

EXTRACTS FROM MINUTES OF CITY COUNCIL

* * *

A Regular Meeting of the City Council of the City of Charlotte, North Carolina was duly held in the Meeting Chamber at the Charlotte-Mecklenburg Government Center in Charlotte, North Carolina, the regular place of meeting, at 7:00 p.m. on April 25, 2016:

Members Present: Mayor Roberts, Councilmembers Austin, Autry, Driggs, Eiselt, Fallon, Kinsey
Lyles, Mitchell, Phipps, Smith.

Members Absent: Councilmember Mayfield

* * * * *
* * *

Councilmember Autry introduced the following resolution, a summary of which had been provided to each Councilmember, copy of which was available with the City Council and which was read by title:

RESOLUTION OF THE CITY OF CHARLOTTE, NORTH CAROLINA APPROVING AN AMENDMENT TO AN INSTALLMENT PURCHASE CONTRACT WITH NEW CHARLOTTE CORPORATION TO FINANCE AND REFINANCE CERTAIN CONVENTION CENTER FACILITIES AND RELATED MATTERS

WHEREAS, the City of Charlotte, North Carolina (the “*City*”) is a municipal corporation validly existing under the Constitution, statutes and laws of the State of North Carolina (the “*State*”);

WHEREAS, the City has the power, pursuant to the General Statutes of the State, to (1) purchase real and personal property, (2) enter into installment purchase contracts to finance and refinance the purchase of real and personal property used, or to be used, for public purposes, and (3) grant a security interest in some or all of the property purchased to secure repayment of the purchase price;

WHEREAS, the City and New Charlotte Corporation (the “*Corporation*”) previously entered into an Amended and Restated Installment Purchase Contract dated as of August 1, 1993, as previously amended (the “*Existing Contract*”), in order to finance, in part, the acquisition of and improvements to various convention-related facilities (collectively, the “*Existing Project*”), including (1) the City’s primary convention center facility (the “*Convention Center*”); (2) a ballroom and related facilities across Brevard Street from the Convention Center and meeting facilities across Stonewall Street from the Convention Center; and (3) certain improvements to Bank of America Stadium (the “*Stadium*”) and Bojangles’ Coliseum;

WHEREAS, the City and the Corporation intend to finance additional improvements to the Stadium, including the renovation to the upper level concourse, upgrades to security infrastructure, landscaping and acquisition and improvements to the phone system and cable distribution (collectively, the “*2016 Project*”) and to refinance all or a portion of the City’s installment payments under the Existing Contract corresponding to the outstanding Refunding Certificates of Participation (Convention Facility

Project), Series 2005C and Refunding Variable Rate Refunding Certificates of Participation (Convention Facility Project), Series 2003B (collectively, the “*Refunded Certificates*”);

WHEREAS, the City is authorized to use certain taxes to pay the cost of financing the Existing Project and the 2016 Project under Chapter 908 of the 1983 Session Laws of the North Carolina General Assembly, as previously amended, and as further amended by Chapter 26 of the 2013 Session Laws of the North Carolina General Assembly;

WHEREAS, the City Council has determined it is in the best interest of the City to enter into Amendment Number Ten to the Amended and Restated Installment Purchase Contract dated as of June 1, 2016 (the “*Contract Amendment*,” and together with the Existing Contract, the “*Contract*”) between the City and the Corporation to (1) finance the cost of the 2016 Project, (2) refund in advance of their maturities the Refunded Certificates and (3) pay certain costs related to the execution and delivery of the Contract Amendment;

WHEREAS, the Corporation will execute and deliver Refunding Certificates of Participation (Convention Facility Project), Series 2016A (the “*2016A Certificates*”) and Taxable Certificates of Participation (Convention Facility Project), Series 2016B (the “*2016B Certificates*,” and together with the 2016A Certificates, the “*2016 Certificates*”), each evidencing proportionate undivided interests in rights to receive certain Revenues pursuant to the Contract under an Indenture of Trust dated as of June 1, 1991 between the Corporation and NCNB National Bank of North Carolina, N.A., the successor to which is U.S. Bank National Association, as trustee (the “*Trustee*”), and Supplemental Indenture, Number 11 dated as of June 1, 2016 between the Corporation and the Trustee;

