



CUYAHOGA COUNTY LAND REUTILIZATION CORPORATION
MINUTES AND ACTIONS OF BOARD OF DIRECTORS'
REGULAR QUARTERLY MEETING OF
September 27, 2019

LOCATION: Caxton Building
812 Huron Road E., Suite 830
Cleveland, OH 44115

DATE/TIME: September 27, 2019; 10:00 A.M. ET

PURPOSE: Regular quarterly meeting to consider the following business:

1. *Call to order by the Chair.* The regular quarterly meeting of the Cuyahoga County Land Reutilization Corporation (the "CCLRC") was held September 27, 2019 at 812 Huron Road, E., Suite 830, Cleveland, Ohio and called to order at 10:30 a.m. Chairman Anthony Brancatelli, Kahlil Seren, Representative of Cuyahoga County Council President Dan Brady, William Mason, Representative of County Executive Armond Budish, Ms. April Urban and Mr. Nate Kelly were present and constituted a quorum.

2. *Approval of the minutes of the June 28, 2019 regular quarterly meeting.* The minutes of the June 28, 2019 meeting were distributed. A motion for approval of the minutes was made by Mr. Kelly, seconded by Mr. Mason, and approved by voice vote without objection.

3. The Chairman and Board members welcomed to the CCLRC Board its newest member William Mason representative for County Executive Armond Budish.

3. *Staff Reports:*

- o President's Report:
 - **Status of Acquisitions, Demolitions and Renovations to Date** - The CCLRC has acquired 11,439 properties, demolished 8,063 to date and completed 85 in-house renovations. The CCLRC has transacted 1,862 homes through its deed-in-escrow program and direct sales. Currently 3,894 properties are in inventory. Demolitions will continue with allotted funds and will continue into 2020. The President reported to the Board that the CCLRC has renewed for 2020 its agreement with the Department of Housing and Urban Development for its family property disposition program.
 - **Litigation Update** – The oral arguments in the Ohio Supreme Court case of *State of Ohio, ex rel. Elliott G. Feltner v. Cuyahoga County Board of Revision, et al.* have been set for November 13, 2019. Depositions and discovery actions are taking place in the litigation action *Cuyahoga County Land Reutilization Corporation vs. City of Cleveland, et al.* The attorney for CCLRC will be filing a Motion for Summary Judgment.
 - **Legislation** – Current legislation amendments are with LSC and Senator Dolan's office. The Board has requested a bulleted point list of the legislative changes.
 - **Contractor Update** - A list of the demolition contractor expenditures and field service provider expenditures was distributed to the CCLRC board. As of the date of this meeting, no demolition contractor or field service vendor has reached the contractor limit for notification to the CCLRC Board.
 - **10-year celebration** – The CCLRC will celebrate its 10-year impact of \$1.43 billion impact on the County with an event at the Madison on October 17, 2019. Ticket sales are going well and sponsor packets are being purchased.
- o Ms. Kim Kimlin presented the Report of Chief Operating Officer:

- **Strategic Plan** – The final draft strategic plan for the six-year period 2020-2025 of the CCLRC was provided to the Board prior to the Board meeting for their review. Goals 1 through 5 were discussed along with the values statement that had been added at the request of the Board. Ms. Kimlin stated that the production numbers presented are conservative numbers. Under Goal #4, the CCLRC will consider supporting development by exploring tools such as tax-exempt bonds or providing tax exemption for neighborhood economic development projects. Staff recommended a Board retreat to allow for a more in-depth discussion. Following further discussion, the Board accepted the strategic plan.
- **County Housing Program Update** – The Board was informed that the CCLRC has met with the County Development Department to discuss the program. The Land Bank will serve as fiscal agent for the entire Program. The County Department of Development will be responsible for designing and reporting on the Home Owner Assistance component of the Program. An RFP will be issued by County Department of Development for a third-party provider to administer the Home Owner Assistance component. The CCLRC is defining the criteria outlined in the Home Renovation Component and the Housing Market Component and discussing what tools will be necessary. At the December Board meeting, additional information will be presented to the Board. Ms. Kimlin informed the Board that the CCLRC has spoken with community development groups and with the First Suburbs Consortium to gain ongoing input as it relates to the objectives of the County Housing Program. A progress and budget report for the Program needs to be presented by July 2020 to the County Council.
- **Hardest Hit Funds Update** – Two additional allocations of funds (\$3.2 million and \$8 million) have been granted to the CCLRC under the NIP Program. The CCLRC is focusing on demolishing structures in its inventory with the HHF funding first and then using the County allotted funds. The CCLRC may obtain access to additional funding from any claw back through the NIP Program. A question remains as to if the United States Treasury will allow unused administrative service funds to be redirected for programmatic demolition.
- **Presentation of Finances** – The financial statements and recommended budget amendments were provided to the Board prior to the meeting and discussed. Ms. Kimlin informed the Board that expenses in legal services and computer services/maintenance have exceeded the contract policy limits and budgeted amount and the CCLRC is seeking ratification from the Board when it considers the budget amendment resolution. Ms. Kimlin also noted that the CCLRC has collected approximately \$600,000 in reimbursement on demolition liens so far this year.

4. **Resolution 2019-2 – Approving the Amendments to the Fiscal Year 2019 Budget of the Corporation.** A motion was made and discussed to amend the 2019 Fiscal Year Budget of the CCLRC. There being no further discussion on the Resolution, Nate Kelly offered for consideration and adoption Resolution 2019-2. Mr. Mason seconded the motion. All board members voted in favor and the resolution was adopted.

5. *Public Comment:* – No public comment

6. *Adjournment:* There being no more business to come before the meeting, Mr. Mason moved that the meeting be adjourned. His motion was seconded by Mr. Seren and the motion carried unanimously. The meeting was adjourned at approximately 12:08 p.m.

I hereby certify that the minutes related to the Board of Directors' regular quarterly meeting of September 27, 2019 set forth above are the minutes approved by the Board of Directors at their meeting of December 20, 2019.

Robert Rink, Secretary
Cuyahoga County Land Reutilization Corporation