

Montgomery County Land Reutilization Corporation (MCLRC)
Board Meeting
March 17, 2015

Attendees: Carolyn Rice, Treasurer (Chair of the Board)
Doug Harnish, Principle, Market Metrics (Vice Chair)
Nan Whaley, Mayor, City of Dayton (Board Member)
Scott Paulson, Trustee, Washington Township (Board Member)
Sheila Crane, Realtor/Community Dev. Specialist, HER Realtors (Board Member)
John Theobald, Commission Aide to Debbie Lieberman (Commission Representative)
Cathy Startzman, Commission Aide to Judy Dodge (Commission Representative)
Mike Grauwelman, MCLRC (Executive Director)
Judy Zimmerman, Director of Finance, Treasurer's Office (Treasurer)
Angela Lilly, Montgomery County Treasurer's Office (Secretary)
Susan Considine, MCLRC (Program Manager)
Phil Borger, Attorney, Bieser, Greer & Landis
Aaron Sorrell, Director of Planning & Community Development, City of Dayton
Sam Braun, Finance Manager, Montgomery County Auditor's Office
David Williams, Market Rate Housing Director, Citywide
Anita Smultz, MVFHC, Fair Housing Analyst

Absent (Copies To): Judy Dodge, Montgomery County Commissioner (Board Member)
Debbie Lieberman, Montgomery County Commissioner (Board Member)
David Williamson, MCLRC (General Counsel)

Call to Order

Carolyn Rice, Chair of the Board, noting a quorum, called the meeting to order at 3:33 p.m. A copy of the agenda is attached for reference.

Approval of Minutes

Sheila Crane moved to approve the February 17, 2015 Board meeting minutes. The motion was seconded by Doug Harnish and approved unanimously by voice vote.

Staff Introductions

Mike Grauwelman introduced Susan Considine, the new Program Manager for the MCLRC. Susan will handle the Deed in Escrow and Commercial Redevelopment Programs.

Treasurer's Report

Mike Grauwelman presented the Treasurer's Report (see attached) for the period of January 1, 2015-January 31, 2015. The 2014 expenses listed in the report will be charged to the 2014 budget. Notable transactions are the Clerk of Court costs, which represent foreclosure action on NIP properties, the revenue from the NIP loan through County Corp, and the proceeds from the acquisition of the 179 Oaklawn property. Two reimbursements for grants were issued; one to the City of West Carrollton for the Fraser Paper demolition project and one to Harrison Township for the Northtown Bar demolition project. The ending balance for January was \$2,151,372.95. Scott Paulson moved to approve the Treasurer's report. The motion was seconded by Nan Whaley and approved unanimously by voice vote.

New Business – Executive Session to Discuss the Purchase/Sale of Property

Doug Harnish moved to enter into Executive Session. The motion was seconded by Nan Whaley.

Roll Call:

Scott Paulson, aye
Cathy Startzman, aye
Nan Whaley, aye
John Theobald, aye
Sheila Crane, aye
Doug Harnish, aye
Carolyn Rice, aye

Doug Harnish moved to exit Executive Session. The motion was seconded by Sheila Crane.

Roll Call:

Scott Paulson, aye
Cathy Startzman, aye
Nan Whaley, aye
John Theobald, aye
Sheila Crane, aye
Doug Harnish, aye
Carolyn Rice, aye

No action will be taken as a result of executive session.

Other Business – Neighborhood Initiative Program

Mike Grauwelman provided an update on the NIP program. The Land Bank has acquired 239 properties thus far. There are 21 deeds pending in the foreclosure process. Environmental surveys were awarded for 10 properties in February and 30 properties so far in March. Five properties have been moved from demolition to rehab. Two of the properties were transferred directly and three of the properties will enter the Deed in Escrow program. Companies or individuals interested in rehabbing properties have to receive approval from the local community.

Other Business – Committee Reports

No items to report as this time.

Announcements

The Reclaiming Vacant Properties conference is being held in Detroit on May 19-21, 2015.

The next board meeting is scheduled for Tuesday, April 21, 2015 @ 3:30 p.m.

Call to Adjourn

There being no further business, the meeting was adjourned.

I hereby certify that the minutes related to the Board of Directors' monthly meeting of March 17, 2015 set forth above are the minutes approved by the Board of Directors at their meeting of April 21, 2015.

/s/ Angela Lilly _____
Angela Lilly, Secretary
Montgomery County Land Reutilization Corporation



Board Meeting Agenda

Montgomery County Land Reutilization Corporation

Tuesday, March 17, 2014, 3:30 pm

Montgomery County Treasurer's Office

Call to Order & Roll Call: Chairman, Carolyn Rice

Approval of Minutes: February 17, 2014

President's Report

- Staff Introductions

Treasurer's Report

- Financials (attached)

Old Business:

New Business:

Executive Session to Discuss the Purchase / Sale of Property

Other Business:

- **Neighborhood Initiative Program**

Next Meeting: Tuesday, April 21, 2015 @ 3:30 pm

Adjourn

Montgomery County Land Reutilization Corporation

Treasurer's Report

Transactions for January 1, 2015 through January 31, 2015

Type	Date	Num	Name	Memo	Amount	Balance
					Starting Balance:	\$2,171,201.28
Transactions						
Check	01/06/2015	1428	ABM PARKING SERVICES	December 2014 & January 2015 Parking	(150.00)	2,171,051.28
Check	01/06/2015	1429	BIESER, GREER & LANDIS	Legal Services: November 2014	(870.00)	2,170,181.28
Check	01/06/2015	1430- 1432	MONTGOMERY COUNTY CLERK OF COURTS	Court Costs: 3 Properties	(3,973.10)	2,166,208.18
Check	01/06/2015	1433	JILL TRIWUSH	Program Administration Services	(2,970.00)	2,163,238.18
Fees	01/15/2015		US Bank	Bank Fees: 1/15	(31.95)	2,163,206.23
Check	01/27/2015	1434	LURVIE PENDERGRASS	Refund Deposit: 5340 Birdland Avenue	(500.00)	2,162,738.18
Check	01/29/2015	1435	BIESER, GREER & LANDIS	Legal Services: December 2014	(1,080.00)	2,161,658.18
Check	01/29/2015	1436	CHICAGO TITLE INSURANCE COMPANY	Title Exam & Commitment Fees	(51.50)	2,161,606.68
Check	01/29/2015	1437	CITY OF WEST CARROLLTON	Partial Reimb: Fraser Paper Mill Bldg	(7,200.00)	2,154,406.68
Check	01/29/2015	1438	HARRSION TOWNSHIP	Reimbursement: Northtown Bar Demolition	(11,600.00)	2,142,806.68
Check	01/29/2015	1439	LEE & MASON FINANCIAL SERVICES, INC.	Property Insurance	(4,130.11)	2,157,476.57
Check	01/29/2015	1440- 1443	MONTGOMERY COUNTY CLERK OF COURTS	Court Costs: 4 Properties	(4,033.20)	2,153,443.37
Deposit	01/30/2015	45462	County Corp	NIP Loan	6,500.00	2,159,943.37
Deposit	01/30/2015	218654	Mont County Clerk of Courts	Reimbursement of Court Costs 4 Properties	144.00	2,160,087.37
Deposit	01/30/2015	16487	Citi OH Ltd Escrow	179 Oaklawn Sale Proceeds	10,099.20	2,170,186.57
Deposit	01/30/2015		US Bank	Interest Paid	18.33	2,170,204.90
Transactions Net Total / Ending Balance					\$ (19,828.33)	\$ 2,151,372.95