

MINUTES OF
THE REGULAR BOARD MEETING OF
THE BOARD OF DIRECTORS OF
THE MACON-BIBB COUNTY LAND BANK AUTHORITY
October 14, 2019

The regular meeting of the Board of Directors of the Macon-Bibb County Land Bank Authority was held in the Office of the Macon-Bibb County Land Bank Authority at 653 Second Street, Boardroom, City of Macon, Georgia 31201 at 4:06 p.m. on October 14, 2019

Those present and absent were as follows:

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| Present: | Gary Bechtel Sylvia McGee Sundra Woodford |
| Absent: | Bruce Gerwig Bert Bivins, III |

Director McGee declared that a quorum was present and called the meeting to order.

Staff Representatives & Visitors:

Staff representatives present were Everett Verner – Executive Director, Joan Harris – Attorney, Cater Thompson – Attorney,

Visitors present were Lester Miller – Chair, Board of Education, Wanzina Jackson – ECDD, Randy Howard – Attorney, Bibb Board of Education, Andrew Watson – Real Estate Investor

Approval of the Minutes of the Board Meeting held on September 9, 2019

Director Woodford made a motion to approve the Regular Board Minutes for the meeting held September 9, 2019 and director Bechtel seconding the motion, the ayes and nays are as follows:

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| AYES: | Sylvia McGee Gary Bechtel Sundra Woodford |
| NAYS: | |

Financial Report

Director Verner informed the board he was meeting with the Land Bank Authority's accountant, Stan Hall to discuss upgrading the invoicing and record keeping on Thursday, October 17.

DISCUSSION ITEMS

The Board of Directors discussed the Inter-Governmental Agreement (IGA) with the Board of Education after Director Verner and Joan Harris met with Superintendent, Dr. Jones, and Randy Howard on October 7, 2019. Director Verner and Joan Harris summarized that meeting as follows:

The discussion with Dr. Jones suggested that the Board of Education refused to discuss the LBA proposed amendment to the existing IGA which the LBA believed they would consider. The Superintendent informed Director Verner that the Board of Education had no intention of even discussing a future IGA until the current one was officially terminated. Director Verner and Joan Harris informed Randy Howard and Dr. Jones that we would be unlikely to get the documents ready for the LBA board meeting on October 14. Director Verner and Joan Harris reiterated a continued point to Dr. Jones and Randy Howard that without protection of the properties that were currently approved under the current IGA, the Land Bank Authority would be unable to agree to the termination. Randy Howard said he had termination language that he would share with Joan Harris, and everyone agreed that we could work from that at a future meeting as long as the termination was approved alongside the protection of the Tax In-Rem Foreclosures that had been approved by the LBA prior to the BOE's request to terminate.

The discussion with the Board of Directors included Mr. Lester Miller and eventually Randy Howard. There was some confusing communication about a termination being ready at this LBA meeting, but it was explained by Joan Harris that not only did we never promise to have the termination language prepared, but Dr. Jones requested two separate agreements to deal with, one that protected the properties approved for Tax Foreclosure under the current IGA, and one that terminated the IGA. Joan Harris advised the board not to terminate the IGA until those properties were protected. Mr. Miller indicated this would be amiable for the school Board.

ACTION ITEMS

A RESOLUTION OF THE MACON-BIBB COUNTY LAND BANK AUTHORITY BOARD OF DIRECTORS AUTHORIZING THE SALE AND CONVEYANCE OF 1783 FIRST AVENUE MACON, GEORGIA TO MOSAIC DEVELOPMENT, INC. FOR A TOTAL OF \$400 AND FOR OTHER PURPOSES. Director Bechtel motioned to approve the resolution and Director Woodford seconded. The Ayes and Nays are as follows:

AYES: Sylvia McGee
Gary Bechtel
Sundra Woodford

NAYS:

A RESOLUTION OF THE MACON-BIBB COUNTY LAND BANK AUTHORITY BOARD OF DIRECTORS AUTHORIZING THE SALE AND CONVEYANCE OF 1195 ERNEST STREET FOR \$1,000 AND THE PROPERTIES LOCATED AT 1705 SECOND STREET, 1715 SECOND STREET, 1725 SECOND STREET, AND 1737 SECOND STREET MACON, GEORGIA TO NEIGHBORHOOD WORKS, INC. AND FOR \$400 EACH FOR A TOTAL OF \$2,600 AND FOR OTHER PURPOSES. Director Woodford motioned to approve the resolution and Director Bechtel seconded. The Ayes and Nays are as follows:

AYES: Sylvia McGee
Gary Bechtel
Sundra Woodford

NAYS:

Director Bechtel motioned to close the normal meeting and move into Executive Session and Director Woodford seconded at 5:15p.m. The Ayes and Nays are as follows:

AYES: Sylvia McGee
Gary Bechtel
Sundra Woodford

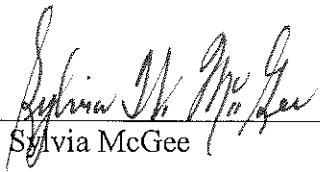
NAYS:

Director Bechtel motioned to re-open the normal meeting and Director Woodford seconded at 5:45p.m. The Ayes and Nays are as follows:

AYES: Sylvia McGee
Gary Bechtel
Sundra Woodford

NAYS:

Adjournment: There being no further business to come before the Directors of the Authority, and upon exhaustion of all requests and resolutions, the meeting was adjourned. The next scheduled Board Meeting will be held on Monday, November 11, 2019.

Chair: 
Sylvia McGee

Attest: 
Gary Bechtel, Secretary