

Executive Committee

Executive Director's Report to Omaha Land Bank Board of Directors

Thursday, July 6, 2023

Administration & Finance

Executive Director's Report

Finance Committee Summary

- ▶ Finance Report for June 2023
- ▶ External Funding Report & 5 – Year Income Trend Analysis
- ▶ Mid-Year Budget Allocations
- ▶ 2022 Audit
- ▶ **Next Month Item:** Defining Board Commitments & Giving

Administration & Finance

Executive Director's Report

Financial Sustainability

- ▶ Multi-Year Investment Planning Process Started
- ▶ Relationship Building with Funders
 - Lozier Foundation *
 - Kiewit Foundation *
 - Wells Fargo *
 - Weitz Foundation

Administration & Finance

Executive Director's Report

Human Resource & Personnel Updates

- ▶ Staff Retreat & Board Social for August 2023
- ▶ Procurement Updates
 - Vendor Registration & SOP Created
 - Grant Writing Support
 - Brokerage Firms & Realtors

Operations & Program

Executive Director's Report

Acquisition & Disposition Program

- ▶ Acquisition of Real Properties
- ▶ Maintenance & Site Preparation of Real Properties
- ▶ Disposition of Real Properties

Acquisition of Real Properties

Executive Directors Report – Operations & Program

Program Highlights

▶ Government Relationship Development

1. Douglas County Collaboration
2. Land Reutilization Commission
3. City of Omaha
 1. Review list of 188 Parcels for OMLB Property Transfers
 2. Housing Affordability Action Plan

▶ Semi-Annual Report

1. Default TLC
2. Strategic TLC

Acquisition of Real Properties

Executive Directors Report – Operations & Program

Year	Default TLC	Redeemed	Pending Foreclosures	Filed Foreclosures	Sherriff Sale	Rejected Sales	OMLB Inventory
2018	48	2	36	10	7	0	0
2019	136	7	127	8	1	0	0
2020	0	0	0	0	0	0	0
2021	0	0	0	0	0	0	0
2022	0	0	0	0	0	0	0
2023	0	0	0	0	0	0	0
Total	184	9	163	18	8	0	0

Tax Lien Certificate Program

Default TLCs YTD (06/27/2023)

Acquisition of Real Properties

Executive Directors Report – Operations & Program

Year	Purchased TLC	Redeemed Prior to Foreclosure	Matured	Filed Foreclosures	Redeemed-Post Foreclosure	Dismissed	Pending Judgement	Sherriff Sale	OMLB Inventory	Properties Sold
2018	59	48	11	11	4	2	2	2	0	0
2019	260	236	24	24	14	0	8	2	0	0
2020	9	7	2	0	0	0	0	0	0	0
2021	106	74	0	0	0	0	0	0	0	0
2022	94	30	0	0	0	0	0	0	0	0
2023	65	7	0	0	0	0	0	0	0	0
Total	593	402	37	35	18	2	10	4	0	0

Tax Lien Certificate Program

OMLB Strategic Acquisition of TLCs YTD (06/27/2023)

Maintenance & Site Prep of Real Properties

Executive Directors Report – Operations & Program

Program Highlights

▶ Semi-Annual Report

1. Inventory by Council District
2. Maintenance Dashboard
 - a. Cost by Complaints
 - b. Cost by Unassigned Lots
 - c. Cost by Complaints
3. Depository Program
4. Legal Issues

Maintenance & Site Prep of Real Properties

Executive Directors Report – Operations & Program

Maintenance Dashboard

Inventory of Property Sales by Council District (06/27/2023)

