



CUYAHOGA COUNTY LAND REUTILIZATION CORPORATION MINUTES AND ACTIONS OF BOARD OF DIRECTORS' REGULAR QUARTERLY MEETING OF JUNE 27, 2014

LOCATION: Lakeside Place
323 Lakeside Ave. W., Conference Room 400
Cleveland, OH 44113

DATE/TIME: June 27, 2014; 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 June 27, 2014 at 323 Lakeside Avenue W, Suite 400, Cleveland, Ohio and called to order at 10:15 a.m. Chairman Anthony Brancatelli, Cuyahoga County Councilman Pernel Jones, Jr., Acting Cuyahoga County Treasurer Jeannet Wright, Chris Warren, Representative for Mayor Frank Jackson City of Cleveland, Mayor Kevin Kennedy, Bobbi Reichtell and Nate Kelly Representative for Cuyahoga County Executive Ed FitzGerald were present and constituted a quorum.

2. *Approval of the minutes of the March 28, 2014 regular quarterly Meeting.* The minutes of the March 28, 2014 meeting were distributed and approved by voice vote without objection or revision.

3. *Staff Reports.* Mr. Gus Frangos, President reports as follows:

- **President's Report:**

- Status of Acquisitions, Demolitions and Rehabs to date.

President Frangos provided the Board with the CCLRC production report outlining the number of acquisition, demolitions and renovations the CCLRC has partaken in since May of 2014. Mr. Frangos informed the Board that approximately 60% to 70% of properties acquired are demolished and that the CCLRC then transfers these vacant lots to the various municipalities in which the parcel is situated. The CCLRC deed-in-escrow program is a robust program. These properties are renovated and placed back on the tax duplicate.

The CCLRC Board has requested that the production report reflect the following:

At disposition, the municipality to where it is going; if it is a structure or vacant lot.
Side yard disposition status

- HUD – The HUD contract is up for renewal. The contract has been sent to HUD for signing. A request has been made to HUD to see if the threshold of properties being directed to the CCLRC could be increased to \$30,000. The current threshold is \$20,000.
- Legislation update – Senate Bill 172 passed. S.B. 172 provides enhancements to the original land banking legislation. A fast track legislation bill has been introduced by Representative Anielski. This bill will address foreclosure of bank owned vacant and abandoned properties.
- Litigation update - The CCLRC has a potential litigation regarding a side lot in Cleveland.

11:00 a.m. Mayor Kennedy dismisses himself from the meeting due to a schedule conflict.

- Demolition Bond – Executive office working diligently on demolition bond.
- Fisher House – The CCLRC is working with the Greater Cleveland Fisher House for the acquisition of property for this project. Mr. Frangos will continue to update the Board as it relates to the

future needs and requests of the CCLRC from the Greater Cleveland Fisher House and the CCLRC's role in this project.

- Asbestos Firm - The asbestos firm, a wholly owned subsidiary company of the CCLRC, will begin operating on August 1, 2014. Two past employees of the CCLRC will begin working for the asbestos firm.
- Contract Limit update – Motion for approval of authorization to approve the expenditure of over \$1,000,000 to demolition contractors C & J Contractors, Inc. and OBON, Inc. was presented by Chris Warren. The motion seconded by Bobbi Reichtell and unanimously approved by the CCLRC Board. The expenditure was for contracts awarded in 2013. The information was not presented at the March, 2014 Board meeting. CCLRC to provide updated report of contractor expenditures to the Board in September of 2014 along with a list of MBE/FBE contractors.
- Report of Chief Operating Officer –
 - Moving Ohio Forward Grant - The Attorney General's office will redistribute unspent funds by other county land banks in early November. At this time, it is uncertain how much funding will be available for redistribution. The Land Bank has spent the Moving Ohio Forward funds and is awaiting redistribution.
 - Hardest Hit Funds – Round one of funds have been awarded. The Hardest Hit funds only awarded to land banks. \$50 million has been distributed to 10 land banks. CCLRC received \$10 million in Hardest Hit Funds. A 3 year mortgage must be placed on each property where HHF funds will be expended. A list of tax foreclosure eligible properties which can be accepted into the CCLRC has been submitted to HHF. There will be a round two of additional funds which the CCLRC will apply for.
 - Presentation of Finances – The financials for the CCLRC for the period ending May 31, 2014 were presented to the CCLRC Board.

8. *Other Business.*

- At the March 28 CCLRC Board meeting, an amendment of Resolution 2013.3 was presented and approved. The Resolution was incorrectly numbered and not identified as Resolution No. 2014-1. The correctly numbered resolution – Resolution No. 2014-1 Amendment To Resolution No. 2013-3 was distributed to the Board.
- The Land Bank celebrated its 5th year of incorporation.

9. *Public Comment:* There was no public comment.

10. *Adjournment.* There being no more business to come before the Board of Directors of the CCLRC, Councilman Jones moves that the meeting of the Board of Directors of the CCLRC be adjourned. A voice vote was taken and the motion carried unanimously. The meeting of the Board of Directors of the CCLRC was adjourned at approximately 11:45 a.m.

I hereby certify that the minutes related to the Board of Directors' regular quarterly meeting of June 27, 2014 set forth above are the minutes approved by the Board of Directors at their meeting of September 26, 2014.

/s/ Robert Rink

Robert Rink, Secretary

Cuyahoga County Land Reutilization Corporation