



**SPECIAL MEETING
OF THE
LEE COUNTY BOARD OF COMMISSIONERS
106 HILLCREST DRIVE
SANFORD, NORTH CAROLINA 27330**

September 9, 2019
6:00 P.M.

A G E N D A

I. CALL TO ORDER – Amy Dalrymple, Chair

II. MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE

III. NEW BUSINESS

- A. Consideration of a contract for the purchase of 98.24 acres of property located on Colon Road, Sanford, NC at PIN 9655-21-2728-00. – Dr. John Crumpton
- B. Consider a contract for the purchase of approximately 1.38 acres of property located on Colon Road at PIN 9655-30-3668-00. – Dr. John Crumpton
- C. Budget Amendment # 09/09/19/03. – Lisa Minter

IV. ADJOURN



LEE COUNTY AGENDA ABSTRACT BOARD OF COMMISSIONERS MEETING

ITEM #:
III. A.

(Use the Down or Up Arrows to move between fields of the Form)

MEETING DATE: September 9, 2019

SUBJECT: Consideration of a contract to purchase property located on Colon Road, Sanford, NC at PIN 9655-21-2728-00.

DEPARTMENT: Governing Body

CONTACT PERSON: Dr. John Crumpton, County Manager/Jennifer Gamble, Deputy County Attorney

TYPE: Consent Agenda Action Item Public Hearing Information

REQUEST	Consider approving a contract for the purchase of approximately 98.24 acres of property located at PIN 9655-21-2728-00 as part of an economic development project.
BUDGET IMPACT	\$1,113,667.00
ATTACHMENTS	Purchase contract to be provided for the Board's review at the meeting
PRIOR BOARD ACTION	A public hearing for the proposed economic development project and approval of the expenditure of funds took place at the August 19, 2019 Board of Commissioner Meeting.
RECOMMENDATION	Approve the purchase of property located at PIN 9655-21-2728-00 and authorize the Chair and Deputy County Attorney to finalize and complete any necessary documents to effectuate the purchase.
SUMMARY	

The Board of Commissioners held a public hearing on August 19, 2019 and thereafter approved moving forward with an economic development project to be named at a later date. As a part of this project, the County intends to acquire ninety-eight point twenty-four (98.24) acres of real property located on Colon Road (PIN 9655-21-2728-00) currently owned by Richard and Angela Hearn at an estimated purchase price of one million one hundred and thirteen thousand six hundred and sixty-seven dollars (\$1,113,667.00). The County will convey approximately seventy-eight (78) acres of property to the company associated with the economic development project and retain the remaining property to be developed and sold as a future industrial site. The County intends to use funds from the County's General Fund and funds financed through a borrowing with a financial institution to purchase the property.



LEE COUNTY AGENDA ABSTRACT BOARD OF COMMISSIONERS MEETING

ITEM #:
III. B.

(Use the Down or Up Arrows to move between fields of the Form)

MEETING DATE: September 9, 2019

SUBJECT: Consideration of a contract to purchase property located on Colon Road, Sanford, NC at PIN 9655-30-3668-00.

DEPARTMENT: Governing Body

CONTACT PERSON: Dr. John Crumpton, County Manager/Jennifer Gamble, Deputy County Attorney

TYPE: Consent Agenda Action Item Public Hearing Information

REQUEST	Consider approving a contract for the purchase of approximately 1.38 acres of property located at PIN 9655-30-3668-00 as part of an economic development project.
BUDGET IMPACT	\$28,000.00
ATTACHMENTS	Purchase contract to be provided for the Board's review at the meeting; illustration of property
PRIOR BOARD ACTION	A public hearing for the proposed economic development project and approval of the expenditure of funds took place at the August 19, 2019 Board of Commissioner Meeting.
RECOMMENDATION	Approve the purchase of approximately 1.38 acres of property located at PIN 9655-30-3668-00 and authorize the Chair and Deputy County Attorney to finalize and complete any necessary documents to effectuate the purchase.
SUMMARY	

The Board of Commissioners held a public hearing on August 19, 2019 and thereafter approved moving forward with an economic development project to be named at a later date. As a part of this project, the County intends to acquire ninety-eight point twenty-four (98.24) acres of real property located on Colon Road (PIN 9655-21-2728-00) and currently owned by Richard and Angela Hearn for industrial development. To access the site, the County intends to purchase a strip of property sixty foot (60') wide by approximately nine hundred and eight-five foot (985') long, plus or minus, along the southern border of property located on Colon Road (PIN 9655-30-3668-00) and currently owned by Jimmy and Carol Poindexter. The County intends to use funds from the County's General Fund to purchase the property.



+ - 985 ft

60 Ft ROW from Property Line





LEE COUNTY AGENDA ABSTRACT BOARD OF COMMISSIONERS MEETING

ITEM #:
III. C.

(Use the Down or Up Arrows to move between fields of the Form)

MEETING DATE: September 9, 2019

SUBJECT: Budget Amendment #09/09/19/03

DEPARTMENT: Finance

CONTACT PERSON: Lisa G. Minter, Assistant County Manager/Finance Director

TYPE: Consent Agenda Action Item Public Hearing Information

REQUEST	Approval of Budget Amendment #09/09/19/03
BUDGET IMPACT	See Below
ATTACHMENTS	Budget Amendment #09/09/19/03
PRIOR BOARD ACTION	N/A
RECOMMENDATION	Approval of Budget Amendment #09/09/19/03
SUMMARY	

Budget Amendment #09/09/19/03 appropriates funds for the following departments:

Economic Development - \$20,000 for professional services such as appraisals, surveys and legal work related to the purchase of land for economic development projects, \$1,636,000 for land purchase and development costs for an economic development incentive and \$205,667 for the purchase of land for future economic development projects.

MEMO TO: LEE COUNTY BOARD OF COMMISSIONERS
 FROM: JOHN A CRUMPTON, LEE COUNTY MANAGER
 SUBJECT: BUDGET AMENDMENT:# 09/09/19/03
 DATE: September 9, 2019

SECTION I. THE FOLLOWING GENERAL FUND (1100) *REVENUE INCREASES* ARE HEREBY APPROVED:

DEPARTMENT	ACCOUNT #	DESCRIPTION	CURRENT BUDGET	CHANGE	NEW BUDGET
General Fund Balance	1100-3990-39900	Fund Balance Appropriated	2,691,663	1,861,667	4,553,330
TOTAL CHANGES				1,861,667	

SECTION II. THE FOLLOWING GENERAL FUND (1100) *EXPENSE INCREASES* ARE HEREBY APPROVED:

DEPARTMENT	ACCOUNT #	DESCRIPTION	CURRENT BUDGET	CHANGE	NEW BUDGET
EDC	1100-4270-43100	Professional Services	15,000	20,000	35,000
EDC	1100-4270-45610	Incentives	592,335	1,636,000	2,228,335
EDC	1100-4270-46411	Capital Outlay \$5000 and above	-	205,667	205,667
TOTAL CHANGES				1,861,667	

 AMY M. DALRYMPLE, CHAIR

 JENNIFER GAMBLE, CLERK TO THE BOARD