

**BOARD OF TRUSTEES
THE UNIVERSITY OF NORTH CAROLINA AT GREENSBORO**

September 15, 2011

INFORMATION ITEM: Annual Report on Property Purchased and/or Leased July 1, 2010 through June 30, 2011

BACKGROUND INFORMATION:

The Board of Governors at its meeting on November 13, 1981 adopted a resolution on delegation of leasing authority within the University. The resolution reaffirmed the authorization to each Board of Trustees to delegate to its Chancellor some authority to acquire or dispose of real property. This Board at its meeting on June 15, 1994 took that action. The Board also directed that a report on properties purchased or leased in the previous fiscal year be presented by the Vice Chancellor for Business Affairs to the Board at its fall meeting.

PROPERTY REPORT:

In order to fulfill our reporting requirements and to keep the Board updated on land purchases and lease arrangements during the July 1, 2010 through June 30, 2011 fiscal year, we provide the following:

Properties Purchased Between July 1, 2010 and June 30, 2011

The UNCG Board of Trustees, at its meeting on November 21, 1985 authorized the administration to pursue acquisition of all land not owned as of that date (which was within the boundaries of the campus as proposed in the Long Range Master Plan) and to request funding from the Board of Governors for this purpose. On September 6, 2007, the Board of Trustees approved the 2007 Campus Master Plan Update and with that approval, reaffirmed the authorization to acquire land to expand the campus as proposed in the updated Master Plan.

No properties were purchased by the State of North Carolina on behalf of UNCG during this reporting period. Properties purchased by CFF during this reporting period were for the development of the New Village on the southern border of campus, and one property (113 McIver Street) on the northeast side of campus.

Properties Leased Between July 1, 2010 and June 30, 2011

By delegation of this Board, the Chancellor has authority to lease space costing less than \$25,000 per year for less than a 3-year period.

1. Social Work (Center for New North Carolinians) – 413 S. Edgeworth Street, Greensboro, NC. The lease was for a 1-year period beginning 9/1/2010 thru 8/31/2011 between the State of North Carolina (UNCG) and Dawn S. Chaney. The lease is for 2,500 net square feet at an annual cost of \$25,000. Funding was from Grant Funds.

2. Center for Youth, Family and Community Partnerships (Beyond Academics) – 330 South Greene Street, Greensboro, NC. The lease was for a 13-month period beginning 8/1/2010 thru 8/31/11 between the State of North Carolina (UNCG) and Federal Greene Exchange Company, LLC. The lease was for 950 net square feet at a total cost of \$14,915. Funding was from Grant Funds and Overhead Receipts.

3. University Police (Criminal Investigations) – 1409 W. Lee Street, Greensboro, NC. The lease is for a 1-year period beginning 10/1/10 thru 9/30/11 between the State of North Carolina (UNCG) and the Capital Facilities Foundation, Inc. The lease is for 4,000 net square feet of space at an annual cost of \$25,000. Funding is from Non-State (Auxiliary) Funds.

4. SERVE – 2634 Durham-Chapel Hill Boulevard, Durham, NC. The lease was the final renewal option on the original lease and was for a 1-year period beginning 8/1/10 thru 7/31/11 between the State of North Carolina (UNCG) and Merchants and Farmers Bank. The lease was for 1,218 net square feet of space at an annual cost of \$20,304.66, discounted from \$22,289.40 due to the inclusion of 3 months free rent by the Lessor. Funding was from Grant Funds.

5. Bringing Out the Best – 436 Spring Garden Street, Greensboro, NC. The lease is for a 2-year period beginning 6/1/11 thru 5/31/13 between the State of North Carolina (UNCG) and Dawn S. Chaney. The lease is for 2,430 net square feet of space at an annual cost of \$23,328. Funding is from Grant Funds/Overhead Receipts.

6. Geography Department – 500 ½ Lindale Drive, High Point, NC. The lease is for a 3-year period beginning 10/1/10 thru 9/30/13 between the State of North Carolina (UNCG) and Frances Austin. The lease is for 100 acres of land at an annual cost of \$1,000 and is used for research and teaching in Urban and Environmental Studies for Undergraduate and Masters students in Applied Geography. Funding is from Trust Funds.

Leases above \$25,000 annually or more than three years in length must be competitively bid through the State Property Office.

1. Continual Learning – Triad Center Drive, Greensboro, NC. The lease is for a 2-year period beginning 7/1/10 thru 6/30/12 between the State of North Carolina (UNCG) and Titan Triad Office, LLC. The lease is for 3,430 net square feet at an annual cost of \$48,363.00 for the first year and \$49,813.89 for the second year. Two 2-year renewal options are offered at the following costs: Renewal 1 – year 1 - \$51,308.31, Year 2 - \$52,847.56 and Renewal 2 – Year 1 - \$54,432.98, Year 2 - \$56,065.97. Funding is from Non-State Funds (Continual Learning – Distance Learning Receipts)

Leases for which there is no cost to the State of North Carolina (UNCG) are as follows:

1. Chancellor's Residence – 711 Sunset Drive, Greensboro, NC. The lease is a Renewal Option for a 15-year period beginning 6/1/11 thru 5/31/26 between the State of North Carolina (UNCG) and The Joseph M. Bryan Foundation of Greater Greensboro. The lease is for 5,200 square feet of space and no rent is charged.

Reade Taylor
Vice Chancellor for Business Affairs