

County of Albany

Harold L. Joyce
Albany County Office Building
112 State Street - Albany, NY 12207



Meeting Agenda

Thursday, February 25, 2021

6:30 PM

Held Remotely

Audit and Finance Committee

PREVIOUS BUSINESS:

1. APPROVING PREVIOUS MEETING MINUTES
2. AUTHORIZING A ONE-TIME AMNESTY PERIOD FOR REDUCTION OF INTEREST CHARGED ON DELINQUENT PROPERTY TAXES
3. AMENDED AND RESTATED BOND RESOLUTION OF THE COUNTY OF ALBANY, NEW YORK, AUTHORIZING THE UNDERTAKING OF A CAPITAL PROJECT FOR THE EMERGENCY 911 COMMUNICATIONS CENTER, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$10,000,000, APPROPRIATING SAID AMOUNT THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$9,000,000 OF SERIAL BONDS OF SAID COUNTY TO FINANCE SAID APPROPRIATION

CURRENT BUSINESS:

4. PUBLIC HEARING ON PROPOSED LOCAL LAW NO. "B" FOR 2021: A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR REDUCTION OF THE REDEMPTION PERIOD TO ONE YEAR FOR RESIDENTIAL PROPERTY LOCATED WITHIN A LOCAL MUNICIPALITY WHICH HAS BEEN DETERMINED BY IT PURSUANT TO NEW YORK STATE REAL PROPERTY TAX LAW SECTION 1111-A (SUBD. 2 (B)) TO BE VACANT AND ABANDONED
5. PUBLIC HEARING ON PROPOSED LOCAL LAW NO. "E" FOR 2021
6. LOCAL LAW NO. "B" FOR 2021: A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR REDUCTION OF THE REDEMPTION PERIOD TO ONE YEAR FOR RESIDENTIAL PROPERTY LOCATED WITHIN A LOCAL MUNICIPALITY WHICH HAS BEEN DETERMINED BY IT PURSUANT TO NEW YORK STATE REAL PROPERTY TAX LAW SECTION 1111-a (SUBD. 2(B)) TO BE VACANT AND ABANDONED
7. LOCAL LAW NO. "E" FOR 2021: A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR SPECIAL DEFERMENTS AND INSTALLMENT PAYMENTS OF TAXES DURING THE COVID-19 STATE OF EMERGENCY FOR REAL PROPERTY LOCATED WITHIN THE COUNTY OF ALBANY

8. AMENDING THE 2021 DEPARTMENT OF HEALTH BUDGET: ADMINISTRATIVE ADJUSTMENTS
9. AMENDING THE 2021 DEPARTMENT OF MENTAL HEALTH BUDGET: CLINICAL DIRECTOR POSITION
10. AUTHORIZING AN AGREEMENT WITH THE NEW YORK STATE DEPARTMENT OF HEALTH REGARDING THE ADVANCE TRAINING INITIATIVE PROGRAM
11. AUTHORIZING AGREEMENTS REGARDING AERIAL IMAGERY UPGRADES AND AMENDING THE 2021 ECONOMIC DEVELOPMENT CONSERVATION AND PLANNING BUDGET
12. AMENDING THE 2021 ALBANY COUNTY BUDGET: ADMINISTRATIVE ADJUSTMENTS
13. AUTHORIZING CORRECTION OF THE TAX ROLL FOR THE TOWN OF BETHLEHEM
14. AUTHORIZING CORRECTION OF THE TAX ROLLS FOR THE TOWN OF GUILDERLAND
15. AUTHORIZING CORRECTION OF THE TAX ROLLS FOR THE CITY OF ALBANY
16. AUTHORIZING CORRECTION OF THE TAX ROLLS FOR THE TOWN OF COLONIE
17. AUTHORIZING CORRECTION OF THE TAX ROLLS FOR THE TOWN OF WESTERLO FOR 338 HUNT ROAD
18. AUTHORIZING CORRECTION OF THE TAX ROLLS FOR THE TOWN OF WESTERLO FOR KROPP ROAD
19. AMENDING RESOLUTION 45 FOR 2019 AS AMENDED REGARDING THE COUNTYWIDE RESILIENCY GRANT PROGRAM
20. AUTHORIZING THE RELEASE OF RIGHT OF REVERTER OF TITLE TO 144 LIVINGSTON AVENUE (TAX MAP NO. 65.74-4-12) IN THE CITY OF ALBANY

21. RESCINDING THE AUTHORIZATION TO CONVEY REAL PROPERTY PURSUANT TO RESOLUTION NO. 171 FOR 2018 AND AUTHORIZING THE CONVEYANCE OF 291 THIRD STREET (TAX MAP NO. 65.56-1-58) IN THE CITY OF ALBANY
22. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT 172 MAIN STREET (TAX MAP NO. 168.10-3-14) IN THE TOWN OF COEYMANS
23. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT (TAX MAP NO. 44.18-2-17) IN THE TOWN OF COLONIE
24. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT (TAX MAP NO. 44.18-2-17) IN THE TOWN OF COLONIE

County of Albany

*Harold L. Joyce
Albany County Office Building
112 State Street - Albany, NY 12207*



Meeting Minutes

Thursday, January 28, 2021

6:30 PM

Held Remotely

Audit and Finance Committee

PREVIOUS BUSINESS:

Present: Legislator Wanda F. Willingham, Legislator Matthew T. Peter, William M. Clay, Raymond F. Joyce, David B. Mayo, Joseph E. O'Brien, Lynne Lekakis, Mark E. Grimm and Paul J. Burgdorf

1. APPROVING PREVIOUS MEETING MINUTES

A motion was made that the previous meeting minutes be approved. The motion carried by a unanimous vote.

2. AUTHORIZING A ONE-TIME AMNESTY PERIOD FOR REDUCTION OF INTEREST CHARGED ON DELINQUENT PROPERTY TAXES

A motion was made that this proposal be tabled by the Sponsor.

3. AMENDED AND RESTATED BOND RESOLUTION OF THE COUNTY OF ALBANY, NEW YORK, AUTHORIZING THE UNDERTAKING OF A CAPITAL PROJECT FOR THE EMERGENCY 911 COMMUNICATIONS CENTER, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$10,000,000, APPROPRIATING SAID AMOUNT THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$9,000,000 OF SERIAL BONDS OF SAID COUNTY TO FINANCE SAID APPROPRIATION

A motion was made that this proposal be tabled by the Committee. The motion carried by a unanimous vote.

CURRENT BUSINESS:**4. AMENDING THE 2021 SHERIFF'S OFFICE BUDGET REGARDING THE NEW YORK STATE DEPARTMENT OF HOMELAND SECURITY AND EMERGENCY SERVICES STATEWIDE INTEROPERABILITY COMMUNICATIONS GRANT**

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

5. AUTHORIZING THE REFUND OF REAL PROPERTY TAXES IN THE TOWN OF COLONIE

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

6. AMOUNT LEVIED FOR UNPAID WATER AND SEWER CHARGES IN THE CITY OF COHOES

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

11. AUTHORIZING THE CANCELLATION AND CHARGE BACK OF AN UNENFORCEABLE DELINQUENT REAL PROPERTY TAX LIEN ON 46 GOOGAS ROAD IN THE TOWN OF BETHLEHEM

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

7. AMOUNTS LEVIED FOR OTHER CHARGES FOR THE CITY OF COHOES

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

8. AUTHORIZING THE LEVY UPON THE CITY OF COHOES PROPERTY OF THE AMOUNT NEEDED FOR VARIOUS PURPOSES

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

9. AUTHORIZING THE CONVEYANCE OF 76 THIRD STREET (TAX MAP NO. 65.74-3-7) AND 89 THIRD STREET (TAX MAP NO. 65.74-2-7) IN THE CITY OF ALBANY

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote. Mr. Clay abstained.

10. AUTHORIZING THE CONVEYANCE OF 89 THIRD STREET (TAX MAP NO. 65.74-2-7) IN THE CITY OF ALBANY

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote. Mr. Clay abstained.

12. AUTHORIZING THE CONVEYANCE OF VARIOUS PARCELS OF REAL PROPERTY TO THE ALBANY COUNTY LAND BANK CORPORATION

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

13. AMENDING RESOLUTION NO. 494 FOR 2020 FOR A CUSTOMER PROJECT COMMITMENT AGREEMENT WITH THE NEW YORK POWER AUTHORITY REGARDING THE STREETLIGHT CONVERSION PROJECT

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote. Mr. R. Joyce abstained.

14. AUTHORIZING SUBMISSION OF A GRANT APPLICATION AND AN AGREEMENT WITH THE UNITED STATES DEPARTMENT OF TREASURY REGARDING RENTAL ASSISTANCE DURING COVID-19 AND AMENDING THE 2021 DEPARTMENT OF SOCIAL SERVICES BUDGET

A motion was made to move the proposal forward with a positive recommendation. The motion carried by a unanimous vote.

RESOLUTION NO. 216

AUTHORIZING A ONE-TIME AMNESTY PERIOD FOR REDUCTION OF INTEREST CHARGED ON DELINQUENT PROPERTY TAXES

Introduced: 6/8/20

By Mr. Commisso:

WHEREAS, The ongoing coronavirus pandemic has greatly impacted the expected revenues for the 2020 Fiscal Year for the County of Albany, which are necessary in order to maintain the functions and services of government that many rely upon, and

WHEREAS, In an effort to reduce the budget deficit facing Albany County, this Honorable Body has proposed to offer a one-time amnesty period to provide taxpayers a brief 90 day period to clear past-due taxes at a lowered interest rate, and

WHEREAS, During the proposed amnesty period, intended to motivate payments, the interest rate on unpaid delinquent taxes will be reduced by half from 1% added per month to .5% added, and

WHEREAS, There is proposed a handling fee of \$100 per property for all properties in which more than \$1,000 is owed in taxes, now, therefore be it

RESOLVED, By the Albany County Legislature that the County Executive is authorized to implement a one-time amnesty period from August 1, 2020 to October 31, 2020 for the reduction of interest charged on delinquent property taxes, and, be it further

RESOLVED, That the County Attorney is authorized to approve as to form and content agreements and documents necessary for the implementation of the aforementioned amnesty program, and, be it further

RESOLVED, That the Clerk of the County Legislature is directed to forward certified copies of this resolution to the appropriate County Officials.

Referred to Audit and Finance Committee – 6/8/20



MICHAEL S. MONTELEONE
EXECUTIVE UNDERSHERIFF

SHAWN P. NOONAN
CHIEF DEPUTY

ALBANY COUNTY SHERIFF'S OFFICE

County Court House Albany, New York 12207 (518) 487-5400
WWW.ALBANYCOUNTYSHERIFF.COM

CRAIG D. APPLE, SR.
SHERIFF



WILLIAM M. RICE
UNDERSHERIFF

LEON A. BORMANN
CHIEF DEPUTY

July 2, 2020

Honorable Andrew Joyce
Legislative Clerk's Office
112 State Street, Room 710
Albany, New York 12207

SUSAN
Dear Mr. Joyce:

The attached correspondence is forwarded for presentation to the Albany County Legislature.

Legislative approval is requested to amend the 2020 Capital Plan and resolution numbers 527 of 2017, resolution 97 and resolution 513 of 2019. We are requesting to change the location of our E911 Communications Center from the Albany County Nursing Home to the Clarksville Public Safety Building. This move will encompass the Clarksville Public Safety Building to undergo an addition that was previously scheduled for the Albany County Nursing Home. Resolution numbers 527, 97 and 513 will need to be amended to reflect the new location as it pertains to bonding.

Should there be any questions, do not hesitate to call.

Sincerely,
Craig D. Apple, Sr.
Craig D. Apple, Sr.
Sheriff

cc: Hon. Daniel P. McCoy, County Executive
Hon. William Clay, Public Safety Chairman
Hon. Wanda Willingham, Audit & Finance
Brandon Russell, Esq., Majority Counsel
Hon. Arnis Zilgme, Esq., Minority Counsel

REQUEST FOR LEGISLATIVE ACTION

FOR COUNSEL USE ONLY	
DATE:	_____
RECEIVED:	_____
RECEIVED BY:	_____
METHOD:	<u>HAND</u> _____
	<u>COURIER</u> _____
	<u>MAIL</u> _____

DATE : JULY 2, 2020

DEPARTMENT: ALBANY COUNTY SHERIFF'S DEPT

CONTACT PERSON: CRAIG D. APPLE SR

TELEPHONE: 487-5438

DEPT. REPRESENTATIVE ATTENDING

COMMITTEE MEETING:

PURPOSE OF REQUEST:

ADOPTION OF LOCAL LAW

AMENDMENT OF PRIOR LEGISLATION

APPROVAL/ADOPTION OF PLAN/PROCEDURE

BOND APPROVAL

BUDGET AMENDMENT(SEE BELOW)

CONTRACT AUTHORIZATION (SEE BELOW)

ENVIRONMENTAL IMPACT

HOME RULE REQUEST

PROPERTY CONVEYANCE

OTHER:(STATE BRIEFLY IF NOT LISTED ABOVE)

LEGISLATIVE APPROVAL IS NEEDED TO CHANGE THE LOCATION OF THE E-911

COMMUNICATIONS CENTER MOVE FROM THE NURSING HOME TO CLARKSVILLE BY AMENDING

THE 2020 CAPITAL PLAN AND AMENDING RES. 527 (2017) AND RES. 97 AND 513 (2019)

CONCERNING BUDGET AMENDMENTS

STATE THE FOLLOWING

INCREASE ACCOUNT/LINE NO.

SOURCE OF FUNDS:

TITLE CHANGE:

CONCERNING CONTRACT AUTHORIZATION,

STATE THE FOLLOWING:

TYPE OF CONTRACT

CHANGE ORDER/CONTRACT AMENDMENT

PURCHASE (EQUIPMENT/ SUPPLIES)

LEASE (EQUIPMENT/SUPPLIES)

REQUIREMENTS

PROFESSIONAL SERVICES

EDUCATIONAL/TRAINING

GRANT: NEW

RENEWAL

SUBMISSION DEADLINE DATE

SETTLEMENT OF A CLAIM

RELEASE OF LIABILITY

OTHER: (STATE BRIEFLY)

CONCERNING CONTRACT AUTHORIZATION (CONT'D)

STATE THE FOLLOWING:

CONTRACT TERMS/CONDITIONS:

PARTY (NAME/ADDRESS):

AMOUNT/RATE SCHEDULE/FEE:

TERM:

SCOPE OF SERVICES:

CONTRACT FUNDING:

ANTICIPATED IN CURRENT BUDGET: YES _____ NO _____

FUNDING SOURCE: _____

COUNTY BUDGET ACCOUNTS: _____

REVENUE: _____

APPROPRIATION: _____

BOND(RES. NO. & DATE OF ADOPTION) _____

CONCERNING ALL REQUESTS:

MANDATED PROGRAM/SERVICE: _____

YES _____

NO _____

X _____

IF MANDATED CITE: AUTHORITY _____

ANTICIPATED IN CURRENT ADOPTED BUDGET: _____

YES _____

NO _____

X _____

IF YES, INDICATE REVENUE APPROPRIATION ACCOUNTS: _____

FISCAL IMPACT - FUNDING:

(DOLLARS OR PERCENTAGES)

FEDERAL _____

STATE _____

COUNTY _____

100%

TERM/LENGTH OF FUNDING _____

PREVIOUS REQUESTS FOR IDENTICAL OR SIMILAR ACTION:

RESOLUTION/LAW NUMBER:

97 OF 2019

DATE OF ADOPTION:

3/11/2019

JUSTIFICATION: (STATE BRIEFLY WHY LEGISLATIVE ACTION IS REQUESTED)

THE ALBANY COUNTY SHERIFF'S OFFICE RESPECTFULLY REQUESTS LEGISLATIVE APPROVAL

TO CHANGE THE LOCATION OF OUR E-911 COMMUNICATIONS CENTER MOVE FROM THE

NURSING HOME TO THE CLARKSVILLE POLICE SAFETY BUILDING. THIS WILL REQUIRE

THE PUBLIC SAFETY BUILDING TO UNDERGO AN ADDITION THAT WAS PREVIOUSLY

SCHEDULED FOR THE NURSING HOME. RESOLUTIONS 527 (2017), AND RES. 97 AND 513 (2019)

NEED TO BE AMENDED TO REFLECT THE NEW LOCATION AS IT PERTAINS TO BONDING.

BACK-UP MATERIAL SUBMITTED (I.E. APPLICATION/APPROVAL NOTICES FROM FUNDING SOURCE,

BID TABULATION SHEET, CIVIL SERVICE APPROVAL NOTICE, PROGRAM ANNOUNCEMENT, CONTRACTS

AND/OR ANY MATERIALS WHICH EXPLAIN OR SUPPORT THE REQUEST FOR LEGISLATIVE ACTION.)

