
HAYES TOWNSHIP BOARD
Special Meeting Minutes
January 2, 2014

The special meeting of the Hayes Township Board was called to order by Supervisor Ethel Knepp at 7:30 p.m.

Board members present were Marlene Golovich, Ethel Knepp, Doug Kuebler, Rich Burnett and Robbin Kraft. Also present was Patricia Feliciano, Omar Feliciano, Dave Zipp and Warren Nugent. The purpose of this meeting is to review and authorize the Supervisor to sign the Third Amendment to the Camp Sea-Gull purchase agreement and to adopt a resolution to approved the agreement for sale and purchase of real estate.

Supervisor Knepp asked to be joined in the Pledge of Allegiance.

Doug Kuebler asked if all the pledges have been received. Clerk Golovich stated they had and all money was currently being held in escrow. Doug also asked about a State required document indicating all the building uses. Clerk Golovich stated that the document had been completed and sent to the State. She also stated that the time allotted for removal of unwanted building could be extended.

THIRD AMENDMENT – Marlene Golovich made a motion, supported by Robbin Kraft to authorize the Supervisor to sign the Third Amendment to the Camp Sea-Gull purchase agreement.

Roll Call

Rich Burnett	Yes
Ethel Knepp	Yes
Robbin Kraft	Yes
Doug Kuebler	No
Marlene Golovich	Yes

Motion carried.

RESOLUTION - The following resolution was made by Marlene Golovich and seconded by Robbin Kraft, to-wit:

Recitals

- A. The Hayes Township Board desires to purchase land to provide and maintain a park, boat launch and recreation area on Lake Charlevoix.
- B. The State of Michigan Natural Resources Trust Fund has approved the Township's grant application in connection with the purchase of the Camp

Seagull property located on Lake Charlevoix, Hayes Township.

- C. The Township and Camp Sea-Gull, Inc., the owner of the Camp Seagull property, executed an Agreement for Sale and Purchase of Real Estate on December 28, 2012. This Agreement was subsequently amended by a First Amendment dated August 29, 2013 and a Second Amendment in November, 2013.
- D. The parties now desire to amend the Agreement for Sale and Purchase of Real Estate by a Third Amendment, attached hereto.
- E. The terms of the Agreement for Sale and Purchase of Real Estate, as amended by the First Amendment, Second Amendment, and Third Amendment, specify the terms and conditions for the Township's purchase of the Camp Seagull property located on Lake Charlevoix, Hayes Township.
- F. Because the State of Michigan Natural Resources Trust Fund has provided grant funds in connection with the Township's purchase of the Camp Seagull property, the State has required that Hayes Township convey to the State of Michigan a perpetual nonparticipating royalty equal to 1/6 of the gross proceeds of sale of all oil and/or gas and other minerals produced and saved in any combination from the mineral rights of the property.
- G. Therefore, the purpose of this Resolution is to approve the Agreement for Sale and Purchase of Real Estate, as amended, to authorize the township supervisor and/or the township clerk to sign the Third Amendment to that agreement, to sign all documents related to the closing of this property transaction, and to authorize the township supervisor and/or the township clerk to execute a deed to the State of Michigan conveying the above mineral rights.

Resolution

NOW, THEREFORE, BE IT RESOLVED that:

- 1 The Hayes Township Board hereby approves the Third Amendment to the Agreement for Sale and Purchase of Real Estate and authorizes the township supervisor and/or the township clerk to sign the Third Amendment.
- 2 The Hayes Township Board hereby approves the purchase of the Camp Seagull property located on Lake Charlevoix, Hayes Township by Hayes Township under the terms and conditions specified in the Agreement for Sale and Purchase of Real Estate, as amended by the First Amendment, Second Amendment, and Third Amendment.
- 3 The Hayes Township Board hereby authorizes the township supervisor and/or the township clerk to sign on behalf of Hayes Township all documents related to the closing of this property transaction.

4 The Hayes Township Board hereby approves the conveyance to the State of Michigan a perpetual nonparticipating royalty equal to 1/6 of the gross proceeds of sale of all oil and/or gas and other minerals produced and saved in any combination from the mineral rights of the Camp Seagull property and hereby authorizes the township supervisor and/or the township clerk to execute on behalf of Hayes Township a warranty deed conveying that interest to the State of Michigan.

5 This Resolution shall be effective immediately following its adoption.

Yes: Marlene Golovich, Robbin Kraft, Ethel Knepp, Rich Burnett, Doug Kuebler

No: N/A

RESOLUTION DECLARED ADOPTED.

PUBLIC COMMENTS – Dave Zipp asked when the public would know the exact amount the Township spent. Clerk Golovich explained that the financial information was always available and handed him a print out that had been provided to the Board.

Without objection the meeting was adjourned at 7:45 p.m.

Respectfully Submitted

Marlene Golovich
Hayes Township Clerk

Minutes approved as written January 13, 2014