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Special Allegany County Land Bank
Meeting Minutes April 8, 2022

Members Present: B. Loucks, D. Fanton, K. Dirlam, C. Knapp, and E. Zalar
Excused: D. Evans
Others Present: Attorney Seth Pullen and Realtor Maggie Horan, J. Isaman, and J. Adams

Call to Order
The meeting was called to order at 12:03 p.m. by Chairman B. Loucks.

Welcome & Introduction of Guests
J. Isaman welcomed Attorney Seth Pullen and Realtor Maggie Horan and thanked them for joining us.

Sale of 51 Cole Street Bolivar
Attorney Pullen said the purchase and sale contract is fairly standard. He said if the bank inspector finds repair work that is needed, the land bank agrees to make the repairs up to $200. The property disclosure is complete. The target date for closing has been established as June 1. He said the title and abstract generally cost $500-$1,000. The survey cost is generally $800-$1,000.

Realtor Maggie Horan discussed the purchase and sale contract agreement and the requested appliance package. Options include purchasing appliances, excluding appliances from agreement, and offering a concession for the buyer to purchase necessary appliances. Maggie suggested the 6% concession to help with FHA loan closing cost and to demonstrate goodwill.

A motion was made by K. Dirlam, seconded by E. Zalar, and carried to accept Tina Jaspersen's purchase offer of $89,900 with a 6% seller concession at closing for 51 Cole Street in Bolivar.

A motion was made to amend the motion to exclude an appliance package by E. Zalar, seconded by K. Dirlam, and carried.

By an affirmative vote from all members present, the amended motion to accept Tina Jaspersen's purchase offer for 51 Cole Street in Bolivar for $89,900 with a 6% seller concession at closing and excluding the appliance package was passed.

Adjournment
A motion was made by K. Dirlam, seconded by E. Zalar, and carried to adjourn the meeting at 12:29p.m.

Respectfully Submitted,

Jodi Adams
Assistant to the County Administrator