SEE ATTACHED LETTER

SUBMITTED BY:

CRAIG D APPLE SR

TITLE:

SHERIFF

RESOLUTION NO. 513

BOND RESOLUTION OF THE COUNTY OF ALBANY, NEW YORK, AUTHORIZING THE UNDERTAKING OF A CAPITAL PROJECT FOR THE ALBANY COUNTY SHERIFF'S OFFICE PUBLIC SAFETY BUILDING AND THE EMERGENCY 911 COMMUNICATIONS CENTER, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$2,500,000, APPROPRIATING SAID AMOUNT THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$2,500,000 OF SERIAL BONDS OF SAID COUNTY TO FINANCE SAID APPROPRIATION

Introduced: 11/12/19

By Audit and Finance Committee:

THE COUNTY LEGISLATURE OF THE COUNTY OF ALBANY, NEW YORK, HEREBY RESOLVES AS FOLLOWS:

1.5 million
CLARKVILLE

Section 1. The County of Albany, New York (the "County") is hereby authorized to undertake a capital project for the Albany County Sheriff's Office Public Safety Building located at 58 Verda Avenue in the Hamlet of Clarksville in the Town of New Scotland consisting of the reconstruction and renovation of the interior of the building to maximize space and upgrade the technology and electrical systems, including any necessary site work and the acquisition and installation of furnishings, equipment, machinery and apparatus for the foregoing purposes, together with the preparation of planning, engineering and feasibility studies and review, as further described in the 2020 Capital Plan in the County's 2020-2024 Capital Program, as amended and supplemented (hereinafter referred to as the "Capital Program"). The estimated maximum cost of said specific object or purpose, including preliminary costs and costs incidental thereto and the financing thereof (including costs relating to the issuance of the obligations authorized by this resolution), is an amount not to exceed \$1,500,000 and said amount is hereby appropriated therefor. The plan of financing includes the issuance of an amount not to exceed \$1,500,000 of serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) in such series and amounts as may be necessary to pay the cost thereof, but in no event in excess of \$1,500,000 to pay the costs of the capital project.

The period of probable usefulness of the specific object or purpose herein authorized and for which \$1,500,000 of said serial bonds are herein authorized to be issued, within the limitations of Section 11.00a.12(a)(1) of the New York Local Finance Law (the "Law"), is twenty-five (25) years.

Section 2. The County is hereby authorized to undertake a capital project at the Albany County Nursing Home consisting of the design, demolition, renovation, construction modifications, relocation, and installation of existing communications equipment as well as the purchase of additional communications equipment,

including any necessary site work and the acquisition and installation of furnishings, equipment, machinery and apparatus for the foregoing purposes, together with the preparation of planning, engineering and feasibility studies and review, as further described in the 2020 Capital Plan in the County's 2020-2024 Capital Program, as amended and supplemented (hereinafter referred to as the "Capital Program"). The estimated maximum cost of said specific object or purpose, including preliminary costs and costs incidental thereto and the financing thereof (including the costs relating to the issuance of the obligations authorized by this resolution), is an amount not to exceed \$1,000,000 and said amount is hereby appropriated therefor. The plan of financing includes the issuance of an amount not to exceed \$1,000,000 of serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) in such series and amounts as may be necessary to pay the cost thereof, but in no event in excess of \$1,000,000 to pay the costs of the capital project.

1 million
€911

The period of probable usefulness of the specific object or purpose herein authorized and for which \$1,000,000 of said serial bonds are herein authorized to be issued, within the limitations of Section 11.00(a)(12)(a)(1) of the New York Local Finance Law (the "Law"), is twenty-five (25) years.

Section 3. Serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) in the aggregate principal amount not to exceed \$2,500,000 to finance said appropriation are hereby authorized to be issued pursuant to the provisions of the Law.

Section 4. The following additional matters are hereby determined and stated:

- (a) The facilities described in Sections 1 and 2 above are both class "A" buildings, as defined in Section 11.00(a)(11)(a) of the Law.
- (b) Current funds are not required by the Law to be provided as a down payment prior to the issuance of the serial bonds authorized by this resolution or any bond anticipation notes issued in anticipation thereof in accordance with Section 107.00 of the Law.
- (c) The proposed maturity of the bonds authorized by this resolution will exceed five (5) years.

Section 5. The serial bonds authorized by this resolution and any notes issued in anticipation of the sale of such bonds shall contain the recital of validity prescribed by Section 52.00 of the Law and said serial bonds and any notes issued in anticipation of said bonds shall be general obligations of the County, payable as to both principal and interest by a general tax upon all the taxable real property within the County without limitation of rate or amount. The faith and credit of the County are hereby irrevocably pledged to the punctual payment of the principal of and interest on said bonds and provision shall be made annually in the budget of the County by appropriation for (a) the amortization and redemption of the bonds and any notes in anticipation thereof to mature in such year and (b) the payment of interest to be due and payable in such year.

Section 6. Subject to the provisions of this resolution and of the Law, pursuant to the provisions of Section 30.00 relative to the authorization of the issuance of bond anticipation notes or the renewals of said notes and of Section 21.00, Section 23.00, Section 50.00, Sections 56.00 to 60.00, Section 62.00, Section 63.00 and Section 164.00 of the Law, the powers and duties of the County Legislature pertaining or incidental to the sale and issuance of the obligations herein authorized, including but not limited to authorizing bond anticipation notes and prescribing the terms, form and contents and as to the sale and issuance of the bonds herein authorized and of any bond anticipation notes issued in anticipation of said bonds, and the renewals of said notes, are hereby delegated to the County Comptroller, the chief fiscal officer of the County.

Section 7. The County Comptroller is further authorized to take such actions and execute such documents as may be necessary to ensure the continued status of the interest on the bonds authorized by this resolution and any notes issued in anticipation thereof, as excludable from gross income for federal income tax purposes pursuant to Section 103 of the Internal Revenue Code of 1986, as amended (the "Code") and to designate the bonds authorized by this resolution and any notes issued in anticipation thereof, if applicable, as "qualified tax exempt bonds" in accordance with Section 265(b)(3)(B)(i) of the Code.

Section 8. The County Comptroller is further authorized to enter into a continuing disclosure undertaking with the initial purchaser of the bonds or notes authorized by this resolution, containing provisions which are satisfactory to such purchaser in compliance with the provisions of Rule 15c2-12, promulgated by the Securities and Exchange Commission pursuant to the Securities Exchange Act of 1934.

Section 9. Pursuant to Article 8 of the Environmental Conservation Law, Chapter 43-B of the Consolidated Laws of New York, as amended (the "SEQR Act") and the regulations adopted pursuant thereto by the Department of Environmental Conservation of the State of New York, being 6 NYCRR Part 617, as amended (the "Regulations" and collectively with the SEQR Act, "SEQRA"), the County must satisfy the requirements contained in SEQRA prior to making a final determination whether to proceed with the above referenced projects.

(a). Based upon an examination of the project and a memorandum from the Albany County Department of Economic Development, Conservation and Planning, the County hereby makes the following determination: The capital project authorized by this resolution described in Section 1 constitutes a "Type II action" pursuant to 6 NYCRR 617.5(c)(1), (2) and (31), and therefore, pursuant to 6 NYCRR 617.6(a)(1)(i), the County has no further responsibilities under SEQRA with respect to the project.

(b) By separate resolution, the County has complied with the provisions of SEQRA with respect to the capital project authorized by this resolution described in Section 2 by issuing a negative declaration determining that the capital project described in this resolution will not have a significant effect on the environment.

Section 10. The County may initially use funds from the General Fund or such other funds that may be available to pay the cost of the specific objects or purposes authorized by this resolution, pursuant to Section 165.10 of the Law. The County then reasonably expects to reimburse such expenditure with the proceeds of the bonds or bond anticipation notes authorized by Section 3 of this resolution. This resolution shall constitute the declaration of the County's "official intent" to reimburse the expenditures authorized by Sections 1 and 2 hereof with the proceeds of the bonds and notes authorized herein, as required by United States Treasury Regulation Section 1.150-2.

Section 11. The validity of the bonds authorized by this resolution, and of any notes issued in anticipation of the sale of said bonds, may be contested only if:

(a) (1) such obligations are authorized for an object or purpose for which the County is not authorized to expend money, or

(2) the provisions of law which should be complied with at the date of the publication of such resolution are not substantially complied with, and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

(b) such obligations are authorized in violation of the provisions of the constitution.

Section 12. This bond resolution shall take effect immediately and the Clerk of the County Legislature is hereby authorized and directed to publish the foregoing resolution in full, together with a notice attached in substantially the form as prescribed in Section 81.00 of the Law, in the newspaper(s) designated as the official newspaper(s) of the County for such publication.

On long roll call vote the following members voted in favor: Messrs. Beston, Bullock, Burgdorf, Cahill, Ms. Chapman, Messrs. Clay, Commisso, Crouse, Ms. Cunningham, Messrs. Dawson, Domalewicz, Drake, Ethier, Feeney, Fein, Frainier, Grimm, Hogan, A. Joyce, R. Joyce, Mss. Lekakis, Lockart, Messrs. Mauriello, Mayo, Mss. McKnight, McLean Lane, Messrs. Miller, Peter, Ms. Plotsky, Messrs. Reinhardt, Simpson, Smith, Stevens, Tunny, Ward and Ms. Willingham - 36

Those opposed - 0

Resolution was adopted - 11/12/19

RESOLUTION NO. 316

AMENDED AND RESTATED BOND RESOLUTION OF THE COUNTY OF ALBANY, NEW YORK, AUTHORIZING THE UNDERTAKING OF A CAPITAL PROJECT FOR THE EMERGENCY 911 COMMUNICATIONS CENTER, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$10,000,000, APPROPRIATING SAID AMOUNT THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$9,000,000 OF SERIAL BONDS OF SAID COUNTY TO FINANCE SAID APPROPRIATION

Introduced: 9/14/20

By Audit and Finance Committee:

WHEREAS, on December 18, 2017, the County Legislature of the County of Albany, New York (the "County") adopted Bond Resolution No. 527 of 2017 entitled:

BOND RESOLUTION OF THE COUNTY OF ALBANY, NEW YORK, AUTHORIZING THE UNDERTAKING OF A CAPITAL PROJECT FOR THE EMERGENCY 911 COMMUNICATIONS CENTER, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$1,750,000, APPROPRIATING SAID AMOUNT THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$1,750,000 OF SERIAL BONDS OF SAID COUNTY TO FINANCE SAID APPROPRIATION

("Resolution No. 527"); and

WHEREAS, on the date the County Legislature adopted Resolution No. 527 the estimated maximum cost of the undertaking of the project for 2018 described in Section 1 of Resolution No. 527 (the "Project") was estimated to equal an amount not to exceed \$1,750,000 and the estimated maximum cost to undertake the entire project was estimated to equal an amount not to exceed \$3,500,000 as described in the 2018 Capital Plan in the County's 2018-2022 Capital Program; and

WHEREAS, the County Legislature adopted Resolution No. 527 to authorize the issuance of serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) in the aggregate principal amount not to exceed \$1,750,000 to finance the preliminary costs of the Project; and

WHEREAS, on March 11, 2019, the County Legislature adopted Bond Resolution No. 97 of 2019 entitled:

BOND RESOLUTION OF THE COUNTY OF ALBANY, NEW YORK, AUTHORIZING THE UNDERTAKING OF A CAPITAL PROJECT FOR THE EMERGENCY 911 COMMUNICATIONS CENTER, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$8,000,000, APPROPRIATING SAID AMOUNT THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$8,000,000 OF SERIAL BONDS

OF SAID COUNTY TO FINANCE SAID APPROPRIATION

(“Resolution No. 97”); and

WHEREAS, on the date the County Legislature adopted Resolution No. 97 the estimated maximum cost of the undertaking of the Project for 2019 described in Section 1 of Resolution No. 97 was estimated to equal an amount not to exceed \$8,000,000 and the estimated maximum cost to undertake the entire project was estimated to equal an amount not to exceed \$10,000,000 as described in the amended 2019 Capital Plan in the County’s 2019-2023 Capital Program; and

WHEREAS, the County Legislature adopted Resolution No. 97 to authorize the increase in the estimated maximum cost of the Project and the issuance of serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) in the aggregate principal amount not to exceed \$8,000,000 to finance the increased costs of the Project; and

WHEREAS, on November 12, 2019, the County Legislature adopted Bond Resolution No. 513 of 2019 entitled:

AUTHORIZING THE UNDERTAKING OF A CAPITAL PROJECT FOR THE ALBANY COUNTY SHERIFF’S OFFICE PUBLIC SAFETY BUILDING AND THE EMERGENCY 911 COMMUNICATIONS CENTER, STATING THE ESTIMATED MAXIMUM COST THEREOF IS \$2,500,000, APPROPRIATING SAID AMOUNT THEREFOR, AND AUTHORIZING THE ISSUANCE OF \$2,500,000 OF SERIAL BONDS OF SAID COUNTY TO FINANCE SAID APPROPRIATION

(“Resolution No. 513,” and collectively with Resolution No. 527 and Resolution No. 97, the “Bond Resolution”); and

WHEREAS, on the date the County Legislature adopted Resolution No. 513 the estimated maximum cost of the undertaking of the Project for 2020 described in Section 2 of Resolution No. 513 was estimated to equal an amount not to exceed \$1,000,000 and the estimated maximum cost to undertake the entire project was estimated to equal an amount not to exceed \$10,000,000 as described in the amended 2020 Capital Plan in the County’s 2020-2024 Capital Program; and

WHEREAS, the County Legislature adopted Resolution No. 513 to authorize the issuance of serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) in the aggregate principal amount not to exceed \$1,000,000 to finance the remaining additional costs of the Project; and

WHEREAS, since the date of the Bond Resolution, the County Legislature has received additional information which indicates changes in the description of the

Project, the estimated maximum cost of the Project and the plan of finance of the Project; and

WHEREAS, Section 32.00 of the New York Local Finance Law requires, among other things, that any bond resolution adopted by the finance board of a municipality contain a statement of the specific object or purpose or the class of objects or purposes for which the obligations to be authorized by such resolution are to be issued and a description of the estimated maximum cost and plan of finance; and

WHEREAS, the County Legislature desires to amend the Bond Resolution for the purpose of consolidating Resolution No. 527, Resolution No. 97, and Resolution No. 513 relating to the Project and revising the statement of the specific object or purpose for which the serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) are authorized by the Bond Resolution, together with the estimated maximum cost and plan of finance;

NOW, THEREFORE, BE IT RESOLVED, by the County Legislature of the County of Albany, New York, as follows:

Section 1. The County of Albany, New York (the “County”) is hereby authorized to undertake a capital project consisting of the relocation, renovation, and modification to existing space and structure, together with new construction for the County’s Emergency 911 Communications Center. The capital project will include design, demolition, renovation, construction modifications, relocation, and installation of existing communications equipment as well as the purchase of additional communications equipment, including any necessary site work and the acquisition and installation of furnishings, equipment, machinery and apparatus for the foregoing purposes, together with the preparation of planning, engineering and feasibility studies and review. The estimated maximum cost of said specific object or purpose, including preliminary costs and costs incidental thereto and the financing thereof (including the costs relating to the issuance of the obligations authorized by this resolution), is an amount not to exceed \$10,000,000 and said amount is hereby appropriated therefor. The plan of financing includes the issuance of an amount not to exceed \$9,000,000 of serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) in such series and amounts as may be necessary to pay the cost thereof, but in no event in excess of \$9,000,000 to pay the costs of the capital project. The balance of the costs of the capital project in the amount of \$1,000,000 will be paid from New York State grant funding for infrastructure secured by the County.

The period of probable usefulness of the specific object or purpose herein authorized and for which \$9,000,000 of said serial bonds are herein authorized to be issued, within the limitations of Section 11.00(a)(12)(a)(1) of the New York Local Finance Law (the “Law”), is twenty-five (25) years.

Section 2. Serial bonds (and bond anticipation notes in anticipation of the

issuance of such serial bonds) in the aggregate principal amount not to exceed \$9,000,000 to finance said appropriation are hereby authorized to be issued pursuant to the provisions of the Law.

Section 3. The following additional matters are hereby determined and stated:

(a) The facility described above is a class “A” building, as defined in Section 11.00(a)(11)(a) of the Law.

(b) Current funds are not required by the Law to be provided as a down payment prior to the issuance of the serial bonds authorized by this resolution or any bond anticipation notes issued in anticipation thereof in accordance with Section 107.00 of the Law.

(c) The proposed maturity of the bonds authorized by this resolution will exceed five (5) years.

