



Minutes for Meeting of Board of Directors

June 20, 2017

8:30 A.M.

County Treasurers Board Room
173 E. Apple Avenue, South Campus

Present: Archer DeMumbrum
Hughes Mahoney
McGlothin Moulatsiotis
Snider

Excused: Drier Hood

Also Present: Burgess Coby
Robere Khatri
Vander Laan

- I. Call To Order
The meeting was called to order by Chairman Moulatsiotis at 8:30 A. M.
- II. Roll Call
 - a. Establishment of Quorum
Roll call was performed and a quorum was met.
- III. Approval of Agenda
The Agenda was approved by all as presented, motion by Hughes, supported by Snider.
- IV. Approval of Minutes—May 16, 2017
The approval of the minutes for May 16, 2017 was approved by all as presented, motion by Hughes, supported by Archer.
- V. Financials
The Financials were discussed by Burgess. Motion by Mahoney, Supported by Demumbrum to be accepted and placed on file.
- VI. Old Business
 - a. AmeriCorps Application

Muskegon County Land Bank Authority
173 E. Apple Avenue, Suite 104, Muskegon, MI 49442
231-724-6170 phone 231-724-6549 fax

Coby mentioned the AmeriCorps Application had been submitted and we have finally heard back from the State. The Land Bank has been awarded their own AmeriCorps Team which will include 20 full time service members (6 months out of the year) and 10 full time service members over the course of the year. Coby also discussed the need to hire a program manager (County employee) using combined Land Bank funds. The program manager will start with a salary of \$48,000 a year with benefits. Coby suggested we will need to have the manager hired by July, no later than August since there is a training course they will need to attend in Lansing on August 14. It was indicated to hand off the position description to HR, for typical protocol, and asking blessing for posting AmeriCorps job. Moulatsiotis mentioned how everything for the AmeriCorps team will be through a Land Bank fund and not through general fund. Coby mentioned that \$137,900 will come from the corporation to go towards member service years and the program manager's salary. Coby also mentioned that this will be reimbursed monthly.

VII. New Business

a. Property List for Land Bank Acquisition

Burgess and Moulatsiotis mentioned the properties they feel we should take into the Land Bank including, 2008 Lake, 2283 Coulumbus, 907 Mangin, 1100 Calvin Ave, 1321 Chestnut St, 5870 Beech St, 3330 Maple Grove Rd, 354 W. Washington Blvd, 5860 East St, 1542 James Ave, 1650 Dyson St, 655 W. Lakewood Ave, 2137 Reynolds St, 2333 Riordan St, 5134 Hall Rd, 2721 Valk, 2356 Evanston and also the parcel 61-08-011-100-0032-00 and asked the Land Bank board to vote to take these properties in. Motion by Hughes, Supported by Demumbrum.

b. Planning grant

Planning grant was discussed by Burgess and Coby earlier in meeting.

c. Director's Report

Burgess mentioned that the Executive Committee authorized the gutting out of the property at 140 Ruddiman to better assess level of rehab. Burgess also discussed the demolitions and how we are ready for Round Two.

d. Land Bank Banner

Burgess presented to us three different renderings to see which everyone liked best and to see how they felt about putting them up on the 3rd floor of 950 W Norton to highlight it as a Land Bank owned property. Demumbrum made a motion to put the sign up, second by McGlothin. Snider feels that we should not put the sign up because it will make the property harder to sell because people will think that is the Land Bank Office.

e. NCCC- assessed property

i. Event for showing property

Burgess mentioned how the clean out contractor will be done with the properties on 06/17. Burgess would like to schedule open houses for the

properties the third week of July, with a mini auction to follow. Burgess mentioned how Jon Mills from WZZM has indicated interest in the showcase as a follow up to prior stories on NCCC and blight elimination

f. Environmental Report

Luthy discussed the homes that were being abated and how most of the ones coming into the Lead Program are big projects that cost a lot of money. Luthy mentioned if anyone knows of someone who needs lead abatement work done on small projects to send them her way.

g. Hardest Hits Two

Burgess discussed how after a few delays, we are ready to begin Hardest Hit Round Two. In the first round, we spent all but \$400.28 which has been transferred to Round two leaving an amount of \$1,800,400.28.

h. Development Action Items

There were none to discuss.

i. Property Offers

There were none to discuss.

j. Executive Committee

Burgess mentioned how the Executive Committee approved the gutting out of 140 Ruddiman to better assess level of rehab, approved the sale of 3205 Maffett for \$1000 and also approved a DEQ inquiry for the property on Giles Rd to ascertain the viability of development options on the property.

VIII. Report of the Chairman

Moulatsiotis mentioned someone had come to him about the properties we do demos on and asked if we could sell any of the items inside the building to make a profit.

IX. Public Comment

Moulatsiotis introduced Ratan Khatri. Khatri stated he was just here to sit in and on the meeting and observe. Khatri mentioned that just heat grades alone are \$90 apiece and it would be beneficial for the Land Bank to sell the items inside the properties that they are about to demo.

X. Board Comment

Hughes stated how she feels we should have more realtor signs up for the Land Bank so more people are aware these are our properties and what exactly the Land Bank is. Moulatsiotis and Drier mentioned how we had done this in the past and people would strip down the properties.

XI. Next Meeting Date—July 18, 2017

XII. Adjournment

The meeting was adjourned at 10:28 A.M. By Chairman Moulatsiotis

Faithfully submitted,
Brittney R. Vander Laan