

**MINUTES**  
**STATE BUILDING COMMISSION**  
Executive Subcommittee  
February 24, 2014

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The State Building Commission Executive Subcommittee met this day at 10:30 a.m. in House Hearing Room 30, Legislative Plaza, Nashville, Tennessee. Chairman Larry Martin called the meeting to order at 10:35 a.m. and requested action on the following matters as presented by State Architect Peter Heimbach.

STATE BUILDING COMMISSION SUB-COMMITTEE MEMBERS PRESENT

Larry Martin, Commissioner, Department of Finance and Administration  
Tre Hargett, Secretary of State  
Justin Wilson, Comptroller of the Treasury

STATE BUILDING COMMISSION SUB-COMMITTEE MEMBERS ABSENT

David Lillard, State Treasurer

OTHERS PRESENT

Peter Heimbach, State Architect  
Georgia Martin, Office of the State Architect  
Ann McGauran, Department of General Services  
Melinda Parton, Comptroller's Office  
Kathy Stickel, Comptroller's Office  
Jonathan Rummel, Secretary of State's Office  
Janie Porter, Attorney General's Office  
Genie Whitesell, Attorney General's Office  
Dick Tracy, Tennessee Board of Regents  
Robbi Stivers, University of Tennessee  
Ted Hayden, Department of General Services  
Heather Iverson, Department of General Services  
Jason Hartman, Dept of Finance and Administration  
Chloe Shafer, Department of General Services

Marcos Makohon, Department of General Services  
David Benton, Department of Environment and Conservation  
Lance Iverson, Department of Intellectual & Developmental Disabilities  
Kent Brummett, Department of Intellectual & Developmental Disabilities  
Charles King, Department of Transportation  
Cindy Liddell, Comptroller's Office  
Crystal Collins, THEC  
Steven Gentile, THEC  
Blake Fontenay, Constitutional Officers  
Mark Cherpack, Department of Finance and Administration

## CONSENT AGENDA

Approved the following real property transactions, which had been reviewed and recommended for approval by Subcommittee staff:

- A. Agency: University of Tennessee – Knox County  
Transaction: Acquisition in fee  
Provision: Waiver of advertisement and one appraisal
  
- B. Agency: University of Tennessee – Monroe County  
Transaction: Disposal in fee  
Provision: Continuance of the waiver of advertisement and one appraisal
  
- C. Agency: Tennessee Board of Regents – Montgomery County  
Transaction: Acquisition in fee  
Waiver of advertisement and one appraisal
  
- D. Agency: Tennessee Board of Regents – Putnam County  
Transaction: Acquisition in fee  
Provision: Waiver of advertisement and one appraisal
  
- E. Agency: Tennessee Board of Regents – Sullivan County  
Transaction: Reciprocal access easement
  
- F. Agency: Department of Transportation- Blount County  
Transaction: Disposal by easement  
Provision: Waiver of advertisement, REM fees and appraisals
  
- G. Agency: Tennessee Wildlife Resources Agency – Chester County  
Transaction: Acquisition in fee  
Provision: Waiver of advertisement and one appraisal
  
- H. Agency: Department of Environment and Conservation – Davidson County  
Transaction: Mutual access easement
  
- I. Agency: Department of Environment and Conservation – Dekalb County  
Transaction: Disposal of temporary construction easement  
Provision: Waiver of advertisement and appraisals
  
- J. Agency: Department of Intellectual & Developmental Disabilities – Davidson County  
Transaction: Disposal by lease  
Provision: Waiver of advertisement and one appraisal
  
- K. Agency: Department of Intellectual & Developmental Disabilities – Davidson County  
Transaction: Disposal by lease  
Provision: Waiver of advertisement and one appraisal

UNIVERSITY OF TENNESSEE

University of Tennessee, Knoxville, Knox County, Tennessee

**Requested Action:** Approval of a project budget, scope and source(s) of funding

**Project Title:** Demolition - 909 22<sup>nd</sup> Street

**Project Description:** Demolish the house located at 909 22<sup>nd</sup> Street. The house contains approximately 1,730 square feet. The property will be used for needed space for surface parking.