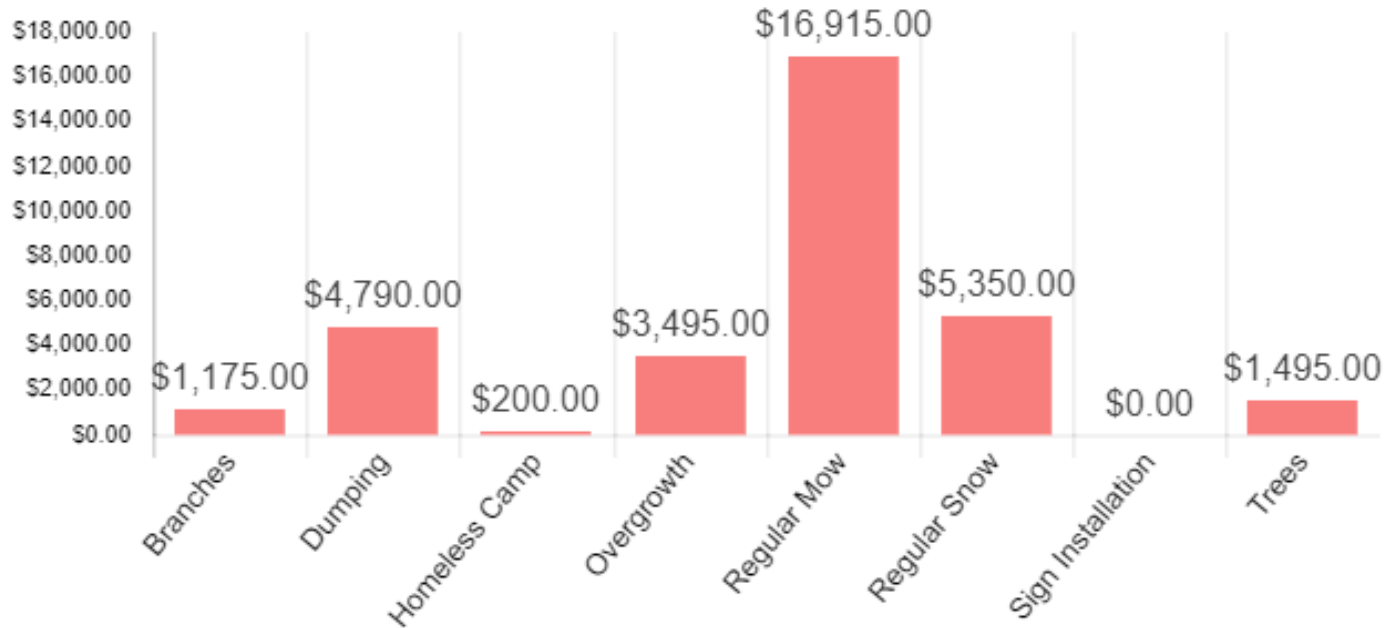


Maintenance & Site Prep of Real Properties

Executive Directors Report – Operations & Program

Maintenance Dashboard

Costs by Type of Work YTD (06/27/2023)



