

**CITY OF UTICA URBAN RENEWAL AGENCY  
OFFICIAL MEETING MINUTES – MAY 29, 2014  
1 KENNEDY PLAZA, UTICA, NEW YORK 13502**

**MEMBERS ATTENDING:** Phil Montana, Fred Matrulli, Samantha Colosimo-Testa, Joan Harris

**OTHERS ATTENDING:** Joe Hobika, Sr., Cathy Mack, Andy Brindisi, Brian Thomas

**EXCUSED:** Ed Bucciero, Mike Mahoney, Mayor Palmieri

**CALL TO ORDER:** By Brian Thomas at 9:44 AM

**ITEM # 1 Approval of Agency Minutes**

Fred Matrulli made a motion to accept the minutes of the May 15, 2014 board meeting as amended. The motion was seconded by Phil Montana and passed unanimously.

**ITEM #2 1022 Warren Street**

An offer was received from Anthony Blackmon in the amount of \$3,500.00 for the property located at 1022 Warren Street. The bidder plans to renovate for income property. A second offer was received from Vasily & Nadia Gudny in the amount of \$3,000.00 to renovate for income property.

Fred Matrulli made a motion to designate Anthony Blackmon as a qualified and eligible project sponsor for the redevelopment of 1022 Warren 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 1118 Court Street**

An offer was received from Adam Vienneau in the amount of \$250.00 for the property located at 1118 Court Street. The bidder plans to create parking for his adjacent property.

Samantha Colosimo-Testa made a motion to table the offer as the bidder was not present at the meeting. The motion was seconded by Fred Matrulli and passed unanimously.

**ITEM #4 172 Hobart Street**

An offer was received from Milton E. Lang in the amount of \$250.00 for the property located at 172 Hobart Street. The bidder plans to fence for his adjacent property.

Fred Matrulli made a motion to designate Milton E. Lang as a qualified and eligible project sponsor for the redevelopment of 172 Hobart 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 #5 319 Rutger Street**

An offer was received from Daniel Pineda & Ana Serano in the amount of \$24,000.00 for the property located at 319 Rutger Street to renovate for primary/income property.

Fred Matrulli made a motion to designate Daniel Pineda & Ana Serano as a qualified and eligible project sponsor for the redevelopment of 319 Rutger 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 #6 318.66-2-20 Eagle Street**

An offer was received from Iris DeJesus & Alberto Colon in the amount of \$250.00 for the property located at 318.66-2-20 Eagle Street to fence and landscape for their adjacent property.

Samantha Colosimo-Testa made a motion to designate Iris DeJesus & Alberto Colon as a qualified and eligible project sponsor for the redevelopment of 318.66-2-20 Eagle 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 #7 1531 Steuben Street**

An offer was received from Morris Lopez in the amount of \$1,000 for the property located at 1531 Steuben Street to renovate for primary residence.

Samantha Colosimo-Testa made a motion to go into executive session. The motion was seconded by Phil Montana and passed unanimously.

**ITEM #8 1025 Park Avenue & 102 South Street**

An offer was received from Juan Carlos Figueroa in the amount of \$25,000.00 for the property located at 1025 Park Avenue to renovate for income property. A second offer was received from Bob Donnelly & Paul DiPietro in the amount of \$26,000.00 to renovate for income property.

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

**ITEM #9 919 Churchill Avenue**

An offer was received from Bhag Bibi & Khurram Ejaz in the amount of \$5,000.00 for the property located at 919 Churchill Avenue to renovate for primary residence. A second offer was received from

Fred Matrulli made a motion to designate Bhag Bibi & Khurram Ejaz as a qualified and eligible project sponsor for the redevelopment of 919 Churchill 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 #10 112 Thomas Street**

An offer was received from Alvaro Aguirre Lopez in the amount of \$7,000.00 for the property located at 112 Thomas Street to renovate for primary residence.

Samantha Colosimo-Testa made a motion to designate Alvaro Aguirre Lopez as a qualified and eligible project sponsor for the redevelopment of 112 Thomas 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 #11 Executive Session**

Samantha Colosimo-Testa made a motion to enter into Executive Session at 10:10a.m. to review applications submitted to the Agency. The motion was seconded by Phil Montana and passed unanimously. Phil Montana made a motion to come out of Executive Session at 10:30a.m. The motion was seconded by Samantha Colosimo-Testa and passed unanimously.

**ITEM #12 1531 Steuben Street**

Joan Harris made a motion to table the offer for 2 weeks to give the bidder an opportunity to bring in more financials to cover the bid and the estimated repairs to the property. The motion was seconded by Phil Montana and passed unanimously.

**ITEM #13 1025 Park Avenue & 102 South Street**

The Board asked Mr. Donnelly and Mr. DiPietro if they would be willing to increase their bid to \$30,000.00. They agreed to increase their bid with the contingency that the lot at 102 South Street be included in the purchase price. The Board agreed to the contingency.

Samantha Colosimo-Testa made a motion to designate Bob Donnelly & Paul DiPietro as a qualified and eligible project sponsors for the redevelopment of 1025 Park Avenue & 102 South 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 and that the purchase price be raised to \$30,000.00. The motion was seconded by Fred Matrulli and passed unanimously.

**ITEM #14 Adjournment**

Joan Harris made a motion to adjourn the meeting at 10:39a.m. The motion was seconded by Fred Matrulli and passed unanimously.

Respectfully submitted this 12th day of June, 2014 ---- Cathy Mack