

PUBLIC NOTICE

Chair
ERIC SCHERTZING
Vice-Chair
BRIAN McGRAIN

Appointed Members
REBECCA BAHAR-COOK, Treasurer
DEB NOLAN, Secretary
KARA HOPE

Ingham County Land Bank Fast Track Authority

422 Adams Street, Lansing Michigan 48906 517.267.5221 Fax 517.267.5224

**THE INGHAM COUNTY LAND BANK FAST TRACK AUTHORITY WILL MEET ON
MONDAY, OCTOBER 7, 2013 AT 5:00 P.M., IN THE PERSONNEL CONFERENCE ROOM
(D&E), HUMAN SERVICES BUILDING, 5303 S. CEDAR STREET, LANSING**

Agenda

Call to Order

Approval of Minutes – August 19, 2013

Additions to the Agenda

Limited Public Comment – 3 minutes per person

1. Community Projects Update
- Paro Building Community Chalkboard
2. 1112 Prospect Street Demolition and Neighborhood Playground Proposal – Discussion item
3. ICLBA Public Relations – Update item
4. Strategic Plan – Outcome # 5 – *More transparent, efficient internal operations* – Discussion item
5. Property maintenance, renovation & development
 - a. Residential Property Update-Dashboard
 - b. Commercial Property Update
 - c. Vacant Lot Update
 - d. Garden Program Update – Dashboard
 - e. Completed and Pending Sales
 - f. General legal update- Counsel
6. Accounts Payable & Monthly Statement
 - a. Accounts Payable Approval – August 2013, September 2013
 - b. Monthly Statement – June 2013, July 2013, August 2013
7. Chairman & Executive Director Comments

Announcements

Public Comment – 3 minutes per person

Adjournment

**INGHAM COUNTY LAND BANK
FAST TRACK AUTHORITY**

August 19, 2013
Minutes

Members Present: Eric Schertzing, Comm. Bahar-Cook, , Comm. Hope, Comm. Nolan

Members Excused: Comm. McGrain

Others Present: Jeff Burdick, Joseph Bonsall, Dave Stoker, Jessica Yorke, Jason Kildea, Pat Gillespie, Dale Schrader

The meeting was called to order by Chairperson Schertzing at 5:01 p.m. NEC Board Room, 600 W Maple, Lansing.

Approval of the July 1, 2013 Minutes

MOVED BY COMM. HOPE, SUPPORTED BY COMM. NOLAN, TO APPROVE THE JULY 1, 2013 MINUTES. MOTION CARRIED UNANIMOUSLY. Absent: Comm. Bahar-Cook, Comm. McGrain

Additions to the Agenda: None

Limited Public Comment: None

9. Accounts Payable & Monthly Statement

Chairperson Schertzing requested accounts payable be handled first in light of the full agenda.

9a. Accounts Payable Approval – July 2013

MOVED BY COMM. HOPE, SUPPORTED BY COMM. NOLAN, TO APPROVE THE ACCOUNTS PAYABLE FOR JULY 2013. MOTION CARRIED UNANIMOUSLY. Absent: Comm. Bahar-Cook, Comm. McGrain

9b. Monthly Statement – June 2013

The June 2013 monthly financial statement was received and placed on file.

1. Community Projects Update

Chairperson Schertzing introduced Dale Schrader from Preservation Lansing. Mr. Schrader stated he was interested in possibly renovating 519 W Lapeer St under the Investor Program. Chairperson Schertzing stated this parcel was currently owned by the Ingham County Treasurer and was in the large auction bundle. Comm. Nolan asked if Mr. Schrader had any code violations at his existing rental properties. Mr. Schrader stated he did not. Chairperson Schertzing stated Mr. Schrader had won an award for his preservation/renovation of Artie's Filling station in Old Town.

Chairperson Schertzing introduced Jessica Yorke from the Ingham County Health Department. Ms. Yorke updated the board on the Healthy Homes Initiative.

Comm. Bahar-Cook arrived at 5:11 p.m.

2. Resolution to Extend Purchase Agreement between ICLBA and Gillespie Group for the Property at 600 E Michigan Avenue

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. HOPE, TO ADOPT THE RESOLUTION EXTENDING THE PURCHASE AGREEMENT WITH GILLESPIE GROUP FOR THE PROPERTY AT 600 E MICHIGAN AVE.

Executive Director Burdick provided an overview of the staff memo included in the board packet and stated Chairperson Schertzing had signed a two-week extension to the agreement through tonight's meeting. Chairperson Schertzing introduced Pat Gillespie and Jason Kildea from the Gillespie Group. Mr. Gillespie reviewed the project history to date, including the extensive delay caused by Lansing City Council waiting seven months before voting on his zoning request. Environmental reviews have begun since the zoning request was approved, but an extension is necessary to allow for the rest of their due diligence to be completed. Comm. Nolan stated she had heard from the City of Lansing that Gillespie Group was over-extended and would not have been able to proceed if they had not delayed granting approvals. Mr. Gillespie assured the Board that his organization was ready and capable of moving forward on this project. Comm. Bahar-Cook expressed support for granting the extension.

MOTION CARRIED UNANIMOUSLY. Absent: Comm. McGrain

3. Resolution to approve the Development Agreement and Option to Purchase Agreement between ICLBA and Kincaid Henry for the Ash Street Redevelopment Project in Mason

MOVED BY COMM. BAHAR-COOK, SUPPORTED BY COMM. HOPE, TO ADOPT THE RESOLUTION APPROVING THE DEVELOPMENT AGREEMENT WITH KINCAID HENRY FOR THE ASH STREET PROJECT IN MASON.

Executive Director Burdick provided an overview of the staff memo included in the board packet, highlighting that “taxable value” should read “value.” He also stated background information on the project to date was included in the board packet. Comm. Nolan asked why we were not re-bidding the project after being awarded the MSHDA grant. Chairperson Schertzing stated the MSHDA application and award was based on the existing Kincaid Henry proposal. Comm. Bahar-Cook requested “taxable” be stricken from the ninth paragraph of the resolution.

MOTION CARRIED UNANIMOUSLY. Absent: Comm. McGrain

4. Resolution to Waive Specific Tax (5/50 tax) on certain vacant lots to allow purchasers to combine lots

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. HOPE, TO ADOPT THE RESOLUTION TO WAIVE SPECIFIC TAX CAPTURE ON CERTAIN VACANT LOTS.

