

"RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHARLOTTE
APPROVING SALE OF SEVEN HOUSES AND LOTS TO MOTION, INC.
IN THE THIRD WARD COMMUNITY DEVELOPMENT TARGET AREA"

WHEREAS, on the 5th day of July, 1978, the City of Charlotte received from Motion, Inc., a non-profit corporation organized under the Laws of North Carolina, a proposal to purchase by negotiation seven parcels of property and to rehabilitate the seven houses located thereon, identified as Block No. 23, Parcel No. 18, Block No. 27, Parcel No. 4, Block No. 29, Parcels Nos. 2, 2A, 4, 5 and 6, on a "Land Acquisition and Boundary Map, Third Ward Redevelopment Area & Community Development Target Area, Community Development Department, The City of Charlotte, Charlotte, North Carolina," prepared by Eric Hill Associates, Inc., Planning Consultants, dated January, 1976; and

WHEREAS, a total fair market value of \$26,750.00 has been established for the seven houses and lots, which is not less than the total fair market value agreed upon by a committee of three professional real estate appraisers currently practicing in the State and which price has been agreed upon by the City and the developer; and

WHEREAS, the proposed developer has submitted a Purchase Contract, a Redeveloper's Statement for Public Disclosure and a Redeveloper's Statement of Qualifications and Financial Responsibility; and

WHEREAS, Section 160A-514(d) of the North Carolina Urban Redevelopment Law, as amended, requires that the sale of all urban renewal land shall be subject to the approval of the Governing Body of the Municipality.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Charlotte does hereby approve the sale by negotiation of seven houses and lots as hereinbefore identified to Motion, Inc., at a price of \$26,750.00, in the Third Ward Community Development Target Area for the rehabilitation of the houses, all in accordance with the Redevelopment Plan for the Area, dated January, 1976.

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 7th day of August, 1978, the reference having been made in Minute Book 68, and is recorded in full in Resolutions Book 13, at page 385.

Ruth Armstrong, City Clerk

August 7, 1978
Resolutions Book 13 - Page 386

"RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHARLOTTE
APPROVING SALE OF LAND TO FIRST MAYFIELD MEMORIAL BAPTIST
CHURCH IN THE GREENVILLE URBAN RENEWAL PROJECT NO. N. C. R-78"

WHEREAS, on the 31st day of March, 1978, the City of Charlotte received from the First Mayfield Memorial Baptist Church a proposal to purchase and develop 98,490 square feet of land known as Block No. 2, Parcel B, as designated on a map entitled "Property Disposal Map, Greenville Urban Renewal Area, Project No. N. C. R-78, The Community Development Department of the City of Charlotte, Charlotte, N. C.," prepared by Eric Hill Associates, Inc., Planning Consultants, Atlanta, Georgia, and Winston-Salem, North Carolina, dated September, 1969, revised April, 1972, July, 1973, and April, 1976; and

WHEREAS, a fair market value of \$17,728.20 has been established for the land, which is not less than the fair market value agreed upon by a committee of three professional real estate appraisers currently practicing in the State and which price has been agreed upon by the City and the developer; and

WHEREAS, the proposed developer has submitted a Purchase Contract, a Redeveloper's Statement for Public Disclosure, a Redeveloper's Statement of Qualifications and Financial Responsibility, and a good faith deposit in the amount of \$1,772.82, representing 10% of the total bid price for the land; and

WHEREAS, Section 160A-514(d) of the North Carolina Urban Redevelopment Law, as amended, requires that the sale of all urban renewal land shall be subject to the approval of the Governing Body of the Municipality.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Charlotte does hereby approve the sale to First Mayfield Memorial Baptist Church of 98,490 square feet of land in Block No. 2, Parcel B, in Greenville Urban Renewal Project No. N. C. R-78, to be developed as a church facility, which is in accordance with the Redevelopment Plan for the Project, dated September, 1969, Amended August, 1970, Modified November, 1972, Amended July, 1973, Modified November, 1973, and May, 1974.

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 7th day of August, 1978, the reference having been made in Minute Book 68, and is recorded in full in Resolutions Book 13, at page 386.

