



BOARD OF DIRECTORS

Eric Schertzing CHAIR
Mark Grebner VICE CHAIR
Bryan Crenshaw TREASURER
Derrell Slaughter SECRETARY
Sharon Frischman DIRECTOR

THE BOARD WILL MEET ON MONDAY, AUGUST 17, 2020 AT 4:30 P.M. ON A CONFERENCE CALL THROUGH ZOOM, USING THE FOLLOWING INFO:

Time: August 17, 2020 04:30 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/81906973802?pwd=cU5jMmpYQ2tSUmdrd1g0alMwWlpGdz09>

Meeting ID: 819 0697 3802

Passcode: 870244

One tap mobile

Find your local number: <https://us02web.zoom.us/j/81906973802?pwd=cU5jMmpYQ2tSUmdrd1g0alMwWlpGdz09>

Dial by your location

+1 312 626 6799 US (Chicago)	+1 301 715 8592 US (Germantown)	+1 669 900 6833 US (San Jose)
+1 929 205 6099 US (New York)	+1 346 248 7799 US (Houston)	+1 253 215 8782 US (Tacoma)

Agenda

Call to order

Approve of the minutes from July 20, 2020

Additions to the agenda

Limited public comment

1. Commercial
 - A. Sale Status report
2. Residential
 - A. List of Properties – Sold in July 2020 (plus 1517 Pattengill Ave before-after photo)
 - B. Resolution to Authorize the Sale of 3 properties at (530) Christiancy St & (1408-1416) Linval Ave to Larry J Smith
3. Administration
 - A. Accounts Payable – July 2020
 - B. Resolution to Adopt a Credit Card Account through PNC for Online Purchases or Pre-Required Payments
 - C. Budget 2020 Amendment
 - D. Ingham County Resolution to Acquire Tax Foreclosed Property 2020 and Foreclosure Property List
 - E. Communication from Executive Director
 - F. Legal
4. Limited public comment
5. Adjournment

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

Creating place. Creating community. Creating opportunity.

Roxanne L Case
Executive Director
rcase@ingham.org

3024 Turner Street
Lansing MI 48906

517.267.5221
www.inghamlandbank.org



JULY 20, 2020 REGULAR MEETING

Ingham County Land Bank Zoom Meeting

Join Zoom Meeting

<https://us02web.zoom.us/j/81564062402?pwd=TC94cnc4QUk1RmZ2eVhwa3RaUGNjUT09>

By Phone: 1 929 205 6099 US (New York)

Meeting ID: 815 6406 2402

Password: 029708

July 20, 2020 – 4:30 p.m.

CALL TO ORDER

Chairperson Schertzing called the July 20, 2020 Regular Meeting of the Ingham County Land Bank to order at 4:30 p.m. in a Zoom meeting.

Members Present: Schertzing, Grebner, Crenshaw, Slaughter, Frischman

Members Absent: none

Others Present: Tim Perrone, David Burns, Alan Fox, Roxanne Case, Dillon Rush of LEAP, Steve Purchase of H-Inc, Johno Norian and Nicholas Maloof of NXT Commercial, Morgan Doherty and Jasmine of Capital United Land Trust

APPROVAL OF THE MINUTES

COMMISSIONER GREBNER MOVED TO APPROVE. COMMISSIONER CRENSHAW SUPPORTED THE MOTION. THE MOTION TO APPROVE THE MINUTES CARRIED UNANIMOUSLY. MINUTES OF JUNE 15, 2020 STAND AS IS.

ADDITIONS TO THE AGENDA

- Correction of Nicholas Maloof's first name on the Agenda.
- 2.C. Resolution to Authorize the sale of the 3 Vacant Lots at (1119 and 1210) W Ottawa and (220) Westmoreland to Westview Capital LLC (Blue Sheet)
- 3.E. Discussion topic by Chairperson Schertzing on new tax foreclosure ruling.
- 3.F. Discussion topic by Chairperson Schertzing on BIPOC organization.

LIMITED PUBLIC COMMENT

- Steve Purchase of H-Inc gave a presentation of the proposed development in the Oak Park neighborhood, north of Saginaw. H-inc is the owner and developer of the Prudden St and Motor Wheel development, and is interested in developing the area between East Park Terrace & Pennsylvania and May St & Saginaw St.
- Johno Norian and Nicholas Maloof of NXT Commercial gave a presentation of the proposed development at 1506 N Grand River Ave (former bottling plant). They are interested in developing a 6-7 story building with approximately 184 units including a restaurant, fitness center, brewery, and kayak launch on the water front.

JULY 20, 2020 REGULAR MEETING

1. Commercial

A. Sale Status report

Commissioner Crenshaw asked for an update on the former Pleasant Grove School at 2130 W Holmes Rd. David Burns stated that Ferguson Development recently facilitated a meeting and outlined a list of tasks and responsibilities to move the project forward. Mr. Burns stated that he forwarded a contact person from the Poor Peoples Campaign to Ferguson Development.

B. Resolution to Authorize the Sale of 4 properties at 1506 N Grand River Avenue to NXT Commercial Real Estate Service LLC

COMMISSIONER CRENSHAW MOVED TO APPROVE. COMMISSIONER SLAUGHTER SUPPORTED. THE MOTION CARRIED UNANIMOUSLY.

JULY 20, 2020 REGULAR MEETING

Adopted July 20, 2020
Agenda item #1.B.

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

RESOLUTION TO AUTHORIZE THE SALE OF 1506 N GRAND RIVER AVENUE, N CAPITOL AVENUE (#33-01-01-09-176-062), (1611) N CAPITOL AVE (#33-01-01-09-176-073), AND (1617) N CAPITOL AVE (#33-01-01-09-176-082), LANSING, TO NXT COMMERCIAL REAL ESTATE SERVICES, LLC

RESOLUTION 20-07

WHEREAS, the Land Bank Fast Track Act, 2003 PA 258, being MCL 124.751 *et seq.*, ("the Act") establishes the State Land Bank Fast Track Authority; and

WHEREAS, the Act allows a foreclosing governmental unit, such as the Ingham County Treasurer, to enter into an intergovernmental agreement with the State Land Bank Fast Track Authority providing for the exercise of the powers, duties, functions, and responsibilities of an authority under the Act, and for the creation of a County Land Bank Fast Track Authority (the "Authority") to exercise those functions; and

WHEREAS, the Ingham County Treasurer, with Ingham County Board of Commissioners approval, has entered into such an intergovernmental agreement under the Act; and established the Ingham County Land Bank Fast Track Authority (the "Land Bank") in 2005; and

WHEREAS, the Ingham County Land Bank Fast Track Authority has policies, procedures and administrative rules regarding the disposition of commercial property which require board approval ;

WHEREAS, the Land Bank received title to the commercial improved property at 1506 N Grand River Ave, Lansing (#33-01-01-09-177-003) in 2017, through local unit rejection; and

WHEREAS, the Land Bank received title to the residential vacant property at N Capitol Avenue (#33-01-01-09-176-062), in 2014, through local unit rejection; and

WHEREAS, the Land Bank received title to the residential improved properties at (1611) N Capitol Ave (#33-01-01-09-176-073), and (1617) N Capitol Ave (#33-01-01-09-176-082) in 2008, through local unit rejection, and subsequently demolished the blighted structures with Land Bank general funds; and

WHEREAS, Ingham County Land Bank partnered with Michigan Economic Development Corporation and the City of Lansing to complete a Request for Proposal for development of the former bottling plant at 1506 N Grand River Avenue, along with the 3 vacant lots. Proposals were received and NXT Commercial Real Estate Services LLC was chosen, by a task force consisting of members from the City of Lansing, MEDC, LEAP, and the Land Bank, to develop the property; and

WHEREAS, NXT Commercial Real Estate Services LLC would like to purchase the properties for a sale price of \$100,000 with the intent to demolish the current dilapidated former bottling plant structure and construct a 6-7 story mixed-use commercial apartment project. The proposal includes a restaurant, coffee shop, and/or office space along with waterfront kayak access. Construction anticipated to start near spring 2021, with completion estimated in fall 2022. There is a possible second phase with an additional residential component on the 3 vacant lots after construction of the mixed-use building; and

THEREFORE, BE IT RESOLVED, the Land Bank authorizes its Chairperson or Executive Director to negotiate and execute the transaction of these parcels to NXT Commercial Real Estate Services LLC for the total rate of \$100,000 plus closing costs.

