

CITY OF NEWPORT, KY
SPECIAL MEETING OF THE BOARD OF COMMISSIONERS
Wednesday, June 1, 2016
MINUTES

CALL TO ORDER / ROLL CALL FOR SPECIAL MEETING

The special meeting was called to order by Mayor Peluso at 3:00 p.m. in the Multi-Purpose Room of the Newport Municipal Building at 998 Monmouth Street. The meeting was opened with a moment for silent invocation and the mayor led the Pledge of Allegiance.

In attendance were: Commissioner Beth Fennell, Commissioner Thomas Guidugli, Commissioner John Hayden, Commissioner Frank Peluso, and Mayor Jerry Peluso. Also in attendance were: City Manager Thomas Fromme, and City Clerk Amy Able.

NEW BUSINESS

The city clerk read **R- 2016-039**, an order authorizing Mayor Jerry Peluso to **execute a First Amendment to the Master Development Agreement** for the Ovation Project. Commissioner Guidugli made a **motion to approve**; second to the motion was offered by Commissioner Fennell. Mr. Fromme said the main purpose was for clerical clarification. Most of this was addressed through the indemnification agreement. All of the environmental studies came back clear so the indemnification clause was dropped. The changes included a date change from May to June and contractual obligation language related to the sale of the Riverside Ford parcel. The original agreement referenced help with right-of-ways and we made clear "assistance" did not mean anything was given to them, they will pay full market value for any property. Mr. Braun stated the essence is it is being amended to clarify what happens with regard to development of the Riverside Ford lot now that Corporex has exercised their option to purchase and make determinations with regard to excess properties and properties taken as a result of the Route 9 expansion. He said this is necessary procedure before closing on the parcel. Mayor Peluso called for questions. Mr. Guidugli asked for confirmation there were no substantive changes, the timelines was not extended, and there are no deviations from the overall understanding. Mr. Fromme said at the time of the original agreement in 2006 there was no TIFF district. The TIFF supersedes the original term. The "clock has been ticking" since the day of closing and we are now down to twenty-one years. Upon hearing there were no comments or questions, the mayor called for a roll call vote.

Commissioner Guidugli:	Yes	Commissioner Peluso:	No	Mayor Peluso:	Yes
Commissioner Fennell:	Yes	Commissioner Hayden:	Yes		<u>Motion carried 4-1.</u>

EXECUTIVE SESSION

Commissioner Fennell made a motion to enter into an executive session as allowable under KRS 61.810 (1)(f), for discussions or hearings which might lead to the appointment, discipline, or dismissal of an individual employee, member, or student without restricting that employee's, member's, or student's right to a public hearing if requested. This exception shall not be interpreted to permit discussion of general personnel matters in secret. It was noted that no action would follow and a return to regular session was not expected. Second to the motion was offered by Commissioner Hayden. Upon hearing there were no questions, the mayor called for a roll call vote.

Commissioner Fennell:	Yes	Commissioner Guidugli:	Yes	Mayor Peluso:	Yes
Commissioner Hayden:	Yes	Commissioner Peluso:	Yes		<u>Motion carried 5-0.</u>

ADJOURNMENT OF SPECIAL MEETING

There being no further business on the special meeting agenda, Commissioner Guidugli made a **motion to adjourn the special meeting and reconvene in executive session**. Commissioner Fennell offered a second to the motion. The Mayor asked for a roll call vote.

Commissioner Guidugli:	Yes	Commissioner Peluso:	Yes	Mayor Peluso:	Yes
Commissioner Hayden:	Yes	Commissioner Fennell:	Yes	<u>Motion carried 5-0.</u>	

The open session of the meeting adjourned at 3:05 p.m.

The Board reconvened in executive session on the second floor of the city building at approximately 3:15 with Commissioners Fennell, Guidugli, Hayden, and Peluso, and Mayor Peluso. Mr. Braun joined the executive session when requested.

Following a motion and second to exit the executive session, carried by voice vote, there being no further business, **the meeting adjourned at 4:50 p.m.**

Date Approved/Signed
Attest:

Jerry R. Peluso, Mayor

Amy B. Able, City Clerk