\$33,420
Maintenance Cost

198
Assigned
Maintenance

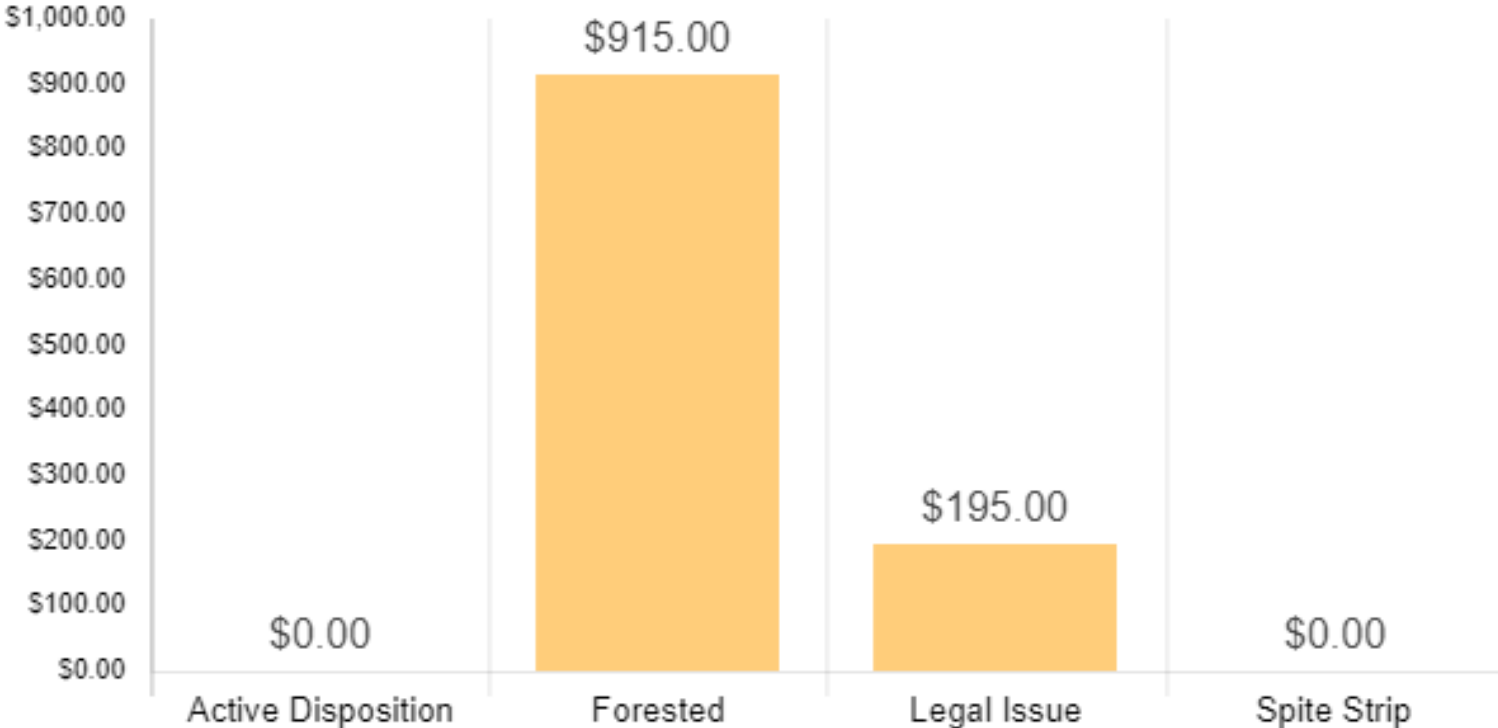
333
Total
Inventory

Maintenance & Site Prep of Real Properties

Executive Directors Report – Operations & Program

Maintenance Dashboard

Costs by Unassigned Lot YTD (06/27/2023)

