

Rutherford County Airport Authority Closed Session Minutes
May 14, 2013

Present: Chairman Bob Howard
Vice Chairman Keith Hunter
Bob Ralph
Jamie Lou Padgett

6:19 P.M.

Also included in the meeting were Airport Authority Attorney, Beth Miller; James Luther, WK Dickson; and Brooke Watson.

Bob H. turned the meeting over to James Luther.

Mr. Luther opened discussion on the status of the negotiations for the purchase of the Julius and Wanda Owens property, also known as "Owens tract 1", located at 154 Goshen Rd., Rutherfordton, NC.

Mr. Hunter inquired as to what legal options were available to the board to acquire the necessary property interest from Mr. and Mrs. Owens in lieu of a fee simple purchase of the real property. Ms. Miller advised the board of legal options including Rutherford County proceeding to enforce a violation of the Rutherford County Airport Hazard Zoning Ordinance regarding the trees which are current obstructions, negotiation with the property owner to obtain an easement and remove the trees which are current obstructions, commencement of a condemnation action to acquire the legal right to remove the trees which are obstructions or not take action as to the obstructions and move the runaway threshold.

Discussion ensued regarding the proposed terms in addition to the purchase price that Mr. and Mrs. Owens had tentatively discussed with real estate broker, Terri Jenkins. It was noted that the proposed terms were not yet finalized and that a more thorough discussion would need to occur after Mr. and Mrs. Owens acknowledged the proposed terms in writing.

A motion was made by Bob Howard to return to regular session. There was a unanimous vote of approval.

Return to Open Session - 7:07

Rutherford County Airport Authority Closed Session Minutes
N.C.G.S. 143-318-11(a)(5) Property Acquisition and
N.C.G.S 143-318.11 (a)(3) Attorney Client Privilege
June 11, 2013

Present: Chairman Bob Howard
Vice Chairman Keith Hunter
Bob Ralph
Jamie Lou Padgett

5:44 P.M.

Also included in the meeting were Airport Authority Attorney, Beth Miller; James Luther, WK Dickson; and Brooke Watson.

Bob H. turned the meeting over to James Luther.

Mr. Luther opened discussion on the status of the negotiations for the purchase of the Julius and Wanda Owens property, also known as "Owens tract 1", located at 154 Goshen Rd., Rutherfordton, NC.

Discussion ensued regarding the proposed terms in addition to the purchase price that Mr. and Mrs. Owens had tentatively discussed with real estate broker, Terri Jenkins. The proposed terms were now finalized and considered by the board.

Beth Miller provided to the board members, a memorandum subject to attorney client privilege which provided legal options and potential legal ramifications of the purchase of the real property.

The consensus was to offer \$300,000 and to request a response within 10 days from the buyer. All board members were in favor.

A motion was made by Bob Howard to return to regular session. There was a unanimous vote of approval.

Return to Open Session - 6:16