

LAND REUTILIZATION CORPORATION OF THE CAPITAL REGION

Minutes of May 22, 2014

Room 110, City Hall, Schenectady

Board Attendance: Bob Hoffman, County of Schenectady; Bob Martin, City of Amsterdam; Richard Ruzzo, City of Schenectady; Kathy Rooney, County of Schenectady; Joe Berlant, City of Schenectady

Excused Absences: Jeff McDonald, County of Schenectady; Bob DiCaprio, City of Amsterdam;

Staff Attendance: Steve Strichman, Executive Director, City of Schenectady; Matt Smith, Assistant Planner, City of Schenectady

Call to Order:

Mr. Hoffman called the meeting to order at 4:00 PM.

Minutes:

The minutes of the April 24, 2014 meeting were reviewed as distributed. Mr. Martin moved to approve the minutes, seconded by Mr. Ruzzo. The motion passed unanimously.

Chairman's Report

The Chairman reported on the discussion about the City of Schenectady Community Development application and the Corporation. He distributed a letter he had sent to City Council President, Margaret King. Which he felt reflected the Corporation's position. He noted that the Corporation had received a request from the Internal Revenue Service for some additional information on the 501(c)(3) application. That information has been sent and the Corporation should receive its approval shortly.

Executive Director's Report

Mr. Strichman reported that the Agreement with the City of Amsterdam has been executed. He expects to open an account for Amsterdam with First Niagara with the deposit of \$15,000. He has also executed contracts with the two Program Management consultants approved by the Board at the April meeting. Work is ongoing on developing a branding Request for Proposal for a new logo, brochure, name and website including possibly hosting the website. Another Request for Proposal for the new Vale Park entrance is also in preparation. He expects to be able to use funds from the Attorney General grant to pay for this.

The Attorney General's office visited Schenectady and Amsterdam on Thursday, May 1. The meeting was very productive. The AG staff reported that the next round of funding would be for twenty million dollars open to all land banks. The AG expects that each land bank has the local option on what activities to pursue. The group toured both Schenectady and Amsterdam to get a feel of proposed activities including Eastern Avenue. Mr. Strichman pushed for the removal of the three million dollar

application limit due to the nature of the multi-community dynamic. Staff said that this would be explored.

Other Reports

Mr. Berlant reported that the Community Loan Fund of the Capital District held a Tour of Schenectady on May 23. Many of the agencies that we might partner with attended the tour.

Treasurer's Report

The Finance Committee held a teleconference on May 20 on the 2014 budget to allocate the Attorney General grant funds and refine the budget. This included providing breakout pages for Administration, City of Schenectady and City of Amsterdam. It was noted that the budget does not show a specific carry-over line and that such a line needs to be added.

Mr. Ruzzo moved the adoption of Resolution 2014-14 attached, adopting an amended 2014 Budget. Mr. Berlant seconded. The motion was approved unanimously.

Mr. Ruzzo presented the Treasurer's Report orally. He noted the expenditure of \$13, 235 for Professional Services and \$30 in advertising.

Mr. Ruzzo moved the approval of the Treasurer's Report, seconded by Mr. Martin. The motion was approved unanimously.

Mission Statement and Strategic Plan

Consistent with the discussion at the April Strategic Planning Session, a revised Mission Statement was developed by the Consultants that also included a Corporation Vision, Stakeholders and Expectations and Performance Measurements.

Mr. Berlant moved and Mr. Martin seconded Resolution 2014-15 attached, with the addition of Vision, Stakeholders and Expectations and Performance Measurements to the Resolved Clause after Mission Statement. The motion was approved unanimously.

Mr. Martin moved and Mr. Ruzzo seconded Resolution 2014-16 attached, approving the attached Strategic Plan. The motion was approved unanimously.

Travel and Business Expense Policy

Mr. Berlant moved and Mr. Martin seconded Resolution 2014-17 attached, stating the Corporation's policy on payment of business expense, travel and discretionary funds. There was discussion on the Corporation's liability when personal vehicles were used for Corporation business. It was felt that insurance statements would be needed to cover the Corporation. The motion was approved unanimously.

Eastern Avenue Project

Mr. Strichman noted that demolition work would begin mid-June. There has been little progress on the old St. Mary's school. There was a discussion on the Facade Program. It was asked whether the Corporation should publicize the program. The program pipeline will be funneled through Metroplex. There is already one party that has requested an application.

Julia Street Project

No action has been taken.

The Board went into Executive session to discuss contract negotiations and exited Executive session.

Additional Property

Wells Fargo Bank has offered the Corporation the property at 1051 Barrett Street. The property has been reviewed by Corporation and City staff and appears in suitable condition for rehabilitation and resale. The Bank is providing no financing and is asking for an immediate decision.

Mr. Berlant moved and Mr. Martin seconded Resolution 2014-18 attached, with the addition of an additional Whereas clause stating that this house meets the Corporation's purpose. The motion was approved unanimously.

The question of the status of the Strong Street property was raised. Mr. Strichman said that Building permits had been issued in a timely fashion. It appears that work is ongoing but he has not inspected the status. He will check with the City Building Department and check the property to report to the Board at the June meeting.

Old Business

The status of the Corporation's Federal Tax status was discussed earlier. Mayor McCarthy has not taken any action on his representative on the Board. Mr. McDonald will continue to serve until a replacement has been named.

New Business

There was no new business.

Next meeting

The next meeting will be held June 19th, 2014 in the Mayor's Conference Room Amsterdam City Hall.

Adjourn

Mr. Hoffman, hearing no objection adjourned the meeting at 5:40 PM.

Respectfully submitted,

Joseph T. Berlant, Secretary