



**BOARD OF DIRECTORS**  
Alan FOX CHAIR  
Mark Grebner VICE CHAIR  
Sharon Frischman TREASURER  
Bryan Crenshaw SECRETARY  
Derrell Slaughter MEMBER

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THE LAND BANK BOARD WILL MEET ON MONDAY, JUNE 13, 2022 AT 4:45 P.M. IN THE MAIN CONFERENCE ROOM OF THE LAND BANK OFFICE, 3024 TURNER ST, LANSING, MI

Join Virtually via Zoom:

<https://us02web.zoom.us/j/81199478941?pwd=TKY4MGk1L3ArVVN0YTN1M21PN3I4QT09>

Topic: Land Bank Board of Directors Meeting

Time: Jun 13, 2022 04:45 PM Eastern Time (US and Canada)

Meeting ID: 811 9947 8941

Passcode: 940756

Dial by your location

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

## Agenda

Call to order

Announcements

Approve of the minutes from April 18, 2022

Additions to the Agenda

Public Comment

1. Commercial – Multi-Family
  - A. Sale Status report
2. Residential
  - A. List of Properties – April and May 2022
3. Administration
  - A. Accounts Payable – April and May 2022
  - B. Communications Narrative / Executive Director's Report
  - C. Legal
4. Limited public comment
5. Announcements, Comments, or other Questions
6. Adjournment
  - Next meeting Monday, July 18, 2022, at 4:45pm.

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## INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

Creating place. Creating community. Creating opportunity.

Roxanne L Case  
EXECUTIVE DIRECTOR  
[rcase@ingham.org](mailto:rcase@ingham.org)

3024 Turner Street  
Lansing MI 48906

517.267.5221  
[www.inghamlandbank.org](http://www.inghamlandbank.org)



April 18, 2022 REGULAR MEETING

Ingham County Land Bank

3024 Turner St, Lansing, MI

April 18, 2022 – 4:45 p.m.

In-person and virtually via Zoom

<https://us02web.zoom.us/j/89408471671?pwd=YnpQdXc5WlRLc1R5Y1ZHSzd2Y2xIdz09>

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

Meeting ID: 894 0847 1671

Passcode: 444978

**CALL TO ORDER**

Chairperson Fox called the April 18, 2022 Meeting of the Ingham County Land Bank to order at 4:45 p.m., held in-person at the Ingham County Land Bank Office and virtually via Zoom. Welcome Treasurer and Chairperson Alan Fox!

Members Present: Fox, Grebner, Slaughter, Crenshaw,

Members Absent: Frischman

Others Present: Gordon Love, David Burns, Roxanne Case

**APPROVAL OF THE MINUTES**

MINUTES OF MARCH 21, 2022 ACCEPTED AS SUBMITTED.

**ADDITIONS TO THE AGENDA**

1.C. Resolution to Authorize the Sale of a Vacant Parcel on (4904) N Grand River Ave, Lansing to Stephan A Robertson and Canaan Bey

**LIMITED PUBLIC COMMENT**

None

1. Commercial – Multi-Family

A. Sale Status report

Brief discussion. David Burns highlighted some properties.

B. Resolution to Authorize the Sale of a Vacant Parcel on Willow Ave, Lansing to Mid-Michigan Leadership Academy

COMMISSIONER GREBNER MOVED THE RESOLUTION. SUPPORTED BY COMMISSIONER SLAUGHTER.

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

RESOLUTION TO AUTHORIZE SALE OF A VACANT PARCEL ON WILLOW AVE, LANSING TO  
MID-MICHIGAN LEADERSHIP ACADEMY

RESOLUTION 22-04

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; and

WHEREAS, the Land Bank received title of (715) W Willow St, Lansing (# 33-01-01-08-427-021) in 2008 by purchasing the property on the former Women’s College / School of the Blind campus, covering 10.56 acres. This parcel was one of several properties obtained on the Campus; and

WHEREAS, the land stake survey cut the athletic track in half, where half was located on Land Bank property and half on Mid-Michigan Leadership Academy property. The Land Bank had the track surveyed out of the main section of the property, which totals 2.55 acres; and

WHEREAS, Mid-Michigan Leadership Academy would like to purchase the parcel with the intent to use and own the track for school activities; and

THEREFORE, BE IT RESOLVED, the Land Bank authorizes its Chairperson or Executive Director to negotiate and execute the transaction of this parcel to Mid-Michigan Leadership Academy for the total market rate of \$38,250 plus closing costs.

