

Minutes for the  
**CLINTON COUNTY LAND REUTILIZATION CORPORATION**  
May 6th, 2026

Training Room 204, Clinton County Administration Building, 1850 Davids Dr., Wilmington, OH

**ROLL CALL**

Mike McCarty called the meeting to order at 11:35 AM, with the following directors present:

Brenda Woods  
Mike McCarty  
Kyle Rudduck  
Steve Huff

Public/Staff: DeAndra Navratil (CCRPC), Zeb Acuff (CCRPC), David Milender, Sue Walker (Honnerlaw), Ellen Hill (Coldwell Banker Heritage), Jon Branstrator (CCRPC), Ruth Brindle (CCRPC), Cecilia Krusling (Habitat for Humanity), Sheri McIntosh (McIntosh Real Estate).

The board attained a quorum.

**APPROVE AGENDA**

A motion to approve the agenda was made by Kyle Rudduck. The motion was seconded by Brenda Woods and approved with a voice vote: all yea.

**APPROVE MINUTES**

Minutes from the April 8th, 2026 Regular Meeting were unavailable for review.

**AUDIT UPDATE**

DeAndra Navratil provided an update on the ongoing audit on behalf of Manley Burke. A default judgment was filed on Brooks, Nelson, Bogan, and Fix properties; waiting on the court to finalize those orders. Also moving forward with service for Dailey. Manley Burke is evaluating which cases should be filed next.

Mike Crowe arrived at 11:42 AM.

**FINANCIAL REPORT AND BILLS**

Kyle Rudduck presented the financial report and the following invoices:

1. Amendment #1 to Engagement Letter, Ohio Auditor of state: \$7,350.00
2. Ohio Valley Legal: \$1,650.00
3. Shelton and Sons Lawn Care and Snow Removal, LLC: \$2,795.65

Steve Huff made a motion to approve the financial report and bills as presented. The motion was seconded by Mike Crowe and approved with a roll call vote: 5 yea, 0 nay, 0 abstention.

**OLD BUSINESS**

There was no old business to discuss.

## **NEW BUSINESS**

### **a. Lawn Mowing Contracts**

The mowing contractor requests an increase to weekly mowing at 548 Belmont instead of the current monthly agreement. The cost of this would be a pass-through to Habitat for Humanity. The Board feels that weekly mowing is not necessary and proposed mowing every other week through May, returning to monthly in June. No formal action was taken.

Per Mike Crowe, properties at 498 and 508 Grove Street need to be mowed.

### **b. Boundary Survey Contract for 548 Belmont**

A quote was received from McCarty Associates, LLC, for \$2,100.00 to perform a boundary survey at 548 Belmont to resolve an issue of encroachment from the neighbor. This would also be a cost passed along to Habitat for Humanity, who would have veto power as the quote is above \$2,000. Habitat Representative mentioned that they had worked in the past with another surveyor for a lower cost; Habitat will check into obtaining a second quote. It was also suggested that McCarty Associates be asked about a bulk rate, as there will be additional properties to survey in the future.

### **c. Habitat for Humanity**

Staff mentioned that the contracts needed to be signed on behalf of the Land Bank.

### **d. ODOB Demolition Grant Update**

- Discussion of 38 West Street was moved to Executive Session.
- Resolution of the JFS Parking Lot Demolition is waiting on Logan to proceed.
- The New Vienna Branch of the Sabina Library was discussed. No action was taken.

### **e. 13925 OH-3, Sabina**

Brenda Woods confirmed that the property has been approved for rezoning to A-3. The new zoning will take effect on June 3, 2026. Mike Crowe made a motion to relist the property for sale with a minimum asking price of \$25,000. Brenda Woods seconded the motion, which passed 5-0 on a roll call vote.

## **PUBLIC COMMENTS**

There was no public comment.

Brenda Woods left the meeting at 12:14 PM.

**EXECUTIVE SESSION**

Executive Session – R.C. 121.22 (G)(3) Conferences with an attorney for the public body concerning disputes involving the public body that are the subject of pending or imminent court action.

The Board entered executive session at 12:15 PM, upon a motion by Huff, seconded by Crowe, and approved with a roll call vote (4 yea, 0 nay).

The Board returned to regular session at 12:30 PM. No action was taken following the executive session.

**SCHEDULING OF NEXT MEETING**

June 3rd, 2026

**ADJOURNMENT**

A Motion to adjourn at 12:31 PM was made by Kyle Rudduck and seconded by Steve Huff.

Respectfully submitted and approved this 3rd day of June 2026.

Mike McCarty  
Mike McCarty, Chair

DeAndra Navratil  
DeAndra Navratil, Clinton County Regional Planning Commission

