

Marquette Area Public Schools
BOARD OF EDUCATION
1201 W. Fair Avenue
Marquette, MI 49855
Telephone 906-225-4200
WEBSITE: www.mapsnet.org

Special Meeting
Monday, November 3, 2008, 5:15 p.m.
MAPS Central Administration Office Board Room
1201 W. Fair Avenue

MINUTES

- **Call to Order**

A special meeting of the Marquette Area Public Schools Board of Education was held Monday, November 3, in the Board Room of the Central Administration Office. The meeting was called to order by Board President **Alan Hawker** at 5:15 p.m.

- **Roll Call**

Members Present

Alan Hawker	President
Kellie Holmstrom	Vice President
Scott Brogan	Secretary-Treasurer
Norman Gruber	Trustee
Tony Retaskie	Trustee
Mark Smith	Trustee
Laura Songer	Trustee

Central Administration Present

Jon Hartwig	Superintendent
Jackie Winkowski	Administrative Assistant / Recording Secretary

Also present

Kiplan Hartman and one NMU student

- **Approve Agenda**

A motion was made by Mark Smith and seconded by Laura Songer to approve the agenda as presented. Motion carried, 7-0.

- **Approve Minutes of October 20, 2008, Regular Meeting**

A motion was made by Norm Gruber and seconded by Kellie Holmstrom to approve the Minutes of the October 20, 2008, regular meeting as presented. Motion carried, 7-0.

- **Toivo Seilo Sale Purchase Agreement Extension**

Jon Hartwig explained a request from Kiplan Hartman to extend his September 22, 2008, Toivo Seilo property purchase agreement with the Board. Mr. Hartman also commented. It was reported that all five lending institutions contacted by Mr. Hartman required completion of both Phase I and Phase II environmental assessments prior to approving financing, and it is anticipated that the Phase II assessment will be completed by 10 weeks from today.

A motion was made by Norm Gruber to authorize the administration to execute the request for extension of the previous purchase agreement with Kiplin M. Hartman for the purchase of the Toivo Seilo property, commensurate with terms of the request (communications attached). The motion, seconded by Scott Brogan, carried, 7-0.

- **Recess to Closed Session to Discuss Upcoming Contract Negotiations**

A motion was made by Scott Brogan and seconded by Retaskie to recess to Closed Session to Discuss Upcoming Contract Negotiations. A roll call vote was taken:

Ayes: Al Hawker, Kellie Holmstrom, Scott Brogan, Norm Gruber, Tony Retaskie, Mark Smith and Laura Songer
Nays: None.

Motion carried; recessed to closed session at 5:30 p.m.

Mr. Hartman and the NMU student left the meeting at this point.

Kellie Holmstrom left the meeting at 6:31 p.m. due to another commitment.

- **Reconvene to Open Session**

Al Hawker reconvened the meeting to Open Session at 6:39 p.m.

- **Comments from the Public**

None; no public present.

- **Board Members' / President's Comments**

None.

- **Adjourn**

A motion was made by Tony Retaskie and seconded by Norm Gruber to adjourn the meeting. Motion carried, 6-0; adjourned at 6:41 p.m.

Alan Hawker
President

Scott Brogan
Secretary-Treasurer

Jackie Winkowski
Recording Secretary

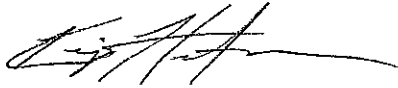
Attachments: Kiplan Hartman Memorandum and M Bank Letter

Rec'd 11/3/08 JW

To whom it may concern,

I look forward to going through with this project and am excited to purchase the property on Fair Avenue.

Each of the five lending institution that I applied with is requiring or would require a Phase 2 environmental assessment based on Tri-Media's findings in their initial phase 1 assessment. I would like to request 10 weeks from today until closing per the required time frame for an environmental assessment and title work to be completed. This time frame is based on recommendations by Tri-media and M-bank.



Kip Hartman



October 31st, 2008

Tim Yeadon, Assistance Superintendent for Finance
Marquette Area Public Area Schools
1201 W. Fair Avenue
Marquette MI 49855

RE: Commercial Real Estate Financing

Mr. Tim Yeadon,

We are pleased to inform you that mBank is currently working with Kiplin Hartman regarding financing of a commercial property known as "MAPS Property – Tovio Seilo Building" located on Fair Avenue. We are aware the purchase price of the property is \$301,000.

Kiplin has asked me to estimate the time frame needed to complete the financing for this project. Based on a previous Phase I (completed in June of 2007 by Trimedia Consultants) showing one "Recognized Environmental Condition" associated with historical usage of the property as a sawmill, a Phase I & Phase II will be required on this property. It is expected a new Phase I & II will take 5 – 7 weeks to complete. Once the environmental work is completed showing no further clean up is needed, title insurance will be ordered on the property. We are estimating it will take 8 – 10 weeks to complete the required items needed to close the loan.

This letter is for informational purposes only and is not an intent to lend. Financing is subject to, but not limited to, an adequate Phase I & II, title insurance, the borrower maintaining a financial condition satisfactory to mBank, satisfactory review of mBank's underwriting department, and formal mBank approval.

Please do not hesitate to call me at 906-225-8703 with any questions.

Sincerely,

Greg Schuetter
Commercial Banking Officer
mBank

300 N. McClellan
Marquette, MI 49855

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