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

AYE: Fox, Grebner, Crenshaw, Slaughter      ABSENT: Frischman      NAY: None

Approval 4/18/22

THE MOTION CARRIED UNANIMOUSLY.

April 18, 2022 REGULAR MEETING

Brief discussion. Commissioner Slaughter asked about some of the details of the division and sale of property to the Academy. David Burns stated that we had the athletic track surveyed out, which came to 2.55 acres, and that is the section that we are selling to the Academy. Director Case stated that after development occurs with the remaining property, if there is any leftover that isn't needed for the development, we could sell to the Academy, if they were interested in purchasing. David Burns stated that the Purchase Agreement hasn't been signed and will need Academy Board approval.

- C. Resolution to Authorize the Sale of a Vacant Parcel on (4904) N Grand River Ave, Lansing to Stephan A Robertson and Canaan Bey

COMMISSIONER CRENSHAW MOVED THE RESOLUTION. SUPPORTED BY  
COMMISSIONER SLAUGHTER.

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

RESOLUTION TO AUTHORIZE SALE OF A VACANT PARCEL ON (4904) N GRAND RIVER AVE,  
LANSING MI TO STEPHAN A ROBERTSON AND CANAAN BEY

RESOLUTION 22-05

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 Land Bank, in its Priorities, Policies, and Procedures document, indicates in Section 7.A.4. that sale of any property that will be transferred for a non-residential project, 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 of a residential vacant parcel on (4904) N Grand River Ave (# 33-01-01-06-101-081) in 2013 by local unit of rejection; and

WHEREAS, the Stephan A Robertson and Canaan Bey would like to purchase the parcel with the intent to establish a small car dealership. The buyers have already connected with the City of Lansing’s Zoning Department to determine if this establishment is a proper use of the property. Zoning reviewed and initially have approved this end use; and

THEREFORE, BE IT RESOLVED, the Land Bank authorizes its Chairperson or Executive Director to negotiate and execute the transaction of this parcel to Stephan A Robertson and Canaan Bey for the market rate of \$8000, plus closing costs.

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

AYE: Fox, Grebner, Crenshaw, Slaughter      ABSENT: Frischman      NAY: None

Approval 4/18/22

THE MOTION CARRIED UNANIMOUSLY.

April 18, 2022 REGULAR MEETING

Brief discussion. David Burns explained the location of this property, which is directly east of the Airport Tavern. Commissioner Grebner asked that this isn't a rental car company. David Burns confirmed that this is to be a car sales lot, and that the buyer has contacted City of Lansing's Zoning Department to confirm that this can be established on this parcel. One of the buyers had taxes due which were immediately paid and confirmed by the Treasurer's office.

2. Residential

A. List of Properties – March 2022

No comments.

B. Resolution to Authorize the Sale of 2 Vacant Parcels on S Grand Ave and Sanford Ave to the City of Lansing

COMMISSIONER SLAUGHTER MOVED THE RESOLUTION. SUPPORTED BY COMMISSIONER CRENSHAW.

INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY

**RESOLUTION TO AUTHORIZE SALE OF TWO (2) VACANT PARCELS ON S GRAND AVE AND  
SANFORD AVE, LANSING MI TO CITY OF LANSING**

**RESOLUTION 22-06**

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 Ingham County Land Bank Fast Track Authority (the "Land Bank"), in its Priorities, Policies, and Procedures document, indicates in Section 7.A.5. that sale of any property that will be transferred to a governmental entity must be approved by the Land Bank Board; and

WHEREAS, the Land Bank received title of a residential vacant parcel on (927) S Grand Ave (# 33-01-01-21-205-006) in 2021 by local unit of rejection and a residential vacant parcel on Sanford Ave. (# 33-01-01-03-102-141) in 2015 by local unit of rejection; and

WHEREAS, the City of Lansing would like to purchase these two (2) parcels. The Grand Ave parcel is adjacent to existing parkland and in the floodplain, where the City of Lansing would allow better access to the Lansing River Trail and reduce street maintenance costs. The Sanford parcel is at the dead end of Sanford Ave where the City of Lansing would like to use this lot for turnaround capabilities for emergency and large vehicles.

THEREFORE, BE IT RESOLVED, the Land Bank authorizes its Chairperson or Executive Director to negotiate and execute the transaction of these parcels to City of Lansing for the rate of \$1.00 each, plus closing costs.

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

AYE: Fox, Grebner, Crenshaw, Slaughter      ABSENT: Frischman      NAY: None

Approval 4/18/22

THE MOTION CARRIED UNANIMOUSLY.

## April 18, 2022 REGULAR MEETING

Director Case explained that the (927) S Grand Ave, in Reo Town, was foreclosed last year and deconstructed through a workforce training program that was held by a few agencies including the Land Bank. Grand Ave dead ends into the park and river trail. Transferring this property to Lansing's Parks & Recs will increase residential access to the river and river trail, and will provide the City a cost savings in not having to maintain services at this lot. Sanford Ave is a dead end street where the City struggles to provide emergency services because there is no way to turn around. The City intends to add a turnaround on this lot, for emergency vehicles and large equipment such as snowplows.

### 3. Administration

#### A. Accounts Payable – March 2022

Accepted and on file. Commissioner Crenshaw asked about the voided check. Director Case stated that it was an error. BWL sent a paper statement, but all of their invoices are electronically paid, so it was a duplication error. Director Case also stated that we paid another large amount on the line of credit, and we will continue to do so.

#### B. Communications Narrative / Executive Director's Report

Director Case discussed the Housing Trust Fund, and what will be presented to the Housing Trust Board tomorrow. She distributed a report (that was incidentally provided to a Housing Ad Hoc City Council group), a basic budget list of the properties to build on (row house and single-family), and the Land Bank brochure that has been updated. Director Case explained the budget list and the properties that we'd like to build on, along with the funding gap that will need to be filled by the Housing Trust Fund. The first single-family home is scheduled for Avalon St. It will be an all-electric home, with the roof south facing so that solar panels could be added. It will include a shed, and space at the end of the drive for a garage that could be added by the buyer. Commissioner Slaughter stated that he was happy to see us moving in this direction, and asked what the difference in cost is from an all-electric home to a conventional gas forced-air heated/air conditioned home. Director Case said that she would research that information and get back to the Board.

#### C. Legal

Gordon Love stated that Mr. Perrone will be responding to the City of East Lansing in regards to the lawsuit that was filed on personal property tax rolls. No Land Bank parcels are included in personal property tax rolls. Commissioner Grebner suggested that we provide information to help East Lansing through this situation, attorney to attorney.

4. Limited public comment - none
5. Announcements, Comments, or other Questions - none
6. Adjournment - accepted. THE MOTION CARRIED UNANIMOUSLY.

Chairperson Fox adjourned the meeting at 5:20pm.

Next meeting on May 16, 2022, at 4:45pm at the Land Bank office.



