

**LACKAWANNA COUNTY LAND BANK  
REGULAR MEETING MINUTES  
December 11, 2015**

The initial meeting of the Lackawanna County Lackawanna County Land Bank was held on December 11, 2015 in the Conference Room of the Commissioners' offices at 200 Adams Avenue in Scranton, Pennsylvania.

At 9:05 am Chairman O'Malley called the meeting to order and asked for all to join in the pledge of allegiance.

**ROLL CALL**

Roll Call was taken by Mr. George Kelly (member)  
Commissioner O'Malley (Chairman) - Present  
Henry Deecke – Present  
Linda Aebli – Present  
Marion Gatto – Present  
Terrence McDonnell – Present  
Steve Pitoniak – Not Present

**MINUTES**

No minutes to be approved due to this being our initial meeting.

**ELECTION OF OFFICERS**

Mr. Deecke made a motion to open the floor for nominations for a Vice-Chairman. Mr. McDonnell seconded that motion and Mr. Kelly explained what being a Vice-Chairman for the board would entail. Ms. Aebli made a motion to nominate George Kelly as Vice-Chair. Mr. Kelly declined the nomination. Mr. Deecke made a motion to nominate Terrence McDonnell as Vice Chair, there was second by Ms. Aebli. A voice vote was taken and the motion carried.

Chairman O'Malley opened the floor for nominations of Treasurer. Mr. Deecke made a motion to nominate Linda Aebli, as Treasurer, which was second by Marion Gatto. A voice vote was taken and the motion carried.

Ms. Aebli made a motion to nominate Marion Gatto as Secretary which was seconded by Mr. Deecke. A voice vote was taken and the motion carried.

Mr. Deecke made a motion to close nominations which was second by Mr. McDonnell. A voice vote was taken and the motion carried.

## **PUBLIC COMMENT**

## **NEW BUSINESS**

### **OVERVIEW of the LACKAWANNA COUNTY LANDBANK**

Mr. Kelly gave a slide show presentation on land banks. In the presentation he covered topics such as:

By-Laws

Policies and Procedures

Intergovernmental Cooperation Agreements

Fiduciaries

Administrative Support

Legal Counsel – Mr. Kelly introduced Atty. Don Fredrickson who was very helpful in putting this information together.

Budget

## **DISCUSSION ITEMS**

Mr. Kelly also discussed for the board many of the following items:

Lackawanna County Ordinance #239

PA Legislation Creating Land Banks

Potential Funding

Mr. Kelly asked members to take home the packet that was created for them with all the information inside, and review it. Bring back to the next meeting and comments so the board can act on them. The board discussed that a key to the land bank working is that we need to educate the communities as to the positives.

Next Steps

The board's next steps should be to:

1) Gain a Directors and Officers liability insurance plan

2) Adopt the by-laws.

## **OTHER BUSINESS**

It was discussed that the board would meet on the 2<sup>nd</sup> Friday of January.

## **PUBLIC COMMENT**

Larry West, Regional Director for Senator John Blake, thanked all members for taking this on. Believes it can be an asset to the area.

Marie Schumacher asked if there would be a website. Recommended for transparency and fairness to let ECTV film the board meetings. And also suggested not giving the land to non-profit organizations in order to get it back on the tax rolls .

Jessie Ergot, CEO Neighborworks NEPA, also on behalf of the Lackawanna County Housing Coalition commended the board on the time that they will put in to this. Also explained that by working with his organizations the Land Bank would thrive within the communities.

## **ADJOURNMENT**

As all business had been conducted, a motion to adjourn was made by Mr. Deecke with a second by Ms. Aebli. The motion carried.

---

Marion Gatto, Secretary