

KIRTLAND COMMUNITY COLLEGE
Board of Trustees
Special Meeting Minutes
August 29, 2023

Date: Thursday, August 29, 2023

Type: Special Meeting

Time: 6:30 p.m.

Notice Provided in Advance: Yes

Location: Kirtland Community College, Grayling
President's Conference Room

Quorum: Satisfied (minimum of four required)

Present: Mary Ann Ferrigan, Chairman
Alan Bruder, Trustee
Roy Spangler, Trustee
Tom Ritter, Trustee
Ed Pearen, Secretary

Kirtland Community College Guest:
Dr. Tom Quinn – President
Gina Moya

Absent: Jack Kramer, Vice Chairman
Amy Knepp, Trustee

I. ROUTINE

- Chairperson Mary Ann Ferrigan called the meeting to order at 6:30 p.m. in Kirtland's President's Conference room.
- Roll Call – Five Board members were present.

II. SPECIAL BUSINESS

- The Special meeting was called to discuss the college's counteroffer to the buyer's first amendment to the Purchase Agreement for the Roscommon Property.
- Motion by Roy Spangler to Approve the buyer's counteroffer to the first amendment to the Purchase Agreement. Seconded by Tom Ritter. Discussion ensued regarding insurance on the property: title insurance, land contract deadline, property taxes, hazard insurance on the property, buyer's credit report, payment plan, and changes made to the Land contract. Motion died on the floor.
- Changes to the Land Contract discussed – hazard insurance to be maintained on the property and Kirtland's name added as loss payee; duplicate sentences in the contract to be removed.
- Chairperson MaryAnn Ferrigan requested a vote from members present to Approve the Buyer's counter offer to Kirtland's First Amendment to the Purchase Agreement – Roll Call Vote = Tom Ritter – Nay, Ed Pearen – Nay, Alan Bruder – Nay, MaryAnn Ferrigan – Nay. 0/4 No Approval.
- Chairperson MaryAnn Ferrigan requested a vote from members present to approve the second proposal to the first amendment to the Purchase Agreement on the Roscommon property – with these amendments:
 - All accumulated interest will be paid as of the date of the payment (June 1, 2024)
 - Hazard insurance will be purchased on the property, and Kirtland will be named on the policy.
 - Request of a Credit Report be provided on both of the Buyers
 - Update/recent Financial Statements of both Buyers (D. Armistead and D. Hartman)Roll call vote – Alan B. – Aye, Tom Ritter – Aye, Roy Spangler – Aye, Ed Pearen – Aye, MaryAnn Ferrigan – Aye. 5/0 – approval of amendments to be contained in a second proposal to a first amendment to the Purchase Agreement for the Roscommon property
- Trustees Bruder, Ritter, Pearen, and Spangler expressed they did not want the deal to fall apart because of the buyer's refusal to provide a credit report and gave Quinn the option to negotiate that issue.

III. ADJOURNMENT

Chairperson MaryAnn Ferrigan adjourned the meeting at 8:02 p.m.

Minutes submitted by:

Gina Moya, Asst. to President

Kirtland Community College - Grayling