

From: [Shawn Williams](#)
To: [Robert Barbian](#); [Brad Schumacher](#)
Cc: [Shawn \(shawn.ajwconstruction@yahoo.com\)](mailto:shawn.ajwconstruction@yahoo.com)
Subject: Fwd: 24-201-0580
Date: Thursday, October 22, 2020 9:13:47 AM

Bob,

I think ALL people that are attending meeting should have a copy of this email. It clearly shows what CKW Developers is asking for. I don't think leaving it out and then bringing it up later makes sense. Please add email to agenda.

The email shows and explains the cost breakdown.

I am willing to stop in and talk about it this morning if needed.

Shawn Williams
CKW Developers
612-282-6260

Begin forwarded message:

From: Shawn Williams <shawn@ajwcontracting.com>
Subject: 24-201-0580
Date: October 16, 2020 at 10:11:11 AM CDT
To: maoyor@princetonmn.org, Rbarbian@princetonmn.org
Cc: Shawn Williams <shawn@ajwcontracting.com>

Gentleman,

I wanted to recap our conversation from earlier this week. CKW Developers staff has had time to talk about our conversation and what we are asking of all parties. We feel the below offer is fair for all 3 parties.

- 1) Anderson sell property direct to CKW / PA signed
- 2) City agrees to include 17' from west alley
- 3) CKW Developers is going to make a deal with west property owner if possible.
- 4) Closing costs paid by CKW Developers
- 5) CKW Developers agrees to pay back Assessment starting 12/31/2020 with new amortization schedule. Total dollar amount of original assessment \$20,144.06. We also want to add line item 7 into this number. The value of moving / adding to pipe is \$6,950.00. Estimate provided by West Branch Construction.

Quick summary

Original value = \$20,144.06

Minus West Branch Construction value = \$6,950.00

Total new assessment = \$13,194.06

Nominal Annual Rate 4%

10 year term with final payment due 12/31/2030 as originally dated.

6) City agrees to provide 1065 cubic yards of fill from Cemetery location. CKW Developers to pay trucking cost.

7) Picked up in number 5

Let me know if this makes sense. We want to get started asap on building this project from the ground up. I feel this is a fair proposal for all 3 parties (Anderson's, City & CKW Developers).

I wanted to give a more clear answer on project timeline. As long as we can agree on top information we can close asap. CKW Developers has a cash deal no financing agreement with the Anderson's. This makes for an easy closing. CKW Developers wants to add the cities agreement to closing doc's.

We want to break ground on this project the spring of 2022. We will need all of 2021 to get building designed and get financing secured. We will also get all of the legal, engineering and permits completed in 2021.

Respectfully,

Shawn Williams
CKW Developers LLC
AJW Contracting Inc
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Princeton MN 55371
612-282-6260