Executive Director Burdick highlighted the staff memo included in the board packet. Comm. Bahar-Cook requested the final paragraph of the resolution be amended to state “...certain vacant residential Land Bank properties that are sold as side lots.”

MOTION CARRIED UNANIMOUSLY. Absent: Comm. McGrain

5. Resolution to Amend the 2013 Budget

Executive Director Burdick distributed a replacement spreadsheet and provided an overview of the budget amendments.

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. HOPE, TO ADOPT THE RESOLUTION TO AMEND THE 2013 BUDGET. MOTION CARRIED UNANIMOUSLY. Absent: Comm. McGrain

6. Strategic Plan – discussion item

The board decided to not discuss the Strategic Plan at this time.

7. ICLBA Public Relations – update

Chairperson Schertzing stated the update was included in the board packet.

8. Property Maintenance, Renovation & Development
 - 8a. Residential Property Update – Dashboard

Chairperson Schertzing stated the dashboard was included in the meeting packet. The Investor Program Rental test case has concluded. Executive Director Burdick provided an overview of the renovation.

8b. Commercial Property Update

Chairperson Schertzing stated the update was included in the board packet.

8c. Vacant Lot Update

Chairperson Schertzing stated the information was included in the dashboard.

8d. Garden Program Update – Dashboard

Chairperson Schertzing stated the update was included in the board packet.

8e. Completed and Pending Sales

Chairperson Schertzing stated the update was included in the board packet.

8f. General Legal Update - Counsel

Dave Stoker stated there are no legal issues to report.

9. Chairman and Executive Director Comments

Executive Director Burdick reminded the board about the press conference concerning the Land Policy Institute's study of the Land Bank's economic impact scheduled for Thursday morning.

Announcements: None

Limited Public Comment: None

The meeting adjourned at 6:12 p.m.

Respectfully submitted,
Joseph Bonsall



Communications Update October 2013

Notable Projects:

- The Land Bank and Treasurer’s Office are partnering together to promote a third auction in October, the first time the Treasurer’s Office has held a third auction. There are two historic properties available for auction and specific outreach has been done in partnership with Preservation Lansing and the Michigan Historic Preservation Network.
- The release of the Land Bank and MSU Economic Impact Report garnered significant media coverage (see below).
- The Land Bank is beginning a new communications effort to connect with home buyer and investor success stories for traditional media, social media and direct marketing purposes.

Social Media:

- Current Facebook Fans: 969 Likes (up from 951)
- Current Twitter Followers: 620 (up from 608)
- Content is shared daily on both channels.
- Home listings are shared at least once a week.
- The highest engagement this past month was on the auction historic property information (total reach of 1,046), “40 homes sold” announcement (total reach 473) and several neighborhood videos that were shared.

Media Relations:

- Press releases were distributed promoting the second auction, Home Buyer’s Club Kick Off Event and Michigan State University Economic Impact Report.

Media Clips:

8/12/2013	WLNS TV 6	Bike-share Comes to Lansing	http://www.wlns.com/story/23042607/bike-share-comes-to-lansing
8/22/2013	MLive Lansing	MSU study shows Ingham County Land Bank has \$56 million impact	http://www.mlive.com/lansing-news/index.ssf/2013/08/msu_study_shows_ingham_county.html

8/22/2013	WILX TV 10	MSU Med Students Give Back to Community	http://www.wilx.com/news/headlines/MSU-Med-Students-Give-Back-to-Community-220584181.html
8/22/2013	The Jackson Citizen Patriot/MLive Jackson	MSU study shows Ingham County Land Bank has \$56 million impact	http://www.mlive.com/lansing-news/index.ssf/2013/08/msu_study_shows_ingham_county.html
8/22/2013	Lansing State Journal	Ingham County Land Bank has \$56M impact on region, study says	http://www.lansingstatejournal.com/article/20130822/BUSINESS/308220039/Ingham-County-Land-Bank-has-56M-impact-region-study-says
8/22/2013	Lansing State Journal	Editorial: Land bank has impact	http://www.lansingstatejournal.com/article/20130822/OPINION01/308220093/Editorial-Adding-treasures-River-Trail
8/28/2013	Capital Gains	Ingham County Land Bank has \$56M impact on region, study says	http://www.capitalgainsmedia.com/inthenews/LandBank0730.aspx
9/25/2013	WILX TV 10	Demolishing Blight In Lansing	http://www.wilx.com/home/headlines/225235382.html
9/25/2013	Grand Rapids Press/MLive	Kent County Land Bank reports half of the properties it acquired in the city have sold	http://www.mlive.com/business/west-michigan/index.ssf/2013/09/kent_county_land_bank_reports.html
9/25/2013	WILX TV 10	HEADS UP: It'll Be Noisy on Lenawee Street Wednesday	http://www.wilx.com/news/headlines/HEADS-UP-Itll-Be-Noisy-on-Lenawee-Street-Wednesday-225118902.html

Upcoming Events:

Third Treasurer's Auction

October 9, 2013

10 a.m.

Lansing Center

333 E. Michigan Avenue, Lansing

INGHAM COUNTY LAND BANK

ACTIVITY REPORT

(DASHBOARD)

August 31, 2013

	Inventory as of 12/31/2012	Previous Month as of 7/31/2013	Acquired as of 8/31/2013	Rental or Garden as of 8/31/2013	Demolished as of 8/31/2013	Sold as of 8/31/2013	Current Inventory as of 8/31/2013
Structures	354	321	17	0	(20)	(38)	313
Rentals	29	29	0	0	0	0	29
Gardens	70	93	0	25	0	0	95
Vacant Land	477	469	2	(25)	20	(7)	467
Commercial Rental	0	1	0	1	0	0	1
Commercial Vacant	5	6	0	0	1	0	6
Commercial	6	4	0	(1)	(1)	0	4
TOTAL(S)	941	923	19	0	0	(45)	915

	Current L/C as of 8/31/2013
Land Contracts (L/C)	35

Approved Line of Credit as of 8/31/2013	
Total Line of Credit	\$5,000,000.00
Obligated	3,675,000.00
Available Balance	1,325,000.00

