



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 City of Albany, 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.

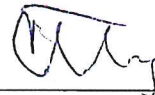
2. The Members of the Board hereby authorize the LAND BANK to sell each Property to the corresponding Buyer identified on the Properties List and authorize the Executive Director to enter into a Contract to Purchase with the LAND BANK as seller and the Buyer as buyer with respect to each Property. Each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

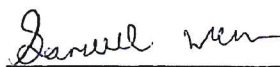
5. This Resolution shall take effect immediately.

ADOPTED by the Board and SIGNED by the Chair this 17<sup>th</sup> day of October, 2017.



Chair

ATTEST/AUTHENTICATION:



Secretary

October 2017  
Approved Property Sales  
Schedule A

<u>PROPERTY ADDRESS</u>	<u>APPROVED APPLICANT(S)</u>
<b><u>City of Albany</u></b>	
13 Krank Street	Corey Jones
21 Boenau Street	Desirea Munn
303 Sheridan Avenue	Interfaith Partnership for the Homeless
41 Quail Street	Chris LaGray
435 Clinton Avenue	Apphia Nurse
437 Clinton Avenue	Apphia Nurse
81 Elizabeth Street	Peachie Jones
94 Henry Johnson Blvd.	Steve Pierre
<b><u>City of Cohoes</u></b>	
107 Congress Street	Hamo Redzematovi
113 Lancaster Street	Ziu Qin Qu
53 1st Street	Quiessence Phillips
<b><u>Town of Rensselaerville</u></b>	
Town Line Road	James Welsch
<b><u>City of Watervliet</u></b>	
720 First Avenue	Penny Ronovech
<b><u>Town of Westerlo</u></b>	
County Route 413	James Welsch



ALBANY COUNTY  
LAND BANK CORPORATION

**RESOLUTION TO ENTER INTO A CONTRACT FOR  
FULL RENOVATION SERVICES-2 JUDSON STREET**

**WHEREAS**, a request for proposals (hereinafter the “RFP”) for Full Renovation Services (hereinafter, the “services”) for 2 Judson Street, Albany (hereinafter, the “property”) was issued by the Albany County Land Bank Corporation (“Land Bank”) and distributed on or about September 14th, 2017 and responses were to be submitted no later than September 28th, 2017 at 2 P.M.; and

**WHEREAS**, in response thereto, Baker Contracting, submitted a proposal for services by September 14th, 2017 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 Full Renovation Services to be performed by Baker Contracting 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 17<sup>th</sup> day of October 2017.

A handwritten signature in cursive script, appearing to read 'D. W. ...', is written above a horizontal line.

Chair

ATTEST/AUTHENTICATION:

A handwritten signature in cursive script, appearing to read 'Daniel Weir', is written above a horizontal line.

Secretary



ALBANY COUNTY  
LAND BANK CORPORATION

**RESOLUTION TO ENTER INTO A CONTRACT FOR  
RENOVATION SERVICES-311 CLINTON AVENUE**

**WHEREAS**, the City of Albany and the Land Bank has heretofore requested proposals for full renovation Services (hereinafter, the “Services”) to be rendered for 311 Clinton Avenue, Albany currently owned by the City of Albany, (hereinafter, the “Property”), said request having been issued and published by the City of Albany on November 18th, 2016 (hereinafter called the “RFP”) requesting proposals to be submitted no later than December 19<sup>th</sup>, 2016 at 10:00am; and

**WHEREAS**, in response thereto, Contractor has submitted a proposal with estimates on December 19th, 2016 to render the requested Services (hereinafter called the “Proposal”); 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 Full Renovation Services to be performed by Baker Contracting 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 17<sup>th</sup> day of October 2017.

A handwritten signature in black ink, appearing to be 'W. 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  
RENOVATION SERVICES-315 CLINTON AVENUE**

**WHEREAS**, the City of Albany and the Land Bank has heretofore requested proposals for full renovation Services (hereinafter, the “Services”) to be rendered for 315 Clinton Avenue, Albany currently owned by the City of Albany, (hereinafter, the “Property”), said request having been issued and published by the City of Albany on November 18th, 2016 (hereinafter called the “RFP”) requesting proposals to be submitted no later than December 19<sup>th</sup>, 2016 at 10:00am; and

**WHEREAS**, in response thereto, Contractor has submitted a proposal with estimates on December 19th, 2016 to render the requested Services (hereinafter called the “Proposal”); 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 Full Renovation Services to be performed by Baker Contracting 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 17<sup>th</sup> day of October 2017.

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

Chair

ATTEST/AUTHENTICATION:

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

Secretary