



Freeport City Council Special Meeting Agenda
Freeport City Hall • November 12, 2013 • 7:00 pm

- 7:00pm Call to Order
- 7:01pm Consider Sale of Lot 01, Block 01, Freeport Industrial Park Plat 6 – Motion to approve the sale of Lot 01, Block 01, Freeport Industrial Park Plat 6 to Carr’s Tree Service, Inc.
- 7:20pm Adjourn – Motion to adjourn

Next Regular Meeting: November 26, 2013

Memo

From: Mason Schirmer, Clerk-Treasurer

To: Freeport City Council

Date: October 31, 2013

Re: Land Sale

During the recent October 28th special EDA meeting, members discussed the potential sale price of Lot 01 Block 01 Freeport Industrial Park Plat 6. Following discussion, members were presented with an offer from a private business to purchase the lot. EDA members agreed the offer was reasonable and initiated the process of considering the sale.

The lot being considered for sale is located at the end of the 4th Ave SW cul-da-sac on the north-west side. The lot is 1.27 acres (see the attached Industrial Park Map, the lot is indicated as #6). The terms of the sale will be provided to you at the special city council meeting.

Minnesota Statutes Section 469.105 requires that the EDA must hold a public hearing following proper published notice before approving the sale of a lot or other property. Pursuant to the EDA's enabling resolution and bylaws, the City Council must also approve the EDA's sale of the lot.

The EDA will be holding a public hearing on November 12th beginning at Noon in City Hall.

Following the public hearing, the EDA will discuss, consider and potentially approve the sale and development of the property according to specified terms and conditions that will be included within a draft purchase agreement. Scott Hamak will help the EDA by providing the proper resolution and a short memo/request for action.

Mayor Matt Worms called this special meeting of the Freeport City Council to consider the sale of Lot 01 Block 01 Freeport Industrial Park Plat 6, pending a recommendation from the EDA (anticipated to be made shortly after the public hearing).

I will likely not be able to attend this special meeting of the City Council. I have asked Adrianna Hennen to sit-in on this meeting to observe and record the meeting.

FREEPORT CITY COUNCIL**REQUEST FOR ACTION**

Originating Department: Legal	Approved for Agenda by:	Date: November 12, 2013	Agenda No.
Agenda Section: Regular		Item: Land Sale – Carr’s Tree Service, Inc.	

Background Information:

Carr’s Tree Service, Inc. (“Carr”) desires to purchase approximately 1.27 acres of property legally described as Lot 1, Block One, Freeport Industrial Park Plat Six (the “Property”) for the purchase price of \$45,000 (the “Purchase Price”), plus the Freeport EDA’s legal and administrative expenses not to exceed \$1,000.00. Carr plans to construct a 60’ x 150’ steel building on the Property for its business’ use.

Legal Requirements:

Minnesota Statutes §469.105 requires that the EDA must hold a public hearing following proper published notice before approving the sale of the Property to Carr. Pursuant to the EDA’s enabling resolution and Bylaws, the City Council must also approve the EDA’s sale of the Property.

Council Action Requested:

Following the EDA’s public hearing and approval of the sale of the Property to Carr, consider approval of the attached Resolution authorizing the sale of the Property to Carr.

COUNCIL ACTION

Motion by _____ Second by _____ to _____

**CITY OF FREEPORT
RESOLUTION NO. 2013- 027
SALE AND CONVEYANCE OF REAL PROPERTY
TO CARR'S TREE SERVICE, INC.**

WHEREAS, pursuant to Minnesota Statutes Section 469.105, the Economic Development Authority in and for the City of Freeport, Minnesota (the "EDA") held a public hearing at 12:00 p.m., on November 12, 2013, at the Freeport City Hall after proper published notice given by the City Clerk, and all interested persons were given an opportunity to be heard and to testify for or against the proposed sale of approximately 1.27 acres of property legally described as Lot 1, Block One, Freeport Industrial Park Plat Six (the "Property") to Carr's Tree Service, Inc. (the "Developer"), for a total purchase price of \$45,000.00 (the "Purchase Price"), for Developer's use and construction of a 60' x 150' steel building for Developer's business; and

WHEREAS, after holding the public hearing and considering all of the testimony and facts, the EDA determined that the sale and conveyance of the Property to the Developer is in the best interests of the City of Freeport and its people, and passed Resolution No. 2013- 027, a copy of which is attached to this resolution (the "EDA Resolution"); and

WHEREAS, the City of Freeport's ordinance establishing the EDA and the EDA's Bylaws require the Freeport City Council's approval to exercise the powers granted to the EDA;

NOW, THEREFORE, the Freeport City Council resolves as follows:

1. The Freeport City Council authorizes the EDA to purchase and convey the Property to the Developer pursuant to the terms of the EDA Resolution.