8/26/2013 ICLB Garden Program Dashboard	
Participating ICLB 2010 Gardens	13
Participating ICLB 2011 Gardens	14
Participating ICLB 2012 Gardens	23
Participating ICLB 2013 Gardens	18
Totals	
Total Gardens	68
Total Parcels	105
GLFB GP Affiliated Gardens	16
Vacant/Possible Garden Space	350
People Served	870 People

Ingham County Land Bank

FOR SALE PROPERTIES

Parcel #	Address	LISA?	Program	Agent	Listing Date	Price	Accepted Offer	Close Date
33-01-01-17-258-101	1216 W Ottawa		NSP-1	Mitch	8/4/2013	\$95,000	\$95,000	
33-01-01-08-276-181	1035 Queen		NSP-1	Joe C.	9/27/2013	\$67,000		
33-01-01-22-254-052	1119 McCullough	LISA	NSP-1	Mitch	3/7/2014	\$93,000		
33-01-05-10-227-041	1738 Maisonette		EdenGlen	CK		\$53,500		
33-01-05-10-227-056	1751 Maisonette		EdenGlen	CK		\$53,500		
33-01-01-27-155-158	842 Edison		LB	Joe C.	3/7/2014	\$50,000		
33-01-01-31-126-221	3325 W Holmes		LB	BH	2/28/2014	\$88,500		
33-01-01-31-251-111	4133 Wainwright		LB	CK		\$75,000		
33-01-05-05-377-171	6042 Valencia		LB	Mitch	3/7/2014	\$70,000		
33-01-01-08-452-161	807 Clayton		LB	CK		\$48,500	\$47,000	
33-01-05-04-252-051	218 Redner		LB	CK		\$80,000	\$80,000	
33-01-01-33-251-031	115 E. Mason		LB	CK		\$74,900		
33-01-01-34-110-291	908 Irvington		HOME	CK		\$53,500	\$53,500	
33-01-05-05-431-131	936 W Miller		HOME	Joe C	10/31/2013	\$65,000	\$65,000	
33-01-01-31-153-211	4018 Hillborn		HOME	CK		\$75,000		
33-01-05-06-479-001	2219 Newark		HOME	CK		\$72,000	NOT FOR SALE	
33-01-01-29-201-251	1409 W Mt Hope		HOME	CK		\$64,000		
33-01-01-28-106-091	2110 Beal		HOME	CK		\$60,000		
33-01-05-06-352-071	3618 Coachlight		HOME	Lau	2/28/2014	\$66,500		
33-01-01-21-378-012	1607 Coleman		PROP	CK		\$10,500		
33-01-01-14-352-221	400 S Fairview		PROP	CK		\$17,000		
33-01-01-28-126-311	2216 Forest		PROP	CK		\$16,500		
33-01-01-29-278-021	2509 S MLK		PROP	CK		\$20,000		
33-01-01-21-361-081	1845 Osband		PROP	CK		\$12,000		
33-01-05-08-204-121	6240 Shreve		PROP	CK		\$10,000		
33-01-01-15-485-171	1706 Elizabeth			CK		\$46,000		
33-01-01-17-401-241	1122 W Allegan	LISA	NSP-2	BH	7/27/2013	\$77,500		
33-01-01-17-401-121	1230 W Allegan	LISA	NSP-2	BH	8/12/2013	\$100,000		
33-01-01-22-281-061	1225 Allen	LISA	NSP-2	Joe C.	3/13/2013	\$65,000		
33-01-01-22-354-051	1715 Bailey	LISA	NSP-2	Mitch	11/29/2013	\$68,500		
33-01-01-09-306-061	628 Brook	LISA	NSP-2	Lau	11/6/2013	\$87,000	\$87,000	
33-01-01-10-327-021	1142 Camp	LISA	NSP-2	Lau	11/7/2013	\$54,900		
33-01-01-08-380-061	734 Cawood	LISA	NSP-2	Lau	1/3/2014	\$47,800		
33-01-01-08-376-291	837 Cawood		NSP-2	BH	8/12/2013	\$96,000	\$96,000	
33-01-01-21-377-111	1616 Coleman	LISA	NSP-2	Lau	3/12/2013	\$64,900		
33-01-01-17-228-171	916 W Genesee	LISA	NSP-2	BH	6/28/2013	\$77,000	\$77,000	
33-01-01-22-177-142	1116 S. Holmes		NSP-2	Joe C.	11/14/2013	\$90,000		
33-01-01-10-133-142	1605 Illinois	LISA	NSP-2	Mitch	11/29/2013	\$76,900		
33-01-01-21-460-028	326 Isbell		NSP-2	Mitch	3/7/2014	\$72,800		
33-01-01-08-176-411	1427 N Jenison		NSP-2	Joe C.	10/31/2013	\$107,000		
33-01-01-15-358-341	806 Larned	LISA	NSP-2	Mitch	8/16/2013	\$75,000		
33-01-01-17-451-131	1226 W Lenawee		NSP-2	Joe C	1/3/2014	\$107,000		
33-01-01-17-452-282	1317 W Lenawee		NSP-2	BH	8/30/2013	\$113,900	\$113,900	10/1 @ 9:30AM
33-01-01-15-485-151	608 Leslie		NSP-2	Joe C.	1/3/2014	\$73,000		
33-01-01-08-409-351	1139 W Maple	LISA	NSP-2	Joe C.	9/27/2013	\$72,000		
33-01-01-08-407-136	1200 W Maple		NSP-2	Joe C.	8/13/2013	\$82,000	\$82,000	
33-01-01-21-483-130	548 Norman	LISA	NSP-2	Lau	3/24/2014	\$74,500		
33-01-01-10-205-181	1617 Ohio	LISA	NSP-2	BH	8/30/2013	\$52,000		
33-01-01-08-482-081	728 Princeton	LISA	NSP-2	CK		\$85,000	\$85,000	