WHEREAS, in connection with the sale of the 2016 Certificates by the Corporation to Merrill Lynch, Pierce, Fenner & Smith Incorporated and Wells Fargo Bank, National Association (collectively, the “*Underwriters*”), the Corporation will enter into the Contract of Purchase (as defined below) and the City will execute a Letter of Representation to the Underwriters (the “*Letter of Representation*”);

WHEREAS, there have been described to the City Council the forms of the following documents (collectively, the “*Instruments*”), copies of which have been made available to the City Council, which the City Council proposes to approve, enter into and deliver, as applicable, to effectuate the proposed installment financing:

- (1) the Contract Amendment;
- (2) the Letter of Representation; and
- (3) a Contract of Purchase to be dated on or about May 20, 2016 (the “*Contract of Purchase*”) between the Corporation and the Underwriters;

WHEREAS, to make an offering and sale of the 2016 Certificates, there will be prepared a Preliminary Official Statement (the “*Preliminary Official Statement*”), a draft thereof having been presented to the City Council, and a final Official Statement (together with the Preliminary Official Statement, the “*Official Statement*”) with respect to the 2016 Certificates, which Official Statement will contain certain information regarding the City;

WHEREAS, it appears that each of the Instruments is in an appropriate form and is an appropriate instrument for the purposes intended;

WHEREAS, the City hereby determines that the cost of financing the 2016 Project and refunding the Refunded Certificates exceeds the total amount that can be prudently raised from currently available appropriations, unappropriated fund balances and non-voted bonds that could be issued by the City in the current fiscal year pursuant to Article V, Section 4 of the Constitution of the State;

WHEREAS, the City hereby determines that the cost of financing the 2016 Project and refunding the Refunded Certificates pursuant to the Contract Amendment and the obligations of the City thereunder are preferable to a general obligation bond financing or revenue bond financing for several reasons, including but not limited to the following: (1) the cost of a special election necessary to approve a general obligation bond financing, as required by the laws of the State, would result in the expenditure of significant funds; (2) the time required for a general obligation bond election would cause an unnecessary delay which would decrease the financial benefits of acquiring the 2016 Project and refunding the Refunded Certificates; and (3) insufficient revenues are produced by the Existing Project and the 2016 Project so as to permit a revenue bond financing;

WHEREAS, the City hereby determines that the estimated cost of financing the 2016 Project and refunding the Refunded Certificates pursuant to the Contract Amendment reasonably compares with an estimate of similar costs under a bond financing for the same undertaking as a result of the findings delineated in the above preambles;

WHEREAS, the City does not anticipate future property tax increases to pay installment payments falling due under the Contract in any fiscal year during the term of the Contract, and such payments are adequate and not excessive for their purpose;

WHEREAS, the City is not in default under any of its debt service obligations;

WHEREAS, the City's budget process and Annual Budget Ordinance are in compliance with the Local Government Budget and Fiscal Control Act, and external auditors have determined that the City has conformed with generally accepted accounting principles as applied to governmental units in preparing its Annual Budget Ordinance;

WHEREAS, past audit reports of the City indicate that its debt management and contract obligation payment policies have been carried out in strict compliance with the law, and the City has not been censured by the North Carolina Local Government Commission (the "LGC"), external auditors or any other regulatory agencies in connection with such management and contract obligation payment policies;

WHEREAS, the City has filed an application to the LGC for approval of the Contract Amendment;

WHEREAS, the City Council hereby reaffirms each of the findings it made with respect to the Contract and the projects financed thereby in resolutions previously adopted by the City Council; and

WHEREAS, the City Council has conducted public hearings to receive public comment on the Existing Contract and the projects financed and refinanced thereby, and the City Council conducted a public hearing on April 25, 2016 to receive public comment on the 2016 Project;

WHEREAS, with respect to the 2016 Certificates, Parker Poe Adams & Bernstein LLP will serve as special counsel and Corporation's counsel, DEC Associates, Inc. will serve as financial advisor, Merrill Lynch, Pierce, Fenner & Smith Incorporated and Wells Fargo Bank, National Association will serve as underwriters, U.S. Bank National Association will serve as trustee, McGuireWoods LLP will serve as

underwriters' counsel, and Waters and Company LLC will serve as financial consultant (collectively, the "Financing Team");

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE, NORTH CAROLINA, AS FOLLOWS:

Section 1. Ratification of Instruments. All actions of the City, the City Manager, the Chief Financial Officer, the City Clerk, the City Attorney and their respective designees, whether previously or hereinafter taken, in effectuating the proposed financing are hereby approved, ratified and authorized pursuant to and in accordance with the transactions contemplated by the Instruments.