Ruth Armstrong, City Clerk

"RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF CHARLOTTE FOR CONDEMNATION ACTION IN THE
FIVE POINTS COMMUNITY DEVELOPMENT TARGET AREA"

WHEREAS the City of Charlotte has undertaken the execution of the Five Points Community Development Target Area, the same being an Urban Redevelopment Project, to be executed in accordance with the provisions of Article 22 of Chapter 160A of the General Statutes of North Carolina; and

WHEREAS the Urban Renewal Law as set out in said Article and Chapter provides for the acquisition, preparation, sale, sound replanning, and redevelopment of property within a redevelopment area, as defined by said law; and

WHEREAS such area has been established in accordance with the requirements of such law and the said Five Points Community Development Target Area approved by the Governing Body of the City of Charlotte; and

WHEREAS such law specifically provides for the exercise of power of Eminent Domain in order that the purpose of the law as set out in said Article 22 of Chapter 160A to be achieved and accomplished, such purposes being in the public interest and designed to promote the health, safety and welfare of the inhabitants of this community and locality; and

WHEREAS the City of Charlotte has, under the applicable laws and regulations relating to such procedure, endeavored to establish a fair market value on properties within the area, and has in good faith through its proper agents endeavored to negotiate for the acquisition of properties within the fair market value thereof, the City of Charlotte recognizing in such negotiations that it needed to acquire said property in accordance with the said redevelopment plan previously approved; and

WHEREAS the City of Charlotte, after such fair negotiations, has of this date been unable to acquire such properties as hereinafter set out and this acquisition of such properties being essential to the achievement of the plans and accomplishment of the purpose of the redevelopment law as the same relates thereto; and

WHEREAS it therefore appears that it will be necessary for the City of Charlotte to institute condemnation proceedings under the provisions of the North Carolina Law of Eminent Domain and the exercise of powers thereunder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Charlotte, North Carolina, that the Council approves and hereby orders the institution of condemnation proceedings in its proper corporate name with respect to the following properties:

<u>Block No.</u>	<u>Parcel No.</u>	<u>Owner</u>	<u>Fair Market Value</u>
*29	1	Gethsemane AME Zion Church	\$ 100
*30	35	Gethsemane AME Zion Church	100

*Partial Take of Land and Construction Easement

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 7th day of August, 1978, the reference having been made in Minute Book 68, and is recorded in full in Resolutions Book 13, at page 387.

Ruth Armstrong, City Clerk

August 7, 1978
Resolutions Book 13 - Page 388

RESOLUTION DECLARING AN INTENT TO CLOSE PORTIONS OF
WESTBROOK DRIVE AND GREENLEAF AVENUE IN THE CITY OF CHARLOTTE,
MECKLENBURG COUNTY, NORTH CAROLINA, AND CALLING A
PUBLIC HEARING ON THE QUESTION

WHEREAS, the Community Development Department of the City of Charlotte, by and through its Director, has requested the City to vacate and close certain portions of Westbrook Drive and Greenleaf Avenue in the City of Charlotte, Mecklenburg County, North Carolina, as same is shown on a plat entitled Third Ward Community Development Target Area, Right-of-Way To Be Abandoned a Portion of Westbrook Drive, prepared by City of Charlotte, Department of Public Works, Engineering Division, dated January 27, 1977, revised April 21, 1978, April 28, 1978, and May 17, 1978, and that certain portion of Greenleaf Avenue, as same is shown on a plat entitled Third Ward Community Development Target Area, Right-of-Way To Be Abandoned, a Portion of Greenleaf Avenue, prepared by City of Charlotte, Department of Public Works, Engineering Division, dated January 27, 1977, revised April 21, 1978, copies of which are available for inspection in the Office of the City Clerk in the City Hall at Charlotte, North Carolina; said portion of said streets being more particularly described in Exhibit "A" attached hereto and made a part hereof; and

WHEREAS, the procedure for closing street and public alleys as outlined in Chapter 160A, Section 299 of the General Statutes of North Carolina requires that Council first adopt a resolution declaring its intent to close the street or public alley and calling a public hearing on the question; said Statute further requires that the resolution shall be published once a week for four (4) successive weeks prior to the hearing, and a copy thereof be sent by registered or certified mail to all owners of property adjoining the street or public alley as shown on the County tax records, and a notice of the closing and public hearing shall be prominently posted in at least two (2) places along said streets or public alley; and

WHEREAS, the City of Charlotte is desirous of complying with the Petitioner's request.

