



CHAMBER/MAIN STREET MINUTES –
MAY 9TH, 2018 SPECIAL MEETING

A Special Board Meeting by email vote was held on May 10th with regards to the issue of Gus' Townhouse building. It started with an email sent by Jason Knox to follow up with our previous vote to pay Gus \$5,000 and have Patrick Ritter draw up a letter of indemnity to release the West Union Main Street of any further liability to the building. Cam Granger reported that he discussed the issue with Gus personally and the following was decided:

1. Gus will accept \$7,500 as payment for the wall issue and interest due to the timeframe of tax credits
2. Cam will place bentonite in the leak area by Gus' building. If this does not totally resolve the problem, approximately 25 of curb may be placed there at an estimated cost of \$22/foot or about \$550.
3. Gus has offered to sell the former Townhouse lot at 131 N Vine Street for \$10,000 net of any realtor or transaction fees. A receipt from the organization for charitable contribution purposes for the difference of the fair market value and the amount he receives is conditional on the price. (Our organization does not determine the FMV)

on May 10, 2018 at 1:17 p.m., Jason moved the board request Patrick Ritter draft a release of liability agreement with Konstantin "Gus" Kapnisis and the Chamber/Main Street Board, and any other parties Mr. Ritter believes should be in the agreement, seeking final resolution of both the interest and water issues relating to the 131 S Vine Property, in exchange for a single immediate payment of \$7,500 from the organization to Mr. Kapnisis upon acceptance. I request Cam Granger facilitate the presentation of this agreement and payment offer to Mr. Kapnisis.

Cathy Harris seconded at 1:31 p.m. on May 10, 2018.

Yes votes came in from: Cathy, Mike, Cam, Chris, and Jason

Amie voted to only pay the agreed \$5,000.

Motion carried.

Submitted by Amie Johansen

Mission: Investing in the Community by bringing people together to achieve a support system that seeks to promote business success, downtown revitalization, and a sense of Community Pride

Vision: Through Community Engagement, create a unique and prosperous downtown to enrich the entire business community of West Union and beyond that embraces History, Preserves Natural Environment, and Promotes Quality Events that instills a Sense of Community Pride