33-01-01-08-481-221	737 Princeton		NSP-2	BH	8/31/2013	\$97,000		
33-01-01-15-311-221	916 Prospect	LISA	NSP-2	Joe C	3/7/2014	\$90,000		
33-01-01-21-329-221	209 Reo Ave.	LISA	NSP-2	BH	6/28/2013	\$79,000		
33-01-01-22-230-051	1003 Shepard		NSP-2	Lau	3/13/2013	\$94,900		
33-01-01-22-282-111	1241 Shepard	LISA	NSP-2	Lau		\$84,000		
33-01-01-10-129-101	1806 Vermont	LISA	NSP-2	BH	1/31/2013	\$59,000		
33-01-01-08-281-131	920 W Willow	LISA	NSP-2		8/16/2013	\$75,000	\$75,000	
33-01-01-20-130-041	1616 William	LISA	NSP-2	Joe C.	1/3/2014	\$70,000		
33-01-01-17-405-211	1126 W Kalamazoo		NSP-2	Lau	9/13/2013	\$113,700	\$113,700	
33-01-01-20-131-031	815 Riverview	LISA	NSP-2	Lau	3/24/2014	\$62,900		
33-01-01-08-201-051	1710 Glenrose Ave.	LISA	NSP-2	Joe C.	11/14/2014	\$50,000		
33-01-01-08-380-211	731 Comfort	LISA	NSP-2	Mitch	2/1/2014	\$53,000		
33-01-01-08-380-231	737 Comfort	LISA	NSP-2	Mitch	2/1/2014	\$51,000		
33-01-05-06-303-041	3814 Coachlight		NSP-3	CK		\$75,700	\$75,700	
33-01-01-08-483-061	730 Chicago		NSP-3	BH		\$85,000		
33-01-01-31-306-141	3500 Ronald		NSP-3	CK		\$75,000	\$75,000	
33-01-05-06-226-081	2202 Midwood		NSP-3	CK		\$111,900		

Last Edited: 9/27/13

Vacant Lot(s) Update				
Pending Lot Sales				
Status	Address	Price	Buyer(s) Name	Program
Closing 10/3/13	5207 Balzer	\$6,121.00	Jose L. Perez	n/a
TC ordered	2900 Maloney	\$4,000.00	Wes Shinevar	n/a
PA sent	513 Isbell	\$532.00	Virginia Steward	n/a
PA sent	1711 Linval	\$3,565.00	Lucie McClees	n/a
Need St. of Interest	1716 Bailey	\$1,482.00	Margaret Chaney	NSP-2
Lot Split docs sent to c	1533 Roosevelt	\$3,510.00	Both adj. neighbors	NSP-2
PA picked up	Massachusetts Aven	\$2,544.00	Naomi Steffes	n/a
Sold Lots				
Date	Address	Price	Buyer(s) Name	Program
7/17/2013	Hickory Street	\$3,000.00	Angie Kellet	n/a
9/12/2013	622 Lathrop	\$2,257.00	Raymond Truman	NSP-2
9/19/2013	Paris Ave	\$2,450.00	Ruth Resseguie	n/a
9/19/2013	1016 E Hazel	\$2,544.00	Raleigh Schneider	n/a
(NEW) 9/26/2013	Pearl Street	\$1,000.00	Keyuawn Hall	NSP-2

9/27/2013 15:32

Check Date	Check	Vendor Name	Amount
Bank GEN			
08/01/2013	9727	CONSUMERS ENERGY	2,800.00
08/01/2013	9728	CAPITAL FUND TITLE SERVICES, LLC	448.50
08/12/2013	9729	HICKORY CORNERS GREENHOUSE	480.00
08/15/2013	9730	BOARD OF WATER & LIGHT	294.97
08/15/2013	9731	BOARD OF WATER & LIGHT	865.90
08/15/2013	9732	BOARD OF WATER & LIGHT	933.80
08/15/2013	9733	BOARD OF WATER & LIGHT	1,024.00
08/15/2013	9734	BOARD OF WATER & LIGHT	870.59
08/15/2013	9735	CONSUMERS ENERGY	423.25
08/15/2013	9736	CONSUMERS ENERGY	158.82
08/15/2013	9737	CONSUMERS ENERGY	211.03
08/15/2013	9738	CONSUMERS ENERGY	173.58
08/15/2013	9739	CONSUMERS ENERGY	188.04
08/15/2013	9740	CONSUMERS ENERGY	724.35
08/15/2013	9741	CHARTER TOWNSHIP OF LANSING	50.89
08/15/2013	9742	DELHI TOWNSHIP	11.70
08/15/2013	9743	AMERICAN MODERN SELECT INSURANCE CO	754.00
08/15/2013	9744	TOSHIBA FINANCIAL SERVICES	365.31
08/15/2013	9745	COMCAST	66.95
08/15/2013	9746	GANNETT MICHIGAN NEWSPAPERS	103.01
08/15/2013	9747	GRANGER CONTAINER SERVICE	171.56
08/15/2013	9748	HOME DEPOT CREDIT SERVICES	143.63
08/15/2013	9749	SEARS COMMERCIAL ONE	1,450.00
08/15/2013	9750	BESCO WATER TREATMENT, INC.	41.14
08/15/2013	9751	THE CENTER FOR COMMUNITY PROGRESS	270.00
08/15/2013	9752	CEDAM	50.00
08/15/2013	9753	PHYLLIS BLOOD	750.00
08/15/2013	9754	PAM BLAIR	300.00
08/15/2013	9755	DBI BUSINESS INTERIORS	275.82
08/15/2013	9756	HASSELBRING CLARK CO	194.63
08/15/2013	9757	STR.GRANTS, L.L.C.	3,885.00
08/15/2013	9758	GREATER LANSING HOUSING COALITION	3,840.89
08/15/2013	9759	KUNTZSCH BUSINESS SERVICES INC	437.50
08/15/2013	9760	PIPER & GOLD PUBLIC RELATIONS	2,975.00
08/15/2013	9761	CAPITAL IMAGING	181.31
08/15/2013	9762	AMERICAN RENTALS INC.	130.00
08/15/2013	9763	SCHAFFER'S INC	288.00
08/15/2013	9764	LANE'S REPAIR	180.00
08/15/2013	9765	DEWITT FENCE COMPANY	585.00
08/15/2013	9766	KWIK REPO INC	24,510.00
08/15/2013	9767	J & M HAULING	150.00
08/15/2013	9768	J & J HARDWOODS, INC.	800.00
08/15/2013	9769	KELLY CLEANING SERVICE	75.00
08/15/2013	9770	COMMERCIAL CLEANING	2,370.14
08/15/2013	9771	BWB CLEANING	1,072.96
08/15/2013	9772	SPICER GROUP	2,000.00
08/15/2013	9773	SC SERVICES ENVIRONMENTAL	25,620.00
08/15/2013	9774	TRITERRA	12,000.00
08/15/2013	9775	DICK CORTRIGHT	95.00
08/15/2013	9776	CENTURY CONSTRUCTION	21,962.47
08/15/2013	9777	WES STEFFEN PLUMBING	955.00
08/15/2013	9778	BERRY BUILDERS LLC	19,797.95
08/15/2013	9779	KEHREN CONSTRUCTION, LLC	42,015.00
08/15/2013	9780	J & J HARDWOODS, INC.	2,500.00
08/15/2013	9781	LJ TRUMBLE BUILDERS	3,150.00
08/15/2013	9782	ALL STAR SNOW REMOVAL	5,220.00
08/15/2013	9783	FRITZY'S LAWN & SNOW	957.44
08/15/2013	9784	SECOND CHANCE EMPLOYMENT	2,248.00
08/15/2013	9785	NORTHWEST INITIATIVE	1,695.00
08/15/2013	9786	SCHUMACHER'S FOUR SEASONS	7,880.00
08/15/2013	9787	MCKISSIC CONSTRUCTION	1,500.00
08/15/2013	9788	INTEGRITY LAWN MAINTENANCE	3,960.00
08/15/2013	9789	AMO INSPECTIONS & APPRAISALS	2,470.00
08/15/2013	9790	JOSEPH G BONSALE	296.41
08/15/2013	9791	MELISSA LOTT	30.00
08/15/2013	9792	JARED TALAGA	35.50
08/15/2013	9793	DENNIS GRAHAM	258.13
08/15/2013	9794	LINDA SCHONBERG	255.73
08/22/2013	9795	BERRY BUILDERS LLC	2,840.80
08/26/2013	9796	BOARD OF WATER & LIGHT	1,383.85
08/26/2013	9797	BOARD OF WATER & LIGHT	664.57
08/26/2013	9798	BOARD OF WATER & LIGHT	951.00
08/26/2013	9799	BOARD OF WATER & LIGHT	300.05
08/26/2013	9800	CONSUMERS ENERGY	112.85
08/26/2013	9801	CAPITAL ONE COMMERCIAL	23.06
08/26/2013	9802	SEARS COMMERCIAL ONE	5,314.31
08/26/2013	9803	GRANGER CONTAINER SERVICE	242.20
08/26/2013	9804	AT & T	278.29

