



ALBANY COUNTY
LAND BANK CORPORATION

**RESOLUTION TO ENTER INTO A CONTRACT FOR
DEMOLITION AND ABATEMENT SERVICES WITH CRISTO DEMOLITION, INC.
FOR 57 LIEBEL STREET AND 446 ELK STREET IN ALBANY, NY**

WHEREAS, a request for proposals (hereinafter the “RFP”) for Abatement and Demolition Services was issued by the Albany County Land Bank Corporation (“Land Bank”) and distributed on November 21, 2018 and responses were to be submitted no later than November 30, 2018 at 2 P.M.; and

WHEREAS, in response thereto, Cristo Demolition, Inc. (“Firm”), submitted a proposal for services by November 30, 2018 to render the requested services; and

WHEREAS, the Land Bank, through its Executive Director, has accepted the Proposal of the Firm to provide the aforesaid services as the lowest qualified responsible bidder; and

WHEREAS, in furtherance thereof, the parties executed a fully-integrated agreement with respect thereto, attached to this Resolution as Appendix “A”, which is subject to Board approval in accordance with the Land Bank By-laws;

NOW, THEREFORE, BE IT RESOLVED by the Albany County Land Bank Corporation that:

1. The Agreement for Abatement and Demolition Services to be performed Cristo Demolition, Inc. for the benefit of the Land Bank is awarded and approved; and
2. This Resolution shall take effect immediately.

ADOPTED by the Board and SIGNED by the Chair this 18th day of December 2018.

A handwritten signature in blue ink, appearing to be 'D. J. ...', written over a horizontal line.

Chair

ATTEST/AUTHENTICATION:

A handwritten signature in black ink, appearing to be 'Samuel ...', written over a horizontal line.

Secretary



ALBANY COUNTY
LAND BANK CORPORATION

**RESOLUTION TO ENTER INTO A CONTRACT FOR
DEMOLITION AND ABATEMENT SERVICES WITH WPNT CONSTRUCTION, LLC.
FOR 320 SECOND STREET IN ALBANY, NY**

WHEREAS, a request for proposals (hereinafter the “RFP”) for Abatement and Demolition Services was issued by the Albany County Land Bank Corporation (“Land Bank”) and distributed on November 21, 2018 and responses were to be submitted no later than November 30, 2018 at 2 P.M.; and

WHEREAS, in response thereto, WPNT Construction, LLC (“Firm”), submitted a proposal for services by November 30, 2018 to render the requested services; and

WHEREAS, the Land Bank, through its Executive Director, has accepted the Proposal of the Firm to provide the aforesaid services as the lowest qualified responsible bidder; and

WHEREAS, in furtherance thereof, the parties executed a fully-integrated agreement with respect thereto, attached to this Resolution as Appendix “A”, which is subject to Board approval in accordance with the Land Bank By-laws;

NOW, THEREFORE, BE IT RESOLVED by the Albany County Land Bank Corporation that:

1. The Agreement for Abatement and Demolition Services to be performed WPNT Construction, LLC. for the benefit of the Land Bank is awarded and approved; and
2. This Resolution shall take effect immediately.

ADOPTED by the Board and SIGNED by the Chair this 18th day of December 2018.

A handwritten signature in blue ink, appearing to read 'Ally', written over a horizontal line.

Chair

ATTEST/AUTHENTICATION:

A handwritten signature in black ink, appearing to read 'Samuel', written over a horizontal line.