Section 2. Authorization of the Official Statement. The form, terms and content of the Official Statement are in all respects authorized, approved and confirmed, and the use of the Official Statement by the Underwriters in connection with the sale of the 2016 Certificates is hereby in all respects authorized, approved and confirmed.

Section 3. Authorization of Contract Amendment. The City approves the financing of the 2015 Projects in accordance with the Contract Amendment in an aggregate principal amount not to exceed \$65,000,000, which will be a valid, legal and binding obligation of the City in accordance with its terms. The form and content of the Contract Amendment are hereby in all respects authorized, approved and confirmed, and the City Manager, the Chief Financial Officer and the City Clerk and their respective designees are hereby authorized, empowered and directed, individually and collectively, to execute and deliver the Contract Amendment, including necessary counterparts, in substantially the form and content presented to the City Council, but with such changes, modifications, additions or deletions therein as they may deem necessary, desirable or appropriate, their execution thereof to constitute conclusive evidence of the City's approval of any and all changes, modifications, additions or deletions therein from the form and content of the Contract Amendment presented to the City Council. From and after the execution and delivery of the Contract Amendment, the City Manager, the Chief Financial Officer and the City Clerk are hereby authorized, empowered and directed, individually and collectively, to do all such acts and things and to execute all such documents as may be necessary to carry out and comply with the provisions of the Contract Amendment as executed.

Section 4. Letter of Representation. The form and content of the Contract of Purchase are hereby in all respects approved, and the City Manager is authorized to execute the Letter of Representation for the purposes stated therein.

Section 5. City Representative. Each of the City Manager, the Chief Financial Officer, the City Treasurer and the City Debt Manager is hereby designated as the City's representatives (each, a "City Representative") to act on behalf of the City in connection with the transaction contemplated by the Instruments and the Official Statement, and each is authorized to proceed with the acquisition of the 2016 Project in accordance with the Instruments and to seek opinions as a matter of law from the City Attorney, which City Attorney is authorized to furnish on behalf of the City, and opinions of law from such other attorneys for all documents contemplated hereby as required by law. The City Representatives and their designees are in all respects authorized, individually and collectively, to supply on behalf of the City all information pertaining to the City as purchaser under the Contract for use in the Official Statement and the transactions contemplated by the Instruments or the Official Statement. The Representatives or their respective designees are hereby authorized, empowered and directed, individually and collectively, to do any and all other acts and to execute any and all other documents, which they, in their discretion, deem necessary and appropriate to consummate the transactions contemplated by the Instruments or the Official Statement or as they deem necessary or appropriate to implement and carry out the intent and purposes of this Resolution.

Section 6. Financing Team. The Financing Team for the 2016 Certificates is hereby approved.

Section 7. Severability. If any section, phrase or provision of this Resolution is for any reason declared to be invalid, such declaration shall not affect the validity of the remainder of the sections, phrases or provisions of this Resolution.

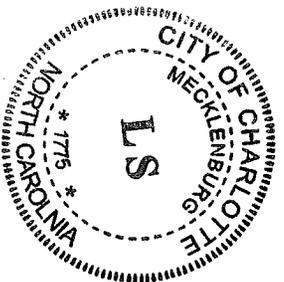
Section 8. Repealer. All motions, orders, resolutions and parts thereof in conflict with this Resolution are hereby repealed.

Section 9. Effective Date. This Resolution is effective on the date of its adoption.

STATE OF NORTH CAROLINA)
) ss:
CITY OF CHARLOTTE)

I, Emily A. Kunze, the Deputy City Clerk of the City of Charlotte, North Carolina, **DO HEREBY CERTIFY** that the foregoing is a true and exact copy of a resolution entitled “**RESOLUTION OF THE CITY OF CHARLOTTE, NORTH CAROLINA APPROVING AN AMENDMENT TO AN INSTALLMENT PURCHASE CONTRACT WITH NEW CHARLOTTE CORPORATION TO FINANCE AND REFINANCE CERTAIN CONVENTION CENTER FACILITIES AND RELATED MATTERS**” adopted by the City Council of the City of Charlotte, North Carolina, at a meeting held on the 25th day of April, 2016, the reference having been made in Minute Book 140, and recorded in full in Resolution Book 47, Page(s) 304-312.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 25th day of April, 2016.




