of the project.

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

ITEM 6

GRANTOR: State of NC, North Carolina State University

GRANTEE: City of Raleigh

LOCATION: Western Boulevard at Morrill Drive, Raleigh, Wake County

EASEMENT AREA: Permanent Easement: ± 202 sq. ft. (± 0.005 acre)
Temporary Construction Easement: ± 95 sq. ft. (± 0.002 acre)

CONSIDERATION: Benefit

COMMENTS: Bus Shelter Easement. Proposed easement is needed to provide a permanent shelter area for bus transit customers. The temporary construction easement will terminate upon completion of the project.

SEVERANCE

ITEM 1

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of NC, Department of Agriculture and Consumer Services,
NC Forest Service

LOCATION: District #6 Headquarters, 221 Airport Road, Fayetteville,
Cumberland County

STRUCTURES: 1) Equipment Shed, built in 1953, containing $\pm 2,484$
sq. ft., Complex #26-14, Asset #5
2) I & E Trailer, built in 1970, containing 250 sq. ft.,
Complex #26-14, Asset #6
3) Training Building, built in 1971, containing 576 sq. ft.,
Complex #26-14, Asset #7

COMMENTS: These structures are in poor condition and no longer serve a useful purpose. Demolition will be handled by a contractor.

STATE PROPERTY MATTERS (Continued)
SEVERANCE (Continued)

ITEM 2

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of NC, Department of Agriculture and Consumer Services,
Plant Industry Division

LOCATION: 1718 Infinity Road, Durham, Durham County

STRUCTURE: Wood Structure, built in 1950, containing $\pm 1,000$ sq. ft.,
Complex #32-43, Asset #2

COMMENTS: This structure is in poor condition and no longer serves a useful purpose.
Demolition will be handled by a contractor.

ITEM 3

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of NC, Department of Agriculture and Consumer Services,
NC Forest Service

LOCATION: 21120 NC Highway 125, Scotland Neck, Halifax County

STRUCTURE: Oil House, built in 1954, containing ± 80 sq. ft.,
Complex #42-3, Asset #1

COMMENTS: This structure is in poor condition and no longer serves a useful purpose.
Demolition will be handled by a contractor.

ITEM 4

PROPOSED ACTION: Severance of timber

DEPARTMENT/AGENCY: State of NC, Department of Agriculture and Consumer
Services, NC Forest Service

LOCATION: Dupont State Recreational Forest, Brevard,
Transylvania County

AREA: ± 0.12 acre

COMMENTS: Approval is requested to sever ± 0.12 acre of timber. The area will be clearcut,
grubbed and graded. Severance will be handled by a contractor.

STATE PROPERTY MATTERS (Continued)
SEVERANCE (Continued)

ITEM 5

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of NC, Department of Natural and Cultural Resources,
Division of Parks and Recreation

LOCATION: 176 Millpond Road, Merchants Millpond State Park, Gatesville
Township, Gates County

STRUCTURE: Pit Privy, built in 1985, containing 225 sq. ft.,
Complex #37-5, Asset #15

COMMENTS: This building is in poor condition and will be replaced with a new building.
Demolition will be handled by Division of Parks and Recreation staff.

ITEM 6

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of NC, Department of Natural and Cultural Resources,
North Carolina Zoo

LOCATION: 4401 Zoo Parkway, Asheboro, Randolph County

STRUCTURE: Bldg.-A-Ticket Office, built in 1977, containing ±400 sq. ft.,
Complex #76-3, Asset #20

COMMENTS: This building is in poor condition and no longer used by the Zoo. Renovations
will be cost prohibitive. Demolition will be handled by a contractor.

STATE PROPERTY MATTERS (Continued)
SEVERANCE (Continued)

ITEM 7

PROPOSED ACTION: Severance by demolition

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

LOCATION: Jackson Avenue, Hot Springs, Madison County

STRUCTURES: 1) Maintenance Office, built in 1939, containing 206 sq. ft.,
Complex #57-4, Asset #1
2) Storage Bldg-2, built in 1939, containing 800 sq. ft.,
Complex #57-4, Asset #2

COMMENTS: These structures are in poor condition and no longer serve a useful purpose.
Demolition will be handled by a contractor.

ITEM 8

PROPOSED ACTION: Severance by demolition

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

LOCATION: 362 DOT Drive, Nashville, Nash County

STRUCTURES: 1) Equipment Storage Shed, built in 1939, containing 2,441 sq. ft.,
Complex #64-4, Asset #9
2) Maintenance Salt Storage Building, built in 1983, containing
1,200 sq. ft., Complex #64-4, Asset #28

COMMENTS: These structures are in poor condition and no longer serve a useful purpose.
Demolition will be handled by a contractor.

STATE PROPERTY MATTERS (Continued)
SEVERANCE (Continued)

ITEM 9

PROPOSED ACTION: Severance by demolition

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

LOCATION: US 70 West, Goldsboro, Wayne County

STRUCTURE: Maintenance Asphalt Storage Shelter, built in 1980, containing
600 sq. ft., Complex #96-23, Asset #9

COMMENTS: This structure is in poor condition and no longer serves a useful purpose.
Demolition will be handled by a contractor.

