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CITY OF UTICA

URBAN RENEWAL AGENCY
MEETING AGENDA
MARCH 22, 2018

I. Call to Order

II. Approval of Agency Minutes
March 8, 2018

III. Old Business
222 – 228 Liberty Street

IV. New Business
333 – 335 James Street
914 Mary Street

V. Executive Session

VI. Adjournment

CITY OF UTICA URBAN RENEWAL AGENCY
MEETING MINUTES – March 8, 2018
1 KENNEDY PLAZA, UTICA, NEW YORK 13502

MEMBERS ATTENDING: Mayor Robert M. Palmieri, Dave Farina, Michael Mahoney, Councilman Bill Phillips, Councilman Robert DeSanctis, Robin Harris

OTHERS ATTENDING: Brian Thomas, Gene Allen, Andy Brindisi, Cathy Mack, Merima Smajic, Assistant Corporation Council

EXCUSED: Fred Matrulli

CALL TO ORDER: By Brian Thomas at 9:37 A.M.

ITEM #1 Approval of Agency Minutes

David Farina made a motion to approve the minutes of the February 22, 2018 board meeting. The motion was seconded by Robin Harris and passed unanimously.

Old Business

ITEM #2 812 Oswego Street

An offer was received from Melvin Williams in the amount of \$250.00 for the property at 812 Oswego Street. The bidder intends to fence the property.

Mayor Robert M. 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 Melvin Williams as qualified and eligible project sponsor for the redevelopment of 812 Oswego St. 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 Robin Harris and passed unanimously.

ITEM #3 318.68-1-41./2 Lansing Street

An offer was received from Roberto Cristo in the amount of \$250.00 for the property at 318.68-1-41./2 Lansing Street.

Mayor Robert M. 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 Roberto Cristo as qualified and eligible project sponsor for the redevelopment of 318.68-1-41./2 Lansing Street, with the condition that a copy of the owners driver's license is obtained at closing and 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 David Farina and passed unanimously.

ITEM #4 1500 Miller Street

An offer was received from Emilio A. Nunez in the amount of \$6,000.00 for the property at 1500 Miller Street. The bidder intends to use the property for Primary Residence/Rental Property. A second offer was received from Rosanna Franco Decasilla & Osvaldo Casilla for \$9,000.00. The bidder intends to use the property for Primary Residence/Rental Property. A third offer was received from Eldora Mosley for \$7,000.00. The bidder plans to maintain the property as her primary residence.

Councilman Bill Phillips, with the factors established by the Agency for selection of a purchaser having been considered by the Agency members, made a motion to designate Eldora Mosley as qualified and eligible project sponsor for the redevelopment of 812 Oswego St. 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.

New Business

ITEM #5 222 -228 Liberty

An offer was received from Frank Elias DBA Utica Roasting Co. in the amount of \$100,000.00 for the property at 222-228 Liberty Street. The bidder intends to construct a coffee shop w/drive thru on the property

As Frank Elias was not present at the meeting, Mike Mahoney made a motion to table the offer until the next meeting. The motion was seconded by Dave Farina and passed unanimously.

ITEM #6 URA BUDGET FY: 2018-2019

The Board was asked to review and approve the URA Budget FY: 2018-2019.

Councilman Bill Phillips made a motion to approve and accept the URA Budget FY: 2018-2019. The motion was seconded by Michael Mahoney and passed unanimously.

ITEM #7 Adjournment

Michael Mahoney made a motion to adjourn the meeting at 10:02 A.M. The motion was seconded by David Farina and passed unanimously.

Respectfully submitted this 8th day of March, 2018

Gene A. Allen

Old Business

ADDRESS OF PROPERTY: 222 -228 Liberty (MINIMUM: \$100,000.00)

LOT SIZE: 120 X 129

ASSESSMENT: \$ \$33,600.00

CITY AQUIED: 2-07-97

PROPERTY CLASS: 438 - Parking lot

1. BIDDER: Frank Elias DBA Utica Coffee Roasting Co.
BIDDER'S ADDRESS: 92Gensee St.
OFFER: \$100,000.⁰⁰
REPAIR ESTIMATE: \$500,000.00 - \$1,000,000.00
PLANS: New Construction Build Coffee shop w/Drive Thru
FUNDS AVAILABLE: To be provided
CODES/TAX VIOLATIONS: Codes 1203 Inspection in Process
ALSO OWNS: None



ADDRESS OF PROPERTY: 333 – 335 James St

(MINIMUM: \$1,000.00)

