

**LCLRC Minutes**

November 26, 2019

Executive Director Rick Hatcher called the meeting to order and took roll call.

**Directors Present:** Joe Antram, John Bayliss, Wes Dodds, Rick Hatcher, and Rhonda Stafford.

**Guests Present:** Heather Martin, Matt Chamberlin (by phone), Mike Blass.

**Minutes:** Joe Antram moved a motion to approve the minutes from the September 26, 2019 meeting and Wes Dodds seconded. All in favor.

**Financial Report:** Rhonda provided the Financial Report. There is \$208,300.86 in the account. John Bayliss moved to accept the Financial Report as presented and Wes Dodds seconded. All favor.

**New Business:**

1. 2020 Budget
  - Rick explained the budget for 2020.
  - Joe Antrim moved a motion to accept the 2020 Budget and Rhonda Stafford seconded. All in favor.
2. Property Update
  - 441 Westview St
    - There are currently \$1,322.97 court costs assessed to this property.
    - An application to purchase this property was received.
    - Letters to neighboring property owners were sent out and the deadline for response is November 29. Heather and Rhonda will let Rick know if any other applications are received.
    - John Bayliss moved that in the absence of a counteroffer, the Land Bank will access the current offer from Plotts and Wes Dodds seconded. All in favor.
    - Rick will reach out to Plotts and confirm that she knows it's in a flood plain.
  - 213 Moore St – This property was closed on August 29, 2019.
  - 225 N Hayes St – Closing with Stacia Rapp was October 10.
  - Small parcel on Hayes – closing happened November 21.
  - 12045 St Rt 117 – Matt reached out to Lee's & Concerta. No one is responding. Mr. Lee's letter returned. A new tax foreclosure will need to happen, and the process will have to start over. To proceed, the auditor will have to agree with it. There will need to be assurances that the Land Bank will not be held responsible. The Land Bank has done all it can do. There should be a meeting with the Prosecutor, Treasurer, Auditor and Land Bank to discuss what to do next. In October Matt was contacted by someone interested in the property. Matt instructed him on actions he would need to take, but at this time, the person has not been in further contact with anyone. Matt recommended a meeting take place after the first of the year. Rhonda reported she spoke with Jack and he's agreed to

- go for the tax foreclosure. Matt wants someone to explain to him the responsibility on the County if they proceed. Jessica is going to speak to Sarah about the property. Jessica will set up a meeting between all parties to discuss.
- 495 Lima St – this property is current on his taxes; discussion happened regarding this property. Heather will contact Becky about this property to find out about it being submitted.
  - 305 N Oak St – Foreclosure has been started on this property
  - 250 Grove St – Follow up will be completed; it's believed the owner is deceased
  - 315 Byers St – A letter was sent November 12, 2019.
  - 560 Lima St – A letter has been sent.
  - 290 Bentz Ave – A letter needs sent to the property owner.
  - 315 E Harrison St – A letter was sent November 12, 2019.
  - Jessica reported there are a number of properties that will have letters sent out for notification. She asked how the Land Bank would like to get that information.
    - Rick asked Jessica to provide monthly updates between meetings and then to bring the information to the meetings. He advised that David shared a spreadsheet.
    - Matt advised to look for Land Bank appropriate properties.
3. Rick introduced the guest who attended the meeting, Mike Blass. Mike provided information to the group regarding his company and the work they do. He currently resides at Indian Lake and there are a small group who would like to buy properties and fix them up.
  4. Premium Audit – General Liability Audit Notice
    - Rhonda explained the audit notice received and that she has completed the information and will submit it to the company.
  5. Public Records Request Policy
    - John asked Heather to contact Shelby and Union Counties to see what policies they currently have.
  6. Animal Shelter
    - Jessica advised that Logan County will be contracting with Auglaize County.
  7. Washington Township
    - Jessica advised that she would be attending a Washington Township meeting to discuss vacant houses and nuisances and a representative from LUC will also attend.
  8. Email from Jim Rokakis seeking information, HB252
    - Rick explained the information Jim was looking for. John asked how many vacant homes were in the county. Discussion happened regarding this. Rick will contact Dave Gulden to find out how a previous number was reached.
  9. Property Disposal Guidelines
    - Rick likes Lawrence Counties and feels they may be most appropriate for Logan County. Matt, Jessica and Heather will meet to come up with a recommendation. Rick and John would like an addendum stating that exceptions can be made.
  10. Meeting with Rick Smith
    - Rick briefly explained the meeting with Rick Smith. Because the students can not build the complete house it was suggested that Hi Point and Habitat join forces and work together. Wes shared that he had spoke with Dale who seemed excited

about the prospect. He also spoke with Kathy Bow, also from Habitat, who was hesitant due to a past working relationship.

## 11. Ohio Land Bank

- Rhonda received an invoice from the Ohio Land Bank for 2020 dues which are \$500.
- John believes it would be helpful to be a member and Matt encouraged joining.
- Wes Dodds moved a motion to approve joining the Ohio Land Bank Association for 2020 and Joe Antrim seconded. All in favor.

**Adjourn:** John Bayliss moved a motion to adjourn the Logan County Land Reutilization Corporation and Wes Dodds seconded. All in favor.

**Next Scheduled Meeting:** The next meeting will be held January 14 at 1:00 pm at the Citizen's Bank.