

**INGHAM COUNTY LAND BANK
FAST TRACK AUTHORITY**

May 4, 2015
Minutes

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

Members Excused: None

Others Present: Joe Bonsall, Jeff Burdick, Tim Perrone, Dawn Van Halst, Chris
Kolbe

The meeting was called to order by Chairperson Schertzing at 5:00 p.m. in Conference
Room D & E of the Human Services Building, 5303 S. Cedar, Lansing.

Approval of the March 30, 2015 Minutes

MOVED BY COMM. HOPE, SUPPORTED BY COMM. McGRAIN, TO APPROVE THE
MARCH 30, 2015 MINUTES. MOTION CARRIED UNANIMOUSLY.

Additions to the Agenda: None

Limited Public Comment: None

1. Community Projects Update

Executive Director Burdick noted a summary of the Board Vision Session was included
in the meeting packet. He also stated the Restoration Works project at 1512 E
Kalamazoo Street has been completed and listed for sale. Comm. Nolan inquired about
the status of the Bike Share Program. Chairperson Schertzing replied that the trial
program had been completed with limited success and the rented equipment had been
returned to the supplier.

2. Resolution to approve the sale of 523 Walnut Street and 521 Walnut Street,
Lansing, MI to Joe Vitale for use as a residential rental property and associated
side yard space

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. BAHAR-COOK, TO APPROVE
THE SALE OF 523 AND 521 WALNUT STREET, LANSING TO JOE VITALE FOR USE
AS A RESIDENTIAL RENTAL PROPERTY AND ASSOCIATED SIDE YARD SPACE.

Comm. Bahar-Cook asked if Mr. Vitale was capable of taking this project on given the properties he has previously purchased. Executive Director Burdick stated he believed Mr. Vitale was capable of taking the project on. He stated Mr. Vitale is already well underway with work on his previous purchase. Comm. Bahar-Cook requested the following be added to the Therefore Be It Resolved section of the Resolution: "The property conveyance shall contain a reverter clause requiring that a certificate of occupancy be received from the City of Lansing within 18 months from the date of the conveyance."

MOTION, AS AMENDED, CARRIED UNANIMOUSLY.

3. Review and approval of rounds 3 and 4 of demolitions planned through Help for Hardest Hit Blight Elimination funds

Executive Director Burdick reminded the board that this issue was tabled at the March 30, 2015 meeting. He highlighted the information contained in the meeting packet. Comm. McGrain stated the information made him feel more comfortable about moving forward. Comm. Nolan thanked staff for working to get community input.

MOVED BY COMM. NOLAN, SUPPORTED BY COMM. BAHAR-COOK, TO APPROVE ROUNDS 3 AND 4 OF DEMOLITIONS PLANNED THROUGH HELP FOR HARDEST HIT BLIGHT ELIMINATION FUNDS.

4. Property Maintenance, Renovation & Development

4a. Residential Property Garden Program Update – Dashboard

Chairperson Schertzing stated the dashboard was included in the meeting packet.

4b. Completed and Pending Sales

Chairperson Schertzing stated the sales reports were included in the meeting packet.

4d. General Legal Update - Counsel

Tim Perrone stated three land contract forfeiture proceedings are on-going, and one land contract purchaser remains in bankruptcy in which we are working with the Trustee.

5. Accounts Payable and Monthly Statements

5a. Accounts Payable Approval – April, 2015

MOVED BY McGRAIN, SUPPORTED BY COMM. NOLAN, TO APPROVE THE ACCOUNTS PAYABLE FOR APRIL, 2015.

Comm. McGrain inquired about the services provided by Kuntzsch Business Services. Executive Director Burdick stated they had provided an analysis of re-development options for our properties on Hill Street.

MOTION CARRIED UNANIMOUSLY.

5b. Monthly Statement – March, 2015

The March 2015 monthly financial statements were received and placed on file.

6. Chairman and Executive Director Comments

Chairperson Schertzing stated the Communication Update was included in the packet. He heard from Marty Colburn that a new developer may be interested in reviving the Ash Street cul-de-sac project. Executive Director Burdick stated work continues to progress on the Land Bank's new website. The Land Bank facilitated a meeting between potential HHF demolition contractors and MDEQ and MIOSHA. There may be a new developer interested in a mixed-use project of the former Michigan School for the Blind site. The Land Bank has received verbal approval from MSHDA for funding under the second round of NSP2 Program Income for demolitions. He expects to have a resolution at the June meeting. Executive Director Burdick also updated the board on the status of the Worthington Place project in Leslie.

Announcements: None

Limited Public Comment: None

The meeting adjourned at 5:58 p.m.

Respectfully submitted,
Joseph G Bonsall