

Adopted: 1998

Revised: 2001, 2004, 2007, 2010, 2013

802 SITE ACQUISITION

I. PURPOSE

The purpose of this policy is to provide guidelines for the District in carrying out the provisions of the statutes of the State of Minnesota when purchasing real property to be used for the construction of school facilities.

II. GENERAL STATEMENT OF POLICY

It shall be the policy of the Board of Education to acquire building sites on behalf of Independent School District #423 when it has determined that such transactions shall best meet the future needs of the District.

III. SITE ACQUISITION

The Board of Education and administration shall periodically review the District's inventory of land in conjunction with regional demographic projections as an important element of its long-range facilities improvement program.

The District shall attempt to acquire building sites substantially in advance of the actual construction of facilities in order to minimize delay in construction projects and to realize financial savings to the District.

Every effort will be made to purchase real property by negotiating a fair and reasonable price. Should it become obvious to the Board that negotiations for the purchase of a site will not be successful and every effort has been exhausted to achieve acceptable purchase terms, the right of eminent domain may be employed to provide the needed school site.

If general obligation bonds are used to acquire a new site, the Board must first secure the approval of the qualified electors before any contract for the purchase of such site is entered into. The Board may take an option on a site prior to a site approval election. Site approval by an election is not necessary if it was specifically mentioned in a fund-raising issue, which was subsequently approved by the electorate. The Board may acquire property with capital expenditure funds without such vote.

The Board of Education shall include the following considerations as a minimum when purchasing school sites:

1. the acquisition of such sites are in conformance with the District's long range facilities plans, are supported by current enrollment

figures and demographic projections;

2. the property meets, or will meet, the approval of the Hutchinson Planning Commission, McLeod County Health Department and the Department of Education;
3. a review of both District and non-District financial resources has been completed and appropriate fund sources have been identified;
4. the site shall meet the minimum acceptable educational specifications with respect to size for the grade level of the proposed facility;

Legal References: MS 117, MS 123B.51, 123B.74, MS 123B.744, MS123B.97

Cross References: Policy 801