FURTHER, BE IT RESOLVED, property conveyances shall contain a deed restriction clause prohibiting the property's use of any sexually oriented business as defined by law, medical marijuana business or dispensary, or casino.

AYE: Scherzting, Grebner, Crenshaw, Frischman, Slaughter

NAY: None

Approved 7/20/2020

THE MOTION CARRIED UNANIMOUSLY.

JULY 20, 2020 REGULAR MEETING

- C. Resolution to Authorize a Reimbursement Agreement with Ingham County Brownfield Development Authority for Remediation of (112) E Malcolm X (former Deluxe Inn site)

COMMISSIONER CRENSHAW MOVED TO APPROVE. COMMISSIONER SLAUGHTER SUPPORTED. THE MOTION CARRIED UNANIMOUSLY.

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

**RESOLUTION TO AUTHORIZE A REIMBURSEMENT AGREEMENT WITH
INGHAM COUNTY BROWNFIELD DEVELOPMENT AUTHORITY FOR
REMEDiation OF (112) E MALCOLM X STREET, LANSING**

RESOLUTION 20-08

WHEREAS, the Land Bank Fast Track Act, 2003 PA 258, being MCL 124.751 *et seq.*, (Athe Act@) establishes the State Land Bank Fast Track Authority; and

WHEREAS, the Act allows a foreclosing governmental unit to enter into an intergovernmental agreement with the State Land Bank Fast Track Authority providing for the exercise of the powers, duties, functions, and responsibilities of an authority under the Act, and for the creation of a County Land Bank Fast Track Authority (the "Land Bank") to exercise those functions; and

WHEREAS, the Ingham County Treasurer, with Ingham County Board of Commissioners approval, has entered into such an intergovernmental agreement under the Act; and established the Ingham County Land Bank Fast Track Authority (the "Land Bank") in 2005; and

WHEREAS, the Ingham County Land Bank Board of Directors has approved the sale of the property at (112) E Malcolm X, Lansing, (#33-01- 01-21-203-003) to Reo Town Holdings with the intent to construct a hotel or possibly a mixed commercial apartment project per Resolution # 20-05; and

WHEREAS, the Ingham County Brownfield Development Authority has approved funds of \$157,953 to be used to complete further environmental cleanup required. The environmental remediation will be completed by PM Environmental Inc and paid through the Ingham County Land Bank. The Ingham County Brownfield Development Authority will reimburse the Land Bank for eligible activities up to the maximum amount of \$157,953. Any further remediation needed will be paid by Reo Town Holdings; and

THEREFORE BE IT RESOLVED, that the Land Bank agrees to enter into a Brownfield Reimbursement Agreement to complete the required remediation by PM Environmental Inc.

AYE: Scherzting, Grebner, Crenshaw, Frischman, Slaughter

NAY: None

Approved 7/20/2020

THE MOTION CARRIED UNANIMOUSLY.

JULY 20, 2020 REGULAR MEETING

Dillon Rush of LEAP stated that this is a Brownfield Authority Agreement to complete the environmental cleanup of the former Deluxe Inn site. Chairperson Schertzing stated that it was some of the remaining Brownfield funds that can be distributed to this project.

2. Residential

- A. List of Properties - Sold & In Progress, May 2020
- B. Resolution to Authorize the Sale of 4 properties at (1010-1012) Bensch & (1032-1036) McCullough to Eastside Community Action Center

COMMISSIONER CRENSHAW MOVED TO APPROVE. COMMISSIONER SLAUGHTER SUPPORTED. THE MOTION CARRIED UNANIMOUSLY.

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

**RESOLUTION TO AUTHORIZE SALE OF FOUR (4) VACANT PARCELS ON (1010-1012) BENSCH
AND (1032-1036) MCCULLOUGH, LANSING TO EASTSIDE COMMUNITY ACTION CENTER**

RESOLUTION 20-09

WHEREAS, the Land Bank Fast Track Act, 2003 PA 258, being MCL 124.751 *et seq.*, ("the Act") establishes the State Land Bank Fast Track Authority; and

WHEREAS, the Act allows a foreclosing governmental unit, such as the Ingham County Treasurer, to enter into an intergovernmental agreement with the State Land Bank Fast Track Authority providing for the exercise of the powers, duties, functions, and responsibilities of an authority under the Act, and for the creation of a County Land Bank Fast Track Authority (the "Authority") to exercise those functions; and

WHEREAS, the Ingham County Treasurer, with Ingham County Board of Commissioners approval, has entered into such an intergovernmental agreement under the Act; and established the Ingham County Land Bank Fast Track Authority (the "Land Bank") in 2005; and

WHEREAS, the Ingham County Land Bank Fast Track Authority (the "Land Bank"), in its Priorities, Policies, and Procedures document, indicates in Section 7.B.2. that sale of three (3) or more properties to the same buyer within a twelve month period must be approved by the Land Bank Board; and

WHEREAS, the Land Bank received title to the residential improved property at (1010) Bensch St, Lansing (# 33-01-01-22-205-231) in 2012, through local unit rejection and subsequently demolished the blighted structure with federal Hardest Hit Funds monies in fall 2015; and

WHEREAS, the Land Bank received title to the residential improved property at (1012) Bensch St, Lansing (# 33-01-01-22-205-222) in 2012, through local unit rejection and subsequently demolished the blighted structure with Community Development Block Grant (CDBG) monies in spring 2014; and

WHEREAS, the Land Bank received title to the residential improved property at (1032) McCullough St, Lansing (# 33-01-01-22-207-151) in 2011, and subsequently demolished the blighted structure with federal Neighborhood Stabilization Program 2 (NSP2) monies in summer 2012; and

WHEREAS, the Land Bank purchased the residential improved property at (1036) McCullough St, Lansing (# 33-01-01-22-207-141) in 2009, and subsequently demolished the blighted structure with federal Neighborhood Stabilization Program 1 (NSP1) monies in spring 2010; and

WHEREAS, Eastside Community Action Center would like to purchase the four (4) parcels, with the intent to construction new single-family affordable housing. ECAC is planning to complete the new construction with City of Lansing funding along with their own funds. ECAC has a homeownership program that grooms income-qualified individuals and families towards successful homeownership, and part of that program is placing them in houses developed with donations and volunteer labor; and

THEREFORE, BE IT RESOLVED, the Land Bank authorizes its Chairperson or Executive Director to negotiate and execute the transaction of these four (4) parcels to Eastside Community Action Center for the market rate of \$1000 for each Bensch St properties, \$2000 for (1032) McCullough St, and \$860 for (1036) McCullough St, plus closing costs. Total market rate equals \$4860.00.

FURTHER, BE IT RESOLVED, property conveyances shall contain a deed restriction clause prohibiting the property's use of any sexually oriented business as defined by law, medical marijuana business or dispensary, or casino.

AYE: Scherzting, Grebner, Crenshaw, Frischman, Slaughter

NAY: None

Approved 7/20/2020

THE MOTION CARRIED UNANIMOUSLY.