Check Date	Check	Vendor Name	Amount
08/26/2013	9805	VERIZON WIRELESS	237.04
08/26/2013	9806	DELHI TOWNSHIP	173.18
08/26/2013	9807	W.F. BOHNET ELECTRIC CO	1,750.00
08/26/2013	9808	LAWN SPRINKLERS SALES,SERVICE & DES	4,160.00
08/26/2013	9809	FIBERTEC ENVIRONMENTAL SERVICES	88.00
08/26/2013	9810	CAPITAL IMAGING	221.65
08/26/2013	9811	TRUST THERMAL ABATEMENT, INC	15,430.00
08/26/2013	9812	C&K SMALL ENGINE REPAIR	117.83
08/26/2013	9813	SPICER GROUP	2,000.00
08/26/2013	9814	RED CEDAR CONSULTING, LLC	2,250.00
08/26/2013	9815	LANE'S REPAIR	170.09
08/26/2013	9816	SC SERVICES ENVIRONMENTAL	14,487.00
08/26/2013	9817	K&T ELECTRIC	250.00
08/26/2013	9818	KELLEY APPRAISAL COMPANY	325.00
08/26/2013	9819	EIKENHOUT, INC.	9.44
08/26/2013	9820	MOLENAAR & ASSOCIATES, INC	650.00
08/26/2013	9821	KEBS, INC.	2,400.00
08/26/2013	9822	HAZEN LUMBER, INC.	592.26
08/26/2013	9823	SCHAFFER'S INC	88.00
08/26/2013	9824	PIPER & GOLD PUBLIC RELATIONS	2,975.00
08/26/2013	9825	CITY PULSE	879.30
08/26/2013	9826	KELLY CLEANING SERVICE	75.00
08/26/2013	9827	ESI ENERGY CONSULTANTS	250.00
08/26/2013	9828	ETC	245.00
08/26/2013	9829	DBI BUSINESS INTERIORS	946.80
08/26/2013	9830	SOUTH ST, LLC	500.00
08/26/2013	9831	GREATER LANSING HOUSING COALITION	1,504.56
08/26/2013	9832	COHL, STOKER & TOSKEY, P.C.	708.20
08/26/2013	9833	INGHAM COUNTY HEALTH DEPARTMENT	1,595.00
08/26/2013	9834	DISCOUNT ONE HOUR SIGNS, INC	675.00
08/26/2013	9835	EDEN GLEN CONDO ASSOCIATION	6,800.00
08/26/2013	9836	MICH STATE HOUSING DEV AUTHORITY	56,092.35
08/26/2013	9837	COMMERCIAL CLEANING	1,325.40
08/26/2013	9838	BWB CLEANING	913.80
08/26/2013	9839	VET'S ACE HARDWARE	60.91
08/26/2013	9840	SPARTAN FENCE INC	610.00
08/26/2013	9841	H.C. BERGER COMPANY	141.09
08/26/2013	9842	INGHAM COUNTY TREASURER	10,451.54
08/26/2013	9843	EMERGING INNOVATIONS CORP.	785.95
08/26/2013	9844	BALLARD DEVELOPMENT INC	49,739.00
08/26/2013	9845	CENTURY CONSTRUCTION	15,274.75
08/26/2013	9846	NORSHORE BUILDING INC	20,516.00
08/26/2013	9847	BERRY BUILDERS LLC	1,432.36
08/26/2013	9848	LJ TRUMBLE BUILDERS	3,925.00
08/26/2013	9849	SASSY GRASS	340.00
08/26/2013	9850	SECOND CHANCE EMPLOYMENT	1,408.00
08/26/2013	9851	MOW MASTER	3,780.00
08/26/2013	9852	ALL STAR SNOW REMOVAL	1,740.00
08/26/2013	9853	MCKISSIC CONSTRUCTION	1,500.00
08/26/2013	9854	INTEGRITY LAWN MAINTENANCE	1,455.00
08/26/2013	9855	FRITZY'S LAWN & SNOW	4,500.00
08/26/2013	9856	AMO INSPECTIONS & APPRAISALS	1,740.00
08/26/2013	9857	ROXANNE CASE	61.02
08/26/2013	9858	DENNIS GRAHAM	165.74

GEN TOTALS:

