

***MINUTES***  
***SPECIAL CITY COMMISSION MEETING***  
***TUESDAY, MARCH 27, 2007***  
***5:00 P.M.***

The Special Meeting of the City Commission was held at 5:00 p.m. in the City Commission Room. Mayor Bruce Snead and Commissioners Tom Phillips, Mark Hatesohl, Jayme Morris-Hardeman, and Ed Klimek were present, as well as members of the Airport Advisory Board. Also present were the City Manager Ron R. Fehr, Deputy City Manager Diane Stoddard, Assistant City Manager Jason Hilgers, City Attorney Bill Frost, City Clerk Gary S. Fees, Youth in Government Representative Sushu Wang, 3 staff, and approximately 12 interested citizens.

**PLEDGE OF ALLEGIANCE**

Mayor Snead led the Commission in the Pledge of Allegiance.

**WORK SESSION**

The City Commission held a Work Session on the Air Service Development Project Update.

Peter Van Kuren, Airport Director, provided background information on the item.

Ron McNeill, Mead & Hunt, Inc., presented preliminary results of the business travel survey, passenger demand analysis, and air service. He then answered questions from the Commission.

Peter Van Kuren, Airport Director, and Ron McNeill, Mead & Hunt, Inc., provided additional information, proposed action plans, and responded to questions from the Commission and Airport Advisory Board members.

The Commission took a brief recess following the Air Service Development Project update.

## **SPECIAL MEETING**

### **FIRST READING – CONDEMNATION OF PROPERTY – SOUTH END REDEVELOPMENT PROJECT**

Jason Hilgers, Assistant City Manager and Redevelopment Coordinator, presented the item. He then answered questions from the Commission.

Bob Welstead, President, Dial Realty, provided an update on the negotiations with property owners in the south project area. He then answered questions from the Commission.

Dee R. Ross, 2304 Brockman Street, asked about the \$12 million being allocated and asked if additional funds would be coming from taxpayer dollars.

Jason Hilgers, Assistant City Manager and Redevelopment Coordinator, explained that anything over the \$12 million would be split equally between Dial Realty and the City, and discussed revenue sources that could be used. He informed the Commission that if offers were closed today, Dial Realty estimates acquisition costs would be between \$12.4 and \$12.6 million.

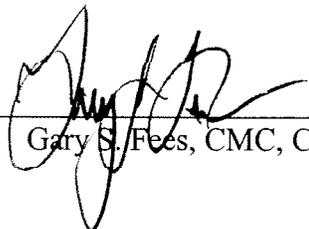
Ron Fehr, City Manager, and Jason Hilgers, Assistant City Manager and Redevelopment Coordinator, responded to questions from the Commission regarding the negotiation process and communications that have occurred with property owners.

Charlie Downs, representing O'Reilly Auto Parts, informed the Commission that O'Reilly's is a good community neighbor and stated that Dial had an opportunity to purchase a suitable site several years ago for their business and didn't do it. He voiced frustration with the lack of correspondence with Dial and asked that a mutually suitable location be found for their company.

Commissioner Phillips moved to approve first reading of an ordinance authorizing the acquisition of the subject properties within the South Project Area by condemnation. Commissioner Morris-Hardeman seconded the motion. On a roll call vote, motion carried 5-0.

### **ADJOURNMENT**

At 6:32 p.m. the Commission adjourned.

  
\_\_\_\_\_  
Gary S. Fees, CMC, City Clerk