



Pittsburgh Land Bank (PLB) Minutes
June 10, 2022

Convene:

The Chair called the meeting to order.

Roll Call:

Emily Kauchak (PLB Coordinator) called the roll. Members Present: Rev. Ricky Burgess, Senator Wayne Fontana, Councilman Bobby Wilson, Director Steve Mazza, Director Wanda Wilson, and Director Karen Brean

The PLB Board had a quorum.

Public Comment:

There were no public comments.

Approval of Minutes:

◇ Motion to approve the May 2022 Board Meeting minutes [B.Wilson/Mazza] passed unanimously.

Chairman's Report:

Mayor Gainey's transition teams released their report detailing recommendations to address the City's most pressing issues; one of the core issues identified is the lack of affordable housing in the City.

PLB Staff Updates:

- Welcome new staff member Karen Lamson – Pittsburgh Land Bank Admin-Assistant
- GRB Law Agreement
 - The City has filed petitions to Quiet Title on multiple batches of properties included in the agreement
- Tri-Party Cooperation Agreement Amendment
 - The City reviewed the agreement and responded to the amendment; PLB/URA staff will be reviewing comments and responding



Councilman Bobby Wilson expressed appreciation for the Transition Team Report inclusion in the Chairman's report.

Councilman Wilson stated that one of the many reasons why we are here is to prioritize affordable housing and provide solutions that work towards stabilizing neighborhoods, clearing title, and getting property back on tax rolls; not just in areas that are currently low income. It does not always have to be affordable housing. It can be subsidized housing in a higher income community.

Councilman Wilson would like to see PLB staff provide briefings to Council members prior to agreements/amendments going before Pittsburgh City Council for approval so, in the future, members of Council have more awareness and feel more comfortable with what is in the agreement. Other council members have questions. This agreement is now being held for a public hearing. The hearing date has not been set.

- 3 Taxing Bodies Agreement
 - The Pittsburgh Land Bank engaged GRB Law in drafting an agreement among the three taxing bodies (City, County, and School Board) about how they will oversee, and potentially forgive, back taxes on distressed parcels of land
 - PLB is exploring the possibility of a pilot project to allow the Land Bank to move a small number of properties through Sheriff's Sale in anticipation of the completed agreement

- Updated the status of PLB-owned properties at 243 Meadows Street and 6 Boggs Ave

Finance Report:

Since there wasn't a quorum, no action was taken to approve the June Financial Report. PLB staff did a comparison between the services and costs of the URA under their current contract and Bookminders accounting services. They will give their recommendation so that the Board can vote at their next meeting.

Legislative Updates:

Senate Bill 811 – (Sen. Wayne Fontana) Should pass by end of June.

House Bill 2209 – (Rep. Abby Major) Amended in the House. 18 Republicans voted no.

House 1750 and 610 – (Rep. Austin Davis) Likely not to vote on these bills before the election.

House Bill 2210 – (Rep. Tracy Pennycuick) Received 29 no votes in House in April. These apply to all Land Banks not just Pittsburgh; phone calls from other land banks may provide support.



The Chairman referenced the Gainey Transition Team Report which calls for 1,000 new units per year over the next 10 years. 50 to 200 units per project need to be developed in multiple sites per year. We need to create a flurry of affordable housing in the next 5 years and to prepare land via PLB for the next 50 years of housing development by cleaning title and getting land ready to be utilized.

Director Steve Mazza who served on the Transition Team agreed that we need multiple units repurposed in older neighborhoods as well as new development. He agreed that the new units do not necessarily need to be new construction.

New Business:

There was no new business.

Public Comment:

There was no public comment.

Adjournment:

The Chair called for adjournment.

◇ Motion to adjourn. [**Mazza/B.Wilson**] Passed unanimously.