



BUFFALO ERIE NIAGARA LAND IMPROVEMENT CORPORATION  
BOARD OF DIRECTORS MEETING MINUTES  
August 15th, 2019 – 11:00 AM  
Brisbane Building Conference Room 521  
403 Main St. Suite 602  
Buffalo, New York 14203

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Call to Order by Brendan Mehaffy

ATTENDANCE:

Board Members Present: Thomas Hersey, Brendan Mehaffy, Timothy Ball, Michael Siragusa, Frank Krakowski, Donna J. Estrich, O.J. McFoy, Joseph Hogenkamp, Amanda Mays

Board Members *Excused*: James Comerford Jr.,

Board Members *Absent*:

Fiscal Agent Present: Robert Keating

BENLIC Staff: Jocelyn Gordon, Ben Brown, Andrea Folgherait, Marjorie McAllister

HAND OUTS:

Agenda; Minutes of July 2019 Board Meeting; July 2019 Treasurer's Report; Note and Mortgage Discharges; Dispositions; Anti-Harrasment and Discrimination Policy

NEW BUSINESS:

1. Roll Call
2. Approval of June 2019 Minutes: The minutes of the June 16th, 2019 Board of Directors Meeting were presented and reviewed. A motion to approve was made by Timothy Ball, seconded by Thomas Hersey, and unanimously carried as approved.
3. Treasurer's Report: Chairman Mehaffy presented the July 2019 Treasurer's Report as of July 31, 2019 with a balance of \$2,684,804.29 – noting this includes the additional \$1 million

dollars BENLIC recently transferred to place in a CD. A motion was made to approve by Joseph Hogankamp, seconded by Donna Estrich, and unanimously carried as approved.

4. Real Estate Committee Report: No Real Estate Committee minutes were recorded in August; only one member could participate, Joseph Hogankamp, the discussion was brief and was held via phone call on Wednesday August 7<sup>th</sup>.

5. *Dispositions:*

**Resolution #2019- 37**– 166 Straley, Cheektowaga - Side Lot

During the 2017 Erie County In-Rem Auction BENLIC acquired 12 vacant side-lots within the Town of Cheektowaga with an agreement of working to sell the lots for one (1) year. It was noted that BENLIC has had the lots for over a year, however, BENLIC continues to receive solicited offers. Of these 12 lots, 9 had been selected for side-lot sales to adjacent property owners. BENLIC staff have identified all possible adjacent owners and solicited interest through direct mail. Adjacent owners were to submit side lot purchase applications, state the intended use of the lot if acquired, and with a minimum of \$500.00 to be considered for purchase. BENLIC received one (1) offer of \$500.00 from Diana Parnitzke to combine the lot with her property and construct a garage and driveway for adjacent residence, which is owner occupied. A motion to approve the offer was made by Michael Siragusa, seconded by Thomas Hersey, and unanimously carried as approved.

**Development Note and Mortgage Discharges:**

BENLIC received a letter on August, 13<sup>th</sup> 2019 from both the following property purchases below stating that all work had been completed and requested that the Note and Mortgage Lien be discharged.

- 9194 Lakeshore, Evans – Purchased by Rebecca Jones in July of 2018 for \$55,100.00
- 1 Schlenker, Cheektowaga – Purchased by Emily Brady in October of 2018 for \$25,871.00

BENLIC Building Inspector, John Good, found all the required work from the Note and Mortgage documents to be completed and in proper and satisfactory manner.

BENLIC Board approves the discharge of both Lien's regarding the Note and Mortgage. A motion was made by Michael Siragusa, seconded by OJ McFoy, and unanimously carried as approved.

**Resolution #2019-38**– Adoption of Anti-Harassment and Discrimination Policy

The BENLIC Board of Directors regularly reviews policies to be in compliance with New York State Law and is committed to protecting to Board Members and BENLIC employees from Harassment and Discrimination. The attached Anti-Harassment and Discrimination Policy is intended to comply with the requirements of Section 201-g of the New York State Labor Law. A motion to approve the adoption of Anti-Harassment and Discrimination Policy was made by Michael Siragusa, seconded by OJ McFoy, and unanimously carried as approved.

6. Executive Director's Report:

- 2019-2021 OAG/Enterprise Grant Status Report
- Authorities Budget Office: Acknowledgement of Fiduciary Duty
- New York State Authorities Budget Office Board Training

Adjournment:

A motion to adjourn the meeting was made by OJ McFoy, seconded by Thomas Hersey, and unanimously carried as adjourned.

NEXT MEETING: Board of Directors – 11 a.m. September 19<sup>th</sup>, 2019  
Location: Brisbane Building Conference Room 521 (403 Main St)

Recorded by: Andrea Folgherait, BENLIC Staff  
Submitted for Approval: Jocelyn Gordon, Executive Director  
Adopted by BENLIC Board Members on \_\_\_\_\_