**SBC Number:** 540/009-01-2014

**Total Project Budget:** \$60,000.00

**Source of Funding:** \$60,000.00 Plant (Non-Auxiliary) (A)

**Comment:** The property was approved for acquisition by the ESC on April 23, 2008.  
  
The TN Historical Commission has determined that this project will not adversely affect the State-owned resource of 50 + years and no further action is necessary.

**Minutes:** 02/24/2014 ESC Approved a project budget, scope and source(s) of funding.

## TENNESSEE BOARD OF REGENTS

### Austin Peay State University, Montgomery County, Clarksville, Tennessee

**Requested Action:** Approval of project, budget, scope and source of funding

**Project Title:** Demolition – 806 Parham Avenue, Gunn Residence

**Project Description:** Demolish residence at 806 Parham Drive, Clarksville.

**SBC Number:** 166/003-01-2014

**Total Budget Cost:** \$20,000.00

**Source of Funding:** \$20,000.00 Plant (Non-Auxiliary) (A)

**Comment:** The TN Historical Commission has determined that this project will not adversely affect this State-owned resource of 50+ years, and no further action is necessary.

**Minutes:** 02/24/2014 ESC Approved a project budget, scope and source(s) of funding.

TENNESSEE BOARD OF REGENTS

Tennessee Technological University, Cookeville, Putnam, Tennessee

**Requested Action:** Approval of project, budget, scope and source of funding

**Project Title:** Demolition – 811 North Whitney Avenue, Bradford Residence

**Project Description:** This project provides for the demolition of the buildings located at 811 North Whitney Avenue for the benefit of the TTU master plan.

**SBC Number:** 166/011-01-2014

**Total Budget Cost:** \$10,000.00

**Source of Funding:** \$10,000.00 Plant (Auxiliary-General) (A)

**Comment:** The TN Historical Commission has determined that this project will not adversely affect this State owned resource of 50 + years and no further action is necessary.

**Minutes:** 02/24/2014 ESC Approved a project budget, scope and source(s) of funding.

## TENNESSEE BOARD OF REGENTS

### Land Transaction

**Requested Action:** Approval to dispose of Roane State Community College president's residence and issue a RFP to contract with a realty firm to assist with the disposal

**Description:** Roane County – 4.75+/- acres – 340 Ridgewood Road – Harriman, TN – Trans. No. 14-01-007 (Baugh)

**Purpose:** Disposal in fee state property provided for residence for Roane State Community College's presidents.

**Estimated Cost:** 6% transaction fee if sale of property is successful

**Owner(s):** State of Tennessee

**Comment:** The current president of Roane State Community College (RSCC) owns his own residence in Harriman; therefore, the property will no longer be needed. The property is in need of capital maintenance. Due to the remote location and rural market, a realtor with experience of the area is needed to market the residential house. After the disposal of RSCC's president's residence, Dyersburg State Community College is the remaining community college that provides a residence for their president.

Date of last transfer: July 1, 1973  
Original cost to the State: \$60,000  
Property Assessor's Value: \$333,300  
Improvements Square Footage: 2,884

**Minutes:** 02/24/2014 ESC Comptroller Wilson discussed the selection process for a realtor and if there will be a requirement that the property be sold at fair market value. Dick Tracy responded that, while they would like to sell it at FMV, they can also reject any offers they receive. Subcommittee approved disposing of the president's residence and issuing an RFP to contract with a realty firm to assist with the disposal.

