



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.

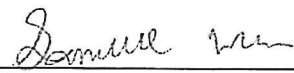
5. This Resolution shall take effect immediately.

ADOPTED by the Board and SIGNED by the Chair this 17th day of July, 2018.



Chair

ATTEST/AUTHENTICATION:



Secretary

Albany County Land Bank Board of Directors Meeting July 2018 - Property Disposition Recommendation

<i>PROPERTY INFORMATION</i>			<i>APPLICANT INFORMATION</i>	<i>RECOMMENDATION</i>
<i>Property Address</i>	<i>Parcel ID</i>	<i>Neighborhood</i>	<i>Applicant Name</i>	<i>Sale Recommendation</i>
Elm Avenue	109.00-2-28-1	Bethlehem	Agnes T. Bohl	Recommend to advance the sale to Ms. Bohl.
7 Chestnut Street	10.11-3-22	Cohoes	Nina Durr	Recommend to advance sale to Ms. Durr.
10 Hall Place	65.82-1-2	City of Albany Broeck Ten	Leonida Austin	Recommend to advance sale to Ms. Austin.
71 Sherman Street	65.72-3-35	City of Albany West Hill	Kizzy Williams	Recommend to advance sale to Ms. Williams.
73 Sherman Street	65.72-3-36			
81 Elizabeth Street	76.64-4-39	City of Albany South End	Rafael Mejia	Recommend to advance sale to Mr. Mejia.
410 Clinton Avenue	65.64-2-16	City of Albany West Hill	Kristopher & Shawnah Moses	Recommend to advance the sale to Mr. & Mrs. Moses.
5980 Johnston Road	62-2-65.1	Slingerlands	Christopher Chromczak	Recommend to advance the sale to Mr. Chromczak.
6000 Johnston Road	62-2-65.2			

PROPERTY INFORMATION		APPLICANT INFORMATION	COMMITTEE/LAND BANK STAFF RECOMMENDATION
Property Address	Neighborhood	Applicant Name	Sale Recommendation
29 Garfield St.	City of Albany West End	Cynthia Danzy	Recommend sale to Ms. Danzy
42 Morton Ave.	City of Albany South End	Milton Pina and Yraida Castillo	Recommend sale to Mr. Pina and Ms. Castillo
95 First St.	City of Albany Arbor Hill	Rakee Charleston	Recommend sale to Rakee Charleston
130 Clinton St.	City of Albany South End	Terrence Matthews Robert Jeanotte	Recommend sale to Mr. Jeanotte with Mr. Matthews as alternate buyer
134 S. Hawk St.	City of Albany South End	Gerald J. Rider, Jr.	Recommend sale to Mr. Rider Jr.
502 Second St.	City of Albany West Hill	Jeremiah Cooke	Recommend sale to Mr. Cooke



ALBANY COUNTY
LAND BANK CORPORATION

**RESOLUTION AUTHORIZING THE ACQUISITION OF
495 2ND STREET ALBANY NY 12206**

WHEREAS, the New York Not-for-Profit Corporation Law §1608(b) authorizes the Albany County Land Bank Corporation (the "Land Bank") to acquire real property by gift, devise, transfer, exchange, foreclosure, purchase, or otherwise; and

WHEREAS, pursuant to New York Not-for-Profit Corporation Law §1608(c), the Land Bank may accept transfers of real property from municipalities and private parties upon such terms and conditions as agreed to by the Land Bank and the municipality in accordance with a redevelopment plan; and

WHEREAS, the Land Bank wishes to 495 2ND STREET ALBANY NY 12206; and

WHEREAS, the properties are located in the target areas of the Land Bank and the acquisition of these properties would be consistent with the Land Bank's purpose and mission; and

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

1. The Land Bank is hereby authorized to acquire title to 495 2ND STREET ALBANY NY 12206;
2. The 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.
3. This Resolution shall take effect immediately.

ADOPTED by the Board and **SIGNED** by the Chair on the 17th day of July, 2018

A handwritten signature in cursive script, likely belonging to the Chair of the Land Bank Corporation.

Chair

ATTEST/AUTHENTICATION:

A handwritten signature in cursive script, likely belonging to the Secretary of the Land Bank Corporation.

Secretary