Section 4. The serial bonds authorized by this resolution and any notes issued in anticipation of the sale of such bonds shall contain the recital of validity prescribed by Section 52.00 of the Law and said serial bonds and any notes issued in anticipation of said bonds shall be general obligations of the County, payable as to both principal and interest by a general tax upon all the taxable real property within the County without limitation of rate or amount. The faith and credit of the County are hereby irrevocably pledged to the punctual payment of the principal of and interest on said bonds and provision shall be made annually in the budget of the County by appropriation for (a) the amortization and redemption of the bonds and any notes in anticipation thereof to mature in such year and (b) the payment of interest to be due and payable in such year.

Section 5. Subject to the provisions of this resolution and of the Law, pursuant to the provisions of Section 30.00 relative to the authorization of the issuance of bond anticipation notes or the renewals of said notes and of Section 21.00, Section 23.00, Section 50.00, Sections 56.00 to 60.00, Section 62.00, Section 63.00 and Section 164.00 of the Law, the powers and duties of the County Legislature pertaining or incidental to the sale and issuance of the obligations herein authorized, including but not limited to authorizing bond anticipation notes and prescribing the terms, form and contents and as to the sale and issuance of the bonds herein authorized and of any bond anticipation notes issued in anticipation of said bonds, and the renewals of said notes, are hereby delegated to the County Comptroller, the chief fiscal officer of the County.

Section 6. The County Comptroller is further authorized to take such actions and execute such documents as may be necessary to ensure the continued status of the interest on the bonds authorized by this resolution and any notes issued in anticipation thereof, as excludable from gross income for federal income tax purposes pursuant to Section 103 of the Internal Revenue Code of 1986, as amended (the

“Code”) and to designate the bonds authorized by this resolution and any notes issued in anticipation thereof, if applicable, as “qualified tax-exempt bonds” in accordance with Section 265(b)(3)(B)(i) of the Code.

Section 7. The County Comptroller is further authorized to enter into a continuing disclosure undertaking with the initial purchaser of the bonds or notes authorized by this resolution, containing provisions which are satisfactory to such purchaser in compliance with the provisions of Rule 15c2-12, promulgated by the Securities and Exchange Commission pursuant to the Securities Exchange Act of 1934.

Section 8. By separate resolution, the County has complied with the provisions of the State Environmental Quality Review Act (“SEQRA”) with respect to the capital project described in this resolution by issuing a negative declaration determining that the capital project described in this resolution will not have a significant effect on the environment.

Section 9. The County may initially use funds from the General Fund or such other funds that may be available to pay the cost of the specific objects or purposes authorized by this resolution, pursuant to Section 165.10 of the Law. The County then reasonably expects to reimburse such expenditure with the proceeds of the bonds or bond anticipation notes authorized by Section 2 of this resolution. This resolution shall constitute the declaration of the County’s “official intent” to reimburse the expenditures authorized by Section 1 hereof with the proceeds of the bonds and notes authorized herein, as required by United States Treasury Regulation Section 1.150-2.

Section 10. Resolution No. 527, Resolution No. 97, and Resolution No. 513 shall be amended and restated by this resolution and, except as amended by this resolution, such resolutions, including, but not limited to the provisions relating to the capital project for the Albany County Sheriff’s Office Public Safety Building described in Section 1 of Resolution No. 513, shall remain in full force and effect and the terms and conditions thereof are hereby confirmed.

Section 11. The County has issued serial bonds (and bond anticipation notes in anticipation of the issuance of such serial bonds) under this resolution in the aggregate principal amount of \$6,500,000. The history of each issuance follows:

- (a) \$500,000 pursuant to Resolution No. 527 as part of the County’s \$140,740,000 Various Purposes Serial Bonds – 2018 issued on April 12, 2018;
- (b) \$3,000,000 pursuant to Resolution No. 97 as part of the County’s \$37,388,690 Public Improvement Bond Anticipation Notes – 2019 Series A issued on June 6, 2019 (renewed under the County’s 2019 Series A Bonds as hereinafter defined); and

- (c) \$3,000,000 pursuant to Resolution No. 97 as part of the County's \$72,440,000 Various Purposes Serial Bonds – 2019 Series A issued on September 24, 2019 (the “2019 Series A Bonds”).

Section 12. The validity of the bonds authorized by this resolution, and of any notes issued in anticipation of the sale of said bonds, may be contested only if:

- (a) (1) such obligations are authorized for an object or purpose for which the County is not authorized to expend money, or

- (2) the provisions of law which should be complied with at the date of the publication of such resolution are not substantially complied with,

and an action, suit or proceeding contesting such validity is commenced within twenty days after the date of such publication, or

- (b) such obligations are authorized in violation of the provisions of the Constitution of New York.

Section 13. This bond resolution shall take effect immediately and the Clerk of the County Legislature is hereby authorized and directed to publish the foregoing resolution in full, together with a notice attached in substantially the form as prescribed in Section 81.00 of the Law, in the newspaper(s) designated as the official newspaper(s) of the County for such publication.

Referred to Audit and Finance Committee – 9/14/20

RESOLUTION NO. 58

PUBLIC HEARING ON PROPOSED LOCAL LAW NO. “B” FOR 2021: A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR REDUCTION OF THE REDEMPTION PERIOD TO ONE YEAR FOR RESIDENTIAL PROPERTY LOCATED WITHIN A LOCAL MUNICIPALITY WHICH HAS BEEN DETERMINED BY IT PURSUANT TO NEW YORK STATE REAL PROPERTY TAX LAW SECTION 1111-A (SUBD. 2 (B)) TO BE VACANT AND ABANDONED

Introduced: 2/8/21

By Mr. Peter, Ms. McLaughlin, Messrs. A. Joyce, Feeney, Beston, Ms. Chapman, Messrs. Clay, Cleary, Comisso, Ms. Cunningham, Messrs. Domalewicz, Efekoro, Ethier, R. Joyce, Kuhn, Ms. Lekakis, Mr. Mayo, Mss. McLean Lane, Plotsky, Messrs. Reidy, Reinhardt, Ricard, Ward, Mss. Whalen and Willingham:

RESOLVED, By the County Legislature of the County of Albany that a public hearing on proposed Local Law No. “B” for 2021, “A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR REDUCTION OF THE REDEMPTION PERIOD TO ONE YEAR FOR RESIDENTIAL PROPERTY LOCATED WITHIN A LOCAL MUNICIPALITY WHICH HAS BEEN DETERMINED BY IT PURSUANT TO NEW YORK STATE REAL PROPERTY TAX LAW SECTION 1111-a (SUBD. 2 (B)) TO BE VACANT AND ABANDONED” be held by the County Legislature remotely, with information available on the County website, at 7:15 p.m. on Tuesday, March 23, 2021, and the Clerk of the County Legislature is directed to cause notice of such hearing to be published containing the necessary information in accordance with the applicable provisions of law.

Referred to Law and Audit and Finance Committees – 2/8/21

RESOLUTION NO. 60

PUBLIC HEARING ON PROPOSED LOCAL LAW NO. “E” FOR 2021: A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR SPECIAL DEFERMENTS AND INSTALLMENT PAYMENTS OF TAXES DURING THE COVID-19 STATE OF EMERGENCY FOR REAL PROPERTY LOCATED WITHIN THE COUNTY OF ALBANY

Introduced: 2/8/21

By Messrs. Peter, Commisso and Domalewicz:

RESOLVED, By the County Legislature of the County of Albany that a public hearing on proposed Local Law No. “E” for 2021, “PUBLIC HEARING ON PROPOSED LOCAL LAW NO. “E” FOR 2021: A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR SPECIAL DEFERMENTS AND INSTALLMENT PAYMENTS OF TAXES DURING THE COVID-19 STATE OF EMERGENCY FOR REAL PROPERTY LOCATED WITHIN THE COUNTY OF ALBANY” be held by the County Legislature remotely, with information available on the County website, at 7:15 p.m. on Tuesday, March 23, 2021, and the Clerk of the County Legislature is directed to cause notice of such hearing to be published containing the necessary information in accordance with the applicable provisions of law.

Referred to Law and Audit and Finance Committees – 2/8/21

LOCAL LAW NO. “B” FOR 2021

A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR REDUCTION OF THE REDEMPTION PERIOD TO ONE YEAR FOR RESIDENTIAL PROPERTY LOCATED WITHIN A LOCAL MUNICIPALITY WHICH HAS BEEN DETERMINED BY IT PURSUANT TO NEW YORK STATE REAL PROPERTY TAX LAW SECTION 1111-a (SUBD. 2 (B)) TO BE VACANT AND ABANDONED

Introduced: 2/8/21

By Mr. Peter, Ms. McLaughlin, Messrs. A. Joyce, Feeney, Beston, Ms. Chapman, Messrs. Clay, Cleary, Commisso, Ms. Cunningham, Messrs. Domalewicz, Efekoro, Ethier, R. Joyce, Kuhn, Ms. Lekakis, Mr. Mayo, Mss. McLean Lane, Plotsky, Messrs. Reidy, Reinhardt, Ricard, Ward, Mss. Whalen and Willingham:

BE IT ENACTED by the Legislature of the County of Albany as follows:

Section 1. Legislative Intent and purpose.

A. Section 11 Il-a of the Real Property Tax Law provides that, except in cities with a population of one million or more, the enforcing officer of a local municipality or his or her agent may determine that residential real property located therein may be subject to a redemption period of one year, only if the enforcing officer or his or her agent makes an affidavit to that effect and the property has been placed on a local municipal roll, or registry or list of vacant and abandoned property maintained by the taxing municipality

B. Section 1122 (subd. 2 (b)) of the Real Property Tax Law provides that a Tax District may have a separate roll registry or list for residential property identified by a local municipality pursuant to Section 1 Ill-a of the Real Property Tax Law as being vacant and abandoned.

C. Section 1110 (subd. 2) of the Real Property Tax Law provides that a Tax District may reduce the redemption period for residential vacant and abandoned property located within a local municipality to one year provided the property has been placed on a vacant and abandoned roll, or registry or list prior to the date on which real property taxes became delinquent in the local municipality pursuant to **Section 1111-a of the Real Property Tax Law.**

D. The purpose of this Local Law is to:

(1) authorize implementation by the County of Albany Tax District of the provisions of Sections 1110 (subd. 2) and 1122 (subd. (2)) of the Real Property Tax

Law with respect to residential vacant and abandoned property located within local municipalities in the County of Albany Tax District that have authorized implementation by said local municipality of Section 1111-a of the Real Property Tax

Law; and

(2) require that those local municipalities located within the Tax District which have as authorized by Section 11 Il-a of the Real Property Tax Law therein at the time of the submission to the Albany County Tax District of said municipality's roll of properties determined by its enforcing officer to be vacant and abandoned, as a prerequisite to the acceptance of said roll by the County of Albany Tax District, shall therewith include an Affidavit of said enforcing officer:

(a) attesting that said local municipality as authorized by Section 11 Il-a of the Real Property Tax Law has duly authorized implementation of said Section 11 Il-a

within said local municipality at the time of its submission to the County of Albany Tax District of its separate roll for properties determined by it to be vacant and abandoned;

(b) attesting that said roll of vacant and abandoned real property submitted by it to the County of Albany Tax District has been created by said local municipality in conformity with the requirements of Section 11 Il-a of the Real Property Tax Law; and

(c) attesting that the time limitation on making an application to the Supreme Court for CPLR Article 78 review pursuant to Section 11 Il-a (subd. 5) of the Real Property Tax Law as to the properties listed on the separate roll for properties determined by said municipality to be vacant and abandoned submitted to the County of Albany Tax District has expired and that there is no such review application is pending as to any of the properties therein listed.

SECTION 2. Severability

If any Section, subsection, paragraph, phrase or sentence of this Local Law is for any reason held invalid or unconstitutional by any Court of competent jurisdiction, that portion shall be deemed a separate, distinct, and independent provision and such holding shall not affect the validity of the remaining portions hereof.

SECTION 3. Effective Date

This Local Law is adopted subject to permissive referendum pursuant to Section 24 of the New York State Municipal Home Rule Law.

Referred to Law and Audit and Finance Committees – 2/8/21

LOCAL LAW NO. “E” FOR 2021

A LOCAL LAW OF THE COUNTY OF ALBANY PROVIDING FOR SPECIAL DEFERMENTS AND INSTALLMENT PAYMENTS OF TAXES DURING THE COVID-19 STATE OF EMERGENCY FOR REAL PROPERTY LOCATED WITHIN THE COUNTY OF ALBANY

Introduced: 2/8/21

By Messrs. Peter, Commisso and Domalewicz:

BE IT ENACTED by the Legislature of the County of Albany as follows:

Section 1. Legislative Intent and Purpose

Governor Cuomo recently signed legislation amending the Real Property Tax Law by adding article 19-A, allowing for limited deferment of the payment of property taxes during the COVID-19 declared state of emergency.

The County believes that the benefits offered to taxpayers by this legislation are crucial during the fiscal crisis caused by the COVID-19 global pandemic.

Accordingly, for any and all municipalities who have previously or come to pass similar legislation allowing a deferment of payment of property taxes and a waiver of interest and penalties under Article 19-A of the Real Property Tax Law during the COVID-19 declared state of emergency, said municipalities shall equally defer the County’s portion of the property taxes due.

Section 2. Deferment

Pursuant to Section 1910 of the New York State Real Property Tax law, the municipal fiscal officer of any municipality in the County of Albany which has adopted legislation allowing a deferment of the payment of property, including waiver of interest and penalties during the COVID-19 pandemic are hereby authorized to defer the payment of the County’s portion of the property taxes, along with any interest or penalties associated therewith until such date as has been set by a local law of the participating municipality, but at no point shall a deferment of payment due date extend beyond one hundred twenty days past the original due date of such taxes.

Section 3. Effective date and repeal.

This local law shall take effect upon filing with Secretary of State and shall remain in effect until August 1, 2021, upon which date it shall be deemed repealed.

Referred to Law and Audit and Finance Committees – 2/8/21



DANIEL P. McCOY
County Executive

ELIZABETH F. WHALEN, MD, MPH
Commissioner of Health

DEPARTMENT OF HEALTH
COUNTY OF ALBANY
175 GREEN STREET
ALBANY, NEW YORK 12202

The Dr. John J.A. Lyons
ALBANY COUNTY HEALTH FACILITY
(518) 447-4580 FAX (518) 447-4698

MARIBETH MILLER, BSN, MS
Assistant Commissioner for Public Health

SHANNA F. WITHERSPOON, MPA
Assistant Commissioner Finance and Administration

January 26, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Room 710
Albany, New York 12207

Dear Chairman Joyce:

Albany County Department of Health (ACDOH) requests permission to amend the 2021 Health department budget. In November 2020, five per-diem COVID -19 case investigators were hired to work on weekends, evenings and holidays to ensure daily cases are investigated when full time staff are off. Due to the surge in cases, the per-diem employees are now working 35 hours per week. We are requesting \$140,000 be transferred to our per-diem line in order to allow these employees to work 35 hours each week until June 2021. Also, there is a Public Health Technician line in our budget that is short \$341 dollars for 2021 due to a contractual step increase, we are requesting that line to be increased.

Please don't hesitate to contact me if you have any questions or need additional information.

Sincerely,

Elizabeth F. Whalen, MD, MPH
Commissioner of Health

cc: Hon. Dennis Feeney, Majority Leader
Hon. Frank A. Mauriello, Minority Leader
Rebekah Kennedy, Majority Counsel
Minority Counsel

Enclosures



Albany County Department of Health is nationally accredited and meets rigorous public health standards set forth to best meet the needs of our community.



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2264, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Request to Amend the 2021 Health Department Budget

Date: 1/26/2021
Submitted By: Dr. Elizabeth Whalen
Department: Health
Title: Commissioner of Public Health
Phone: 518-447-4584
Department Rep.
Attending Meeting: Dr. Elizabeth Whalen

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☒ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☒ Contractual
- ☐ Equipment
- ☐ Fringe
- ☒ Personnel
- ☒ Personnel Non-Individual

☐ Revenue

Increase Account/Line No.:

Various lines

Source of Funds:

County & NYSDOH

Title Change:

Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

☐ Change Order/Contract Amendment

☐ Purchase (Equipment/Supplies)

☐ Lease (Equipment/Supplies)

☐ Requirements

☐ Professional Services

☐ Education/Training

☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

☐ Settlement of a Claim

☐ Release of Liability

☐ Other: (state if not listed)

Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):

Click or tap here to enter text.

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee:

Click or tap here to enter text.

Scope of Services:

Click or tap here to enter text.

Bond Res. No.:

Click or tap here to enter text.

Date of Adoption:

Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service:

Yes ☐ No ☒

If Mandated Cite Authority:

Click or tap here to enter text.

Is there a Fiscal Impact:

Yes ☒ No ☐

Anticipated in Current Budget:

Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.
Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Various lines (.1, .4)
Appropriation Amount: \$140,341

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.
State: 36%
County: 64%
Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.
Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

If yes, explain: Yes ☐ No ☒
Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

The Albany County Department of Health is requesting to amend the 2021 Health department budget. In November 2020, five per-diem case investigators were hired to work on weekends, evenings and holidays to ensure daily cases are investigated when full time staff are off. Due to the surge in cases, the per-diem employees are now working 35 hours per week. We are requesting \$140,000 be transferred to our per-diem line in order to allow these employees to work 35 hours each week until June 2021. There is a Public Health Technician line that is short \$341 dollars for 2021 due to a contractual step increase, we are requesting that line to be increased.