JULY 20, 2020 REGULAR MEETING

Director Case stated that Eastside Community Action Center would like to purchase these properties to construction single-family homes. ECACs is applying for City of Lansing funds to help with the costs of building. ECAC is a good steward in the Potter Walsh neighborhood, and this is a good cause to stand behind.

- C. Resolution to Authorize the sale of the 3 Vacant Lots at (1119 and 1210) W Ottawa and (220) Westmoreland to Westview Capital LLC (Blue Sheet)

COMMISSIONER CRENSHAW MOVED TO APPROVE. COMMISSIONER SLAUGHTER SUPPORTED. THE MOTION CARRIED UNANIMOUSLY.

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

**RESOLUTION TO AUTHORIZE SALE OF THREE (3) VACANT PARCELS ON (1119 AND 1210) W
OTTAWA ST AND (220) WESTMORELAND AVE, LANSING TO WESTVIEW CAPITAL LLC**

RESOLUTION 20-10

WHEREAS, the Land Bank Fast Track Act, 2003 PA 258, being MCL 124.751 *et seq.*, ("the Act") establishes the State Land Bank Fast Track Authority; and

WHEREAS, the Act allows a foreclosing governmental unit, such as the Ingham County Treasurer, to enter into an intergovernmental agreement with the State Land Bank Fast Track Authority providing for the exercise of the powers, duties, functions, and responsibilities of an authority under the Act, and for the creation of a County Land Bank Fast Track Authority (the "Authority") to exercise those functions; and

WHEREAS, the Ingham County Treasurer, with Ingham County Board of Commissioners approval, has entered into such an intergovernmental agreement under the Act; and established the Ingham County Land Bank Fast Track Authority (the "Land Bank") in 2005; and

WHEREAS, the Ingham County Land Bank Fast Track Authority (the "Land Bank"), in its Priorities, Policies, and Procedures document, indicates in Section 7.B.2. that sale of three (3) or more properties to the same buyer within a twelve month period must be approved by the Land Bank Board; and

WHEREAS, no member of the Land Bank Board of Directors nor Land Bank staff has disclosed any direct or indirect personal or financial interest in this matter, and the Land Bank management is unaware of any such conflict of interest.

WHEREAS, the Land Bank purchased the residential improved property at (1119) W Ottawa St, Lansing (# 33-01-01-17-260-271) in 2015, and subsequently demolished the blighted structure with Hardest Hit Funds in winter 2016; and

WHEREAS, the Land Bank received title to the residential improved property at (1210) W Ottawa St, Lansing (# 33-01-01-17-258-121) in 2016 through local unit rejection, and subsequently demolished the blighted structure with Hardest Hit Funds in winter 2017; and

WHEREAS, the Land Bank received title to the residential improved property at (220) Westmoreland Ave, Lansing (# 33-01-01-17-257-021) in 2012 through local unit rejection, and subsequently demolished the blighted structure with Hardest Hit Funds in fall 2015; and

WHEREAS, Westview Capital, LLC (of Allen Edwin homes) would like to purchase the three (3) parcels, with the intent to construct new single-family houses to help grow the City. Their plans are to build colonial urban houses, with construction starting this fall 2020; and

THEREFORE, BE IT RESOLVED, the Land Bank authorizes its Chairperson or Executive Director to negotiate and execute the transaction of these three (3) parcels to Westview Capital LLC for the market rate of \$2300 for each Ottawa St property, and \$1400 for (220) Westmoreland Ave, plus closing costs. Total market rate equals \$6000.00.

FURTHER, BE IT RESOLVED, property conveyances shall contain a deed restriction clause prohibiting the property's use of any sexually oriented business as defined by law, medical marijuana business or dispensary, or casino .

AYE: Scherzting, Grebner, Crenshaw, Frischman, Slaughter NAY: None Approved as amended 7/20/2020

THE MOTION CARRIED UNANIMOUSLY AS AMENDED.

JULY 20, 2020 REGULAR MEETING

Director Case stated that Westview Capital is a division of Allen Edwin, and is planning to build 3 single-family homes that will match the existing neighborhood. Chairperson Schertzing stated that Allen Edwin has built subdivisions all over Michigan, in DeWitt, Kalamazoo, and in Lansing. They built the East Village neighborhood off Saginaw St. Discussion ensued. Commissioner Grebner put forth a motion to include Conflict of Interest statement(s) into resolutions for the Board of Directors and Land Bank staff. Legal Counsel Tim Perrone would help with the boilerplate language so that it can be included in all resolutions, starting with this resolution for Westview Capital. Commissioner Crenshaw supported the motion.

3. Administration

A. Accounts Payable – May 2020

AP has been received, accepted, and on file.

B. Budget updated, 2nd quarter

Director Case stated the budget for the first 6 months is steady. There is concern about the Property Sales for the year, due to the virus and the changing world. We hope to catch up, but unsure if that will be the case. We are watching our expenses. Chairperson Schertzing asked if there will be an amended budget. Director Case stated that it will be prepared for the August meeting.

C. Communication from Executive Director

Audit - it was emailed out last month. No questions or comments.

401(k) - working with MERS to help us transfer out of a 401k and into a 457 or a 401a. I believe it will be cheaper and better for staff in the long run.

Demolitions start back up this Thursday from the Covid delay. We've got 8 more to go in this round. We're applying for more CDBG funds from the City of Lansing for another set of demolitions from the 2019 foreclosures. There's 10-12 in that batch, and we're hoping to take them down this fall/winter.

D. Legal

Tim Perrone stated that the courts are still waiting on a new hearing date for the land contract forfeiture. Mr. Perrone also stated that he reviewed information provided by the MMRMA on the injury that took place at 1026 S Grand Ave, Lansing.

E. Discussion topic by Chairperson Schertzing on new tax foreclosure ruling

Chairperson Schertzing explained that the new tax foreclosure ruling was voted on by the Michigan Supreme Court and it basically, requires any excess of proceeds from the sale of a property to be returned to the former owner who lost the property in the foreclosure process. How many retroactive years this will go back is unknown. There are many details to be ironed out; more information forthcoming.

F. Discussion topic by Chairperson Schertzing on BIPOC organization.

Chairperson Schertzing explained that the conversation started about urban agriculture and moved into urban food production with value added as a job training component with a housing focus on skilled trades. BIPOC has requested, as a matter of equity, a pipeline of tax foreclosures for job training and housing programs.

4. Limited public comment

Morgan Doherty, 423 N Francis Ave, Lansing, and Jasmine Hardy, 1412 Meadow Rue St, East Lansing, of Capital United Land Trust, introduced themselves. They are interested in protecting land to support sustainable urban agriculture, helping minority and marginalized groups for urban farming and growing fresh produce within the City of Lansing.

5. Adjournment

Chairperson Schertzing adjourned the meeting at 5:53pm.

