

MINUTES

For the September 21, 2020 Regular Meeting of the Erie Land Bank, held electronically at 1:00 p.m. via <https://zoom.us/j/95227132951>

ROLL CALL:

Board of Directors:	T.J. Sandell Darlene Feeney	Paul Gambil Debra Smith	Jason Pero
ERA Staff:	Scott Henry Aaron Snippert	Kelly Neville	Courtney Lowe
Visitors:	Liz Allen	Helen Santiago	Matthew DiLuzio

CALL TO ORDER:

Mr. Sandell called the meeting to order at 1:00 pm and noted that the meeting will be audio taped to facilitate preparation of the written Minutes which will serve as the official public record.

CONSENT AGENDA & PUBLIC COMMENT:

The following items were included on the Consent Agenda:

- a. Approval of the Agenda
- b. Approval of the Minutes of the August 17, 2020 Regular Meeting

Upon a motion by Ms. Feeney and a second by Ms. Smith, the Consent Agenda items were approved unanimously.

There were no citizens to be heard.

REPORT OF THE EXECUTIVE DIRECTOR:

Mr. Henry gave an update on the properties that are involved in the Erie County Land Bank Work Plan I & II. This update is attached and incorporated into these minutes.

UNFINISHED BUSINESS & NEW BUSINESS:

Mr. Sandell suggested that the nomination and election of a Vice-Chairperson be deferred until a future meeting, and the remainder of the Board agreed to defer any further action.

554 East 25th Street- Mr. Henry reported that he received written confirmation from the owner of the property that he would be willing to donate the property to the Erie Land Bank, but has not had any further conversation about that. Mr. Henry stated that the City of Erie has a demolition lien against this property that the Land Bank would have to divest, and Mr. Henry is awaiting the results of a title search on the property. Mr. Henry stated that until the results of the title search are known, then he does not believe there should be any formal action on the matter.

Property Dispositions-

- a. 513 East 7th Street- Mr. Henry stated that the Land Bank has received one offer on this property by Doge DiLuzio LLC, and they do not have any delinquent taxes, or other reasons to not accept their offer of the minimum price. Mr. Henry stated that upon conversation with a City of Erie Representative and their planned implementation of the East Bayfront plan, the City requested that the Land Bank retain this lot for their use as part of the Park and trail development within that neighborhood. Mr. Henry reported that the downside to this idea would be that the City does not have any immediate use for the lot, which would require the Land bank to continue to maintain, and be responsible for the lot. Mr. Sandell asked Mr. Henry who from the City of Erie asked if the Land Bank would retain the lot, and Mr. Henry reported that it was Ms. Kathy Wyrosdick, & Ms. Erin Carey, representatives from the Erie City Planning Department. Mr. Sandell stated that he believes it would be beneficial for the Erie Land Bank to hold further action on making a decision about the property until there can be a discussion with the City Planning Department. Ms. Feeney, Mr. Gambil, and Ms. Smith all stated that they agree to hold further action until there can be additional discussion with the City Planning Department about their future plans for possible community development in this area.
- b. 256/258 West 18th Street- Mr. Henry reported there were two offers for these properties. The board reviewed these offers, and voted by roll call. The board voted in favor of the proposal for \$1,000 by Verron S. Hayspell with 4 Yays, and 1 Abstention (Mr. Gambil).
- c. 516 East 23rd Street- Mr. Henry reported there were four proposals for this property. The Board heard additional commentary from Mrs. Helen Santiago, who had entered a proposal and attended the Board Meeting. The Board agreed to a final proposed amount of \$2,000.00 by Mrs. Santiago, which was accepted by unanimous consent from the Board Members via a roll call vote.
- d. 1302 Parade Street- Mr. Henry reported that this property had one proposal submitted from a Mr. Richard Arlington. Mr. Henry stated he had spoken with an additional interested party who said he was working with an architect to make plans for this particular property so that he could submit an accurate proposal. Mr. Henry also stated that the Redevelopment Authority is awaiting further court action on this property to finalize a revised Just Compensation distribution. Mr. Henry stated that he believes the best action at this time would be to defer. Mr. Sandell made a motion to defer action, and Mr. Gambil seconded the motion to defer. The Board unanimously approved deferral of action on this property via a roll call vote.

OTHER BUSINESS:

ADJOURNMENT:

With no other business to discuss, the meeting was adjourned at 1:36pm

Respectfully submitted,

Erie Land Bank

Darlene Feeney, Secretary