



## MINUTES

**Meeting of the Board of Directors  
Monday, August 22, 2022  
County Commissioners Conference Room  
315 High Street, Sixth Floor, Hamilton, Ohio**

**Meeting called to order:**

Nancy Nix called the meeting to order at 11:30 a.m.

**ROLL CALL:** Nancy Nix  
Don Dixon  
TC Rogers  
Tim Naab (Hamilton)  
Dan Acton  
Ann Becker

**Staff Present:** Seth Geisler  
Kathy Dudley  
Tim Carlson, Attorney

**Attendees:** Judi Boyko  
Lauren Nelson  
Liz Hayden  
Thomas Vanderhorst  
Denise Callahan (remotely)  
Nicole Sczurek  
Chastity McAnulty  
Middletown staff

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Nancy Nix called the meeting to order at 11:30 a.m.

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### **MINUTES FROM THE MAY 9, 2022 MEETING**

Ann Becker moved to approve the May 9, 2022 meeting minutes as submitted and Dan Acton seconded the motion.

MOTION APPROVED



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## **TREASURER'S REPORT**

**Seth Geisler presented the Treasurer's report which included an overview of the cash inflows and outflows for May through July, 2022, and the bank statement showing an ending balance of \$1,509,500.84.**

**Tim Naab moved to approve the report and T.C. Rogers seconded the motion.**

## **MOTION APPROVED**

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## **DIRECTOR'S REPORT**

Seth reported on the status of previous projects. The trailer at 144 Augsburger Road, New Miami, has been demolished. At the request of a board member, whether to put our check book on Ohio checkbook was explored. After reviewing practices of other land banks and other issues, he did not recommend implementing the change. The Harding Paper Mill site will not be moving forward due to the property owner no longer responding to communications.

Seth Geisler presented Resolution 2022-03 to ratify the signature of Seth Geisler, Executive Director, in accepting the Ohio Building Demolition and Site Revitalization Program which had to be returned by August 2, 2022. Ann Becker moved to approve the resolution and Tim Naab seconded the motion.

## **RESOLUTION APPROVED**

The low bid for the residential demolition of 813 Tenth Avenue, Middletown came in at \$35,406. The home was extensively damaged by fire. Tim Naab moved to approve the award and Dan Acton seconded the motion.

## **MOTION APPROVED**

## **NEW BUSINESS**

Seth reviewed and answered questions regarding the Strategic Plan provided in the packet of materials. Action to adopt the plan will be requested at the November 14, 2022 meeting.

Updating the Web site and using the services of Revize Software was presented. The cost includes project planning and analysis, website design, template development, and quality assurance testing for the amount of \$9,500. Dan Acton moved to approve and T.C. Rogers seconded the motion.

MOTION APPROVED

CITY OF HAMILTON: Lauren Nelson presented that the city is continuing its work identifying properties and side lot dispositions through council.

**ADJOURNMENT**

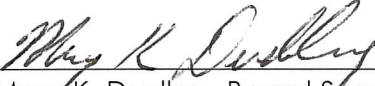
Motion to adjourn was made and seconded.

MOTION APPROVED.

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These minutes represent a summary of these proceedings and do not purport to be the entire record. A complete recording of these proceedings is contained on a digital audio file taken under supervision of the Secretary, Mary K. Dudley, and may be obtained upon written request. Any charges associated with preparing such transcript shall be borne by the person requesting. Mary K. Dudley, 315 High St., 10<sup>th</sup> Floor, Hamilton, OH 45011.

Submitted:

  
Mary K. Dudley--Board Secretary

Approved:

  
Chair – Nancy Nix

  
President – Seth Geisler