



# 3270 A

## Definitions and Proceeds: Sales and Leases of Real Property

### *Regulation 3270 A*

Original Adoption: 04/25/1967  
Revision Dates: 10/09/1973, 05/26/2009  
Review Dates: 09/18/2013

Effective Date: 05/27/2009

#### **I. PURPOSE**

The purpose of this regulation is to establish the definitions for terms used in Policy 3270 – Sales and Leases of Real Property, and the disposition of the proceeds of sales or leases made pursuant to that policy.

#### **II. DEFINITIONS**

- A. “costs” shall mean those amounts usually incurred by an occupant and user of real property as a result of that occupation or use as specified in the lease agreement.
- B. “lease” shall mean a written agreement granting rights of occupation and use to a third party to real property owned by the District, entered into by the Board of Education and the third party. A lease is generally not used for an intermittent rental of a District property for community purposes. The term “lease” shall include a license for the use of District property.
- C. “real property” shall mean real estate and buildings belonging to the District.

#### **III. PROCEEDS**

- A. Net proceeds from a sale of real property shall be deposited in the debt retirement fund of the District so long as the property sold is subject to outstanding bonds for the purchase or construction of the property, or as otherwise allowed by law.
- B. Net proceeds from the lease of real property shall be deposited in the debt retirement fund of the District so long as the property leased is subject to outstanding bonds for the purchase or construction of the property, or as otherwise allowed by law.

#### ***Legal References:***

Minn. Stat. §123B.51 (Schoolhouses and Sites; Uses for Schools and Nonschool Purposes; Closings)

#### ***Cross References:***

MPS Policy 3270 (Sales and Leases of Real Property)