

Lawrence County Land Reutilization Corporation

Regular Business Meeting

(ZOOM) January 19, 2021

(1:06 PM)

I. Call to order

Stephen Dale Burcham called to order the meeting of the Lawrence County Land Reutilization Corporation, Regular Business Meeting Committee at 1:06 PM on January 19th, 2021 via ZOOM meeting conference.

The following persons were present for the Board Meeting:

Board Members

- Stephen Dale Burcham, Treasurer of Lawrence County and Chair
- DeAnna Holliday, Commissioner of Lawrence County and Vice Chair
- Sam Cramblit, Mayor for the City of Ironton, Commissioner of Lawrence County
- Dr. Colton Copley, Commissioner for Lawrence County

Absent Board Members

- Tyler Walters, Fiscal Officer for Upper TWSP

Land Bank Staff

- Marie McKenzie, Lawrence County Deputy Treasurer
- Thomas Schneider, Abstractor

Public Attendees

- Carla Salyers
- Frederick Fisher, Land Bank Legal Counsel (McCown and Fisher)

II. Reading of the Prior Minute

DeAnna Holliday motioned to accept the prior minutes as previously emailed. Seconded by Dr. Colton Copley. There was no discussion. Roll called and motion passed.

III. Financials

Tabled and will be provided prior to the next meeting via email.

IV. Old Business

Land Bank has received confirmation from Darin Hamlin of his acceptance of the Land Bank's counter offer for the sale of 186 Twp. Rd. 1043 Chesapeake, Ohio 45619, at \$7,750. Confirmation was received in the form of a new Property Purchase Bid form. Stephen Dale Burcham motions that the Land Bank sell the subject property to Mr. Hamlin at the agreed price and terms that Mr. Hamlin intends to build a single-family residence. Seconded by DeAnna Holliday. There was no further discussion. Roll called and motion passed

Lawrence County Land Reutilization Corporation

Organizational Meeting

(ZOOM) January 19, 2021

(1:00 PM)

I. Call to order

Stephen Dale Burcham called to order the meeting of the Lawrence County Land Reutilization Corporation, Organizational Meeting Committee at 1:00 PM on January 19th, 2021 via ZOOM meeting conference.

The following persons were present for the Board Meeting:

Board Members

- Stephen Dale Burcham, Treasurer of Lawrence County and Chair
- DeAnna Holliday, Commissioner of Lawrence County and Vice Chair
- Sam Cramblit, Mayor for the City of Ironton, Commissioner of Lawrence County

Absent Board Members

- Freddie Hayes, Commissioner for Lawrence County
- Tyler Walters, Fiscal Officer for Upper TWSP

Land Bank Staff

- Marie McKenzie, Lawrence County Deputy Treasurer
- Thomas Schneider, Abstractor

Public Attendees

- Carla Salyers
- Frederick Fisher, Land Bank Legal Counsel (McCown and Fisher)
- Dr. Colton Copley, Commissioner for Lawrence County

I. New Business

- A.** DeAnna Holliday and Dr. Colton Copley verbally affirm that they will be serving as the statutory board members on behalf of the Lawrence County Commissioner's office for year 2021, as well as declared that Summer Sullivan will serve as Mrs. Holliday's proxy and Carla Salyers will serve as Dr. Copley's proxy. Mrs. Holliday confirms that a written letter from the commissioner's office will be provided to record in the meeting minutes.
- B. Chair** – Stephen Dale Burcham as County Treasurer, affirms and elects to remain Land Bank Chair by statute.
- C. Elect Vice-Chair**- Mr. Copley motioned to nominate Board Member and Commissioner, DeAnna Holliday as Vice Chair. Second by DeAnna Holliday. No other nominations made. No further discussion. Roll called. Motion and nomination passed.
- D. Statutory Board Members.** Sam Cramblit verbally confirms his intend to serve as the board member for the City of Ironton and that Susan Dooley will serve as his proxy. Land Bank staff instructed to contact both the City of Ironton and Upper Twp. to obtain written verification for whom will be serving as statutory board members and proxies for year 2021.
- E.** Motion made by Dr. Colton Copley to set all 2021 regular Land Bank monthly meetings for the 3rd Tuesdays of every month at 1:00 PM. Discussion by Stephen Dale Burcham regarding the February meeting and suggests that meeting only, be the 4th Tuesday, which is the 23rd. Dr. Copley agrees and amends his motion to include the same schedule adjustment. Seconded by DeAnna Holliday. All board members agreed to the 2021 schedule. No further discussion. Roll called. Motion passed.

II. Informational

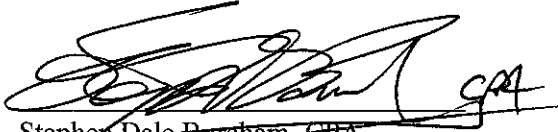
None

III. Audience Participation

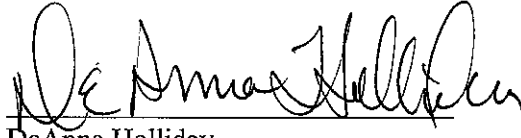
None

IV. Adjourn

Stephen Dale Burcham adjourned the meeting at 1:06 PM.



