

BUFFALO ERIE NIAGARA LAND IMPROVEMENT CORPORATION

BOARD OF DIRECTORS MEETING MINUTES

January 17, 2014 – 9:00 AM

Edward A. Rath County Office Building, Room 1004

Call to order by Chairwoman Maria Whyte.

ATTENDANCE:

Board Members Present: Maria Whyte, Brendan Mehaffy, Frank Krakowski, Joseph Maciejewski, Timothy Ball, David Comerford, James Comerford, Jr., Donna Estrich, Joseph Hogenkamp, Michael Siragusa

Board Members Excused: Christina Orsi

Fiscal Agent Present: Bob Keating

GUESTS: Martin Polowy (County Attorney), Dale Morris, Tom Dearing, Ken Swanekamp, Del Costello, Ellary Mori (ECDEP), Peter Anderson Press Secretary (County Executive)

HAND OUTS: Agenda; Minutes of November 22, 2013 Board Meeting; Resolution #2014-1; Resolution #2014-2

NEW BUSINESS:

1. Roll Call
2. Personnel Resolution and Action: A motion to temporarily adjourn into Executive Session was made by Brendan Mehaffy, seconded by James Comerford, and unanimously carried as approved. Executive Session regarding Resolution #2014-1 started at 9:14 am and ended at 10:04 am.
3. Approval of Minutes: The minutes of the November 22, 2013 Board of Directors Meeting were presented and reviewed. Motion to approve by David Comerford, seconded by James Comerford, Jr. and unanimously carried as approved.
4. Treasurer's Report: A year-end balance of \$85,243.16 was reported by Joe Maciejewski. Two checks for a total of \$520 were written (County Clerk's Office and Lawley Insurance). Treasurer will deposit \$10,000 that was being held back by Erie County from their initial 2013 allocation. Motion to approve by Brendan Mehaffy, seconded by Michael Siragusa and unanimously carried. An amendment was proposed. Motion to approve as amended by James Comerford Jr., seconded by David Comerford, and unanimously carried.
5. 2013 Pilot Project Update: Maria Whyte updated the Board on the following properties:
 - 45-55 Pyle Court, TonawandaThe Town Attorney is reviewing the contract of sale drafted by Marty Polowy.

- 39 Fowler, Tonawanda
Del Costello reviewed estimates for foundation work and cleaning which ranged between \$28,000 - \$40,000. Desire to get it into productive use, then sell to someone who wants to rehab property, free and clear of all taxes and claims. Erie County Department of Environment and Planning will prepare an RFP for foundation work and clean out on behalf of BENLIC. The BENLIC Board will likely select a contractor from the respondents to conduct the work at the March 2014 Board meeting.
- Other Properties
44A Windwood, Cheektowaga
3048 William, Cheektowaga
59 North Main, Angola
BENLIC holds the liens to these properties. A Title Search is underway for each property. When Title Search is complete foreclosure will be initiated.

6. RFF Process Update:

- Property Selection Committee Report: Report in table format was distributed and discussed. It was noted that five parcels were removed from further review due to various matters such as tax delinquent status. All others were reviewed.
- A Motion for Board of Directors to accept the recommendation of the Properties Selection Committee with the intent to acquire certain properties listed in Resolution #2014-2 was made by James Comerford Jr, seconded by Tim Ball, and unanimously carried.

7. Miscellaneous Items:

- ABO Compliance: Maria Whyte summarized the reports that remain outstanding
- REO Properties: Executive Director will need to partner with communities to identify properties and possibilities
- Bank RFP: Robert Keating noted that once the OAG grant is obtained, BENLIC may need to do an RFP for a bank to manage funds

8. Adjournment: A motion to adjourn was made by Joseph Maciejewski and seconded by Frank Krakowski. Unanimously carried.

Next meeting of Board of Directors: 9:00a.m. on Friday, February 28, 2014

Location: Rath County Office Building, Room 1004

Recorded by: Frank E. Krakowski

Submitted for Approval: Maria R. Whyte

Adopted by BENLIC Board Members on February 28, 2014