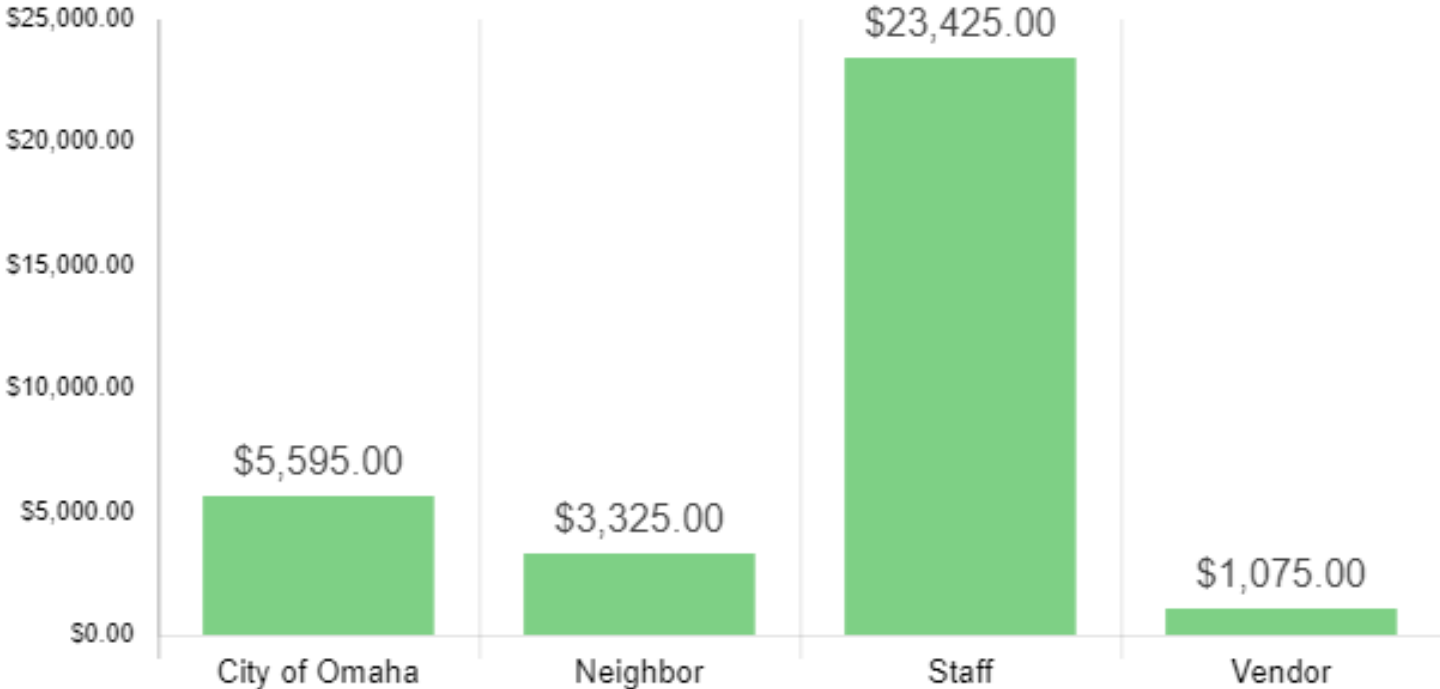


Maintenance & Site Prep of Real Properties

Executive Directors Report – Operations & Program

Maintenance Dashboard

Costs by Complaints YTD (06/27/2023)



Maintenance & Site Prep of Real Properties

Executive Directors Report – Operations & Program

Depository Program

Existing Depository Portfolios: 83

- ▶ 75 North (35 Properties)
- ▶ Habitat for Humanity (46 Properties)
- ▶ Holy Name Housing (2 Properties)

Pending New Portfolio

- ▶ Omaha Housing Authority (1 Property)

Depository Program Dashboard

Portfolio Status YTD (06/27/2023)



Maintenance & Site Prep of Real Properties

Executive Directors Report – Operations & Program

Legal Issue Cases: 21 Properties

- ▶ 07 – Fenced
- ▶ 02 – Driveway & Yard
- ▶ 08 – Parking
- ▶ 02 – Structure (Signs & Shed)
- ▶ 02 – Title Issue

Complex Property Dashboard

Legal Issue Resolution Status YTD (06/27/2023)

Disposition of Real Properties

Executive Directors Report – Operations & Program

Program Highlights

- ▶ Acquisition & Disposition Committee
 1. Website & Property Details Updates
 2. Exploring Application & Policy Changes in 2024
 3. Bankers Breakfast

- ▶ Lot Transformation Outreach
 1. Featured Properties
 2. Successfully Buyer Workshop & Clinic

- ▶ Semi-Annual Report
 1. Application Status
 2. Disposition Status
 3. Spite Strip Outreach



Disposition of Real Properties

Executive Directors Report – Operations & Program

Lot Transformation Outreach

- Property Yard signs
- Social Media Promotions
- Monthly Newsletters
- Workshops & Pop-up Clinics





SUCCESSFUL BUYERS WORKSHOP

**20
JULY** **5:30 PM - 7:00 PM**
Nebraska Early Childhood Collaborative
3200 N 30th St STE 200, Omaha, NE 68111

**21
SEPT** **5:30 PM - 7:00 PM**
Revive Center
2402 Lizzie Robinson Avenue (24th & Lake)
Omaha, NE 68111



SUCCESSFUL BUYERS POP-UP CLINIC

Need Additional Assistance?

