



Thursday, June 27, 2019

**AREA BOARD REGULAR MEETING**

5200 W. Paramount Parkway, Morrisville, NC 27560  
8:00-8:30 a.m.

**MEMBERS PRESENT:**  Glenn Adams, Cumberland County Commissioner, JD (via phone),  Cynthia Binanay, Chair, MA, BSN (via phone),  Christopher Bostock, BSIM (via phone),  Tony Braswell, Johnston County Commissioner (via phone),  Heidi Carter, Durham County Commissioner, MPH, MS (via phone),  George Corvin, Vice-Chair, MD (via phone),  David Curro, BS (via phone),  Greg Ford, Wake County Commissioner, MA,  Lodies Gloston, MA (via phone),  David Hancock, MBA, MPAff (via phone),  Duane Holder, MPA (via phone),  D. Lee Jackson, BA,  Donald McDonald, MSW (via phone),  Lynne Nelson, BS (via phone),  Gino Pazzaglini, MSW LFACHE (via phone),  Pam Silberman, JD, DrPH,  Lascel Webley, Jr., MBA, MHA(via phone), and  McKinley Wooten, Jr., JD (via phone)

**GUEST(S) PRESENT:** None


**ALLIANCE STAFF PRESENT:** Kelly Goodfellow, Executive Vice-President/Chief Financial Officer; Veronica Ingram, Executive Assistant II; Sara Pacholke, Senior Vice-President/Financial Operations; Robert Robinson, Chief Executive Officer (via phone); and Carol Wolff, General Counsel

**1. CALL TO ORDER:** Chair Cynthia Binanay called the meeting to order at 8:06 a.m.

AGENDA ITEMS:	DISCUSSION:
2. Sale of 3309 Durham Drive, Raleigh	<p>The Board is requested to consider and approve an offer to purchase 3309 Durham Drive in Raleigh for the purchase price of \$1.85M. Alliance purchased this property in 2016 with the intent to renovate it for an adult crisis facility. Due to the continued State single stream cuts, the Board made the decision in February to market and sell the property.</p> <p>Carol Wolff, General Counsel, reminded Board members of the proposal, which was previously sent to Board members.</p> <p><b>BOARD ACTION</b></p> <p>A motion was made by Mr. Pazzaglini to accept the offer to sell 3309 Durham Drive, Raleigh for the purchase price of \$1,850,000 from City Storage Systems, LLC or its affiliated assignee as set forth in the Letter of Intent and to authorize the CEO to take the necessary legal actions to close sale, including signing the purchase agreement and closing documents; motion seconded by Ms. Nelson. Motion passed unanimously.</p>
3. Update	Mr. Robinson shared an update on the NC General Assembly’s budget, the reduced Single Stream funding, and the impact of these funding cuts on the agency’s plan for start-up funds for a child crisis facility. Mr. Robinson shared that the impact of this reduced funding could be to postpone part of the implementation for the child crisis facility. Board members discussed potential next steps including advocacy.
4. Adjournment	All business was completed; the meeting adjourned at 8:25 a.m.

**Next Board Meeting**  
**Thursday, August 01, 2019**  
**4:00 – 6:00 pm**

Respectfully Submitted by:

  
Robert Robinson, Chief Executive Officer

8/1/2019  
Date Approved



**Alliance Behavioral Healthcare  
BOARD OF DIRECTORS  
Agenda Action Form**

**ITEM:** Sale of 3309 Durham Dr. Raleigh

**DATE OF BOARD MEETING:** June 27, 2019

**BACKGROUND:** The Board is requested to consider and approve an offer to purchase 3309 Durham Drive in Raleigh for the purchase price of \$1.85M. Alliance purchased this property in 2016 with the intent to renovate it for an Adult Crisis Facility. Due to the continued State single stream cuts, the Board made the decision in February to market and sell the property. We have received an offer of \$1.85M. The Letter of Intent is attached with more detail about the terms, but in summary:

Buyer: City Storage Systems, LLC, out of California.

Sale Price - \$1,850,000 cash, with a deposit of \$180,000 refundable until the expiration of the due diligence period.

Closing will take place no later than 60 days of the expiration of the due diligence period.

The Board is requested to accept the offer to purchase 3309 Durham Drive, Raleigh for the Purchase Price of \$1,850,000 from City Storage Systems, LLC or its Affiliated Assignee as set forth in the Letter of Intent and to authorize the CEO to take the necessary legal actions to close sale, including signing the Purchase Agreement and closing documents. This action requires a supermajority vote.

**REQUEST FOR AREA BOARD ACTION:** The Board is requested to accept the offer to purchase 3309 Durham Drive, Raleigh for the Purchase Price of \$1,850,000 from City Storage Systems, LLC or its Affiliated Assignee as set forth in the Letter of Intent and to authorize the CEO to take the necessary legal actions to close sale, including signing the Purchase Agreement and closing documents.

**CEO RECOMMENDATION:** Accept the proposal.

**RESOURCE PERSON(S):** Robert Robinson, CEO; Carol Wolff, General Counsel