NOW, THEREFORE, BE IT RESOLVED AND DECLARED by the City Council of the City of Charlotte, at its regularly scheduled session of August 7, 1978, that it intends to close those certain portions of Westbrook Drive in the City of Charlotte, Mecklenburg County, North Carolina, as same is shown on plat entitled Third Ward Community Development Target Area, Right-of-Way To Be Abandoned, a Portion of Westbrook Drive, prepared by City of Charlotte, Department of Public Works, Engineering Division, dated January 27,

1977, revised April 21, 1978, April 28, 1978, and May 17, 1978, those certain portions of Greenleaf Avenue as same is shown on a plat entitled Third Ward Community Development Target Area, Right-of-Way To Be Abandoned, a Portion of Greenleaf Avenue, prepared by City of Charlotte, Department of Public Works, Engineering Division, dated January 27, 1977, revised April 21, 1978, copies of which are available for inspection in the Office of the City Clerk in the City Hall at Charlotte, North Carolina, said portions of said streets being more particularly described in Exhibit "A" hereto attached and made a part hereof, and hereby calls a public hearing on the question to be held at 8:00 p.m., on Monday, the 18th day of September, 1978, in the Board Meeting Room of the Education Center. The City Clerk is hereby directed to publish a copy of this Resolution in The Charlotte News once a week for four (4) successive weeks next preceding the date fixed here for such hearing as required by the provisions of Chapter 160A, Section 299, of the General Statutes of North Carolina; and further, the Petitioner is directed to send by registered or certified mail a copy of this Resolution to all owners of property adjoining the said portion of the streets or public alley as shown on the county tax records as required by said Statute. The Petitioner is hereby directed to prominently post a notice of the closing and public hearing in at least two (2) places along the said portion of the streets or public alley, as required by said Statute.

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 7th day of August, 1978, the reference having been made in Minute Book 68, and is recorded in full in Resolutions Book 13, at Page 388.

Ruth Armstrong, City Clerk

Third Ward Community Development Target Area
Abandonment of Portions of Existing Street Rights-of-Way

1. That certain portion of Westbrook Drive in the City of Charlotte, Mecklenburg County, North Carolina, as same is shown on a plat entitled "Third Ward Community Development Target Area, Right-of-Way To Be Abandoned, a Portion of Westbrook Drive" prepared by City of Charlotte, Department of Public Works, Engineering Division, dated January 27, 1977, revised April 21, 1978, April 28, 1978, and May 17, 1978, being more specifically described as follows:

BEGINNING at a point, said point being the intersection of the northern right-of-way margin of Westbrook Drive and the southern right-of-way margin of West Fourth Street Extension and running thence in a southeasterly direction with the arc of a circular curve to the right having a radius of 50.00 feet, an arc distance of 25.66 feet to a point; thence in a southeasterly direction with an arc of a circular curve to the left having a radius of 51.83 feet, an arc distance of 30.33 feet to a point; thence in a southwesterly direction with an arc of a circular curve to the left having a radius of 100.00 feet, an arc distance of 104.44 feet to a point; thence in a northerly direction with an arc of a circular curve to the right having a radius of 50.00 feet, an arc distance of 76.27 feet to a point in the southern right-of-way margin of West Fourth Street Extension; thence in a southeasterly direction following along the southern right-of-way margin of West Fourth Street Extension, S. 83-31-30 E. 76.61 feet to the point or place of Beginning, and containing approximately 4,345 square feet.

