

MAY 14, 2018

The Special Meeting of the Lake Benton City Council was held on Monday, May 14, 2018 at 7:30 A.M. in the Heritage Center/City Office. Mayor Bob Worth presided. Trustees David Enke and Daryl Schlapkohl were present. City Attorney Mike Cable, Trustees Rosie DeZeeuw and Mark Dunn were absent. City Administrator/Clerk Eileen Christensen, Sarah Meyer and Shelly Finzen from the Lake Benton Valley Journal were also present.

Mayor Bob Worth called the meeting to order. The Pledge of Allegiance was recited by all present.

The item on the agenda was to review/act on the Ad-Hoc Committee recommendations to lease the new Community Center.

Trustee Daryl Schlapkohl and Chair of the Community Center Ad-Hoc Committee informed the Council the Ad-Hoc Committee met on Thursday, May 10, 2018 and walked through the new Community Center. The ceiling tile has been installed, the kitchen and ducts are being cleaned, painting will be completed the week of May 14th, and the carpeting in the bar area and floor in the Event Center will be cleaned the week of May 21st.

Trustee Dave Enke and EDA Representative inquired if Sarah has a co-signer for the loan from the EDA. Sarah informed the Council she will be meeting with Brooks Bennett on Tuesday, May 15, 2018 and does not foresee any issues.

The Council and Sarah Meyer discussed the length of the lease and the amount to lease the building per month. The damage deposit of \$300.00 will be payable to the City should any damage be done to the banquet room, and the cleaning deposit of \$300.00 will be payable to Sarah Meyer should the premises not be cleaned to Sarah's satisfaction. Sarah Meyer will market and manage the banquet room with the City paying half the costs of marketing. Sarah Meyer will collect the proceeds to cater and serve the Users of the Event Center.

The Council and Sarah anticipate that the building will be operational by June 1, 2018. After some discussion, the Council proposed to Sarah Meyer the first month's rent will be payable on September 1, 2018. **MOTION** by Daryl Schlapkohl, seconded by Dave Enke to allow Sarah Meyer to lease the new Community Center Sarah rent free until September 1, 2018. Motion carried.

MOTION by Dave Enke, seconded by Daryl Schlapkohl to accept Sarah Meyer's business plan, to lease the front of the new Community Center, and manage and market the Event Center. Motion carried.

MOTION by Dave Enke, seconded by Daryl Schlapkohl to lease the front of the building to Sarah Meyer for approximately \$2,000.00 per month (\$450.00 rent plus utilities). Motion carried.

MOTION by Daryl Schlapkohl, seconded by Dave Enke to approve a six-month lease with Sarah Meyer. Motion carried

MOTION by Daryl Schlapkohl, seconded by Dave Enke to authorize Legal Counsel to draw up a lease and update the rental agreement for Users renting the Event Center.

Sarah Meyer informed the Council the name of her establishment will be “The Showboat Pavilion” and will showcase nostalgic photos on the wall.

Sarah Meyer and Administrator/Clerk Eileen Christensen will share a calendar to coordinate bookings of the Event Center. A key to the building, office, and doors separating the kitchen and front of the building from the back will be provided to Sarah Meyer. Sarah Meyer will contact Ben Kampmann in regarding the cameras in the facility.

There being no further business to come before the Council at this time, a **MOTION** was made by Daryl Schlapkohl, seconded by Dave Enke and carried, the meeting adjourned.

MAYOR

ADMINISTRATOR/CLERK