

JULY 19, 2021 REGULAR MEETING

Ingham County Land Bank

3024 Turner St, Lansing, MI

July 19, 2021 – 5:00 p.m.

In-person and virtually via Zoom

<https://us02web.zoom.us/j/87912087314?pwd=cEpCZW5rVmpCTTBzTUyNHpLajQvQT09>

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

Meeting ID: 879 1208 7314

Passcode: 002013

**CALL TO ORDER**

Chairperson Schertzing called the July 19, 2021 Regular Meeting of the Ingham County Land Bank to order at 5:00 p.m., held in-person at the Ingham County Land Bank Office and virtually via Zoom.

Members Present: Schertzing, Grebner, Crenshaw, Frischman

Members Absent: Slaughter (excused)

Others Present: Tim Perrone, David Burns, Roxanne Case, Bishop Maxwell via Zoom

**APPROVAL OF THE MINUTES**

MINUTES OF JUNE 21, 2021 ACCEPTED AND STANDS AS PRESENTED.

**ADDITIONS TO THE AGENDA**

None

**LIMITED PUBLIC COMMENT**

None

1. Commercial – Multi-Family

A. Sale Status report

David Burns stated that we received an offer from Commonwealth Development Corporation of America for property on the former School of the Blind property. We are continuing our strategic plan and will be putting out a Request for Proposal to help determine the best scenario for that site. Director Case stated that City of Leslie is wanting to install a water tower and the Land Bank will be working with Leslie on property and options.

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### 2. Residential

#### A. List of Properties - Sold & In Progress, June 2021

Brief discussion.

Chairperson Schertzing noted that we sold 744 N MLK. Mr. William Walker purchased and was very excited about owning his own home. This was the gentleman who joined us and spoke on our board zoom meeting in October 2020.

Demolitions are down and backfilled, and the contractors are now working on concrete replacement and curb inserts.

### 3. Administration

#### A. Accounts Payable – June 2021

Accepted and on file.

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

Director Case pointed out the Deconstruction Flyer that was emailed out and sitting on the table to view. This is a program that has been a previous topic. We partnered with several agencies and applied for a grant to help with environmental sustainability by facilitating a deconstruction project. The flyer is announcing a 4-week training class, 2 weeks in class, and approximately 2 weeks on a site, with hands-on training. If you know of anyone who may be interested, please forward to them. It's an entry level of construction trades. Commissioner Grebner asked who was doing the training. Director Case pointed out that Midtown Training Company based out of Ferndale, MI, is the training company. Commissioner Crenshaw asked if we had sent this to NAACP. Director Case stated that it was emailed out to many folks, along with a push on the Land Bank facebook page. We will check on the sharing to NAACP. Commissioner Grebner asked how what was being saved. Director Case explained that there's 2 types of deconstruction – soft and hard decon. Soft, meaning easy visible material, such as trim, claw foot tubs, windows, sinks, wood floors. Hard, is the lumber and wood used for framing the house.

Garden Tour is this week! Please come, if interested.

Director Case asked the Board for their thoughts on a property that was sold as is, with a 12-month fixer-upper reverter clause. 1700 Illinois Ave, Lansing. It appears the buyer has not done much renovating and now has delinquent taxes, and it's not being maintained. 2 letters have been sent out; we will do a third letter by certified mail. We hate to invoke the reverted, because we want buyers to be successful. Tim Perrone

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suggested contacting Cinnaire to see what is needed to resell. Member Frischman suggested offering a quit claim deed for a small refund. Commissioner Grebner suggested to proceed on all track simultaneously with proper documents and hopefully he surfaces and understands that we want to work with him.

Director Case stated that she emailed a draft to the Board members with a proposal of the American Rescue funds. Please review and provide feedback.

### C. Legal

Tim Perrone stated that he assisted staff on a few legal documents for closings. He will be out of town for the next board meeting and Gordon Love will probably take his place.

#### 4. Limited public comment

Bishop David Maxwell, calling from a position as a Pastor within the City. He stated that he commended the Land Bank Board for the work and contributions to the vitality of the City. He is speaking in support of the property on the former School of the Blind. He is supporting the company of Commonwealth in regards to their interest in the property. He believes a good plan and a good project is important and supports the sale to Commonwealth to revitalize the area. He hopes that the Land Bank will continue to look out for the best interest in our community.

#### 5. Announcements, Comments, or other Questions

Chairperson Schertzing discussed an interest from a 501(c)7 non-profit biker club who wants a property at 1001 Edgewood Blvd, Lansing. They reached out to Commissioner Slaughter to discuss options of purchasing. The club is a motorcycle service organization. Commissioner Grebner suggests that the Land Bank should release property and not become a general philanthropic organization that does many things; that we should mind our mission and goals. Chairperson Schertzing and Commission Slaughter will follow up with the non-profit.

Member Frischman will be on vacation during the next board meeting and will not be able attend.

#### 6. Adjournment

Accepted.

THE MOTION CARRIED UNANIMOUSLY.

Chairperson Schertzing adjourned the meeting at 5:42pm.

Next meeting on August 16, 2021, at 5pm at the Land Bank office.