## Commercial / Multi-Family Properties - Sale Status Report

6/6/2022

Parcel Number	Address	City	Market List Price	Status & Date (On Market, Pending, Sold)
1	33-01-01-08-427-021 W Willow (715)	Lansing	Recommended list price \$459,000	Mid-Michigan Leadership Academy (MMLA) has draft PA for 2.55 acres (track portion) of property selling for \$38,250. Survey completed for split. Land Bank considering a development/joint venture with CAHP using remaining 8.01 acres. MMLA still have not signed PA.
2	33-01-01-09-127-022 0 W North St	Lansing	Will revise list price when we relist	Waiting until bottle plant redevelopment has begun before listing. Possible extra land available with part of Reasoner Park. Received an Letter Intent to purchase from River Oak Capitol Group for \$27,000. We requested and haven't received additional information on their intent.
3	33-01-01-09-177-003 1506 N. Grand River Ave. (Bottling Plant)	Lansing	\$100,000	PA/DA signed with NXT Commercial, 7/21/20. ALTA survey/topo survey received. Phase II study complete. Market analysis complete. MEDC grant money spent on time. First draft of site plan received. PA extended to 10/9/22. Working through final site plan and building design for 168 units with 10k sq. ft. of commercial. Working with City to begin community outreach. Revised site plan turned into City for review.
	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 PA on 12/11/19, with Ferguson Development for \$100,000. Developer is working on building plans, end users. Brownfield plan approved by LBA on 1/14/22. Public hearing for brownfield 2/28/22 went well. Mayor and Council very supportive. Extension to PA signed in February with \$2,500 additional deposit. Projected closing by late summer 2022. Historic review of building took place, no changes to plans anticipated.
5	33-01-01-21-203-003 E Malcolm X (112) (Deluxe Inn site)	Lansing	\$50,000	Property sold 4/22/21. Brownfield reimbursement agreement 3rd extension approved, environmental mitigation has started on site. Vertical construction starting late spring 2022. Reo Town sign removed. Sod removal.
6	33-17-14-21-351-019 104 Worthington Place Dr.	Leslie	\$69,125	We have verbal agreement with developer Richard Floyd to sell 11.06 acre parcel for \$40k. Developer is planning new financing for an apartment development. PA signing will be delayed. Several contingencies written into PA. Another developer called with interest in this property. The developer owns other property close by. I think they were "fishing".
7	33-17-14-28-126-016 112 Woodworth (old Leslie High School)	Leslie	199,000	Hoping to apply for ARPA funds for demolition. Listed property with NAI. Planning a meeting in June/July 2022, with new City Manager to discuss this property.
8	33-01-01-08-481-451 1000 W Saginaw St	Lansing	\$50,000	Listed, no current offers.
9	33-21-01-07-352-005 3600 W Saginaw St (billboard lot)	Lansing	\$99,000	Land Bank to work with EGLE to remove tanks on site.
10	33-01-01-17-226-262 923 W Saginaw	Lansing	\$7,000	Working with LEAP and a buyer who has adjacent building under contract to purchase. They need this parcel for their project.
11	Various parcel #s E Park Term / May / Saginaw / Penn	Lansing		20 parcels. Working with H-Inc. on a large residential development. Revised option agreement into rental agreement with purchase option. Developer to sign and begin maintaing all the parcels. Had a zoom call with city and other larger property owners from the area to discuss development intent for area.
12	33-25-05-14-151-015 E Norwood Ave (12.9 acres)	Holt	\$99,900	Listed, no current offers.
13	33-01-01-17-204-231, -240, -250 1209 W Saginaw	Lansing	\$130,000/unit \$780,000 Total	3 parcels to be combined and developed by the Land Bank. Preliminary site and building plans underway to build an attached 5-unit Row House to be sold as individual units.

**Residential or Vacant Properties Sold List****April 2022 Sales**

Parcel Number	Address1	City	Property Class	Sold Amount	Sold Date
33-01-01-04-154-121	W Paulson Street (423)	Lansing	Residential Vacant	2,200.00	04/27/2022
33-01-01-09-430-401	E Maple (528)	Lansing	Residential Vacant	1,000.00	04/11/2022
33-01-01-10-376-141	1033 May St	Lansing	Residential Improved	12,500.00	04/18/2022
33-01-01-15-376-301	E. Kalamazoo	Lansing	Residential Vacant	1,000.00	04/07/2022
33-01-01-27-428-011	RUTH AVE (2815)	Lansing	Residential Vacant	932.00	04/07/2022
33-01-01-28-105-071	Cooper (618)	Lansing	Residential Vacant	1,000.00	04/08/2022
33-17-14-21-301-012	Hull	Leslie	Commerical Vacant	70,700.00	04/07/2022
33-17-14-21-329-010	Doty	Leslie	Commerical Vacant	3,500.00	04/07/2022
33-17-14-21-329-011	Cameo	Leslie	Commerical Vacant	14,980.00	04/07/2022

