

**INGHAM COUNTY LAND BANK
FAST TRACK AUTHORITY**

May 17, 2017
Minutes

Members Present: Eric Schertzing, Comm. Anthony, Comm. Hope, Comm. McGrain,
Comm. Nolan

Members Absent: None

Others Present: Dawn Van Halst, Tim Perrone, Robert Pena, Michael Markey, Matt
Muxlow

The meeting was called to order by Chairperson Schertzing at 4:34 p.m. in Conference
Room D & E of the Human Services Building, 5303 S. Cedar, Lansing.

Approval of the March 6, 2017 Minutes

MOVED BY COMM. McGRAIN, SUPPORTED BY COMM. HOPE, TO APPROVE THE
MARCH 6, 2017 MINUTES. MOTION CARRIED UNANIMOUSLY. Absent: Comm.
Anthony

Additions to the Agenda: None

Limited Public Comment:

Michael Markey addressed the Board about purchasing a vacant lot for commercial
purposes. Mr. Markey provided contact information to Interim Executive Director Van
Halst to follow-up and receive more information on the property and project.

Robert Pena addressed the Board about neighbors with disability and finding programs
to help with financial counseling. Information for two financial counseling organizations
was given to Mr. Pena.

1. Community Projects Update:

Interim Executive Director Van Halst provided information on the upcoming Love
Lansing Neighborhood Awards on May 30th in which the Land Bank will have an
information booth. Neighborhoods in Bloom Pennsylvania Corridor project took
place on May 13th and the neighborhood event was being held on May 20th – 41
groups/organizations were taking part this year up from last year. Also discussed
was the SecureView project and product – the Land Bank provided a home for

SecureView to board with its product for a demonstration as part of the Building Michigan Communities Conference. Comm. McGrain asked if the product was affordable and useful. Interim Executive Director Van Halst indicated it would be worth looking into for higher profile properties but not all properties due to the cost. Chairperson Schertzing mentioned it was useful in providing light into properties that otherwise would be dark due to plywood boarding.

2. Resolution to Approve the Sale of 122 W Grand River, Williamston to M & M Holdings, LLC

MOVED BY COMM. McGRAIN, SUPPORTED BY COMM. NOLAN, TO ADOPT THE RESOLUTION APPROVING THE SALE OF 122 W GRAND RIVER, WILLIAMSTON TO M & M HOLDINGS, LLC.

The board discussed the sale of 122 W Grand River – Ms. Van Halst mentioned that a previous approval for the sale of the property on land contract was recently brought before the board, but fell through. Comm. Nolan stated that would be useful information she would like to see in the staff recommendation in the future.

MOTION CARRIED UNANIMOUSLY. Absent Comm. Anthony.

3. Resolution to Approve the Sale of 301 S Hosmer St, 1023 S Pennsylvania Ave, & 1145 S Grand Ave, Lansing to DW Sheets Housing

MOVED BY COMM. McGRAIN, SUPPORTED BY COMM. NOLAN , TO ADOPT THE RESOLUTION APPROVING THE SALE OF 301S HOSMER ST, 1023 S PENNSYLVANIA AVE, & 1145 S GRAND, LANSING TO DW SHEETS HOUSING

Ms. Van Halst provided information on a trial program offering properties to the private market to renovate and sell. Discussion commenced on the sale of the above mentioned properties. Comm. McGrain asked if the property was reverted back to the Land Bank would the Land Bank be able to keep the sale proceeds. Mr. Perrone and Ms. Van Halst indicated that the sale proceeds would be kept by the Land Bank and the property returned if the terms of the contract were not met in full.

MOTION CARRIED UNANIMOUSLY. Absent Comm. Anthony.

4. Resolution to Approve Purchase Tax Foreclosed Parcels

MOVED BY COMM. McGRAIN, SUPPORTED BY COMM. HOPE, TO ADOPT THE RESOLUTION TO PURCHASE TAX FORECLOSED PARCELS.

MOTION CARRIED UNANIMOUSLY. Absent Comm. Anthony.

5. Resolution to Request of Ingham County Board of Commissioners a renewed three year agreement for capacity building funding from the Treasurer's Delinquent Tax Revolving Fund

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. HOPE, TO APPROVE THE RESOLUTION TO REQUEST OF THE INGHAM COUNTY BOARD OF COMMISSIONERS A RENEWED THREE YEAR AGREEMENT FOR CAPACITY BUILDING FUNDING FROM THE TREASURER'S DELINQUENT TAX REVOLVING FUND.

Discussion commenced regarding the County's financial situation and it was advised that the Land Bank be very cautious and strategic in its spending of these funds.

MOTION CARRIED UNANIMOUSLY. Absent Comm. Anthony.

Comm. Anthony arrived 5:08 p.m.

6. Review Item – Hardest Hit Blight Elimination Extension & Group 16 Properties

Interim Executive Director provided an overview of the information in the packet.

7. Discussion - Bridge Article Property Values

Discussion commenced on property values within Ingham County and relevant information contained in the article.

8. March & April Communications Report

Interim Executive Director Van Halst distributed the report and provided an overview of its contents.

9. Property maintenance, renovation & development

9a. Residential, Garden, and Commercial Property update – dashboard

Chairperson Schertzing stated the dashboard was included in the packet.

9b. Completed and Pending Sales

Chairperson Schertzing stated the sales report was included in the meeting packet.

9c. Land Bank Residential Rental Properties List

Chairperson Schertzing stated the rental property status list was included in the meeting packet.

9d. General Legal Update – Counsel

Tim Perrone stated eight land contract forfeiture matters were just brought before him yesterday.

10. Accounts Payable & Monthly Statement

10a. Accounts Payable Approval – March & April 2017

MOVED BY COMM. McGRAIN, SUPPORTED BY COMM. NOLAN, TO APPROVE THE ACCOUNTS PAYABLE FOR MARCH 2017 & APRIL 2017. MOTION CARRIED UNANIMOUSLY.

10b. Monthly Statement – January, February, & March 2017

The monthly financial statement for January 2017, February 2017, and March 2017 were received and placed on file.

11. Chairman & Executive Director Comments:

Chairperson Schertzing asked for dates the board members would be available to conduct interviews for the Executive Director position. It was decided the morning of June 9th would work for all. Chairperson Schertzing would contact the candidates and schedule interviews.

Announcements: None

Limited Public Comment:

Matt Muxlow introduced himself to the Board and looked forward to the Land Bank continuing its efforts within the community.

The meeting adjourned at 5:38 p.m.

Respectfully submitted,
Dawn Van Halst