## DEPARTMENT OF TRANSPORTATION

### Region 4 West Tennessee, Memphis, Shelby, Tennessee

**Requested Action:** Approval to modify previous action to utilize agency resources

**Project Title:** Demolition

**Project Description:** Demolish Hernando Engineering office building at 0 Hernando Rd., Memphis, TN.

**SBC Number:** 244/010-01-2013

**Total Project Budget:** \$25,000.00

**Source of Funding:** \$25,000.00      13/14    TDOT Plant Construction Funds    (A)

**Comment:** This building is less than 50 years old and does not require Tennessee Historical Commission review.

**Previous Action:** 12/16/2013    ESC    Approved project, budget, scope & source of funding

**Minutes:** 02/24/2014    ESC    Modified previous action to include using agency resources

DEPARTMENT OF ENVIRONMENT AND CONSERVATION

Roan Mountain State Park, Roan Mountain, Carter County, Tennessee

**Requested Action:** Approval of a revision in source(s) of funding and to utilize Agency resources for construction

**Project Title:** Water System Upgrades

**Project Description:** Upgrade the water distribution system. The system is served by a series of wells, pumps and storage tanks. Distribution lines that serve the system are old and line breaks constantly need maintenance.

**SBC Number:** 126/086-01-2009-01

**Total Project Budget:** \$1,400,000.00

<b>Source of Funding:</b>	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$ 100,000.00	\$ 0.00	\$ 100,000.00	09/10	CurrFunds-CapMaint	(A)
	1,300,000.00	(300,000.00)	1,000,000.00	2009	GO Bonds-CapMaint	(A)
	0.00	181,586.49	181,586.49	07/08	CurrFunds-CapMaint	(R)
	0.00	118,413.51	118,413.51	08/09	CurrFunds-CapMaint	(R)

<b>Original Project Budget:</b>	<b>\$1,400,000.00</b>	
<b>Change in Funding:</b>		<b>\$ 0.00</b>
<b>Revised Project Budget:</b>		<b>\$1,400,000.00</b>

**Comment:** The subproject bid over target with only one bidder due to the remote nature of the site. TDOT has proposed to complete the paving and associated work within the bid target. The request is for using TDOT agency resources for this subproject.

**Previous Action:** 09/10/2009 SBC Approved project & designer (Tysinger Hampton)  
 09/08/2011 SBC Report additional services  
 01/20/2013 SBC Report bid withdrawal  
 02/13/2014 SBC Referred to ESC w/authority to act

**Minutes:** 02/24/2014 ESC Approved a revision in source(s) of funding and to use Agency resources for construction



DEPARTMENT OF INTELLECTUAL & DEVELOPMENTAL DISABILITIES

**Land Transaction**

**Requested Action:** Approval of disposal in fee with waiver of one appraisal

**Description:** Davidson County – 0.67+/-acres – 3213 Toddway Court, Nashville, TN – Trans. No. 13-12-003 (Baugh)

**Purpose:** Disposal in fee to sell excess property and a 2,080 sq. ft. residence, no longer needed to build a new Intermediate Care Facility (ICF) home.

**Estimated Price:** Fair Market Value

**Comment:** DIDD has fulfilled its needs for construction of ICF homes in Middle Tennessee, and this property is no longer needed for that purpose. Proceeds of the sale will be deposited into the Intellectual Disabilities Trust Fund pursuant to TCA 12-2-117. The department will use the deposited funds to repay debt incurred from the initial purchase of this property as a part of the overall project for the construction of ICF homes in Middle Tennessee. All proceeds in excess of the original purchase price of this property will remain in the Intellectual Disabilities Trust Fund.

Date of last transfer: December 16, 2011  
Original Cost to the State: \$160,000  
Previous Owner: Armstrong  
Property Assessor's Value:\$175,30  
Improvement Square Footage: 2,080

**Minutes:** 02/24/2014 ESC Approved disposal in fee with waiver of one appraisal

## DEPARTMENT OF GENERAL SERVICES

### Report Item

*Pursuant to State Building Commission Policy and Procedures, Item 8.01 (J) Report Item as approved on September 19, 2011.*

For all acquisition and disposals of interest in real property, closed in the previous quarter, that have been previously approved by the Executive Subcommittee, the following information shall be reported back to the Executive Sub Committee by STREAM on a quarterly basis (October 1, 2013 – December 31, 2013)

1. Resulting appraisal value(s)
2. Final purchase or sales price
3. Amount(s) and source of funding used or received
4. 3<sup>rd</sup> Party Costs

## STATE BUILDING COMMISSION

### Minutes of Executive Subcommittee Meeting

- 1) Approved the Minutes of the Executive Subcommittee meeting held on January 21, 2014.

