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Urban Renewal Agency Meeting Agenda February 13, 2020

1. Call to Order

2. Approval of Agency Minutes January 23, 2020

3. Old Business 315 – 317 Court St.

4. New Business 117 Business Park Dr. – Subdivision Auditorium Authority Lease Adoption of 2020-2021 URA Budget Appropriation of Fund balance

5. Executive Session

6. Adjournment

**CITY OF UTICA URBAN RENEWAL AGENCY
MEETING MINUTES – JANUARY 23, 2020
1 KENNEDY PLAZA, UTICA, NEW YORK 13502**

MEMBERS ATTENDING: Mayor Robert Palmieri, Councilman Joseph N. Betrus, Jr., Councilman Robert Burmaster, Lonnie Jenkins, Michael Mahoney, Fred Matrulli

OTHERS ATTENDING: Brian Thomas, Cathy Mack, Gene Allen, Kathryn Hartnett, Assistant Corporation Council, Merima Smajic, Assistant Corporation Council

EXCUSED:

CALL TO ORDER: Brian Thomas called the meeting to order at 9:40 A.M.

ITEM #1 Approval of Agency Minutes

Michael Mahoney made a motion to approve the minutes of the December 12, 2019 meeting. The motion was seconded by Fred Matrulli and passed unanimously.

Old Business

ITEM #2 301 Pellettieri Ave. & 319.55-1-94 Pellettieri Ave.

An offer for \$1,000.00 was received from Hasan Kajtezovic for the properties at 301 Pellettieri Ave. & 319.55-1-94 Pellettieri Ave. The bidder plans to fence/landscape and create additional parking for his property at 303 Pellettieri Ave.

Mayor Robert Palmieri, with the factors established by the agency for selection of a purchaser made a motion to accept the offer from Hasan Kajtezovic for \$1,000.00 with the condition that if the bidder plans to construct a garage he receive all proper zoning approval and building permits. The motion was seconded by Michael Mahoney and passed unanimously.

New Business

ITEM #3 928 Lansing St.

An offer for \$6,000.00 was received from Yvette & Freddy Rendon for the property at 928 Lansing St.. The bidder plans to renovate the property as a one family home and use for income/rental income. A second offer was received from Edin Dragovic for \$7,000.00. The bidder plans to renovate the property as a one family home and occupy as his primary residence.

Fred Matrulli, with the factors established by the Agency for selection of a purchaser having been considered made a motion to accept the offer from bidder #2 Edin Dragovic for \$7,000.00. The motion was seconded by Michael Mahoney and passed and passed unanimously.

ITEM #4 Permit for use of URA property

Fred DeCarlo and Guy Gazzilli d/b/a Utica Bottles, requested permission to extend their permit to excavate various lots owned by the Utica Urban Renewal Agency, Utica, New York for the purpose of recovering bottles for the Calendar year of 2020 under the same terms as those agreed to in 2019.

Mayor Robert Palmieri made a motion to grant the permit to commence on January 23, 2020 and end on December 31, 2020. The motion was seconded by Fred Matrulli and passed unanimously.

ITEM #5 Transfer of Funds

URA Staff requested a transfer between cost centers to cover mileage re-imbursement for Paul Buckley.

From: CU58620	409 Travel	\$1,000.00
To: CU58620	463 Gas & Oil	\$1,000.00

Michael Mahoney made a motion to approve the transfer. The motion was seconded by Fred Matrulli and passed unanimously.

ITEM #6 Adjournment

Mayor Robert Palmieri made a motion to adjourn the meeting at 10:17 am. The motion was seconded by Michael Mahoney and passed unanimously.

Respectfully submitted this 23rd day of January, 2020
Gene A. Allen

Old Business

315 – 317 Court St.

Corporation Counsel is requesting Executive Session to discuss pending legislation

New Business

Proposed subdivision of 117 Business Park Drive

The owner of the property located at 117 Business Park Drive in the Utica Business Park is proposing to subdivide the parcel into two (2) separate tax parcels. In accordance with the approved plan for the Utica Business Park, once a building has been constructed and occupied, no existing use shall be changed to a different land use, without approval of the Urban Renewal Agency. As the proposed subdivision will ultimately lead to the construction of another building, this constitutes a change of use for the currently unimproved land, thereby necessitating Agency approval.

Aud Authority Lease

The Utica Memorial Auditorium, is building a facility adjacent to the Aud currently known as the NEXUS Center. The URA owns an unimproved, unused and vacant lot located adjacent to the Aud and NEXUS Center consisting of approximately five (5) acres. The Aud desires to improve and maintain the Premises for use as a parking lot to be used by contractors, visitors, employees, guests, teams and entertainers at the Aud and the NEXUS Center and to enter into a lease with the URA for this property.

Adoption of 2020-2021 URA Budget

(See attached)

Appropriation of Fund balance

The Following Appropriation of Fund Balance needs Board Approval

From:	URA Fund Balance	\$42,437.10
To:	CU58620 211 Capital Outlay	\$42,437.10

Appropriation to cover Demolition expenses for 301 Pellettieri Avenue and 1532 Erie Street.