

The Board of Directors of the Spencer Community School District met in SPECIAL SESSION on Wednesday, October 17, 2007 at 7:30 A.M. in the Board Room at the Central Office, Spencer, Iowa.

**QUORUM**

President Schlichtemeier called the meeting to order. Dean Mechler, Dave Schlichtemeier, Barb VanWyk, Ed VerSteege, and Les Zobrist answered roll call.

**AGENDA**

Motion by Les Zobrist, second by Barb VanWyk to approve the agenda. All voted affirmative. Motion carried.

**MIDDLE SCHOOL PROPOSAL**

The Board began discussion on the Middle School Proposal with Doug LaBounty, president of Community Housing Initiatives, Inc. and local representatives of the “Friends of the Old High School Auditorium group – Martin Arthur, Ann Holck, Sheriffa Jones and Julie Schmidt.

Superintendent Ebeling outlined the proposal as follows:

- CHI controlling and creating up to 20 apartments on the building’s second and third floors.
- The Friends group renovating its auditorium area.
- The District renting out the first floor and basement to other interested parties.

To make the CHI remodel possible, CHI needs to apply for financing and funding through the state of Iowa. This application is due November 1st. As part of the application, CHI must show site control. In order to give CHI site control, the Board must hold a public hearing for a long-term lease. Therefore, it was decided to approve the resolution and set the public hearing date, knowing that there are several decisions yet to be made. The Board intends to have several more meetings with the entities involved to make further financial, and building improvements decisions.

Motion by Dean Mechler, second by Les Zobrist to approve the resolution granting an option to sell or lease the second and third floors of the three story building along with the areas on the ground floor needed for access to the second and third floors of the property formerly known as Spencer Middle School located at 104 East 4<sup>th</sup> Street, Spencer, Iowa, legally described as: Lots 4 through 15, Block C, Original Plat to Spencer, Clay County, Iowa. If the option is exercised, it would be subject to the Board of Directors of the Spencer Community School District deciding whether or not it shall be a fifty year lease at One Dollar (\$1.00) a year or whether the building shall be condominiumized and the second and third floors sold to Community Housing Initiatives, Inc. for One Dollar (\$1.00). It is the intention of the Board of Directors of the Spencer Community School District that this Resolution shall be published as a portion of the Notice of Hearing for the meeting to be held on October 29, 2007. The public hearing has been set for Monday, October 29, 2007 at 6:30 P.M. at the Central Office, Spencer, Iowa. All voted affirmative. Motion carried.

**ADJOURN**

Motion by Dean Mechler, second by Ed VerSteege to adjourn. All voted affirmative. Motion carried. The time 10:00 A.M.