

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1997

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HOUSE BILL 1737*
Committee Substitute Favorable 6/17/98

Short Title: NCSU Centennial Campus.

(Public)

Sponsors:

Referred to:

June 1, 1998

1 A BILL TO BE ENTITLED
2 AN ACT TO PROVIDE THAT THE CENTENNIAL CAMPUS AT NORTH
3 CAROLINA STATE UNIVERSITY INCLUDES THE COLLEGE OF
4 VETERINARY MEDICINE, TO CLARIFY THAT THE BOARD OF
5 GOVERNORS HAS THE AUTHORITY TO DESIGNATE THE REAL ESTATE
6 AND APPURTENANT FACILITIES THAT COMPRISE THE CENTENNIAL
7 CAMPUS AT NORTH CAROLINA STATE UNIVERSITY, TO MODIFY THE
8 AUTHORITY OF THE BOARD OF GOVERNORS WITH REGARD TO CERTAIN
9 TYPES OF DISPOSITIONS OF CENTENNIAL CAMPUS PROPERTY, TO
10 EXEMPT CERTAIN REAL ESTATE TRANSACTIONS ON THE CENTENNIAL
11 CAMPUS FROM PAYMENT OF THE STATE LAND SERVICE CHARGE, AND
12 TO LIMIT THE NUMBER OF YEARS STATE PROPERTY CAN BE LEASED TO
13 NINETY-NINE YEARS.

14 The General Assembly of North Carolina enacts:

15 Section 1. G.S. 116-36.5 reads as rewritten:

16 **"§ 116-36.5. Centennial Campus trust fund.**

17 All moneys received through development of the Centennial Campus of North Carolina
18 State University at Raleigh, from whatever source, including the net proceeds from the
19 lease or rental of Centennial Campus real property, shall be placed in a special,

1 continuing, and nonreverting trust fund having the sole and exclusive use for further
2 development of the Centennial Campus, including its operational development. This
3 fund shall be treated in the manner of institutional trust funds as provided in G.S. 116-
4 36.1. This fund shall be deemed an additional and alternative method of funding the
5 Centennial Campus and not an exclusive one. For purposes of this section the term
6 'Centennial Campus' ~~shall mean that real property and appurtenant facilities designated by the~~
7 ~~Board as part of the Centennial Campus of North Carolina State University at Raleigh. is~~
8 defined by G.S. 116-198.33(4). To the extent that any general, special, or local law is
9 inconsistent with this section, it is declared inapplicable to this section."

10 Section 2. G.S. 116-198.33(4) reads as rewritten:

11 "(4) The term 'Centennial Campus' ~~shall mean~~ means all of the following
12 properties:

13 a. The real property and appurtenant facilities bounded by Blue
14 Ridge Road, Hillsborough Street, Wade Avenue, and Interstate
15 440 that are the sites of the College of Veterinary Medicine, the
16 University Club, and the Agricultural Turf Grass Management
17 Program.

18 b. The real property and appurtenant facilities that are the former
19 Dix Hospital properties and other contiguous parcels of property
20 that are adjacent to Centennial Boulevard.

21 c. All other ~~that~~ real property and appurtenant facilities designated
22 by the Board of Governors as part of the Centennial Campus of
23 the Institution. Campus. The properties designated by the Board
24 of Governors do not have to be contiguous with the Centennial
25 Campus to be designated as part of that Campus."

26 Section 3. G.S. 116-198.34 reads as rewritten:

27 "**§ 116-198.34. General powers of Board of Governors.**

28 The Board ~~is authorized, subject to the requirements of this Article:~~ may exercise any one
29 or more of the following powers:

30 (1) To determine the location and character of any project or projects, and
31 to acquire, construct, and provide the same, and to maintain, repair, and
32 operate, and to enter into contracts for the management, lease, use, or
33 operation of all or any portion of any project or projects and any
34 existing ~~facilities;~~ facilities.

35 (2) To issue revenue bonds as hereinafter provided to pay all or any part of
36 the cost of any project or projects, and to fund or refund the ~~same;~~ same.

