

Special Committee of the Whole  
January 29, 2018

Present: Mayor Vulich, Councilmembers Gassman, Seeley, McGraw, Allesee, Connell, Schemers, and Odor, City Administrator, City Clerk, Press and interested citizens. City Attorney – absent.

1. Vecino Group Parking Space Lease Agreement – City Administrator Matt Brooke

City Administrator Matt Brooke stated Vecino Group n/k/a Libertad Clinton, LLC has requested a parking space lease agreement from the City, as the lease agreement is required by the Iowa Finance Authority as part of Libertad Clinton, LLC's application with the Iowa Finance Authority. Administrator Brooke stated this agreement would include around eighteen parking spaces at the former YMCA site (off-street), as well as around twenty-three parking spaces in the City parking lot in the 300 block of 4<sup>th</sup> Avenue South.

Councilmember Gassman inquired why the agreement was for a term of thirty years. Administrator Brooke stated the original agreement requested thirty-five years and a reduction was made to thirty years. Councilmember Gassman requested language be added to the agreement that if the owner ceased to exist or abandoned the property that the lease be null and void. Councilmember Schemers inquired if fair market value needed to be paid for the parking spaces. Mayor Vulich inquired if spots would be delineated in the City parking lot. Administrator Brooke stated residents would be able to park anywhere in the City parking lot in the 300 block of 4<sup>th</sup> Avenue South and would have hangers to place in their vehicles to indicate the vehicles could park for an extended period of time in the lot. Councilmember Allesee inquired about the owner of Libertad Clinton, LLC. Administrator Brooke stated Matt Darst was the point of contact for Vecino Group and the Group was interested in several projects in town. Administrator Brooke stated Darst had successfully completed projects in other communities. Councilmembers Seeley and Connell requested language be added to the lease agreement that if the ownership to the property changed, the lease agreement be renegotiated.

M/S, Allesee-Seeley moved to forward a resolution the next City Council meeting on January 30, 2018 to approve the parking space lease agreement, with language added that if the owner ceased to exist or abandoned the property the lease agreement would be null and void and if the ownership to the property changed, the lease agreement would need to be renegotiated. On roll call, carried unanimously.

M/S, Gassman-Connell moved to adjourn. All in favor.

Respectfully Submitted,

Lisa M. Frederick  
City Clerk