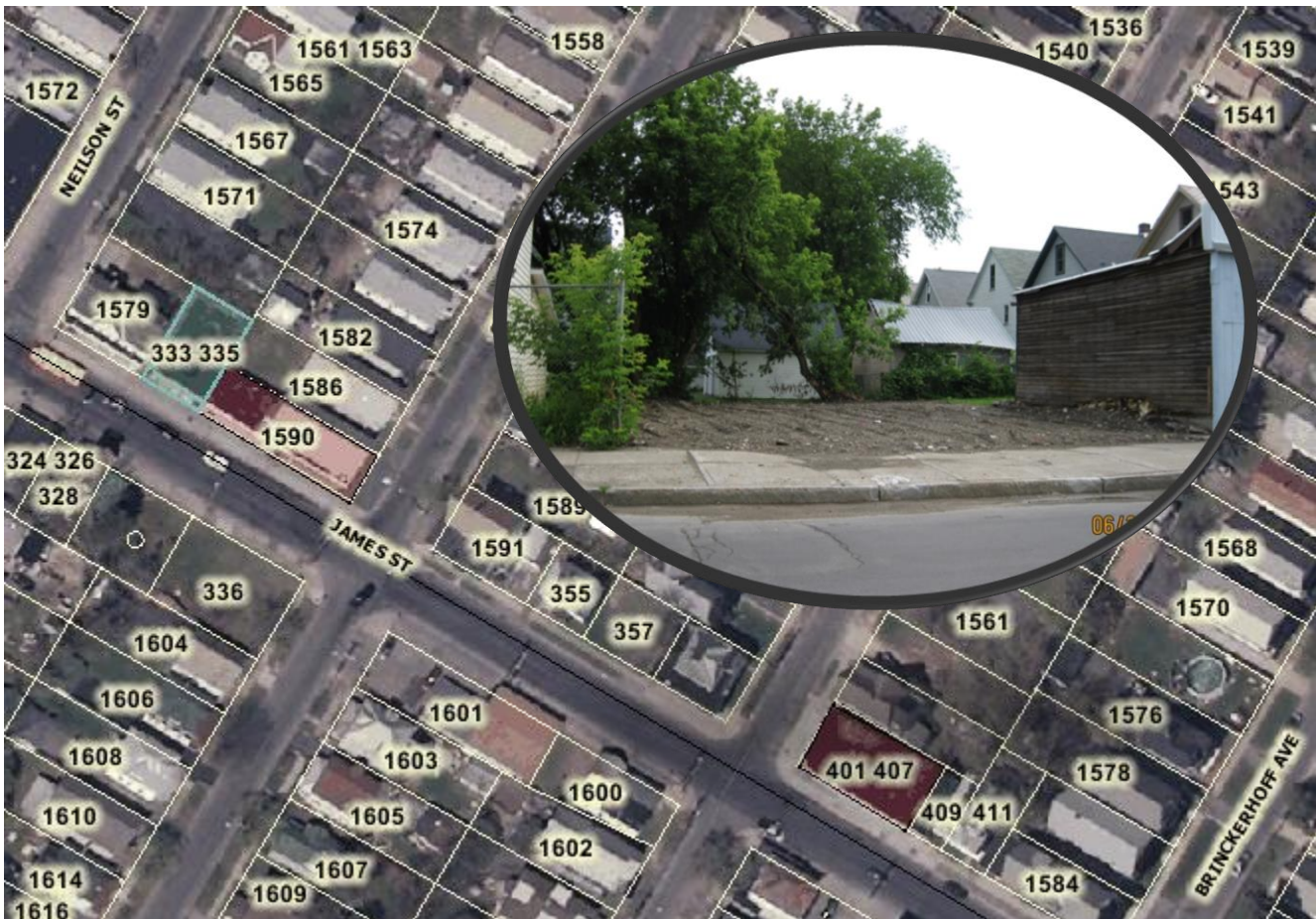
LOT SIZE: 40 x 65

ASSESSMENT: \$ 1,400.00

CITY AQUIRED: 1 – 29 - 14

PROPERTY CLASS: 330 - Vacant comm

1. BIDDER: Abdulla Alfalahi.
BIDDER'S ADDRESS: 1622 Brinckerhoff Ave.
OFFER: \$1,000.⁰⁰
REPAIR ESTIMATE: \$
PLANS: Create Additional Parking
FUNDS AVAILABLE:
CODES/TAX VIOLATIONS: No code or Tax violations
ALSO OWNS: 1590 Seymour Ave., 401 James St., 1614-1616 St. Agnes



ADDRESS OF PROPERTY: 914 Mary St.
LOT SIZE: 37 x 120
CITY AQUIRED: 3-15-13

(MINIMUM: \$250.00)
ASSESSMENT: \$1,200.00
PROPERTY CLASS: 311 - Res vac land

1. BIDDER: Win Myint
BIDDER'S ADDRESS: 720 Rutger St.
OFFER: \$250.⁰⁰
REPAIR ESTIMATE:
PLANS: Fence
FUNDS AVAILABLE:
CODES/TAX VIOLATIONS:
ALSO OWNS: 916 Mary St.