**May 2022 Sales**

33-01-01-20-133-061	Olds Avenue	Lansing	Residential Vacant	1,300.00	05/18/2022
33-01-01-20-133-071	Olds Avenue (1714)	Lansing	Residential Vacant	1,100.00	05/18/2022
33-01-01-27-156-091	S PENNSYLVANIA AVE (2330)	Lansing	Residential Vacant	1,050.00	05/04/2022
33-21-01-18-403-005	S ROSEMARY ST (100)	Lansing	Residential Vacant	1,000.00	05/04/2022
Grand Total				112,262.00	

**Residential Properties - in progress**

Parcel #	Address	Project type	Listing \$	Notes
33-01-01-10-354-291	914 May St	Sell as is	\$5,000	Sell w/possible large developmt
33-01-01-10-376-141	1033 May St	Sell as is	\$15,000	If not sold, LB will remodel
33-01-01-10-227-013	6125 Scotmar Dr	Rehab	\$77,500	Listing soon Broken into over weekend
33-01-01-10-227-013	6107 Scotmar Dr	Rehab	\$77,500	Listing soon
33-01-01-29-257-001	2701 Pattengill Ave	Rehab		Specs recd, awarding contract
33-01-05-06-126-062	5132 Wexford Rd	Rehab		Specs recd, awarding contract

**Residential Properties - Slated for Demolition**

33-01-01-10-329-321	1027 Cady Ct 929 Johnson Ave	CDBG funded
33-01-01-14-381-231	616 S Mifflin Ave	CDBG funded
33-01-01-22-309-101	913 Motor Ave	CDBG funded
33-01-01-22-352-261	1735 Lyons Ave	CDBG funded
33-01-01-32-251-131	1318 Mary Ave	CDBG funded
33-01-01-10-377-231	819 Cleveland St	Treasurer funded
33-01-01-29-376-151	1522 W Holmes Rd	Treasurer funded
33-01-01-23-105-052	725 S Hayford Ave	FEMA grant - Phase 7
33-01-01-23-105-061	729 S Hayford Ave	FEMA grant - Phase 7
33-01-01-14-380-141	642 S Francis Ave	FEMA grant - Phase 8

