

At the regular meeting of the Shiawassee County Land Bank Authority held on Monday, August 4, 2025 at 9:00 a.m. in the Commissioner Chambers, Surbeck Building, Corunna, Michigan:

The meeting was called to order by Chairperson, Julie Sorenson at 9:00 a.m.

Pledge of Allegiance was recited.

Roll call found Julie Sorenson, Cameron Horvath, Greg Brodeur, Jerry Meyer, and Mark Fraser present.

Others present: CEO of Shiawassee Economic Development (SEDP), Justin Horvath; Vice President of Shiawassee Economic Development (SEDP), Brent Jones; County Administrator, Dr. Brian Boggs; Intern, Tyler Cesar; and Executive Assistant, Morgan Knox.

Response from the public: None.

It was moved by Fraser, seconded by Meyer to approve the minutes of the July 7, 2025 Landbank Meeting. Motion carried.

It was moved by Brodeur, seconded by Cameron Horvath to approve the agenda. Motion carried.

It was moved by Fraser, seconded by Brodeur to approve the amendment to the Fleis & Vandenbrink Blight Elimination Contract. Roll call vote: 5 yeas; 0 nays. Motion carried.

Blight elimination program update was given by Brent Jones from SEDP.

It was moved by Fraser, seconded by Cameron Horvath to extend the deadline to August 29 for the Bancroft project. Motion carried.

Chairperson Sorenson opened the public hearing at 9:25 a.m. for the CDBG grant.

Dr. Boggs commented that the Lennon project was approved and stated there is funding for another application for the village of Vernon.

Sarah Kopko from Lionbear Ventures provided information regarding the Vernon project.

Jeff Brands provided an overview of the Vernon project.

Larry Widigan spoke regarding the Lennon project infrastructure funding and thanked the board.

Chairperson Sorenson closed the public hearing at 9:35 a.m.

It was moved by Cameron Horvath, seconded by Brodeur to approve the revisions to Resolution #25-07-01. Roll call vote: 5 yeas; 0 nays. Motion carried.

**SHIAWASSEE COUNTY LANDBANK  
RESOLUTION NO. #25-07-01  
AUTHORIZING RESOLUTION FOR MICHIGAN COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)  
FUNDING**

At a regular meeting of the Shiawassee County Land Bank Authority, held on the August 4th, 2025, at the Surbeck Building, 201 N. Shiawassee St., Corunna, MI the following resolution was offered:

**WHEREAS**, the Shiawassee County Land Bank Authority desires to establish a multi-community housing initiative (the “Project”) consisting of: (1) a Homeowner Rehabilitation Program for owner-occupied single-family homes to address energy efficiency and blight mitigation throughout Shiawassee County; (2) infrastructure improvements to support the development of five new for-sale single-family homes in the Village of Lennon; and (3) infrastructure improvements to support the development of approximately ten new for-sale single-family homes in the City of Owosso; and (4) infrastructure improvements to support the development of approximately two apartments in the village of Vernon; and

**WHEREAS**, the Shiawassee County Land Bank Authority intends to apply Michigan State Housing Development Authority (MSHDA) for \$1,500,000 in funding assistance through the Community Development Block Grant (CDBG) Program, and is committed to providing local matching funds in the amount of \$0; and

**WHEREAS**, the proposed Project is consistent with the community development plan adopted by Shiawassee County, as described in the application to be submitted to MSHDA and no citizens will likely be displaced by these activities; and

**WHEREAS**, all proposed activities will be undertaken for the primary purpose of providing and/or improving permanent residential structures that, upon completion, will be occupied by a minimum of 51% of low- and moderate-income households; and

**WHEREAS**, no costs, whether funded by CDBG or non-CDBG sources, will be incurred prior to a formal grant award, completion of environmental review procedures, and the receipt of written authorization to incur costs from the designated CDBG Specialist; and

**NOW, THEREFORE, BE IT RESOLVED:**

1. That the Shiawassee County Land Bank Authority authorizes the submission of an application for CDBG funding for the Project described above;
2. That the following individual is hereby authorized to sign the CDBG Application and all required attachments on behalf of the Shiawassee County Land Bank Authority:

**County Administrator and County Treasurer**

3. That the following individual is authorized to sign the Grant Agreement and any subsequent amendments:

**County Administrator and County Treasurer**

4. That the following individual is authorized to submit FSR Payment Requests:

**County Administrator and County Treasurer**

5. That the following individual is designated as the Certifying Officer for the purposes of environmental review and related compliance:

**County Administrator and County Treasurer**

6. That all resolutions and parts of resolutions in conflict herewith are hereby repealed.

The above resolution was offered by \_\_\_\_\_ and supported by \_\_\_\_\_.

A roll call vote was taken and the results were as follows:

**YEAS:**

**NAYS:**

**ABSENT:**

**ADOPTED:** August 4th, 2025

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### **CERTIFICATION**

I hereby certify that the above is a true and complete copy of a resolution adopted by the Board of Commissioners of the Shiawassee County Land Bank Authority of Shiawassee County, State of Michigan, at a meeting held on August 4th, 2025, pursuant to the laws of the State of Michigan.

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**Julie Sorenson, Chair**

**Date: August 4th, 2025**

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**Greg Brodeur, Secretary**

**Date: August 4th, 2025**

Project updates were given by SEDP.  
Property Auction update was given by SEDP.

Next meeting date set for September 8, 2025 at 9:00 a.m.

Meeting adjourned at 9:45 a.m.

/s/ [Greg Brodeur]  
Greg Brodeur, Secretary of the Shiawassee County Landbank Authority Board

/s/ [Morgan Knox]  
Morgan B. Knox, Executive Assistant Shiawassee County