

Minutes

July 18, 2023, 1:00 p.m.

Executive Director Rick Hatcher called the meeting to order.

Directors Present: Wes Dodds, Rick Hatcher, Mark Robinson, Rhonda Stafford, and Mike Yoder.

Guests Present: Heather Harpst, Cindee Boyd, Jayne Griffith, Jill McKelvey, Kaileigh Vermillion, Breanne Parcels, and Heather Martin

Minutes:

- Mark Robinson moved a motion to approve the minutes from the regular May 2, 2023, meeting as submitted, and Rhonda Stafford seconded. All in favor.

Financial Report: Rhonda Stafford provided the financial information.

- Financial Accounts
 - General checking account, activity from May 3, 2023, through July 18, 2023: \$155,737.90 Debit; \$3,363.03 Credit; \$63,343.93 Checking Balance.
 - The CD Balance is \$153,172.30. The interest rate is 1.34% and the Maturity Date is 12-23-2023.
 - Abandoned Gas Station Cleanup Grant checking account: there was \$0 debit; \$28,812.79 credit; and a \$38,811.93 balance.
 - Building Demolition and Site account: \$191,165.00 debit; \$140,514.41 credit; \$139.84 balance.
 - The Total Balance for all Land Bank accounts is \$255,468.00.
 - Mark Robinson asked if all the bank accounts are at Citizens and Rhonda said yes.
 - Mike Yoder moved a motion to accept the financial report and Mark Robinson seconded. All in favor.

Current Property:

1. 52-032-05-02-004-000, 449 Westview Ave, Russells Point
 - a. Purchase Agreement completed 6/9/23. Closing is scheduled for 7/18/23.
2. 52-032-05-03-001-000, Westview Ave, Russells Point
3. Purchase Agreement completed 6/9/23. Closing is scheduled for 7/18/2340-011-00-00-005-004, Co Rd 5, Bellefontaine
 - a. Status Update: Signed purchase agreement has been received. Awaiting check for closing to finalize.

Current Property Watch:

1. 12045 St. Rt. 117, Belle Center, 36-007-13-01-015-000
 - a. External Costs were \$1,251.26.
 - b. Internal Costs: \$5,000
 - c. Grant expenditures to date: \$168,295.02
 - d. Rick provided an update on the status of this property.
2. Cooper Avenue

- a. No Current Update
3. Westview St, 52-032-05-02-005-000. The board voted to acquire on 1/3/23.
 - a. Status Update: Heather Martin will follow up with the interested party.
4. 4704 & 4708 Napoleon Street, Huntsville, 24-048-12-01-003-000
 - a. Properties need demolition and the Village does not have the funds to do so. The current owner is trying to sell the property. This will remain on the watch list.

Potential Properties:

1. Parcel 52-032-13-16-012-000
 - a. An interested party contacted the Auditor's Office about this parcel. Rhonda will find out the court costs for the property. Heather Martin will reach out to neighboring property owners to see if anyone is interested.
2. 808 Euclid Ave
 - a. This property was recently forfeited. The house is in poor condition. Heather Martin asked about adding it to the next demolition list.

New Business:

1. Application to Acquire 410 Union St, 47-031-06-10-005-000. The applicant offered \$1,600. Court Costs of \$1,193.34.
 - a. The applicant asked this to remain on the agenda until the next meeting.
2. Conflict of Interest Policy
 - a. Mark Robinson moved the first motion to adopt the Conflict-of-Interest policy and Mike Yoder seconded. All in favor.
3. New Demolition Grant Program
 - a. Rick Hatcher provided information on the new guidelines and that the Commissioners will have to submit to the Department of Development who will administer the demolition and brownfield program. Mark Robinson and Mike Yoder stated they are willing to have the Land Bank administer the program and it's something that will be brought up during the Commissioners session.
 - b. The Board discussed the letter that was submitted to the jurisdiction to get potential property demolitions.
 - i. Wes Dodds moved a motion to extend the submittal deadline to September 1 and Mark Robinson seconded. All in favor.
4. Meeting with Shawn Carvin, Ohio Land Bank Association Director
 - a. Rick provided the Board with an update on the lunch a group had with Shawn. Shawn provided information to the group. He also shared more information about the new Welcome Home Ohio program, which Rick shared.

Old Business:

1. 2022-2023 Demolition Grant Update
 - a. Heather Martin reported all demolitions and grass seeding has been completed. The final reimbursement from the State was submitted on July 17, 2023.
2. 420 W Columbus, West Liberty

- a. Jill McKelvey updated the committee on the ongoing issues regarding this property and the owners. The group that has the mortgage on this property owns the neighboring high school. They won't comply with zoning violations and have threatened to walk away if the Village keeps bothering them. There are now six vultures living in the building.
- b. This property qualifies for the Brownfield Program and will be moved to that program and out of the Demolition Program. The Brownfield Program has more money available than the Demolition Program.

Adjourn: Mike Yoder moved a motion to adjourn the Logan County Land Reutilization Corporation meeting and Mark Robinson seconded. All in favor.

Next Scheduled Meeting: The next regularly scheduled meeting will be held on September 5, 1:00 pm, at the Logan County Commissioners Office.