



514 W. Liberty Street  
Louisville, KY 40202

# Louisville Metro Government

## Minutes - Final

### Special VAPStat Joint Meeting

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Monday, April 17, 2023

Old Jail Auditorium

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The special meeting of the **Louisville and Jefferson County Landbank Authority, Inc.** was held in the Auditorium, of the Old Jail Building, on 514 West Liberty Street, 3:00 p.m., on the above date. The agenda and agenda items were electronically provided to the Board Members prior to the meeting.

#### BOARDS OF DIRECTORS PRESENT:

Reverend Jamesetta Ferguson, Acting Chairperson, representing the Commonwealth of Kentucky  
Jacqueline Floyd, Appointee for Louisville/Jefferson County Metro Government  
Amanda Satterly, Appointee for the Superintendent of Jefferson County Public Schools

#### LOUISVILLE METRO GOVERNMENT STAFF PRESENT:

Office of Housing and Community Development (hereinafter referred to as “**OHCD**”)

Laura Grabowski, Director  
Christopher Robinson, Community Engagement Manager  
Elaine Osorio, Real Estate Coordinator  
Elisabeth M. Ellis, Real Estate Coordinator  
Tia Bowman, Real Estate Program Supervisor  
Connie Sutton, Real Estate Program Coordinator

#### Jefferson County Attorney’s Office

Anne P. Scholtz, Substituting for Travis J. Fiechter, Assistant Jefferson County Attorney

#### GUESTS:

Sadie Iovenko, Four Leaf Clover Properties, LLC  
Dirk Hurst  
Regina Green  
Anita Gardner

The meeting was initially delayed for a few minutes to correct some technical difficulties occurring within the operations of the Cisco WebEx application.

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

Ms. Grabowski welcomed all the Board Members and guests, and Rev. Ferguson then announced that this special meeting of the LBA is being conducted via video conferencing pursuant to KRS. 61.826.

Mr. Robinson also advised that the Q & A Chat box, at the bottom, left-hand corner of this Webex event, will be monitored by Ms. Osorio who will respond to or relay any submitted questions to the Board for discussion.

## LOUISVILLE AND JEFFERSON COUNTY LANDBANK AUTHORITY, INC.

### Swearing In of New Directors/Election of Officers

Ms. Scholtz officially swore in the newly appointed members of the LBA's Board of Directors (Ms. Floyd and Ms. Satterly) and, pursuant to the LBA's By-Laws, conducted the Election of Officers which resulted in Rev. Jamesetta Ferguson being nominated and voted in as Chair, Jacqueline Floyd being nominated and voted in as Vice Chair, and Amanda Satterly being nominated and voted in as Treasurer.

OHCD staff will continue to perform the duties of the Secretary of the Board of Directors.

Ms. Scholtz then returned control of the meeting to Chair Ferguson.

### Call to Order:

The meeting was called to order at approximately 3:45 p.m. by Chair Ferguson.

### Establish Quorum:

Roll call was taken, and three (3) Board members were present establishing a quorum necessary to conduct business: Rev. Ferguson, Ms. Floyd, and Ms. Satterly.

### Approval of Minutes:

**Motion:** On motion of Treasurer Satterly, seconded by Vice Chair Floyd, the minutes of the October 10, 2022, meeting were unanimously approved.

### Annual Report for Calendar Year 2022:

Using a PowerPoint presentation, Ms. Grabowski provided an overview of the 2022 calendar year as it relates to the accomplishments of the LBA and OHCD staff. Those highlights included a breakdown of the LBA's acquisitions and dispositions; the conclusion of its Racial Equity Review and subsequent revisions to the disposition programs; a trip to Austin, Texas for the Vacant Property Leadership Institute 2022; community engagement events conducted at Eastern High School and various parts of the city for the Racial Equity Review; five (5) Open House Forums were conducted to explain to the public how to buy Metro-owned property; the Metro Council's approval of the Tax Delinquency Diversion Program, and the review of three (3) rehab successes involving former LBA properties.

### New Business:

#### i. LBA Resolution 1, Series 2023

Using a PowerPoint presentation, Mr. Robinson provided an overview of Four Leaf Clover Properties, LLC's plans to renovate 4129 Bardstown Road, a/k/a 2230 Buechel Avenue 40218 which was placed in a Community Impact Solicitation in April 2022 for the stipulated, sales price of \$1.00. The parcel's commercial building will be rehabbed and additional landscaping will be done to provide an outdoor event space to allow for community engagement on the parcel within 24 months of the Applicant's acquisition. The parcel's already existing amenities (commercial building and train caboose) will remain on the parcel and be maintained by the Applicant.

Ms. Iovenko then provided a separate overview of Four Leaf Clover Properties, LLC's development plans that will turn the property into a community based commerce and gathering place and replied to questions from the Board, guests, and the meeting's Q&A Chat Box relating to her development plans, especially as it related to the railroad tracks abutting the parcel and the parcel's existing tree canopy.

After further discussion by the Board of Directors, it was agreed that an amendment would be made to Resolution 1, Series 2023 to address the concerns from the neighbors relating to the parcel's existing tree canopy. No action would be taken by the Applicant to the tree canopy without the approval of an Arborist employed by Louisville/Jefferson County Metro Government.

**Motion:** On a motion of Vice Chair Floyd, seconded by Treasurer Satterly, and unanimously passed, LBA Resolution 1, Series 2023, was approved, as amended.

Announcements:

There were no announcements.

Adjourn:

As there were no more items of business to discuss, on a motion by Treasurer Satterly, seconded by Vice Chair Floyd, and unanimously passed, the meeting of the Louisville and Jefferson County Landbank Authority, Inc. was adjourned at 4:39 p.m.

Closing Remarks:

Chair Ferguson expressed her appreciation to everyone for their attendance and participation and added that the next VAPStat Joint Meeting is scheduled for 3:00 p.m., on May 8, 2023, at the Old Jail Building Auditorium.

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CHAIRPERSON  
LOUISVILLE AND JEFFERSON COUNTY LANDBANK AUTHORITY, INC.

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STAFF

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DATE