



NORTHERN VALLEY SCHOOLS USD 212

DISTRICT OFFICE
512 WEST BRYANT PO BOX 217
ALMENA KS 67622



ALMENA

PHONE (785) 669-2445

LONG ISLAND

A Meeting of the Board of Trustees of Northern Valley Schools was held Wednesday, July 19, 2023, beginning at 7:00 AM in the Almena High School , 512 W Bryant Street, Almena, KS 67622.

Shanna Hammond: Absent
Christopher Rogers: Absent
Laquita Smith: Present
Hilary Van Patten: Present
Rich Wenzl: Present
Steven Whitney: Present

Also in attendance is Ken Tharman (Superintendent / High School Principal), Amber Brown (Board Clerk), Laquita Smith (via phone to make a quorum), and Mr. Jim Johnson on Zoom representing First National Bank and Trust.

I. Call to Order

The special board meeting was called to order at 7:00 AM by Board President, Hilary Van Patten. She welcomed Mr. Johnson.

II. Approve the Lease Agreement & the Improvements

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Mr. Johnson went over a brief review of the lease-purchase agreement done for the window project and explained that the grout and mortar project would be rolled into that agreement with the goal of maintaining the current payments. The resolutions that are the focus of the meeting today are a formality to inform the public of the upcoming project. One document is to approve the lease agreement and the other is to approve the agreement with Mid - Continental Restoration. I recommend the board approve the Lease Agreement and the Improvements as proposed. This motion, made by Steven Whitney and seconded by Rich Wenzl, Carried.

Shanna Hammond: Absent
Christopher Rogers: Absent
Laquita Smith: Yea
Hilary Van Patten: Yea
Rich Wenzl: Yea
Steven Whitney: Yea

Yea: 4, Nay: 0, Absent: 2

III. Approve the Contractor Agreement with Mid-Continental Restoration Co., Inc.

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I recommend the board approve the Contractor Agreement with Mid-Continental Restoration Co., Inc. as presented. This motion, made by Rich Wenzl and seconded by Steven Whitney, Carried.

Shanna Hammond: Absent
Christopher Rogers: Absent
Laquita Smith: Yea
Hilary Van Patten: Yea
Rich Wenzl: Yea
Steven Whitney: Yea



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Yea: 4, Nay: 0, Absent: 2

IV. Adjournment

I move to adjourn. This motion, made by Steven Whitney and seconded by Rich Wenzl, Carried.

Shanna
Hammond: Absent

Christopher
Rogers: Absent

Laquita Smith: Yea

Hilary Van
Patten: Yea

Rich Wenzl: Yea

Steven Whitney: Yea

Yea: 4, Nay: 0, Absent: 2

RESOLUTION

BE IT RESOLVED, that the Board of Unified School District No. 212 has approved the Lease Agreement and all supporting documents, a copy of which attached hereto, with First National Bank and Trust, Phillipsburg, Kansas for the leasing of the building sites described as follows:

Parcel #1-Commencing at a point sixty feet (60') South of the Southwest Corner of Block Nineteen (19) of Long Island; thence East three hundred fifty feet (E.350'); thence South three hundred fifty feet (S.350'); thence West three hundred fifty feet (W.350'); thence North three hundred fifty feet (N.350') to the point of beginning.

ALSO KNOWN AS: School Lot and Lots One (1), Two (2), Three (3), Four (4), Five (5), Six (6), Seven (7), Eight (8), Nine (9), Ten (10), Eleven (11), Twelve (12), Thirteen (13), Fourteen (14), Fifteen (15), Sixteen (16), and Seventeen (17), Block Eight (8), First Addition to Long Island, Phillips County, Kansas.

Parcel #2- Lots Eight (8), Nine (9), Ten (10), Eleven (11), Twelve (12), and Thirteen (13), Block "E", Leonard's Addition to the Town of Almena, Norton County, Kansas.

Parcel #3- The West Half of Lots Four (4), Five (5), Six (6), Block "F", Leonard's Addition to the Town of Almena, Norton County, Kansas.

Parcel #4- The East Half of Lots Four (4), Five (5), Six (6), Block "F", Leonard's Addition to the Town of Almena, Norton County, Kansas.

Parcel #5- The East Half of Lot Three (3), Block "F", Leonard's Addition to the Town of Almena, Norton County, Kansas.

Parcel #6- The West Half of Lot Three (3), Block "F", Leonard's Addition to the Town of Almena, Norton County, Kansas.

Parcel #7- A tract of land in the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section Eight (8), Township Two (2) South, Range Twenty-one (21), West of the 6th P.M., Norton County, Kansas; commencing Eighty (80) feet West of the Southwest Corner of Block Four (4), Original Town of Almena, Kansas, thence West One Hundred Sixty feet (W.160'), thence North Three Hundred feet (N.300'), thence East One Hundred Sixty feet (E.160'), thence South Three Hundred feet (S.300') to the place of beginning.

and improvements thereon in an amount of \$386,388.18 payable in annual payments in the amount of \$38,638.82 due on July 1, 2023 and each July 1 thereafter, with interest due on July 1st and January 1st of each year of the lease, at a lease rate of 3.75% per annum with the first payment being due July 1, 2023.

