

MINUTES OF THE STARK COUNTY LAND REUTILIZATION CORPORATION
March 21, 2024

The Stark County Land Reutilization Corporation met for their regular meeting on Thursday, March 21, 2024 at 9:00 a.m. in the Stark County Regional Planning Commission Conference Room.

1. CALL TO ORDER BY SCLRC CHAIRMAN, Alex Zumbar
2. ROLL CALL – Board Members Present

Roll call found the following board members in attendance: Alex Zumbar, Bill Smith, Janet Creighton, John Arnold and Chris Hardesty.

3. ELECTION OF CHAIRPERSON AND VICE-CHAIRPERSON OF THE BOARD OF DIRECTORS

Per the regulations of the bylaws, every year at the Annual meeting there must be an election of the Chairperson and Vice Chairperson for the Board of Directors. Creighton moved and Hardesty seconded to appoint Alex Zumbar as Chairperson and Bill Smith as Vice Chairperson. Motion carried on a roll call vote as follows: Voting Aye - Creighton, Arnold, Zumbar, Smith and Hardesty.

4. APPROVAL OF MINUTES OF FEBRUARY 26, 2024 MEETING

Creighton moved and Hardesty seconded to approve the minutes of the February 26, 2024 meeting. Motion carried on a roll call vote as follows: Voting Aye - Zumbar, Smith, Creighton, and Hardesty. Arnold abstained due to his absence last month.

5. PUBLIC SPEAKS

6. PRESENTATION OF ANNUAL REPORT

Sarah Peters presented the annual report which summarized the accomplishments of the SCLRC during 2023. Arnold moved and Smith seconded to approve the 2023 Annual Report as submitted. Motion carried on a roll call vote as follows: Voting Aye - Creighton, Arnold, Zumbar, Smith and Hardesty.

7. TREASURER/FISCAL REPORT

Heather Cunningham reviewed the Treasurer's Report for the month of February. Hardesty moved and Smith seconded to approve the Treasurer's Report for January as presented. Motion carried on a roll call vote as follows: Voting Aye - Zumbar, Smith, Creighton, Arnold and Hardesty.

- Budget Revision Request for Approval

Cunningham summarized the budget revision request to add an additional \$93,700 to the line item for the prosecutor. The Land Bank paid the prosecutor \$54,937.50 in the first quarter invoice. The reason for this was the fourth quarter invoice included those cases over 75 that were at \$375 upon receipt of request and \$375 upon filing of the complaint. As such because we only budgeted \$56,250 and it only leaves \$1,312.50 for their contract for the rest of the year. We're also asking to add an

additional \$50,000 to the TAAP expense line item. The original budgeted amount for that was \$55,000. And to date, we already expended over \$49,000 leaving just under \$6,000 for the rest of the year. Basically, because we have requested over 320 closure cases last year and many of those are still in process. Invoices are going to come in. We're requesting to add \$60,000 to residential DAP expense line item to cover the approved projects that are in process and six ODOT demolitions that were previously approved. The additional funds will be enough to cover two Canton DAP projects that will be discussed later on in the agenda. And then the last one is requesting an additional \$56,731.25 to commercial DAP, bring that line item up to \$228,795 to cover the demolition project approved for the Canton Palace Theater at the last meeting. The money for this needs to be appropriated from our cash balance.

Creighton moved and Arnold seconded to approve the budget revision as presented. Motion carried on a roll call vote as follows: Voting Aye - Zumbar, Smith, Creighton, Arnold and Hardesty

8. SIDE LOT/VACANT LOT PROGRAM REPORT
Gwen Arthur provided the Side Lot Program Update:

Total Applications Submitted: 2,587
(0 applications were received since February '24 update)