Emily A. Kunze, Deputy City Clerk

FIRST AMENDMENT TO AGREEMENT

THIS FIRST AMENDMENT TO AGREEMENT (the "Amendment") is made as of the ___ day of April, 2016, by and among THE CITY OF CHARLOTTE, a municipal corporation of the State of North Carolina ("City"), PANTHERS FOOTBALL, LLC, a North Carolina limited liability company ("Teamco"), and PANTHERS STADIUM, LLC, a North Carolina limited liability company ("Stadco").

WITNESSETH:

WHEREAS, the Parties entered into an agreement dated as of September 9, 2013 (the "Agreement") related to the funding and construction of improvements to Bank of America Stadium (the "Stadium"); and

WHEREAS, the Parties desire to amend the Agreement to allow for the earlier completion of the construction of certain improvements to the Stadium.

NOW, THEREFORE, in consideration of the premises, and for other good valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Parties hereby agree to amend and modify the Agreement as follows:

1. Definition of Terms. All capitalized terms contained herein and not otherwise defined shall be defined as provided in the Agreement.
2. Funding of the Improvements. Section 2.4.3(a)(iii) of the Agreement is hereby modified by changing the Phase Three funding date from "December 1, 2017" to "December 1, 2016."
3. City Events. In consideration of the accelerated funding provided by the City for City-Funded Improvements, the Panthers Parties agree to expand the annual window of opportunity for the City to hold City Events by changing the end date in Section 5.2.3(b) from "June 30" to "September 7." This change shall not affect the end date of the Agreement which shall remain June 30, 2023.
4. Exhibit 2.1. Exhibit 2.1, attached hereto, replaces the original Exhibit 2.1 attached to the Agreement.
5. Effective Date. The provisions of this Amendment shall be and become effective as of the day and year first written above.

6. Successors and Assigns. This Amendment shall inure to the benefit of and be binding upon the parties hereto, and upon their respective heirs, legal representatives, successors and permitted assigns.

7. Full Force and Effect. The Agreement, as modified herein, is hereby ratified and confirmed by the Parties hereto, and remains in full force and effect.

8. Memorandum of Agreement. Upon the request of any Party and at no expense to the other Parties, each Party agrees to execute such agreements as may be necessary to confirm the provisions of this Amendment.

9. Governing Law. The Agreement and this Amendment shall be governed by and construed in accordance with the laws of the State of North Carolina.

IN WITNESS WHEREOF, the Parties have caused this First Amendment to be properly executed as of the day and year first above written.

THE CITY:
CITY OF CHARLOTTE

By: _____
Name:
Title:

THE PANTHERS PARTIES:
PANTHERS STADIUM, LLC
PANTHERS FOOTBALL, LLC

By: _____
Daniel B. Morrison, Jr.
President
By: _____
Daniel B. Morrison, Jr.
President

EXHIBIT 2.1

IMPROVEMENTS

PART A

2013-2014 (Phase One)

<u>Improvements</u>	<u>Construction Timeline</u>	<u>Actual Costs</u>	<u>Initial Classification**</u>	<u>Category</u>
-Improvements to entry gate access points and security	Summer 2013; January – July 2014	\$28,191,446	City-Funded Improvements	I
-Escalators and escalator towers				
-Entrance dome lighting				
-Pavers				
-Property acquisition				
-Video boards	February – July 2014	\$36,601,441	Panthers-Funded Improvements	I
-Ribbon Boards				
-Sound				
-Control Room expansion				
-Broadcast Department				
-Phase III Locker room update	January – March 2014	\$1,540,653	Panthers-Funded Improvements	II
-Media work room update				

2015-2018 (Phases Two and Three)

<u>Improvements</u>	<u>Construction Timeline</u>	<u>Projected Cost</u> <u>(in 2016 dollars)*</u>	<u>Initial Classification**</u>	<u>Category</u>
-Level 300/400 concourses	January – July	\$24,000,000	Panthers Funded-Improvements	II
-Level 100/500 concourses	January – July	\$30,000,000	City-Funded Improvements	I
-Infrastructure upgrades	January – July	\$13,508,554	City-Funded Improvements	I
-Energy efficient projects				
-Technology Additions/Upgrades	January – July	\$3,300,000	City-Funded Improvements	I
-Technology	January – July	\$15,300,000	Panthers Funded-Improvements	I

*Savings on the design, development, construction, configuration, implementation and/or installation of any City-Funded Improvement or Panthers-Funded Improvement in any Phase may be applied by the Panthers Parties to the design, development, construction, configuration, implementation and/or installation of other City-Funded

Improvements or, subject to the limitations set forth in the immediately following paragraph, Panthers-Funded Improvements, as the case may be, on or prior to the 2022 NFL Season End Date.

