

**ATHENS COUNTY LAND REUTILIZATION CORPORATION  
BOARD OF DIRECTORS March 2019 Minutes**

LOCATION: The Glouster Depot, 51 Woodrow St., Glouster, OH 45732

DAY/TIME: Wednesday March 20, 2019 11:00 AM

PURPOSE: Regular meeting to consider the following business:

1. Call to order by Chris Chmiel, Chair - Roll Call- present Chris Chmiel, Gregg Andrews, Ric Wasserman, Lenny Eliason absent Steve Patterson's appointment Chuck Barga
2. Approval of agenda Moved by Mr. Ric Wasserman 2<sup>nd</sup> Mr. Lenny Eliason All Yeas
3. Approval of minutes of February 20, 2019 meeting Moved Mr. Eliason, 2<sup>nd</sup> Mr. Wasserman All Yeas
4. Financial Report - Kathy Hecht absent , Land Bank Treasurer Presented by: Mr. Chmiel Moved by Mr. Wasserman 2<sup>nd</sup> Mr. Andrews All Yeas

**Actual Ending Balance: \$ 149,252.34**

SUMMARY		
Starting Balance	\$	149,927.34
Actual Income	\$	50.00
Actual Expenses	\$	725.00
Actual Ending Balance	\$	149,252.34

5. Vince Paumier, Community Solutions Specialist, USDA Rural Development – Gave a presentation on the financing options for rehabs or new builds for lower income families and rural communities.

6. Old Business

- a. NIP project update - HAPCAP team

Trimble Township Target Area Group A –Sean Brooks from HAPCAP updated: 58 & 60 High St., Glouster are demolished, greened & straw is down projects have been submitted to OHFA for reimbursement under the NIP program.

Group B project update 4 properties on Front and Summit St. known as M04-00900008-02, M04-00500046-00, M04-00500058-00, M04-00500046-00, M05-00300076-00 & 8 S. Eight St. all will run through individually, all have been submitted and approved by

OHFA and out to bid by HAPCAP today. Project M04-00900008-02 has two structures HAPCAP requested \$12,500.00 to be allotted for additional demo cost, which may be reimbursed by OHFA at end of project. Motion by Mr. Wasserman, 2<sup>nd</sup> Mr. Eliason All Yeas

Wonder Bar- non-NIP demolition Land Bank acquired via Deed-in-Lieu of foreclosure as approved at the February meeting.

- b. Update on previously approved projects, .....Ric Wasserman, Chris Chmiel Mr. Wasserman reported 3 projects know as parcels P03-00700012-00, M04-00800053-00 & M06-00200124-00 approved & acquired by Land Bank at Feb. 2019 BOR Hearing . Mr. Wasserman wanted to bring attention to the unsung hero, Zach Saunders from the prosecutor’s office that has gone the extra mile working with the treasurer’s office and land bank on the foreclosure process.

Hogsett, Village of Trimble – Chris – Bank won the on-line auction and advised land bank to wait for a “for sale” sign on the property.

3 properties which translate to the nine parcels below were acquired by the land bank via no sales at Sheriff Sale.

J010270100600	CONKEY MARTHA	OLD U S 33
J010270100700	CONKEY MARTHA	OLD U S 33
J010270100800	CONKEY MARTHA	2259 OLD U S 33
J010270100900	CONKEY MARTHA	OLD U S 33
M010070204700	COMINSKY LOIS V	18261 HUNTER RD
M010070204900	COMINSKY LOIS V	HUNTER RD
M010070205101	COMINSKY LOIS V	HUNTER RD
M060020008700	WATKINS DONALD	19810 LAKE DR
M060020008800	WATKINS DONALD	LAKE DR

**6. New Business**

- a. Election of Board Officers - update Attachment A of Code of Regulations Mr. Chmiel moved Ric Wasserman as Land Bank Chair, 2<sup>nd</sup> Mr. Andrews , All Yeas Mr. Andrews moved Mr. Chmiel as vice-chair, Mr. Eliason 2<sup>nd</sup>. All Yeas
- b. State Audit - \$2,500 fee for Julian and Grube to conduct the audit of the Land Reutilization Corp. Audit will be done as a component of the county’s annual audit. Motion to approve funding \$2,500.00 made by Mr. Wasserman, 2<sup>nd</sup> Mr. Eliason All Yeas

