

OAK RIDGE LAND BANK CORPORATION (ORLBC)
Regular Meeting
MINUTES

APPROVED

DATE: April 19, 2016

LOCATION: Municipal Building Training Room (104)

PRESIDING: Chairman, Charlie Jernigan

PRESENT: Melinda Hillman, Anne Dunthorn, James Palmer

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

ABSENT: Colin Anderson, Hugh Ward, Councilmember Hensley

I. Call to Order - 8:30 a.m.

II. Roll Call

III. Approval of the Agenda

IV. Approval of Minutes of Previous Meeting (March 15, 2016)

Anne Dunthorn moved to approve minutes; Seconded by Melinda Hillman which passed by unanimous vote.

V. Treasurer's Report

Melinda Hillman provided to the Board as on the agenda.

- a. Mrs. Hillman presented a proposed budget from the finance committee with discussion and no action.

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

VII. Old Business

- a. CDBG Annual Action Plan – Sherith Colverson covered the City's Annual Action plan and provided a brief timeline on activities. Mrs. Colverson also introduced a new program using CDBG funds to help supplement Extreme Energy Makeover projects.
- b. ORLBC Strategic Plan - General discussion how the annual action plan and the Board Strategic would work together. Charlie Jernigan spoke of more information is needed from other land bank examples on how to proceed with Oak Ridge Land Bank strategic plan. Board consensus to discuss this topic at the next available work session.

VIII. New Business

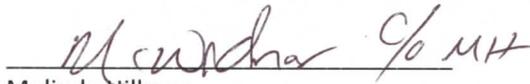
- a. Chairman's Report – Charlie Jernigan discussed the Oak Ridge Land Bank website he established. Mr. Jernigan suggested the website should change ownership to the Land Bank which should cost about \$150.00 per year to maintain.
- b. Purchase offer of 223 Hillside Rd – Tom Hanrahan, Realty Center informed the Board that the offer has been withdrawn because the conflicting Land Bank goals for property end use. Mr.

Hanrahan requested a formal policy directive for future use in marketing Land Bank properties. Further discussion on how to best approach Mr. Hanrahan's request. Ken Krushenski suggested using sales contracts to place end use restrictions via boiler plate language that meets Land Bank goals. Mr. Krushenski committed to finalizing standard sales contract language for future review.

- c. TN Land Bank meeting update – Kathryn Baldwin provided the overall update from the April 18, 2016 meeting in Chattanooga. Charlie Jernigan, Anne Dunthorn and Matt Widner also having attended the meeting provided further information to supplement Mrs. Baldwin's overview. Key conclusions from the Chattanooga meeting was the need for TN Land Banks to work on legislative changes to favor quiet title actions and code enforcement approaches specifically Chattanooga's "D-Code Day".

IX. Adjournment

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



Melinda Hillman
Secretary/Treasurer