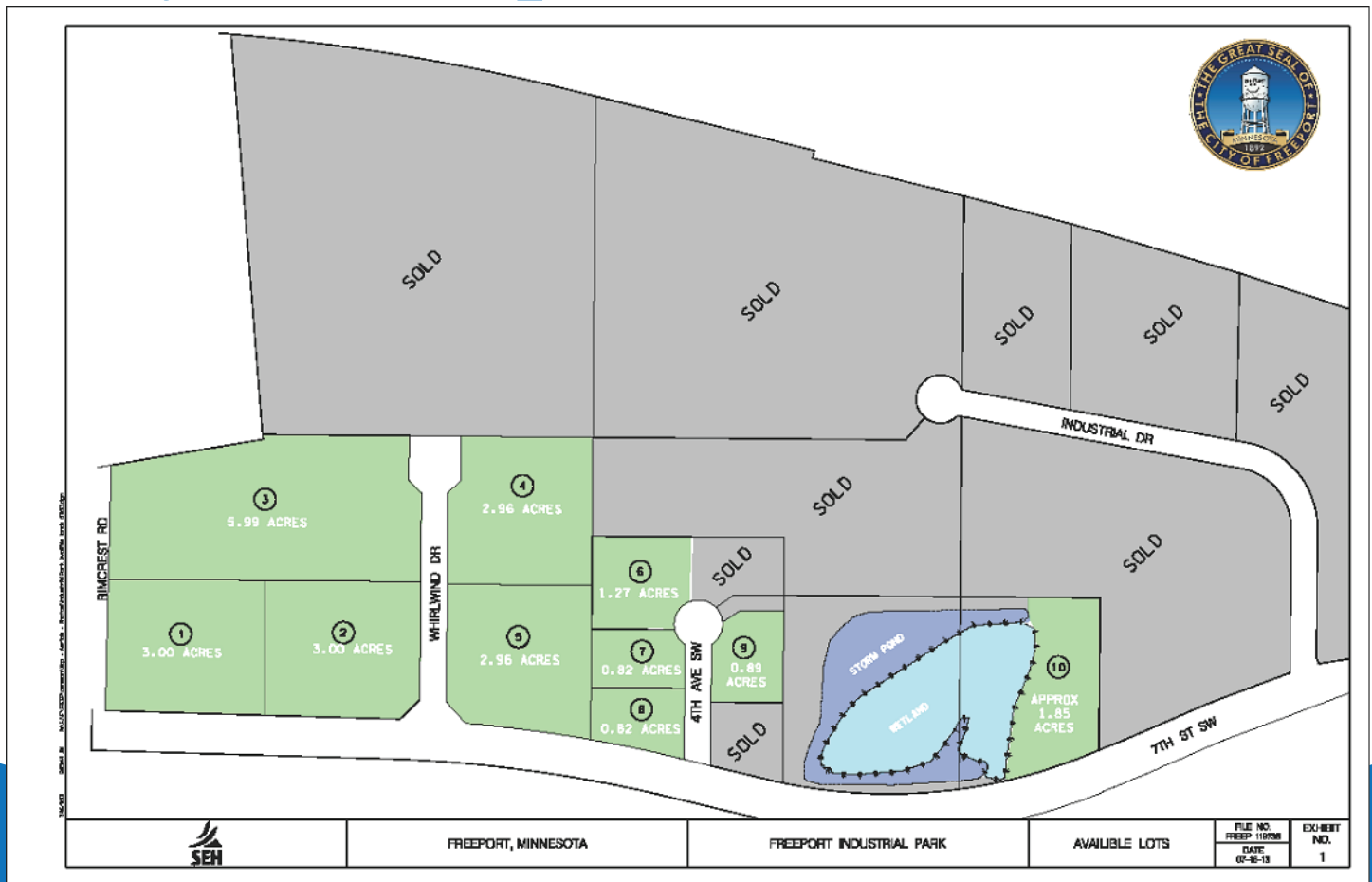
Adopted November 12, 2013.

Mayor

ATTEST:

City Clerk

City of Freeport Industrial Park



LOTS FOR SALE!

- ◆ Lots Priced at \$1.00 Per Square Foot
- ◆ Lot Sizes Ranging from .82 acres to 6 acres
- ◆ Lots Include:
 - Sewer
 - Water
 - Storm Water
 - Curb and Gutter
 - Tar Road
- ◆ Great Visibility from I-94
- ◆ Businesses Currently in Industrial Park:
 - Famo Feeds
 - Ellingsons Plumbing, Heating, A/C & Electrical
 - Mid Central Heating and A/C
 - Millwood Metal Works
 - Whirlwind
 - Roof 1
 - Hartung
 - Pierskalla—Mycogen Seed
- ◆ Business Incentives for Eligible Projects

For More Information Contact City of Freeport

Phone: (320) 836-2112

Web: freeportmn.org