

**CITY OF UTICA URBAN RENEWAL AGENCY
MEETING MINUTES – AUGUST 11, 2016
1 KENNEDY PLAZA, UTICA, NEW YORK 13502**

MEMBERS ATTENDING: Mayor Palmieri, Dave Farina, Michael Mahoney, Councilman Bill Phillips, Fred Matrulli

OTHERS ATTENDING: Brian Thomas, Joe Hobika, Sr., Cathy Mack, Derek Crossman, Robin Harris

EXCUSED: Councilwoman Samantha Colosimo-Test, Gene Allen, Andrew Brindisi

ABSENT:

CALL TO ORDER: By Brian Thomas at 9:45A.M.

ITEM #1 Approval of Agency Minutes

Fred Matrulli made a motion to approve the minutes of the July 28, 2016 board meeting. The motion was seconded by Michael Mahoney and passed unanimously.

Old Business

ITEM #2 318.49-1-85 Wheeler Avenue

An offer was received from Compassion Coalition in the amount of \$100,000.00 for the property located at 318.49-1-85 Wheeler Avenue. The applicant plans to relocate their grocery store to this location.

Agency staff requested that the application for the aforementioned property be tabled to allow the URA to speak with potentially affected parties to mitigate any potential issues.

Fred Matrulli made a motion to table the application for 318.49-1-85 Wheeler Avenue indefinitely to allow the Agency board time to further review the application as well as assess the property. The motion was seconded by Councilman Bill Phillips and passed unanimously.

New Business

ITEM #3 712 Tracy Street

An offer was received from Wilton Estevez in the amount of \$2,000.00 for the property located at 712 Tracy Street. The applicant intends to renovate for primary residence, stating they would relocate from Brooklyn, NY to Utica, NY, where many of their family already reside.

Mayor Palmieri, with the factors established by the Agency for selection of a purchaser having been considered by the Agency members, made a motion to designate Wilton Estevez as a qualified and eligible project sponsor for the redevelopment of 712 Tracy 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 Michael Mahoney and passed unanimously.

ITEM #4 1511 Neilson Street and 1508 Seymour Avenue

An offer was received from Loth Phang in the amount of \$500.00 for the properties located at 1508 Seymour Avenue and 1511 Neilson Street. Loth Phang was represented at the Urban Renewal board meeting by Mark Wolber and Adolfo Cova. The applicant plans to pave the lot at 1511 Neilson Street to be utilized as a parking lot and play space for their children and use the lot at 1508 Seymour as green space. The applicant also stated that he intends to completely fence in the entire property.

The applicant was originally awarded the property from the Urban Renewal Agency in May 2016, but an error in fact caused the closing to fall through. The applicant then re-applied to correct the error.

Mayor Palmieri, with the factors established by the Agency for selection of a purchaser having been considered by the Agency members, made a motion to designate Loth Phang as a qualified and eligible project sponsor for the redevelopment of 1508 Seymour Avenue and 1511 Neilson 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 #5 318.56-3-15./2 Plant Street

An offer was received from Janek Mroczek, Eva Mroczek and Stefania Szymanska in the amount of \$250.00 for the property located at 707 Plant Street. The applicants thought they had owned the property for several years, but due to a title issue, discover it was never transferred into their name and was eventually foreclosed on by the City of Utica for back taxes.

The applicants intend to continue to use the property as green space, as well as fence and landscape the parcel.

Michael Mahoney, with the factors established by the Agency for selection of a purchaser having been considered by the Agency members, made a motion to designate Janek Mroczek, Eva Mroczek and Stefania Szymanska as a qualified and eligible project sponsors for the redevelopment of 318.56-3-15./2 Plant 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 Dave Farina and passed unanimously.

ITEM #6 Executive Session

The board did not go into executive session.

ITEM #7 Adjournment

Michael Mahoney made a motion to adjourn the meeting at 10:09A.M. The motion was seconded by Dave Farina and passed unanimously.

Respectfully submitted this 25th day of August, 2016
Derek Crossman