



Oakland County Land Bank Authority

Approved Minutes

July 13, 2023 @ 11:00am

Board of Commissioner's Committee Room A

1200 N Telegraph

Pontiac, MI 48341

- Call to Order at 11:02am
 - Wittenberg (P) Campbell (P) Manna (P) Mitchell (Absent - Excused) Stephens (P)
- Approval of Agenda
 - Motion to amend agenda to add item 6(a)(iii) by Manna. Second by Campbell.
APPROVED
 - Motion to approve amended agenda by Manna. Second by Campbell. **APPROVED**
- Approval of 5-4-23 Minutes
 - Motion to approve minutes by Campbell. Second by Manna. **APPROVED**
- Public Comment regarding items on agenda only – 3 minutes per person
 - None
- Executive Director report
 - Transformational Brownfield in downtown Pontiac.
 - 111 Oneida, Pontiac. Connected Developer with IFF.
 - Habitat Oakland building 4 houses on tax foreclosed vacant lots in Pontiac.
 - Franklin School, Pontiac. Housing Development and Community Center discussions.
 - Rosshire Court, Pontiac.
 - Emerson School, Pontiac – possibly Blight Elimination Round 3 candidate
 - WWJ Building, Oak Park.
 - White Lake Township Hall
 - OCC Waterford Campus
 - Introduction to Oakland County Housing Trust Fund Manager, Kyle Hines.
 - Oakland County Community Showcase – OCLBA will be present.
 - Emerging Developer in Oak Park – MEDC – Jill Robinson will participate in panel discussion.
- Old Business
 - Blight Elimination Program update
 - Round 1 Scope of Work approved for GMMH houses; demolition of 75 Oliver (Approved at June 21 Historic District Commission meeting. Pontiac City Council approved a Rehab Agreement on 7/11/23.)

- Round 2 Blight Elimination Program funding approved to support stabilization of WWJ Building in Oak Park
 - Expedited Quiet Title Action update – Colonial Title Company working on Quiet Title on N Perry St which tax foreclosed in 2013 in order to be completely insurable.
- New Business
 - 31505 Grand River, Farmington – D&A Development Partners presentation showing plans for this property including similar projects in New York City, NY and Birmingham, AL. Anne Jameson attended as consultant to concur with support of this project. A partnership with the OCLBA will really help the financial aspect of this project work. Kevin Christenson, Planning Building Director from City of Farmington also attended and spoke to Corridor Improvement Authority and desire for redevelopment in Farmington. This project is inside CIA and it's Master Plan. Hopeful for support for a project like this to breathe new life into it. He believes this building needs reinvestment before we lose it. He believes D&A are the first developer to take on the challenges and opportunities for this site. Discussion on land banking agreement having set timeline for activity to occur and protections for both former owner and OCLBA.
 - Motion to authorize the Executive Director to negotiate and execute a land bank agreement on this project by Stephens. Second by Campbell. **APPROVED**
 - Upcoming meeting calendar presented.
 - Motion to cancel August meeting, move September meeting to 9/13/23 then November 16, 2023 by Campbell. Second by Stephens. APPROVED
 - Approved Calendar for November 2023-October 2024.
 - Michigan Association of Land Banks Leadership Summit September 20-22, 2023 in Flint. Additional information will be coming.
 - Resolution authorizing Blight Elimination Round 3 applications
 - Demo, stabilization, environmental, acquisition, rehabilitation only on publicly owned property
 - \$500,000 guaranteed grant to our size of Land Bank
 - Must be in Qualified Census Tract
 - 6 Green Pontiac or Emerson Schools are possibilities. City of Pontiac may have more projects to add to Round 3 and Round 4.
 - Motion to authorize Executive Director to apply for Blight Elimination Round 3 guaranteed funding by Stephens. Second by Manna. **APPROVED**
- Public Comment - 3 minutes per person
 - None
- Other Business
- Next meeting date is September 13, 2023 at 11am.
- Adjournment at 12:23pm.