Secretary



ALBANY COUNTY
LAND BANK CORPORATION

**RESOLUTION AUTHORIZING THE SALES OF
MULTIPLE PARCELS OF REAL PROPERTY**

WHEREAS, New York Not-For-Profit Corporation Law §1609(d) authorizes the Albany County Land Bank Corporation, Inc. ("Land Bank") to convey, exchange, sell, or transfer any of its interests in, upon or to real property; and

WHEREAS, New York Not-For-Profit Corporation Law §1605(i)(5) requires that a sale of real property be approved a majority vote of the Board of Directors; and

WHEREAS, all disposals of Land Bank property must be made to qualified buyers pursuant to Section 5 of the Property Disposition Policy; and

WHEREAS, the LAND BANK owns certain parcels of real property situate in the County of Albany and State of New York and more particularly identified on the Properties List attached hereto as Schedule A (individually, a "Property" or collectively, the "Properties"); and

WHEREAS, each Property's appraised fair market value is set forth on the Properties List; and

WHEREAS, LAND BANK staff, after evaluating all purchase offers received for the Properties in accordance with the Property Disposition Policy, have recommended that the LAND BANK sell each Property to the corresponding Buyer identified on the Properties List (individually, a "Buyer" or collectively, the "Buyers") in accordance with the terms and conditions set forth therein; and

WHEREAS, LAND BANK staff have determined that each Buyer is a qualified buyer; and

WHEREAS, the LAND BANK has obtained such competition as is feasible under the circumstances for each Property by advertising the Property on its website and/or listing the Property with a licensed real estate broker; and

WHEREAS, as each Buyer's plans are consistent with the mission, purpose and governing statute of the LAND BANK, the Property Disposition Policy permits the LAND BANK to sell each Property to the corresponding Buyer by negotiation; and

WHEREAS, if any Property is being disposed of for less than fair market value, the Board of Directors (the "Board") has considered the information set forth in Section 4(g) of

the Property Disposition Policy and has determined that there is no reasonable alternative to the proposed transfer that would achieve the same purpose of such transfer; and

WHEREAS, the LAND BANK desires to sell each Property to the corresponding Buyer identified on the Properties List at the price which was offered by each Buyer, as set forth on the Properties List; and

NOW, THEREFORE, BE IT RESOLVED BY THE ALBANY COUNTY LAND BANK CORPORATION AS FOLLOWS:

1. The recitals above are hereby incorporated into this Resolution as if fully set forth herein.


2. The Members of the Board hereby authorize the LAND BANK to sell each Property to the corresponding Buyer identified on the Properties List and authorize the Executive Director to enter into a Contract to Purchase with the LAND BANK as seller and the Buyer as buyer with respect to each Property. Each Contract to Purchase will be agreeable in form and content to the Executive Director and LAND BANK counsel.

3. The Chairman, Vice Chairman and the Executive Director of the LAND BANK are each hereby authorized and directed to execute all documents on behalf of the LAND BANK which may be necessary or desirable to further the intent of this Resolution and do such further things or perform such acts as may be necessary or convenient to implement the provisions of this Resolution.

4. The other officers, employees and agents of the LAND BANK are hereby authorized and directed for and in the name and on behalf of the LAND BANK to execute and deliver all such certificates, instruments and documents, to pay all such fees, charges and expenses and to do all such further acts and things as may be necessary or, in the opinion of the officer, employee or agent acting, desirable and proper to effect the purposes of the foregoing Resolution.


5. This Resolution shall take effect immediately.

ADOPTED by the Board and SIGNED by the Chair this 18th day of December, 2018.



Chair

ATTEST/AUTHENTICATION:



