

**CITY OF UTICA URBAN RENEWAL AGENCY
OFFICIAL MEETING MINUTES – JULY 24, 2014
1 KENNEDY PLAZA, UTICA, NEW YORK 13502**

MEMBERS ATTENDING: Phil Montana, Mike Mahoney, Joan Harris, Ed Bucciero

OTHERS ATTENDING: Derek Crossman, Andy Brindisi, Joe Hobika, Sr, Brian Thomas

EXCUSED: Mayor Palmieri, Fred Matrulli

ABSENT: Samantha Colosimo-Testa

CALL TO ORDER: By Brian Thomas at 9:45 AM

ITEM # 1 Approval of Agency Minutes

Mike Mahoney made a motion to accept the minutes of the July 10, 2014 board meeting. The motion was seconded by Phil Montana and passed unanimously.

ITEM #2 1502 Whitesboro Street

An offer was received from David Giglio in the amount of \$3,500.00 for the property located at 1502 Whitesboro Street. The bidder planned to renovate for income property. The bidder sent a request to withdraw his bid for 1502 Whitesboro St. prior to the meeting.

ITEM #3 1206 Court Street

An offer was received from David Giglio in the amount of \$11,000.00 for the property located at 1206 Court Street. The bidder plans to renovate for income property. A second offer was received from Lizette Rodriguez in the amount of \$2,000.00 to renovate for primary residence.

A motion was made to go into executive session and passed unanimously.

ITEM #4 1223 Oak Street

An offer was received from David Giglio in the amount of \$13,500.00 for the property located at 1223 Oak Street. The bidder plans to renovate for income property. A second offer was received from Onama Collins in the amount of \$10,000.00 to renovate for primary residence. A third offer was received from Mercedes Rivas in the amount of \$15,000.00 to renovate for primary residence/income property. Their offer also includes the lot located at 1225 Oak Street.

A motion was made to go into executive session and passed unanimously.

ITEM #5 1206 Mary Street

An offer was received from Vahid Cejuanonvic in the amount of \$250.00 for the lot located at 1206 Mary Street. The bidder plans to landscape and fence the lot.

Mike Mahoney made a motion to designate Vahid Cejuanonvic as a qualified and eligible project sponsor for the redevelopment of 1206 Mary 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 Councilman Bucciero and passed unanimously.

ITEM #6 310 Broad Street and additional parcels

An offer was received from Arthur Lyubezhanin in the amount of \$50,000.00 for the property located at 310 Broad Street. The bidder plans to renovate for primary/commercial.

Phil Montana made a motion to table the offer indefinitely so that the Board can evaluate the property infrastructure and make a more informed decision about how best to sell the property. The motion was seconded by Joan Harris and passed unanimously.

ITEM #7 313-315 Nichols Street

An offer was received from Khadija Muday and Halimma Mudey. in the amount of \$5,000.00 for the property located at 313-315 Nichols Street. The bidder plans to convert the property into a Mosque contingent on Zoning approval.

A motion was made to go into executive session and passed unanimously.

ITEM #8 149 Pleasant Street

An offer was received from Michael Wallace in the amount of \$5,000.00 for the property located at 149 Pleasant Street. The bidder plans to renovate for primary residence. A second offer was received from Izet Bajrejtarevic in the amount of \$5,500.00 to renovate for primary residence.

A motion was made to go into executive session and passed unanimously.

ITEM #9 738 & 740 Catherine Street

An offer was received from Esad Kacic in the amount of \$1,250.00 for the property located at 738 & 740 Catherine Street. The bidder plans to renovate for income property.

A motion was made to go into executive session and passed unanimously.

ITEM #10 914 Shaw Street

An offer was received from Raul Polanco in the amount of \$2,000.00 for the property located at 914 Shaw Street. The bidder plans to renovate for income property.

Mike Mahoney made a motion to designate Raul Polanco as a qualified and eligible project sponsor for the redevelopment of 914 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 Phil Montana and passed unanimously.

ITEM #11 Executive Session

Phil Montana made a motion to enter into Executive Session at 10:27a.m.to review applications submitted to the Agency. The motion was seconded by Joan Harris and passed unanimously. Councilman Bucciero made a motion to come out of Executive Session at 10:49a.m. The motion was seconded by Phil Montana and passed unanimously.

ITEM #12 1206 Court Street

Mike Mahoney made a motion to designate Lizette Rodriguez as a qualified and eligible project sponsor for the redevelopment of 1206 Court 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. Also, that all delinquent taxes are made current before closing. The motion was seconded by Phil Montana and passed unanimously.

ITEM #13 1223 Oak Street

Joan Harris made a motion to designate Mercedes Rivas as a qualified and eligible project sponsor for the redevelopment of 1223 and 1225 Oak 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 Mike Mahoney and passed unanimously.

ITEM #14 313-315 Nichols Street

Mike Mahoney made a motion to deny the bid due to a failed ROP at the bidder's 1030 Bleecker Street property and other Codes concerns. The motion was seconded by Phil Montana and passed unanimously.

ITEM #15 149 Pleasant Street

Phil Montana made a motion to designate Izet Bajreytarevic as a qualified and eligible project sponsor for the redevelopment of 149 Pleasant 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 Joan Harris and passed unanimously.

ITEM #16 738-740 Catherine Street

Mike Mahoney made a motion to deny Esad Kacic's bid due to previous nuisance abatement issues connected to the bidder's 934 Catherine Street property. The motion was seconded by Councilman Bucciero and passed unanimously.

ITEM #17 Adjournment

Mike Mahoney made a motion to adjourn the meeting at 10:56a.m. The motion was seconded by Joan Harris and passed unanimously.

Respectfully submitted this 7th day of August, 2014
Derek Crossman