

**COMMUNITY DEVELOPMENT AGENCY  
LEXINGTON NEBRASKA  
July 17, 2023**

A Regular Meeting of the Community Development Agency was held Monday, July 17, 2023, at Lexington City Hall, located at 406 East 7<sup>th</sup> Street, Lexington, Nebraska at 5:30 p.m. Members present were Chris Denker, John Fagot, Gail Hall, and Seth McFarland. Kory Cetak, Jason Fagot, and Steve Smith were absent. City Officials present were City Manager Joe Peplitsch, Assistant City Manager Dennis Burnside, City Attorney Brian Copley, and Secretary Pamela Baruth.

**NOTICE:** Notice of the meeting was given in advance notice, thereof by publication in the Lexington Clipper-Herald, the designated method for giving notice, as shown by the Affidavit of Publication attached to these Minutes. The proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public. All items presented and discussed on the agenda were available for public inspection.

**CALL TO ORDER:** The Meeting was called to order by Chair Denker who informed the public that the Open Meetings Act is posted in the Council Chambers at the Lexington City Hall, located at 406 E. 7<sup>th</sup> Street, Lexington, Nebraska.

**MINUTES – REGULAR MEETING 5-15-2023:** Minutes of the Regular meeting held Monday, May 15, 2023, were presented. Moved by Fagot, seconded by McFarland, to approve the minutes as presented. Roll call. Voting “aye” were Hall, McFarland, Fagot, Denker. Motion carried.

**RESOLUTION:** Peplitsch reviewed Resolution No. 2023-06. Following discussion, moved by Fagot, seconded by McFarland, to approve Resolution No. 2023-06. Roll call. Voting “aye” were Hall, McFarland, Fagot, Denker. Motion carried.

**RESOLUTION NO. 2023-06**

**A RESOLUTION OF THE COMMUNITY DEVELOPMENT AGENCY OF  
LEXINGTON, NEBRASKA AUTHORIZING THE CHAIRMAN TO CONVEY REAL  
ESTATE TO PURCHASER PURSUANT TO A CONTRACT**

**WHEREAS**, the Community Development Agency of Lexington, Nebraska (the “Agency”), created pursuant to Nebraska Community Development Law (the “Act”), has the authority to convey real estate in accordance with said Act; and

**WHEREAS**, the Agency owns the real estate described in Exhibit “A” attached hereto and incorporated herein as if set forth verbatim (collectively known as the “Real Estate”); and

**WHEREAS**, the City of Lexington previously assigned to the Agency a purchase contract for the sale of the Real Estate (the “Contract”); and

**WHEREAS**, the Agency deems it to be in the public interest and in furtherance of the purposes of the Act to convey the Real Estate pursuant to the terms of said Contract;

**NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF THE COMMUNITY DEVELOPMENT AGENCY OF LEXINGTON, NEBRASKA:**

**Section 1.** The Chairman of the Agency is hereby authorized and directed on behalf of said Agency to accept assignment of the Contract between Vintage Rows, LP and the City of Lexington.

**Section 2.** The Chairman of the Agency is hereby authorized and directed on behalf of said Agency to convey the Real Estate to purchaser Vintage Rows, LP, pursuant to the terms of said Contract. The chairman, Chris Denker, is authorized execute any and all documents necessary to effectuate the conveyance of said Real Estate.

**PASSED AND APPROVED this 17th day of July, 2023.**

**ROUNDTABLE DISCUSSION:** Peplitsch gave an update on upcoming projects.

**ADJOURNMENT:** There being no further business to discuss, Chair Denker declared the meeting adjourned.

Respectfully submitted,  
Pamela Baruth  
CDA Secretary