

COMMUNITY DEVELOPMENT AGENCY PROCEEDINGS

January 25, 2023

The Community Development Agency of the City of David City, Nebraska, convened in open public session at 7:26 p.m. in the meeting room of the City Office at 490 "E" Street, David City, Nebraska. The Public had been advised of the meeting by publication of notice in The Banner Press on January 19, 2023, and an affidavit of the publisher is on file in the office of the CDA Secretary. The Community Development Agency members acknowledged advance notice of the meeting. The advance notice to the Public, and Community Development Agency members conveyed the availability of the agenda, which was kept continuously current in the office of the Secretary and was available for public inspection on the City's website. No new items were added to the agenda during the twenty-four hours immediately prior to the opening of the meeting.

Present for the meeting were: Community Development Agency Members—Jessica Miller, Tom Kobus, Kevin Woita, Bruce Meysenburg, Jim Angell, Pat Meysenburg, Community Development Agency Secretary Tami Comte, and City Attorney Michael Sands. Also present were Special Projects Coordinator Dana Trowbridge and Deputy Clerk Lori Matchett.

Chairman Jessica Miller informed the public of the "Open Meetings Act" posted on the west wall of the meeting room and asked those present to please silence their cell phones. She also asked that anyone addressing the Agency to introduce themselves.

CDA member Pat Meysenburg made a motion to approve the minutes of the January 11, 2022 meeting of the CDA. CDA Member Kevin Woita seconded the motion. The motion carried. Jim Angell: Yea, Tom Kobus: Yea, Keith Marvin: Yea, Bruce Meysenburg: Yea, Pat Meysenburg: Yea, Jessica Miller: Yea, Kevin Woita: Yea
Yea: 7, Nay: 0

Chairman Jessica Miller stated that the next item on the agenda was Resolution No. 1-2023 CDA selling the RV Park/Campground to the City of David City.

Chairman Jessica Miller stated that the CDA was not formed as a business. It was not formed to be a profit-making business. If we sell the campground back to the City then it can become part of the Park system and the revenue from the campground would go back into the City's funds.

CDA member Keith Marvin made a motion to pass and adopt Resolution No. 1-2023 CDA selling the RV Park/Campground to the City of David City. CDA member Pat Meysenburg seconded the motion. The motion carried. Jim Angell: Yea, Tom Kobus: Yea, Keith Marvin: Yea, Bruce Meysenburg: Yea, Pat Meysenburg: Yea, Jessica Miller: Yea, Kevin Woita: Yea
Yea: 7, Nay: 0

RESOLUTION NO. 1-2023 CDA

A RESOLUTION OF THE COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF DAVID CITY, NEBRASKA, AUTHORIZING THE SALE OF CERTAIN REAL PROPERTY, AND THE ASSIGNMENT OF ALL CONTRACTS RELATED THERETO, TO THE CITY OF DAVID CITY, NEBRASKA.

WHEREAS, the Community Development Agency of the City of David City, Nebraska (the "Agency"), is the fee title owner of that certain real property located in David City, Butler County, Nebraska, as described on Exhibit A, attached hereto and incorporated herein (the "Property"); and

WHEREAS, the Agency acquired the Property for the purpose of developing and operating a RV park and campground for use by the public; and

WHEREAS, the Agency has partially completed the foregoing development; and

WHEREAS, upon the agreement of the Agency and the City of David City, Nebraska (the "City"), it is in the long-term best interest of such parties, and the general public, for the Agency to convey the Property to the City, along with all contracts related thereto, in accordance with the terms of this Resolution; and

WHEREAS, following such conveyance, the City will complete the development and operate the same for the purposes outlined above.

NOW, THEREFORE, BE IT RESOLVED BY THE AGENCY:

Section 1. The foregoing recitals are true and correct, and are hereby incorporated as if set forth, in full, below.

Section 2. The Agency authorizes the sale of the Property to the City, in consideration of the Property's fair market value, which shall subsequently be determined via the mutual agreement of the Agency and City. Such determination shall not require further action or approval by the Agency.

Section 3. Contemporaneously with the sale of the Property, the Agency shall assign all contracts and other materials incident to ownership of the Property and/or development of the improvements thereon.

Section 4. The Agency Chairperson and Secretary are hereby authorized to execute any such documents, instruments, agreements or certifications relating to such matters contained in this Resolution, and the execution and delivery of the same by the Agency Chairperson and Secretary shall conclusively establish their authority with respect thereto and the authorization and approval thereof.

PASSED AND APPROVED this 25th day of January, 2023.

Community Development Agency
of the City of David City, Nebraska

By: _____
Chairperson Jessica Miller

ATTEST:

By: _____
Secretary Tami Comte

EXHIBIT A
The Property

(See Attached)

CDA member Bruce Meysenburg made a motion to adjourn. CDA Member Pat Meysenburg seconded the motion. The motion carried and Chairman Miller declared the meeting adjourned at 7:29 p.m.

Jim Angell: Yea, Tom Kobus: Yea, Keith Marvin: Yea, Bruce Meysenburg: Yea, Pat Meysenburg: Yea, Jessica Miller: Yea, Kevin Woita: Yea
Yea: 7, Nay: 0

Secretary Tami Comte