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INFORMATION:

History of Properties Deeded from the City to Charlotte-Mecklenburg Board of Education

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City staff has been working with Charlotte-Mecklenburg Board of Education staff to research and clarify ownership claims to a number of school properties with complicated ownership history. This information complements the Housing & Neighborhood Development Committee's current review of the City's surplus property disposition process.

In 1950, City Council deeded 29 school properties to the newly created Charlotte Board of School Commissioners. The deed stated that if the Board of School Commissioners or any of its successors failed to use any of these properties "for school purposes" for a 12-month period, the property in question would revert to City ownership.

In 1959, through the merger of the City and County school systems, ownership of the properties transferred to the Charlotte-Mecklenburg Board of Education. The reversion clause remained intact by reference to the earlier deed.

On February 7, 1972, City Council issued a quit claim deed releasing the City's reverter rights to these 29 properties. Council stated the purpose was to give the Board of Education "free and clear title" to the properties.

At the same time, Council approved the buyback of two of the properties at a discounted price for use as neighborhood centers and for neighborhood revitalization –the 900 Block of North Alexander and 2.3 acres on Westbrook Drive. The North Alexander site is now partially vacant and partially taken up by Alexander Street park. The vacant property remains under City ownership, with the park deeded to Mecklenburg County in 1997 as part of Park & Recreation consolidation. The City retains the right of first refusal should the park property be sold. The Westbrook property was sold and is now residential.

There are no next steps associated with these particular properties at this time.