

## CITY COMMISSION MINUTES

October 27, 2014

5:15 p.m.

### CALL TO ORDER

The special meeting of the Junction City Commission was held on Monday, October 27, 2014 with Vice Mayor McCallister.

The following members of the Commission were present: Cecil Aska, Pat Landes, Mick McCallister, Michael Ryan via telephone, and Jim Sands. Staff present was: Interim City Manager Beatty, City Attorney Catherine Logan, and City Clerk Ficken.

### EXECUTIVE SESSION

An executive session to discuss issues of attorney client privilege. At 5:20 p.m. Commissioner McCallister moved, seconded by Commissioner Landes to adjourn into executive session for 15 minutes to discuss issues of attorney client privilege to include the City Manager, City Attorney, and Mayor Ryan via telephone. Ayes: Aska, Landes, McCallister, Ryan, Sands. Nays: none. Motion carried. Commissioner Aska moved, seconded by Commissioner Landes to adjourn from executive session at 5:35 p.m. where no decisions were made and no action was taken. Ayes: Aska, Landes, McCallister, Ryan, Sands. Nays: none. Motion carried.

### NEW BUSINESS

2618 Mid America Drive property. City Attorney Logan stated that the City received two offers on the City owned property at 2618 Mid America Drive. The special meeting held on October 16, 2014 the Commission had concerns regarding tax abatements and directed staff to seek movement on the tax abatement issue or sale price and work toward a final term sheet. Subsequently the Commission received a proposal from Mechanized Design, and there was not sufficient interest to proceed in that direction further. City staff contacted Florence Manufacturing Company & Interim City Manager Beatty directed City Attorney Logan to draft a lease for Commission consideration. Subsequently, the City received an unsolicited lease offer from an attorney representing Mechanized Design. City Attorney Logan stated that the documents are available for consideration. Interim City Manager Beatty stated that the City did spend some money to make repairs to the building prior to sale or lease. City Attorney Logan stated that the lease includes a right of first refusal in the event the City receives an offer to purchase the building. Commissioner Aska stated that he would have preferred to sell the building, but the building cannot be given away; the taxpayers are spending the dollars. Commissioner McCallister stated that he wants to do what is best of the community, and he does not believe that

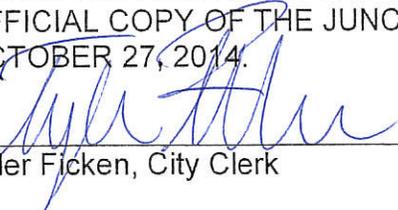
October 27, 2014

stretching the term of the lease accomplishes that. Commissioner Sands stated that he is interested in selling the property, but not at the proposed price. Commissioner Landes moved, seconded by Commissioner Sands to enter into the attached lease with Florence Manufacturing Company to commence on October 28, 2014. Ayes: Aska, Landes, McCallister, Ryan, Sands. Nays: none. Motion carried.

#### ADJOURNMENT

Commissioner Landes moved, seconded by Commissioner McCallister to adjourn at 5:54p.m. Ayes: Aska, Landes, McCallister, Ryan, Sands. Nays: none. Motion carried.

APPROVED AND ACCEPTED THIS 4TH DAY OF NOVEMBER AS THE OFFICIAL COPY OF THE JUNCTION CITY COMMISSION MINUTES FOR OCTOBER 27, 2014.

  
Tyler Ficken, City Clerk

  
Michael L. Ryan, Mayor