

OAK RIDGE LAND BANK CORPORATION (ORLBC)
Regular Meeting
MINUTES

APPROVED

DATE: February 17, 2016

LOCATION: Municipal Training Room

PRESIDING: Chairman Charlie Jernigan

PRESENT: Councilmember L. Hensley, Vice-Chairman Anne Dunthorn, Sec/Treasurer Melinda Hillman, James Palmer, Hugh Ward

PRESENT: City of Oak Ridge: Matt Widner, Kathryn Baldwin, Sherith Colverson, and Ken Krushenski

ABSENT: Colin Anderson

I. Call to Order - 8:00 a.m.

II. Roll Call

III. Approval of the Agenda

Charlie Jernigan made a request that VIII. New Business item b. be moved up after V. Treasurer's Report; so moved by Anne Dunthorn; seconded by Melinda Hillman; motion passed unanimously. Motion to approve the agenda by Anne Dunthorn; seconded by Melinda Hillman; no discussion; motion passed unanimously.

IV. Approval of Minutes of Previous Meeting

Motion to approve the January 27, 2016 minutes with no changes by Melinda Hillman; seconded by Anne Dunthorn; no discussion; motion passed unanimously.

V. Treasurer's Report (as of: 31 January 2016)

- a. Money Market Account: Ending Balance = \$77,174.67
- b. Business Checking Account: Ending Balance = \$3,719.19
- c. Finance Committee 1st Meeting Still to be Set.

VI. Actions to be Taken and Voted on by Resolution of the Board

- a. Resolution to Change Regular Meeting Day and Time – Matt Widner proposed changing the ORLBC regular meeting from the 3rd Wednesdays of each month at 8:00 a.m. to the 3rd Tuesday of each month at 8:30 a.m. to reduce continued confusion and to better accommodate Colin Anderson's continued schedule conflict. A draft Resolution was presented for consideration. Motion to approve the Resolution by Councilman Hensley; seconded by Anne Dunthorn; no discussion; resolution passed unanimously.

VII. Old Business

- a. Housing Strategy Partnership Homework Continued – Charlie Jernigan covered the discussion points made at the Residents table. Speaking on the top three points, Mr. Jernigan elaborated on each topic. Discussion by the Board with no action taken. Matt Widner committed to provide a 1st final draft of all six groups for further consideration at the next Work Session.

- b. Realty Center Sale Proposal 114 Lawton Rd – Tom Hanrahan had no further information on the possible sale of this property.

VIII. New Business

- a. Chairman's Report
- b. Possible Sale of Property – 121 Goucher Cir. Tom Hanrahan introduced the proposal from Kevin Stokes from Clinton, TN to build a small house on this property held by the Land Bank. When the house is complete and property sold to a home buyer, profits go to Mr. Stokes, and the Land Bank receives \$9K for the sale of the lot. Melinda Hillman voiced support for the partnership possibility. Matt Widner requested more information on Mr. Stokes' credentials and state contractor license status. Ken Krushenski suggested "what if" scenarios and contract considerations. Anne Dunthorn volunteered to manage the project if it were to move forward. Motion to proceed with necessary steps in partnership by Councilman Hensley; seconded by Anne Dunthorn; discussion to counter lot sale price at \$10K; motion passed unanimously. Mr. Hanrahan clarified next steps with the Land Bank.
- c. Plan for Hosting Clayton Homes Meeting – Kathryn Baldwin provided a map of the proposed development area in the Scarboro Community. Further discussion of other city successful redevelopment projects that could be used in Oak Ridge. No action taken.
- d. Inclement Weather Policy – Melinda Hillman made motion that the ORLBC not meet if the Oak Ridge City Schools are either called off or delayed. If a scheduled meeting is in fact cancelled due to inclement weather, that meeting will automatically be reset for the following week, same day and time; seconded by Councilman Hensley; no further discussion; motion passed unanimously.

IX. Adjournment

Being no further business, meeting adjourned at 10:00 a.m.



Melinda Hillman
Secretary / Treasurer