

**INGHAM COUNTY LAND BANK  
FAST TRACK AUTHORITY**

October 6, 2014  
Minutes

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

Members Absent: None

Others Present: Jeff Burdick, Tim Perrone, MC Rothhorn

The meeting was called to order by Chairperson Schertzing at 5:02 p.m. in Conference Room D & E of the Human Services Building, 5303 S. Cedar, Lansing.

Approval of the July 14, 2014 Minutes

MOVED BY COMM. MCGRAIN, SUPPORTED BY COMM. HOPE, TO APPROVE THE JULY 14, 2014 MINUTES. MOTION CARRIED UNANIMOUSLY.

Additions to the Agenda: Executive Director Burdick requested agenda item 6 be moved up in the meeting schedule between agenda items 1 and 2.

Limited Public Comment: None

1. Community Projects Update  
1112 Prospect Park project with Sparrow

Executive Burdick stated he had met again with representatives from Sparrow. Discussions have reached the executive level at Sparrow, but nothing has been finalized yet. Comm. Bahar-Cook inquired about maintenance and insurance issues. Executive Director Burdick stated the plan is to have Sparrow pay an upfront fee to the Land Bank to cover anticipated maintenance expenses over the life of the park. After discussions with our insurance provider, our existing coverage will be sufficient without any changes as long as any installed equipment meets the appropriate safety standards.

6. Resolution to grant the Executive Director authorization to sign the Financial Status Reports and Payment Authorization Forms for the MHCDF Grant supporting the Ash Street Project in Mason

MOVED BY COMM. MCGRAIN, SUPPORTED BY COMM. BAHAR-COOK, TO ADOPT THE RESOLUTION GRANTING THE EXECUTIVE DIRECTOR AUTHORIZATION TO

SIGN THE FINANCIAL STATUS REPORTS AND PAYMENT AUTHORIZATION FORMS FOR THE MHCDF GRANT.

Chairperson Schertzing stated the resolution would allow the Executive Director to be a second signer in addition to the Board Chairperson for the grant documents.

MOTION CARRIED UNANIMOUSLY.

2. Resolution to approve the sale of a vacant lot at 926 W Lapeer St to the adjacent non-occupant property owner

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. BAHAR-COOK, TO ADOPT THE RESOLUTION APPROVING THE SALE OF (VACANT) 926 W LAPEER ST TO THE ADJACENT PROPERTY OWNER.

MC Rothhorn addressed the board concerning his desire to purchase the vacant lot next to his rental home. He thanked the Land Bank for demolishing the previous structure which had been a drag on the entire block. He stated he wished to purchase the lot to eliminate a shared driveway.

MOTION CARRIED UNANIMOUSLY.

3. Resolution to approve the sale of 119 W Grand River Avenue

MOVED BY COMM. MCGRAIN, SUPPORTED BY COMM. NOLAN, TO APPROVE THE SALE OF 119 W GRAND RIVER AVENUE.

Executive Director Burdick stated that Dale Schrader expressed his regret for being unable to attend the meeting. This property was a 2014 tax-foreclosure purchased by the Land Bank with the intent of adding it to our rental program. Mr. Schrader owns a number of other properties in the surrounding area and has worked successfully with the Land Bank in the past.

MOTION CARRIED UNANIMOUSLY.

4. Resolution to Amend the 2014 Budget

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. BAHAR-COOK, TO ADOPT THE RESOLUTION AMENDING THE 2014 BUDGET.

Executive Director Burdick reviewed the amended budget with the board.

MOTION CARRIED UNANIMOUSLY.

5. Resolution to request of the County Board of Commissioners three years of capacity building funding from the Treasurer's Delinquent Tax Revolving Fund

MOVED BY COMM. BAHAR-COOK, SUPPORTED BY COMM. HOPE TO ADOPT THE RESOLUTION REQUESTING CAPACITY BUILDING FUNDS FROM THE DELINQUENT TAX REVOLVING FUND.

Comm. McGrain inquired as to the timing of bringing this resolution to the board prior to the 2015 budget. Executive Director Burdick stated he was bringing the resolution this month to allow adequate time for the County to authorize the funds. The 2015 budget will be presented for approval at the November board meeting. Comm. Bahar-Cook asked how the amount of the request compares to previous requests. Executive Director Burdick stated the amount is the same as our most recent request. Treasurer Schertzing stated these funds are vital for helping the Land Bank continue in dealing with the glut of tax foreclosed properties.

MOTION CARRIED UNANIMOUSLY.

Chairperson Schertzing requested the minutes reflect that the board witnessed a double rainbow after the thunderstorm.

Chairperson Schertzing left at 5:32 p.m. Vice-Chairperson Hope served as chair for the remainder of the meeting.

7. ICLBA Public Relations Communications Report – Update item

Executive Director Burdick stated the update was included in the board packet.

8. Property Maintenance, Renovation & Development

8a. Residential and Commercial Property Update – Dashboard

Executive Director Burdick stated the dashboard was included in the board packet.

8b. Completed and Pending Sales

Executive Director Burdick stated the pending sales were included in the board packet. He provided an overview to the board of our updated marketing strategy for our remaining NSP2 properties.

8c. General Legal Update - Counsel

Tim Perrone stated we are continuing to work on two land contract matters.

9. Accounts Payable & Monthly Statement

9a. Accounts Payable Approval – July, August, September, 2014

MOVED BY COMM. BAHAR-COOK, SUPPORTED BY COMM. NOLAN, TO APPROVE THE ACCOUNTS PAYABLE FOR JULY, AUGUST, AND SEPTEMBER, 2014.

Comm. McGrain inquired about several invoices. Executive Director Burdick responded.

MOTION CARRIED UNANIMOUSLY.

9b. Monthly Statement – August 31, 2014

The August 2014 monthly financial statement was received and placed on file.

10. Chairman and Executive Director Comments

Executive Director Burdick updated the board on the demolition project at the former School for the Blind property. He also updated the board on the schedule for single-family demolitions.

Announcements: None

Limited Public Comment: None

The meeting adjourned at 6:05 p.m.

Respectfully submitted,  
Joseph G Bonsall