



Minutes VAPStat Joint Meeting

Monday, August 10, 2015

3:00 PM

Old Jail Auditorium

Welcome and Introductions

Jeana Dunlap opened the joint business meeting by welcoming the audience and persons streaming the meeting live.

Vacant and Abandoned Property Statistics

Louisville & Jefferson County Landbank Authority, Inc.- Special Meeting

Roll Call - Establish Quorum

Chairperson Bill Schreck called the 8/10/2015 meeting to order at 3:40 p.m.

Members Present: Franklin Jones and ishmon Burks

Announcements

Approval of Minutes

June 25, 2015 minutes were unanimously approved.

There were not minutes to approve on July 13, 2015 due to lack of quorum.

Old Business

The by-laws were unanimously approved.

Resolution Number Resolution 14, Series 2015
Request: Side Yard Purchase
Project Name: N/A
Location: 1731, 1733, 1733-R Gallagher St.
Neighborhood: California
Applicant: Paul Vincent
Project Area/Size: 1731-0.04ac, 1733-0.04ac, 1733 R-0.02ac
PVA Value: 1731 -\$2140, 1733-\$490, 1733-R-\$0
Sale Price: \$3.00
Council District: 6-David James
Case Manager: Linette Huelsman, Real Estate Coordinator

Linette Huelsman presented Resolution 14, Series 2015 for Mr. Paul Vincent. The applicant would like to purchase the lots at 1731, 1733 and 1733 R Gallagher St. for use as a side yard. The lots would be consolidated with his

adjoining property. Mr. Vincent provided the deed showing he is the owner the adjacent property. The lots have been in the Landbank for a combined total of 51 years.

Resolution 14, Series 2015 was unanimously approved.

Resolution Number Resolution 15, Series 2015
Request: Commercial Purchase
Project Name: Opportunity Corner
Location: 1327-1329 Dixie Highway
Neighborhood: Park Hill
Applicant: Canaan Community Development Corporation
Project Area/Size: 1327 (3900 sq. ft.) /1329 (5100 sq. ft.)
PVA Value: 1327 (\$5,100) /1329 (\$6,000)
Sale Price: 1327 (\$500) / 1329 (\$1000)
Council District: 6-David James
Case Manager: Joshua Watkins, Real Estate Coordinator

Joshua Watkins presented Resolution 15, Series 2015 on behalf of Canaan Community Development Corporation (CCDC). The applicant would like to purchase two lots located at 1327 & 1329 Dixie Hwy for a community enrichment project entitled "Opportunity Corner". The subject lots are 3900 sq. ft. (1327) & 5100 sq. ft. (1329) respectively located in the Park Hill neighborhood. The Land Bank Authority acquired these lots through Commissioner Sale in 1995 and they have been in the sales inventory for 20 years.

Kathy Brent, a representative from Canaan Community Development Corporation (CCDC) was present and briefly gave the board a description of their proposal.

The board members amended Resolution 15, Series 2015 as follows:
Approved a lease agreement with an option to purchase. Full funding must be obtained within 6 months. At that time if funding is secured, CCDC can exercise the option to have the property conveyed to CCDC. Construction on the property will not commence until full funding is obtained. In the event the property will need to be returned to the Landbank it must return in its original condition.

The amended Resolution 15, Series 2015 was approved.

New Business

Resolution Number Resolution 16, Series 2015
Request: Single Family Purchase
Project Name: N/A
Location: 2110 Burwell Avenue
Neighborhood: Algonquin
Applicant: Kentucky Equity, LLC

Project Area/Size: 5,956 sq. ft.
PVA Value: \$30,830.00
Sale Price: \$5,500.00
Council District: 3- Mary Woolridge
Case Manager: Joshua Watkins, Real Estate Coordinator

Joshua Watkins represented Resolution 16, Series 2015 on behalf of Kentucky Equity, LLC. The applicant requests approval to purchase the single family home located at 2110 Burwell Ave to renovate and sell or use for rental purposes. The proposal was submitted through the Land Bank Authority's June 2015 Request for Proposals. The property was acquired through REO-donation from Wells Fargo Bank at no cost to Metro and has been in the sales inventory for (9) months.

Resolution 16, Series 2015 was approved unanimously.

Resolution Number Resolution 17, Series 2015
Request: Single Family Purchase
Project Name: N/A
Location: 1743 W Kentucky St.
Neighborhood: California
Applicant: Kenneth Lamont Harper, Jr.
Project Area/Size: 1025 sq. ft. (structure)
PVA Value: \$22,430.00
Sale Price: \$2,575.00
Council District: 6- David James
Case Manager: Linette Huelsman, Real Estate Coordinator

Linette Huelsman presented Resolution 17, Series 2015 on behalf of Kenneth Harper, Jr. The applicant is requesting to purchase the home at 1743 W Kentucky St. to renovate and use for rental purposes. The buyer submitted a proposal through the June 2015 RFP process. The property was acquired through donation from Wells Fargo Bank at no cost to Metro, and has been in the sales inventory for 9 months.

Mr. Harper was present at the meeting and noted that he does not have labor cost included in his estimate because he has family members that are licensed to do plumbing, electrical work, etc. He also informed the board that he plans on renting the property or possibly selling it in the near future.

Bill Schreck requested the resolution to be amended to reflect the following:

Section 1: If the project is not complete within 6 months the property returns to the Landbank.

Section 2. Correct the typo.

Latondra Yates stated she would make those revisions to the resolution.

Resolution 17, Series 2015 as amended was approved unanimously.

Resolution Number Resolution 18, Series 2015
Request: Single Family Residential Development
Location: 1909 and 1911 Cedar Street
Applicant: REBOUND
Case Manager: Jeana Dunlap

Jeana Dunlap presented Resolution 18, Series 2015 on behalf of REBOUND. Louisville Metro is working with REBOUND to build out the site at Cedar Street between 19th and 20th. The applicant plans to construct single family homes.

Resolution 18, Series 2015 was unanimously approved.

Adjournment

The meeting was adjourned at 4:55 p.m.

Urban Renewal and Community Development Agency of Louisville

This meeting did not take commence due to lack of quorum.

Roll Call - Establish Quorum

Announcements

Approval of Minutes

Old Business

New Business

Resolution Number Resolution 2, Series 2015
Request: Conveys 1907 Cedar Street
Applicant: REBOUND

Resolution Number Resolution 3, Series 2015
Request: Conveyance of 27 parcels for single family residential development
Applicant: Community Ventures Corporation (CVC)

Resolution Number Resolution 4, Series 2015
Request: Preferred Developer Status for the 8 parcels identified
by Community Ventures Corporation (CVC) for
future mixed-use development
Applicant: Community Ventures Corporation (CVC)

Adjournment

Vacant Property Review Commission

This meeting did not take commence due to lack of quorum.

Roll Call - Establish Quorum

Approval of Minutes

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Announcements

Old Business

New Business

Adjournment

Hopper Items

Closing Remarks

Landbank Authority Chairperson:

Staff:

Date:

September 14, 2015

Urban Renewal Chairperson:

Staff:

Date:

August 10, 2015

Vacant Property Review Commission Chairperson: No meeting conducted due to lack of quorum.

Staff:

Date:

August 10, 2015