

**TOWN OF BLACK MOUNTAIN BOARD OF ALDERMEN
REQUEST FOR BOARD ACTION**

Meeting Date: September 14, 2009

SUBJECT: Resolution Authorizing the Filing of an Application for Approval by NC Local Government Commission of a Financing Agreement as authorized by North Carolina General Statute 160A-20

AGENDA INFORMATION

Agenda Location: New Business
Item Number: E
Department: Administration
Contact: Sherry Williams
Presenter: Marcy Onieal

BRIEF SUMMARY: On September 1, 2009, on a vote of 4-1, the Black Mountain Board of Aldermen extended an offer to purchase the properties located at 100 State Street, 102 Montreat Road, and 102 E. State Street from Northwest Property Group, for a sum of \$2.1 million, contingent upon approval of financing by the NC Local Government Commission, and other reasonable conditions. An appraisal, dated August 31, 2009, rendered fair market value to be in excess of \$2.8 million. The contract was fully executed by buyer and seller on September 8, 2009. In order to acquire NCLGC approval, the Board of Aldermen must adopt a resolution of findings of fact regarding the purchase of downtown property and file an application for the approval by NCLGC for financing the sum of \$2.1 million for a period not to exceed 20 years at an interest rate not to exceed 5.5%. Closing shall occur on or before October 31, 2009, or within fifteen days after LGC approval, whichever shall occur last.

MOTION FOR CONSIDERATION: To adopt resolution of finding of fact and to authorize the Town Manager to act on behalf of the Town of Black Mountain in filing an application with the North Carolina Local Government Commission for approval of the project, the proposed financing contract, and other actions not inconsistent with this resolution.

FUNDING SOURCE: N/A

ATTACHMENTS: Resolution; Appraisal; Purchase Contract

MANAGER'S COMMENTS AND RECOMMENDATIONS: Adopt as presented.