



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

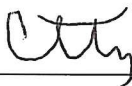
the Property Disposition Policy and has determined that there is no reasonable alternative to the proposed transfer that would achieve the same purpose of such transfer; and

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:

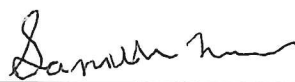
1. The recitals above are hereby incorporated into this Resolution as if fully set forth herein.
2. The Members of the Board hereby authorize the LAND BANK to sell each Property to the corresponding Buyer identified on the Properties List and authorize the Executive Director to enter into a Contract 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 16th day of April 2019.



Chair

ATTEST/AUTHENTICATION:



Secretary

Albany County Land Bank - April 2019 Board of Directors Sales Summary

Property Address	Parcel #	Acquisition Date	Applicant Name	Intended Use	Sales Recommendation
1 Swartson Ct	75.50-3-26	01/30/2019	Ahmed Amer	Redevelop and Re-sell	Recommended to advance sale to Mr. Amer
77 Sherman St	65.72-3-37	3/15/2019	Legal Aid Society	Demolish	Recommended to advance sale to Legal Aid Society
267 Mount Hope Drive	87.22-1-41	12/21/2018	Travis Rumble	Primary Residence	Recommended to advance sale to Mr. Rumble
270 Third Street	65.56-4-4	42649	Albany Community Land Trust	Rental	Recommend to advance sale to Albany Community Land Trust
289 Third Street	65.56-1-59	02/15/2019	Kirk Moore	Garden	Recommend to advance sale to Mr. Moore
297 Ontario St 485 Yates St	64.76-1-12 64.76-1-14	10/26/18 01/30/19	Florida Santana-Johnas & Areopi Stathatos	Operate As Rental	Recommend to advance sale to Ms. Santana-Johna and Mr. Stathatos
309 Orange St	65.72-6-31	2/20/2015	Chris Gardener & Randolph Rhyman	Rental	Recommend to advance sale to Mr. Gardener & Mr. Rhyman
310 Third Street	65.56-2-27	02/23/2017	Albany Community Land Trust	Other	Recommend to advance sale to Albany Community Land Trust
Davis St, Cohoes	10.9-3-26	02/22/2018	Robert and Debra Welcome	Other	Recommend to advance sale to Mr and Mrs. Welcome
6 Maple Ave, Watervliet	20.20-1-28	12/21/2018	Kimberly Bellow	Operate As Rental	Recommend to advance sale to Ms. McBain, with Ms. Bellow as alternate buyer

Albany County Land Bank - April 2019 Board of Directors Sales Summary						
Property Address	Parcel #	Acquisition Date	Applicant Name	Intended Use	Sales Recommendation	
22 Hammond Rd, Delanson	35.-2-9-1	06/07/2018	Marin & Justin Dale	Yard Expansion/ Green Space	Recommend to advance sale to Mr. and Mrs. Dale in accordance with the provisions of Albany County Resolution 15-453 regarding a sale back	
69 Park Ave, Cohoes	11.54-3-2	02/22/2018	Kenneth Clark & Justin Prairie	Operate As Rental	Recommend to advance sale to Mr. Clark and Mr. Prairie	
82 Crudo Rd, Coeymans	165-2-24	12/31/2018	Ezra O' Brien Benjamin Freitas Amy & Kaleb Shader	Other Primary Residence Primary Residence	Recommend to advance sale to Mr. Freitas, with Mr. O'Brien as alternate buyer and Mr. and Mrs. Shader as second alternate buyers	
101 Lancaster St, Cohoes	10.20-1-18	1/30/2019	Michelle Lottridge	Rental	Recommend to advance sale to Ms. Lottridge	
433 Niles Road, Rensselaerville	172.-2-16.10	1/30/2019	Troy Hallenbeck August Sagehorn	Primary Residence Primary Residence	Recommend to advance sale to Mr. Sagehorn with Mr. Hallenbeck as alternate buyer	
936 Main St, Rensselaerville	171.-3-3	9/24/2018	Kenneth Starr Jr.	Other	Recommend to advance sale to Mr. Starr Jr.	
937 River Rd, Selkirk	122.00-1-11	08/06/2018	Anthony Geloso Rab Everitt Sr & Robin Davis	Primary Residence & Rental Primary Residence	Recommend to advance sale to Mr. Everitt and Ms. Davis with Mr. Gelsos as alternate buyer	

