

BOARD OF COUNTY COMMISSIONERS
COUNTY OF KITTITAS, STATE OF WASHINGTON

RESOLUTION NO. 2012- 034

RESOLUTION RATIFYING PURCHASE AND SALE AGREEMENT AND
AUTHORIZING EXPENDITURE OF FUNDS FOR THE PURCHASE OF REAL
PROPERTY COMMONLY KNOWN AS 913 EAST 8TH AVENUE,
ELLENSBURG.

WHEREAS: Kittitas County entered into a Lease with Purchase Option and Purchase and Sale Agreement related to real property commonly known as 913 East 8th Avenue, Ellensburg, Washington 98926 ("property"); and

WHEREAS: The property is more fully described as:

Lot 10, Block 67, J.A. SHOUDY'S 2ND ADDITION TO ELLENSBURG, in the County of Kittitas, State of Washington, as per plat thereof recorded in Book 1 of Plats, page 11, records of said County.; and

WHEREAS: Kittitas County, after due notice, held a public hearing on March 20, 2012 to discuss authorization of such purchase, authorization of expenditure of funds for such purchase, and whether such purchase was in the interest of the County; and

WHEREAS: Kittitas County received appraisals and a commitment for title insurance for said property; and

WHEREAS: At the March 20th, 2012 hearing, testimony was taken and due deliberation was made into the public interest of the proposed purchase.

NOW, THEREFORE, BE IT RESOLVED that Kittitas County shall purchase the property from the seller, as contemplated in the Purchase and Sale Agreement, that is hereby ratified; and

BE IT FURTHER RESOLVED that, Commissioner Paul Jewell is authorized to execute any further documents at closing, on behalf of Kittitas County, necessary to close the transaction; and

BE IT FURTHER RESOLVED that the Kittitas County Board of County Commissioners authorize the expenditure of funds necessary to purchase the property as previously negotiated and as contemplated in the purchase and sale agreement; and

DATED THIS 3rd day of April 2012.

BOARD OF COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON

[Signature]
Alan Crankovich, Chairman

[Signature]
Obie O'Brien, Vice-Chairman

[Signature]
Paul Jewell, Commissioner



[Signature]
Clerk of the Board

APPROVED AS TO FORM:

[Signature]
(Deputy) Prosecuting Attorney

**KITTITAS COUNTY
BOARD OF COUNTY COMMISSIONERS**

RESOLUTION NO. 2012-035

Resolution authorizing a loan from Solid Waste to General Fund in the amount not to exceed \$150,000 for the purchase of property and authorizing the transfer of \$200,000 from the Stadium (Hotel Motel) Fund

WHEREAS; the Board of County Commissioners held a public hearing on March 20, 2012, to purchase property at 913 East 8th Ave, Ellensburg WA 98926, and

WHEREAS: this property in part of the long range plan for the County Fairgrounds, and

WHEREAS, the current offer to purchase the property is \$189,000, and

WHEREAS, the current buildings on the property will be demolished and the costs of the demolition has not been determined, and

WHEREAS; According to the Budgeting, Accounting and Reporting Systems Manual, Chapter 4, Section A, 2 (c), states *The minimum acceptable procedures for making and accounting for interfund loans are as follows: The legislative body of a municipality must, by ordinance or resolution, approve all interfund loans, and provide in the authorization a planned schedule of repayment of the loan principal as well as setting a reasonable rate of interest (based on the external rate available to the municipality) to be paid to the lending fund. Interest should be charged in all cases and the borrowing funds must anticipate sufficient revenues to be able over the period of the loan make the specified principle and interest payments. The term of the loan may continue over a period of more than one year, but must be "temporary" in the sense that no permanent diversion of the lending fund results from the failure to repay by the borrowing fund. A loan that continues longer than three years will be scrutinized for a permanent diversion of moneys. (Note: these restrictions and limitations do not apply to those funds which are legally permitted to support one another through appropriations, transfers, advances, etc.)*

WHEREAS: the Kittitas County Lodging Tax Committee has recommended the Stadium Fund (Hotel Motel Fund) to pay the General Fund \$50,000 per year for four years to fund this property purchase starting in 2012, and

NOW, THEREFORE BE IT RESOLVED the Board of County Commissioners authorizes the transfer of \$50,000 from the Stadium (Hotel Motel) funds for 4 years starting in 2012 to pay for this property purchase and demolition costs up to a total of \$200,000.

NOW, THEREFORE BE IT FURTHER RESOLVED; that the Board of County Commissioners, after due consideration, does hereby authorize and direct the County

Treasurer to loan the General Fund up to \$150,000 at 1.00% percent interest per annum, from the Solid Waste Fund, with payments to be made on or before April 1st in the amount of \$50,000 principal and applicable interest each year for 3 years. This loan can be paid off early without any penalty.

APPROVED the ^{3rd}~~2nd~~ day of April 2012.



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Clerk of the Board

**BOARD OF COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON**

Alan Crankovich
Alan Crankovich, Chairman

Obie O'Brien
Obie O'Brien, Vice Chairman

Paul Jewell
Paul Jewell, Commissioner