BE IT FURTHER RESOLVED, that Hilary Van Patten, Unified School District No. 212 Board President is authorized to execute the Lease Agreement and any and all supporting documents necessary to complete this transaction.

As required by K.S.A. 2006 Supp. 72-8201a, Lessee and the governing body of Lessee will be responsible solely for Lessee's or Lessee's governing body's actions or failure to act under the Lease.

The governing body of Lessee hereby certifies that it has, by the affirmative recorded vote of a majority of the member of the governing body, elected to omit the mandatory contract provisions prescribed by the Kansas Department of Administration in form DA-143a, as amended. The omission of those provisions will not result in the waiving or omission of the provisions of K.S.A. 2006 Supp. 72-8201a or 72-7201b, and the amendments thereto.

I hereby certify that I am the Clerk of the Board of Education for Unified School District No. 212, and the keeper of the records; that this is a true and correct copy of the Resolution duly adopted at a special meeting of the Board of Education held on the 19th day of July, 2023, and the same is in full force and effect.

Dated this 19th day of July, 2023.

Unified School District No. 212

By _____
Amber Brown, Clerk of the Board of Education

RESOLUTION

BE IT RESOLVED, that the Board of Unified School District No. 212 has approved the Standard Form of Agreement Between Owner and Contractor and any and all supporting documents, a copy of which attached hereto, with **Mid-Continental Restoration Co., Inc.**, for exterior cleaning and sealing of mortar of the buildings of Northern Valley High School and Northern Valley Elementary School, Almaena, Kansas, and the Northern Valley Middle School, Long Island, Kansas, and located on the following described real estate, to-wit:

Parcel #1-Commencing at a point sixty feet (60') South of the Southwest Corner of Block Nineteen (19) of Long Island; thence East three hundred fifty feet (E.350'); thence South three hundred fifty feet (S.350'); thence West three hundred fifty feet (W.350'); thence North three hundred fifty feet (N.350') to the point of beginning.

ALSO KNOWN AS: School Lot and Lots One (1), Two (2), Three (3), Four (4), Five (5), Six (6), Seven (7), Eight (8), Nine (9), Ten (10), Eleven (11), Twelve (12), Thirteen (13), Fourteen (14), Fifteen (15), Sixteen (16), and Seventeen (17), Block Eight (8), First Addition to Long Island, Phillips County, Kansas.

Parcel #2- Lots Eight (8), Nine (9), Ten (10), Eleven (11), Twelve (12), and Thirteen (13), Block "E", Leonard's Addition to the Town of Almaena, Norton County, Kansas.

Parcel #3- The West Half of Lots Four (4), Five (5), Six (6), Block "F", Leonard's Addition to the Town of Almaena, Norton County, Kansas.

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Parcel #7- A tract of land in the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section Eight (8), Township Two (2) South, Range Twenty-one (21), West of the 6th P.M., Norton County, Kansas; commencing Eighty (80) feet West of the Southwest Corner of Block Four (4), Original Town of Almaena, Kansas, thence West One Hundred Sixty feet (W.160'), thence North Three Hundred feet (N.300'), thence East One Hundred Sixty feet (E.160'), thence South Three Hundred feet (S.300') to the place of beginning.

BE IT FURTHER RESOLVED, that Hilary Van Patten, Unified School District No. 212 Board President is authorized to execute the Standard Form of Agreement Between Owner and Contractor any and all supporting documents for exterior cleaning and sealing of mortar of the buildings of Northern Valley High School and Northern Valley Elementary School, Almaena, Kansas, and the Northern Valley Middle School, Long Island, Kansas.

As required by K.S.A. 2006 Supp. 72-8201a, Lessee and the governing body of Lessee will be responsible solely for Lessee's or Lessee's governing body's actions or failure to act under the Lease.

The governing body of Lessee hereby certifies that it has, by the affirmative recorded vote of a majority of the member of the governing body, elected to omit the mandatory contract provisions prescribed by the Kansas Department of Administration in form DA-143a, as amended. The omission of those provisions will not result in the waiving or omission of the provisions of K.S.A. 2006 Supp. 72-8201a or 72-7201b, and the amendments thereto.

I hereby certify that I am the Clerk of the Board of Education for Unified School District No. 212, and the keeper of the records; that this is a true and correct copy of the Resolution duly adopted at a special meeting of the Board of Education held on the 19th day of July, 2023, and the same is in full force and effect.

Dated this 19th day of July, 2023.

Unified School District No. 212

By _____
Amber Brown, Clerk of the Board of Education