Albany County Land Bank - April 2019 Board of Directors Sales Summary

Property Address	Parcel #	Acquisition Date	Applicant Name	Intended Use	Sales Recommendation
1101 Delaware Tnpk, New Scotland	95.-3-52	10/15/2018	Lozier Property Management LLC	Operate As Rental	Recommended to advance sale to Lozier Property Management LLC
1104 6th Ave, Watervliet	32.82-3-24	12/10/2018	John Berwick	Primary Residence	Recommended to advance sale to Mr. Woods with Mr. Berwick as alternate buyer
			Daequan Woods	Primary Residence	
315 Clinton Ave (Neighbors for Neighborhoods)	65.73-1-38	1/9/2018	Jasemine Gripper & Rosemary Rivera	Operate as Rental	Recommend to advance sale to Ms. Gripper and Ms. Rivera in accordance with the Neighbors for Neighborhood program terms



ALBANY COUNTY
LAND BANK CORPORATION

**RESOLUTION TO ENTER INTO A CONTRACT FOR
FOUNDATION REPAIR SERVICES**

WHEREAS, the Albany County Land Bank has heretofore requested proposals for foundation repair services (hereinafter, the “Services”) to be rendered for 435 Clinton Avenue by the Albany County Land Bank, (hereinafter, the “Property”), said request having been issued and published by the Albany County Land Bank on January 23, 2019 (hereinafter called the “RFP”) requesting proposals to be submitted no later than January 29, 2019 at 2:00pm; and

WHEREAS, in response thereto, Contractor Baker Contracting, LLC has submitted a proposal with estimates on January 29, 2019 to render the requested Services (hereinafter called the “Proposal”); and

WHEREAS, the Land Bank, through its Chief Procurement Officer, 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 foundation repair services to be performed by Baker Contracting, LLC for the benefit of the Land Bank is awarded and approved;
2. The Chief procurement Officer shall take all actions and sign all documents to execute the contract with Baker Contracting; and
3. This Resolution shall take effect immediately.

ADOPTED by the Board and SIGNED by the Chair this 16th day of April, 2019.



Chair

ATTEST/AUTHENTICATION:



Secretary



ALBANY COUNTY
LAND BANK CORPORATION

**RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR/CHAIR TO ENTER INTO
A MEMORANDUM OF UNDERSTANDING WITH THE COUNTY OF ALBANY**

WHEREAS, the Albany County Land Bank and the County of Albany are partners in stemming urban blight in the County of Albany; and

WHEREAS, the Land Bank is a party to a certain Licensing Agreement with EProperty Plus; and

WHEREAS, Albany County wishes to obtain a license for use of EProperty Plus; and

WHEREAS, the Land Bank and the County wish to memorialize an agreement with regard to the licensing of EProperty Plus cloud-based software to the County in the form of a Memorandum of Understanding (MOU);

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

1. The Chairman and the Executive Director of the Land Bank are each authorized and directed to execute an amended Memorandum of Understanding with the County of Albany that includes terms and conditions as agreed upon by the Land Bank in the County, those terms being those of the attached copy of the amended MOU;
2. The Chairman and the Executive Director of the Land Bank are each authorized and directed to execute all documents on behalf of the Land Bank which may be necessary or desirable to carry out the terms of the MOU.
3. This Resolution shall take effect immediately.

ADOPTED by the Board and **SIGNED** by the Chair on the 16th day of April, 2019


Chair

ATTEST/AUTHENTICATION:


Secretary

Secretary