2021 Health Dept. Budget Amendment

[illegible]



COUNTY OF ALBANY
DEPARTMENT OF MENTAL HEALTH
175 GREEN STREET
ALBANY, NEW YORK 12202
518-447-4537 FAX 518-447-4577
WWW.ALBANYCOUNTY.COM

Daniel P. McCoy
County Executive

Daniel C Lynch, Esq.
Deputy County Executive

Stephen J. Giordano, Ph.D.
Director of Mental Health

Cindy G. Hoffman
Deputy Director

January 25, 2021

Honorable Andrew Joyce, Chairman
 Albany County Legislature
 112 State St., Rm. 710
 Albany, NY 12207

Dear Chairman Joyce,

In recognition of the expansion and enhancement of the Department of Mental Health's crisis/emergency services, the Department of Mental Health requests permission to create a Clinical Director position. The Clinical Director would be in charge of directing all the Department of Mental Health's Crisis services and training. The Clinical Director's position will allow for the oversight of all aspects of the DMH's Crisis/Emergency Services including the new ACCORD program (Albany County Crisis Officials Responding & Diverting) as well as allow for an increased focus and expansion of law enforcement training and partnerships. The position would be funded by using existing personnel lines within the Department of Mental Health's 2021 budget.

Feel free to contact me or Mark Gleason if you have any questions concerning this request.

Sincerely,

Stephen Giordano, Ph.D.
 Director

cc: Hon. Dennis A. Feeney, Majority Leader
 Hon. Frank A. Mauriello, Minority Leader
 Rebekah Kennedy, Majority Counsel
 Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2262, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

DMH is requesting permission to create a Clinical Director position line.

Date: January 25, 2021
Submitted By: Mark Gleason
Department: Mental Health
Title: Operations Analyst
Phone: 518-447-3014
Department Rep.
Attending Meeting: Dr. Stephen Giordano, Commissioner of DMH

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☒ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☒ Personnel
- ☐ Personnel Non-Individual

☐ Revenue

Increase Account/Line No.:

Clinical Director /A94310.12104.001

Source of Funds:

Supervising Social Worker A94310.12204.006 \$60,983.00/CASAS

A94310.12204.005 \$6,967.00

Title Change:

Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

☐ Change Order/Contract Amendment

☐ Purchase (Equipment/Supplies)

☐ Lease (Equipment/Supplies)

☐ Requirements

☐ Professional Services

☐ Education/Training

☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

☐ Settlement of a Claim

☐ Release of Liability

☐ Other: (state if not listed)

Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):

Click or tap here to enter text.

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee:

Click or tap here to enter text.

Scope of Services:

Click or tap here to enter text.

Bond Res. No.:

Click or tap here to enter text.

Date of Adoption:

Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service:

Yes ☐ No ☒

If Mandated Cite Authority:

Click or tap here to enter text.

Is there a Fiscal Impact:

Yes ☒ No ☐

Anticipated in Current Budget:

Yes ☒ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Supervising Social Worker A94310.12204.006 \$60,983.00/CASAS
A94310.12204.005 \$6,967.00

Appropriation Amount: \$67,950.00

Source of Funding - (Percentages)

Federal:

State: Click or tap here to enter text.

County: 100%

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending LitigationYes ☐ No ☒

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: N/A

Date of Adoption: N/A

Justification: (state briefly why legislative action is requested)

In recognition of the expansion and enhancement of the Department of Mental Health's crisis/emergency services, the Department of Mental Health requests permission to create a Clinical Director position. The Clinical Director would be in charge of directing all the Department of Mental Health's Crisis services and training. The Clinical Director's position will allow for the oversight of all aspects of the DMH's Crisis/Emergency Services including the new ACCORD program (Albany County Crisis Officials Responding & Diverting) as well as allow for an increased focus and expansion of law enforcement training and partnerships. The position would be funded by using existing personnel lines within the Department of Mental Health's 2021 budget.

APPROPRIATIONS

		ACCOUNT NO.			RESOLUTION DESCRIPTION	INCREASE	DECREASE	UNIT COST	DEPARTMENT NAME
A	4310	1	2104	001	Clinical Director	\$ 67,950.00		\$ 86,180.00	Mental Health Dept
A	4310	1	2201	006	Supervising Social Worker		\$ 60,983.00	\$ 77,344.00	
A	4310	1	2204	005	CASAC		\$ 6,967.00	\$ 48,894.00	
					TOTAL APPROPRIATIONS	\$ 67,950.00	\$ 67,950.00		
		ACCOUNT NO.			RESOLUTION DESCRIPTION	DECREASE	INCREASE	UNIT COST	DEPARTMENT NAME
									Mental Health Dept
					TOTAL ESTIMATED REVENUES	\$ -	\$ -		
					GRAND TOTALS	\$ 67,950.00	\$ 67,950.00		



Daniel P. McCoy
County Executive

Larry I. Slatky
Executive Director

January 20, 2021

The Honorable Andrew Joyce
Chairman, Albany County Legislature
Legislative Clerk's Office
112 State Street, Suite 710
Albany, New York 12207

Dear Chairman Joyce:

Shaker Place Rehabilitation and Nursing Center respectfully requests to enter into an agreement with the New York State Department of Health to accept their award for the Advanced Training Initiative (ATI) program.

This award, that Shaker Place has already been approved for, will generate approximately \$180,557.00 that must be utilized for education, staff consultation, benefits and salary adjustments for the recruitment and retention of staff.

We respectfully request the approval to accept this award that will be utilized as mandated by the ATI program.

Sincerely,

Larry I. Slatky
Executive Director

cc: Dennis Feeney, Majority Leader
Frank Mauriello, Minority Leader
Rebekah Kennedy, Majority Counsel
Arnis Zilgme, Minority Counsel





County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2238, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

NYSDOH Advanced Training Initiative Award for Recruitment and Retention

Date: January 20, 2021
Submitted By: Larry I. Slatky
Department: Shaker Place Rehabilitation and Nursing Center
Title: Executive Director
Phone: 518-213-8940
Department Rep.
Attending Meeting: Larry I. Slatky

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☒ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☒ Other: (state if not listed) ATI NYSDOH Award

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☒ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel
- ☒ Personnel Non-Individual

☒ Revenue

Increase Account/Line No.: NH6020 02770
Source of Funds: NYSDOH
Title Change: N/A

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☒ Education/Training
☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☒ Other: (state if not listed) Benefits and Retention to Staff

Contract Terms/Conditions:

Party (Name/address):

NYSDOH
Empire State Plaza
Corning Tower
Albany, New York 12237

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee: \$180,557.

Scope of Services: Shaker Place Rehabilitation and Nursing Center has received an Award from the NYSDOH for recruitment and retention of staff. This revenue is mandated to be utilized for education, staff development, and benefits and salaries that would assist with recruitment and retention of staff.

Bond Res. No.: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐

Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line:

Revenue Amount:

and Line: NH6020 44039/NH6020 19949

Appropriation Amount: \$100,000/\$80,557.

Appropriation Account

Source of Funding - (Percentages)

Federal: 0%

State: 100%

County: 0%

Local: 0%

Term

Term: (Start and end date) 1/1/2021-12/31/2021

Length of Contract: 12 months

Impact on Pending Litigation

Yes ☐ No ☒

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Shaker Place has qualified for the NYSDOH Advanced Training Initiative Award for the recruitment and retention of staff. This revenue is mandated to be spent through educational programs, additional benefits and salaries to staff.



Department of Health

ANDREW M. CUOMO
Governor

HOWARD A. ZUCKER, M.D., J.D.
Commissioner

LISA J. PINO, M.A., J.D.
Executive Deputy Commissioner

January 13, 2021

Dear Administrator:

This provides you with information about the Advanced Training Initiative (ATI) program. \$46 million was appropriated to implement an advanced training program initiative aimed at educating staff to detect early changes in a resident's physical and mental or functional status that could lead to an avoidable hospitalization. This proposal rewards nursing home providers who have shown an ability to retain quality direct care staff and are willing to make a commitment to provide direct care staff the tools to help lower resident hospitalization rates.

The New York State Department of Health (The Department), working with industry experts, has designed a program to determine which facilities would be eligible to apply for this ATI program. Your residential health care facility has been determined, using existing cost report data, to be eligible to apply for program funding. Under the payment methodology for the 2020-21 ATI, eligible nursing homes will be distributed funds to offer training programs aimed at early detection of patient decline in order to reduce avoidable hospital admissions.

Skilled Nursing Facilities in New York State with direct-care staff retention rates above the state median are eligible to apply for funding, with the exception of hospital-based skilled nursing facilities and facilities that have received quality improvement grants through the New York State Department of Health Value Access Provider Pool. Eligible facilities with direct care staff retention higher than the state median would receive an add-on to their fee-for-service Medicaid rate. With an approved training program, an estimated minimum per diem of \$3.19 for each Medicaid day as reported in the 2019 RHCF-4 will be granted to the approved facilities.

(Medicaid 0410/009 & Managed Care Days 0410/032) X Per Diem of \$3.19 = Award Amount

In order to be eligible for this program, participating providers will be required to develop (or continue) a training curriculum designed to assist help direct care staff in identifying changes in a resident's physical, mental, or functional status that could lead to hospitalization. Providers would also need to create (or continue) a formal policy encouraging continuity of care. Both the training program and continuity policy should be developed and implemented in coordination with a labor-management partnership program. Eligible facilities will need to submit an application to the department for approval.

If you are interested in applying for the program, please submit the required application to the Department for review. The information on the application as well as instructions for the application follows:

Please note that the completed application is due to the Department no later than January 27, 2021.

Posting of Application and Instructions

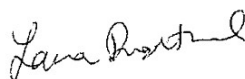
Individual facilities can find Instructions and the final application on the link included below.

<https://www.surveygizmo.com/s3/5889093/Advanced-Training-Initiative-ATI-2020-2021>

Email Address

If you have any questions regarding the Advanced Training Initiative, please send an email with the subject line **ATI Questions** to nfrates@health.ny.gov and Michelle Santos will respond to you.

Sincerely,



Laura Rosenthal
Director
Bureau of Residential Health Care
Reimbursement
Division of Finance and Rate Setting
Office of Health Insurance Programs

Advanced Training Initiative (ATI) 2020 -2021

This Application is for the 2020/21 ATI Participants.

The listing of eligible facilities and their award amounts for each year has been posted on the Health Care Financial Data Gateway.

General Instructions

This application form should be used by pre-qualified Skilled Nursing Facilities in New York State seeking consideration to participate in the Advanced Training Initiative (ATI) program. Only those facilities contacted through this email have pre-qualified to apply based upon their above-average staff retention as determined by analysis of the 2019 and/ or 2018 cost reports, Schedule P.

Eligibility Requirements

Skilled Nursing Facilities in New York State with direct-care staff retention above the state median are eligible to apply for funding, with the exception of hospital-based skilled nursing facilities and facilities that have received quality improvement grants through the New York State Department of Health Value Access Provider Pool.

Reference Material

The following reference materials may be of assistance when completing this application: **Dear Administrator Letter – Included in email sent to pre-qualified facilities.**

Submission Requirements

Please complete one survey for your facility. Resubmissions to correct errors are allowed, the last survey received will be the survey used.

Completeness Review

If the application is determined to be incomplete it will be returned for revision and resubmission. All applications, to be considered, must be fully completed and submitted by January 27, 2021. Applications that do not meet this criteria will not be considered for ATI pool payments. As part of the review process, applicants should be aware that additional information may be requested.

Whom to Contact for Assistance

Any questions concerning the application process should be directed to the Bureau Of Residential Health Care Reimbursement, New York State Department of Health by email at NFRates@health.ny.gov, Subject **Advanced Training Initiative**.

1. Facility Information *

Provider Name	Shaker Place Rehabilitat
Rate Setting Opcert/ Certificate Number (eg. 1234567N)	0153302N
MMIS#	00309260
Street Address 1	100 Heritage Lane
Street Address 2	
City /Town	Albany
State / Province	New York
Zip /Postal Code	12211

2. Administrator and Contact Person Information *

Administrator Name	Larry I. Slatky
Administrator Phone	518-213-8940
Administrator Email	larry.slatky@shakerplace.
Application Contact Person	Larry I. Slatky
Contact Person Phone Number	518-213-8940
Contact Person Title	Executive Director
Contact Person Email	larry.slatky@shakerplace.

3. What organization, if any, will the provider partner with to develop and conduct their early detection training? *

- ☐ 1199 Training and Employment Funds
- ☐ Leading Age New York
- ☒ New York State Health Facilities Association
- ☐ Interact-I Team

☐ None☐ Other - Please Specify

*

4. What Curriculum will the Provider Use? *

☐ Geriatric Nursing Assistant Development Project (GNACD)☐ INTERACT Stop and Watch☐ Consistent Assignment (AHCA Tools/Resources)☐ Oasis Behavior Management Training☒ Growing Strong Roots☐ Caring Communication at the End of Life☒ Pathways to Leadership; Peer Mentoring for Long Term Care Nurses☐ NYSDOH Electronic Dementia Guide for Excellence☐ 1199 SEIU Resident Decline Detection Program☐ Palliative / End of Life Training for Caregivers (One Day Train-The-Trainer)☐ Care Process for Residents with Dementia and Other Special Needs☐ Teaching and Encouraging Pain Management in Long Term Care☐ Diligent Inquiry Prevention Program☒ DISC Training: Building Collaborative Caring Teams☐ Resident Care Assistant Program☐ Pressure Ulcers Training for CNA - Prevent Nosocomial Ulcers in SNF☐ Paid Feeding Assistant Program Implementation☐ Sepsis Prevention Program Train-the-Trainer☒ Patient Driven Payment Model (PDPM) Impact and Readiness Training☐ Other - Include Title of the Program and Objectives/Outline(Required)

*

5. Please confirm that the program will focus on the role of Certified Nursing Assistants in

identifying early patient decline. *

☒ Yes

☐ No

6. What other titles, if any, will be included in the training? (Click all that apply) *

☒ License Practical Nurses

☒ Registered Nurses

☒ Dietary Aides

☒ Housekeeping Personnel

☒ Physical Therapists

☒ Physical Therapy Aides

☒ Occupational Therapists

☒ Occupational Therapy Aides

☐ None of the above

7. Please list the number of staff in each title who will receive the training *

Certified Nursing Assistants

70

Licensed Practical Nurses

25

Registered Nurses

20

Dietary Aides

15

Housekeeping Personnel

15

Physical Therapists

2

Physical Therapy Aides

2

Occupational Therapists

2

Occupational Therapy Aides

2

8. Please list the percentage of each job title that this represents. (eg. 55% CNAs, 95% of CNA staff) *

Certified Nursing Assistants

95%

Licensed Practical Nurses

95%

Registered Nurses

95%

Dietary Aides

95%

Housekeeping Personnel

95%

Physical Therapists

100%

Physical Therapy Aides

100%

Occupational Therapist

100%

Occupational Therapy Aides

100%

9. Will the facility involve direct care staff and/or other other representative in planning or implementing this initiative? *

☒ Yes☐ No

10. What percentage of the total participants listed in Question 5 will have completed the training by 3/31/2021? *

100%

11. How many sessions will the training program consist of? *

Certified Nursing Assistants

6

Licensed Practical Nurses

6

Registered Nurses

6

Dietary Aides

6

Housekeeping Personnel

Therapy Professionals

Therapy/Activity Aides

12. How many total hours will individual participants be required to attend? *

Certified Nursing Assistants

Licensed Practical Nurses

Registered Nurses

Dietary Aides

Housekeeping Personnel

Therapy Professionals

Therapy /Activity Aides

13. Which strategies will the facility employ to sustain the program in subsequent years (Check all that apply)? *

- ☒ Continuing Education
- ☒ Train the Trainer
- ☒ New Employee Orientation
- ☐ Other - Please specify

14. Does the facility have consistent staff assignment for resident care? *

- ☒ Yes
- ☐ No

15. If yes, how long are direct-care staff consistently assigned? *

- ☐ Weekly

- ☐ Monthly
- ☐ Yearly
- ☒ Indefinitely
- ☐ N/A

16. If yes, does your facility measure and assess consistent assignment? *

- ☒ Yes
- ☐ No
- ☐ N/A

17. If yes, what consistent assignment tool is used? *

- ☐ Advancing Excellence /EDGE
- ☒ AHCA Tools
- ☐ N/A
- ☐ Other - Please specify

18. I hereby attest that that this report was completed to the best of my knowledge and ability and is true and complete. I will provide any supporting documentation requested by the Department of Health, Department of Labor, The Office of Medicaid Inspector General or any other enforcement, audit or oversight agency and or body. *

Name

Title

Date

Submit

0%

Slatky, Larry

From: SurveyGizmo <noreply@surveygizmo.com>
Sent: Friday, January 15, 2021 7:13 AM
To: Slatky, Larry
Subject: Advanced Training Initiative Survey Response Receipt

Dear Administrator:

Thank you for taking time to participate in DOH's 2020/21 Advanced Training Initiative Survey. Your responses have been received and recorded.

