

**Jackson County Lank Reutilization Corporation
Board of Directors
Meeting Minutes**

Date: November 17th, 2020

Meeting Type: Regular

Location: Office of the Jackson County Board of Commissioners
275 Portsmouth Street
Jackson, Ohio 45640

Present: Lee Hubbard, Paul Haller, Randy Evans, Jon Hensler, Charlie Hudson

Guests: Gary Radabaugh, Donnie Willis, Phillip Buffington, Sam Brady

CALL TO ORDER

The meeting was called to order by Mr. Hubbard at 10:45 a.m.

MINUTES

The minutes of the September 2020 regular meeting were approved on a motion by Mr. Hensler and a second from Mr. Evans.

FINANCE REPORT

- Mr. Hubbard presented the written financial report. The finance report was approved on a motion from Mr. Hudson, and a second from Mr. Evans.
 - The following checks were presented and approved:
 - **Check #219** in the amount of \$55.00 to Brett Foster as payment for mowing. Approved on a motion by Mr. Haller and a second by Mr. Hudson.
 - **Check #220** in the amount of \$300.00 to Wilson Excavating as payment for mowing. Approved on a motion by Mr. Haller and a second by Mr. Hudson.
 - **Check #221** in the amount of \$45.00 to the Jackson County Auditor for transfer of 207 Main Street. Approved on a motion by Mr. Evans and a second by Mr. Hensler.
 - **Check # 222** in the amount of \$45.00 to the Jackson County Auditor for transfer of the BiLo Gas Station. Approved on a motion from Mr. Hudson and a second from Mr. Evans.
 - **Check #223** in the amount of \$300.00 to Wilson Excavating as payment for mowing. Approved on a motion from Mr. Haller and a second from Mr. Hensler.
 - **Check #224** in the amount of \$18,000.00 to the Jackson County Health Department for 2020 contracted services. Approved on a motion by Mr. Haller and a second from Mr. Hensler.

OLD BUSINESS

- Bridge Street- The option to purchase is still open. No new updates or action taken.
- Bi Lo Gas Station- Land Bank now owns the property. Final grant application to be completed. No action taken.
 - Citizens have contacted Mr. Hubbard with interest in various pieces of the property/building. Board determined that nothing should be removed from the property until demolition is ready to proceed.
- 256 York Street- Property has been through two sheriff's sales and is available for transfer to the Land Bank, but is still occupied. Mr. Radabaugh to draft a letter to send to the occupants giving them notice that the Land Bank will likely be taking possession in the near future. No action taken.
- 207 E Main Street- Land Bank now owns the property. Asbestos survey has been completed and shows no asbestos present. Demolition estimates have been sent to Whitaker Wright. No action taken.

ACQUISITIONS/DISPOSITIONS

- Acquisitions: Mr. Radabaugh noted that there are 3 properties the Land Bank may have an interest in acquiring – 1 in Jackson, 2 in Wellston.
 - 75 Broad Street, Jackson – Available for acquisition and someone has been in contact with interest in acquiring this from the Land Bank. Mr. Radabaugh feels it may be possible to rehab the present house, rather than demolish. No action taken.
- Dispositions: Mr. Radabaugh has had calls on various Wellston properties, but no official paperwork has been submitted.
 - Mr. Hudson stated that Juan Rios is interested in 122 N Michigan Avenue in Wellston and would like to know a price. Mr. Hudson will follow up with Mr. Rios on where to find the proper paperwork, as well as let him know the price (\$3,000).

NEW BUSINESS

- Land Bank Webinar: Free webinar will be held on November 19th. Mr.
- Contract with Jackson County Health Department for Mr. Radabaugh's services: Current contract states Land Bank will pay \$18,000 yearly (\$1,500 monthly). Motion to approve continuation of contract at that price was made by Mr. Haller and a second from Mr. Hensler.
- Engagement Letter for Preparation of Annual Financial Statements: Local Government Services will prepare the 2020 financials for the Land Bank. The cost of this preparation will be \$2,200. Motion to approve was made by Mr. Evans and a second from Mr. Haller.

ANNOUNCEMENTS

- Mr. Hubbard introduced Donnie Willis, who will replace Mr. Armstrong on the board effective January 2021.
- Mr. Hubbard thanked Mr. Armstrong for his service and dedication to the Land Bank since its inception, as well as for his service as a County Commissioner.