**All or any portion of any Improvements that are initially classified as “Category I” Panthers-Funded Improvements may be reclassified by the Panthers Parties as City-Funded Improvements provided that the aggregate City funding in any Phase does not exceed the budgeted limit of City Contributions for that Phase and all prior Phases (after giving effect to all increases resulting from any sales or use tax contributions made in such Phase). No Improvements (or portion thereof) that are classified on this Exhibit 2.1 as “Category II” Panthers-Funded Improvements may be reclassified as City-Funded Improvements. In addition, all or any portion of any Improvements that are initially classified as “Category I” City-Funded Improvements may be reclassified by the Panthers Parties as Panthers-Funded Improvements if such Improvements are funded by a Panthers Party (and not later reimbursed by the City).

PART B

Additional/Alternative Improvements

If the Improvements described in Part A above (including any Improvements that are substituted therefor as described below) are completed without the expenditure of all Contributions, Stado may expend (x) any remaining City Contributions on any improvements described in the table below that are permitted to be classified as “City-Funded Improvements” and (y) any remaining Panthers Contributions on any improvements described in the table below that are permitted to be classified as “Panthers-Funded Improvements”.

In addition, any Panthers-Funded Improvement described in Part A above may, in the sole discretion of the Panthers, be substituted with one or more of the improvements described in the table below, which additional or alternative improvements shall constitute Panthers-Funded Improvements.

<u>Improvements</u>	<u>Permitted Classification</u>
-Club Seat/Suite Improvements	Panthers-Funded Improvements only
-Practice Facility	Panthers-Funded Improvements <u>or</u> City-Funded Improvements, provided that the City Contributions shall not be used for any Practice Facility located outside the City of Charlotte, N.C.
-New Concepts (i.e., general amenities installed in a material number of NFL stadiums)	Panthers-Funded Improvements <u>or</u> City-Funded Improvements, provided that the City Contributions shall not be used for amenities that are primarily for the benefit of suite and club seat ticket holders
-Additional Entry Gate Improvements	Panthers-Funded Improvements <u>or</u> City-Funded Improvements
-Ticket Office	
-Team Store	Panthers-Funded Improvements only

**RESOLUTION PASSED BY THE CITY COUNCIL
OF THE CITY OF CHARLOTTE, NORTH CAROLINA ON APRIL 25, 2016**

A motion was made by Councilmember Austin _____ and seconded by Councilmember Mitchell _____ for the adoption of the following Resolution, and upon being put to a vote was duly adopted:

WHEREAS, the City of Charlotte will reimburse North Carolina Department of Transportation for the relocation and adjustment of Charlotte Water owned water and sewer lines at or near W. Catawba Avenue and Interstate 77.

WHEREAS, Charlotte Water will reimburse North Carolina Department of Transportation for actual costs not to exceed \$227,095.26; and

WHEREAS, Charlotte Water has programmed funding for said Water and Sewer Construction; and,

WHEREAS, under the proposed Agreement and subject to the Agreement provisions, the City of Charlotte shall reimburse the North Carolina Department of Transportation for actual construction costs at the conclusion of the project.

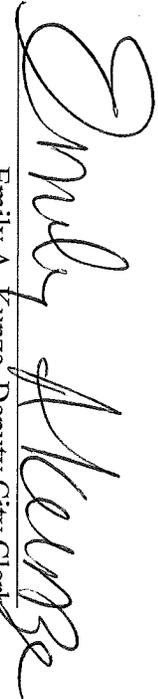
NOW, THEREFORE, BE IT RESOLVED that the Municipal Agreement between the North Carolina Department of Transportation and the City of Charlotte and Charlotte Water, is hereby formally approved by the City Council of the City of Charlotte and that the Director of Charlotte Water and Clerk of the City of Charlotte are hereby empowered to sign and execute the Municipal Agreement with the North Carolina Department of Transportation.

CERTIFICATION

I, Emily A. Kunze, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of a Resolution adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 25th day of April, 2016 the reference having been made in Minute Book 140 and recorded in full in Resolution Book 47, Page(s) 313.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, the 25th day of April, 2016.




