



Gaston County

Gaston County
Board of Commissioners
www.gastongov.com

Public Works

Board Action

File #: 21-146

Commissioner Worley - Public Works - To Accept an Offer to Purchase a County Owned Surplus Parcel (PID# 203783 Located at 2005 Beauhaven Lane, Belmont, NC 28012) and Authorize Staff to Initiate the Upset Bid Process

STAFF CONTACT

Dan Ziehm, P.E. - Public Works Director - 704-862-6795

BUDGET IMPACT

No additional County funds

BUDGET ORDINANCE IMPACT

N/A

BACKGROUND

Gaston County currently owns PID# 203783 (.32 acres) located at 2005 Beauhaven Lane, Belmont NC. The Public Works office has received an offer from John Bolin with Allen Tate Realtors, on behalf of his client, in the amount of \$20,000. Attorney fees, realtor commission, and estimated pro-rata property taxes from 1/21-6/21 total \$1,714, providing a net amount to Gaston County of \$18,286.

On April 24, 2018, The Gaston County Board of Commissioners adopted Resolution 2018-105 to declare this property non-essential. This parcel is not in an area the County is planning to redevelop, nor is it planned for current or future development for County use.

The Board received an initial offer of \$11,500.00 (Resolution 2018-175) at its Regular Meeting of June 26, 2018 and thereby authorized staff to initiate an upset bid process, for which no upset bids were received during the 10-day upset bid period. Pursuant to §160A-269, the Board of Commissioners must accept or reject the offer submitted. At its Regular Meeting of August 28, 2018, the Board rejected the initial offer and instructed staff to list the property with John Bolin with Allen Tate Realtors. The current offer of \$20,000 is the highest offer received by Mr. Bolin since 2018.

(Continued on Page 2)

DO NOT TYPE BELOW THIS LINE

I, Donna S. Buff, Clerk to the County Commission, do hereby certify that the above is a true and correct copy of action taken by the Board of Commissioners as follows:

NO.	DATE	M1	M2	CBrown	AFraley	BHovis	KJohnson	TKelgher	TPHilbeck	RWorley	Vote
2021-132	04/27/2021	CB	BH	A	A	A	A	A	A	A	U

DISTRIBUTION:

Laserfiche Users

A=AYE, N=NAY, AB=ABSENT, ABS=ABSTAIN, U=UNANIMOUS

Commissioner Worley - Public Works - To Accept an Offer to Purchase a County Owned Surplus Parcel (PID# 203783 Located at 2005 Beauhaven Lane, Belmont, NC 28012) and Authorize Staff to Initiate the Upset Bid Process
Page 2

The total cost to date for Gaston County, including purchase price, HOA fees, & newspaper ad for initial upset bid is \$15,253.30. In July, another HOA payment for the second half of 2021 will be due in the amount of \$1,024.00.

Under §160A-269, a County has the authority to "receive, solicit, or negotiate an offer to purchase property and advertise it for upset bids." Under this statute, if the Board of Commissioners accept an offer for said property, the County must then advertise the bid in the newspaper and allow ten (10) days for other bids to be received. Staff will bring the highest and best offer back to the Commission for final approval.

POLICY IMPACT

N/A

ATTACHMENTS

N/A