1. **Meeting Called to Order:** A meeting of the Osceola County Land Bank Authority (Authority) took place at the County Courthouse on Wednesday, February 18, 2015 at 10:05 a.m. The following Board of Directors were present:

   a. County Treasurer Lori Leudeman, Chairperson
   b. Dan Massy, Secretary
   c. Jack Nehmer

The following materials were provided to each Director either prior to, or at the meeting (unless stated otherwise all materials are kept on file in the Record Book maintained by the Secretary):

   a. Meeting agenda
   b. December 10, 2013 Meeting Minutes (awaiting approval)
   c. DRAFT 2014 Annual Report
   d. Notes from Discussion with Marquette County Land Bank
   e. Information on the Michigan Association of Land Banks

2. **Approval of the Agenda:** Dan asked that item 6b, Transfer of Lincoln Township Properties from the MLBFTA, be moved under 7c.

   (15-01) **Motion by Jack Nehmer, supported by Lori Leudeman, to approve the agenda with the change noted. Motion carried unanimously.**

3. **Public Comments:** None; no members of the public were present.

4. **Election of Officers:** The list of current officers was reviewed.

   (15-02) **Motion by Jack Nehmer, supported by Lori Leudeman, to keep the officers currently in place (Chairperson – Lori Leudeman, Vice Chairperson – Jeanne Brown, Secretary/Treasurer- Dan Massy). Motion carried unanimously.**

5. **Approval of Minutes**

   (15-03) **Motion by Jack Nehmer, supported by Lori Leudeman, to approve the December 10, 2013 minutes. Motion carried unanimously.**

Financial Report: Lori reported that the LBA has $5,000 from the Foreclosure Fund.

Transfer of Lincoln Township Properties from the MLBFTA: Moved to 7c.

7. New Business

a. 2014 Annual Report: Dan presented a draft 2014 Annual Report. Recommendations were made to change “several parcels” to “two parcels” and insert “in Lincoln Township” after “two parcels”.

(15-04) Motion by Jack Nehmer, supported by Lori Leudeman, to submit the 2014 Annual Report with the recommendations noted. Motion carried unanimously.

Action Submit 2014 Annual Report. - Dan

b. Osceola County Brownfield Redevelopment Authority Grant Application: Dan explained how the Land Bank Authority was integrated into the recently submitted Brownfield Redevelopment Authority grant.

c. Discussion with Marquette County Land Bank: Dan used the handout to summarize a discussion he had with Anne Giroux from the Marquette County Land Bank Authority (MCLBA). Complete comments from the discussion are on the handout; however, several of the more key points included:

a. The MCLBA is currently involved in side lot sales, foreclosure – home sales, and demolition.
b. The MCLBA does not like to hold onto properties for more than a year.
c. She speaks to adjoining homeowners prior to purchasing for side lots.
d. The MCLBA pays $600 - $800 per year in insurance.
e. Discussed our objectives in forming LBA (see paragraph below). She felt they were all valid.
f. Provided examples of; 1) less active LBAs that had success because they were ready 2) use of LBA as economic development tool 3) use as a demolition instrument.

Reviewing the key points from the Discussion with Marquette County Land Bank led to a discussion on our Land Bank’s objectives which include to serve as an economic development tool, to establish a Side Lot Program, and to reduce the inventory and consolidate the foreclosed properties in Lake Miramichi.

a. The strategy to reduce the inventory and consolidate foreclosed properties at Lake Miramichi involves trading and combining properties. Although initially open to this idea the Homeowners Association may now not be open to this idea. It will effect their revenue collected through association dues.
b. The Board discussed adding demolition as an objective.
Action Contact the Lake Miramichi Homeowners Association and verify if consolidating foreclosed properties should still be an objective. – Dan

d. Transfer of Lincoln Township Properties from the MLBFTA:

At the December 2013 meeting the Board approved a motion to obtain two properties in Lincoln Township from the State of Michigan Land Bank Fast Track Authority and was waiting on guidance. Guidance has been received; however, based on the discussion with the Marquette County Land Bank the adjacent landowners will first be contacted. If they are interested in purchasing the property we will proceed; otherwise we will not pursue the properties.

Action Draft letter to adjacent landowners – Dan
Action Review letter and forward to adjacent landowners – Lori

e. Discussion from County Treasurer’s Meeting: Lori summarized a Land Bank discussion that took place at a recent County Treasurer’s meeting. She also brought back a book from the Center for Community Progress. Of particular interest is two of the six communities that were highlighted. One is Marquette County and the other is a rural county in New York.

Lori also brought back information from the Michigan Association of Land Banks. After discussion it was determined to be in our Land Bank’s best interest to join.

(15-05) Motion by Dan Massy, supported by Jack Nehmer, to obtain a one year membership to the Michigan Land Bank Association. Motion carried unanimously.

Action Take necessary actions to one-year membership to the Michigan Land Bank Association. – Lori

f. Other Business: None.

8. Additional Public Comments: None; no members of the public were present.

9. Adjournment: The meeting adjourned at 11:30 a.m.

(15-06) Motion by Jack Nehmer, supported by Lori Leudeman, to adjourn. Motion carried unanimously.