ACCOUNT NO.		RESOLUTION DESCRIPTION	INCREASE
NH6020	19949	Experience Differential	80,557.00
NH6020	44039	Conferences, Training & Tuition	100,000.00

TOTAL APPROPRIATIONS	<u>180,557.00</u>
----------------------	-------------------

ACCOUNT NO.		RESOLUTION DESCRIPTION	DECREASE
NH6020	02770	Other Unclassified Revenues	

TOTAL ESTIMATED REVENUES	<u>0.00</u>
--------------------------	-------------

GRAND TOTAL	<u>180,557.00</u>
-------------	-------------------

APPROPRIATIONS

DECREASE	UNIT COST	DEPARTMENT NAME
		Shaker Place Rehabilitation and Nursing Center
		Shaker Place Rehabilitation and Nursing Center

0.00

ESTIMATED REVENUES

INCREASE	UNIT COST	DEPARTMENT NAME
180,557.00		Shaker Place Rehabilitation and Nursing Center

180,557.00

180,557.00

DANIEL P. MCCOY
COUNTY EXECUTIVE



COUNTY OF ALBANY
ECONOMIC DEVELOPMENT, INFRASTRUCTURE AND PLANNING
112 STATE STREET – ROOM 1310
ALBANY, NEW YORK 12207-2021
(518) 447-5670 - FAX (518) 447-5662

January 11, 2021

Hon. Andrew C. Joyce, Chairman
Albany County Legislature
112 State St. Room 710
Albany, NY 12207

Dear Chairman Joyce:

New York State will be flying Albany County this spring to collect new aerial imagery. The County has the opportunity to upgrade the resolution of the imagery in portions of the County from 1ft. to 1/2 foot for an additional cost. The upgraded resolution is important for use in GIS, planning, economic development, law enforcement, emergency management, and for local assessors. The Department is seeking authorization to enter into an agreement with New York State in the amount not to exceed \$41,000 toward the cost of imaging upgrades and to enter into municipal agreements to share the cost of the upgrade with the Town of Bethlehem and City of Albany.

Albany County has budgeted \$10,000 in the 2021 budget toward the cost of the upgrade in urbanized areas of the County and Albany County Sheriff will provide additional funding if needed. In addition, the Towns of Bethlehem (up to \$9,700) and City of Albany (up to \$5950) have budgeted money to contribute to the portion of the upgrade covering their municipalities. An inter-municipal agreement is needed to share the cost of this upgrade. The cost will be finalized pending NYS final contract with the vendor. If you have any questions, please feel free to contact me. I will also be available to answer questions at the next committee meeting.

Sincerely,

Laura DeGaetano
Sr. Natural Resource Planner

cc: Dennis Feeney, Majority Leader
Frank Mauriello, Minority Leader
Rebekah Kennedy, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2272, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Contract and municipal funding agreement for aerial imagery upgrade

Date: January 27, 2021
Submitted By: Laura DeGaetano
Department: Economic Development, Conservation and Planning
Title: Sr. Natural Resource Planner
Phone: 518-47-5670
Department Rep.
Attending Meeting: Laura DeGaetano

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☒ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☒ Other: (state if not listed) municipal agreement

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual

☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☐ Education/Training
☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☒ Other: (state if not listed) Intermunicipal agreement and cost sharing

Contract Terms/Conditions:

Party (Name/address):

Town of Bethlehem
445 Delaware Ave
Delmar, NY 12054

Additional Parties (Names/addresses):

City of Albany
24 Eagle Street
Albany, NY 12207

Amount/Raise Schedule/Fee: \$15,650
Scope of Services: Interimunicipal agreement with the Town of Bethlehem and City of Albany to share the cost of aerial imagery upgrade.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐Anticipated in Current Budget: Yes ☐ No ☒**County Budget Accounts:**

Revenue Account and Line: A8020 0 1624

Revenue Amount: \$15,650

Appropriation Account and Line: A8020 4 4046

Appropriation Amount: \$15,650

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) 3/1/2021-2/1/2022

Length of Contract: 11 months

Impact on Pending LitigationYes ☐ No ☒

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: 56

Date of Adoption: 2/13/17

Justification: (state briefly why legislative action is requested)

New York State will be flying Albany County this spring to collect new aerial imagery. The County has the opportunity to upgrade the resolution of the imagery in portions of the County from 1ft. to 1/2 foot for an additional cost. The upgraded resolution is important for use in GIS, planning, economic development, law enforcement, emergency management, and for local assessors. The Department is seeking authorization to enter into an agreement with New York State in the amount not to exceed \$41,000 toward the cost of imaging upgrades and to enter into municipal agreements to share the cost of the upgrade with the Town of Bethlehem and City of Albany.

Albany County has budgeted \$10,000 in the 2021 budget toward the cost of the upgrade in urbanized areas of the County and Albany County Sheriff will provide additional funding if needed. In addition, the Towns of Bethlehem (up to \$9,700) and City of Albany (up to \$5950) have budgeted money to contribute to the portion of the upgrade covering their municipalities. An inter-municipal agreement is needed to share the cost of this upgrade. The cost will be finalized pending NYS final contract with the vendor.

IIID PROGRAM BUDGET AMENDMENT

APPROPRIATIONS					
ACCOUNT NO.		RESOLUTION DESCRIPTION	INCREASE	DECREASE	UNIT COST DEPARTMENT NAME
A 8020	4 4046	Fees for Service	15,650.00		EDCP
TOTAL APPROPRIATIONS			15,650.00	0.00	
ESTIMATED REVENUES					
ACCOUNT NO.		RESOLUTION DESCRIPTION	DECREASE	INCREASE	UNIT COST DEPARTMENT NAME
A 8020	0 1624	Orthoimagery Update		15,650.00	EDCP
TOTAL ESTIMATED REVENUES			0.00	15,650.00	
GRAND TOTALS			15,650.00	15,650.00	

RESOLUTION NO. 56

AUTHORIZING AGREEMENTS REGARDING AERIAL IMAGERY UPGRADES AND AMENDING THE 2017 ECONOMIC DEVELOPMENT CONSERVATION AND PLANNING BUDGET

Introduced: 2/13/17

By Audit and Finance Committee:

WHEREAS, The New York State Office of Information Technology has notified Albany County of the opportunity to upgrade aerial imaging of Albany County for use by various agencies and municipalities, and

WHEREAS, The Department of Economic Development Conservation and Planning has requested authorization to enter into an agreement with the New York State Office of Information Technology in the amount of \$8,000 toward the cost of imaging upgrades for the urbanized areas of Albany County, and

WHEREAS, The Town of Bethlehem and the City of Albany seek to contribute funds in the amounts of \$6,200 and \$2,900 respectively in order to cover the imaging of their municipalities, and state their commitment to this project, and

WHEREAS, An amendment to the 2017 Department of Economic Development Conservation and Planning Budget is required to accommodate such funding, now, therefore, be it

RESOLVED, By the Albany County Legislature that the County Executive is authorized to enter into an inter-municipal agreement in the amount of \$9,100 with the Town of Bethlehem and the City of Albany regarding funding for aerial imaging upgrades, and to submit a letter of commitment on behalf of the aforementioned municipalities to the New York State Office of Information Technology regarding this program, and be it further

RESOLVED, That the 2017 Department of Economic Development Conservation and Planning Budget is hereby amended as follows:

Increase Revenue Account A2770 Other Unclassified Revenues by \$9,100

Increase Appropriation Account A8020.4 by \$9,100 by increasing Line Item A8020 4 4046 Fees for Services by \$9,100

and, be it further

RESOLVED, That the County Attorney is authorized to approve said agreement as to form and content, and, be it further

RESOLVED, That the Clerk of the County Legislature is directed to forward certified copies of this resolution to the appropriate County and Town Officials.

Adopted by unanimous vote. 2/13/17

A handwritten signature in dark ink, appearing to be "J. J. [unclear]", is written across the page.



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207
PHONE: (518) 447-5525 FAX: (518) 447-5589
www.albanycounty.com

M. DAVID REILLY, JR.
COMMISSIONER

CHANDRA WILLIAMS
DEPUTY COMMISSIONER

January 28, 2021

Honorable Andrew Joyce
Chair, Albany County Legislature
112 State St., Room 710
Albany, NY 12207

Chairman Joyce,

Legislative Authorization is requested to make several administrative adjustments to various department's 2021 budgets, as shown on the attached spreadsheet. We were made aware of these issues after the budget was approved by the Legislature. There are no programmatic changes and all changes are budget neutral.

I look forward to discussing this at the next round of Legislative Committee meetings, if you have any questions before then, please contact myself or Chandra Williams.

If you have any questions, please let me know.

Sincerely yours,

M. David Reilly

Cc:

Hon. Dennis Feeney, Majority Leader
Hon. Frank Mauriello, Minority Leader
Majority Counsel
Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2266, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Administrative Adjustments for the 2021 Adopted Budget

Date: 1/26/2021
Submitted By: Carleen Dettman
Department: Management and Budget
Title: Budget Analyst
Phone: 518-447-5522
Department Rep.
Attending Meeting: David Reilly

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☒ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☒ Personnel
- ☒ Personnel Non-Individual

☐ Revenue

Increase Account/Line No.: See attachment
Source of Funds: See attachment
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
- ☐ Purchase (Equipment/Supplies)
- ☐ Lease (Equipment/Supplies)
- ☐ Requirements
- ☐ Professional Services
- ☐ Education/Training
- ☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
- ☐ Release of Liability
- ☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐
Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: See attachment
Revenue Amount: See attachment

Appropriation Account and Line: See attachment
Appropriation Amount: \$7,497.00

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.
State: Click or tap here to enter text.
County: Click or tap here to enter text.
Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.
Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

If yes, explain: Yes ☐ No ☒
Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

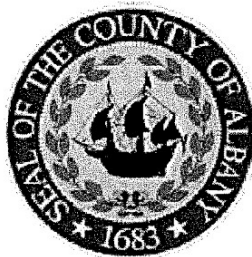
Legislative authorization is requested to make several administrative adjustments to various departments, as shown on the attached spreadsheet. The Department of Management and Budget was made aware of these issues after the 2021 budget was adopted by the Legislature. There are no programmatic changes and all changes are budget neutral.

APPROPRIATIONS

ACCOUNT NO.				RESOLUTION DESCRIPTION	INCREASE	DECREASE	UNIT COST	DEPARTMENT NAME
A91411	11913	001	240039	Electronic Records Mgmt Tech	750.00			County Clerk
A91411	44020			Office Supplies		750.00		County Clerk
D95110	17212	003	590015	Equipment Operator I	744.00			Public Works
D95110	17212	004	590016	Equipment Operator I	744.00			Public Works
D95110	17212	026	590038	Equipment Operator I	789.00			Public Works
D95110	17212	012	590024	Equipment Operator I		2,277.00		Public Works
A91230	19951			Health Insurance Buyout	3,000.00			County Executive
A91230	44020			Office Supplies		1,000.00		County Executive
A91230	44035			Postage		1,000.00		County Executive
A91230	44046			Fees For Services		1,000.00		County Executive
A91171	12025	001	670002	Assistant Alternate Public Defender	1,470.00			Alternate Public Defender
A91171	44046			Fees For Services		1,470.00		Alternate Public Defender
TOTAL APPROPRIATIONS					7,497.00	7,497.00		

ESTIMATED REVENUES

ACCOUNT NO.				RESOLUTION DESCRIPTION	DECREASE	INCREASE	UNIT COST	DEPARTMENT NAME
TOTAL ESTIMATED REVENUES					0.00	0.00		
GRAND TOTAL					7,497.00	7,497.00		



Daniel P. McCoy
County Executive

Michael McGuire
Director

COUNTY OF ALBANY
REAL PROPERTY TAX SERVICE AGENCY
112 State Street, Room 1340
ALBANY, NEW YORK 12207
OFFICE: (518) 487-5291
FAX: (518) 447-2503
www.albanycounty.com

January 6, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Rm 710
Albany, NY 12207

Re: RP-554 Application for Corrected Tax Roll
1086 Delaware Ave, Delmar NY
Tax ID# 95.00-4-30.1/1

Dear Chairman Joyce,

Laurie Lambertsen, Assessor for the Town of Bethlehem, has submitted an Application for Corrected Tax Roll to correct a property tax bill for 2021 on behalf of the property owner. Due to a clerical error, interest on an Agricultural Assessment conversion penalty was incorrectly calculated. Because the penalty was incorrectly calculated the tax bill reflects an incorrect amount owed of \$24,161.88. The correct amount is \$11,750.60.

Under Real Property Tax Law, the error can be corrected as it is a clerical error of a mathematical computation. I recommend correcting the Town of Bethlehem tax roll to reflect an amount due of \$11,750.60.

Sincerely,


Michael McGuire, Director
Real Property Tax Service Agency

CC: Dennis Feeny, Majority Leader
Frank Mauriello, Minority Leader
Kevin Cannizzaro, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2215, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Authorization to correct tax roll for 1086 Delaware Ave, Town of Bethlehem

Date: 1/6/2021
Submitted By: Michael McGuire
Department: Real Property Tax Service Agency
Title: Director
Phone: 518-487-5291
Department Rep.
Attending Meeting: Click or tap here to enter text.

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☒ Other: (state if not listed)
Bethlehem

Authorization to correct tax roll for 1086 Delaware Ave, Town of

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel

- ☐ Personnel Non-Individual
☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☐ Education/Training
☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐
Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☒

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Laurie Lambertsen, Assessor for the Town of Bethlehem, has submitted an Application for Corrected Tax Roll to correct a property tax bill for 2021 on behalf of the property owner. Due to a clerical error, interest on an Agricultural Assessment conversion penalty was incorrectly calculated. Because the penalty was incorrectly calculated the tax bill reflects an incorrect amount owed of \$24,161.88. The correct amount is \$11,750.60.

Under Real Property Tax Law, the error can be corrected as it is a clerical error of a mathematical computation. I recommend correcting the Town of Bethlehem tax roll to reflect an amount due of \$11,750.60.



Department of Taxation and Finance
Office of Real Property Tax Services

Application for Corrected Tax Roll

RP-554
(12/19)

71

Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners Lagrange, Marvin C Estate & Ronald E LaGrange					
Mailing address of owners (number and street or PO box) 52 LaGrange Ln			Location of property (street address) 1086 Delaware Ave		
City, village, or post office Feura Bush		State NY	ZIP code 12067	City, town, or village Delmar	
Daytime contact number		Evening contact number		State NY	
				ZIP code 12054	
Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) 95.00-4-30.1/1					
Account number (as appears on tax bill) 6558			Amount of taxes currently billed 24,161.88		
Reasons for requesting a correction to tax roll: Clerical error in computation of Agricultural penalty					

I hereby request a correction of tax levied by Town of Bethlehem for the year(s) 2020.
(County, city, village, etc.)

Signature of applicant <i>Laurie J. Lambert</i>	Date 1/5/2021
--	-------------------------

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls.

Date application received 1/6/2021	Period of warrant for collection of taxes 1/1/2021
Last day for collection of taxes without interest 1/31/2021	Recommendation Approve application ☒ Deny application ☐
Signature of official <i>Richard J. [Signature]</i>	Date 1/6/2021

If approved, the County Director must file a copy of this form with the assessor and board of assessment review of the city/town/village of Bethlehem who must consider the attached report and recommendation as equivalent of petitions filed under section 553.

Part 3 – For use by the tax levying body or official designated by resolution _____: (insert number or date, if applicable)

Application approved (mark an X in the applicable box):

Clerical error ☒ Error in essential fact ☐ Unlawful Entry ☐

Amount of taxes currently billed 24,161.88	Corrected tax 11,750.60
Date notice of approval mailed to applicant	Date order transmitted to collecting officer

Application denied (reason): _____

Signature of chief executive officer, or official designated by resolution	Date
--	------

Instructions

General information

Where to send

Submit two copies of this application to the County Director of Real Property Tax Services (in Nassau and Tompkins Counties, submit to Chief Assessing Officer).

When to send

Submit the application only **before** the collection warrant expires.

Wholly exempt parcel

Attach statement signed by assessor or majority of board of assessors substantiating that assessor obtained proof that parcel should have been granted tax exempt status on tax roll.

Payment requirements

You may pay without interest and penalties **only** if:

- the application was filed with the County Director on or before the last day that taxes may be paid without interest (see *Date application received* in Part 2); **and**
- you pay the corrected tax within eight days of the date on which the notice of approval is mailed to the applicant (see Part 3).