06/06/2022

CHECK REGISTER FOR INGHAM COUNTY LAND BANK  
CHECK DATE FROM 04/01/2022 - 04/30/2022

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank GEN PNC GENERAL CHECKING					
04/01/2022	GEN	19128	ALL STAR	ALL STAR SNOW REMOVAL	1,120.00
04/01/2022	GEN	19129	HASS	APPLIED IMAGING	149.49
04/01/2022	GEN	19130	BB CONTRAC	BB CONTRACTING	9,699.00
04/01/2022	GEN	19131	MENARDS	CAPITAL ONE COMMERCIAL	69.44
04/01/2022	GEN	19132	EDEN	EDEN GLEN CONDO ASSOCIATION	1,200.00
04/01/2022	GEN	19133	FRITZY	FRITZY'S LAWN & SNOW	1,180.00
04/01/2022	GEN	19134	INGHAM	INGHAM COUNTY TREASURER	5,505.66
04/01/2022	GEN	19135	INGHAM	INGHAM COUNTY TREASURER (IT Services)	21,845.01
04/01/2022	GEN	19136	KELLEY	KELLEY APPRAISAL COMPANY	200.00
04/01/2022	GEN	19137	MCKISSIC	MCKISSIC CONSTRUCTION	720.00
04/01/2022	GEN	19138	MALB	MICHIGAN ASSOCIATION OF LAND BANKS	1,000.00
04/01/2022	GEN	19139	NORTHWEST	NORTHWEST INITIATIVE	800.00
04/01/2022	GEN	19140	FOUR	SCHUMACHER'S FOUR SEASONS	5,145.00
04/01/2022	GEN	19141	VERIZON	VERIZON WIRELESS	109.07
04/15/2022	GEN	19142	CAPITAL AR	CAPITAL AREA ACCOUNTING SOLUTIONS	1,600.00
04/15/2022	GEN	19143	LESLIE	CITY OF LESLIE	119.95
04/15/2022	GEN	19144	COHL	COHL, STOKER & TOSKEY, P.C.	782.65
04/15/2022	GEN	19145	BURNS	DAVID BURNS	220.57
04/15/2022	GEN	19146	DBI	DBI BUSINESS INTERIORS	181.56
04/15/2022	GEN	19147	GRANGER	GRANGER	695.10
04/15/2022	GEN	19148	HOME	HOME DEPOT CREDIT SERVICES	46.12
04/15/2022	GEN	19149	HYACINTH	HYACINTH HOUSE	2,798.00
04/15/2022	GEN	19150	HOUSING	INGHAM COUNTY HOUSING COMMISSION	1,952.70
04/15/2022	GEN	19151	J & J HARD	J & J HARDWOODS, INC.	1,760.00
04/15/2022	GEN	19152	KEBS	KEBS, INC.	1,125.00
04/15/2022	GEN	19153	MPC	MPC CASH-WAY LUMBER	857.14
04/15/2022	GEN	19154	ROBIN	ROBIN WRIGHT	620.00
04/15/2022	GEN	19155	CASE	ROXANNE CASE	47.68
04/15/2022	GEN	19156	TRUMBLE	TRUMBLE GROUP	880.00
04/15/2022	GEN	19157	GARCIA-	VERONICA GRACIA-WING, LLC	300.00
04/15/2022	GEN	19158	WILDTYPE	WILDTYPE	1,920.00
04/29/2022	GEN	19159	HASS	APPLIED IMAGING	149.49
04/29/2022	GEN	19160	EDEN	EDEN GLEN CONDO ASSOCIATION	1,200.00
04/29/2022	GEN	19161	FLOORING	FLOORING AMERICA CARPET STUDIO	9,024.99
04/29/2022	GEN	19162	G&W	G&W APPLIANCE SALES & SERVICE	3,900.00
04/29/2022	GEN	19163	INGHAM	INGHAM COUNTY TREASURER	5,505.66
04/29/2022	GEN	19164	J & J HARD	J & J HARDWOODS, INC.	1,100.00
04/29/2022	GEN	19165	KELLEY	KELLEY APPRAISAL COMPANY	200.00
04/29/2022	GEN	19166	VERIZON	VERIZON WIRELESS	109.03
04/29/2022	GEN	19167	WE'RE	WE'RE DIFFERENT LAWNS & MORE	1,000.00

GEN TOTALS:

Total of 40 Checks:	86,838.31
Less 0 Void Checks:	<u>0.00</u>
Total of 40 Disbursements:	86,838.31

Bank PR PNC PAYROLL CHECKING

04/01/2022	PR	273(E)	BWL	BOARD OF WATER & LIGHT	99.10
04/01/2022	PR	274(E)	CONSUMERS	CONSUMERS ENERGY	272.68
04/15/2022	PR	279(E)	BWL	BOARD OF WATER & LIGHT	331.06 V
04/15/2022	PR	280(E)	COMCAST	COMCAST	159.90
04/15/2022	PR	281(E)	CONSUMERS	CONSUMERS ENERGY	185.49
04/15/2022	PR	282(E)	PNC	PNC BANK, NA (credit card - conference attended)	1,017.39
04/15/2022	PR	287(E)	BWL	BOARD OF WATER & LIGHT	293.30
04/15/2022	PR	288(E)	BWL	BOARD OF WATER & LIGHT	14.26
04/15/2022	PR	289(E)	BWL	BOARD OF WATER & LIGHT	23.50
04/29/2022	PR	283(E)	BWL	BOARD OF WATER & LIGHT	114.92
04/29/2022	PR	284(E)	CONSUMERS	CONSUMERS ENERGY	216.70
04/29/2022	PR	285(E)	PITNEYBOW	PITNEY BOWES INC	104.94
04/29/2022	PR	286(E)	PITNEY	PITNEY BOWES PURCHASE POWER	<u>76.93</u>

