The City Council of Elk Horn met in special session Tuesday March 12th, 2024, at 5:00 PM with the following members present: Mayor Jens, Council members Teegerstrom, D. Petersen, Hogberg, Creek and K. Petersen.

City Employees: Chelsee Jacobsen, Jeff Nelson, Jerry Evans.

Mayor Jens called the meeting to order at 5:00 PM.

Creek moved, seconded by Hogberg, to approve the agenda as presented. Ayes 5, motion carried.

New Business:

Discussion with possible action on the disposition of 4037 Main Street.

Wayne Hansen attended the meeting to update the council on the property that was to be listed through his real estate business. Wayne stated there are currently two offers on the table for the hotel. Wayne and his sales associate met with the city clerk on March 8th following the council meeting that decided to list the property with Wayne Hansen Real Estate. Wayne and his associate viewed the proposals that were presented to council in the previous months. Members of the community made comments during the Public Hearing at the February 5th meeting that the council did not go far enough to list the property for sale. The city clerk advised she had shown the property over 65 times to individuals, and D. Petersen showed the property several times also. Wayne was made aware that there were a few chain hotels that looked at the property and had passed on the purchase also. Wayne stated in the real estate world, when you get exposure like that, he doesn’t know what more you can do. There have been multiple former residents that have been posting it all over social media that the property was for sale. Wayne stated after seeing the property and the proposals, he doesn’t feel that Wayne Hansen Real Estate could do any more for us than what was proposed previously. PG Customs & LifeSkills Connections INC submitted a written proposal at $20,000 with the option of negotiating. Wayne stated to the council, it was to be listed for 60 days in the previous meeting. It was unclear whether the proposals that came in were to be reviewed as they came in and accepted or rejected at any time, or if all proposals were to be reviewed and acted upon after 60 days. Wayne’s recommendation to the council was, unless they felt that something better would come in, to go with PG Customs & LifeSkills Connections INC proposal. Teegerstrom read the expense sheet with the invested amount that the City has put into the hotel totaling $28,688.74, with a main goal to get the property back to a functional status. K. Petersen counter offered the purchase price at $30,000; PG Customs & LifeSkills Connections INC accepted the counteroffer. D. Petersen made the motion to accept the counteroffer purchase price of $30,000, K. Petersen seconded to accept. Roll Call Ayes: Hogberg, Teegerstrom, K. Petersen, D. Petersen, Abstained: Creek. The attorney stated he would prepare the purchase agreement and documents.

D. Petersen moved, seconded by K. Petersen, to adjourn the meeting at 5:24PM. Ayes 5, motion carried.

Stan Jens, Mayor Chelsee Jacobsen, City Clerk