If either of these conditions is not satisfied, interest, penalties, or both must be paid on the corrected tax.

For use by Collecting Officer:

Order from tax levying body received on _____
Date

Corrected tax due	Date tax roll corrected
Interest and penalties (if applicable)	Date tax bill corrected
Total corrected tax due	Date application and order added to tax roll
Date payment received	

Signature of collecting officer	Date
---------------------------------	------

David Van Luven
Town Supervisor

Laurie Lambertsen
Assessor

TOWN OF BETHLEHEM

Albany County - New York

ASSESSOR'S OFFICE

445 DELAWARE AVENUE
DELMAR, NEW YORK 12054

(518) 439-4955 x1101

Email: llambert@townofbethlehem.org



January 5, 2021

Michael McGuire, Director
Albany County Real Property Services
112 State Street, Room 1340
Albany, NY 12207

Re: Marvin LaGrange Estate
Delaware Ave
95.00-4-30.1/1

Dear Michael:

Enclosed please find form RP 554 and a copy of the Town of Bethlehem property tax bill for the year 2021. Due to a clerical error, the interest rate was not calculated correctly on the Agricultural penalty on this property. The bills reflect an amount owed of \$24,161.88. The correct amount should be \$11,750.60. This bill has not been paid.

The corrected bill should reflect the following:

Tax Year	Tax Amt of Current Bill	Tax Amt of Adjusted Bill
2020	\$24,161.88	\$11,750.60

Should you have any questions regarding this matter, please do not hesitate to contact me.

Sincerely,

Laurie Lambertsen

Laurie Lambertsen
Assessor

Enclosures

Town of Bethlehem



Image Mate Online

Tax Links

Property Info

Tax Info

Details for Taxes Levied and Payments in 2021

2021 County/Town Payments					
Original Tax	Penalty	Total Tax	Unpaid Amount	Date Paid	Tax ID#
5,510.75	0.00	5,510.75	5,510.75		000032000

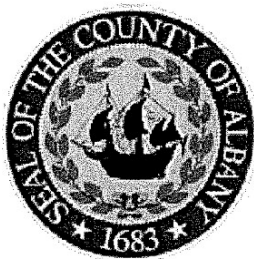
Tax Bill #	Swis	Tax Map ID#
6558	012200	95.-4-30.1/1
Address	Municipality	School
1086 Delaware Ave	Bethlehem, Town of	Bethlehem Central

Address	Property Information	Assessment Information
LaGrange Estate Marvin C	Roll Section: 1	Full Market Value: 3,438,526.00
LaGrange Ronald E	Property Class:Elc Pwr Sola	Total Assessed Value: 3,266,600.00
52 Lagrange Ln	Lot Size:10.61	Uniform %: 95
Feura Bush, NY 12067-9742		

Estimated State Aid - Type	Amount
County	96,037,904.00
Town	1,780,638.00

2021 County/Town Taxes			
Description	Rate (per \$1000 or Unit)	Value	Amount
COUNTY PURPOSES	3.695200	214,600.00	792.99
GENERAL FUND TAX	0.998391	214,600.00	214.25
HIGHWAY TAX	1.707225	214,600.00	366.37
Albany County EMS	0.302960	3,266,600.00	989.65
Delmar-Bethlehem EMS	0.040050	3,266,600.00	130.83
Delmar fire	0.923487	3,266,600.00	3,016.66
Ag Penalty	0.000000	0.00	18,651.13
Total:			24,161.88

11,752.10



Daniel P. McCoy
County Executive

Michael McGuire
Director

COUNTY OF ALBANY
REAL PROPERTY TAX SERVICE AGENCY
112 State Street, Room 1340
ALBANY, NEW YORK 12207
OFFICE: (518) 487-5291
FAX: (518) 447-2503
www.albanycounty.com

January 11, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Rm 710
Albany, NY 12207

Re: RP-554 Application for Corrected Tax Roll
Various Properties – Town of Guilderland
Tax ID# Various – See Attached List

Dear Chairman Joyce,

Enclosed in an Application for Corrected Tax Roll submitted by Lynne Buchanan, the receiver of taxes for the Town of Guilderland.

Due to a clerical error the statutory required interest was not applied to relevy of the Village of Altamont tax, therefor resulting in an incorrect relevy amount.

Real Property Tax Law 550(2)(d) allows for the correction of a mathematical error in the computation of a tax. I recommend that the Albany County Legislature approve the correction to the Tax Roll so that the correct amount of relevied village tax can be collected.

Sincerely,

Michael McGuire, Director
Real Property Tax Service Agency

CC: Dennis Feeny, Majority Leader
Frank Mauriello, Minority Leader
Kevin Cannizzaro, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2225, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Authorization to correct tax roll for various properties within the Town of Guilderland

Date: 1/11/2021
Submitted By: Michael McGuire
Department: Real Property Tax Service Agency
Title: Director
Phone: 518-487-5292
Department Rep.
Attending Meeting: Click or tap here to enter text.

Purpose of Request:

- ☐ Adopting of Local Law
 - ☐ Amendment of Prior Legislation
 - ☐ Approval/Adoption of Plan/Procedure
 - ☐ Bond Approval
 - ☐ Budget Amendment
 - ☐ Contract Authorization
 - ☐ Countywide Services
 - ☐ Environmental Impact/SEQR
 - ☐ Home Rule Request
 - ☐ Property Conveyance
 - ☐ Other: (state if not listed)
- of Guilderland

Authorization to correct tax roll for various properties within the Town

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel

- ☐ Personnel Non-Individual
☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☐ Education/Training
☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐
Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☐

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

An Application for Corrected Tax Roll submitted by Lynne Buchanan, the receiver of taxes for the Town of Guilderland.

Due to a clerical error the statutory required interest was not applied to relevy of the Village of Altamont tax, therefor resulting in an incorrect relevy amount.

Real Property Tax Law 550(2)(d) allows for the correction of a mathematical error in the computation of a tax. I recommend that the Albany County Legislature approve the correction to the Tax Roll so that the correct amount of relevied village tax can be collected.



Application for Corrected Tax Roll

RP-554
(12/19)

Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners Town of Guilderland			
Mailing address of owners (number and street or PO box) PO Box 339		Location of property (street address) Village of Altamont	
City, village, or post office Guilderland	State NY	ZIP code 12084	City, town, or village State ZIP code
Daytime contact number 518-356-1980 x1059	Evening contact number		Tax map number of section/block/lot: Property Identification (see tax bill or assessment roll) 17 Parcels within the Village of Altamont - attached
Account number (as appears on tax bill)		Amount of taxes currently billed	
Reasons for requesting a correction to tax roll: 17 Village of Altamont relevies were added to the Guilderland 2021 Property tax bill without the added 7% penalty amount. Original relevy amount: \$14,903.09 Corrected levy amount: \$15,946.31 difference of \$1,043.22			

I hereby request a correction of tax levied by Town of Guilderland for the year(s) 2021.
(County, city, village, etc.)

Signature of applicant <u>Sydney M. Buchanan</u>	Date <u>1/8/2021</u>
---	-------------------------

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls.

Date application received <u>1/8/2021</u>	Period of warrant for collection of taxes <u>1/1/2021</u>
Last day for collection of taxes without interest <u>1/31/2021</u>	Recommendation Approve application ☒ Deny application ☐
Signature of official <u>[Signature]</u>	Date <u>1/11/2021</u>

If approved, the County Director must file a copy of this form with the assessor and board of assessment review of the city/town/village of _____ who must consider the attached report and recommendation as equivalent of petitions filed under section 553.

Part 3 – For use by the tax levying body or official designated by resolution _____ :
(insert number or date, if applicable)

Application approved (mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☐ Unlawful Entry ☐

Amount of taxes currently billed	Corrected tax
Date notice of approval mailed to applicant	Date order transmitted to collecting officer

Application denied (reason): _____

Signature of chief executive officer, or official designated by resolution	Date
--	------

		Unpaid	9% Penalty	Total due w/ 9%	7%	Total Due
37.14-5-22	Ardito, Gary	1125.89	101.33	1227.22	85.9054	\$1,313.13
37.14-3-5	Blakeley, Nathan	1372.06	123.49	1495.55	104.6885	\$1,600.24
48.06-1-23	Brown, Geoffrey	1142.24	102.8	1245.04	87.1528	\$1,332.19
37.17-1-1	Clark, Douglas	953.41	85.81	1039.22	72.7454	\$1,111.97
48.06-3-11	Dudley, Nicholas	59.96	5.4	65.36	4.5752	\$69.94
48.06-3-9	Dudley, Nicholas	757.85	68.21	826.06	57.8242	\$883.88
48.06-3-10	Dudley, Nicholas	1200.23	108.02	1308.25	91.5775	\$1,399.85
37.18-6-21./7	Jones, Terry	176.33	15.87	192.2	13.454	\$205.65
37.18-6-25	Leyden, Thomas	2401.97	216.18	2618.15	183.2705	\$2,801.42
37.18-5-17	Matulewicz, James	473.76	42.61	516.37	36.1459	\$552.52
37.18-3-23	One Ninety Two-One Ninety	2840.79	255.67	3096.46	216.7522	\$3,313.21
37.14-2-6	Sphor, Adella	294.08	26.47	320.55	22.4385	\$342.99
37.18-7-15	Spohr, Patricia	477.69	42.99	520.68	36.4476	\$557.13
48.06-3-13	Batista, Paul	377.43	33.97	411.4	28.798	\$440.20
630.89-9999-601.7	AT&T	2.45	0.22	2.67	0.1869	\$2.86
630-01-9999-601.7	AT&T	16.4	1.48	17.88	1.2516	\$19.13
		13672.54	1230.52	14903.06	1043.214	\$15,946.31

Interest to
be added to
bills.

↗ Correct amount
due

J6-20
5:44:09

Village of Altamont
2020 - 2021 Village Taxes
All Unpaids Effective - 11-06-2020 - by Bill #
ALL SWIS CODES

Missing

Bill #	Tax Map #	Name	Unpaid Amount	(9.00%) Penalty	Late Fee	Total Due
11	37.14-5-22	Ardito Gary	\$1,125.89	101.33		\$1,227.22 ✓
32	37.14-3-5	Blakeley Nathan	\$1,372.06	123.49		\$1,495.55 ✓
44	48.06-1-23	Brown Geoffrey	\$1,142.24	102.80		\$1,245.04 ✓
83	37.17-1-1	Clark Douglas S	\$953.41	85.81		\$1,039.22 ✓
142	48.06-3-11	Dudley Nicholas	\$59.96	5.40		\$65.36 ✓
143	48.06-3-9	Dudley Nicholas A	\$757.85	68.21		\$826.06 ✓
144	48.06-3-10	Dudley Nicholas A	\$1,200.23	108.02		\$1,308.25 ✓
270	37.18-6-21.7	Jones Terry	\$176.33	15.87		\$192.20 ✓
313	37.18-6-25	Leyden Thomas P Jr	\$2,401.97	216.18		\$2,618.15 ✓
338	37.18-5-17	Matulewicz James S	\$473.76	42.64		\$516.40 ✓
400	37.18-3-23	One Ninety Two - One Ninety	\$2,840.79	255.67		\$3,096.46 ✓
511	37.14-2-6	Spohr Adella W	\$294.08	26.47		\$320.55 ✓
512	37.18-7-15	Spohr Patricia B	\$477.69	42.99		\$520.68 ✓
524	48.06-3-13	Batista, Paul	\$377.43	33.97		\$411.40 ✓
604	630.89-9999-601.7	A T & T	\$2.45	0.22		\$2.67 ✓
605	630.01-9999-601.7	A T & T Communications	\$16.40	1.48		\$17.88 ✓
Total Swis Code 013001 (16 properties)			\$13,672.54	\$1,230.55	\$0.00	\$14,903.09
Grand Total (16 properties) ✓			\$13,672.54	\$1,230.55	\$0.00	\$14,903.09 ✓

Incorrect levy
amount

11-0

1-0 203

7.

1-0 3 2

1-0 43 25

1-0 5 2

11-0



Daniel P. McCoy
County Executive

Michael McGuire
Director

COUNTY OF ALBANY
REAL PROPERTY TAX SERVICE AGENCY
112 State Street, Room 1340
ALBANY, NEW YORK 12207
OFFICE: (518) 487-5291
FAX: (518) 447-2503
www.albanycounty.com

January 11, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Rm 710
Albany, NY 12207

Re: RP-554 Application for Corrected Tax Roll
National Grid – City of Albany
Tax ID# 555.-7-668

Dear Chairman Joyce,

Enclosed is an Application for Corrected Tax Roll, submitted by Kevin Koelsch, Lead Analyst Property Tax for National Grid.

New York State Department of Tax and Finance determines the final special franchise full values for special franchise companies. To calculate the final assessment, the full value is multiplied by the final equalization rate. The final equalization rate for the City of Albany is 93.4%. Due to error, the assessor mistakenly processed the 2021 property tax roll without equalizing the value.

The recommend correcting the tax roll to reflect an amount due of \$2,877,455.69.

Sincerely,

Michael McGuire, Director
Real Property Tax Service Agency

CC: Dennis Feeny, Majority Leader
Frank Mauriello, Minority Leader
Kevin Cannizzaro, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2226, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Authorization to correct tax roll for National Grid, City of Albany

Date: 1/11/2021
Submitted By: Michael McGuire
Department: Real Property Tax Service Agency
Title: Director
Phone: 518-487-5292
Department Rep.
Attending Meeting: Click or tap here to enter text.

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual

☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.

Source of Funds: Click or tap here to enter text.

Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

☐ Change Order/Contract Amendment

☐ Purchase (Equipment/Supplies)

☐ Lease (Equipment/Supplies)

☐ Requirements

☐ Professional Services

☐ Education/Training

☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

☐ Settlement of a Claim

☐ Release of Liability

☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):

Click or tap here to enter text.

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.

Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒

If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐

Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.
Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.
Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.
State: Click or tap here to enter text.
County: Click or tap here to enter text.
Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.
Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

If yes, explain: Yes ☐ No ☐
Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Kevin Koelsch, Lead Analyst Property Tax for National Grid, has submitted an Application for Corrected Tax Roll.

New York State Department of Tax and Finance determines the final special franchise full values for special franchise companies. To calculate the final assessment, the full value is multiplied by the final equalization rate. The final equalization rate for the City of Albany is 93.4%. Due to error, the assessor mistakenly processed the 2021 property tax roll without equalizing the value.

The recommend correcting the tax roll to reflect an amount due of \$2,877,455.69.

Department of Taxation and Finance
Office of Real Property Tax Services

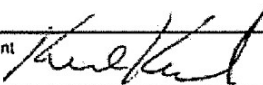
Application for Corrected Tax Roll

RP-554
(12/17)

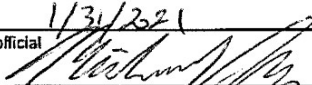
Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners Niagara Mohawk A National Grid Company		
Mailing address of owners (number and street or PO box) Attn: Property Tax Department, 300 Erie Boulevard West		Location of property (street address)
City, village, or post office Syracuse, NY 13202	State NY	ZIP Code 13202
Daytime contact number (315) 428-5952	Evening contact number	Tax map number of section/block/lot; Property identification 555-7-668
Account number (as appears on tax bill) 555-7-668		Amount of taxes currently billed \$3,080,787.69
Reasons for requesting a correction to tax roll: Final eq rate of 93.4% not used to calculate special franchise. Assessment should be 159,992,697.		

I hereby request a correction of tax levied by Albany City School District for the year(s) 2021
(County, city, village, etc.)

Signature of Applicant 	Date 1/11/2021
--	--------------------------

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls. If a Directed reinstatement, see instructions.

Date application received 1/11/2021	Period of warrant for collection of taxes 1/1/2021
Last day for collection of taxes without interest 1/31/2021	Recommendation Approve application ☒ Deny application ☐
Signature of official 	Date 1/11/2021

If approved, the County Director must file a copy of this form with the assessor and board of assessment review of the city/town/village of _____ who must consider the attached report and recommendation as equivalent of petitions filed under section 553.