### SBC Bylaws, Policy & Procedures

- 1) Approved the following revision to SBC Bylaws, Policy & Procedures Item 18.01B *Protests*:
  - B. After opening a procurement file for public inspection, which shall occur at least ten days prior to the date of the State Building Commission **or** Executive Sub-Committee meeting at which approval will be sought, the State will allow seven calendar days for consideration of protests from an actual proposer based on facts the proposer knows or should have known giving rise to the protest. Any issues raised by the protesting party after the seven-day period shall not be considered as part of the protest.

### STREAM Policies

- 1) Approved the following STREAM policies to comply with Item 7.07 *Evaluation of Proposals*, with templates included in the Lease Procurement Methods Policy:
  - a) Lease Procurement Methods Policy & Procedures
  - b) Lease Communications and Negotiations Policy & Procedures

### Report Items

- 1) Acknowledged report of the following revision to OSA Policy & Procedures *Procurement Through Design/Bid/Build*, Item F.4(a) Award of Contract:
  - a) All construction contracts must be signed by the contractor, the head of the contracting agency, the State Architect and the availability of funds certified by the Commissioner of Finance and Administration, as required by TCA [9-4-5113](#) ~~9-6-113~~.
- 2) Acknowledged report of **Protest Bond Policy** as part of Item 18.01, *Protests*.
- 3) Acknowledged report of designer name change from "**Red Chair Architects**" to "**Community Tectonics Architects, Inc.**" on the following State projects:

SBC No. 166/023-03-2010	Walters State CC (ADA Adaptations)
SBC No. 166/032-01-1996	Pellissippi State CC (Admin Alex Bldg Renovation)
SBC No. 166/032-01-2011	Pellissippi State CC (East Campus Renovations)
SBC No. 166/032-08-2010	Pellissippi State CC (Security System Modifications)

## Designer Selections

The following designer selections represent projects approved by the State Building Commission and recommended by the State Procurement Agencies. Secretary Hargett stated that, while they used the normal criteria in determining final selections including maintaining the geographical balance, current work capacity, and quality and quantity of workload over past several years, it was still primarily a process driven by the individual agencies

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|---|--|
| <p>1) <b>Tennessee State University</b><br/>(Utility Tunnel Stabilization)<br/>Total Project Budget: \$1,500,000.00<br/>SBC Project No. 166/001-02-2013<br/>Designer: <b>BEAVER ENGINEERING INC</b></p>                               | <p>4) <b>Centennial Blvd Warehouse</b><br/>(Paving and Storm Water Repairs)<br/>Total Project Budget: \$1,790,000.00<br/>SBC Project No. 529/000-03-2014<br/>Designer: <b>LITTLEJOHN ENGINEERING</b></p>               |
| <p>2) <b>West TN State Penitentiary</b><br/>(Gas Line Replacement)<br/>Total Project Budget: \$800,000.00<br/>SBC Project No. 142/022-02-2009<br/>Designer: <b>A2H, INC.</b></p>  | <p>5) <b>Department of General Services</b><br/>(Elevator Modernizations - Statewide)<br/>Total Project Budget: \$10,600,000.00<br/>SBC Project No. 529/000-01-2014<br/>Designer: <b>GOULD TURNER GROUP</b></p>        |
| <p>3) <b>Tennessee State Veterans Homes Board</b><br/>(Safety &amp; Security Enhancement Statewide)<br/>Total Project Budget: \$900,000.00<br/>SBC Project No. 680/000-01-2014<br/>Designer: <b>GILBERT MCLAUGHLIN ARCHITECTS</b></p> | <p>6) <b>Department of General Services</b><br/>(Various Buss Duct Repairs – Statewide)<br/>Total Project Budget: \$8,000,000.00<br/>SBC Project No. 529/000-02-2014<br/>Designer: <b>I C THOMASSON ASSOCIATES</b></p> |

## Other Business

There being no further business, the meeting adjourned at 10:47 a.m.

