

Mandan Park District

Special Meeting

Board Minutes

August 28, 2015

The Board of Park Commissioners duly met in special session on Friday, August 28, 2015 at Park District Administrative offices. Those present were Park Board President Arenz, Park Commissioners Hatzenbuhler, Keller, Allan, Knoll, Attorney Arlen Ruff, Leann Eckroth; Bismarck Tribune, Brad Krogstad; KLJ, Accounting Manager Heide Delorme and Director Cole Higlin.

President Arenz called the meeting to order at 7:00am CDT. President Arenz reminded Commissioners that is a special meeting and to limit discussion to potential site options.

Item A/B: Director Higlin presented the purchase agreement with the Mandan 94 Group for the future Sports Complex. Director Higlin provided an overview of positives of moving the site to the far west side of the parcel. It eliminated special assessments on three sides and it provides the much needed secured access points for all property owners. Attorney Ruff stated that the purchase agreement is fair and that all of our requests have been made and addressed. Brad Krogstad from KLJ provided an overview of the site, cost estimates, and details of the developer's agreement (see attachment). Director Higlin explained that there will be a developer's agreement detailing who is responsible for paying for all of the services required to acquire the property. The closing date of the property is scheduled for December 31, 2015 for tax purposes. Motioned by Commissioner McPherson to purchase the land at \$2.1 million and include the developer's agreement as presented, seconded by Commissioner Hatzenbuhler. Upon roll call vote, motion passes 5-0.

Item C: Director Higlin presented the revised Facility Use Agreement between Mandan Public School and the Mandan Park District. The School District wanted to include language that states that the seven Facility Advisory Board Members will have voting privileges and that all final recommendations are approved by the full School Board and Park Board members. The agreement addresses current facilities and added the Mandan Sports Complex, Faris Field, All Seasons Arena, and the tennis courts at the Mandan Middle School. The School District will pay the Park District \$1.25 million on October 1, 2015 for use of the Sports Complex from 2017 – 2027. In addition the School District will waive the current \$75,000 pool lease agreement for (10) years that the Park District currently pays. Each entity will contribute \$50,000 annually towards a facility maintenance fund for the following facilities: Brave Center Pool, All Seasons Arena, MMS tennis courts, and Mandan Sports Complex. There will be a Facilities Maintenance Board comprised of (2) Park Board Members, (2) School Board Members, (1) administrative representative from both entities', and (1) Member at Large appointed jointly.

Motion by Commissioner Knoll to approve the amended changes from the school district with the exception that the MMS tennis courts are part of the Facility Use Agreement for long term maintenance. Seconded by Commissioner Hatzenbuhler; upon roll motion, motion passes 5-0.

Commissioner Allan motioned to adjourn, seconded by Commissioner Knoll at 8:00am CDT. Motion passes.