- c. Services from J.L.Uhrig and associates to do GAAP conversion of our financial reports and entry into Auditor of State on-line system which is necessary before our audit can be conducted. Motion to approve \$1200.00 made by Mr. Wasserman, 2<sup>nd</sup> Mr. Eliason All Yeas. Amounts on items b and c are part of previously allocated funds for our audit in the 2019 budget.
- d. E-Property Plus demonstration - Ric / Chris web base site that will be accessible to the public and streamline the land bank projects for both transparency and accountability.
- e. Acknowledgement and Thank you of the \$ 2,080.08 Donation from Ameriprise Financial Services / Linda Stover much appreciated & sending card.
- f. Waste diversion report – Chris with the assistance of 9 helpers from the prosecutor’s Diversion Program, Sheriff office, Health dept., Athens-Hocking Recycle Center and others for 3 hours- 6 yards of recyclables were diverted, some of which included: 81 tires, and scrap metal. Keep Ohio Beautiful volunteered use of a trailer, Mr. Chmiel hopes to come back to theboard for funding for tools for future projects.
- g. Establish petty cash fund of \$25 for auditor fees Motion by Mr. Wasserman, 2<sup>nd</sup> Mr. Andrews All Yeas
- h. New projects:

1	2019-8	E010010020500	16871 River Road	1st Mr. Wasserman 2nd Mr.Andrews All Yeas
2	2019-9	H010010056001	Washington Road, Albany	1st Mr. Wasserman 2nd Mr. Andrews All Yea
	2019-9	H010010058600	Washington Road, Albany	1st Mr. Wasserman 2nd Mr. Andrews All Yea
3	2019-10	M010010081700	8001 SR 78	1st Mr. Wasserman 2nd Andrews All Yeas
4	2019-11	M060020001101	19466 S. Center St, Trimble	1st Mr Wasserman 2nd Mr. Andrews All Yeas
	2019-11	M060020001301	S. Center St,	1st Mr Wasserman 2nd Mr. Andrews All Yeas
5	2019-12	M060020002900	14 Main Street, Trimble	1st Mr. Wasserman 2nd Mr. Eliason All Yeas
6	2019-13	M060020003703	Main St	1st Mr. Wasserman 2nd Mr Andrews All Yeas
	2019-13	M060020004900	10436 Sycamore St, Trimble	1st Mr. Wasserman 2nd Mr Andrews All Yeas
	2019-13	M0101772	Mobile Home	1st Mr. Wasserman 2nd Mr Andrews All Yeas
7	2019-15	M060030009000	19616 Maple St., Trimble	1st Mr. Wasserman 2nd Mr. Eliason All Yeas
8	2019-16	M060030009200	19596 Maple St., Trimble	1st Mr. Wasserman 2nd Mr. Andrews All Yeas
	2019-16	M060030009300	Maple St	1st Mr. Wasserman 2nd Mr. Andrews All Yeas
9	2019-17	P020050000300	5289 Stephenson St., Buchte	1st Mr.Wasserman 2nd Mr. Eliason All Yeas
10	2019-18	P030070005500	Sheppard St. - Vacant Land	1st Mr.Wasserman 2nd Mr. Eliason All Yeas
	2019-18	P030070005700	Sheppard St. - Vacant Land	1st Mr.Wasserman 2nd Mr. Eliason All Yeas
	2019-18	P030070005800	Sheppard St. - Vacant Land	1st Mr.Wasserman 2nd Mr. Eliason All Yeas
				Motion approved provisionally
11	2019-14	M060020007600	191771 Lake Dr., Trimble	1st Mr Wasserman 2nd Mr. Andrews All Yeas
	2019-14	M060020007700	Lake Drive, Trimble	1st Mr Wasserman 2nd Mr. Andrews All Yeas
	2019-14	M0605207	Mobile Home	1st Mr.Wasserman 2nd Mr. Andrews All Yeas

7. Scheduling of next meeting: Wednesday April 17, 2019 11 AM – 51 Woodrow St., Glouster,  
OH 45732

8. Adjournment at 12:20 PM

Minutes Submitted for approval by Diane Saylor, Secretary

X Diane Saylor 4-17-19  
Diane Saylor Date

Approved, as amended (if any) on April 17 2019