UNIVERSITY OF TENNESSEELand Transaction

**Requested Action:** Approval to obtain title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal

**Description:** Knox County – 0.23+/- acres of railroad right-of-way – Knoxville, TN - Trans. No. 14-01-014 (Maholland)

**Purpose:** Acquisition of right-of-way from CSX Transportation to control land base to campus.

**Estimated Sale Price:** Fair Market Value

**Source of Funding:** Plant Funds – Non-auxiliary sources (A)

**Owner(s):** CSX Transportation, Inc.

**Comment:** The property is between two parcels currently owned by the State.

Date of last transfer: Not available  
Purchase Price: Not available  
Property Assessor's Value: Not available  
Improvement Square Footage: none

**Minutes:** 02/24/2014 ESC Approved obtaining title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal.

UNIVERSITY OF TENNESSEELand Transaction

<b>Requested Action:</b>	<b>Approval of the continuance of the waiver of advertisement and one appraisal</b>		
<b>Description:</b>	Monroe County – 69.69+/- acres – South side of Hwy 11E, Sweetwater, TN – Trans. No. 13-05-011 (Baugh)		
	Monroe County – 13.50+/- acres – on U.S. Highway 11/Lee Highway, Sweetwater, TN – Trans. No. 13-07-012 (Baugh)		
<b>Purpose:</b>	Disposal in fee of property to the Industrial Development Board (IDB) of the City of Sweetwater, Tennessee.		
<b>Estimated Sale Price:</b>	Fair Market Value		
<b>Comment:</b>	<p><b><u>Trans. No. 13-05-011</u></b>  Date of last transfer: December 17, 2012  Original Cost to the State: Gift (69.69 acres)  Previous Owner: Rogers Group, Inc.  Property Assessor's Value  Improvement Square Footage:</p> <p><b><u>Trans. No. 13-07-012</u></b>  Date of last transfer: December 17, 2012  Original Cost to the State: swap for equal value \$196,245 (13.50 acres)  Previous Owner: Rogers Group, Inc.  Property Assessor's Value  Improvement Square Footage:</p> <p>The transactions were approved and expected to be sold to a municipality. The City of Sweetwater has requested that the IDB of the City of Sweetwater be allowed to purchase the property.</p>		
<b>Previous Action:</b>	06/24/2013	ESC	Approved disposal in fee with waiver of advertisement & one appraisal
	08/19/2013	ESC	Approved disposal in fee waiver of advertisement & one appraisal
<b>Minutes:</b>	02/24/2014	ESC	Approved continuance of the waiver of advertisement & one appraisal.

TENNESSEE BOARD OF REGENTSLand Transaction

**Requested Action:** Approval to obtain title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal

**Description:** Montgomery County – 0.17+/- acres – 806 Parham Avenue, Clarksville, TN – Trans. No. 14-01-015 (Maholland)

**Purpose:** Acquisition in fee to acquire property and improvements consisting of a 1,264 sq. ft. house. The house will be demolished for future parking lot expansion. This property is in Austin Peay State University's 2013 Master Plan.

**Estimated Price:** Fair Market Value

**Source of Funding:** Plant (Non-Auxiliary) (A)

**Owner(s):** Katrina M. Gunn

**Comment:** Date of last transfer: July 2, 2004  
Purchase Price: Court Settlement  
Property Assessor's Value: \$57,500  
Improvements Square Footage: 1,264

**Minutes:** 02/24/2014 ESC Approved obtaining title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal.

TENNESSEE BOARD OF REGENTSLand Transaction

**Requested Action:** Approval to obtain title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal

**Description:** Putnam County – 0.28+/- acres – 811 North Whitney Avenue, Cookeville, TN – Trans. No. 14-01-008 (Maholland)

**Purpose:** Acquisition in fee to acquire property and improvements consisting of a 720 sq. ft. house, garage, storage shed and pool. All improvements will be demolished for future campus expansion. This property is in Tennessee Tech University's 2010 Master Plan.