ITEM 10

PROPOSED ACTION: Severance by demolition

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

LOCATION: Ward Boulevard, Wilson, Wilson County

STRUCTURES: 1) Maintenance Office, built in 1963, containing 3,800 sq. ft.,
Complex #98-4, Asset #1
2) Maintenance Shelter, built in 1963, Complex #98-4, Asset #65

COMMENTS: These structures are in poor condition and no longer serve a useful purpose.
Demolition will be handled by a contractor.

ITEM 11

PROPOSED ACTION: Severance by demolition

DEPARTMENT/AGENCY: State of NC, University of North Carolina at Greensboro

LOCATION: McIver Street, Greensboro, Guilford County

STRUCTURE: 127 McIver Street #150, built in 1925, containing 3,872 sq. ft.,
Complex #41-6, Asset #153

COMMENTS: The demolition of this building is necessary to make room for the construction of
future buildings and support area in accordance with the campus master plan. Demolition will be
handled by a contractor.

STATE PROPERTY MATTERS (Continued)
OTHER MATTERS

ITEM 1

Easement Revision. On April 4, 2023, the Governor and Council of State approved a disposition by easement on behalf of the Department of Administration to Duke Energy Progress, LLC (Duke Energy) to install a new switch gear and underground duct bank which will provide electricity at the new North Carolina Freedom Park. Subsequent to approval, Duke Energy notified the State Property Office they will need to increase the size of the easement area from ± 0.001 acre to 0.0492 acre to accommodate the project. Therefore, authorization is requested to proceed with the disposition of the easement to include the additional easement area.

ITEM 2

Lease Revision. On April 4, 2023 and on May 2, 2023, the Governor and Council of State approved a 10 year acquisition lease with four 5-year renewals on behalf of the Department of Health and Human Services with SSS Holdings, L. L. C., Stanly County, for $\pm 5,942$ sq. ft. of office space at \$23.29/sq. ft. (average) for the initial 10-year term, including parking. Subsequent to approval it was determined the cost for the renewals should be \$28.58/sq. ft. (average) for the 1st renewal term, \$32.81/sq. ft. (average) for the 2nd renewal term, \$37.66/sq. ft. (average) for the 3rd renewal term, and \$43.24/sq. ft. (average) for the 4th renewal term. 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.

ITEM 3

Preservation Easement. The Department of Natural and Cultural Resources is requesting to accept a Preservation Easement from the United States Coast Guard (USCG) to protect a ± 1.5 -acre property located at 201 North Water Street, Wilmington, New Hanover County, which the USCG is conveying to the City of Wilmington. After consultation with the State Historic Preservation Office, the USCG has agreed to protect this property from potential adverse effects by granting this easement to the State which will protect the property's historic significance, and integrity of the surrounding Wilmington National Register Historic District at no cost to the State. Therefore, authorization is requested to accept the Preservation Easement from the USCG.

ITEM 4

Lease Revision. On June 6, 2023, the Governor and Council of State approved a 10-year acquisition lease with one 10-year renewal on behalf of the Department of Public Safety with the Endowment Fund of North Carolina State University in Jacksonville, Onslow County, for approximately 6.4 acres of land at \$6,000/year for the term. Subsequent to approval it was determined the cost should be \$6,150 (average) for the initial term and \$6,780.38 (average) for the renewal term. 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 5

Boundary Line Agreement. On behalf of North Carolina State University, approval is requested to enter into a Boundary Line Agreement with Mt. Olivet Baptist Church, the owner of a ± 1 acre parcel located on State Farm Road adjacent to NCSU's Reedy Creek Road Field Lab in Wake County. The boundary line agreement is needed as the church's 1890's deed contained an error in the metes and bounds description which was discovered from a recent survey of the church property. The boundary line agreement will not change the acreage of either parcel. Therefore, authorization is requested to enter into a boundary line agreement with Mt. Olivet Baptist Church.

ITEM 6

Lease Amendment. On April 10, 2018, the Governor and the Council of State approved a 10-year disposition ground lease with one 10-year renewal option for 10.63 acres of land, on behalf of Department of Natural and Cultural Resources, at Gallants Channel, Carteret County for an 8,000 to 10,000 square foot boating education center and multi-use facility to The Maritime Heritage Foundation of Beaufort, North Carolina, Inc., (Foundation) a 501 (c)(3) non-profit corporation. All construction cost is the responsibility of the Lessee.

The Foundation has requested an Amendment to the Lease to increase the acreage to ± 26.98 acres and extend the termination date by five years to August 31, 2033. Lessee will maintain the property and docks. All other terms and conditions of the lease will remain the same. With the approval of the Council of State, the lease will be amended to reflect these changes. Approval is also requested for acquiring any future utility easements associated with the construction. This item was reported to the Joint Legislative Commission on Governmental Operations.

OTHER DISCUSSION

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