PR TOTALS:

Total of 13 Checks:	2,910.17
Less 1 Void Checks:	<u>331.06</u>
Total of 12 Disbursements:	2,579.11

REPORT TOTALS:

Total of 53 Checks:	89,748.48
Less 1 Void Checks:	331.06
Total of 52 Disbursements:	89,417.42

06/06/2022 CHECK REGISTER FOR INGHAM COUNTY LAND BANK  
CHECK DATE FROM 05/01/2022 - 05/31/2022

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank GEN PNC GENERAL CHECKING					
05/13/2022	GEN	19168	CAPITAL AR	CAPITAL AREA ACCOUNTING SOLUTIONS	1,600.00
05/13/2022	GEN	19169	CAHP	CAPITAL AREA HOUSING PARTNERSHIP	109.73
05/13/2022	GEN	19170	COHL	COHL, STOKER & TOSKEY, P.C.	362.35
05/13/2022	GEN	19171	GRAHAM	DENNIS GRAHAM	500.00
05/13/2022	GEN	19172	FORESIGHT	FORESIGHT SUPERSIGN	607.59
05/13/2022	GEN	19173	GRANGER	GRANGER	108.10
05/13/2022	GEN	19174	REGISTER	INGHAM COUNTY REGISTER OF DEEDS	30.00
05/13/2022	GEN	19175	KEBS	KEBS, INC.	2,475.00
05/13/2022	GEN	19176	KEBS	KEBS, INC.	495.00
05/13/2022	GEN	19177	KEBS	KEBS, INC.	495.00
05/13/2022	GEN	19178	KWIK	KWIK REPO INC	2,900.00

05/13/2022	GEN	19179	LAKE	LAKE STATE LAWN-LANDSCAPING & SNOW	2,371.00
05/13/2022	GEN	19180	LIGHTOFDAY	LIGHT OF DAY CONSTRUCTION (pole barn roofed)	17,500.00
05/13/2022	GEN	19181	ROBIN	ROBIN WRIGHT	400.00
05/27/2022	GEN	19182	HASS	APPLIED IMAGING	149.49
05/27/2022	GEN	19183	COHL	COHL, STOKER & TOSKEY, P.C.	397.90
05/27/2022	GEN	19184	DBI	DBI BUSINESS INTERIORS	161.65
05/27/2022	GEN	19185	EDEN	EDEN GLEN CONDO ASSOCIATION	1,200.00
05/27/2022	GEN	19186	HAMMOND	HAMMOND FARMS LANDSCAPE SUPPLY INC	2,394.00
05/27/2022	GEN	19187	HOLDERS	HOLDERS HEATING & AIR	425.00
05/27/2022	GEN	19188	HOME	HOME DEPOT CREDIT SERVICES	493.37
05/27/2022	GEN	19189	INGHAM	INGHAM COUNTY TREASURER	5,505.66
05/27/2022	GEN	19190	J & J HARD	J & J HARDWOODS, INC.	2,420.00
05/27/2022	GEN	19191	KWIK CAR	KWIK CAR WASH	14.99
05/27/2022	GEN	19192	KWIK	KWIK REPO INC (Treasurer tax frc cleanouts)	10,270.00
05/27/2022	GEN	19193	NORTHWEST	NORTHWEST INITIATIVE	1,048.00
05/27/2022	GEN	19194	CASE	ROXANNE CASE	143.25
05/27/2022	GEN	19195	FREDRICKSO	SCOTT FREDRICKSON CONSTRUCTION (condo rehab)	15,440.00
05/27/2022	GEN	19196	VERIZON	VERIZON WIRELESS	109.03
05/27/2022	GEN	19197	WILDTYPE	WILDTYPE	<u>5,791.36</u>

