

Minutes

January 4, 2024, 1:00 p.m.

Executive Director Rick Hatcher called the meeting to order.

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

Guests Present: Dave Crissman, Kaileigh Vermillion, Breanne Parcels, and Heather Martin

Minutes:

- Rhonda Stafford moved a motion to approve the minutes from the regular November 7, 2023, meeting as submitted, and Mike Yoder seconded. All in favor.

Financial Report: Rhonda Stafford provided the financial information.

- Financial Accounts
 - General checking account, activity from November 7, 2023, through January 4, 2024: \$23,021.07 Debit; \$182,483.19 Credit; \$515,620.19 Checking Balance.
 - The Money Market Account Balance of \$154,747.63 with an interest rate of 4.50% and had \$38.15 paid.
 - Abandoned Gas Station Cleanup Grant checking account: there was \$188,886.76 debit; \$12,897.09 credit; and a \$10,024.42 balance.
 - Building Demolition and Site account: \$0 debit; \$0.02 credit; \$141.62 balance.
 - The Total Balance for all Land Bank accounts is \$680,533.86.
 - Wes Dodds moved a motion to accept the financial report and Mike Yoder seconded. All in favor.

Current Property:

1. Westview St, 52-032-05-02-005-000. The board voted to acquire on 1/3/23.
 - a. Status Update: Breanne provided an update on the issue with this property. The purchase agreement has been extended a second time until 1/31/2024.

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: \$179,832.30.
 - d. Rick provided an update on the status of this property. The final report was approved and there is no further action. Heather will follow up with BJAAM to find out the next steps.
2. Cooper Avenue
 - a. No Current Update. Discussion happened regarding this property. To divide the property, each property owner would have to pay to record it. Breanne reports that it needs a legal description. Heather will work with Kaileigh to create a letter to send to the property owners asking if they want it.

- b. Joe asked about the City acquiring it and making it an alley. This led to the discussion that it's not a thruway so it could not be an alley.
 - c. Wes Dodds moved a motion to recommend the Land Bank pay all fees associated with this transaction and Rhonda Stafford seconded. All in favor.
3. 808 Euclid Ave, Bellefontaine
 - a. This property is in the State of Ohio's name. The current court costs for this property are \$1,246.35. Discussion happened regarding acquiring this property and including it in the bid for the demolition of properties. This property would not be reimbursed through the State grant but including it with a group of other homes may offer a better demolition price.
 - b. Mike Yoder moved a motion to have Heather complete the paperwork to the Auditor to acquire this property and Wes Dodds seconded. All in favor.

Potential Properties:

1. 52-032-13-16-009-000 & 52-032-13-16-012-000, Lake Ave
 - a. At the September 5, 2023, meeting the Board voted to acquire and sell with an easement for court costs of \$1,310.73 and \$1,121.97. The request to acquire the property was made to the Auditor on 11/20/23 and there has been no update.
2. 410 Union St, 47-031-06-10-005-000
 - a. Status Update: The Board voted to acquire and sell on 9/5/23 for \$2,000. A request was made to the Auditor on 9/8/23 and there has been no update.
3. Property list from County – Breanne and Rhonda had a potential list of properties for the Board's consideration. These properties will be added to the March agenda.

New Business:

1. Property Acquisition Policy, Depositor Foreclosure Application, and Request for Acquisition of Non-Productive Land.
 - a. Breanne created a Property Acquisition Policy, Depositor Foreclosure Application, and Request for Acquisition of Non-Productive Land form that was shared with the Board. Discussion happened regarding these items. They will be placed on the March agenda to allow members to review further.
2. Land Bank Conference
 - a. The conference will be held in Akron this year. In the past, the Land Bank has paid for mileage and registration. A final discussion will happen at the March meeting.

Building Demolition and Site Revitalization Program

1. The application was submitted the day the program opened. At this point, we're just waiting for approval from the State.

Brownfield Remediation Program

1. The application for the 420 W Columbus, West Liberty property was submitted. At this point, we're just waiting for approval from the State.
2. There is a second property for this program, but Heather needs further information from the City to complete the application.

Welcome Home Ohio Program

1. The Board discussed this new program and decided at this time to table it.

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

Next Scheduled Meeting: The next regularly scheduled meeting will be held on March 12, 2:00 p.m., at the Logan County Commissioners Office and will serve as the Annual Meeting.