

Finger Lakes Regional Land Bank Corporation

August 27th, 2018

**Planning Dept. Conference Room, 1st Floor
County Office Building
1 DiPronio Drive
Waterloo, NY 13165**

Directors Present: Jill Henry, Larry Ledgerwood, Gary Westfall, Nick Sciotti

Directors Absent: Bob Hayssen, Cindy Lorenzetti, Greg Lazzaro

Staff: Joe McGrath

Public Attendees: Lisa Keshel, Frank Fisher

1. The meeting was called to order by Gary Westfall at 4:01 p.m. A quorum was present.
2. The August 6th, 2018 special meeting minutes were neglected to be printed out for this meeting, to be reviewed and adopted at next meeting. Motion, Sciotti 2nd Ledgerwood. Carried 4-0.
3. Resolution 18-20 Authorizing Acceptance of Low Bid for Bowling Alley Demolition Moved by Sciotti, 2nd by Westfall
 - a. Mr. McGrath explained that two bids were entered on the rebid process. The lower of the two was by Diversified Construction who is also conducting the four residential demolitions. Mr. McGrath explained that the questions regarding their performance on the last county funded project was in fact satisfactory. The County did not incorporate into the Board of Supervisors resolution for accepting their bid any funding for on-site asbestos air monitoring during the project. County administration then had to go back to the board to ask for the air monitoring funding. The Land Bank has built into the grant budget funding for air monitoring costs. The Land Bank has been using the firm GYMO from Watertown since the first slate of demolitions last year when they entered the lowest quote for monitoring services at that time. Since then we have that price structure locked into place and due to various circumstances the actual cost per site may be higher or lower due to conditions. The contract is also attached and is intended to be signed by the President/CEO at the time it is approved by the legal department.

Resolution carried 4-0

4. CEO / President's Report

- **Update on Attorney General Funding:** Mr. McGrath stated that the Attorney General's Office has put out an RFA (Request for Application) for land banks to apply for additional Community Reinvestment Initiative Funding. The grant applications are due September 7th to Enterprise Community partners. The Planning Dept. is preparing the application and with the MOA as well as the adopted FLRLBC budget, the application should be considered competitive.
- **Update on 4 Residential Demolitions:** Mr. McGrath stated that the process has begun to schedule the demolitions with Diversified Construction. Two of the four properties require a variance on their permit from the NYS Department of Labor because the Asbestos in Place Demolition is occurring within 25ft of a neighboring occupied building. It is expected to have the variances in place and schedule the demolitions sometime in mid to late September. The firm also expects to schedule the bowling alley demolition in that same time frame.
- **Update on 2320 County Road 139 Ovid:** Mr. McGrath stated that the partial demolition project on site was successful in removing low quality additions and garage bays. The replacement septic system bid was also awarded under the authority of a previous Resolution 17-21. The Land Bank is also gathering quotes from 3 water well drilling firms to install a well and pump on site. When the septic and well are completed, the property will be sold to Seneca County Habitat for Humanity for \$10,000. The remainder of the start-up grant will be expended on the septic and well work and the grant will then be closed out.

5. CFO Report: Mr. Bordeau explained the Land Banks position in the bank statements. The account holding the Attorney General CRI Funding currently has \$61,265 unencumbered funds for the 3rd quarter. The Land Bank requests and receives disbursements of the full \$500,000 award on a quarterly basis. The next quarter begins Oct. 1st. The Operating Account which houses the Land Banks unrestricted funding and revenue currently has a balance of \$1,164 which is primarily being used for legal advertisements and lawn mowing. The account which houses the Start-Up grant currently has an unencumbered and available balance of \$9,664. Mr. Bordeau explained that the final funding in that account is earmarked for well work at the 2320 County Road 139 property and after completion the grant and bank account will be closed out.

6. Adjourn, Motion by Ledgerwood and 2nd by Sciotti. All Ayes.