



CUYAHOGA COUNTY LAND REUTILIZATION CORPORATION

MINUTES OF BOARD OF DIRECTORS'

REGULAR QUARTERLY MEETING

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

DATE/TIME: July 15, 2011; 10:00 A.M. ET

PURPOSE: Special 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 on July 15, 2011 at 323 Lakeside Avenue W, Suite 140, Cleveland, Ohio and called to order at 10:05 a.m. Vice-Chair Mayor Georgine Welo, Cuyahoga County Councilman Dan Brady, Ms. Robin Thomas, Interim Cuyahoga County Treasurer, Mr. Nate Kelly, representative for County Executive Ed FitzGerald, Mr. Chris Warren and Councilman Anthony Brancatelli representing the City of Cleveland were present and constituted a quorum.

2. *Approval of the minutes of the April 29, 2011 Meeting.* The minutes of the Regular Quarterly Board Meeting of April 29, 2011 were distributed and approved by voice vote without revision.

Mayor Kleem arrives at 10:06 a.m. and is welcomed by the Board.

Approval of the minutes of the May 27, 2011 Meeting. The minutes of the Special Meeting of the Board of May 29, 2011 were distributed and Mr. Nate Kelly moves to amend the minutes as follows: Changing in the second paragraph "Director Designate Nathan Kelly" to "Councilman Anthony Brancatelli" as Councilman Brancatelli called for the special meeting. One other amendment to the May 27, 2011 minutes is to strike the word "separate" in paragraph 4. There being no further discussion on the amendments and minutes the minutes of the May 27, 2011 were approved by voice vote.

Staff Reports: Gus Frangos, President of the CCLRC, reported as follows:

The CCLRC continues in its core activities. Dr. W. Dennis Keating's two year report on the CCLRC was produced and distributed to the Board members. The Corporation sponsored along with CNDC a land banking seminar on July 14, 2011 at which approximately 100 attended.

The biggest continuing challenge facing the CCLRC is trying to be strategic with properties that come into the land bank in a non-strategic way. The CCLRC and the Board will need to work together to discuss acquisition and dispositions; continuing the relationships with FNMA and HUD; and the promotion of homeownership and reutilization. The Corporation has entered into agreements with Bank of America and Wells Fargo in which both Bank of America and Wells Fargo have agreed to identify low value assets, absorb the liens for low value assets, contribute to the CCLRC's demolition costs; and give the Land Bank marketable title.

The CCLRC is also developing pilot programs to engage stakeholders to look at the inventory of the CCLRC.

Mr. William Whitney, Chief Operating Officer reported on the CCLRC financials copies of which were provided to the Board prior to the meeting. Mr. Whitney reported that \$20 million of the awarded \$40 million of NSP-2 funds will need to be spent by February, 2012. The CCLRC is working with the consortium members and have established regular committee meetings to monitor the progress of the NSP-2 program and expenditures. The Consortium have a number of large projects: the City has a multi-family project; the county has a large project and CMHA has a \$5.3 million project.

Once the projects are underway a lot of NSP-2 spending will take place. The actual projections for expenditures by the end of the year should be \$25 million.

The CCLRC received a \$50,000 grant from Enterprise to assist with the costs associated with the abandonment affidavit process.

3. *Resolution No. 2011-3* -Authorizing and directing the President of the Corporation to deliver written correspondence asking the County Treasurer to request pursuant to Division (B) of Section 321.261 of the Ohio Revised Code that the County Council, upon consultation with the County Executive, authorize and designate pursuant to Division (B) of Section 321.261 of the Ohio Revised Code an additional five percent (5%) deduction from all collections of delinquent real property, personal property and manufactured and mobile home taxes and assessments for funding the Cuyahoga County Land Reutilization Corporation. Councilman Brancatelli moved to adopt said resolution. After discussion, the resolution was adopted.

Resolution 2011-3 was adopted with 6 yea and 1 abstaining.

4. *Other Business:*

A correction on the Agenda – The President informed the Board that the word “Advance” as stated in the agenda is not the correct term to use in regards to the funds being allocated to CMHA. CMHA has already been awarded funds through the NSP2 grant; the CCLRC as administrator will be releasing \$5.3 million to CMHA for use on the affordable housing project.

Discussion of Resolution 2011.1. Mr. Warren moves for an appointment of an executive committee of the CCLRC Board to discuss changes in the by-laws and concerns raised by Mr. Kelly, and that the executive committee consist of Councilman Brancatelli as representative for the City of Cleveland; Nate Kelly as representative for County Executive Ed FitzGerald; Councilman Dan Brady as representative for the Cuyahoga County Council and Mayor Georgine Welo as a representative for the suburbs of Cuyahoga County. The motion was approved by all Board members. Mr. Warren indicated that the executive committee will convene with council representation and be prepared to provide recommendations to the Board at the next Board meeting of the CCLRC.

Mr. Nate Kelly presents to the Board a letter of designation from Executive FitzGerald for Mr. Kelly to act as his representative on the CCLRC Board. Mr. Kelly also presents in writing the concerns of the Executive Office in regards to the points of concerns raised by Mr. Kelly.

Further Business: Robin Thomas, Interim Treasurer was acknowledged by the CCLRC Board for her efforts, service and professionalism in serving the CCLRC, its Board and the County.

5. *Public Comment:* Mr. Frank Ford of Neighborhood Progress, Inc. presented to the Board recent data on the trends of foreclosures and vacant properties in the County. There were no further public comments or questions.

6. *Adjournment.* There being no more business to come before the Board of Directors of the CCLRC, Mr. Anthony Brancatelli moves, seconded by Mr. Chris Warren, 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 11:35 a.m.

I hereby certify that the minutes related to the Board of Directors' regular quarterly meeting of July 15, 2011 set forth above are the minutes approved by the Board of Directors at their meeting of September 30, 2011.

/s/Robert Rink

Robert Rink, Secretary

Cuyahoga County Land Reutilization Corporation