

**APPROVED
SPECIAL COUNCIL MEETING
MONDAY, APRIL 11, 2016 @ 6:00 PM
IN THE COUNCIL CHAMBERS @ CITY HALL**

The meeting was called to order at 6:00 pm by Mayor Roll.

Brent Teske, Brian Zimmerman, Peggy Williams and Dejon Raines were present.

The meeting was called for council approval of Resolution 1882 the sale of property at 520 Utah Ave, Libby MT.

Councilperson Raines explained that the house has been for sale since November 6, 2014 (522 days) has been shown 56 times by 6 different offices. The current offer is \$62,000.00 with \$1000.00 earnest money. Closing would be Friday April 15, 2016. The buyer would be purchasing the home with cash. The buyer would like the range and dishwasher and there are no contingencies in the offer. The buyer would like to split the closing cost 50% with the seller which should be around \$700.00, (\$350.00 each). The settlement to the seller after all fees have been paid would be around \$18,191.00 to the City of Libby.

Normally the commission proceeds are 6%, 3% to the selling office and 3% to the listing office. No commission proceeds will go to Councilperson Raines and her partner John Ague (listing agents) in the amount of \$1302.00. 30% \$558.00 will go to Irene Loveless the owner of the realty facility.

Council President Teske asked Mrs. Raines if Irene Loveless Realty was ok with the percentage of the split. Mrs. Raines responded that this was the normal percentage received from sales.

Councilperson Williams asked about a flooring allowance. Mrs. Raines replied that there would not be a \$5000.00 allowance since this was not a full price offer.

Council President Teske made a motion to accept the offer of \$62,000.00 as presented, Mr. Zimmerman second. The motion passed Councilperson Raines did not vote.

The meeting adjourned at 6:08 pm

Mayor Doug Roll

Attest; _____
Audray J. McCollum, City Clerk-Treasurer