



Morrow County Land Bank

Meeting Minutes - APPROVED

May 22, 2024 at 1 p.m.

Board Members Present:

| | |
|--|--------|
| Mount Gilead Administrator Derek Allen | X |
| Morrow County Commissioner Tim Siegfried | X |
| Morrow County Commissioner Tim Abraham | X |
| Morrow County Treasurer Jim Jahn | X |
| Harmony Township Trustee Randy Chilcote | Absent |

Others Present:

Morrow County Recorder Dixie Shinaberry
Morrow County Auditor Conni McChesney
Morrow County Clerk of Courts Sheri Clever
Morrow County Planning & Zoning Director Brent Russell
Morrow County Director of Operations Jamie Brucker
Morrow County Land Bank CEO Grace Byler

Meeting Minutes Approval:

Motion to approve the meeting minutes from the April 24, 2024 meeting was made by Tim Siegfried and seconded by Tim Abraham **PASS/Fail**

Treasurer Report:

Current balance as of May 19, 2024 is \$580,727.86

Debit to Morrow County Clerk of Courts (Blair & Bowsher properties) for \$1,997.00 on April 30, 2024
Debit to Morrow County Auditor (property conveyance fee) for \$1.50 on May 1, 2024
Credit from DTAC 1st half for \$92,065.02 on May 7, 2024
Debit to AIM Media (Legal Notices) for \$2,280.00 on May 13, 2024
Debit to Burgess & Niple (grant application assistance) for \$4,875.00 on May 14, 2024
Debit to Morrow County Auditor (property conveyance fee) for \$1.00 on May 14, 2024
Credit from Allen Property Sale for \$6,410 on May 21, 2024

Motion to approve treasurer's report made by Jim Jahn Seconded by Tim Abraham **PASS/Fail**

Old Business:

State of Ohio Brownfield and Demolitions Grants Update

- Bennett Distributing – work is complete; BN is completing the Phase I and II reports
 - HPM #1 – work is complete; BN is working on final reports
 - HPM #2 – work is complete, all monies have been paid out and all reports are submitted
 - Demolition – work is complete and all monies have been paid out
 - 2024 Brownfield & Demo Grant – waiting on state review; September grant award expected
- Discussion: Grace provided an update on the current Brownfield and Demolition projects as well as the new round of funding.



Morrow County Land Bank

Foreclosure Properties

- Mr. Jahn presented several properties to the board at the last meeting as opportunities to foreclose with an end buyer in place for each parcel. See *April Title Search Results* for details.

Discussion: Grace reviewed each of the properties and their title search results.

Motion was made for the Land Bank to issue an endorsement of foreclosure through the Board of Revisions to the Treasurer's office for properties listed #1-5, 7, 9-14 and 15 with the contingency that #15 get the lien from Candlewood Lakes removed by Tim Siegfried and seconded by Tim Abraham **PASS/Fail**

314 Property

- State Route 314 property had its closing on May 21, 2024

Discussion: Grace updated the board about the property and that the closing took place on May 21, 2024 with Derek representing the board as the chairman to sign the papers.

Candlewood Lake Properties

Discussion: Tim Siegfried asked Grace whether David from Candlewood Lake had sent her the resolution the Candlewood Lakes Association board had passed regarding the property assessments, property maintenance and HOA fees for any properties that the Land Bank acquires at Candlewood. Grace said that David had sent the resolution. Jamie suggested an MOU between the Land Bank and Candlewood regarding the assessments, fees and maintenance to have more reassurance for the Land Bank.

Motion was made to have an MOU between the Land Bank and Candlewood Lakes Association written for the dismissal of assessments, fees and maintenance for all Candlewood Lake properties that the Land Bank acquires by Jim Jahn and seconded by Tim Abraham **PASS/Fail**

New Business:

Properties

- Mr. Jahn has 8 new properties that are currently tax delinquent to bring before the Board for review. See *New Properties – Foreclosure* for details.

Discussion: Mr. Jahn presented the 8 properties to the board as opportunities for the Land Bank to acquire.

Motion was made to have the due diligence done on all the properties presented for by Tim Abraham and seconded by Tim Siegfried **PASS/Fail**

- Pay Clerk of Courts for incurred expenses for BOR cases to date. We owe \$7,522.90 for the 20 properties that have gone through the BOR foreclosure process to date.

Motion was made to have Grace pay the Clerk of Courts for the BOR foreclosure expenses by Jim Jahn and seconded by Tim Siegfried **PASS/Fail**

Motion to Adjourn:

Made by Tim Siegfried Seconded by Tim Abraham