Commercial Property - Sale Status Report

8/10/2020

	Parcel Number	Address1	City	List Price	Status & Date (On Market, Pending, Sold)
1	33-01-01-08-427-021	W Willow (715)	Lansing	RECOMMENDED LIST \$459,000	CONSIDERING HOW TO MARKET/DEVELOP PROPERTY. CONSIDERING LIST PRICE.. RECEIVED SKETCH SURVEY OF PROPERTY REQUESTED ZONING LETTER AND OTHER INFO FROM CITY
2	33-01-01-09-127-022	0 W North St	Lansing	WILL REVISE LIST PRICE WHEN WE RELIST	RECINDED LISTING AGREEMENT. PROPERTY LEASED SHORT TERM TO CONSUMERS ENERGY.
3	33-01-01-09-177-003	1506 N. Grand River Ave. (Bottling Plant)	Lansing	\$100,000	SIGNED PURCHASE & DEVELOPMENT AGREEMENT WITH NXT COMMERCIAL. RECEIVED \$100,000 A&E GRANT FROM MEDC, LB TO ADMINISTER FUNDS TO DEVELOPER PER DEVELOPMENT AGREEMENT TO BE WRITTEN
	33-01-01-09-176-062	O N. Capitol Ave.	Lansing		
	33-01-01-09-176-073	1611 N. Capitol Ave.	Lansing		
	33-01-01-09-176-082	1617 N. Capitol Ave.	Lansing		
4	33-01-01-29-305-122	2130 W Holmes (Pleasant Grove School)	Lansing	\$400,000	SIGNED PURCHASE AGREEMENT WITH FERGUSON DEVELOPMENT. \$100,000. FERGUSON ENGAGED W/NEIGHBORHOOD ASSOC. WORKING THRU BLDG DETAILS & COMMUNICATING WITH CITY COUNCIL MEMBER ADAM HUSSAIN. "NEXT STEPS" MEETING SCHEDULED WITH DEVELOPER AND LEAP
5	33-01-01-21-203-003	E Malcolm X (112) (Deluxe Inn site)	Lansing	\$50,000	OFFER TO PURCHASE SIGNED FOR \$50,000. PM ENVIRONMENTAL UNDER CONTRACT, WORKING ON SITE ANALYSIS, PHASE I & II. BROWNFIELD AGREEMENT APPROVED
6	33-17-14-21-301-012	Hull St. 10.1 acres	Leslie	\$76,440	ON MARKET, SELL TOGETHER 5/14/19. WORKING W/CITY OF LESLIE
	33-17-14-21-329-010	Doty .50 acres	Leslie		
	33-17-14-21-329-011	Cameo 2.14 acres	Leslie		
7	33-17-14-21-351-019	104 Worthington Place Dr.	Leslie	\$69,125	ON MARKET 5/14/19, PRICE REDUCED. WORKING WITH CITY AND POTENTIAL BUYER. CITY OF LESLIE IN NEED OF A ROAD & WATER TOWER PLACEMENT.
8	33-17-14-28-126-016	112 Woodworth (old Leslie High School)	Leslie		DEMO FUNDS NOT AVAILABLE THROUGH MEDC, SEEKING ALTERNATIVE SOURCE
9	33-20-01-12-118-103	1428 Weatherhill Ct.	E. Lansing	\$45,000	LISTED
	33-20-01-12-118-104	1428 Weatherhill Ct.	E. Lansing		
10	33-20-01-12-118-105	1420 Weatherhill Ct.	E. Lansing	\$45,000	LISTED
	33-20-01-12-118-106	1418 Weatherhill Ct.	E. Lansing		
11	33-01-01-20-128-132	1811 W Malcolm X St	Lansing	\$9,700	LISTED
12	33-01-01-08-481-451	1000 W Saginaw St	Lansing	\$50,000	LISTED
13	33-21-01-07-352-005	3600 W Saginaw St (billboard lot)	Lansing	\$99,000	WORKING WITH EGLE TO REMOVE TANKS. NEGOTIATING AN OFFER
14	33-01-01-20-488-151	800 W Mt Hope Ave	Lansing	\$99,000	OWNED BY TREASURER. REQUESTED APPRAISAL. HAVE INTERESTED BUYER WHO WANTS TO MOVE HIS BIKE SHOP BUSINESS.

Residential or Vacant Properties Sold List

July 2020 Sales

Parcel Number	Address¹	Property Class	Sold Amount	Sold Date
33-01-01-08-228-371	Roosevelt (1433)	Vacant lot	\$ 500.00	07/20/2020
33-01-01-10-103-192	McKinley St (vacant)	Vacant lot	\$ 1,500.00	07/20/2020
33-01-01-14-153-271	N Hayford (123)	Vacant lot	\$ 860.00	07/20/2020
33-01-01-15-376-321	E KALAMAZOO ST (1022)	Vacant lot	\$ 1,100.00	07/20/2020
33-01-01-20-134-102	Riverview Ave	Vacant lot	\$ 900.00	07/20/2020
33-01-01-20-134-132	RIVERVIEW AVE (914)	Vacant lot	\$ 1,200.00	07/20/2020
33-01-01-20-134-141	Riverview (912)	Vacant lot	\$ 900.00	07/20/2020
33-01-01-35-376-151	EASTLAWN DR (4627)	Vacant lot	\$ 4,000.00	07/20/2020

Residential Properties - in progress

Parcel #	Address	Project type	Listing \$	Notes
33-01-01-20-407-041	1517 Pattengill Ave	Rehab - HOME grant thru City of Lansing	\$142,000	Virtual real estate tour
33-01-01-20-451-011	1637 Pattengill Ave	Sell as is or rehab		Demo w/CDBG. Rebuild in 2021.
33-01-01-10-354-291	914 May St	Sell as is		
33-01-05-10-227-039	1734 Maisonette	Rehab	\$69,900	Offer
33-01-05-10-227-042	1740 Maisonette	Rehab	\$64,900	Listed

1517 Pattengill Ave, Lansing



INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

RESOLUTION TO AUTHORIZE SALE OF THREE (3) VACANT PARCELS ON (530) CHRISTIANCY ST AND (1408-1416) LINVAL AVE, LANSING TO LARRY J SMITH

RESOLUTION 20-

WHEREAS, the Land Bank Fast Track Act, 2003 PA 258, being MCL 124.751 *et seq.*, ("the Act") establishes the State Land Bank Fast Track Authority; and

WHEREAS, the Act allows a foreclosing governmental unit, such as the Ingham County Treasurer, to enter into an intergovernmental agreement with the State Land Bank Fast Track Authority providing for the exercise of the powers, duties, functions, and responsibilities of an authority under the Act, and for the creation of a County Land Bank Fast Track Authority (the "Authority") to exercise those functions; and

WHEREAS, the Ingham County Treasurer, with Ingham County Board of Commissioners approval, has entered into such an intergovernmental agreement under the Act; and established the Ingham County Land Bank Fast Track Authority (the "Land Bank") in 2005; and

WHEREAS, the Ingham County Land Bank Fast Track Authority (the "Land Bank"), in its Priorities, Policies, and Procedures document, indicates in Section 7.B.2. that sale of three (3) or more properties to the same buyer within a twelve month period must be approved by the Land Bank Board; and

WHEREAS, no member of the Land Bank Board of Directors nor Land Bank staff has disclosed any direct or indirect personal or financial interest in this matter, and the Land Bank management is unaware of any such conflict of interest.

WHEREAS, the Land Bank received title to the residential improved property at (530) Christiancy St, Lansing (# 33-01-01-21-427-129) in 2018 through local unit rejection, and subsequently demolished the blighted structure with CDBG Funds (Community Development Block Grant) in summer 2020; and

WHEREAS, the Land Bank received title to the residential improved property at (1408) Linval Ave, Lansing (# 33-01-01-21-427-118) in 2012 through local unit rejection, and subsequently demolished the blighted structure with Hardest Hit Funds in fall 2015; and

WHEREAS, the Land Bank purchased the residential improved property at (1416) Linval Ave, Lansing (# 33-01-01-21-427-110) in 2010, and subsequently demolished the blighted structure with NSP2 Funds (Neighborhood Stabilization Program 2) in spring 2012; and

WHEREAS, Mr. Larry J Smith would like to purchase the three (3) parcels, with the intent to add extra yard space to his rental at 1404 Linval Ave and his personal residence at 1402 Linval Ave where he has lived since 1997; and

THEREFORE, BE IT RESOLVED, the Land Bank authorizes its Chairperson or Executive Director to negotiate and execute the transaction of these three (3) parcels to Larry J Smith for the market rate of \$1300 for (530) Christiancy St, \$500 for (1408) Linval Ave, and \$1500 for (1416) Linval Ave, plus closing costs. Total market rate equals \$3300.00.