Emily A. Kunze, Deputy City Clerk

A RESOLUTION AUTHORIZING THE REFUND OF PROPERTY TAXES

Reference is made to the schedule of "Taxpayers and Refunds Requested" attached to the Docket for consideration of the City Council. On the basis of that schedule, which is incorporated herein, the following facts are found:

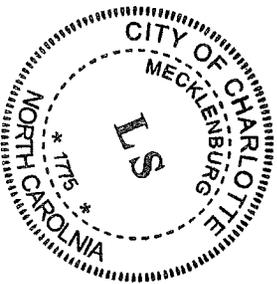
1. The City-County Tax Collector has collected property taxes from the taxpayers set out on the list attached to the Docket.
2. The City-County Tax Collector has certified that those taxpayers have made proper demand in writing for refund of the amounts set out on the schedule within the required time limits.
3. The amounts listed on the schedule were collected through either a clerical or assessor error.

NOW, THEREFORE, BE RESOLVED by the City Council of the City of Charlotte, North Carolina, in regular session assembled this 25th day of April 2016 that those taxpayers listed on the schedule of "Taxpayers and Refunds Requested" be refunded in the amounts therein set up and that the schedule and this resolution be spread upon the minutes of this meeting.

CERTIFICATION

I, Emily A. Kunze, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of a Resolution adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 25th day of April, 2016 the reference having been made in Minute Book 140 and recorded in full in Resolution Book 47, Page(s) 314-315.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, the 25th day of April, 2016.




Emily A. Kunze, Deputy City Clerk

Taxpayers and Refunds Requested

ACKERMANN, MICHAEL P	\$	215.41
ALBRIGHT, WILLIAM A	\$	152.52
ALBRIGHT, WILLIAM A	\$	163.57
ALBRIGHT, WILLIAM A	\$	166.84
ALBRIGHT, WILLIAM A	\$	152.52
AUSTIN, MARY H	\$	669.46
BLTREV3 CHARLOTTE LLC, .	\$	57.65
BROWN, DONNA M	\$	340.11
CHAMBERS, RACHEL LEE	\$	71.72
CHARLES, EDDY	\$	215.42
DAVIS, JOHN EDWARD	\$	193.15
DAVIS, LAWRENCE H	\$	182.63
FLATS AT MALLARD CREEK THE	\$	4,460.96
FREEMAN, LEON	\$	215.41
MITCHELL, CAROLYN	\$	119.67
R READ TULL LLC.	\$	453.33
SEYMOUR, JOHN R	\$	147.44
STALLINGS REAL ESTATE HOLDINGS II L, .	\$	166.11
	\$	8,143.92

A RESOLUTION AUTHORIZING CONDEMNATION PROCEEDINGS
FOR THE ACQUISITION OF CERTAIN REAL PROPERTY

WHEREAS, the City Council of the City of Charlotte finds as a fact that it is necessary to acquire certain property as indicated below for the **NORTH TRYON BUSINESS CORRIDOR PROJECT**; and

WHEREAS, the City either in good faith has undertaken to negotiate for the purchase of this property but has been unable to reach an agreement with the owners for the purchase price or, after reasonable diligence, has been unable to negotiate a purchase price;

NOW, THEREFORE, BE IT RESOLVED by the City Council of The City of Charlotte that condemnation proceedings are hereby authorized to be instituted against the property indicated below, under the authority and procedures of the laws of the State of North Carolina:

PROPERTY DESCRIPTION:

Amount necessary for the **NORTH TRYON BUSINESS CORRIDOR PROJECT** and estimated to be **439 square feet (.01 acre) of sidewalk/utility easement; 2,002 square feet (.046 acre) of temporary construction easement; 102 square feet (.002 acre) of bus stop easement, and 779 square feet (.018 acre) of utility easement** and any additional property or interest as the City may determine to complete the Project as it relates to Tax Parcel No.: 078-115-09, said property currently owned by **JAMES WIER FAMILY, LLC; SAMS INVESTMENTS III, LLC; 7-ELEVEN, INC., Lessee/Tenant; ADAMS OUTDOOR ADVERTISING OF CHARLOTTE (Successor-in-interest to Adams Outdoor Advertising), Lessee, or the owners' successor-in-interest.**

ESTIMATED JUST COMPENSATION:

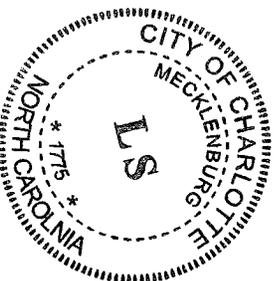
Such estimated just compensation as may be determined based upon the takings required by the final construction plans.

