



HURON COUNTY LAND REUTILIZATION CORPORATION

Meeting Minutes

June 24, 2021

2:00 PM

“The mission of the Huron County Land Reutilization Corporation is the preservation, restoration or disposal of abandoned or foreclosed properties. To strategically acquire properties, return them to productive use, reduce blight, increase property values, support community goals, and improve the quality of life for Huron County residents.”

President Shawn Pickworth called the meeting to order at 2:01 PM.

Attending: Justin Ewell, Joe Hintz, Mitch Loughton, Tim Pelsang, Shawn Pickworth, Dave Weisenberger, Skip Wilde, and Dick Wiles

Excused: Kathleen Schaffer & Carol Knapp

Staff Attending: Karmen Ross

A quorum was established.

May 27, 2021, HCLRC Meeting Minutes Approval

- Motion made by Dick, seconded by Mitch and passed.

Financial Report

- Financial reports provided to board via email prior to meeting.
- Motion to approve financial report made by Skip, seconded by Joe and passed.

OLD BUSINESS

Properties Update

- 0 Abby Lane, Willard
 - Tim met with owner and received final payment and gave the quit claim deed to owner.
- 0 Birchbark, Willard
 - Carol will be scheduling a time to meet with the owner.
- 2044 County Line Road 10, Attica
 - Quit claim deed has been completed and final payment has been received.

Comprehensive Ethics Policy / Policies & Procedures / Code of Regulations

- Karmen let the board know that all the updated forms are now on the Huron County Land Bank website to view under official documents.

NEW BUSINESS:

- Discussion of Vacant Land Deeds

- Would like to hold deed in escrow for vacant land purchase to ensure purchaser follows through on the plans listed in purchase agreement and is not looking to sell land and make profit from it without doing the work lined out in the agreement. Board feels like this would be a great idea moving forward on vacant properties.
- This will not include those that demo properties and sell vacant land after demolition.
- Conflict of Interest Affirmation – everyone should have received and signed.
 - Justin let Carol know that he does not believe he received the document.
- Asbestos Assessment Bid Packet Review
- Asbestos Abatement Bid Packet Review
- Demolition Bid Packet Review
 - A few more edits are needed and delayed a bit due to Carol's surgery.
- Property Follow Ups
 - Many renovation properties are coming due on their mid and final dates. However, many may need a new purchase agreement due to material cost and supply issues.
 - Skip asked if we had anything in the pipeline, Mitch and Karmen met and looked at the Sheriff Sale list that were No Bid No Sale, but we must receive a letter from Susan Hazel to have the opportunity to acquire.
 - Board can look at the list of properties to do some research on the properties going up for Sheriff Sale.
 - Skip made comment that people are really liking what the land bank is doing and Habitat really enjoys working with the land bank.

Entered executive session at 2:07pm to discuss potential legal action.

Exited Executive Session at 2:18pm with no action to be taken.

PUBLIC COMMENT: none

ADJOURN

- Motion made to adjourn by Dick, seconded by Joe and passed. Meeting adjourned at 2:19PM.

Respectfully submitted,

Karmen Ross
Assistant Director