

Acquisition of Property by Deed and Disposition by Demolition – The University of North Carolina at Pembroke

ISSUE OVERVIEW

UNC System institutions are required to request authority from the Board of Governors to proceed with certain acquisitions and dispositions of real property.

The Board of Trustees of The University of North Carolina at Pembroke has requested authorization to purchase The Lodge at Pembroke, which is comprised of eight properties totaling approximately 12.18 acres and located on the southeast corner of University Road and Ernest Lowry Drive. The Board also requests permission to demolish the existing fire-damaged single-family residence. There are no other significant or contributing improvements. The properties are contiguous to the campus and will support future campus expansion.

The total appraised value of the eight parcels is \$1,280,000. The negotiated purchase price is \$825,000. The properties will be purchased with \$550,000 from F&A funds and \$275,000 from other trust funds.

RECOMMENDATION

It is recommended that the Board of Governors approve this request. This item also requires approval by the Council of State.

APPENDIX C

Form PO-1
Rev. 10/01
Original and one copy to State Property Office

STATE OF NORTH CAROLINA
DEPARTMENT OF ADMINISTRATION

***ACQUISITION OF REAL PROPERTY**

Institution or Agency: UNC Pembroke

Date: 07/08/2021

The Department of Administration is requested, as provided by GS §146-22 et seq., to acquire the real property herein described by *purchase, lease, rental, or other (specify)*. Purchase

This Property is needed for the following reasons and purposes: *(Attach additional pages if needed.)*

Property is contiguous to the campus and will support future campus development.

Name and Address of Present Owner: The Lodge at Pembroke, LLC
540 Edinburgh Circle
Danville, CA 94526-2903

Description of Property: *(Attach additional pages if needed.)*

Land on the east side of University Rd. North of Hawk Dr, and south of Ernest Lowry Dr.
Eight separate, yet contiguous lots identified by Map# 140403032; 14040302902;
14040301101; 14040303201; 140403012; 140403011; 140403030; and 140403013

Estimated value: \$825,000 Rental price *(if applicable)*: _____

Funds for the acquisition of this property are available in our budget under Code:, Item:, Other: Non-General Funds

In the event the above described real property is not acquired, is there other real property available, owned by the State or otherwise, that you believe would, if acquired, fulfill the requirements of your agency?
If so, give details.

No

(Complete if Agency has a Governing Board.)

Action recommending the above request was taken by the Governing Board of the University of North Carolina at Pembroke and is recorded in the minutes thereof on July 8, 2021 *(date)*.

Signature: _____
Title: Chancellor

*The term "real property" includes timber rights, mineral rights, etc. (GS §146-64)

APPENDIX C

Form PO-2
Rev. 10/01
Original and one copy to State Property Office

**STATE OF NORTH CAROLINA DEPARTMENT OF ADMINISTRATION
DISPOSITION OF REAL PROPERTY**

Institution or Agency: University of North Carolina @ Pembroke Date: 07/08/21

The Department of Administration is requested, as provided by GS §146-28 et seq., to dispose of the real property herein described by *purchase, lease, rental, or other (specify)*. Raze

This disposition is recommended for the following reasons:

Property is fire damaged and proposes a hazard.

Description of Property: *(Attach additional pages if needed.)*

Single-family residence with fire damage. This structure is a part of property we are purchasing.

Estimated value: No contributory value per appraisal.

Where deed is filed, if known _____

If deed is in the name of agency other than applicant, state the name:

Rental income, if applicable, and suggested terms:

Not Applicable

Funds from the disposal of this property are recommended for the following use:

Not applicable

(Complete if Agency has a Governing Board.)

Action recommending the above request was taken by the Governing Board of the University of North Carolina at Pembroke and is recorded in the minutes thereof on July 8, 2021.

Signature:
Title:


Chancellor



February 1, 2021

- Address Points
- Streets
- ▣ County Line
- ▣ City Limits
- ▣ Parcels