Get onsite technical assistance for your land banking needs. Join the OMLB team any time between 5 – 7 PM.

**10
AUG**

5 PM - 7 PM

Home Team Auto Sales

6025 Sorensen Parkway, Omaha, NE 68152

Disposition of Real Properties

Executive Directors Report – Operations & Program

Spite Strips: 28 Properties

- ▶ 02 – Transfers in Process
- ▶ 01 – Unable to Locate
- ▶ 25 – Neighboring Property Outreach

Complex Property Dashboard

Spite Strip Outreach YTD (06/27/2023)

Operations & Program

Executive Director's Report

Partnership + Community Engagement

- ▶ Out + About Report
- ▶ Ambassador Program
- ▶ Social Media Reporting
- ▶ Partnership Engagement

Community Outreach

Executive Directors Report – Partnership + Community Engagement

Out + About Report

OMLB Hosted Events

- Ambassador Meeting Session (01)

Participation in Community Events

- Freedom Festival
- 100 Black Men Gala

OMLB Presentation in Existing Events

- Rebuilding the Village Conference
- Metonic Lunch 'n Learn

Upcoming Community Outreach Activities

- Black Futures: Designing a Thriving North Omaha
- A Place Called Home: Housing Design Session
- Hear My Voice Professional Networking Mixer
- Level Up Job & Housing Fair

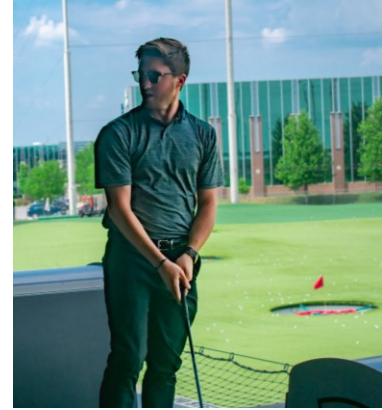


Community Outreach

Executive Directors Report – Operations & Program

Ambassador Program

- Drafting Application for next cohort
- Developing curriculum
- Identifying Social Media Strategy



Partnership Engagement

Executive Directors Report – Operations & Program

Activated + Engaged Partnerships

- One Omaha & SONA
- Spark + Fabric Lab
- USDA Natural Resources Conservation Service
- Indian Health Coalition
- Land Reutilization Commission
- Affordable Housing Developers Association
- Metro Transit
- Urban League of Nebraska
- City of Omaha – Planning Depart
 1. Community Development
 2. HAAP Committee

