



**The Wilmington Neighborhood Conservancy Land Bank  
Board of Directors Meeting Minutes  
January 11, 2023**

Rick Gessner, called the regular Wilmington Neighborhood Conservancy Land Bank meeting to order at 9:10 a.m. via Zoom conference call. All in attendance and constituting a quorum were:

**Present:** Rick Gessner, Hal Schneikert, Bob Weir, Tom Ogden, Ray Fitzgerald, Tim Lucas, Cassandra Marshall, David Ross, Van Hampton, Chris Johnson, Maria Cabrera

**Absent:** Trippi Congo, Susan Frank, Kevin Smith, Raheemah Jabbar Bey

**Staff:** Natalie DiCostanza, Ray Saccomandi, Bud Freel

**MOTION by R. Gessner:** Move to approve the minutes of the December 7, 2022, WNCLB Board meeting.

*Seconded and carried unanimously.*

**Finance Committee Report**

H. Schneikert presented the report from the December 2022 Finance Committee meeting.

- Need additional staff due to the increased financial workload.
- Staff working on a proposed 2023 budget.
- WEDCO-acquiring a working line of credit.
- Audit is concluding and awaiting remaining bills.
- Presented the cash flow report.

**Governance Committee Report**

H. Schneikert presented the report from the December 2022 Governance Committee meeting.

- The committee reviewed the WNCLB Strategic Plan and have made significant progress since its inception with many aspects of the goals being completed.
- Addressing the need for additional financial staff support.

**Fundraising Report**

B. Freel provided the fundraising report.

- New Castle County approved the \$500,000 grant.
- Received \$3 million in grant dollars from Senator Chris Coons' funds.
- Submitted a grant request to Barclays Bank.
- Working with M&T on future fund request.



### **Inventory/Projects**

R. Saccomandi provided the inventory and project updates.

- Inventory: 129 Structures and 130 lots.
- Hilltop Project: 17 units acquired. One rehab complete and 4 to rehab.
- East Side Project: Passing off the vacant units to qualified developers.

**MOTION by R. Gessner:** Move to enter into Executive Session at 8:18 a.m.

*Seconded and carried unanimously.*

**MOTION by R. Gessner:** Move to end Executive Session 8:34 a.m.

*Seconded and carried unanimously.*

**MOTION by R. Gessner:** Move to approve the following dispositions as presented:

1101 Oak Street, 512 E 3<sup>rd</sup> Street, 1630 W 4<sup>th</sup> Street, 334 S Claymont Street, 7 W 27<sup>th</sup> Street.

*Seconded and carried unanimously.*

R. Saccomandi to present a policy for the disposition of vacant lots.

**MOTION by R. Gessner:** Move to adjourn at 8:45 a.m.

*Seconded and carried unanimously.*