RESOLUTION NO. 2024-XX

RESOLUTION ENDORSING TERMS OF GROUND LEASE WITH BREVARD DAVIDSON RIVER PRESBYTERIAN CHURCH FOR DEVELOPMENT OF AFFORDABLE/WORKFORCE HOUSING AND AUTHORIZING ITS EXECUTION

WHEREAS, the City of Brevard ("City") and Davidson River Presbyterian Church ("Church") wish to collaborate on the creation of a low-to-moderate income (LMI) housing project on approximately 4 acres of undeveloped property owned by the church; and

WHEREAS, the City has agreed to conduct an assessment of the property to determine whether it is suitable for development and, if so, take the lead on coordinating the development of LMI housing; and

WHEREAS, the Constitution of the State of North Carolina prohibits public resources from being used for the benefit of a private party; and

WHEREAS, therefore, the City must have legal control over the property to legally conduct its activities; and

WHEREAS, the Church wishes to ensure that the property be used for LMI housing in perpetuity; and

WHEREAS; City staff and representatives from the Church's governing body have negotiated a lease agreement that gives the City control of the property for three years with an option to purchase the property with deed restrictions limiting its use to LMI housing thereafter; and

WHEREAS, the City's Housing Committee endorsed these terms at its April 9, 2024 meeting, referring them to full City Council; and

WHEREAS, the full City Council heard a presentation on the lease at its May 20, 2024 meeting.

NOW, THEREFORE, THE *CITY COUNCIL* OF THE *CITY OF BREVARD* RESOLVES:

The terms of the draft Ground Lease attached hereto and presented to the City Council at its regular meeting on May 20, 2024 are hereby endorsed; and

Maureen Copelof, the Mayor, is authorized to execute the document attached hereto on the City's behalf.

Adopted and approved this the _____ day of _____, 2024.

Maureen Copelof
Mayor

ATTEST:

Denise Hodsdon, CMC
City Clerk