FURTHER, BE IT RESOLVED, property conveyances shall contain a deed restriction clause prohibiting the property's use of any sexually oriented business as defined by law, medical marijuana business or dispensary, or casino.

AYE:

NAY:

08/11/2020

CHECK REGISTER FOR INGHAM COUNTY LAND BANK
CHECK DATE FROM 07/01/2020 - 07/31/2020

Check Date	Bank	Check	Vendor Name	Amount
Bank GEN PNC GENERAL CHECKING				
07/10/2020	GEN	18250	CITY OF LESLIE	102.22
07/10/2020	GEN	18251	DAVID BURNS	83.38
07/10/2020	GEN	18252	FRITZY'S LAWN & SNOW	6,015.00
07/10/2020	GEN	18253	HOLDERS HEATING & AIR	2,850.00
07/10/2020	GEN	18254	J & J HARDWOODS, INC.	2,800.00
07/10/2020	GEN	18255	JILL RHODE C.P.A.	1,070.00
07/10/2020	GEN	18256	LAKE STATE LAWN-LANDSCAPING & SNOW	1,410.00
07/10/2020	GEN	18257	LANSING CITY TREASURER	1,855.15
07/10/2020	GEN	18258	LANSING CITY TREASURER	1,729.16
07/10/2020	GEN	18259	LANSING CITY TREASURER	1,841.64
07/10/2020	GEN	18260	LANSING CITY TREASURER	1,817.03
07/10/2020	GEN	18261	LANSING CITY TREASURER	1,522.15
07/10/2020	GEN	18262	LANSING CITY TREASURER	1,263.46
07/10/2020	GEN	18263	LANSING CITY TREASURER	1,120.26
07/10/2020	GEN	18264	LANSING CITY TREASURER	60.21
07/10/2020	GEN	18265	LANSING CITY TREASURER	174.97
07/10/2020	GEN	18266	LANSING CITY TREASURER	82.63
07/10/2020	GEN	18267	LANSING CITY TREASURER	1,342.46
07/10/2020	GEN	18268	MICHIGAN FLEET FUELING SOLUTIONS LL	224.98
07/10/2020	GEN	18269	MICHIGAN MUNICIPAL RISK MANAGEMENT	9,659.50
07/10/2020	GEN	18270	MICHIGAN MUNICIPAL RISK MANAGEMENT	1,500.00
07/10/2020	GEN	18271	PLANTE & MORAN, PLLC	8,650.00
07/10/2020	GEN	18272	ROBIN WRIGHT	460.00
07/10/2020	GEN	18273	ROXANNE CASE	52.65
07/10/2020	GEN	18274	SCOTT FREDRICKSON CONSTRUCTION	575.00
07/10/2020	GEN	18275	TRUMBLE GROUP	960.00
07/24/2020	GEN	18276	ALL STAR SNOW REMOVAL	4,035.00
07/24/2020	GEN	18277	APPLIED IMAGING	125.31
07/24/2020	GEN	18278	BOARD OF WATER & LIGHT	625.37 V
07/24/2020	GEN	18279	CAPITAL ONE COMMERCIAL	571.00
07/24/2020	GEN	18280	CITY OF LANSING	78.00
07/24/2020	GEN	18281	COHL, STOKER & TOSKEY, P.C.	408.60
07/24/2020	GEN	18282	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18283	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18284	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18285	CONSUMERS ENERGY	205.00

07/24/2020	GEN	18286	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18287	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18288	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18289	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18290	CONSUMERS ENERGY	205.00
07/24/2020	GEN	18291	DBI BUSINESS INTERIORS	182.17
07/24/2020	GEN	18292	EDEN GLEN CONDO ASSOCIATION	1,850.00
07/24/2020	GEN	18293	GRANGER	101.00
07/24/2020	GEN	18294	HOME DEPOT CREDIT SERVICES	116.97
07/24/2020	GEN	18295	INGHAM COUNTY HOUSING COMMISSION	7,008.80
07/24/2020	GEN	18296	INGHAM COUNTY TREASURER	5,519.66
07/24/2020	GEN	18297	J & J HARDWOODS, INC.	6,150.00
07/24/2020	GEN	18298	JOHN KROHN	331.30
07/24/2020	GEN	18299	KELLEY APPRAISAL COMPANY	1,400.00
07/24/2020	GEN	18300	LAKE STATE LAWN-LANDSCAPING & SNOW	2,865.00
07/24/2020	GEN	18301	MYERS PLUMBING & HEATING, INC	581.00
07/24/2020	GEN	18302	NORTHWEST INITIATIVE	3,795.00
07/24/2020	GEN	18303	UNITED STATES TREASURY	329.29
07/24/2020	GEN	18304	VERIZON WIRELESS	110.86
07/24/2020	GEN	18305	BOARD OF WATER & LIGHT	105.37
07/24/2020	GEN	18306	BOARD OF WATER & LIGHT	520.00

GEN TOTALS:

Total of 57 Checks:	87,876.55
Less 1 Void Checks:	625.37
Total of 56 Disbursements:	87,251.18

Bank PR PNC PAYROLL CHECKING

07/10/2020	PR	100(E)	BOARD OF WATER & LIGHT	434.51
07/10/2020	PR	101(E)	CONSUMERS ENERGY	32.99
07/24/2020	PR	102(E)	BOARD OF WATER & LIGHT	278.41
07/24/2020	PR	103(E)	COMCAST	275.78

PR TOTALS:

Total of 4 Checks:	1,021.69
Less 0 Void Checks:	0.00
Total of 4 Disbursements:	1,021.69

REPORT TOTALS:

Total of 61 Checks:	88,898.24
Less 1 Void Checks:	625.37
Total of 60 Disbursements:	88,272.87

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

RESOLUTION TO ADOPT A CREDIT CARD ACCOUNT PROGRAM THROUGH PNC FOR ONLINE PURCHASES OR PRE-REQUIRED PAYMENTS

RESOLUTION 20-

WHEREAS, the Land Bank Fast Track Act, 2003 PA 258, being MCL 124.751 *et seq.*, ("the Act") establishes the State Land Bank Fast Track Authority; and

WHEREAS, the Act allows a foreclosing governmental unit, such as the Ingham County Treasurer, to enter into an intergovernmental agreement with the State Land Bank Fast Track Authority providing for the exercise of the powers, duties, functions, and responsibilities of an authority under the Act, and for the creation of a County Land Bank Fast Track Authority (the "Authority") to exercise those functions; and

WHEREAS, the Ingham County Treasurer, with Ingham County Board of Commissioners approval, has entered into such an intergovernmental agreement under the Act; and established the Ingham County Land Bank Fast Track Authority (the "Land Bank") in 2005; and

WHEREAS, no member of the Land Bank Board of Directors nor Land Bank staff has disclosed any direct or indirect personal or financial interest in this matter, and the Land Bank management is unaware of any such conflict of interest.

WHEREAS, the Land Bank has a Credit Card Policy which outlines users and accounting guidelines; and,

WHEREAS, the Land Bank Staff would like to obtain a Credit Card Account to purchase materials, supplies, travel, conference arrangements, etc, for online and pre-required payment needs. This would help streamline purchases and eliminate reimbursement to Staff; and

WHEREAS, the Land Bank's financial institution, PNC, has a Commercial Express Card Program that provides real time controls and pre-defined spending allowances and expense thresholds for purchases. It provides consolidated reporting and statements for all spending. These statements will be used in monthly receipt balancing and bank reconciliations; and

THEREFORE, BE IT RESOLVED, the Land Bank Board of Directors approves and adopts the Commercial Express Card Program through PNC for Land Bank usage of online purchases and pre-required payments.