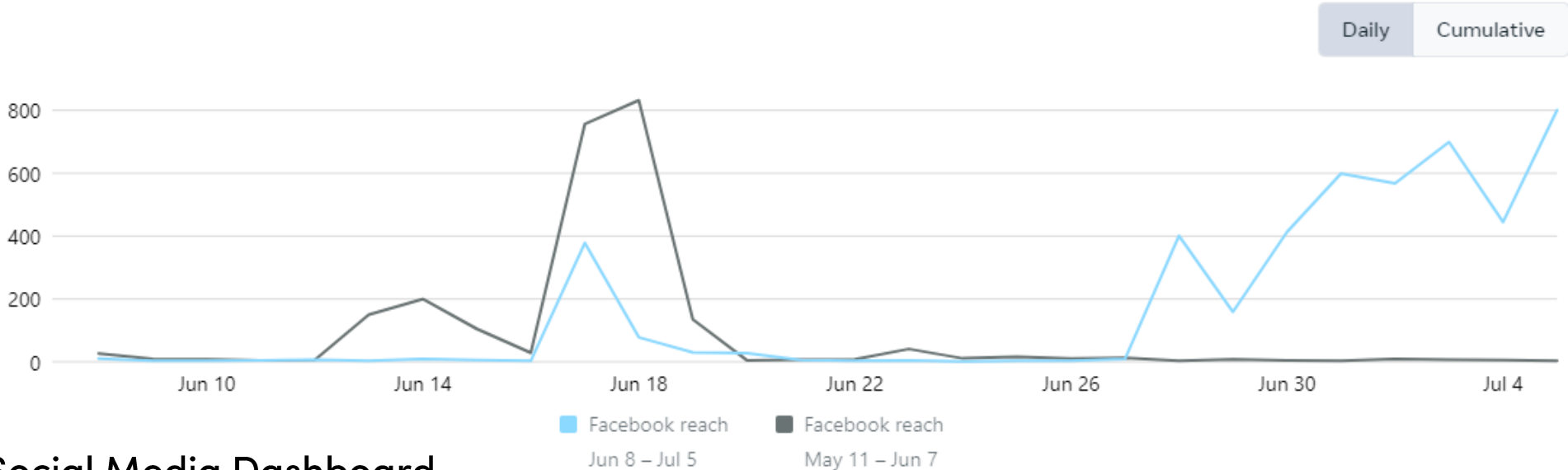
Potential Partnerships in Progress

- NONA
- HUD

Community Outreach

Executive Directors Report – Operations & Program

Facebook reach ⓘ	Instagram reach ⓘ	Paid reach ⓘ
3,732 ↑ 89.5%	1,368 ↑ 587.4%	3,837 ↑ 163%



Social Media Dashboard

Reach (07/06/2023)

