

**MEETING MINUTES OF THE COOK COUNTY LAND BANK AUTHORITY**  
**BOARD OF DIRECTORS**

**April 24, 2014**

Board of Directors of the Cook County Land Bank Authority met pursuant to notice on April 24, 2014 at 8:00 AM in the offices of the Metropolitan Planning Council, 140 South Dearborn, fourteenth floor conference room, Chicago, Illinois.

**I. Call to Order and Roll Call**

Chairwoman Gainer called the meeting of the Board to order.

**Present:** Directors Brawley, Brewer, Dworkin, Grisham, Helmer, Holmes, Ostenburg, Planey, Porras, Ware (11)

**Not Present:** Directors Friedman, Jenkins, Saffo, Sherwin (4)

**Also Present:** Brian White (*CCLBA Executive Director*)

**Others Present:**

**Anthony Allen** (Concerned Citizen), **George Blakemore** (Concerned Citizen), **Judith Bell** (Community Renewal Society), **Bob Benjamin** (Cook County Treasurer's Office), **Regina Broadnax** (First Merit), **Charles Brow** (Action Now), **Linda Damashek** (Community Renewal Society), **Adam Gross** (BPI Chicago), **Lindsey Hammond** (Community Renewal Society), **K Jonah Holm** (Community Renewal Society), **Marc Hutlas** (Mercy Portfolio Services), **Nick, Jefferson** (Albany Park Neighborhood Council), **Aaron Lockhart** (Global Real Estate), **Peter Menachiem** (SNL Realty), **Stephanie Milito** (Cook County Planning & Development), **Tom Mahoney** (Cook County Commissioner Larry Suffredin's Office), **Randolph Norris** (Life Builders United), **Jasna Ostojich** (Brickton Realty), **Kenneth Parker** (Concerned Citizen), **Jean Pogge** (Delta Institute), **Eve Pytel** (Delta Institute), **Barbara Pressl** (Cook County Clerk's Office), **Emily Robinson** (Elevate Energy), **Deborah Ross** (First Merit Bank), **Ryan Schmitt** (DePaul University Institute for Housing Studies), **Elizabeth Scott** (Chicago Rehab Network), **Geraldine Smith** (Life Builders United), **Eric Strong** (SNL Realty), **Vincent Walker** (Cook County Department of Environmental Control), **Willie Winters** (Cook County Sheriff's Office), **Lakeshia Wright** (South Suburban Mayors & Managers Association)

**II. Public Speakers**

Chairwoman Gainer noted there were two public speakers:

**Anthony Allen** (Concerned Citizen), **George Blakemore** (Concerned Citizen), **Randolph Norris** (Life Builders United)

**III. “Deconstruction: Unlocking Hidden Assets, Promoting Economic Development”  
 Presentation from the Delta Institute by Eve Pytel with Willie Winters,  
 Cook County Sheriff’s Office**

Eve Pytel, Director of Strategic Priorities of the Delta Institute delivered a presentation with Willie Winters of the Cook County Sheriff’s Office. Eva spoke about the environmental and economic benefits of the deconstruction, specifically with vacant property and housing. Willie spoke about the Neighborhood Restoration Initiative of the Cook County Sheriff’s Office. After the presentation, both Eve and Willie answered questions from the Board of Directors. **No action taken.**

**IV. Executive Director’s Report (Brian White)**

CCLBA Executive Director Brian White delivered a presentation on the progress of his five key objectives: improving CCLBA capacity, identifying strategic opportunities, engaging in transactions, developing data analytics and action on larger priorities. After his presentation, Brian answered questions from the Board of Directors. **No action taken.**

**VII. Report from Land Transactions Committee (Director Friedman)**

Director Friedman as chair of the Land Transactions Committee delivered the report. Director Freidman communicated to the Board of Director for any additional suggestions to the adopted CCLBA Land Transactions Policies and Procedures. Brian White commented that it may be useful for clarification on properties between one to four units. **No action taken.**

**VI. Financial Report from the CCLBA Treasurer (Director Holmes)**

Director Holmes as CCLBA Treasurer delivered the financial report. Director Holmes explained CCLBA’s financial reporting and accounting system agreed upon by Brian White, Executive Director. Director Holmes continued to explain CCLBA’s balance sheet, profit and loss statement and the 2014 operating budget. Director Holmes also introduced a substitute version of the non-real estate transactions policy and procedures to account for an additional item that would not included before: other business expenses related to CCLBA operations and activities.

Director Helmer, seconded by Director Ostenburg, moved to approve the substitute version of the non-real estate transactions policy and procedures from the April 22, 2104 Finance Committee as described by Director Holmes, CCLBA Treasurer. **The motion carried unanimously.**

Chairwoman Gainer announced the return to the regular order of the agenda.

**V. Consent Agenda**

Director Dworkin, seconded by Director Brewer, moved to approve the consent agenda which includes the March 27, 2014 CCLBA Board of Directors meeting minutes and the April 16, 2014 Land Transactions Committee meeting minutes and the April 22, 2014 Finance Committee meeting minutes as substituted. **The motion carried unanimously.**

Chairwoman Gainer, seconded by director Grisham, moved to take the Financial Report from the CCLBA Treasurer and the Report from Land Transactions Committee out of order. **The motion carried unanimously.**

**VIII. Chairwoman's Report (Director Gainer)**

Chairwoman Gainer thanked the Illinois Housing Development Authority (IDHA) for awarding CCLBA a \$250,000 grant from their Abandoned Residential Property Municipality Relief Program. The grant will provide CCLBA with funds to maintain or demolish abandoned residential properties. Chairwoman Gainer thanked Adam Gross of the Business and Professional People for the Public Interest Institute (BPI Chicago) for his assistance in the grant application. Chairwoman Gainer announced a partnership with the Southwest Organizing Project (SWOP) Chicago in establishing a group of responsible buyers for the purchase of vacant/foreclosed properties. She also announced CCLBA's engagement with the Metropolitan Planning Council in outreach to suburban communities and municipalities. **No action taken.**

**XII. Adjournment**

Director Holmes, seconded by Director Brewer, moved to adjourn. **THE MOTION CARRIED AND THE MEETING WAS ADJOURNED.**

Respectfully submitted,  
Board of Directors of the Cook County Land Bank Authority

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**Bridget Gainer, Chairwoman**

Attest.

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**Director Ostenburg, Secretary**