**Estimated Price:** Fair Market Value

**Source of Funding:** Plant (Auxiliary-General Revenues) (A)

**Owner(s):** Jerry Bradford

**Comment:** Date of last transfer: November 9, 1994  
Purchase Price: Inheritance  
Property Assessor's Value: \$74,000  
Improvements Square Footage: 720

**Minutes:** 02/24/2014 ESC Approved obtaining title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal.



TENNESSEE BOARD OF REGENTSLand Transaction

<b>Requested Action:</b>	<b>Approval to obtain a Reciprocal Access Easement</b>
<b>Description:</b>	Sullivan County – 102 East Ravine Road, Kingsport, TN – Trans. No. 12-01-006 (Woodard)
<b>Purpose:</b>	Reciprocal access easement to allow the State ingress and egress from Broad Street and over the seller's drive aisles, to allow the seller ingress and egress from Broad Street and East Park Drive over the State's drive aisles, and to establish parking restrictions.
<b>Estimated Price:</b>	No cost – Mutual benefit
<b>Owner(s):</b>	Wellmont Health System
<b>Previous Action:</b>	01/23/2012 ESC    Approved acquisition
<b>Minutes:</b>	02/24/2014 ESC    Approved obtaining a Reciprocal Access Easement.

DEPARTMENT OF TRANSPORTATIONLand Transaction

**Requested Action:** Approval of disposal by easement with waiver of advertisement, REM fees and appraisals

**Description:** Blount County – 3.63+-/acres – Calderwood, St., Alcoa, TN – Trans. No. 14-02-001 (Baugh)

**Purpose:** Disposal by easement for a temporary construction easement for a road realignment project.

**Estimated Price:** No cost – Mutual Benefit

**Comment:** Road realignments are being done by the City of Maryville that affects the TDOT office property.

Date of last transfer: June 14, 1985  
 Original cost to the State: \$17,500  
 Previous Owner: Aluminum Company of America  
 Property Assessor's Value: N/A  
 Improvements Square Footage: N/A

**Minutes:** 02/24/2014 ESC Approved disposal by easement with waiver of advertisement, REM fees and appraisals.

TENNESSEE WILDLIFE RESOURCES AGENCYLand Transaction

**Requested Action:** Approval to obtain title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal

**Description:** Chester County – 124.65+/-acres – Old Jacks Creek Rd., Henderson, TN –Trans. No. 14-01-002 (M. Berry)

**Purpose:** Acquisition in fee for the protection of wetlands and provide water fowl hunting, bird watching and other recreation for the public.

**Estimated Price:** Fair Market Value

**Source of Funding:** 13/14 Wetlands Acquisition Fund (A)

**Owner(s):** Miller Max

**Comment:** This property is on the wetlands priority list. When acquired, the property will become a new Wildlife Management Area. No additional operating costs are anticipated with this acquisition as it will be managed out of South Fork Deer River.

Date of last transfer: April 16, 2009  
Purchase Price: \$95,000  
Property Assessor's Value: \$87,600  
Improvements Square Footage: N/A

**Minutes:** 02/24/2014 ESC Approved obtaining title work, appraisal, survey, phase 1 environmental assessment and exercise option to acquire interest, not to exceed appraised value with waiver of advertisement and one appraisal.

DEPARTMENT OF ENVIRONMENT AND CONSERVATION

**Land Transaction**

**Requested Action:**           **Approval to obtain a Mutual Access Easement**

**Description:**               Davidson County – 20' wide access easement – 1105 Oman Drive, Nashville, TN – Trans. No. 13-06-013 (D. Maxwell)

**Purpose:**                       Mutual access easement to allow the State ingress and egress from Oman Drive over the seller's property and to allow the seller access over the State's property to one of its adjacent parcels.