AYE:

NAY:

INGHAM COUNTY LAND BANK POLICY

EFFECTIVE DATE: 2.05.07

REVISED: N/A

SUBJECT: Authority Credit Card Accounts

SCOPE: Administrative Employees



The ICLB Commercial Credit Card program is intended streamline purchases of certain office products and other items typically ordered “on line” or from vendors that require payment at time of order. The Chair shall be responsible for issuance of all credit cards and the implementation, monitoring and compliance with this policy.

Authorized Personnel

Only authorized ICLB staff may use credit accounts.

Authorized users of the ICLB charge card accounts are the Chair, Executive Director and the Housing Commission Director.

Any employee using ICLB credit cards are responsible for providing accurate and complete receipts for any purchases made.

Any employee in possession of a ICLB credit card is responsible for the protection and custody of the card and shall immediately notify the Executive Director if a card is lost or stolen.

Accounting

ICLB credit card invoices shall be reviewed and approved by the Executive Director or the Chair prior to payment. Purchases made by the General Manager shall be authorized by the Finance Director. Purchases made by the Executive Director shall be authorized by the Chair. Copies of all bills or invoices shall be retained for annual auditing purposes.

Balances shall be paid in full each month to avoid applicable interest charges.

The ICLB Executive Director shall maintain credit cards in a secure locked area when not in use.

ICLB Credit accounts are for the purchase of ICLB items only. No purchase of personal items is allowed.

Upon termination of employment, all credit cards shall be surrendered to the Chair.

Failure to comply with the procedures laid out within this policy shall result in disciplinary action that could range from loss of credit card use privileges to employment termination for repeat or serious violations of the policy.

8/11/2020						INGHAM COUNTY LAND BANK														
						2020 BUDGET - ADOPTED ON 12/19/19 AT THE DECEMBER BOARD MEETING														
		Actual	Actual	YTD Actual	YTD Actual													Budget	Amended	Actuals
DEPT/ ACCOUNT	DESCRIPTION	2018	2019 as of 6/9/20 Final	2020 1st Qtr 3/31/2020	2020 2nd Qtr 6/30/2020	GENERAL FUND	RENTAL	GARDEN PROGRAM	NEIGHBOR HOODS IN BLOOM	NSP 1 LANSING CITY	NSP2 - NS2-2009- 6073	HOME 1517 Pattengill	EDEN GLEN TOWNHOMES	CDBG - LANSING REHAB	CDBG - LANSING DEMO	HHF - HARDEST HIT FUNDS	INCREMENTAL DEVELOPMENT ALLIANCE	2020	as of 8/17/20	2020
	REVENUE																			
	PROPERTY SALES	\$ 1,426,314	\$ 1,493,421	\$ 171,499	\$ 340,499	\$ 919,380							200,000					1,119,380	619,181	340,499
	RETURN SALES PROCEEDS >\$500 TO HHF	(10,000)	(44,000)	(14,900)	(18,561)	0										(20,000)		(20,000)	(30,000)	(18,561)
	CDBG REVENUE	(100,530)		0		0									149,700			149,700	149,700	0
	HOME REVENUE	304,460	23,000	67,539	131,839	0						254,021						254,021	254,021	131,839
	HHF MSHDA REVENUE	1,170,140	11,563			0												0	0	0
	REV. TRANSFER - Treasurer, LOC	700,000	700,000	700,000	700,000	700,000												700,000	700,000	700,000
	SPECIFIC TAX REVENUE	201,334	187,731			175,000												175,000	175,000	0
	RENTAL INCOME	168,726	151,863	33,960	79,531	4,650	59,682						75,160					139,492	139,492	79,531
	NEIGHBORHOODS IN BLOOM REVENUE	20,000	20,000		20,000	0			20,000									20,000	20,000	20,000
201-675-010	ANNUAL GARDEN LEASE FEE	289	3,660	1,357	2,298			2,900										2,900	2,900	2,298
201-675-000	GARDEN PROJECT REVENUE	10,776	5,735	265	2,656			5,600										5,600	5,600	2,656
	INSURANCE PROCEEDS (Eden Glen flood)		67,775																	0
	GAIN ON SALE OF ASSETS		14,554																0	0
	INTEREST INCOME (Land Contracts)	37,385	22,716		9,267	18,000												18,000	35,000	9,267
	LATE FEE REVENUE	1,384	449			150												150	0	0
	PRINCIPAL PAYMENTS ON LAND CONTRACTS	-				0												0	0	0
	MISCELLANEOUS INCOME	2,049		110		-												0	0	0
	TOTAL REVENUE	\$ 3,932,325	\$ 2,658,467	\$ 959,830	\$ 1,267,529	\$ 1,817,180	\$ 59,682	\$ 8,500	\$ 20,000	\$ -	\$ -	\$ 254,021	\$ 275,160	\$ -	\$ 149,700	\$ (20,000)	\$ -	\$ 2,564,243	\$ 2,070,894	\$ 1,267,529
	EXPENSES																			
201-830.050	GARDEN IRRIGATION SUPPLIES - OTHER	-	0	0														0	0	0
XXX-830.000	GARDEN PROJECT	43,948	16,885	1,117	3,784	0		15,000										15,000	8,000	3,784
VARIOUS	CDBG EXPENSES				0	0									149,700			149,700	131,180	0
101-902.004	EMPLOYER TAX LIABILITY - CDBG DEMO CITY	-	330		348	0												0	700	348
101-900.004	PAYROLL REIMBURSEMENT - CDBG DEMO CITY	-	4,250		4,555	2,500												2,500	17,820	4,555
VARIOUS	HOME EXPENSES					0						225,888						225,888	225,888	0
101-994.000	COMMUNITY DEVELOPMENT PROJECTS	28,002	15,937	6,023	13,399	4,000			20,000									24,000	20,000	13,399
201-733.000	REALTOR COMMISSION	83,724	90,982	4,600	14,370	45,000							12,000					57,000	25,000	14,370
201-737.000	CLOSING COSTS	29,249	33,591	7,340	8,080	25,000							1,200					26,200	16,000	8,080
201-729.000	TITLE INSURANCE	20,525	16,359	1,784	3,944	14,000							1,480					15,480	8,000	3,944
201-730.000	RECORDING FEE	2,100	779	60	130	700							56					756	300	130
201-732.000	SELLERCONC/WARRANTY	5,500	9,620		850	8,000												8,000	4,000	850
101-726.030	AUDIT FEE	16,850	17,850		9,500	18,850												18,850	18,150	9,500
101-804.000	BANK FEE	1,049	1,341	354	1,154	1,200												1,200	1,200	1,154
XXX-820.000	INSURANCE PROPERTY	25,034	16,897		(2,168)	17,000	2,499						2,130					21,629	21,159	(2,168)
101-995.000	INTEREST EXPENSE (LoC)	100,834	71,069	3,503	10,729	40,000												40,000	18,000	10,729
201-736.000	TRANSFER TAX	817				0												0	0	0
201-731.000	PROPERTY TAXES	6,900	2,425	1,308	3,464	5,000												5,000	5,000	3,464
201-967.000	LOSS ON INVENTORY	110,766	32,120			0												0	0	0
101-968.000	DEPRECIATION AND DEPLETION	49,041	42,098		19,938	40,000												40,000	40,000	19,938
101-814.060	LEGAL-ADMINISTRATIVE	16,792	36,197	1,858	1,266	12,000												12,000	10,000	1,266
201-814.060	LEGAL-PROPERTIES	2,066	8,779		2,660	10,000												10,000	5,000	2,660
201-731.XXX	CODE COMPLIANCE	93,085	12,454			6,000												6,000	500	0
XXX-931.010	LAWN & SNOW	289,572	272,049	58,625	96,475	280,000	400											280,400	166,475	96,475
101-921.000	UTILITIES-OFFICE	5,585	2,916	1,304	1,304	6,000												6,000	3,000	1,304
201-921.000	UTILITIES-PROPERTIES	21,932	15,945	1,704	4,501	12,000	2,400						1,152					15,552	9,000	4,501
101-931.000	BLDG. MAINTENANCE-OFFICE	13,643	7,920	1,231	2,414	5,000												5,000	3,500	2,414
201-931.000	BLDG. MAINTENANCE-PROPERTIES	29,306	58,457	15,531	16,081	10,000	7,479						17,014					34,493	22,000	16,081
201-800.000	RENOVATIONS-OFFICE	75,900				0												0	0	0

