

Mahoning County Land Reutilization Corporation
Board Meeting Minutes (Meeting #100)
October 26, 2021

Board Members in Attendance:

Daniel R. Yemma, Chair
Larry Moliterno
James Harp
Artie Spellman

Board Members Absent:

Carol Rimedio-Righetti
Rose Carter
Richard Chase
Gwen Bush
David Ditzler

Alternate Board Members in Attendance:

Anna DeAscentis

MCLRC Staff in Attendance:

Debora Flora, Executive Director
Cathie Hicks, Fiscal Officer
Roger Smith, Director of Planning, Acquisition and Disposition
Attorney Chris Sammarone

Prosecutor's Staff in Attendance:

Attorney Thomas Michaels

- Meeting was called to order by Daniel R. Yemma, Chairman at 11:36 am.
- Meeting was held at Mahoning County Land Bank Office, 20 W. Federal Street, Suite 202, Youngstown, OH.

Daniel R. Yemma called for the approval of the August 24, 2021 meeting minutes.

- Artie Spellman made a motion to approve the minutes from August 24, 2021 meeting.
- ✓ Larry Moliterno seconded the motion.
- ✓ **Motion passed unanimously.**

Communication Items None

Daniel R. Yemma called for the presentation of reports.

Debora Flora presented the Executive Director's report. Items highlighted included:

This is the 100th meeting of the Land Bank Board of Directors.
Ohio CDC Conference Oct 6 – 8, 2021 update
Rummage Sale & Partnership with CityScape update
Copier lease modification notification
Nat'l Land Bank Network Summit information shared
Ohio Land Bank Conference – April 2022
State Demo Budget update

Discussion followed regarding the state funding for residential and commercial demolition and brownfield remediation. Debora Flora shared that the brownfield remediation includes cleanup projects as well as demolition projects. Debora Flora has met with local governments, Western Reserve Port Authority, Youngstown-Warren Regional Chamber of Commerce and other partners to identify potential brownfield projects. The land bank anticipates 1,000 residential/commercial demolitions (800 City of Youngstown, 200 countywide) at an average cost of \$15,000. Matching dollars will be needed to meet this goal. Debora Flora has met with the City of Youngstown to secure matching funds. Rules and regulations for demolitions and brownfield remediation/cleanup should be available from the Ohio Department of Development (ODOD) in November 2021. A breakdown of the total residential and brownfield demolition budget was explained. A recap of the budget is below:

Total State Commercial/Residential Demo Budget	\$150,000,000	
Each County Land Bank will receive \$500,000 for a total	<u>\$ 44,000,000</u>	88 counties @ \$500,000
Remainder to be awarded by application process	\$106,000,000	
Total State Brownfield Remediation Budget	\$350,000,000	
Each County Land Bank will receive \$1,000,000 for a total	<u>\$ 88,000,000</u>	88 counties @ \$1,000,000
Remainder to be awarded by application process	\$262,000,000	

Additional discussion included need for expertise with brownfield projects, readiness of land bank to be competitive with the shared monies, estimated amounts that the land bank will be requesting from the ODOD, monetary cap on projects and amounts land banks can receive from the shared monies.

- James Harp made a motion to accept the Executive Director's report.
- ✓ Larry Moliterno seconded the motion.
- ✓ **Motion passed unanimously.**

The Mahoning County Prosecutor's report was presented by Attorney Thomas Michaels. Current statistics were provided.

- Artie Spellman made a motion to accept the Mahoning County Prosecutor's report.
- ✓ Anna DeAscentis seconded the motion.
- ✓ **Motion passed unanimously.**

Roger Smith presented the Renovation and Demolition report. Items highlighted included:

Demolition update
 Housing renovations update
 154 Erskine market renovation update

The Finance Committee's report was presented by Larry Moliterno. He reviewed the monthly financial reports and Finance Committee minutes. Additional items reviewed include:

Demo funding
 Land donation to City of Youngstown for traffic signal on Mahoning Avenue

Discussion followed regarding the donation of land to the City of Youngstown. Debora Flora explained that the parcel would be surveyed and replatted at no cost to the land bank and would be used for traffic signal improvements along Mahoning Avenue. A map and legal description were presented for board review.

- James Harp made a motion to accept the Finance Committee's report as presented.
- ✓ Artie Spellman seconded the motion.
- ✓ **Motion passed unanimously.**

Executive Committee none

Personnel Committee none

Board Action

Daniel R Yemma reported that a Records Commission needs to be established. Attorney Chris Sammarone stated that the commission needs to meet on a regular basis (as established by ORC). Attorney Sammarone suggested that the commission be comprised of Daniel Yemma, Debora Flora, Roger Smith, Cathie Hicks and himself. This will be formalized for board action during the December 2021 meeting.

Daniel R. Yemma called for a motion to authorize the Chairman and Executive Director to enter into an agreement to donate an 11.06 x 39.3 foot portion of parcel 53-067-0-067.00-0, address Mahoning Avenue, as presented.

- Larry Moliterno made a motion to authorize the Chairman and Executive Director to enter into an agreement to donate an 11.06 x 39.3 foot portion of parcel 53-067-0-067.00-0, address Mahoning Avenue, as presented.
- ✓ Artie Spellman seconded the motion.
- ✓ **Motion passed unanimously.**

New Business none

Unfinished Business none

Public Comments none

Members Comments

Larry Moliterno shared that his organization was remodeling an older building in the City of Youngstown and had run into problems with Ohio Edison and sufficient power for this remodel. He asked if this was an ongoing problem in the City and if this could hurt future development. The land bank is assembling land and demolishing brownfield sites for development, but this issue may hurt or derail any future development. He was bringing it to the attention of others for input or observations.

Debora Flora shared that land band tote bags were available for board members to take and share.

The next meeting will be December, 2021.

- Larry Moliterno made a motion to adjourn the meeting at 12:16 pm.
- ✓ James Harp seconded the motion.
- ✓ **Meeting adjourned.**

Minutes submitted by Cathie Hicks, Fiscal Officer, MCLRC.