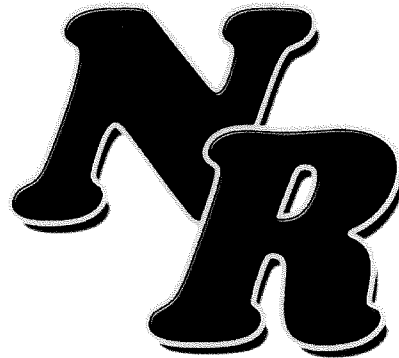


# **NORTH ROYALTON CITY SCHOOLS BOARD OF EDUCATION AGENDA**

**MONDAY, FEBRUARY 23, 2015  
7:30 AM**

**SPECIAL MEETING**



***"We Inspire and Empower Learners"***

[www.northroyaltonsd.org](http://www.northroyaltonsd.org)

**The North Royalton Board of Education shall form committees on an as needed basis when such committees best utilize the individual competencies and/or time commitments of Board members. When a committee meeting is necessary, it will be scheduled, unless otherwise announced, one hour prior to the regular scheduled monthly Board meeting.**

## **BOARD OF EDUCATION**

Anne M. Reinkober, President  
Jacquelyn A. Arendt, Vice President  
Susan G. Clark, Ph.D., J.D.  
John H. Kelly, DDS  
Barbara Ann Zindroski

## **ADMINISTRATION**

Gregory J. Gurka, Superintendent  
Biagio Sidoti, Treasurer  
James J. Presot, Assistant Superintendent  
Melissa Vojta, Director of Curriculum & Instruction  
Patrick Farrell, Director of Personnel  
Susan Welch, Director of Pupil Services

# WELCOME

Our hope is that you will leave this meeting with a better understanding of your public schools and the School Board that you've elected to oversee them.

## **THE MEETING**

Our meetings are open to the public and all our discussions will be held in the open with the exception of executive sessions. All regular meetings are audio recorded and archived. Copies can be requested from the District Treasurer's Office. As you will note, there is time on the meeting agenda for citizen comment and questions. If you have questions about the specific procedure, please check with one of the Board members or a district staff member prior to the start of the meeting. Involved and informed parents and citizens are our best guarantee of excellence in our public schools.

## **THE AGENDA**

The Board receives a full agenda several days prior to the Board meeting. The agenda may deal with curriculum, budget, hiring of personnel, facilities, school transportation or long-range planning. The agenda usually includes written supporting material that helps with decision-making. If it appears that quick action has been taken on an item, it may be because the topic has been studied for several weeks or that questions have been answered in advance of the meeting.

## **PUBLIC PARTICIPATION**

The Board values and encourages public comment on educational issues.

Anyone having an interest in actions of the Board may participate during the open forum portion of the meeting. Prior to the meeting, we ask that you please identify yourself to the Board President or Superintendent.

The purpose of these sessions is to provide an opportunity for the public to share their thoughts on any matters of importance to the school district. It is not for the purpose of having questions answered or problems resolved. Personnel concerns may best be handled through proper channels. We may refer you to, or you may want to contact, the Superintendent for further assistance. We appreciate your interest and are eager to assist you in resolving your concerns.

Participants must be recognized by the presiding officer and must preface their comments by an announcement of their name, address and group affiliation, if and when appropriate.

Each statement made by a participant shall be limited to five (5) minutes.

## **A LITTLE BIT ABOUT US.....AND YOU**

School Board members are elected officials who devote many hours setting policies and planning for your public schools. We serve on the School Board because we care about providing quality education in our community. You are probably here tonight because you care too. We appreciate your interest and comments and ask your participation to help us meet that goal.



**NORTH ROYALTON CITY SCHOOLS BOARD OF EDUCATION  
SPECIAL MEETING AGENDA  
Monday, February 23, 2015 – 7:30 AM  
North Royalton Board of Education Administrative Conference Room  
6579 Royalton Road, North Royalton, OH 44133**

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**I. CALL TO ORDER** \_\_\_\_:\_\_\_\_ pm

**II. PLEDGE OF ALLEGIANCE**

**III. ROLL CALL**

J. Arendt \_\_\_\_\_ S. Clark \_\_\_\_\_ J. Kelly \_\_\_\_\_  
A. Reinkober \_\_\_\_\_ B. Zindroski \_\_\_\_\_

**IV. PUBLIC PARTICIPATION.** The public is invited to speak to any of the agenda items. Comments should be limited to five minutes.

