

ATHENS COUNTY LAND REUTILIZATION CORPORATION
BOARD OF DIRECTORS
September 26, 2018 REGULAR MEETING
Minutes

LOCATION: Athens Soil & Water Conservation, 69 S Plains Rd., The Plains, OH 45780

DAY/TIME: Wednesday, September 26, 2018 at 11:00 AM.

PURPOSE: Regular meeting to consider the following business:

1. Call to order by Chris Chmiel, Chair
2. Board member roll call by Diane Saylor : Present- Chris Chmiel, Ric Wasserman, Lenny Eliason, Steve Patterson, Absent- Gregg Andrews
3. Approve the agenda: Approved with amended order of additional parcels and address correction to 9 Clinton. - all Yea
4. Approval of minutes of August 15, 2018 meeting – Approved all Yea
5. Financial Report - Kathy Hecht, Treasurer: - Approved all Yea

SUMMARY		
Starting Balance	\$	20,000.00
Actual Income	\$	139,650.72
Actual Expenses	\$	14,606.25
Actual Ending Balance	\$	125,044.47

6. Old Business
 - a. Update on previously approved projects
 - i. First acquisition - 156 Toledo, Glouster- via deed in lieu
 - ii. 19790 Lake Dr. still doing title search
 - iii. 57 Summit St. & 31 Front deed in lieu when mortgage clears is released by lender
 - iv. 30 Broad – will need to go through expedited foreclosure do to judgement liens.
 - v. 2259 Old St. Rt. 33- nearing end of foreclosure process
 - vi. 8118 New Marshfield Rd – nearing end of foreclosure process
 - vii. Eagles Building Project – discussion on shoring up & deed options with end user Dan Sherman, Lenny motioned to allow legal counsel to continue research on contract for possible deed transfer with the goal of having an agreement for board review by the October meeting. Approved - all Yea

- viii. Update on NIP application- Glen, Sean & Nathan from HAPCAP spoke on their experience meeting with OHFA (Ohio Housing Finance Agency), toured 60 High St. Glouster. NIP funding - Land Bank needs defined target areas. 1st target area will be Trimble Twp. and then expand to other areas. They wanted to emphasize the 90 day completion time line after approval and have reached out to their contacts to be at the ready when properties are funded. OHFA has actually closed the RFP for these funds but will allow us to apply since we have been in their “pipeline” for some time.
- ix. 60 High St.- Neighboring structure owners are working with Land bank in order to make it possible to receive this property and the property next door (52 High) for tear down.
- x. Discussion about disposition policy – Chris Chmiel explained the disposition policy as well advised policy is on web site. Zoning issues recommended to be addressed in disposition policy.

6. New Business:

The following properties were accepted by the Land Bank as projects except where noted.

Expedited foreclosure will proceed on all of them.

- a. **The Plains:** 9 Clinton Street- approved as project -all yea
- b. **Glouster:** 25 Town Street- approved as project -all yea
- c. 58 High Street – donation- approved as project -all yea
- d. 62 High Street – Indemnification and Hold harmless pending approval from board- approved as project -all yea
- e. 78-80 Front Street –donation- approved as project -all yea
- f. 30 Front - approved as project -all yea
- g. 13 Monroe- approved as project -all yea
- h. **Nelsonville:** 231 Madison Street – Land Only- approved as with condition to revisit tabled projects due to being land-only. -all yea
- i. 306 Madison Street- approved as project -all yea
- j. 375 Madison Street – Land Only – approved as project -all yea
- k. 394 Madison Street- approved as project -all yea
- l. 311 Fort Street- approved as project -all yea
- m. 944 High St- approved as project -all yea

- n. 20 Campbell Street- approved as project -all yea
 - o. 902 Chestnut Street- approved as project -all yea
 - p. 62 Grover Street- no action
 - q. 3798 Woodlane Drive – Land Only –no action
 - r. 217 Harper Street- approved as project -all yea
 - s. 179 Ashton Street – May be occupied- approved as project -all yea
 - t. 189 Ashton Street- approved as project -all yea
 - u. 201 Edwards Street – Land only- approved as project -all yea
 - v. 518 W. High Street- approved as project -all yea
 - w. 614 W. High Street- approved as project -all yea
 - x. 611 Patton Street- approved as project -all yea
 - y. 170 Crihfield Drive- approved as project -all yea
 - z. 184 Sheppard Street- approved as project -all yea
 - aa. 945 Patton Street- approved as project -all yea
7. Scheduling of next meeting: October 17, 2018 location TBA (Shade Community Center)
8. Motion to Adjourn all Yea - viewing of 16 Clinton St.

Minutes Submitted for Approval by Diane Saylor, Secretary

x *Diane Saylor* *10-17-18*
 Diane Saylor Date

Approved, as amended (if any) on *Oct 17, 2018*