## GEN TOTALS:

Total of 30 Checks:	75,917.47
Less 0 Void Checks:	<u>0.00</u>
Total of 30 Disbursements:	75,917.47

## Bank PR PNC PAYROLL CHECKING

05/13/2022	PR	290(E)	BWL	BOARD OF WATER & LIGHT	14.26
05/13/2022	PR	291(E)	BWL	BOARD OF WATER & LIGHT	66.06
05/13/2022	PR	292(E)	BWL	BOARD OF WATER & LIGHT	291.14
05/13/2022	PR	293(E)	BWL	BOARD OF WATER & LIGHT	31.51
05/13/2022	PR	294(E)	COMCAST	COMCAST	159.90
05/13/2022	PR	295(E)	CONSUMERS	CONSUMERS ENERGY	93.97
05/13/2022	PR	296(E)	CONSUMERS	CONSUMERS ENERGY	46.71
05/13/2022	PR	297(E)	PNC	PNC BANK, NA	1,532.44
05/27/2022	PR	298(E)	BWL	BOARD OF WATER & LIGHT	218.24
05/27/2022	PR	299(E)	CONSUMERS	CONSUMERS ENERGY	<u>125.06</u>

## PR TOTALS:

Total of 10 Checks:	2,579.29
Less 0 Void Checks:	<u>0.00</u>
Total of 10 Disbursements:	2,579.29

## REPORT TOTALS:

Total of 40 Checks:	78,496.76
Less 0 Void Checks:	0.00
Total of 40 Disbursements:	78,496.76

- Audit 2021 – Rehmann is still compiling. Should be done soon.
- Working with the Treasurer's Office on 2022 tax foreclosures. Land Bank staff has inspected several to understand this year's foreclosures and what may or may not be coming to us.
- NSP1 through the City of Lansing was audited by HUD during the last week in April. This is a 10-year old grant that has been scheduled to be closed out in 2032.
- Working on developments of row houses and single-family homes. Plans are in continuous progress. Working with different agencies and partners, such as Capital Area Community Services, Capital Area Housing Partnership, Habitat, Advancement Corporation Housing Development, and Michigan Interfaith Power & Light.
- Planning on hiring a Construction Grant Administrator. Position Description written and will be posting it for candidates.
- MEDC RAP Grant Application - Director Case and David Burns completed a sub-application in partnership with the City of Lansing. MEDC will be notifying awardees this summer.
- Attended presentations by the MSU School of Planning, Design, and Construction on May 4<sup>th</sup>. We asked MSU last summer to see if they were interested in using a few of our project sites as examples for designs. We provided 4-5 site options, and the Professors narrowed that down to 2 options, off MLK and Kalamazoo. Great presentations and opportunities by MSU students!
- Still researching solar panels to be installed on the Land Bank office building. 1<sup>st</sup> proposal was for about 30 panels for \$32,000. Breakeven year was estimated at 13 years.
- Working on the County Brownfield Plans.
- Demolitions have been bid out and are due on June 15<sup>th</sup>.
- Deconstructed materials being stored in our pole barn. Looking for buyers.
- Facilitating contractor recruitment events. Always looking for new contractors, especially marketing to women-owned and minority-owned businesses.
- Researching and planning to apply a 3% inflation rate to Land Bank staff due to the high cost of gas, groceries, and the general cost of living. This is short-term support for the next 6 months, ending Dec 2022.
- Working with a new payroll company, Paycor. Will be transitioning over with our first run in July.
- Next Board meeting, July 18<sup>th</sup>, 4:45pm, in person at the Land Bank office.