**V. ADJOURN TO EXECUTIVE SESSION.** Adjourn to executive session at \_\_\_\_:\_\_\_\_ PM to consider the sale of property at competitive pricing.

J. Arendt \_\_\_\_\_ S. Clark \_\_\_\_\_ J. Kelly \_\_\_\_\_  
A. Reinkober \_\_\_\_\_ B. Zindroski \_\_\_\_\_

Call meeting back to order at \_\_\_\_:\_\_\_\_ PM

**VI. ACCEPT OFFER TO PURCHASE PROPERTY-EDGERTON ROAD.** Resolve the Board of Education to approve the sale of the Edgerton Road property.

WHEREAS, at its December 8, 2014, meeting, the Board of Education resolved to sell 14.518 acres of vacant, unimproved land identified as Permanent Parcels 584-20-005 and 584-20-006 at public auction at a minimum price of \$200,000 pursuant to the provisions of Ohio Revised Code Section 3313.41; and

WHEREAS, a public auction was conducted on January 26, 2015, at 10:00 a.m. at the offices of the Board of Education; and

WHEREAS, there were no bidders present at the auction; and

WHEREAS, following the auction, the Board of Education received an offer to purchase the real estate from Sam Petros of Petros Development, Co., LLC. (the "Buyer") on February 4, 2015; and

WHEREAS, the Board of Education is desirous of selling the real estate to Mr. Petros and authorizing a real estate agreement for said purchase.

NOW THEREFORE BE IT RESOLVED that the Board of Education hereby acknowledges that it is a body politic and corporate capable of acquiring, holding, possessing, and disposing of real and personal property pursuant to Ohio Revised Code Section 3313.17.

BE IT FURTHER RESOLVED that the Board of Education has determined that the above-described real estate is no longer needed for school purposes and that it is in the best interests of the District to sell the real estate.

BE IT FURTHER RESOLVED that the Board of Education has satisfied its legal obligations to dispose of the real estate by public auction.

BE IT FURTHER RESOLVED that the Board of Education accepts the offer to purchase the real estate that was made by Petros Development Co., LLC. on February 4, 2015.

BE IT FURTHER RESOLVED that the sale of the real estate shall be upon the following terms and conditions:

- a. The real estate shall be sold for \$200,000 payable in cash or certified funds at closing. The Buyer shall give the Board a \$10,000 deposit as security for faithful performance which shall be applied towards the purchase price which shall be nonrefundable after the 90-day due diligence period.
- b. The real estate will be sold in **AS IS** condition. The Buyer will be provided a 90-day due diligence period until May 10, 2015, during which time the Buyer may perform certain testing of the Real Estate including soil testing, a review and assessment of wetlands, a Phase I environmental study and an assessment of utility location.
- c. Any and all costs associated with investigations made by the Buyer during the Due Diligence period shall be borne by the Buyer. In the event the Agreement is terminated by the Buyer during the Due Diligence period, the Buyer at its sole cost shall restore the Real Estate to its original condition as near as possible and provide the Board with a copy of any and all reports and studies made by the Buyer of the Real Estate.
- d. Closing shall occur within 30 days following the due diligence period, or no later than June 9, 2015.

BE IT FURTHER RESOLVED that the Board hereby authorizes and directs the Board President, Superintendent and Treasurer to do all things necessary and consistent with this resolution to accomplish the sale provided for herein including but not limited to executing the Real Estate Purchase Agreement attached to and incorporated into this Resolution.

BE IT FURTHER RESOLVED that the proceeds of the sale of the real estate will be utilized to fund the roof replacement and repair projects at North Royalton High School and Albion Elementary School that were the subject of a recent public advertisement for bids.

BE IT FURTHER RESOLVED that all formal actions of this Board concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Board, and that all deliberations of this Board and any of its committees that resulted in such formal action were in meetings open to the public or in executive session as permitted by Ohio law.

J. Arendt \_\_\_\_\_

A. Reinkober \_\_\_\_\_

S. Clark \_\_\_\_\_

B. Zindroski \_\_\_\_\_

J. Kelly \_\_\_\_\_

**VII. ADJOURN \_\_\_\_:\_\_\_\_ PM**

J. Arendt \_\_\_\_\_

A. Reinkober \_\_\_\_\_

S. Clark \_\_\_\_\_

B. Zindroski \_\_\_\_\_

J. Kelly \_\_\_\_\_