2. That certain portion of Greenleaf Avenue in the City of Charlotte, Mecklenburg County, North Carolina, as same is shown on a plat entitled "Third Ward Community Development Target Area, Right-of-Way To Be Abandoned, a Portion of Greenleaf Avenue," prepared by City of Charlotte, Department of Public Works, Engineering Division, dated January 27, 1977, revised April 21, 1978, being more specifically described as follows:

BEGINNING at a point, said point being the intersection of the northern right-of-way margin of Greenleaf Avenue and the center line of Irwin Creek and running thence S. 47-39-26 E. 99.93 feet to a point; thence in a southerly direction with the arc of a circular curve to the left having a radius of 100.00 feet, an arc distance of 68.88 feet to a point; thence N. 47-39-26 W. 149.08 feet to a point in the center line of Irwin Creek; thence in a northeasterly direction following along the center line of Irwin Creek N. 35-50-46 E. 41.11 feet to the point or place of Beginning, and containing approximately 4,924 square feet.

STATE OF NORTH CAROLINA - COUNTY OF MECKLENBURG
RESOLUTION CALLING FOR A PUBLIC HEARING TO CONSIDER A PROPOSAL
BY MOTION, INC. FOR THE PURCHASE OF EIGHT HOUSES AND LOTS
LOCATED IN THE THIRD WARD COMMUNITY DEVELOPMENT TARGET AREA

WHEREAS, under the authority of Article 22 of Chapter 160A of the General Statutes of North Carolina, and particularly 160A-513 of the General Statutes, the City of Charlotte has prepared a Redevelopment Plan for the Third Ward Community Development Target Area; and

WHEREAS, the Redevelopment Plan has been approved by the Charlotte-Mecklenburg Planning Commission and the City Council of the City of Charlotte; and

WHEREAS, the City of Charlotte is authorized, pursuant to North Carolina Urban Redevelopment Law, to sell real property to private redevelopers in a Project Area; and

WHEREAS, the City of Charlotte has received a proposal in accordance with G. S. 160A-514(e)(4) from Motion, Inc., a non-profit organization, to purchase eight parcels of property and rehabilitate the eight houses located thereon, identified as Block No. 19, Parcel No. 12, 249 Victoria Avenue, Block No. 19, Parcel No. 13, 253 Victoria Avenue, Block No. 20, Parcel No. 21, 256 Victoria Avenue, Block No. 20, Parcel No. 26, 238 Victoria Avenue, Block No. 24, Parcel No. 5, 916 Greenleaf Avenue, Block No. 24, Parcel No. 7, 908 Greenleaf Avenue, Block No. 27, Parcel No. 5, 921-23 Greenleaf Avenue, and Block No. 29, Parcel No. 1, 1101 Greenleaf Avenue, on a "Land Acquisition and Boundary Map, Third Ward Redevelopment Area & Community Development Target Area, Community Development Department, The City of Charlotte, Charlotte, North Carolina," prepared by Eric Hill Associates, Inc., Planning Consultants, dated January, 1976; and

WHEREAS, N. C. G. S. 160A-514(e)(4) requires that the City Council shall hold a public hearing prior to a negotiated sale and conveyance of redevelopment project land to a non-profit association or corporation.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

1. That on Monday, September 11, 1978, at 3:00 p.m., in the City Council Chamber of the City Hall, the City Council shall hold a public hearing in accordance with G. S. 160A-514(e)(4) to consider the proposal of Motion, Inc. to purchase by negotiation eight parcels of property in the Third Ward Community Development Target Area and rehabilitate the eight houses located thereon, all in accordance with the Redevelopment Plan for the Third Ward Community Development Target Area.

2. That said map is on display at the office of the Community Development Department of the City of Charlotte and additional information may be obtained from the office of the Community Development Department at Suite 510, 301 South McDowell Street, Telephone 374-2016.

3. That this Resolution shall be published at least once a week for two consecutive weeks in The Charlotte News, a newspaper of general circulation in the City of Charlotte, North Carolina, the first publication to be not less than fifteen (15) days prior to the date fixed for said hearing.

The foregoing Resolution was adopted by the City Council of the City of Charlotte, North Carolina, on August 7, 1978.

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 7th day of August, 1978, the reference having been made in Minute Book 68, and is recorded in full in Resolutions Book 13, at page 391.