8/11/2020						INGHAM COUNTY LAND BANK															
						2020 BUDGET - ADOPTED ON 12/19/19 AT THE DECEMBER BOARD MEETING															
		Actual	Actual	YTD Actual	YTD Actual														Budget	Amended	Actuals
DEPT/ ACCOUNT	DESCRIPTION	2018	2019 as of 6/9/20 Final	2020 1st Qtr 3/31/2020	2020 2nd Qtr 6/30/2020	GENERAL FUND	RENTAL	GARDEN PROGRAM	NEIGHBOR HOODS IN BLOOM	NSP 1 LANSING CITY	NSP2 - NS2-2009- 6073	HOME 1517 Pattengill	EDEN GLEN TOWNHOMES	CDBG - LANSING REHAB	CDBG - LANSING DEMO	HHF - HARDEST HIT FUNDS	INCREMENTAL DEVELOPMENT ALLIANCE	2020	as of 8/17/20	2020	
201-800.000	RENOVATIONS-PROPERTIES	454,971	171,424	72,876	135,976	250,000												250,000	180,000	135,976	
201-811.000	DEVELOPMENT EXPENSE	62	376			0												0	0	0	
201-700.000	COST OF PROJECTS-INVENTORY (value of sold props)	834,021	790,117	66,333	269,640	170,000												170,000	350,000	269,640	
201-726.020	PERMITS	4,205				0												0	0	0	
XXX-727.050	SURVEY	19,375	920	3,960	5,960	1,275												1,275	9,425	5,960	
201-727.000	APPRAISAL	2,999	1,350	300	700	2000				900			300					3,200	2,000	700	
201-800.500	DEMOLITION	1,056,544	2,850			10,000												10,000	2,802	0	
201-998.000	LAND CONTRACT DEFAULTS					60,000												60,000	0	0	
101-726.070	RENTAL	680	968	230	380	600												600	500	380	
101-760.000	RENTAL MANAGEMENT - IC Housing Comm	16,036	15,094	3,391		0	6,253						7,516					13,769	14,000	0	
201-803.000	HOA/CONDO FEE	51,133	41,362	13,643	13,224	0							21,600					21,600	21,600	13,224	
101-726.050	SECURITY	(418)	888		165	1,000												1,000	1,000	165	
XXX-818.000	CONTRACTUAL SERVICE - IT, Jill Rhode, trees	66,602	40,284	25,636	34,978	30,000												30,000	40,000	34,978	
101-819.000	SOFTWARE - BSA, ePP	22,943	25,601	3,765	29,521	25,000												25,000	29,521	29,521	
101-726.040	COMMUNICATION - Comcast, Verizon	7,404	4,822	1,160	2,318	4,000	100											4,100	4,100	2,318	
XXX-726.010	SUPPLIES	6,373	7,272	1,221	2,081	7,500												7,500	4,000	2,081	
101-728.000	POSTAGE	1,242	457	303	479	800												800	800	479	
XXX-802.000	CONSULTANTS - V Gracia-Wing	900	1,167	1,444	4,127	2,200											50,000	52,200	5,377	4,127	
101-735.000	MEDIA/PR - GravityWorks, 15th Anniversary	4,917	3,030	600	600	6,000												6,000	2,000	600	
101-726.060	MEMBERSHIPS	2,245	1,805	305	1,305	2,000												2,000	1,500	1,305	
101-726.090	VEHICLE EXPENSE	15,600	5,228	1,285	1,840	7,000												7,000	3,000	1,840	
101-861.100	TRAVEL - Mileage	2,834	5,482	199	251	2,500												2,500	800	251	
101-862.000	PROF.TRAINING/CONFERENCES	1,535	3,096	189	189	6,700												6,700	800	189	
XXX-940.000	MISC		2,917			2,500												2,500	0	0	
101-901.000	AMERICORPS MEMBER	10,032			(105)	18,500												18,500	6,000	(105)	
101-900.000	PAYROLL REIMBURSEMENT	204,243	386,777	75,246	134,814	382,334												382,334	280,601	134,814	
101-903.000	PAYROLL SERVICE FEE	5,869	4,202	2,038	3,560	4,050												4,050	4,050	3,560	
101-906.000	HEALTH INSURANCE PREMIUM (BENEFITS)	71,065	73,323	22,852	39,126	70,000												70,000	70,000	39,126	
101-908.000	401K PLAN ADMIN EXP		2,665			6,117												6,117	3,000	0	
NEW	401K MATCH - thru PayChex - 5% match					19,117												19,117	0	0	
NEW	401K MATCH - thru PayChex - 3% contribution					11,470												11,470	0	0	
101-902.000	EMPLOYER TAX LIABILITY	17,896	28,995	5,953	10,504	29,000												29,000	21,000	10,504	
101-905.000	UNEMPLOYMENT INSURANCE REIMBURSEMENT		(4,838)	438	398	5,000												5,000	1,000	398	
101-904.000	WORKER'S COMP PREMIUM	6,529	10,878	2,072	3,607	10,000												10,000	7,214	3,607	
101-904.004	WORKER'S COMP PREMIUM - CDBG DEMO CITY	0	119		120	0												0	300	120	
	LINE OF CREDIT PAYMENTS	-				300,000												300,000	300,000	0	
	TOTAL EXPENSES	3,960,056	2,415,881	411,781	912,536	2,008,914	19,131	15,000	20,000	900	0	225,888	64,448	0	149,700	0	50,000	2,553,981	2,146,262	912,536	
	NET OF REVENUES & EXPENDITURES	(27,731)	242,586	548,049	354,993	(191,734)	40,551	(6,500)	0	(900)	0	28,133	210,712	0	0	(20,000)	(50,000)	10,262	(75,368)	354,993	
	INCOME BEFORE CAPITAL CONTRIBUTIONS	(27,731)	242,586	548,049	354,993																
	CAPITAL CONTRIBUTIONS (inventory revenue)	324,950			166,640													-	75,000	166,640	
	TOTAL CHANGE IN FUND BALANCE	297,219			521,633													\$ 10,262	\$ (368)	521,633	
	DEBT RETIREMENT																				
	LINE OF CREDIT PAYMENTS	-	1,196,254	300,000	546,970	300,000														546,970	
	PAYMENT ON DUE TO COUNTY				117,496															117,496	

Introduced by the County Services and Finance Committees:

**RESOLUTION TO UTILIZE THE COUNTY’S OPTION TO ACQUIRE TAX
FORECLOSED PROPERTY**

RESOLUTION #20-

WHEREAS, the Ingham County Treasurer is acting as the foreclosing governmental unit under P.A. 123 of 1999; and

WHEREAS, the General Property Tax Act (PA123 of 1999), allows a county, under MCL 211.78m(1), to purchase tax foreclosed property for the minimum bid which is defined in statute; and

WHEREAS, the County Board of Commissioners wish to utilize their local option to acquire tax foreclosed property not otherwise optioned by the State of Michigan or other local units of government; and

WHEREAS, the Ingham County Land Bank Authority (the “Authority”) discussed at their July 20, 2020 meeting to request the County to acquire certain properties that meet the criteria outlined in the Authority’s Priorities.