Stephen Dale Burcham, CPA
Treasurer of Lawrence County and Chair



DeAnna Holliday
Commissioner of Lawrence and Vice Chair

V. New Business

Land Bank has received a bid on parcel 23-035-100.000 from Justin Elkins for the amount of \$400. The property's Auditor's value is \$1,015 and property currently requires a new survey before the Lawrence County Engineer's office can approve for transfer. Thomas Schneider has spoken with Mr. Elkins this morning and was told that the estimated survey cost will be \$2,300. Mr. Elkins further stated he was unwilling to assume said survey cost but does verbally increase his bid offer to \$1,000 to offset, should a solution be available. Discussion ensued and Dr. Copley proposed that the staff send a letter to the County Engineer, Patrick Leighty, inquiring if and proposing that when cost of survey outweighs the property value, can transfer without a new survey possible and if not, what other solutions could be considered. Such properties exist throughout the county and might never be returned to a productive status because acquisition/sale is not cost effective. DeAnna Holliday proposed that the staff obtain addition survey cost estimates for the same property. Stephen Dale Burcham proposed that the County Commissioner's office send a similar letter to Patrick Leighty in support of the Land Bank's letter. Board agrees and letters will be sent. DeAnna Holliday request that Chris Kline be called and read in on the proposed action, so that he can draft the letter for the Commissioners. Matter is tabled pending information received from Patrick Leighty and survey cost estimates.

A letter has been received from LEDC stating their interest in obtaining properties owned by the Land Bank, in the city of Ironton and the villages of Chesapeake and Proctorville. The letter does not provide enough details for the board to considered disposition of any of its properties to LEDC. Furthermore, some properties will surely still be encumbered with OHFA mortgages. Decision was made to table the matter and extend an invitation to Mr. Bill Dingus to attend our next regular meeting and provide additional information for consideration. It is also noted, the staff has already sent a letter to Mr. Dingus, requesting a detailed list for any specific properties of interest. Decision was made to table this matter, pending receipt of additional information.

Land Bank has received an invoice from Brown's Landscape Management for mowing in November, 2020. The invoice was submitted 45 days outside of the contract specifications and this same issue occurred in 2019-2020. Due to this fact, payment of invoices must be approved by the board. DeAnna Holliday motioned to fully pay the invoice. Seconded by Dr. Colton Copley. There was no further discussion. Roll called and motion passed. Dr. Copley suggests that a letter be sent to the vendor, requesting they make adjustments, to prevent this for reoccurring, as this is a breach of the contract.

Land Bank has received invoices from Preston's Lawncare for maintenance work completed in April, 2020. The invoices were submitted approximately 240 days outside of the contract specifications. Due to this fact, payment of invoices must be approved by the board. DeAnna Holliday motioned to fully pay the invoice. Seconded by Dr. Colton Copley. There was no further discussion. Roll called and motion passed.

Land Bank has received a bid for parcel 35-048-1400.000 in the amount of \$2,500 from Eric McKenzie. Bid and bidder were screened in accordance to the policies and procedures with no issues found, and staff reports on why the bid is determined to be fair. Stephen Dale Burcham motioned to sell the property at the proposed amount and terms stated by the bidder. Seconded by Dr. Colton Copley. There was no discussion. Roll called and motion passed.

A petition has been received, requesting the Land Bank's support for Perry Twp. assuming Private Dr. 2482 in South Point, Ohio. Dr. Colton Copley motioned that the Land Bank support and sign the petition. Seconded by DeAnna Holliday. There was no discussion. Roll called and motion passed.

An email proposal has been received from a Mr. Ricky Wynn, inquiring as to whether the Land Bank would be willing to survey off and sell 11ac. from the property commonly known as 2009 and 0 Co. Rd. 58 South Point, Ohio. This is a preapproved for funding by OHFA property, pending demolition and reimbursement. Matter is tabled at the request of DeAnna Holliday, who further requests the staff send all board members additional information about the property and OHFA status

VI. Informational


Next meeting is scheduled for February 23rd, 2021 at 1:00 pm.

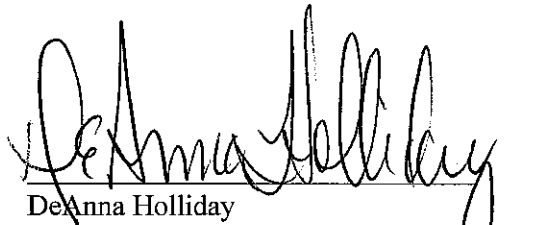
VII. Audience Participation

None

VIII. Adjourn

Stephen Dale Burcham adjourned the meeting at 1:44 pm.


Stephen Dale Burcham, CPA
Treasurer of Lawrence County and Chair


DeAnna Holliday
Commissioner of Lawrence and Vice Chair