

**Guilford County Clerk
to Board**
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Fax

To: Reid Phillips	From: Crystal Maurer, Deputy Clerk
Fax: (336) 232 9116	Pages: 3 (including cover)
Phone:	Date: October 1, 2007
Re: Letter from Henry Isaacson	CC:

Urgent **For Review** **Please Comment** **Please Reply** **Please Recycle**

● **Comments:**

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P.O. Box 1888
GREENSBORO, NC 27402

September 28, 2007

Hon. Paul Gibson
Chairman
Guilford County Board of Commissioners
301 West Market Street
Greensboro, NC 27401

Hand Delivery

Re: Rezoning Case No. 07-07-GCPL-04974: AG to PD-R

Dear Chairman Gibson:

I would like to inform you of some developments in the rezoning case involving Bluegreen Development's proposed Patriots Landing project that I believe will be of interest to you and your fellow Commissioners and to request that you consider postponing the hearing of this case until your December 2007 meeting.

Representatives of Bluegreen Communities and the North Carolina parks system (Division of Parks and Recreation) have entered discussions regarding the proposed Patriots Landing Development and the rezoning case tentatively scheduled to be heard by the Guilford County Board of Commissioners on October 18, 2007. David Edwards, Dan Koscher and Tom Powers of Bluegreen Communities met with Department of Environment and Natural Resources Secretary, Bill Ross, and Division of Parks and Recreation Director, Lewis Ledford, in Raleigh on September 13th, and again with Lewis Ledford on September 24th. Further meetings are anticipated.

Both sides have agreed to review options regarding the property. I have attached an E-Mail dated today from Lewis Ledford to Bluegreen's General Manager, David Edwards, regarding these negotiations.

Bluegreen has agreed to arrange with the property owners to allow the State Property Office to appraise the entire property proposed for development. The full appraisal will allow both the State and Bluegreen to have meaningful discussions about a potential compromise.

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Under State law, the State Property Office, the State agency which oversees land acquisition, is not allowed to make purchase offers without the benefit of an appraisal. That appraisal, and further negotiations, will take time; thus, our request to postpone the hearing of this case until December.

We believe that by allowing these negotiations between Bluegreen and the State ample time to succeed, that a win-win solution to this issue may be found. Thank you very much for your consideration of this request.

Sincerely,



Henry H. Isaacson

HHI/mlw

Enclosure (1)

cc: Secretary Bill Ross
Lewis Ledford
County Manager
County Attorney
County Planning Director
Clerk to the Board
David Edwards