



514 W. Liberty Street  
Louisville, KY 40202

# Louisville Metro Government

## Minutes - Final

### VAPStat Joint Meeting

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Monday, February 11, 2019

3:00 p.m.

Old Jail Auditorium

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The agenda and items for the [Urban Renewal and Community Development Agency of Louisville](#) (hereinafter referred to as [URC](#)) Meeting were electronically provided to the commissioners prior to the meeting.

#### COMMISSIONERS PRESENT:

Bob Frazier, Chairman  
Lisa Ogburn, Vice Chairman  
R. Ray Schindler

#### COMMISSIONERS ABSENT:

Michael Hicks  
Paul Mastrolia

#### LOUISVILLE METRO GOVERNMENT STAFF PRESENT:

Office of Redevelopment and Vacant & Public Property Administration (hereinafter referred to as **RVPPA**)

Laura Grabowski, Director  
Andrea Brown, Executive Administrator  
Carrie Fry, Real Estate Program Coordinator  
Linette Huelsman, Real Estate Coordinator  
Kevin Manring, Real Estate Coordinator  
Connie Sutton, Administrative Coordinator  
Latondra Yates, Property & Leasing Supervisor

#### Jefferson County Attorney's Office

Stephanie Malone, Assistant Jefferson County Attorney (Substituting for Ed Carle)

#### GUESTS:

Leslie Woods, Habitat for Humanity of Metro Louisville, Inc. (**HFH**)  
Trevor Loomis, HFH  
Emma Kennedy, HFH

#### [Welcome, Introductions, and Announcements:](#)

Ms. Grabowski welcomed all the Commissioners and guests.

#### Vacant and Abandoned Property Statistics:

Using a PowerPoint presentation, Ms. Grabowski presented the LouieStat Key Performance Indicators (KPI) Report for February 11, 2019.

#### Call to Order:

The meeting was called to order at approximately 3:51 p.m. by Chairman Frazier.

#### Establish Quorum:

Roll call was taken and three commissioners were present establishing a quorum necessary to conduct business: Ms. Ogburn, Mr. Schindler, and Mr. Frazier.

#### Approval of Minutes:

On motion by Ms. Ogburn, seconded by Mr. Schindler, the minutes of the December 10, 2018 annual meeting were unanimously approved.

#### Old Business:

##### i. Resolution 12, Series 2018, Proposed Transfer of 447 and 449 South 20<sup>th</sup> Street to HFH

Using a PowerPoint presentation, Ms. Huelsman provided an overview of the proposed transfer of 447 and 449 South 20th Street to HFH. HFH desires to acquire these parcels for their appraised value of \$2,000.00 (\$1,000.00 per parcel) to construct two (2) single-family residences on these lots. Ms. Huelsman also presented to the Commission HFH's new design plans which are very similar to the French Plan Alteration that the Commission approved at its July 9, 2018 meeting (Resolution 4, 2018).

Ms. Huelsman restated to the Commissioners that these lots are within the plat lines of Cedar Street Development. Thus, HFH's housing designs have been reviewed and approved as meeting the Russell design guidelines as requested previously by the Commission. Ms. Huelsman then advised that the homes built by Community Ventures Corporation in Cedar Street Development have recently sold for \$120,000 to \$135,000.

Ms. Woods answered questions from the Commissioners as to how HFH's proposed construction designs have been modified to fit the designs in place for Cedar Street Development. Mr. Loomis provided information relating to the assessed value of other single-family residences built by HFH for the east-end development known as Park Springs and that the only difference between the homes proposed to be built and those built in Park Springs is the appraised value of the land, \$150,000 to \$160,000 compared to \$120,000 to \$130,000 for these lots. Mr. Loomis then added that HFH's intent is to sell the single-family residences through a zero-percent interest loan for \$85,000, with the hopes of starting construction in April 2019.

Mrs. Yates recommended that that commission establish a basis for their action. To help frame deliberations, she informed the commission that Commissioner Mastrolia could not make today's meeting and that he requested postponement of hearing the resolution to allow him to review the revised housing designs. She confirmed that these lots were platted to be part of Cedar Street Development, but that the developers at this point, Community Ventures Corporation (CVC) and REBOUND, had not selected these lots for development. She pointed out that HFH's designs had been approved by Develop Louisville leadership staff as meeting the applicable Russell Design and existing approved Cedar Street Development designs, as was done with the other houses constructed within the development. Therefore, a vote could be taken today based upon the information presented, or the resolution can be tabled to allow Mr. Mastrolia the chance to review HFH's designs and express any other concerns he may have at a special meeting or next month's regular meeting.

**Motion:** On a motion by Ms. Ogburn, seconded by Mr. Schindler, and unanimously passed, Resolution 12, Series 2018, was tabled to allow a special meeting to be scheduled within the next ten (10) days as stipulated by Ms. Ogburn.

New Business:

There was no new business to come before this Commission.

Adjourn:

As there were no more items of business to discuss, on a motion by Ms. Ogburn, seconded by Mr. Schindler, and unanimously passed, this meeting of the URC was adjourned at 4:28 p.m.

Closing Remarks:

Ms. Grabowski expressed her appreciation to everyone for their attendance and participation.

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CHAIRPERSON  
URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF LOUISVILLE

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STAFF

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DATE