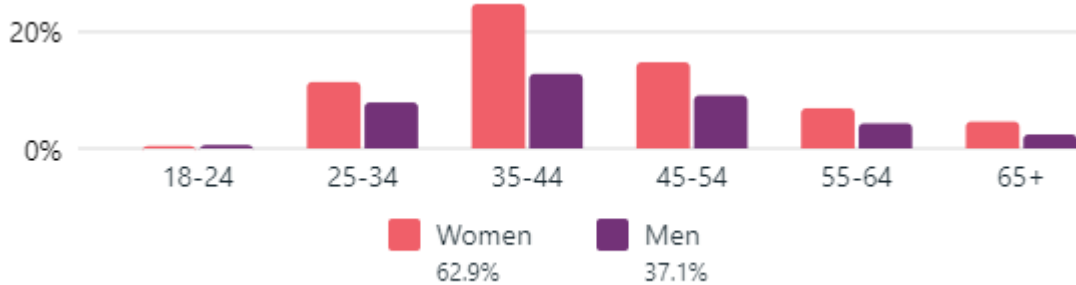
Community Outreach

Executive Directors Report – Operations & Program

Facebook followers ⓘ

1,768

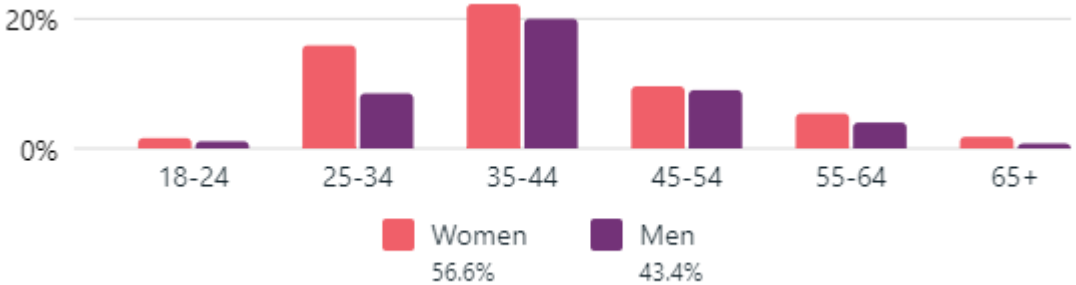
Age & gender ⓘ



Instagram followers ⓘ

1,136

Age & gender ⓘ



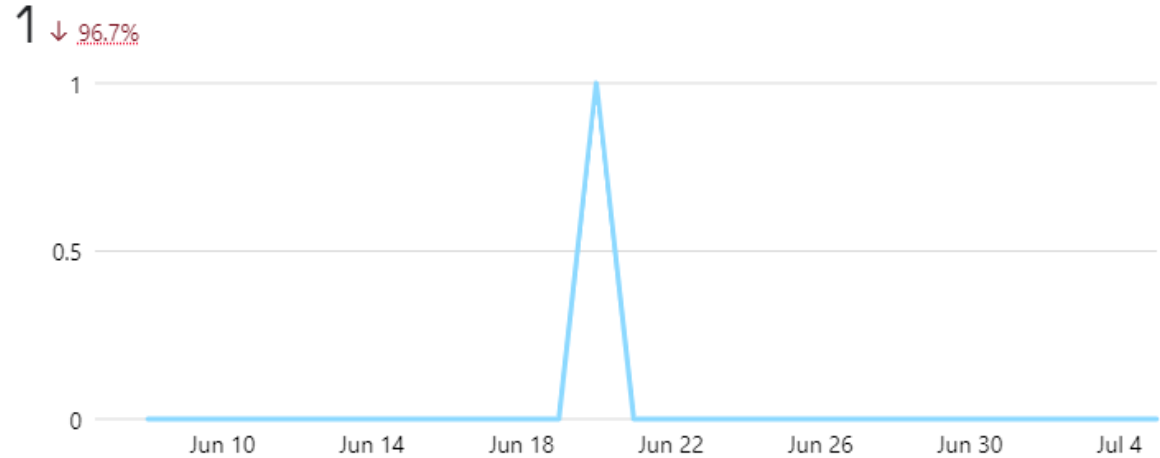
Property Sales Lead Dashboard

Audience (07/06/2023)

Community Outreach

Executive Directors Report – Operations & Program

Facebook Page new likes ⓘ



New Instagram followers ⓘ



Property Sales Lead Dashboard

New Likes (07/06/2023)

Community Outreach

Executive Directors Report – Operations & Program

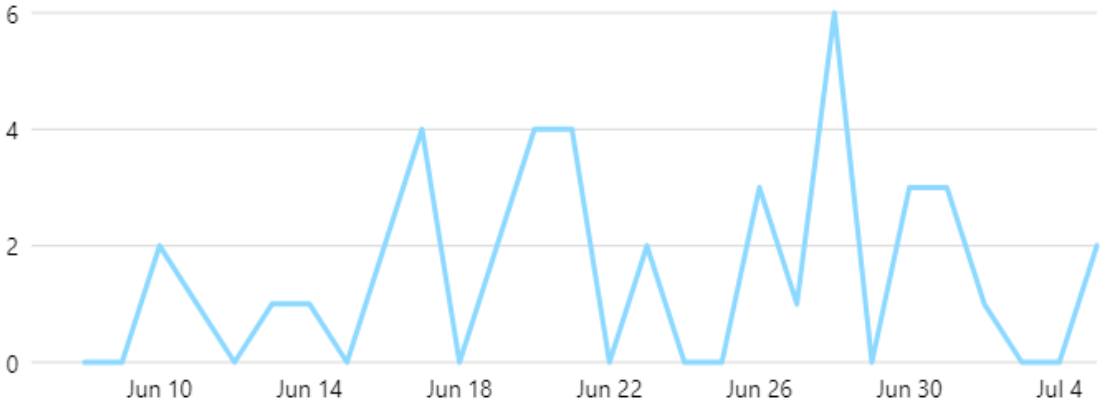
Facebook visits ⓘ

164 ↓ 82.6%



Instagram profile visits ⓘ

42 ↑ 20%



Property Sales Lead Dashboard

Profile Visits (07/06/2023)