

**MINUTES**  
**BEL AIRE LAND BANK MEETING**  
City Hall- 7651 E Central Park Ave, Bel Aire, KS  
January 5, 2021 at 7:30 pm or immediately following the City Council Meeting

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**I. CALL TO ORDER:** Chairman Benage called the meeting to order at 8:00 pm.

**II. ROLL CALL:**

Jim Benage, Jeff Elshoff, John Welch, Dr. Joel Schroeder, and Justin Smith were present. Diane Wynn was absent.

Also present were Land Bank Treasurer Ty Lasher and Land Bank Attorney Jacqueline Kelly.

**III. MINUTES**

**A. Minutes of the December 3, 2020 Bel Aire Land Bank meeting.**

**B. Minutes of the December 15, 2020 Bel Aire Land Bank meeting**

**MOTION:** John Welch moved to approve the December 3<sup>rd</sup> and 15<sup>th</sup>, 2020 Bel Aire Land Bank minutes as presented. Dr. Joel Schroeder seconded the motion. *Motion carried 4-0.*

**IV. EXECUTIVE SESSION**

**MOTION:** Justin Smith moved to go into executive session for the sole purpose of discussing the subject of: Consultation with Attorney about proposed contract negotiations pursuant to the KSA 75-4319 exception for: Attorney Client Privilege. Invite the Land Bank Treasurer and the Land Bank Attorney. The meeting will be for a period of 30 minutes, and the open meeting will resume at 8:36 PM. John Welch seconded. *Motion carried 4-0.*

The board conducted an executive session in the council chambers. At 8:36 p.m., Chairman Benage called the meeting to order in open session. Chairman Benage stated no binding action was taken.

## **V. RESOLUTIONS AND FINAL ACTIONS**

### **A. Consideration of a Contract for Purchase and Sale of Real Estate with Greenwich Group, LLC for approximately 280 acre for \$1,501,390.00.**

**MOTION:** Justin Smith moved to deny a Contract for Purchase and Sale of Real Estate with Greenwich Group, LLC. Jeff Elshoff seconded the motion. *Motion carried 4-0.*

### **B. Consideration of an Amendment to the Commercial Real Estate Sale Contract with David Key to extend the closing date to April 7, 2021 or before.**

**MOTION:** Justin Smith moved to approve an Amendment to the Commercial Real Estate Sale Contract and to the Development Agreement with David Key to extend closing to April 7, 2021 and increase the earnest money from \$5,000.00 to \$15,000.00 and authorize the Chairman to sign. Dr. Joel Schroeder seconded the motion. *Motion carried 4-0.*

### **C. Consideration of a Contract for Purchase and Sale of Real Estate with Dev Properties, LLC for approximately 40 acres on the southeast corner of Rock Rd and K254 for \$10,000.00 per acre.**

**MOTION:** Jeff Elshoff moved to deny the Contract for Purchase and Sale of Real Estate with Dev Properties, LLC. Dr. Joel Schroeder seconded the motion. *Motion carried 4-0.*

## **VI. OTHER ITEMS – None**

## **VII. ADJOURNMENT**

**MOTION:** John Welch moved to adjourn at 8:30 pm. Justin Smith seconded the motion. *Motion carried 4-0.*