37 (3) To fix and revise from time to time and charge and collect rates, fees,
38 rents, and charges for the use of, and for the services furnished by, all or
39 any portion of any project or ~~projects;~~ projects.

40 (4) To establish and enforce, and to agree through any resolution or trust
41 agreement authorizing or securing bonds under this Article to make and
42 enforce, rules and regulations for the use of and services rendered by
43 any project or projects and any existing facilities, to provide for the

1 maximum use of any project or projects and any existing ~~facilities;~~
2 facilities.

- 3 (5) To acquire, hold, lease, and dispose of real and personal property in the
4 exercise of its powers and the performance of its duties hereunder and to
5 lease all or any part of any project or projects and any existing facilities
6 ~~for such period or periods of years, not exceeding 40 years,~~ upon such terms
7 and conditions as the Board determines, subject to the provisions of ~~G.S.~~
8 ~~143-341;~~ G.S. 143-341 and Chapter 146 of the General Statutes.

9 Notwithstanding G.S. 143-341 and Chapter 146 of the General
10 Statutes, a disposition by easement, lease, or rental agreement of space
11 in any building on the Centennial Campus made for a period of 10 years
12 or less shall not require the approval of the Governor and the Council of
13 State. All other acquisitions and dispositions made under this
14 subdivision are subject to the provisions of G.S. 143-341 and Chapter
15 146 of the General Statutes.

- 16 (6) To employ consulting engineers, architects, attorneys, accountants,
17 construction and financial experts, superintendents, managers, and such
18 other employees and agents as may be necessary in its judgment in
19 connection with any project or projects and existing facilities, and to fix
20 ~~their compensation;~~ compensation.

- 21 (7) To make and enter into all contracts and agreements necessary or
22 incidental to the performance of its duties and the execution of its
23 powers under this ~~Article;~~ Article.

- 24 (8) To receive and accept from any federal, State, or other public agency
25 and any private agency, person or other entity donations, loans, grants,
26 aid, or contributions of any money, property, labor, or other things of
27 value for any project or projects, and to agree to apply and use the same
28 in accordance with the terms and conditions under which the same are
29 ~~provided;~~ and provided.

- 30 (8a) To designate the real property and appurtenant facilities to be included
31 as part of the Centennial Campus.

- 32 (9) To do all acts and things necessary or convenient to carry out the
33 powers granted by this Article."

34 Section 4. G.S. 146-30 is amended by adding a new subsection to read:

35 "(b1) Notwithstanding the other provisions of this section, no service charge into the
36 State Land Fund shall be deducted from or levied against the proceeds of any disposition
37 by lease, rental, or easement of State lands that are designated as part of the Centennial
38 Campus as defined by G.S. 116-198.33(4). All net proceeds of those dispositions are
39 governed by G.S. 116-36.5."

40 Section 5. G.S. 146-27 reads as rewritten:

41 "**§ 146-27. The role of the Department of Administration in sales, leases, and**
42 **rentals.**

- 1 (a) General. – Every sale, lease, rental, or gift of land owned by the State or by any
2 State agency shall be made by the Department of Administration and approved by the
3 Governor and Council of State; ~~provided that if the proposed disposition is a sale or gift of~~
4 ~~land with an appraised value of at least twenty-five thousand dollars (\$25,000), the sale or gift~~
5 ~~shall not be made until after consultation with the Joint Legislative Commission on~~
6 ~~Governmental Operations.~~ State. A lease or rental of land owned by the State may not
7 exceed a period of 99 years. The Department of Administration may initiate proceedings
8 for sales, leases, rentals, and gifts of land owned by the State or by any State agency.
- 9 (b) Large Disposition. – If a proposed disposition is a sale or gift of land with an
10 appraised value of at least twenty-five thousand dollars (\$25,000), the sale or gift shall
11 not be made until after consultation with the Joint Legislative Commission on
12 Governmental Operations."
- 13 Section 6. This act is effective when it becomes law.