



*ALBANY/DOUGHERTY COUNTY LAND BANK*

*VIRTUAL BOARD OF DIRECTORS MEETING*

*Official MINUTES*

*January 13, 2022*

**Call to Order:** Chair, Johnson called the meeting to order at 5:08 pm. Established quorum with the following attendees: Vice Chair, Larry Thomas, Albert Ethridge, and Jim Pace. Other attendees: Executive Director, Paul Forgey, Programs Manager; Angel Gray, City Attorney; Nathan Davis. Visitor; Sheba McNeil

Absent: unexcused; Patrick Bush, and Erick Williams

**Approval of Minutes: December 9, 2021** Chair, Johnson called for members to review the submitted draft minutes of the meeting held December 9, 2021. Upon review, Mrs. Johnson called for a motion. Motion to accept minutes of the December 9, 2021 Board of Directors Meeting by Albert Ethridge, motion second by Erick Williams. By unanimous vote motion passed.

**Old Business:** Judicial Tax Sales

Paul Forgey gave updates on January and February 2022 Judicial Tax Sales:

On January 4, 2022 five properties (4604, 4606, & 4608 Blue Crt., 527 Flint, and 230 Pinson) were on the Judicial Tax Sale, the Land Bank acquired each property. The properties are now in the 60 day right of redemption stage. Owners have sixty days to recover their properties.

Paul updated that the properties for the February Judicial Tax Sale would be moved to the April 5, 2022 Judicial Tax Sale. The April 5, 2022 Judicial Tax Sale will outcry twenty-three(23) properties.

**New Business:**

**Application(s) for Property**

Paul Forgey presented application requests for properties: Mr. Forgey gave an overview of the properties. The information included the delinquent tax status, fair market value, and description of the structure and/or lot conditions. The properties were considered and discussed by the Board. By Resolution the Board approved the following motions:

**806 Odom:** Motion made by Larry Thomas to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Jim Pace. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**514 Cedar:** Motion made by Jim Pace to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Larry Thomas. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**513 Johnny Williams:** Motion made by Larry Thomas to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Jim Pace. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**515 Johnny Williams:** Motion made by Jim Pace to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Larry Thomas. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**1327 Mulberry:** Motion made by Larry Thomas to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Jim Pace. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**1329 Mulberry:** Motion made by Jim Pace to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Albert Ethridge. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**1331 Mulberry:** Motion made by Larry Thomas to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Jim Pace. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**1105,1107,1109,&1111 Clark:** Motion made by Jim Pace to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Larry Thomas. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**608 Johnny Williams:** Motion made by Jim Pace to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Larry Thomas. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**405 S. Davis:** Motion made by Jim Pace to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Albert Ethridge. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**407 S. Davis:** Motion made by Jim Pace to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Larry Thomas. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**409 S. Davis:** Motion made by Albert Ethridge to allow Paul Forgey to pursue Judicial Tax Abatement on behalf of the Land Bank and market and negotiate the sale of the property with the applicant. Motion second by member Jim Pace. By Roll Call Vote: All attending members voted yes. Motion approved by unanimous vote of the attending Board.

**1403 S. Cleveland** was brought before the board with an application for Judicial Tax Abatement. Paul Forgey presented that the property needed to be researched for lot size and if the parcel contained a structure. After discussion with the Board, Chair Johnson called for a motion to accept the application and only move forward once Paul completed research on the property. Motion made by Jim Pace and second by Albert Ethridge. All approved members approved.

**Property Donations:** Paul Forgey discussed with the Board the potential for the Land Bank to accept three parcels by owner donation. The properties were presented in a PowerPoint presentation. After discussion of the Board and Mr. Forgey, the Board approved Mr. Forgey to move forward to accept the donation of the 170'x 140' vacant lot located on Don Cutler parcel # 00170/00001/11C and not to accept the properties located on S. Madison St. parcels: 00012/00002/40E & 00012/00002/40A.

**Discussion:**

Board and Mr. Forgey discussed the 2022 meeting schedule.

Board and Mr. Forgey discussed the Auditors report.

**Next Board Meeting:** The next Board Meeting will be at 5:00 pm on February 10, 2022.

Meeting adjourned at 6:15 pm.

Respectfully Submitted: Angel Gray

Motion to Approve Minutes as submitted: Larry Thomas a second to the motion by Jim Pace. All attending members gave an approval. Minutes approved by Unanimous vote of the attending Board.