THEREFORE BE IT RESOLVED that the Board of Commissioners request the County Treasurer, acting as the Foreclosing Governmental Unit, to accept the minimum bid in the name of Ingham County for certain properties identified in the attached list, subject to local and state option and other deletions as required by statute and Land Bank Priorities, Policies and Procedures.

BE IT FURTHER RESOLVED, that acquisition cost shall be covered by the Ingham County Land Bank Authority.

BE IT FURTHER RESOLVED, that the Board Chairperson and County Clerk are authorized to sign any necessary documents as approved to form by the County Attorney to convey said properties to the Authority.

COUNTY SERVICES: Yeas:

Nays:

Absent:

Approved

FINANCE: Yeas:

Nays:

Absent:

Approved

Ingham County Tax Foreclosures

	PARCEL	ADDRESS	FRC Date	PROPERTY CLASS	FRC AMOUNT
1	33-01-01-04-103-171	3419 Turner St	7/1/2020	Residential	13,448.79
2	33-01-01-05-182-141	1519 Biltmore St	7/20/2020	Residential	9,431.16
3	33-01-01-06-127-231	3017 Sheffer Ave	7/20/2020	Residential	5,748.14
4	33-01-01-08-229-071	1540 Roosevelt Ave	7/1/2020	Residential	12,636.22
5	33-01-01-08-279-062	1428 Knollwood Ave	7/20/2020	Residential	11,115.46
6	33-01-01-08-378-211	Comfort St	7/20/2020	Residential Vac	7,238.20
7	33-01-01-08-481-021	744 N M L King Jr Blvd	7/20/2020	Residential	9,320.60
8	33-01-01-09-277-071	409 Pearl St	7/20/2020	Residential	13,846.31
9	33-01-01-09-360-191	831 N Chestnut St	7/20/2020	Residential	17,220.98
10	33-01-01-09-376-031	922 N Walnut St	7/1/2020	Residential	29,984.08
11	33-01-01-10-153-151	1516 Ballard St	7/1/2020	Residential	4,876.57
12	33-01-01-10-354-162	909 E Saginaw	7/20/2020	Commerical	17,859.41
13	33-01-01-10-376-141	1033 May St	7/20/2020	Residential	10,870.35
14	33-01-01-10-377-231	819 Cleveland St	7/1/2020	Residential	24,969.90
15	33-01-01-10-378-191	715 Johnson Ave	7/1/2020	Residential	5,891.51
16	33-01-01-14-151-181	217 N Fairview Ave	7/1/2020	Residential	24,955.86
17	33-01-01-14-353-141	428 S Magnolia Ave	7/20/2020	Residential	6,508.59
18	33-01-01-14-354-131	422 S Hayford Ave	7/20/2020	Residential	4,660.37
19	33-01-01-14-376-091	410 S Francis Ave	7/1/2020	Residential Vac	9,511.80
20	33-01-01-14-380-141	642 S Francis Ave	7/20/2020	Residential	4,271.57
21	33-01-01-15-378-191	1119 Bement St	7/20/2020	Residential	13,963.40
22	33-01-01-15-452-031	409 Clifford St	7/1/2020	Residential	6,191.31
23	33-01-01-15-453-041	(Vac) Clifford St	7/1/2020	Residential Vac	1,383.65
24	33-01-01-15-453-051	519 Clifford St	7/1/2020	Residential	23,285.87
25	33-01-01-16-457-151	329 E Hillsdale St	7/20/2020	Residential	6,284.55
26	33-01-01-17-228-321	915 W Lapeer St 1	7/1/2020	Residential	12,649.32
27	33-01-01-17-401-312	S M L King Jr Blvd	7/20/2020	Residential Vac	5,048.60
28	33-01-01-17-401-501	1233 W Michigan	7/20/2020	Residential	10,453.65
29	33-01-01-21-205-006	927 S Grand Ave	7/1/2020	Residential	7,004.50
30	33-01-01-21-455-010	1919 S Washington Ave	7/20/2020	Residential	17,044.01
31	33-01-01-22-206-261	1338 Gray St	7/20/2020	Residential	5,670.21
32	33-01-01-22-252-021	1107 Bensch St	7/20/2020	Residential	10,127.20
33	33-01-01-22-281-022	(Vac) Allen St	7/1/2020	Residential Vac	55,176.76
34	33-01-01-22-308-151	(Vac) Baker St	7/1/2020	Residential Vac	2,261.42

Ingham County Tax Foreclosures

	PARCEL	ADDRESS	FRC Date	PROPERTY CLASS	FRC AMOUNT
35	33-01-01-23-103-001	(Vac) Harton St	7/1/2020	Residential Vac	791.36
36	33-01-01-23-107-012	(Vac) Walsh St	7/1/2020	Residential Vac	828.70
37	33-01-01-27-115-031	2213 Donora St	7/20/2020	Residential	17,415.85
38	33-01-01-31-479-261	4912 Pleasant Grove Rd	7/20/2020	Residential	6,677.86
39	33-01-05-05-151-037	(Vac) Hughes Rd	7/1/2020	Residential Vac	1,907.18
40	33-01-05-06-478-111	6024 Pheasant Ave	7/1/2020	Residential	21,333.55
41	33-01-05-08-280-011	1001 W Edgewood Blvd	7/1/2020	Residential	16,045.78
42	33-01-05-09-178-010	6329 Rosedale Rd	7/20/2020	Residential	6,780.27
43	33-01-05-09-251-231	(Vac) Gardenia Ave	7/1/2020	Residential Vac	1,790.63
44	33-02-02-15-100-010	Nemoke	7/20/2020	Commerical Vac	2,043.19
45	33-02-02-24-478-001	(Vac) Meridian	7/1/2020	Residential Vac	2,680.29
46	33-02-02-26-176-009	1312 Hatch	7/20/2020	Residential	12,962.23
47	33-06-06-15-400-012	1506 Holt	7/20/2020	Residential	10,565.13
48	33-15-15-10-400-011	1398 Catholic Church Rd	7/1/2020	Residential Vac	7,779.40
49	33-15-15-20-100-012	4219 Meridian Rd	7/1/2020	Residential Vac	36,459.99
50	33-16-16-21-300-009	3495.5 Morton Rd	7/20/2020	Residential	7,208.26
51	33-17-14-21-328-015	414 Pennsylvania	7/20/2020	Residential	3,698.01
52	33-17-14-28-127-004	Franklin	7/20/2020	Residential Vac	3,297.31
53	33-17-14-28-127-005	Franklin	7/20/2020	Residential Vac	2,235.24
54	33-20-02-18-208-009	631 Lexington Ave	7/1/2020	Residential Vac	34,062.10
55	33-21-01-14-454-003	512 S Detroit St	7/20/2020	Commerical Vac	1,858.84
56	33-21-01-14-454-004	512 S Detroit St	7/20/2020	Residential	4,218.08
57	33-21-01-14-454-005	516 S Detroit St	7/20/2020	Residential	4,124.48
58	33-21-01-18-207-011	318 N Catherine St	7/20/2020	Residential	5,016.50
59	33-25-05-11-355-012	Aurelius Rd	7/20/2020	Residential Vac	1,803.22
60	33-25-05-12-277-005	College Rd	7/20/2020	Residential Vac	2,266.41
61	33-25-05-15-126-014	Willoughby Rd	7/20/2020	Commerical Vac	4,036.36
62	33-25-05-22-351-011	1532 Eifert Rd	7/20/2020	Residential	14,807.28
63	33-25-05-26-200-016	Cedar St	7/20/2020	Commerical Vac	6,583.57