

**CITY OF UTICA URBAN RENEWAL AGENCY
OFFICIAL MEETING MINUTES – MAY 15, 2014
1 KENNEDY PLAZA, UTICA, NEW YORK 13502**

MEMBERS ATTENDING: Mike Mahoney, Phil Montana, Ed Bucciero
Fred Matrulli, Mayor Palmieri, Joan Harris

OTHERS ATTENDING: Gene Allen, Joe Hobika, Sr., Cathy Mack, Andy Brindisi

EXCUSED: Samantha Colosimo-Testa, Brian Thomas

CALL TO ORDER: By Gene Allen at 9:37 AM

ITEM # 1 Approval of Agency Minutes

Fred Matrulli made a motion to accept the minutes of the May 1, 2014 board meeting. The motion was seconded by Phil Montana and passed unanimously.

ITEM #2 413 Nichols Street

An offer was received from Juan Carlos Figueroa in the amount of \$250.00 for the property located at 413 Nichols Street. The bidder plans to fence for his adjacent property.

Fred Matrulli made a motion to designate Juan Carlos Figueroa as a qualified and eligible project sponsor for the redevelopment of 413 Nichols Street with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. The motion was seconded by Phil Montana and passed unanimously.

ITEM #3 Transfer of Funds

The following transfer of funds needs Agency approval:

From: CU58620 471 Urban Renewal-Miscellaneous	\$33,000.00
To: CU58620 203 Urban Renewal-Auto Equip.	\$33,000.00

Explanation: Transfer within cost centers to provide funding to cover the purchase of a truck for the Parks Department which was approved at the May 1, 2014 URA Board meeting.

Fred Matrulli made a motion to approve the transfer of funds as stated above. The motion was seconded by Joan Harris and passed unanimously.

ITEM #4 1601 Sulzer Place

An offer was received from Sandra & Ljubija Pejaz in the amount of \$30,000.00 for the property located at 1601 Sulzer Place. The bidder plans to renovate a the property for income property A second offer was received from Oleg & Yuriy Cornea in the amount of \$17,000.00 to renovate for primary residence. A third offer was received from Daniel Garic in the amount of \$17,500.00 to renovate for primary residence.

Mike Mahoney made a motion to designate Daniel Garic as a qualified and eligible project sponsor for the redevelopment of 1601 Sulzer Place with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. The motion was seconded by Phil Montana and passed unanimously.

ITEM #5 808 Shaw Street

An offer was received from Danielle Guzman in the amount of \$5,000.00 for the property located at 808 Shaw Street to renovate for primary residence.

Mayor Palmieri made a motion to designate Danielle Guzman as a qualified and eligible project sponsor for the redevelopment of 808 Shaw Street with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. The motion was seconded by Fred Matrulli and passed unanimously.

ITEM #6 1591 Seymour Avenue

An offer was received from Daniel Pineda & Recinos-Ana Serrano in the amount of \$22,000.00 for the property located at 1591 Seymour Avenue to renovate for primary/income property. A second offer was received from Tina Nguyen in the amount of \$16,000.00 to renovate for primary/income property.

Mike Mahoney made a motion to designate Tina Nguyen as a qualified and eligible project sponsor for the redevelopment of 1591 Seymour Avenue with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. The motion was seconded by Joan Harris and passed unanimously.

ITEM #7 1533 Howard Avenue

An offer was received from Peraza Magana Adan in the amount of \$10,000 for the property located at 1533 Howard Avenue to renovate for primary residence.

Fred Matrulli made a motion to designate Peraza Magana Adan as a qualified and eligible project sponsor for the redevelopment of 1533 Howard Avenue with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. Also, that at the end of the year she must reside there or the Agency will revert title. The motion was seconded by Ed Bucciero and passed unanimously.

ITEM #8 1643 Howard Avenue

An offer was received from Harold Lanaux in the amount of \$2,000.00 for the property located at 1643 Howard Avenue to renovate for income property. A second offer was received from Ivonne Desangles in the amount of \$2,500.00 to renovate for primary residence.

Mike Mahoney made a motion to go into executive session. The motion was seconded by Phil Montana and passed unanimously.

ITEM #9 1638 West Street

An offer was received from Michael McHale (Previous owner) in the amount of \$22,000.00 for the property located at 1638 West Street to renovate for primary residence. A second offer was received from Sar Gay Too in the amount of \$22,000.00 to renovate for primary /income property. A third offer was received from Claudio Muyudumbay in the amount of \$22,000.00 to renovate for primary/income property. A fourth offer was received from Charles Franklin in the amount of \$20,000.00 to renovate for primary/ income property. A fifth offer was received from PuPi & Ma Gay Htoo in the amount of \$15,000.00 to renovate for primary residence. A sixth offer was received from Raymond Santiago in the amount of \$7,000.00 to renovate for primary residence.

Fred Matrulli made a motion to go into executive session. The motion was seconded by Mike Mahoney and passed unanimously

ITEM #10 307 & 311 Kossuth Avenue

An offer was received from Abubakar Baharo in the amount of \$1,750.00 for the property located at 307 & 311 Kossuth Avenue to renovate for primary residence and maintain the lot as green space for the property. .

Fred Matrullis made a motion to designate Abubakar Baharo as a qualified and eligible project sponsor for the redevelopment of 307 & 311 Kossuth Avenue with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. The board also wanted it to be made clear that the lots are to be maintained and kept clean or they will be cited. The motion was seconded by Phil Montana and passed unanimously.

ITEM #11 Executive Session

Joan Harris made a motion to enter into Executive Session at 10:34a.m.to review applications submitted to the Agency. The motion was seconded by Mike Mahoney and passed unanimously. Fred Matrulli made a motion to come out of Executive Session at 10:45a.m. The motion was seconded by Joan Harris and passed unanimously.

ITEM #12 1643 Howard Avenue

Joan Harris made a motion to designate Ivonne Desangles as a qualified and eligible project sponsor for the redevelopment of 1643 Howard Avenue with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. The motion was seconded by Phil Montana and passed unanimously.

ITEM #13 1638 West Street

Phil Montana made a motion to designate Charles Franklin as a qualified and eligible project sponsor for the redevelopment of 1638 West Street with the condition that all applicable codes are complied with and any necessary permits are obtained for work to be completed on the property. The motion was seconded by Fred Matrulli and passed unanimously.

ITEM #14 Adjournment

Mike Mahoney made a motion to adjourn the meeting at 10:49a.m. The motion was seconded by Joan Harris and passed unanimously.

Respectfully submitted this 29th day of May, 2014

Cathy Mack