Part 3 – For use by the tax levying body or official designated by resolution

(Insert number or date, if applicable)

Application approved (mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☐ Unlawful Entry ☐ Directed reinstatement ☐

Amount of taxes currently billed	Corrected tax
Date notice of approval mailed to applicant	Date order transmitted to collecting officer

Application denied (reason): _____ _____	
Signature of chief executive officer, or official designated by resolution	Date



CITY OF ALBANY - 2021 PROPERTY TAXES

FISCAL YEAR: 1/1/2021 to 12/31/2021		WARRANT: 12/31/2020		ESTIMATED COUNTY STATE AID: \$96,037,904	
		BANK	BILL 236394	TAX MAP NUMBER 555.-7-668	
MAKE CHECKS PAYABLE TO: CITY OF ALBANY		TO PAY IN PERSON: City Hall Room 110 24 Eagle Street Albany, NY 12207 (518) 434-5035		PROPERTY INFORMATION: ACCOUNT #: 07668 DIMENSION: 0 X 0 ROLL: 5 LOCATION: SCHOOL: 010100 FULL MARKET VALUE: 183,402,988 UNIFORM % OF VALUE: 93.40% TOTAL ASSESSMENT: 171,298,391 TAXABLE VALUE: 171,298,391	
PROPERTY OWNER: NATIONAL GRID 300 Erie Blvd West Syracuse, NY 13202					
		EXEMPTION	VALUE	FULL VALUE	TAX PURPOSE

PROPERTY TAX PAYERS BILL OF RIGHT

If you feel the assessment on your property is too high, you have the right to file a grievance to lower it for future tax bills. For information, please contact your assessor for the booklet "How to File a Complaint on Your Assessment" and to inquire about exemptions. Any reduction in assessment will NOT be reflected on this bill. The filing date for this assessment has passed.

LEVY DESCRIPTION	TOTAL TAX LEVY	% CHANGE FROM PRIOR YEAR LEVY	TAXABLE VALUE OR UNITS	RATE	TAX AMOUNT
County Tax	18,495,623	4.6%	171,298,391	3.767995	645,451.48
City Tax	59,850,000	1.7%	171,298,391	14.216924	2,435,336.21
TOTAL BASE TAXES DUE:					\$3,080,787.69
				Date Paid	Amount Paid
					\$0.00
				Tax Amount	Interest
				\$3,080,787.69	\$0.00
				Total Due	
				\$3,080,787.69	

Taxable Value
 County 159,992,697
 City 159,992,697
Rate
 3.767995
 14.216924
Tax Amount
 602,851.68
 2,274,604.01
 Total Due = 2,877,455.69
 Pay By 2/1/2021

TOTAL TAX DUE: \$3,080,787.69*

*Total Amount Due: \$3,080,787.69; OR 1st Installment of \$1,540,393.85 due by 1/31/2020, and 2nd Installment of \$1,540,393.85 plus interest due no later than 12/31/2020.



STATE OF NEW YORK
DEPARTMENT OF TAXATION AND FINANCE
OFFICE OF REAL PROPERTY TAX SERVICES
WA Harriman State Campus
Albany, N Y 12227
(518) 530-4900

RP31
Dated
June 17, 2020

90

CERTIFICATE OF FINAL SPECIAL FRANCHISE FULL VALUE

For city and town assessment roll to be filed in 2020

City of Albany, Albany County - 010100

The State Office of Real Property Tax Services has determined the final special franchise full values for the following special franchise companies at the amounts shown below. The full values were determined in accordance with Article 6 of the Real Property Tax Law and Part 8197 of Title 20 of the Official Compilation of Codes, Rules and Regulations of the State of New York. The full values include both the value of the tangible property situated in, upon, under or above public streets, highways, waters and other public places and the value of the franchise, right, authority or permission to occupy such public streets, highways, waters and public places.

City of Albany, Albany County	Full Value Number	Final Full Value
Niagara Mohawk dba Nat'l Grid 300 Erie Blvd West Syracuse, NY 13202	132350-0101	\$171,298,391 *
AT&T Communications, Inc. 1010 Pine St9E-L-01 St. Louis, MO 63101	601700-0101	\$1,475,199
MCI Communications Services P.O. Box 521807 Longwood, FL 32752	628350-0101	\$212,052
Verizon New York Inc. P.O. Box 521807 Longwood, FL 32752	631900-0101	\$8,617,237
MCI Metro Access Trans Service P.O. Box 521807 Longwood, FL 32752	648800-0101	\$1,140,317
Level 3 Telecom NY 1025 Eldorado Blvd, CenturyLink Prop Tx Dept Broomfield, CO 80021	701000-0101	\$400,022
TVC Albany, Inc. 41 State Street1000 Albany, NY 12207	701390-0101	\$2,452,103
Telus Communications, Inc P.O. Box 1552 Edmonton, AB T5J -2N7	701800-0101	\$31,407
Shaw Business Solutions US, In 630 Third Avenue SWSuite 600 Calgary, AB T2P -4L4	704800-0101	\$25,580
BCE Nexxia Corporation 9229 Delegates Row, DuCharme McMillen 375 Indianapolis, IN 46280	713000-0101	\$104,757
Genuity Solutions Inc. 1025 Eldorado Blvd, CenturyLink Prop Tx Dept Broomfield, CO 80021	727000-0101	\$156,255
National Grid Communications 300 Erie Blvd West, Property Tax Dept D-G Property Tax Dept., Syracuse, NY 13202	732350-0101	\$2,277

North
County of Albany

New York State Department of Taxation and Finance
Office of Real Property Tax Services
WA Harriman State Campus
Albany, New York 12227
2020 Equalization Rate Status

Page: 1 of 1
Date: Aug 19, 2020
Time: 8:47 AM

Municipal Code	Municipal Name	(A) 2019 State Equalization Rate	(B) 2020 State Equalization Rate and Status	(C) Percentage Change in Estimate of Full Value
010100	City of Albany	97.00	* 93.40 Final	3.85%
010300	City of Cohoes	50.00	50.00 Final	0.00%
011800	City of Watervliet	93.00	89.00 Final	4.49%
012000	Town of Berne	59.00	54.00 Final	9.26%
012200	Town of Bethlehem	95.00	95.00 Final	0.00%
012400	Town of Coeymans	95.00	100.00 Final	9.79%
012600	Town of Colonie	62.50	61.00 Final	2.46%
012601	Village of Colonie	3.74	3.66 Final	3.18%
012800	Town of Green Island	96.00	91.00 Final	5.49%
013000	Town of Guilderland	100.00	100.00 Final	0.00%
013200	Town of Knox	56.00	52.00 Final	7.69%
013400	Town of New Scotland	92.00	91.00 Final	1.10%
013600	Town of Rensselaerville	57.00	56.20 Final	1.42%
013800	Town of Westerlo	0.93	0.90 Final	3.33%

Column C is the percentage change in the estimate of full value between the 2019 State equalization rate and the 2020 State equalization rate due to the change in full value standard.

This percentage change is important because county and school taxes are apportioned according to a municipality's share of the full value of the county or the school. A municipality will be apportioned a larger share of the tax levy if its full value increases by a larger percentage than others, or if its full value decreases less than the decrease for other municipalities in the county or school.

The information shown in columns B and C is subject to change as other rates are established in the county. You will be sent a complete report when we have established 2020 State equalization rates for all municipalities in your county.



Daniel P. McCoy
County Executive

Michael McGuire
Director

COUNTY OF ALBANY
REAL PROPERTY TAX SERVICE AGENCY
112 State Street, Room 1340
ALBANY, NEW YORK 12207
OFFICE: (518) 487-5291
FAX: (518) 447-2503
www.albanycounty.com

January 29, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Rm 710
Albany, NY 12207

Re: RP-554 Application for Corrected Tax Roll
62 Sand Creek Rd – Town of Guilderland
Tax ID# 53.16-1-1

Dear Chairman Joyce,

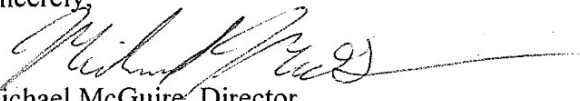
Enclosed is an Application for Corrected Tax Roll, submitted by Mr. Mario Abate of Abate Estates, LLC.

Abate Estates, LLC purchased 62 Sand Creek Rd from The Bet Shraga Hebrew Academy of the Capital District, a tax exempt entity, on September 11, 2020. Abate Estates, LLC is not exempt from property taxes. NYS Real Property Tax Law Section 520(1) requires that when a non-exempt person, association or corporation take title of an exempt property, such property shall be immediately subject to taxation and is liable pro rata for the unexpired portion of the fiscal year and liable in full for taxes in any fiscal year subsequent to the date of transfer.

In the event that an exempt property transfers to a non-exempt owner NYS Real Property Tax Law Section 520(2) requires that the Assessor assess the property at its value as of the date of transfer. Due to a clerical error, as defined under NYS Real Property Tax Law 550(2), the assessed value was not updated on the 2020 final assessment roll. This error has resulted in an erroneous 2021 property tax bill and an erroneous pro rata tax levied against the property.

I recommend correcting the tax roll to reflect an amount due of \$14,910.71.

Sincerely,


Michael McGuire, Director
Real Property Tax Service Agency

CC: Dennis Feeny, Majority Leader
Frank Mauriello, Minority Leader
Kevin Cannizzaro, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2290, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Authorization to correct erroneous 2021 tax bill in the Town of Colonie

Date: 2/1/2021
Submitted By: Michael McGuire
Department: Real Property Tax Service Agency
Title: Director
Phone: 518-487-5292
Department Rep.
Attending Meeting: Click or tap here to enter text.

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☒ Other: (state if not listed)

Authorization to correct erroneous 2021 tax bill in the Town of Colonie

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel

- ☐ Personnel Non-Individual
☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☐ Education/Training
☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐
Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☒

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Abate Estates, LLC purchased 62 Sand Creek Rd from The Bet Shraga Hebrew Academy of the Capital District, a tax exempt entity, on September 11, 2020. Abate Estates, LLC is not exempt from property taxes. NYS Real Property Tax Law Section 520(1) requires that when a non-exempt person, association or corporation take title of an exempt property, such property shall be immediately subject to taxation and is liable pro rata for the unexpired portion of the fiscal year and liable in full for taxes in any fiscal year subsequent to the date of transfer.

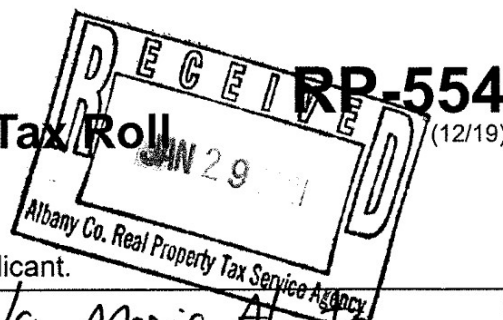
In the event that an exempt property transfers to a non-exempt owner NYS Real Property Tax Law Section 520(2) requires that the Assessor assess the property at its value as of the date of transfer. Due to a clerical error, as defined under NYS Real Property Tax Law 550(2), the assessed value was not updated on the 2020 final assessment roll. This error has resulted in an erroneous 2021 property tax bill and an erroneous pro rata tax levied against the property.

I recommend correcting the tax roll to reflect an amount due of \$14,910.71.



Department of Taxation and Finance
Office of Real Property Tax Services

Application for Corrected Tax Roll



Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners <u>Abate Estates, LLC c/o Mario Abate</u>			
Mailing address of owners (number and street or PO box) <u>P.O. Box 744</u>		Location of property (street address) <u>62 Sand Creek Road</u>	
City, village, or post office <u>Troy</u>	State <u>NY</u>	ZIP code <u>12181</u>	City, town, or village <u>Colonie</u>
Daytime contact number <u>(518) 365-7161</u>	Evening contact number <u>(518) 365-7161</u>	Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) <u>53.16-1-1</u>	
Account number (as appears on tax bill) <u>53.16-1-1</u>		Amount of taxes currently billed <u>29,190.46</u>	
Reasons for requesting a correction to tax roll: <u>See Attached</u>			

I hereby request a correction of tax levied by Town of Colonie for the year(s) 2020/2021
(County, city, village, etc.)

Signature of applicant <u>[Signature]</u>	Date <u>1/28/2021</u>
--	--------------------------

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls.

Date application received <u>1/28/2021</u>	Period of warrant for collection of taxes <u>1/1/2021</u>
Last day for collection of taxes without interest <u>2/1/2021</u>	Recommendation Approve application ☒ Deny application ☐
Signature of official <u>[Signature]</u>	Date <u>2/1/2021</u>

If approved, the County Director must file a copy of this form with the assessor and board of assessment review of the city/town/village of _____ who must consider the attached report and recommendation as equivalent of petitions filed under section 553.

Part 3 – For use by the tax levying body or official designated by resolution _____ : (insert number or date, if applicable)

Application approved (mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☐ Unlawful Entry ☐

Amount of taxes currently billed	Corrected tax
Date notice of approval mailed to applicant	Date order transmitted to collecting officer

Application denied (reason): _____

Signature of chief executive officer, or official designated by resolution	Date
--	------

I hereby request a corrective tax bill for Parcel I.D. 53.16-1-1 (more commonly known as 62 Sand Creek Road, Colonie, NY) reducing the amount of tax owed based upon a reduced assessment reflective of the purchase price from when I bought the property. I never received actual notice of my opportunity to attend an administrative review of my assessed value, as permitted under real property tax law §520. In July 2020, I purchased 62 Sand Creek Road in the Town of Colonie, State of New York. Prior to my purchase the premises were tax exempt. That tax exempt status was removed upon my purchase. In the latter part of 2019, and on a number of occasions in 2020 leading up to my purchase, I and/or my attorney, David R. Green, met with the Town of Colonie Assessor, Ron Monfils, to discuss the tax implications of this purchase. I was well aware that the parcel would become taxable immediately, however, it was my understanding that the assessed value would be automatically and informally adjusted to reflect an assessment more closely associated with the purchase price. Pursuant to RPT §520(2), it specifically states that under circumstances such as this, the assessor "shall forthwith assess such property as its value as of the date of transfer." In fact, this did indeed end up being the case. On November 16, 2020, when I applied for a building permit, Ron Monfils, thereafter, informally adjusted the assessed value to \$550,000, without any further action on my part, to reflect the purchase price of the same amount. However, this application by Ron Monfils, wasn't reflected in the 2021 property tax bill that I recently received.

I am requesting the adjustment based upon the following errors and/or omissions:

1. I never received actual notice of my right for an administrative review. It is my understanding the Colonie Town Assessor's Office forwarded correspondence to the address of record on October 1, 2020. Unfortunately, that correspondence was never received. The address of record for this premises was listed as 1 Ross Court, Loudonville, NY 12211, although, records in the assessor's office reflect that tax bills and other related communications for 1 Ross Court were already being forwarded to a P.O. Box in Troy, owned by myself. 1 Ross Court is my primary residence, however, was under renovation throughout 2020 and had no mailbox. That coupled with the challenges of Covid-19, seemingly resulted in mail not being delivered to that address. Renovations have now been primarily completed and I did receive the 2021 tax bill earlier this month. Had I received the October 1, 2020 correspondence, I would have immediately addressed it, as that was my primary concern all along and the motivation for my numerous visits to meet with Ron Monfils.
2. I relied upon the Assessor, automatically and informally, making the adjustment, in accordance with RPT §520(2). I was unaware that I was required to do anything further, by the mere fact of not receiving the aforementioned notice. Based upon the fact that the assessor did eventually, automatically and informally, make the adjustment on November 16th, 2020 when the building permit was applied for, I maintain, that other than the timing of the building permit application, the reduced assessment applied by the assessor's office should have been applicable immediately.