Total of 132 Checks:	465,600.14
Less 1 Void Checks:	88.00
Total of 131 Disbursements:	465,512.14

Check Date	Check	Vendor Name	Amount
Bank GEN			
09/05/2013	9859	RIZZI DESIGNS	2,134.95
09/12/2013	9860	BOARD OF WATER & LIGHT	732.68
09/12/2013	9861	BOARD OF WATER & LIGHT	222.88
09/12/2013	9862	CONSUMERS ENERGY	221.94
09/12/2013	9863	CONSUMERS ENERGY	200.20
09/12/2013	9864	Void	0.00 V
09/12/2013	9865	CONSUMERS ENERGY	197.15
09/12/2013	9866	CONSUMERS ENERGY	171.25
09/12/2013	9867	GRANGER CONTAINER SERVICE	80.56
09/12/2013	9868	SHELTERFORCE	33.00
09/12/2013	9869	TOSHIBA FINANCIAL SERVICES	197.86
09/12/2013	9870	DELHI TOWNSHIP	25.87
09/12/2013	9871	CHARTER TOWNSHIP OF LANSING	89.73
09/12/2013	9872	DELHI TOWNSHIP	25.13
09/12/2013	9873	PAM BLAIR	240.00
09/12/2013	9874	DBI BUSINESS INTERIORS	50.76
09/12/2013	9875	HASSELBRING CLARK CO	195.40
09/12/2013	9876	H.C. BERGER COMPANY	141.09
09/12/2013	9877	MOLENAAR & ASSOCIATES, INC	325.00
09/12/2013	9878	SWAT ENVIRONMENTAL	649.00
09/12/2013	9879	FIBERTEC ENVIRONMENTAL SERVICES	44.00
09/12/2013	9880	AMERICAN RENTALS INC.	130.00
09/12/2013	9881	MARK'S LOCK SHOP INC	47.20
09/12/2013	9882	KWIK REPO INC	28,155.00
09/12/2013	9883	J & M HAULING	2,675.00
09/12/2013	9884	BWB CLEANING	794.64
09/12/2013	9885	CRAWFORD DOOR COMPANY	37.10
09/12/2013	9886	J & J HARDWOODS, INC.	742.50
09/12/2013	9887	RED CEDAR CONSULTING, LLC	3,375.00
09/12/2013	9888	BALLARD DEVELOPMENT INC	18,604.40
09/12/2013	9889	BALLARD DEVELOPMENT INC	8,410.00
09/12/2013	9890	NORSHORE BUILDING INC	18,400.00
09/12/2013	9891	BOB STAPLETON CONSTRUCTION LLC	39,645.00
09/12/2013	9892	CENTURY CONSTRUCTION	14,938.75
09/12/2013	9893	CENTER FOR FINANCIAL HEALTH	4,200.00
09/12/2013	9894	DICKINSON WRIGHT	6,500.00 V
09/12/2013	9895	LANSING CITY TREASURER	19,620.37
09/12/2013	9896	CITY OF MASON	2,164.54
09/12/2013	9897	CHARTER TOWNSHIP OF LANSING	1,159.56
09/12/2013	9898	ZERO DAY	12,432.71
09/12/2013	9899	MICH STATE HOUSING DEV AUTHORITY	76,906.27
09/12/2013	9900	CITY OF LANSING	89,427.07
09/12/2013	9901	LJ TRUMBLE BUILDERS	2,525.00
09/12/2013	9902	MCKISSIC CONSTRUCTION	1,500.00
09/12/2013	9903	SCHUMACHER'S FOUR SEASONS	7,320.00
09/12/2013	9904	SECOND CHANCE EMPLOYMENT	1,796.00
09/12/2013	9905	SASSY GRASS	425.00
09/12/2013	9906	NORTHWEST INITIATIVE	1,380.00
09/12/2013	9907	INTEGRITY LAWN MAINTENANCE	1,515.00
09/12/2013	9908	AMO INSPECTIONS & APPRAISALS	1,660.00
09/12/2013	9909	ROXANNE CASE	168.38
09/12/2013	9910	DENNIS GRAHAM	159.19
09/12/2013	9911	LINDA SCHONBERG	124.51
09/24/2013	9912	THE VAULT DELICATESSEN	246.25
09/25/2013	9913	BOARD OF WATER & LIGHT	758.11
09/25/2013	9914	BOARD OF WATER & LIGHT	284.56
09/25/2013	9915	BOARD OF WATER & LIGHT	954.66
09/25/2013	9916	BOARD OF WATER & LIGHT	669.69
09/25/2013	9917	BOARD OF WATER & LIGHT	280.95
09/25/2013	9918	CONSUMERS ENERGY	200.00
09/25/2013	9919	CONSUMERS ENERGY	546.47
09/25/2013	9920	CONSUMERS ENERGY	187.90
09/25/2013	9921	GRANGER CONTAINER SERVICE	91.00
09/25/2013	9922	GRANGER LANDSCAPE SUPPLY	55.00
09/25/2013	9923	HOME DEPOT CREDIT SERVICES	113.67
09/25/2013	9924	VERIZON WIRELESS	239.64
09/25/2013	9925	COMCAST	66.95
09/25/2013	9926	ADT SECURITY SERVICES, INC	121.84
09/25/2013	9927	CITY OF LANSING, C.A.R.T.	45.00
09/25/2013	9928	AT & T	278.29
09/25/2013	9929	CAPITAL ONE COMMERCIAL	312.87
09/25/2013	9930	EDEN GLEN CONDO ASSOCIATION	6,170.00
09/25/2013	9931	SUZANNE MOORE	331.80
09/25/2013	9932	STR.GRANTS, L.L.C.	555.00
09/25/2013	9933	DELUXE FOR BUSINESS	442.95
09/25/2013	9934	COHL, STOKER & TOSKEY, P.C.	1,504.45
09/25/2013	9935	LANSING ICE & FUEL	388.37
09/25/2013	9936	MARK'S LOCK SHOP INC	348.00

