

Land Bank Board Meeting Minutes Courthouse Annex Conference room

12/11/2025

Meeting was called to order by: William Moon at 1:12 PM

In attendance:

- ☒ Vince Witherup-Residential Representative
- ☐ Albert Abramovic-Commissioner
- ☒ Samuel Breene-Commissioner
- ☒ Ken Bryan-Commissioner
- ☒ Diona Brick-Fiscal
- ☒ Julie Thompson-Tax Claim
- ☒ Robert Walter-Assessment
- ☒ Mary Swisher-Assessment
- ☒ William Moon Jr- Chair
- ☒ Warren Thomas-Residential Representative
- ☐ Josh Sterling- VCRPC
- ☐ Amanda Power-City of Franklin
- ☒ Frank Pankratz
- ☒ Trenton Moulin

Motion was made by Warren Thomas to accept the 11/13/2025 minutes, 2nd by Sam Breene; all in favor.

Introduction of any guests:

Joe Sporer introduced the new Sugarcreek Borough Manager, Jim Speth.

Public Comment: None

Treasurer's Report

Diona Brick stated there is currently \$34,292.71 in the Register & Recorder's demo fund, however \$25,000 is encumbered for the possible demo of 1416 Liberty Street and \$1,000 for dumpsters bringing the remaining balance to \$8,292.71.

Vince Witherup made a motion to accept the Treasurer's report 2nd by Frank Pankratz; all in favor.

Old Business:

Update on 1416 Liberty Street:

Julie Thompson stated that the sales agreement is in place and it is the process of being transferred into the Franklin Redevelopment Authority's name. It is still unsure at this time what will happen of the property, rather it will be demo'd or remodeled.

Update on 14 Wilson Ave:

Julie stated the house has been razed and under the ownership of the Oil City Redevelopment Authority.

Planning-Grant updates

Josh was unable to attend. He will have an update in 2026.

New Business

Act 48 of 2024 adds an additional fee to every tax or sheriff sale for demolition of blighted properties up to \$250.00.

Julie stated that there is an act that allows up to \$250.00 to be added to every tax sale and sheriff sale in the County. However the monies can only be used for blight removal. Julie stated on average Tax Claim sells 80 properties per year

and the Sheriff's office sells 29 properties per year bringing in an average of \$27,250.00 per year, which could be used for the demo of one or two properties.
This is something the Commissioners will have to adopt. Therefore, they will obtain more information and go over all the information with the County Solicitor. It will be reviewed again at a later meeting.

Change the time of the meeting from 1:00 to 1:30

Julie suggests that the time of the meeting be changed back to 1:30 in hopes that more people will be able to attend. Vince Witherup made a motion to accept this change 2nd by Warren Thomas; all in favor.

Next Meeting-January 8,2026 at 1:30 PM

Motion to adjourned the meeting at 1:50 pm was made by Ken Bryan 2nd by Diona Brick; all in favor

Submitter by
Mary Swisher