**Estimated Price:**           No cost – mutual benefit

**Owner(s):**                   Key Investments II, Inc.

**Comment:**                   Key Investments will maintain the road over the entire access easement for so long as it maintains ownership of its tract. In the event that Key Investments sells to any party not of common ownership, its easement rights will terminate and each party will maintain the road over its own tract.

Date of last transfer: January 2, 2001  
Purchase Price: \$2,050,000  
Property Assessors Value: \$340,283  
Improvements Square Footage: 1,391

**Previous Action:**           07/30/2013 ESC   Approved acquisition, waiver of advertisement & one appraisal.

**Minutes:**                    02/24/2014 ESC   Approved obtaining a Mutual Access Easement.

DEPARTMENT OF ENVIRONMENT AND CONSERVATION

Land Transaction

**Requested Action:** Approval of disposal by easement with waiver of advertisement and appraisals

**Description:** Dekalb County – 22.16+/-acres – off Hwy 141, Lancaster, TN, Edgar Evins State Park – Trans. No. 14-01-011 (Baugh)

**Purpose:** Disposal of a temporary construction easement to the U.S. Government Army of Corps Engineers for the construction of a Roller Compacted Concrete (RCC) reinforcing berm downstream from the saddle dam at Center Hill Lake.

**Estimated Price:** No cost – Mutual benefit

**Source of Funding:** 13/14 State Land Acquisition Fund (REM fees) (A)

**Comment:** The RCC berm is intended to reduce the risk and consequences from a failure of the saddle dam at Center Hill Lake. The temporary easement is for 5 years.

Date of last transfer: August 5, 1970  
Original cost to the State: \$0.00  
Previous Owner: Ford, Starnes & Starnes  
Property Assessor's Value: N/A (180 acres)  
Improvements Square Footage: N/A

**Minutes:** 02/24/2014 ESC Approved disposal by easement with waiver of advertisement and appraisals.

DEPARTMENT OF INTELLECTUAL AND DEVELOPMENTAL DISABILITIES

**Land Transaction**

**Requested Action:** Approval of disposal by lease with waiver of advertisement and one appraisal

**Description:** Davidson County – 1.96+/- acres - 221 Foxwood Lane, Nashville, TN – Trans. No. 14-01-009 (Woodard)

**Purpose:** Disposal by lease to acquire fair market lease value for disposal of property.

**Estimated Price:** Fair Market Value

**Source of Funding:** DIDD Operating Funds (REM fees) (A)

**Lessee:** Resource Human Development, Inc.

**Comment:** This home will be leased by a DIDD vendor to provide a specialized service for the department.

Date of last transfer: November 30, 2010  
 Original cost to the State: \$199,900  
 Previous Owner: New Horizons Corp  
 Property Assessor's Value: \$276,800  
 Improvements Square Footage: 3,376

**Minutes:** 02/24/2014 ESC Approved disposal by lease with waiver of advertisement and one appraisal.

DEPARTMENT OF INTELLECTUAL AND DEVELOPMENTAL DISABILITIES

**Land Transaction**

**Requested Action:** Approval of disposal by lease with waiver of advertisement and one appraisal

**Description:** Davidson County – 1.55+/- acres - 212 Foxwood Lane, Nashville, TN – Trans. No. 14-01-010 (Woodard)

**Purpose:** Disposal by lease to acquire fair market lease value for disposal of property.

**Estimated Price:** Fair Market Value

**Source of Funding:** DIDD Operating Funds (REM fees) (A)

**Lessee:** Resource Human Development, Inc.

**Comment:** This home will be leased by a DIDD vendor to provide a specialized service for the department.

Date of last transfer: April 11, 2011  
 Original cost to the State: \$202,000  
 Previous Owner: The Rochelle Center  
 Property Assessor's Value: \$266,800  
 Improvements Square Footage: 3,112

**Minutes:** 02/24/2014 ESC Approved disposal by lease with waiver of advertisement and one appraisal.

Approved:



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Tre Hargett  
Secretary, State Building Commission Executive Subcommittee  
Secretary of State