Check Date	Check	Vendor Name	Amount
09/25/2013	9937	COMMERCIAL CLEANING	1,604.64
09/25/2013	9938	BESCO WATER TREATMENT, INC.	131.13
09/25/2013	9939	ETC	245.00
09/25/2013	9940	J & J HARDWOODS, INC.	2,950.00
09/25/2013	9941	KELLEY APPRAISAL COMPANY	750.00
09/25/2013	9942	CITY PULSE	2,306.88
09/25/2013	9943	GREATER LANSING HOUSING COALITION	1,504.56
09/25/2013	9944	SOUTH ST, LLC	500.00
09/25/2013	9945	PRESERVATION LANSING	750.00
09/25/2013	9946	ZERO DAY	6,727.99
09/25/2013	9947	PIPER & GOLD PUBLIC RELATIONS	3,203.38
09/25/2013	9948	KUNTZSCH BUSINESS SERVICES INC	4,656.25
09/25/2013	9949	RIZZI DESIGNS	2,134.95
09/25/2013	9950	ESI ENERGY CONSULTANTS	500.00
09/25/2013	9951	HAZEN LUMBER, INC.	640.33
09/25/2013	9952	VET'S ACE HARDWARE	130.00
09/25/2013	9953	SWAT ENVIRONMENTAL	649.00
09/25/2013	9954	HOLDERS HEATING & AIR	145.00
09/25/2013	9955	MICHIGAN PLUMBING	383.00
09/25/2013	9956	WES STEFFEN PLUMBING	95.00
09/25/2013	9957	BOB STAPLETON CONSTRUCTION LLC	11,100.00
09/25/2013	9958	NORSHORE BUILDING INC	268.00
09/25/2013	9959	MICH STATE HOUSING DEV AUTHORITY	84,031.28
09/25/2013	9960	INGHAM COUNTY TREASURER	39,694.84
09/25/2013	9961	AMO INSPECTIONS & APPRAISALS	1,190.00
09/25/2013	9962	SECOND CHANCE EMPLOYMENT	1,408.00
09/25/2013	9963	LJ TRUMBLE BUILDERS	3,105.00
09/25/2013	9964	ALL STAR SNOW REMOVAL	3,480.00
09/25/2013	9965	MOW MASTER	3,120.00
09/25/2013	9966	SCHUMACHER'S FOUR SEASONS	3,900.00
09/25/2013	9967	JOSEPH G BONSALE	232.22
09/25/2013	9968	DENNIS GRAHAM	216.96
09/25/2013	9969	ROXANNE CASE	92.66
09/25/2013	9970	JEFFREY BURDICK	653.00
09/25/2013	9971	MELISSA LOTT	189.15

GEN TOTALS:

Total of 113 Checks:	570,798.28
Less 2 Void Checks:	6,500.00
Total of 111 Disbursements:	564,298.28

INGHAM COUNTY LAND BANK AUTHORITY
STATEMENT OF NET ASSETS
STATEMENT OF REVENUES, EXPENSES AND CHANGE IN NET ASSETS
JULY 31, 2013

Assets	
Cash	\$ (80,139.37)
Accounts Receivable	\$ 320.00
Land Contract Receivable	\$ 1,860,325.73
Land Contract Interest Receivable	\$ 61,945.15
Land Contract Escrow	\$ 30,577.31
Notes Receivable	\$ 180,000.00
Specific Tax Receivable	\$ 25,927.90
Specific Tax Receivable - Prior Year	\$ 940.67
OCOF Nonprofit Receivable	\$ 5,322.68
Ingham County Receivable	\$ 1,151.11
Lansing City Receivable - General	\$ 28,994.46
CDBG Receivable	\$ -
NSP 3 Lansing City Receivable	\$ 9,331.92
NSP County Receivable	\$ -
HOME Lansing City Receivable	\$ 37,815.50
Inventory - NSP2	\$ -
Inventory	\$ 4,387,593.61
Total Assets	\$ 6,550,106.67

Liabilities	
Accounts Payable	\$ 24,510.00
Notes Payable - PNC Bank	\$ 3,675,000.00
Due to MSHDA - NSP 2	\$ -
Due to Ingham County	\$ 1,173,596.29
Rental Deposit	\$ 13,282.00
Good Faith Deposits	\$ 7,500.00
Land Contract Escrow	\$ (11,119.97)
Deferred Revenue	\$ -
Total Liabilities	\$ 4,882,768.32

Retained Earnings	\$ 1,720,903.43
--------------------------	------------------------

Total Net Assets	\$ (53,565.08)
-------------------------	-----------------------

INGHAM COUNTY LAND BANK AUTHORITY
STATEMENT OF REVENUES, EXPENSES AND CHANGE IN NET ASSETS
JULY 31, 2013

Revenues	
Property Sales	\$ 508,172.97
NSP 1 City of Lansing Revenue	\$ 134,652.34
NSP 3 City of Lansing Revenue	\$ 21,760.35
HOME City of Lansing Revenue	\$ 296,671.05
Lansing Reinvestment Revenue	\$ 132,521.25
NSP 2 MSHDA Revenue	\$ 367,593.89
NSP 2 MSHDA Admin Revenue	\$ 41,460.51
NSP 2 Program Income	\$ 235,300.00
NSP County Revenue	\$ 5,484.20
Interest Income	\$ 125,387.61
Developer Fee Revenue	\$ 1,430.00
Rental Income	\$ 106,187.00
Garden Program Revenue	\$ 491.00
Late Fee Revenue	\$ 1,985.93
Purchase Option Fee Revenue	\$ 4,000.00
Miscellaneous Revenue	\$ 1,619.89
CDBG Revenue	\$ 15,400.00
Ingham County Allocation	\$ 400,000.00
Total Revenues	\$ 2,400,117.99

Operating Expenses	
Costs of Projects	\$ 480,269.72
Supplies	\$ 6,956.37
Audit Fee	\$ 15,400.00
Communication	\$ 3,516.88
Security	\$ 243.68
Memberships	\$ 450.00
Rental	\$ 3,900.00
Equipment - Small Purchase	\$ 4,952.56
Vehicle Expense	\$ 2,800.96
Postage	\$ 1,101.70
Media	\$ 15,769.77
Consultants	\$ 25,032.44
Bank Fee	\$ 522.53
Legal	\$ 10,788.64
Contractual Services	\$ 6,656.25
Software	\$ 16,205.00
Travel	\$ 1,334.19
Conferences	\$ 1,345.00
Payroll Reimbursement	\$ 187,054.20

