



Minutes - Approved

Date: Wednesday, July 12th, 2023

Place: Annex 1st Floor Conference Room, 420 10th St.

Call to Order: Lance called the meeting to order at 12:02 PM

Board Members Present: Lance Hemmings, Sherrie Aaron, Deidre Tilley, Michelle Williams, and Steve Anthony

Board Members Absent: Lauren Chambers and Chris Phillips

Staff Present: Natalie Bouyett

1. **Approve Minutes from May 17th and June 14th:** Sherrie made a motion to accept the minutes from the May 17th and June 14th board meeting. Deidre seconded the motion. None opposed. All approved. The motion is passed.
2. **Chairman's Report**
 - Board Attendance Discussion:
 - Lance discussed the importance of board attendance. Lance made a motion to excuse Chris Phillips absence on account of his health. Michelle Seconded the motion. None opposed. All approved. The motion is passed.
 - Lance discussed the absence of Lauren at the board meetings and the decision to postpone discussion until Steve arrived was made.
 - Insurance Update: The board reviewed the 2 options for Director and Board Insurance. A discussion was had about the difference in pricing and the similarity of services. Michelle made a motion to accept the policy from Selective. Deidre seconded the motion. None opposed. All Approved. The motion is passed. Natalie will contact the provider to set it up.
 - Appearing before City Council: Lance discussed the need for coordination and cooperation of the City and Tax Commissioner's office. There is possibly an opportunity for the Land Bank be given property from the City that the City is not able to sell since the City has to sell property at the fair market value given by an appraiser. The Land Bank needs to present the impact and success of the Land Bank to City council and ask for support in fostering the cooperation with the Tax Commissioner's office. Natalie



gave a description of the potential impact the Land Bank could have in properties currently identified for In-Rem. Lance then gave an overview of the In Rem process.

3. **Director's Report:** Natalie stated on the Director's behalf that the Director will be out of office until September.
4. **Financial Report and Approving Annual Budget**
 - Lance asked if the closing on July 11th was reflected in the financial report, Natalie confirmed it was. The total balance is \$113,517.90. Lance asked if there were any questions or concerns. Natalie discussed the increase in price for lawn care and that she is actively looking for new contractors. Lance asked what requirements there were for the Land Bank working with contractors. Natalie said she would get with the City's Legal Department to find out.
 - The Board was present with the proposed FY23 Land Bank Authority Budget. The Board reviewed and Deidre asked about the \$5,000 Development Plans. Natalie stated that was needed for the grant she was applying for. Steve made a motion to approve the proposed budget. Sherrie Seconded the motion. None opposed. All approved. The motion is passed.
5. **Contractors:** Natalie discussed the need for lawn care and property management contractors and encouraged the board to provide her with any contacts.
6. **Property Updates:** Natalie discussed the acquisition and disposition of 4019 Hickory Ave. The Land Bank recently sold 3 properties. 4 properties remain in inventory and a proposal we received for 2 properties.
 - Acquired - 1
 - Sold - 3
 - Inventory - 4
 - Proposal – 1: The board review the proposal from Jason Quinley for 14th Ave and 24th St. Deidre made a motion to sell both properties contingent on his ability to fulfill his submitted proposal. Michelle seconded the motion. None opposed. Lance abstained from the vote. The remaining board members approved. The motion passed with 4 votes.

Lance returned the conversation to board attendance and that the by laws needed to be amended so it is not more severe as the City requirements. Michelle made a motion to amend the by laws changing



“Two absences from regularly scheduled meetings between January 1st and December 31st shall constitute inactivity.” to “Three absences from regularly scheduled meetings between January 1st and December 31st shall constitute inactivity.” Sherrie seconded the motion. None opposed. All approved. The motion is passed.

Lance expressed his concern for Lauren’s missed meetings and asked the board to consider declaring her seat vacant. Sherrie made a motion to declare Lauren’s seat vacant. Michelle seconded the motion. Deidre abstained from the vote. The remaining board members approved. The motion passed with 4 votes. Lance requested that any recommendations for the seat be sent to Natalie to send to Council as a recommendation.

Call to Adjourn: 1:15 PM