

Land Bank Commission Minutes

May 16, 2012

MEETING DATE: April 18, 2012 (Regular Meeting)

The meeting was called to order by Andy Francis at 11:45 a.m. in the Willie Hinton Neighborhood Resource Center.

COMMISSIONER ABSENT:

Commissioner Bradley Walker
Commissioner Odessa Darrough
Commissioner Corey Thomas

COMMISSIONERS PRESENT:

Commissioner Andrew Francis
Commissioner Frances Frazier
Commissioner Susan Chan
Commissioner Grace Blagdon
Commissioner Jarrod Woodley
Commissioner Willis Smith
Commissioner Hillis Schild
Commissioner Hollie Hutchison

BOARD MEMBERS AND STAFF

Brittany Jefferson, Redevelopment Administrator
Amy Fields, Deputy City Attorney

DECLARATION OF QUORUM

Quorum

APPROVAL OF MINUTES-

Motion to approve the April 2012 Meeting Minutes and it was seconded. Motion carried.

STAFF REPORTS –

Financial Report- General Fund (1): is \$151,917.94 and CDBG: \$34,565.2 with a remaining \$39,309.00 for acquisitions, taxes, City Lien Foreclosures, and special projects.

Property Inventory- The Land bank program has sixty-three (63) properties in inventory, plus the 92 lots of the Rolling Pines Subdivision. A total of sixteen (16) properties have title insurance and are available for transfer and development.

City lien foreclosure report- Code Enforcement delivered the five (5) requested files to Staff. Staff will review the files for statutory compliance and order title work accordingly. Discussion regarding the City's strategy to certify liens to the County for collection and the possibility of earmarking those funds for Land Bank use.

Quiet Title –The quiet title hearings for 1701 Dennison and 1716 W. 18th are scheduled for June 11, 2012.

Purchase Property- The three (3) purchases pending with Little Rock Homes, LLC were approved on May 1, 2012 by the Board. The closing has been scheduled for May 24, 2012 at 9 a.m.

Donation Property- Three (3) properties are being processed.

NSP2 Report:

- The NSP2 Consortium members have 23 units and another 30 units (Empowerment Center) that are in the construction phase-rehabs and new constructions. We have expended little over \$6.8 million as of May 11, 2012. *Discussion about specific projects of Consortium Members.*
- Habitat for Humanity's NSP2 development at 2209 West 10th Street should be completed by June 2012. Staff will provide before and after pictures of the property.

JOINT COMMITTEE REPORT-

Discussion: New City Lien Foreclosure Files, Rolling Pines Plat Update; Comprehensive Map Project, and New Land Bank Commissioner Appointments

Next Committee Meeting: Discuss reinstatement of the Neighborhood Association Liaison Program and discuss revisions to the Land Bank Ordinance regarding the length of time to complete a Redevelopment Plan.

OLD BUSINESS-

Quiet Title Capacity Meeting – Housing Staff met with the City Attorney's Office on May 4, 2012 to discuss quiet title capacity. The City Attorney's Office stated that they had no capacity limits for quiet title files and would bundle files for cost efficiency. Staff has ordered title for all properties purchased at the 2009 Arkansas State Land Commissioner's Auction.

NEW BUSINESS-

Introduction of New Land Bank Commissioner Appointments – The three (3) new Commissioners: Jarrod Woodley (CHAB Rep.); Frances Frazier (Ward I); and, Hollie Hutchinson (Real Estate) were introduced to the Commission and welcomed.

Choice Neighborhood Planning Grant – Staff has been appointed to the Housing Committee for the grant. A meeting was held with Latonya Wilson of the Metropolitan Housing Alliance on April 30, 2012. We discussed funding sources, incentives for developers, and partnerships.

Website Training – Staff to attend a website training for the Land Bank Website on May 21, 2012 at 10 a.m.

PROJECTS-

Rolling Pines Survey and Plat Project – Staff to meet with Planning's Subdivision Administration and discussed ETC and obtained contacts to confirm water and sewer service to the subdivision; Staff met with ETC engineers and surveyors on May 10, 2012 to discuss survey and plat service needs; ETC to submit a proposal to Staff.

Comprehensive Redevelopment Map – Staff obtaining NSP2 property data for redevelopment map project; Staff to work with Public Works personnel to create map. Commissioner Chan volunteered to map the properties using one of her programs; Staff will forward the data to Commissioner Chan.

COMMISSIONER COMMENTS –

Commissioners suggested we utilize a summer intern to initiate a second round of the "Letter of Interest Program" to address the number of unsafe and vacant structures in the focus area.

CITIZEN COMMUNICATION

NONE

Adjourn