INGHAM COUNTY LAND BANK AUTHORITY
STATEMENT OF REVENUES, EXPENSES AND CHANGE IN NET ASSETS
JULY 31, 2013

Operating Expenses Continued

Americorp Member	\$ 4,881.00
Insurance Property	\$ 9,697.84
Employer Tax Liability	\$ 10,658.47
Payroll Service	\$ 1,067.88
Workers Compensaton	\$ 5,384.12
Utilities	\$ 308.75
Building Maintenance	\$ 8,789.70
Lawn and Snow	\$ 675.00
Land Contract Default	\$ 76,987.98
Garden Program	\$ 9,318.40
Bicycle Share	\$ 7,599.00
Rental Expense	\$ 40,236.03
HOME Lansing City	\$ 447,335.98
Community Development Projects	\$ 1,375.00
Interest Expenses	\$ 21,991.34
NSP 1 Lansing City	\$ 130,626.99
NSP Ingham County	\$ 5,918.60
NSP 2	\$ 529,867.33
NSP 2 Program Income Expense	\$ 235,299.90
NSP 3	\$ 26,508.55
CDBG Lansing	\$ 88,078.52
Blight Elimination	\$ 6,776.60
Total Operating Expenses	\$ 2,453,682.87

Total Net Assets, end of period	\$ (53,564.88)
--	-----------------------

INGHAM COUNTY LAND BANK AUTHORITY
STATEMENT OF NET ASSETS
STATEMENT OF REVENUES, EXPENSES AND CHANGE IN NET ASSETS
AUGUST 31, 2013

Assets	
Cash	\$ 196,450.23
Accounts Receivable	\$ 1,882.26
Land Contract Receivable	\$ 1,854,892.40
Land Contract Interest Receivable	\$ 52,489.04
Land Contract Escrow	\$ 30,577.31
Notes Receivable	\$ 180,000.00
Specific Tax Receivable	\$ 25,927.90
Specific Tax Receivable - Prior Year	\$ 940.67
OCOF Nonprofit Receivable	\$ 5,322.68
Ingham County Receivable	\$ 2,546.26
Lansing City Receivable - General	\$ 34,339.91
CDBG Receivable	\$ 88,095.00
NSP 3 Lansing City Receivable	\$ 40.00
NSP County Receivable	\$ -
NSP 2 Receivable	\$ (1,190.00)
HOME Lansing City Receivable	\$ 11,994.00
Inventory - NSP2	\$ -
Inventory	\$ 4,501,513.94
Total Assets	\$ 6,985,821.60

Liabilities	
Accounts Payable	\$ -
Notes Payable - PNC Bank	\$ 3,675,000.00
Due to MSHDA - NSP 2	\$ -
Due to Ingham County	\$ 1,173,596.29
Due to MSHDA	\$ 242,895.25
Due to City of Lansing	\$ 89,427.07
Rental Deposit	\$ 13,282.00
Good Faith Deposits	\$ 10,501.00
Land Contract Escrow	\$ (8,509.23)
Deferred Revenue	\$ -
Total Liabilities	\$ 5,196,192.38

Retained Earnings	\$ 1,720,903.43
--------------------------	------------------------

Total Net Assets	\$ 68,725.79
-------------------------	---------------------

INGHAM COUNTY LAND BANK AUTHORITY
STATEMENT OF REVENUES, EXPENSES AND CHANGE IN NET ASSETS
AUGUST 31, 2013

Revenues	
Property Sales	\$ 531,287.95
NSP 1 City of Lansing Revenue	\$ 87,541.61
NSP 3 City of Lansing Revenue	\$ 25,072.40
HOME City of Lansing Revenue	\$ 325,866.80
Lansing Reinvestment Revenue	\$ 342,461.50
NSP 2 MSHDA Revenue	\$ 376,579.04
NSP 2 MSHDA Admin Revenue	\$ 41,460.51
NSP 2 Program Income	\$ 235,300.00
NSP County Revenue	\$ 5,484.20
Interest Income	\$ 125,387.61
Developer Fee Revenue	\$ 48,540.73
Rental Income	\$ 123,058.00
Garden Program Revenue	\$ 491.00
Late Fee Revenue	\$ 2,122.86
Purchase Option Fee Revenue	\$ 4,000.00
Miscellaneous Revenue	\$ 1,619.89
CDBG Revenue	\$ 103,495.00
Ingham County Allocation	\$ 400,000.00
Total Revenues	\$ 2,779,769.10

Operating Expenses	
Costs of Projects	\$ 487,899.74
Supplies	\$ 8,984.51
Audit Fee	\$ 15,400.00
Communication	\$ 4,045.66
Security	\$ 243.68
Memberships	\$ 450.00
Rental	\$ 4,450.00
Equipment - Small Purchase	\$ 7,639.02
Vehicle Expense	\$ 2,800.96
Postage	\$ 1,301.70
Media	\$ 16,953.73
Consultants	\$ 29,282.44
Bank Fee	\$ 563.24
Legal	\$ 11,496.84
Contractual Services	\$ 7,093.75
Software	\$ 18,425.00
Travel	\$ 1,373.17
Conferences	\$ 1,665.00
Payroll Reimbursement	\$ 215,334.70

INGHAM COUNTY LAND BANK AUTHORITY
STATEMENT OF REVENUES, EXPENSES AND CHANGE IN NET ASSETS
AUGUST 31, 2013

Operating Expenses Continued

Americorp Member	\$ 6,476.00
Interior Staging	\$ 50.91
Insurance Property	\$ 9,697.84
Employer Tax Liability	\$ 12,028.45
Payroll Service	\$ 1,254.09
Workers Compensaton	\$ 6,035.23
Utilities	\$ 308.75
Building Maintenance	\$ 9,463.49
Lawn and Snow	\$ 810.00
Land Contract Default	\$ 76,987.98
Garden Program	\$ 10,985.17
Bicycle Share	\$ 7,780.31
Rental Expense	\$ 44,439.95
HOME Lansing City	\$ 556,188.34
Community Development Projects	\$ 1,375.00
Interest Expenses	\$ 21,991.34
NSP 1 Lansing City	\$ 134,823.06
NSP Ingham County	\$ 5,963.60
NSP 2	\$ 569,330.00
NSP 2 Program Income Expense	\$ 235,299.90
NSP 3	\$ 29,999.54
CDBG Lansing	\$ 127,574.62
Blight Elimination	\$ 6,776.60
Total Operating Expenses	\$ 2,711,043.31

Total Net Assets, end of period	\$ 68,725.79
--	---------------------