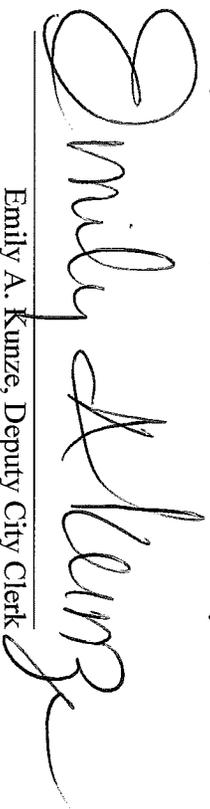
IT IS FURTHER RESOLVED that the estimated just compensation for the property is hereby authorized to be deposited in the Office of the Clerk of Superior Court, Mecklenburg County, North Carolina, together with the filing of the Complaint and Declaration of Taking.

CERTIFICATION

I, Emily A. Kunze, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of a Resolution adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 25th day of April, 2016 the reference having been made in Minute Book 140 and recorded in full in Resolution Book 47, Page(s) 316.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, the 25th day of April, 2016.




Emily A. Kunze, Deputy City Clerk

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WHEREAS, the City either in good faith has undertaken to negotiate for the purchase of this property but has been unable to reach an agreement with the owners for the purchase price or, after reasonable diligence, has been unable to negotiate a purchase price;

NOW, THEREFORE, BE IT RESOLVED by the City Council of The City of Charlotte that condemnation proceedings are hereby authorized to be instituted against the property indicated below, under the authority and procedures of the laws of the State of North Carolina:

PROPERTY DESCRIPTION:

Amount necessary for the **NORTH TRYON BUSINESS CORRIDOR PROJECT** and estimated to be **649 square feet (.015 acre) of fee-simple area; 449 square feet (.01 acre) of storm drainage easement; 304 square feet (.007 acre) of sidewalk and utility easement; 50 square feet (.001 acre) of temporary construction easement, and 2,211 square feet (.051 acre) of utility easement** and any additional property or interest as the City may determine to complete the Project, as it relates to Tax Parcel No.: 079-015-06, said property currently owned by **STEPHEN ERNEST LEE, SR. and spouse, if any DIANE L. HOFFMAN and spouse, if any; MECKLENBURG COUNTY TAX COLLECTOR; CCR PARTNERS, Possible Judgment Creditor; CAVALRY PORTFOLIO SERVICES, LLC, Possible Judgment Creditor, or the owners' successor-in-interest.**

ESTIMATED JUST COMPENSATION:

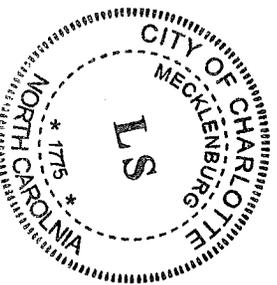
Such estimated just compensation as may be determined based upon the takings required by the final construction plans.

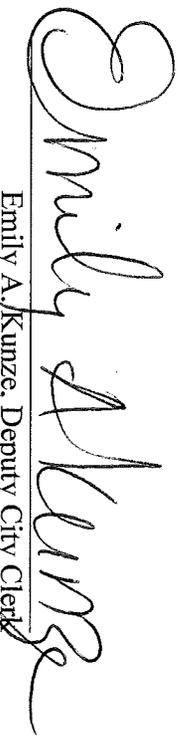
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Emily A. Kunze, Deputy City Clerk

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WHEREAS, the City either in good faith has undertaken to negotiate for the purchase of this property but has been unable to reach an agreement with the owners for the purchase price or, after reasonable diligence, has been unable to negotiate a purchase price;

NOW, THEREFORE, BE IT RESOLVED by the City Council of The City of Charlotte that condemnation proceedings are hereby authorized to be instituted against the property indicated below, under the authority and procedures of the laws of the State of North Carolina:

PROPERTY DESCRIPTION:

