

SPECIAL CITY COUNCIL MEETING

September 12, 2014

9:00 A.M.

Mayor Jerah Cordova called the Special Meeting of the Belen City Council to order at 9:00 A.M. Roll call taken by Leona Vigil, City Clerk.

PRESENT: Councilor Frank Ortega
Mayor Pro-Tem David Carter
Mayor Jerah Cordova
Councilor Darleen Aragon
Councilor Wayne Gallegos

CITY MANAGER: Jay Ruybalid

CITY CLERK, CMC: Leona Vigil

OTHERS: See attached Sign-In Sheet

PLEDGE OF ALLEGIANCE:

Mayor Jerah Cordova led the Pledge of Allegiance.

APPROVAL OF AGENDA

Mayor Jerah Cordova asked for a motion to approve the Agenda. Councilor Frank Ortega made a motion to approve the Agenda. Councilor Wayne Gallegos seconds the motion. Roll Call Vote:

Councilor Wayne Gallegos	Yes	
Councilor Darleen Aragon	Yes	
Councilor David Carter	Yes	
Councilor Frank Ortega	Yes	Motion carried

DISCUSSION WITH ACTION REQUIRED

APPROVAL OR DISAPPROVAL OF THE IRB INDUCEMENT LETTER FOR PROJECT VINCE: STEVE TOMITA

Steve introduced Tom Witthuhn with Global Fashion Technologies. Steve explained that the intent of the Inducement Resolution is to set forth the intent by the City that at some point and time to actually approve the IRB for the manufacturing company that will be going into the Solo Cup Building. The resolution will allow the company to move forward and meet with prospective lenders and put together their financial package. The inducement Resolution is for a maximum of forty five million dollars. Charles Rennick, City Attorney stressed that the Resolution does not in any way commit the City to anything except for its support. Charles informed the Council that later an IRB Ordinance will have to be passed.

Mayor Jerah Cordova asked for a motion. Councilor David Carter stated with the correction on page 2 and changing the name to Project Vince he moved to approve the IRB Inducement Resolution. Councilor Frank Ortega seconds the motion. Roll Call Vote:

Councilor Wayne Gallegos	Yes	
Councilor Darleen Aragon	Yes	
Councilor David Carter	Yes	
Councilor Frank Ortega	Yes	Motion carried

APPROVAL OR DISAPPROVAL OF THE HOSPITAL PURCHASE AGREEMENT: STEVE TOMITA

Charles Rennick informed the Council that the Agreement is straight forward. It is simply a sales contract for Ameris to purchase the Belen Site for construction of the hospital. He explained that the City Staff will have to come up with a price. A copy of the Agreement is attached hereto and made an integral part of these minutes by reference. The timeframe in the Agreement is dependent on the usual closing contingency such as property appraisal and inspection etc. In addition, it would be contingent on the conclusion of all litigation regarding the City’s Agreement with the County, and an adoption of an ordinance. Charles asked for the purchase price and earnest money deposit. Steve stated that they agreed to the 99,000 purchase price. Mayor Cordova clarified that the Council previously voted on the purchase price for the property which was \$99,000, and the earnest money deposit needs to be determined today. Jay Ruybalid recommended a 10% earnest money deposit.

Mayor Jerah Cordova asked for a motion. Councilor Frank Ortega stated under the recommendation of the City Manager of 10% he moved approval. Councilor Wayne Gallegos seconds the motion. Roll Call Vote:

Councilor Wayne Gallegos	Yes	
Councilor Darleen Aragon	Yes	
Councilor David Carter	Yes	
Councilor Frank Ortega	Yes	Motion carried

ADJOURNMENT

Mayor Jerah Cordova asked for a motion to adjourn the special meeting. Councilor Darleen Aragon motioned to adjourn the meeting. Councilor David Carter seconds the motion. Roll Call Vote:

Councilor Wayne Gallegos	Yes	
Councilor Darleen Aragon	Yes	
Councilor David Carter	Yes	
Councilor Frank Ortega	Yes	Motion carried

/s/ _____
Jerah Cordova, Mayor

ATTEST:

/s/ _____
Leona Vigil, City Clerk, CMC