

**Land Bank of Kansas City, Missouri**  
Minutes of the open session meeting of:  
7-15-2019

Location of meeting:

Land Bank Conference Room  
4400 Blue Parkway  
Kansas City, Missouri 64130

<u>Commissioners Present:</u>	<u>Staff Present:</u>
Kevin Masters, Vice Chair	Tracey Bryant- Executive Director
Julie Anderson	Andrew Bonkowski
Deke Clayborn	Chad Erpelding
Mishelle Martinez-call in	

Others Present:

A sign-in sheet listing guests/visitors in attendance is on file in the Land Bank offices.

**Meeting called to order**

The meeting was called to order at 10:00 am. A quorum was confirmed.

**Approval of Minutes**

Commissioner Anderson moved to approve the amended meeting minutes, both open and closed, from the 6/3/2019, meeting. Commissioner Martinez seconded, and the motion was approved by voice vote 3-0, with Commissioner Clayborn abstaining.

Commissioner Anderson moved to approve the amended meeting minutes, both open and closed, from the 6/17/2019, meeting. Commissioner Clayborn seconded, and the motion was approved by voice vote 3-0. Commissioner Martinez was not present at the time of vote.

**Executive Director's Report** - For information only, no vote was taken

- A. Report on sales of properties – Executive Director Bryant discussed property sales and compliance with a written report. A copy is available in the Land Bank Office.

**Closed Session**

Commissioner Anderson moved to go into closed session pursuant to Section 610.021 RSMo., to consider real estate transactions and privileged communication between the Land Bank Commission and its attorney. Commissioner Clayborn seconded the motion and it was approved by roll call vote, 4 ayes 0 nays.

## **Consideration of the sale of properties.**

The Commissioners returned to open session – motioned by JA & seconded by DC. Motion passed 3-0. Commissioner Martinez no longer present at meeting.

1. **Legal Matters:** Discussed in Closed Session.
2. **Guest Speakers**
  1. East 23<sup>rd</sup> ST PAC- Rachel Riley- Request under New Business.
  2. Movement KC- Ebony & Daniel Edwards- presented a proposal for a project of mixed income new housing in the Wendell Phillips area.
  3. UNI- Shalaunda Holmes- UNI is starting the master planning process to develop a plan for the properties under option with Land Bank. The process will take 5-6 months. UNI has an agreement with Habitat For Humanity to build new housing. The Land Bank Board requested a scope from the master plan once completed.
3. **New Business:**
  1. Request from East 23<sup>rd</sup> St PAC for transfer of multiple properties to Kansas City Homesteading Authority. Ms. Riley was informed to complete applications for the properties before the next meeting. Commissioner Masters confirmed that these properties could be sold through Land Bank since there are not six contiguous lots.
  2. Consider of subordination agreement and assignment of amended Deed of Trust from Onyx Properties to 1900 Vine, LLC. Kelvin Simmons and Alison Bergman of 1900 Vine, LLC requested to move forward with the subordination agreement after minor edits. Commissioner Anderson moved to approve the modified subordination agreement and assignment of amended Deed of Trust from Onyx Properties to 1900 Vine, LLC. Commissioner Clayborn seconded the motion. Motion passed by voice vote 3 Ayes.
4. **Policy, Procedures, & Resolutions:**
  1. Mailing address on applicant's application does not have to match the address on the applicant's identification document.
  2. For clarification, the Board requested information from the statute, for the question of requirements for owner occupied properties to be lived in for 3 full years before Deed of Trust release.

## **Closed Session**

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The Commissioners returned to open session – motioned by DC & seconded by JA. Motion passed 3-0.

## Sales of Properties

### **Commissioners**

Kevin Masters (“KM”) – Present

Mishelle Martinez (“MM”)

Julie Anderson (“JA”) –Present

Deke Clayborn (“DC”) – Present

### **Consent Agenda**

Items 8 & 9 were moved to the presentation agenda.

Item 10 was put on Hold until next meeting.

Commissioner JA moved to approve items 1-7.

Motion was seconded by DC and approved by a voice vote, 3 ayes.

<b>Presentation Agenda</b>						
	<b>Address</b>	<b>Name</b>	<b>Motion Action</b>	<b>Movant</b>	<b>Second</b>	<b>Vote</b>
1.	2012 Bales Ave	Sharif Muhammad	Approve	DC	JA	3 Ayes
2.	2014 Bales Ave	Sharif Muhammad	Approve	DC	JA	3 Ayes
3.	2519 Spruce Ave	Marcelo Neponuecno-Rodreiguez	Reject	JA	DC	3 Ayes
4.	2910 E 12th St	Monarch Glass Studio	Hold			
5.	2912 E 12th St	Monarch Glass Studio	Hold			
6.	2914 E 12th St	Monarch Glass Studio	Hold			
7.	3628 Chestnut Ave	Jacqueline Vilkin	Reject	JA	DC	3 Ayes
8.	4440 South Benton Ave	Jacqueline Vilkin	Reject	JA	DC	3 Ayes
9.	4428 Montgall Ave	Earnest Muhammad	Approval	DC	JA	3 Ayes
10	7221 Walrond Ave	Caymen DePriest	Approval	DC	JA	3 Ayes
11	8810 E 9 <sup>th</sup> St	Alejandra Moreno	Reject	JA	DC	3 Ayes

12	9432 Grand Ave	Stacey Carr & Franchesca Carr	Hold			
13	9432 Grand Ave	Kevin Moore	Hold			
14	9440 Grand Ave	Kevin Moore	Hold			
15	9444 Grand Ave	Kevin Moore	Hold			
16	4821 Byrams Ford Rd	Kevin Moore	Hold			
17	4825 Byrams Ford Rd	Kevin Moore	Hold			
18	6209 E 16 <sup>th</sup> Ter	Beatriz Jimenez & Luis Chavez	Reject	KM	JA	3 Ayes
19	6211 E 16 <sup>th</sup> Ter	Beatriz Jimenez & Luis Chavez	Reject	KM	JA	3 Ayes

**Tabled Applications**

None

**Donations**

1	3703 E 29 <sup>th</sup> St	Anthony Purville	Reject	DC	JA	3 Ayes
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**Meeting Adjourned**

DC moved to adjourn, and JA seconded the motion.

The motion was approved by voice vote, 3-0.

Minutes approved on: \_\_\_\_\_

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Kevin Masters, Vice-Chair