Secretary

Property Information				Application Information			Recommendations
Property Address	Parcel ID	Acq. Date	Neighborhood	Applicant Name	Intended Use	Applicant Notes	Acquisition and Disposition Recommendations
County Route 352	172.-1-53	8/24/2018	Rensselaerville	Lori Edvabsky	Maintain as is	Applicant is the former owner and is willing to pay all back taxes owed plus additional fees to reacquire property	Recommend to advance sale to Ms. Edvabsky .
Helderberg Trail	91-1-40	1/10/2017	Berne	Patrick Hannan	Maintain as is	Parcel is landlocked. Applicant is the adjacent owner.	Recommend to advance sale to Mr. Hannan
Krumkill Road	62.-4-18.514	8/24/2018	New Scotland	Tarp City Production	Maintain as is	Applicant is an adjacent property owner (primary residence)	Recommend to advance sale to Tarp City Productions
69 Elizabeth Street	76.64-2-28	2/23/2017	South End	City of Albany	Maintain as is	This property is part of an existing public park owned and operated by the City of Albany	Recommend to convey property to City of Albany
166 First Street	65.73-3-13	10/26/2018	West Hill	Albany Housing Coalition, Inc.	Maintain as is	Applicant has been maintaining property for several years	Recommend to advance sale to Albany Housing Coalition
243 Livingston Avenue	65.65-6-1.4	10/26/2018	Arbor Hill	Horratio Corlette	Primary Residence	Applicants owns 240 Livingston Ave (a two-family)	Recommend to advance sale to Mr. Corlette
243 Orange Street	65.81-2-55	8/6/2018	Sheridan Hollow	Habitat for Humanit	Other	Applicant proposed to build a new house as part of next phase of the Sheridan Hollow project.	Recommend to advance sale to Habitat for Humanity
243 Second Street	65.64-7-21	2/23/2017	West Hill	City of Albany	Other	This property is part of an existing public park owned and operated by the City of Albany	Recommend to convey property to City of Albany
268 Livingston Avenue	65.65-5-10	2/23/2017	Arbor Hill	Mohamed Salih	Operate as Rental	Applicant owns 201 Livingston Avenue (2 family residential) and 203 Livingston Avenue (a commercial property - Star Market)	Recommend to approve sale to Mr. Salih.
341 Sherman	65.46-3-64	2/28/2018	West Hill	Ashraf Farag	Primary Residence	Applicant plans to complete much of the construction himself and will be a first time homebuyer with financial support from his family.	Recommend to advance sale to Mr. Farag
453 Elk Street	65.55-2-58	10/26/2018	West Hill	Nicholas Kelley	Operate as Rental	Applicant is a licensed plumber and has considerable construction experience. Applicant also lives/owns other property on block.	Recommend to advance sale to Mr. Kelley
1619 Fifth Avenue	32.66-2-32	6/7/2018	Watervliet	Monir Mukhtar	Operate as Rental	Will completer project in 4 months	Recommend to advance the sale to Mr. Mukhtar. Buyer must satisfy staff request for meeting with the City of Watervliet Buildings & Codes department.



ALBANY COUNTY
LAND BANK CORPORATION

**RESOLUTION TO ENTER INTO A CONTRACT FOR
DEMOLITION AND ABATEMENT SERVICES WITH DITONNO & SONS, LLC. FOR
48 SWINTON AVENUE, 281 SHERIDAN AVENUE. AND 174 LIVINGSTON AVENUE
IN ALBANY, NY**

WHEREAS, a request for proposals (hereinafter the “RFP”) for Abatement and Demolition Services was issued by the Albany County Land Bank Corporation (“Land Bank”) and distributed on November 21, 2018 and responses were to be submitted no later than November 30, 2018 at 2 P.M.; and

WHEREAS, in response thereto, Ditonno & Sons, LLC (“Firm”), submitted a proposal for services by November 30, 2018 to render the requested services; and

WHEREAS, the Land Bank, through its Executive Director, has accepted the Proposal of the Firm to provide the aforesaid services as the lowest qualified responsible bidder; and

WHEREAS, in furtherance thereof, the parties executed a fully-integrated agreement with respect thereto, attached to this Resolution as Appendix “A”, which is subject to Board approval in accordance with the Land Bank By-laws;

NOW, THEREFORE, BE IT RESOLVED by the Albany County Land Bank Corporation that:

1. The Agreement for Abatement and Demolition Services to be performed by Ditonno & Sons, LLC. for the benefit of the Land Bank is awarded and approved; and
2. This Resolution shall take effect immediately.

ADOPTED by the Board and SIGNED by the Chair this 18th day of December 2018.

A handwritten signature in blue ink, appearing to read 'C. Kelly', written over a horizontal line.

Chair

ATTEST/AUTHENTICATION:

A handwritten signature in black ink, appearing to read 'Samuel L. ...', written over a horizontal line.

Secretary