

Land Bank

August 07, 2018

City Commission Room, 701 N. Jefferson, Junction City KS 66441

**Pat Landes
Phyllis Fitzgerald
Tim Brown
Jeff Underhill
Nicholas Allbritton**

1. 6:30 P.M. - CALL TO ORDER:

2. NEW BUSINESS:

- [a.](#) Consideration of Land Bank Minutes for July 17, 2018 Meeting. (p.2)
- [b.](#) Consider a Land Bank Lot Proposal. (p.4)
- [c.](#) Review policy regarding the Olivia Farm Land Bank Lots. (p.6)
- [d.](#) Consider Requesting Additional Land Bank Lots. (p.8)

3. ADJOURNMENT:

Backup material for agenda item:

- a. Consideration of Land Bank Minutes for July 17, 2018 Meeting.

JUNCTION CITY LAND BANK BOARD OF TRUSTEES MINUTES

July 17, 2018

6:15 p.m.

CALL TO ORDER

A meeting of the Junction City Land Bank Board of Trustees was held on Tuesday, July 17, 2018 with Chairman Pat Landes presiding.

The following members of the Land Bank were present: Pat Landes, Phyllis Fitzgerald, Tim Brown, and Jeff Underhill. Staff present was: Allen Dinkel, Tammy Melton, Britain Stites and Lindsay Miller.

NEW BUSINESS

Land Bank Minutes for June 5, 2018 Meeting was presented for consideration. Trustee Fitzgerald moved to approve Land Bank Minutes for June 5, 2018 Meeting, seconded by Trustee Brown. Ayes: Landes, Fitzgerald, Brown, and Underhill. Nays: None. Motion Carried.

The offer from Junction City Baptist Church to purchase Lot 56-62, Block 3 of Deer Creek Addition #2 in the amount of \$15,000.00 was presented. City Manager Dinkel gave details and answered questions. Trustee Underhill moved to decline the offer from Junction City Baptist Church to purchase Lot 56-62, Block 3 of Deer Creek Addition #2 in the amount of \$15,000.00 and counter with \$5,000 per lot with no specials, seconded by Trustee Fitzgerald. Ayes: Landes, Fitzgerald, Brown, and Underhill. Nays: None. Motion Carried.

ADJOURNMENT

Trustee Fitzgerald moved, seconded by Trustee Brown to adjourn at 6:20 p.m. Ayes: Landes, Fitzgerald, Brown, and Underhill. Nays: None. Motion Carried.

APPROVED AND ACCEPTED THIS 7TH DAY OF AUGUST AS THE OFFICIAL COPY OF THE JUNCTION CITY LAND BANK BOARD OF TRUSTEES MINUTES FOR JULY 17, 2018.

Tammy Melton, Secretary

Pat Landes, Chairman

Backup material for agenda item:

- b. Consider a Land Bank Lot Proposal.

City of Junction City

Land Bank

Agenda Memo

08-02-2018

From: Allen J. Dinkel, City Manager

To: Land Bank Board

Subject: Land Bank Lot Proposal

Objective: Consider a Land Bank Lot Proposal

Explanation of Issue: Chairman Landes would like to discuss a proposal to offer Land Bank Lots to new teachers at USD 475 and St. Xavier School to encourage them to live in Junction City.

As you know 45 Land Bank Lots were offered to CAMSO for employees of that firm as an incentive.

Staff Recommendation: My only consideration is future precedence that may be conceived.

Attachments: None

Backup material for agenda item:

- c. Review policy regarding the Olivia Farm Land Bank Lots.

City of Junction City

Land Bank

Agenda Memo

08-02-2018

From: Allen J. Dinkel, City Manager
To: Land Bank Board
Subject: Olivia Farm Land Bank Lots

Objective: Review policy regarding the Olivia Farm Land Bank lots.

Explanation of Issue: Initially the Olivia Farm Land Bank Lots were not offered by the City due to possible discussion to sell as a unit. To date nothing has progressed. There however is some interest being made for lots in this subdivision.

Staff Recommendation: There is a reason to hold some lots open for a future large development, however some may feel any building of homes is positive.

Attachments: None

Backup material for agenda item:

- d. Consider Requesting Additional Land Bank Lots.

City of Junction City

Land Bank

Agenda Memo

08-02-2018

From: Allen J. Dinkel, City Manager

To: Land Bank Board

Subject: Consider Requesting Additional Land Bank Lots

Objective: Consider Requesting Property in the sub-division known as Mann's Ranch

Explanation of Issue: The lots in Mann's Ranch were not available to the Land Bank when the other lots were put in the Land Bank. A couple of years ago the County offered these lots, but there were concerns about drainage issues. The concerns were considered by Kaw Valley Engineering and they feel the City will not be taking on additional liability.

These lots could be bought by individuals from the County at a future tax sale, but Special Assessments for the remaining years would still be intact. Only past due Special Assessments would be waived. If put in the Land Bank the Special Assessments would end and be up to the City Commission if they ever wanted to add them back.

Staff Recommendation: These could be some very buildable lots to be marketed by the Land Bank and houses could be built. The downside is the City would now have to mow a portion of these lots which increases yearly costs to the Land Bank.

Attachments: None