

Suffolk County Landbank Corporation Board Meeting
Suffolk County Department of Economic Development and Planning
H. Lee Dennison Building
2nd Floor, Planning Library Conference Room
Hauppauge, NY 11788

August 15, 2018

Meeting Minutes

PRESENT:

Board of Directors:

Dorian Dale, Designee for County Executive Steven Bellone
Theresa Ward, Commissioner, SC Dept. of Economic Development and Planning
Hon. Thomas Cilmi - Suffolk County Legislator - District #10
Hon. Rich Schaffer - Supervisor, Town of Babylon
Cara Longworth, Regional Director, Empire State Development
Jason Smagin, Director of Real Estate, SC Dept. of Economic Development and Planning

Staff Present:

Sarah Lansdale, President, Suffolk County Landbank Corp.
Dorian Dale, Interim Executive Director, Suffolk County Landbank Corp.
Robert Braun, Lead Counsel, Suffolk County Landbank Corp.
Matthew Kapell, Project Manager, Suffolk County Landbank
Janet Greml, SC Dept. of Health Services Coordinator
Brian Petersen, CPA, AVZ
Stephanie Handel, CPA, Sheehan & Co.
Mikael Kerr, Americorps/SC Landbank Corp.
Michael Maraviglia, Suffolk County Dept. of Economic Development and Planning
Colleen Badolato, Secretarial Assistant, SC Dept. of Economic Development and Planning

CALL TO ORDER

The Landbank Board meeting was called to order by Theresa Ward, at 11:32 a.m. There was a quorum of 6 members present.

PUBLIC PORTION - No Speakers Present.

NEW BUSINESS

- Review and Approval of June 27, 2018 Meeting Minutes.
Motion to approve made by Hon. Rich Schaffer; seconded by Dorian Dale. Motion approved 6-0-0.

STAFF REPORT

Tax-Delinquent Brownfield Transaction Updates – Sarah Lansdale

- 550 Suffolk Ave, Brentwood- sold in 2017 extensive clean up and site planning
- 1305 South Strong Ave, Lindenhurst- Pending sale current owners requesting temporary restraining order against the county to prevent sale of property
- 61 Cabot and 60 Dale Pending sale

Tax Delinquent Brownfield Updates – Pipeline Properties - Janet Greml and Mikael Kerr

- 156 Grant Ave, Islip- extensive remediation funding from NYS DEC Spill Fund
- Steck Property- Issued RFP for Phase II gave to Apex Co. established scope for phase II with DEC

ARBOR/ZOMBIE UPDATE - Matt Kapell

- **CRI Round 2:**
- **CRI Round 3: 12 Deliverables**
 - 5 Sunburst Ln, North Bellport - (LIHP) 50% completed
 - 59 Pace Ave, Bellport - (CDCLI) 100% Complete working to qualify buyer
 - 495 Ralph Ave, Central Islip - (CDCLI) Complete with accepted offer
 - 54 Adams, Central Islip - (United Way) demo, permit, and planning done
 - Central Islip new property in contract to acquire
 - 23 Furman Ave, East Patchogue (United Way) 50% complete
 - 507 Donegan Ave - Transferred to Habitat for Humanity
 - 9 Ditus, Mastic - Transferred to Habitat for Humanity
 - 60 Mill Dr., Mastic - new property in contract to acquire
 - 38 Magnolia Dr., Mastic - new property in contract to acquire
 - 41 Arrow Head, Shirley – (United Way) finishing permit and planning phase
 - 54 Nicolls Rd, Wyandanch - new property in contract to acquire
- **CRI Round 3: Updates**
 - 12 vacant houses to acquire- we have 11
 - 6 to dispose of, we have 4
 - Construction rehab complete
 - Enviro site assessments- 5 of 8 still need to be complete

BOARD ACTIONS REQUESTED

- **RESOLUTION SCLBC 2018-10 AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE A CONTRACT WITH APEX COMPANIES, LLC**
Motion to approve made by Dorian Dale; seconded by Richard Schaffer. Motion approved 6-0-0.
- **RESOLUTION SCLBC 2018-11 ADDITIONS TO PRE-QUALIFIED VENDOR LIST FOR TITLE SERVICE COMPANIES**
Motion to approve made by Dorian Dale; seconded by Cara Longworth. Motion approved 6-0-0.
- **RESOLUTION SCLBC 2018-12 AUTHORIZING THE NEGOTIATED DISPOSITION OF THE PROPERTY AT 495 RALPH AVENUE, CENTRAL ISLIP**
Motion to approve made by Thomas Cilmi; seconded by Richard Schaffer. Motion approved 6-0-0.
- **RESOLUTION SCLBC 2018-13 AUTHORIZING THE NEGOTIATED DISPOSITION OF THE PROPERTY AT 59 PACE AVE, BELLPORT**
Motion to approve made by Dorian Dale; seconded by Cara Longworth. Motion approved 6-0-0.
- **RESOLUTION SCLBC 2018-14 AUTHORIZING THE EXTENSION OF CONTRACT COVENANTS WITH HABITAT FOR HUMANITY**
Motion to approve made by Dorian Dale; seconded by Richard Schaffer. Motion approved 6-0-0.

NEXT STEPS

- The next meeting of the Suffolk County Landbank Corp. Board is Wednesday, October 24, 2108 at 11:30 a.m..

ADJOURNMENT

Theresa Ward asked for a motion to adjourn the meeting at 12:00 p.m.

Motion made by Jason Smagin; seconded by Theresa Ward. Meeting adjourned.