

**RESOLUTION BY THE CITY OF HENDERSONVILLE TO ACCEPT THE
CONTINGENT OFFER OF JUST COMPENSATION FROM THE NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION FOR THE SOUTH MAIN STREET
WIDENING PROJECT**

WHEREAS, the North Carolina Department of Transportation (“NCDOT”) is conducting a project to widen the Bridge over Mud Creek (Bridge 143) to five lanes along N.C. 225 from South King Street to U.S. 176; and

WHEREAS, NCDOT must acquire right of way from the City as part of this project, said right of way being all of that real property described in Deed Book 1357 at page 559, Henderson County Registry (the “City Property”); and

WHEREAS, NCDOT has conducted an appraisal and has determined the fair market value for the City Property required for the road widening project; and

WHEREAS, NCDOT has also acquired right of way from private property owners resulting in remnants of property adjacent to real property owned by the City; and

WHEREAS, as additional consideration for the City Property, NCDOT has offered to convey to the City the remnants of that Parcel described in Deed Book 4235 at page 151, Henderson County Registry (“Parcel 46”) and that Parcel described in Deed Book 4235 at page 143, Henderson County Registry, (“Parcel 47”); and

WHEREAS, NCDOT has submitted a Contingent Offer to Purchase Real Property for the City Property in the amount of \$443,250.00, together with a Negotiated/Auction Sale of Residue for the remnants of Parcels 46 and 47; and

WHEREAS, City staff have determined that this offer is reasonable and recommend City Council approve the offer as presented.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Hendersonville, North Carolina that:

1. The Contingent Offer to Purchase Real Property for the U-6049 project is accepted and approved.
2. The City Manager is authorized to execute the Negotiated/Auction Sale of Residue for the remnants of Parcels 46 and 47.
3. The City Manager, City Attorney, and City Clerk are authorized to take all actions necessary to execute the Offer and complete the sale of the real property described hereinabove.

Adopted by the City Council of the City of Hendersonville, North Carolina on this 2nd day of October, 2025.

Attest:

Barbara G. Volk, Mayor, City of Hendersonville

Jill Murray, City Clerk

Approved as to form:

Angela S. Beeker, City Attorney