Cities – 2,142
 Canton: 1,682, Massillon: 187, Alliance: 273

Other Communities – 445

Beach City – 1, Bethlehem Twp – 68, Brewster – 9, Canal Fulton – 1, Canton Twp – 84, East Canton – 8, East Sparta – 2, Hartville – 3, Jackson Twp – 6, Lake Twp – 8, Lawrence Twp – 12, Lexington Twp – 67, Limaville – 2, Louisville – 2, Marlboro – 1, Meyer's Lake – 1, Minerva – 5, Nimishillen – 6, North Canton – 2; Osnaburg Twp – 15, Paris Twp – 3, Perry Twp – 18, Pike Twp – 21, Plain Twp – 38, Sandy Twp – 41, Sugarcreek Twp – 6, Tuscarawas Twp – 2, Washington Twp – 6, Waynesburg – 6, Wilmot-1

- Total Number of Applications under Preliminary Review: 0
 - Total Number of Applications Denied: 1007
 - Number of Canceled Applications/Fee Refunded: 186
 - Total Number Pending Approval by Community: 16
 - **Total Number of Approved Applications: 1378**
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- Total Number of Approved Applications Pending Deposit Receipt / NIP Early Lien Release / Request for Foreclosure / Completed Foreclosure Proceeding / Forfeiture Request: 77
 - Total Number Being Prepared for Transfer: 23
 - **Total Number Transferred to Date: 1,264**

Vacant Lot Program Update:

Total Applications Submitted: 378
(1 Application received since February '24 update)

Cities – 263: Canton: 216, Alliance: 33, Massillon: 14

Other Communities – 115

Bethlehem Twp – 66, Canton Twp – 13, Hartville – 1, Jackson Twp – 3, Lake – 4, Lexington Twp – 9, Nimishillen – 3, Paris – 1, Perry – 1, Pike – 2, Sandy Twp – 7; Sugarcreek Twp – 1, Washington Twp – 4,

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- Total Number of Applications under Preliminary Review: 0
 - Total Number of Applications Denied: 251
 - Number of Canceled Applications/Fee Refunded: 25
 - Total Number Pending Approval by Community: 3
 - **Total Number of Approved Applications: 84**
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- Total Number of Approved Applications Pending Executed MOU/ Completion of Foreclosure Proceeding: 12
 - Total Number Being Prepared for Transfer: 4
 - Total Number Transferred to Date: 68

Hardesty moved and Arnold seconded to approve the Side Lot/Vacant Lot Report as submitted. Motion carried on a roll call vote as follows: Voting Aye – Zumbar, Smith, Creighton, Arnold and Hardesty.

9. UPDATE FROM HABITAT FROM HUMANITY

Technical difficulties prevented Habitat for Humanity from presenting.

10. NEW BUSINESS

a. Targeted Acquisition Program Requests

- City of Canton – Parcel #s – 206005, 234061, 230350

Peters presented the TAAP applications from the city of Canton. There were 2 certified tax-delinquent parcels requested.

Creighton moved and Hardesty seconded to approve the TAAP applications as submitted. Motion carried on a roll call vote as follows: Voting Aye – Zumbar, Smith, Creighton, Arnold and Hardesty

- Habitat for Humanity – 13 Parcels

Peters presented a TAAP applications from the Habitat for Humanity. There were 13 certified tax-delinquent parcels requested.

Arnold moved and Zumbar seconded to approve the TAAP applications as submitted. Motion carried on a roll call vote as follows: Voting Aye – Zumbar, Smith, Creighton, Arnold and Hardesty

b. Demolition Assistance Requests

- City of Canton – Parcel #225899
- City of Canton – Parcel #234738

Peters presented two DAP applications received from the City of Canton. The city is requesting funding totaling \$13,384.88 for the demo of parcel 225899 and \$6740.00 for the demo of parcel 234738.

Arnold moved and Smith seconded to approve the DAP applications as submitted. Motion carried on a roll call vote as follows: Voting Aye – Zumbar, Smith, Creighton, Arnold and Hardesty

c. Hope Homes – Single Family Housing Tax Credit Project

Bob Nau gave an update on the Hope Inc. project in East Canton. Testa previously inquired about applying for single family tax credits grant program through OHFA. They have decided not to pursue this round of funding at this time due to some sanitary sewer capacity issues.

11. OLD BUSINESS
12. NEXT MEETING – Monday April 15, 2024 - 9:00 a.m.
13. ADJOURNED