Amount necessary for the **NORTH TRYON BUSINESS CORRIDOR PROJECT** and estimated to be **991 square feet (.023 acre) of fee-simple area; 619 square feet (.014 acre) of storm drainage easement, 454 square feet (.01 acre) of sidewalk and utility easement, 1,179 square feet (.027 acre) of temporary construction easement, and 1,610 square feet (.037 acre) of utility easement**, and any additional property or interest as the City may determine to complete the Project, as it relates to Tax Parcel No.: 079-015-01, said property currently owned by **STEPHEN ERNEST LEE, SR. and spouse, if any** **DIANE L. HOFFMAN and spouse, if any; UNIFUND CCR PARTNERS, Possible Judgment Creditor; CAVALRY PORTFOLIO SERVICES, LLC, Possible Judgment Creditor**, or the owners' successor-in-interest.

ESTIMATED JUST COMPENSATION:

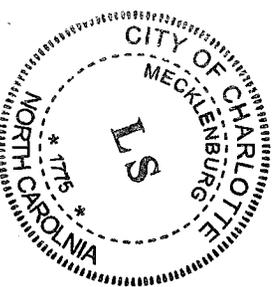
Such estimated just compensation as may be determined based upon the takings required by the final construction plans.

IT IS FURTHER RESOLVED that the estimated just compensation for the property is hereby authorized to be deposited in the Office of the Clerk of Superior Court, Mecklenburg County, North Carolina, together with the filing of the Complaint and Declaration of Taking.

CERTIFICATION

I, **Emily A. Kunze**, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of a Resolution adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 25th day of April, 2016 the reference having been made in Minute Book 140 and recorded in full in Resolution Book 47, Page(s) 318.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, the 25th day of April, 2016.




Emily A. Kunze, Deputy City Clerk

A RESOLUTION AUTHORIZING CONDEMNATION PROCEEDINGS
FOR THE ACQUISITION OF CERTAIN REAL PROPERTY

WHEREAS, the City Council of the City of Charlotte finds as a fact that it is necessary to acquire certain property as indicated below for the **NORTH TRYON BUSINESS CORRIDOR PROJECT**; and

WHEREAS, the City either in good faith has undertaken to negotiate for the purchase of this property but has been unable to reach an agreement with the owners for the purchase price or, after reasonable diligence, has been unable to negotiate a purchase price;

NOW, THEREFORE, BE IT RESOLVED by the City Council of The City of Charlotte that condemnation proceedings are hereby authorized to be instituted against the property indicated below, under the authority and procedures of the laws of the State of North Carolina:

PROPERTY DESCRIPTION:

Amount necessary for the **NORTH TRYON BUSINESS CORRIDOR PROJECT** and estimated to be **4,707 square feet (.108 acre) of fee-simple area; 4,083 square feet (.094 acre) of storm drainage easement; 3,537 square feet (.081 acre) of sidewalk, utility, and retaining wall easement, and 3,953 square feet (.091 acre) of temporary construction easement** and any additional property or interest as the City may determine to complete the Project, as it relates to Tax Parcel No.: 079-088-06, said property currently owned by **REZA SHIRZAD and spouse, FROUZAN SHIRZAD**, or the owners' successor-in-interest.

ESTIMATED JUST COMPENSATION:

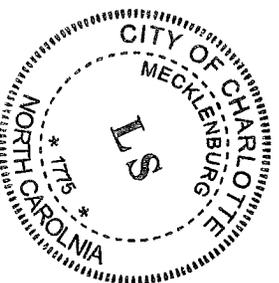
Such estimated just compensation as may be determined based upon the takings required by the final construction plans.

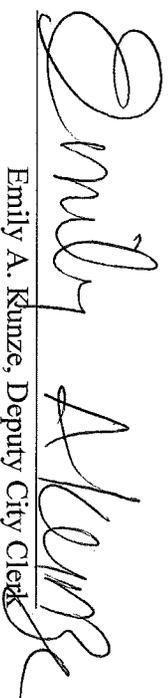
IT IS FURTHER RESOLVED that the estimated just compensation for the property is hereby authorized to be deposited in the Office of the Clerk of Superior Court, Mecklenburg County, North Carolina, together with the filing of the Complaint and Declaration of Taking.

CERTIFICATION

I, Emily A. Kunze, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of a Resolution adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 25th day of April, 2016 the reference having been made in Minute Book 140 and recorded in full in Resolution Book 47, Page(s) 319.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, the 25th day of April, 2016.




Emily A. Kunze, Deputy City Clerk