

**WORTHINGTON CITY COUNCIL
SPECIAL MEETING, MAY 15, 2015**

The meeting was called to order at 8:00 a.m. in City Hall Council Chambers by Mayor Mike Kuhle with the following Council Members present: Scott Nelson, Diane Graber, Larry Janssen, Mike Harmon, Rod Sankey.

Staff present: Steve Robinson, City Administrator; Brad Chapulis, Director of Community/Economic Development; Janice Oberloh, City Clerk.

Others present: Abraham Algadi, WREDC; Robin Baumgarn, Daily Globe.

NORTHLAND MALL INTERIM LOAN APPROVED

Brad Chapulis, Director of Community/Economic Development, distributed four documents related to a proposed interim loan for the Northland Mall that were updated from the previous documents distributed to Council, and which had stated the loan would be between the City of Worthington and Brian Pellowski. Mr. Chapulis said the documents were updated to reflect that 7 & 41, LLC, the real estate arm of PBK Investments, will be the Northland Mall property owner. The interim loan will allow 7 & 41, LLC to acquire the Northland Mall property, finalize their redevelopment plans, and secure traditional permanent financing necessary to commence the redevelopment. The loan will be for a period not to exceed 12 months, at a rate of 5%, and will be secured with a first lien position on the real estate and a personal guaranty from Brian Pellowski. The loan will also require the execution of the environmental & ADA indemnity agreement, which holds the City harmless for any current and future environmental conditions as well as any environmental and accessibility regulation violations.

Funds for the loan would come from the Hospital Sale proceeds, some of which had been earmarked for economic development, and which will be replenished with the repayment. Clean up of the old leases is underway for the closing date of Monday, May 18, 2015.

The motion was made by Council Member Nelson, seconded by Council Member Graber and unanimously carried to adopt the resolution approving the loan and to authorize the Mayor to execute any and all documents including the release of the lis pendens on the property.

ADJOURNMENT

The motion was made by Council Member Janssen, seconded by Council Member Graber and unanimously carried to adjourn the meeting at 8:11 a.m.

Janice Oberloh, MCMC
City Clerk