TOWN OF COLONIE - TOWN & COUNTY 2021

FISCAL YEAR: 1/1/2021 to 12/31/2021	WARRANT DATE: 12/31/2020	STATE AID: CNTY \$96,037,904 TWN \$3,849,814
MAKE CHECKS PAYABLE TO: C. Michele Zilgme, Receiver of Taxes	BANK	BILL 25163
		TAX MAP NUMBER 012689 53.16-1-1

TO PAY IN PERSON:

Memorial Town Hall
534 New Loudon Rd.
Latham, NY 12110
Mon. - Fri. 8:30 am - 4:30 pm

PROPERTY INFORMATION:

ACCOUNT#: _____
DIMENSION: 7.70 Acres
ROLL SECTION: 1 CLASS: 612 - SCHOOL
LOCATION: 62 Sand Creek Rd
MUNICIPALITY: Town of Colonie
SCHOOL: 012601 South Colonie
FULL MARKET VALUE: As of 1/1/20 2,943,100
UNIFORM % OF VALUE: 61
LAND ASSESSMENT: 404,300
TOTAL ASSESSMENT: *901,600* ~~1,795,300~~

PROPERTY OWNER:

Abate Estates, LLC
1 Ross Ct
Loudonville, NY 12211

EXEMPTION	VALUE	FULL VALUE	TAX PURPOSE

APPLY FOR THIRD PARTY NOTIFICATION BY: 03/15/21

LEVY DESCRIPTION	TOTAL TAX LEVY	% CHANGE FROM PRIOR YEAR LEVY	TAXABLE VALUE OR UNITS	RATE	TAX AMOUNT
ALBANY COUNTY TAX	34,950,765	3.2	1,795,300.00 <i>901,600</i>	5.704676	10,241.60 <i>5,143.34</i>
COLONIE TOWN TAX	24,976,879	2.7	1,795,300.00 <i>901,600</i>	4.059771	7,288.51 <i>3,660.29</i>
WEST ALBANY FD	655,790	1.4	1,795,300.00 <i>901,600</i>	1.75595	3,152.46 <i>1,583.16</i>
EXEMP PAYBACK '20	0	0.0	8,025.34 <i>2,041.37</i>	1	8,025.34 <i>2,041.37</i>
SEWER A LAND PAYMENT	0	0.0	10.00	22.671468	226.71
SEWER D DEBT PAYMENT	0	0.0	23.00	0.1	2.30
SEWER OPER & MAINT	0	0.0	3.00	61.84459	185.53
SEWER A DEBT PAYMENT	0	0.0	3.00	22.671468	68.01

FULL PAYMENT OPTION

Paid From	Paid To	Tax Amount	Penalty	Total Due
12/31/2020	02/01/2021	29,190.46		29,190.46
02/02/2021	03/01/2021	29,190.46	291.90	29,482.36
03/02/2021	03/31/2021	29,190.46	583.81	29,774.27

Total due *14,910.71*

TOWN OF COLONIE - TOWN & COUNTY 2021

MUNICIPALITY: Town of Colonie
SCHOOL: 012601 SOUTH COLONIE
LOCATION: 62 SAND CREEK RD

RECEIVER'S STUB

BILL NUMBER: 25163
Tax Map: 012689 53.16-1-1
BANK:

Abate Estates, LLC
1 Ross Ct
Loudonville, NY 12211

TOTAL BASE TAX:
\$29,190.46
AMOUNT ENCLOSED:

\$

☐ CHECK THIS BOX TO REQUEST A RECEIPT

RECEIVER STUB MUST BE RETURNED WITH PAYMENT

Printed On: 01/29/2021 At: 02:14:38 PM

McGuire, Michael

From: Monfils, Ronald <monfilsr@colonie.org>
Sent: Friday, January 29, 2021 11:58 AM
To: McGuire, Michael
Subject: FW: 62 Sand Creek Rd wholly exempt to taxable

Michael,

The property located at 62 Sand Creek Rd, tax map #53.16-1-1, transferred July 14, 2020 per deed book 2020 page 2005. This property has changed use from a wholly exempt school to a potential 25 apartment building. At the time of the last town wide revaluation this wholly exempt property was appraised based on the cost approach. This is typical of wholly exempt properties as they do not pay real property taxes. In the case of a sale to a taxable entity, RPTL allows such a property to be reassessed. The price paid was \$550,000. If the owner peruses a corrected tax bill, I suggest the 2020 assessment roll to be corrected from an assessment of \$1,795,000 to an agreed amount of \$901,600. In addition, all exemption pay back charges are to be based on this reduced assessment. It's possible the 2021 assessment will be reduced further while the property is being converted to apartments and then the 2022 assessment will be increased upon completion of the work. It is my intention to keep assessments equitable according to their condition and use. This action will provide for that endeavor.

Thank you for your attention to this matter,



Ron Monfils
Sole Assessor
Department of Assessment
Town of Colonie
Memorial Town Hall
534 New Loudon Road
Latham, New York 12110
(518) 783-2701 Fax (518) 783-2784

McGuire, Michael

From: Monfils, Ronald <monfilsr@colonie.org>
Sent: Friday, January 29, 2021 2:33 PM
To: McGuire, Michael
Subject: 62 Sand Creek Rd exemption pay back amount

Michael,

At the \$901,600 revised assessed value the exemption payback will be \$4,041.37 for the January 2021 general tax bill.

Sincerely,



Ron Monfils
Sole Assessor
Department of Assessment
Town of Colonie
Memorial Town Hall
534 New Loudon Road
Latham, New York 12110
(518) 783-2701 Fax (518) 783-2784



Daniel P. McCoy
County Executive

Michael McGuire
Director

COUNTY OF ALBANY
REAL PROPERTY TAX SERVICE AGENCY
112 State Street, Room 1340
ALBANY, NEW YORK 12207
OFFICE: (518) 487-5291
FAX: (518) 447-2503
www.albanycounty.com

January 8, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Rm 710
Albany, NY 12207

Re: RP-554 Application for Corrected Tax Roll
338 Hunt Rd, Westerlo NY
Tax ID# 129.-1-15

Dear Chairman Joyce,

Mr. Richard Brandon, owner of 338 Hunt Rd, Westerlo, NY submitted an Application for Corrected Tax Roll to correct the 2021 property tax bill. The 2021 property tax bill includes an erroneous school tax relevy. Mr. Brandon demolished all physical improvements at 338 Hunt Rd prior to taxable status date 2020. Unfortunately, the Town of Westerlo failed to update their assessment information to reflect this change on the 2020 Final Assessment Roll. In September of 2020, after the 2020-2021 school tax bill was issued, Mr. Brandon brought this error to the attention of the Assessor in Westerlo. At that point in time the Assessor corrected the Final Assessment Roll but did not submit an application to correct the school tax bill. Because the school tax bill was not corrected, and went unpaid, the incorrect amount was relevied onto the January property tax bill. The Greenville CSD has approved the correction of the school tax bill and now the relevy amount has to be corrected.

Real Property Tax Law 550(2)(i) allows for the correction of relevied school tax. I recommend that the Albany County Legislature approve the correction to the Tax Roll so that Mr. Brandon's tax bill to reflect the correct school tax relevy of 472.39.

Sincerely,


Michael McGuire, Director
Real Property Tax Service Agency

CC: Dennis Feeny, Majority Leader
Frank Mauriello, Minority Leader
Kevin Cannizzaro, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2224, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Authorization to correct tax roll for 338 Hunt Rd, Town of Westerlo

Date: 1/11/2021
Submitted By: Michael McGuire
Department: Real Property Tax Service Agency
Title: Director
Phone: 518-487-5291
Department Rep.
Attending Meeting: Click or tap here to enter text.

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☒ Other: (state if not listed)

Authorization to correct tax roll for 338 Hunt Rd, Town of Westerlo

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel

- ☐ Personnel Non-Individual
☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☐ Education/Training
☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐
Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending LitigationYes ☐ No ☐

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Mr. Richard Brandon, owner of 338 Hunt Rd, Westerlo, NY submitted an Application for Corrected Tax Roll to correct the 2021 property tax bill. The 2021 property tax bill includes an erroneous school tax relevy. Mr. Brandon demolished all physical improvements at 338 Hunt Rd prior to taxable status date 2020. Unfortunately, the Town of Westerlo failed to update their assessment information to reflect this change on the 2020 Final Assessment Roll. In September of 2020, after the 2020-2021 school tax bill was issued, Mr. Brandon brought this error to the attention of the Assessor in Westerlo. At that point in time the Assessor corrected the Final Assessment Roll but did not submit an application to correct the school tax bill. Because the school tax bill was not corrected, and went unpaid, the incorrect amount was relevied onto the January property tax bill. The Greenville CSD has approved the correction of the school tax bill and now the relevy amount has to be corrected.

Real Property Tax Law 550(2)(i) allows for the correction of relevied school tax. I recommend that the Albany County Legislature approve the correction to the Tax Roll so that Mr. Brandon's tax bill to reflect the correct school tax relevy of 472.39.



Application for Corrected Tax Roll

RP-554
(12/19)

105

Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners Richard Brandon					
Mailing address of owners (number and street or PO box) 6787 Ste Rte 32			Location of property (street address) 338 Hunt Rd		
City, village, or post office Greenville		State NY	ZIP code 12083		
City, town, or village Westerlo		State NY	ZIP code 12193		
Daytime contact number 518-791-2400		Evening contact number		Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) 129.-1-15	
Account number (as appears on tax bill)			Amount of taxes currently billed 3,271.74		
Reasons for requesting a correction to tax roll: A building was removed prior to taxable status day 2020 but the assessment roll was not updated to reflect the change. This is an error in essential fact.					

I hereby request a correction of tax levied by Town of Westerlo for the year(s) 2020-2021.
(County, city, village, etc.)

Signature of applicant <i>Richard Brandon</i>	Date 1/6/2021
--	------------------

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls.

Date application received 1/6/2021	Period of warrant for collection of taxes 1/1/2021
Last day for collection of taxes without interest 1/31/2021	Recommendation Approve application ☒ Deny application ☐
Signature of official <i>Richard P. [unclear]</i>	Date 1/11/2021

If approved, the County Director must file a copy of this form with the assessor and board of assessment review of the city/town/village of Westerlo who must consider the attached report and recommendation as equivalent of petitions filed under section 553.

Part 3 – For use by the tax levying body or official designated by resolution _____:
(insert number or date, if applicable)

Application approved (mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☐ Unlawful Entry ☐

Amount of taxes currently billed	Corrected tax
Date notice of approval mailed to applicant	Date order transmitted to collecting officer

Application denied (reason): _____ _____
--

Signature of chief executive officer, or official designated by resolution	Date
--	------

Collection: Town & County 2021

Fiscal Year Start: 1/1/2021

Fiscal Year End: 12/31/2021

Warrant Date: 12/31/2020

Total Tax Due (minus penalties & interest) \$3,271.74

\$3,271.74

Pay Full

Tax Bill #	SWIS	Tax Map #	Status
000201	013800	129.-1-15	Unpaid
Address	Municipality	School	
338 Hunt Rd	Town of Westerlo	Greenville Central	

Owners

Brandon Richard
6787 Ste Rte 32
Greenville, NY 12083

Property Information

Roll Section: 1
Property Class: Rural vac<10
Lot Size: 1.00

Assessment Information

Full Market Value: 22222.00
Total Assessed Value: 200.00
Uniform %: 0.90

Description	Tax Levy	Percent Change	Taxable Value	Rate	Tax Amount
County Tax	1095971	3.4000	200.000	394.61842500	\$78.92
General Town Wide	728897	11.0000	200.000	262.05243000	\$52.41
Highway Town Wide	446969	1.6000	200.000	160.69391500	\$32.14
School Relevy	0	0.0000	0.000	0.00000000	\$3,093.42
Westerlo fire dist	219303	0.0000	200.000	74.25459500	\$14.85

Total Taxes: ~~\$3,271.74~~

\$ 650.71

FULL PAYMENT OPTION

From:	To:	Tax Amount	Penalty	Notice Fee	Total Due
Jan 01	Feb 01, 2021	\$3,271.74	\$0.00	\$0.00	\$3,271.74
Feb 02	Mar 01, 2021	\$3,271.74	\$32.72	\$0.00	\$3,304.46
Mar 02	Mar 31, 2021	\$3,271.74	\$65.43	\$0.00	\$3,337.17

Estimated State Aid - Type	Amount
County	96037904.00

Mail Payments To:

Town of Westerlo
Tax Collector
933 County Route 401 P.O. Box 148 Westerlo, NY. 12193



Department of Taxation and Finance
Office of Real Property Tax Services

Application for Corrected Tax Roll

RP-554
(12/19)

Appraise School tax correction

Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners Richard Brandon			
Mailing address of owners (number and street or PO box) 6787 Ste Rte 32		Location of property (street address) 338 Hunt Rd	
City, village, or post office Greenville	State NY	ZIP code 12083	City, town, or village Westerlo
Daytime contact number 518-791-2400	Evening contact number	Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) 129.-1-15	
Account number (as appears on tax bill)		Amount of taxes currently billed 2,834.36	
Reasons for requesting a correction to tax roll: A building was removed prior to taxable status day 2020 but the assessment roll was not updated to reflect the change. This is an error in essential fact.			

I hereby request a correction of tax levied by Greenville CSD for the year(s) 2020-2021
(County, city, village, etc.)

Signature of applicant <i>Richard Brandon</i>	Date 1/6/2021
--	------------------

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls.

Date application received 1/6/2021	Period of warrant for collection of taxes 9/1/2020
Last day for collection of taxes without interest 9/30/2020	Recommendation Approve application ☒ Deny application ☐
Signature of official <i>[Signature]</i>	Date 1/7/2021

If approved, the County Director must file a copy of this form with the assessor and board of assessment review of the city/town/village of _____ who must consider the attached report and recommendation as equivalent of petitions filed under section 553.

Part 3 – For use by the tax levying body or official designated by resolution _____ (insert number or date, if applicable)

Application approved (mark an X in the applicable box):

Clerical error ☒ Error in essential fact ☐ Unlawful Entry ☐

Amount of taxes currently billed 2834.36	Corrected tax 472.39
Date notice of approval mailed to applicant	Date order transmitted to collecting officer

Application denied (reason): _____

Signature of chief executive officer, or official designated by resolution <i>[Signature]</i>	Date 1-7-21
--	----------------



DANIEL P. McCOY
County Executive

Michael McGuire
Director

COUNTY OF ALBANY
REAL PROPERTY TAX SERVICE AGENCY
112 State Street, Room 1340
ALBANY, NEW YORK 12207
OFFICE: (518) 487-5291
FAX: (518) 447-2503
www.albanycounty.com

January 7, 2021

Ms. Janet Maassmann, Business Official
Greenville Central School District
PO Box 129
Greenville, NY 12083

Re: Application for Corrected Tax Roll – 2020 school tax roll
338 Hunt Rd, Westerlo NY
Tax ID# 129.-1-15

Dear Ms. Maassmann,

Enclosed is an Application for Correct Tax Roll, submitted by Richard Brandon, owner of 338 Hunt Rd in the town of Westerlo, NY. The owner of the aforementioned property demolished all improvements prior to taxable status date in 2020. Unfortunately, the Town of Westerlo failed to update the assessment information to reflect this change on the 2020 Final Assessment Roll. When the property owner brought this failing to light the Assessor in Westerlo corrected the Final Assessment Roll but did not submit to correct for the School Tax Roll. Because the correction was not submitted for the school tax roll the incorrect bill amount was relieved onto the January 2021 property tax bill. In order for my office to correct the January 2021 tax bill I need the Greenville CSD to approve a correction the school tax bill.

I am requesting, and recommending that the Greenville CSD approve the enclosed correction request.

Upon approval by the school district, please send a copy of the application for corrected tax roll to my attention at the address above. I will also accept the applications via email at Michael.McGuire@albanycountyny.gov. Please feel free to contact me at a suitable time should you have any questions or concerns regarding the enclosed documentation.

Sincerely,


Michael McGuire

Cc: Garth Slocum, Assessor



Info-Tax Online

Greenville Central School District
Albany, Greene, Schoharie Counties

PAY TO: School Tax Collector, Po Box 271, Greenville, NY 12083 (518) 966-5070 ext 520

Property and summary tax balance information for the selected parcel is shown to the right. Exemptions are displayed as well if they exist for the property.

You can view or hide tax bill detail and any payments by clicking the bar near the bottom of the page.

If the property appears in other tax years, you can quickly view the tax history for the property. Just select a tax year from the drop-down list at the top of the page.

To request a signed Tax Certification, click the "Request Signed Certificate" button at the bottom of the page.

[Re-enter search conditions](#)

For Tax Year: 2020 School Tax (2020-2021)

Last Updated: 11/06/20 11:35 am

Owner: Brandon Richard 6787 Ste Rte 32 Greenville, NY 12083	Tax Map # 129.-1-15 Tax Bill # 004723 Bank Code: School Code: 193201 Property Class: 210 Location: 338 Hunt Rd SWIS: 013800 Westerlo Acreage: 1 Frontage: Depth:	Tax Roll: 1 Liber: 2019 Page: 17282 Full Value: 133,333 Assessment: 1,200 STAR Savings: 0.00 Tax Amount: 2,834.36 Tax Paid: 0.00 Balance: 2,834.36
---	--	---

☒ (Hide Bill and Payment Details...)

Tax Description	Tax Levy	Taxable Value	Rate / 1000	Tax Amount
Greenville CSD	17,161,620	22 1200	2352.3217	2822.79 476.46
Library	70,342	22 1200	9.6417	11.57

Tax Balance does not include any accrued Late Fees

**Payments shown may not include
payments made directly to the County**

[Late Fee Schedule](#) | [Tax Certification](#) | [Request Certification](#)

472.39

476.46
1.93

472.39

oh James Mac
1/7/21



NEW YORK STATE DEPARTMENT OF TAXATION AND FINANCE
OFFICE OF REAL PROPERTY TAX SERVICES

RP-553 (1/06)

NOTICE AND PETITION OF ASSESSOR TO THE BOARD OF ASSESSMENT
REVIEW FOR THE Town of Westerlo (assessing unit) FOR
CORRECTION OF THE 2020 FINAL ASSESSMENT ROLL

To be completed in duplicate by assessor, or designated member of the Board of Assessors. Assessor is to transmit copy by certified mail, return receipt requested, to individual named in Part 2, item 1, EXCEPT where the proposed correction will result in a lower assessment. Transmit original to Chairman of Board of Assessment Review

PART 1: NOTICE OF PETITION

You are hereby notified that the Board of Assessment Review for Town of Westerlo will convene at
9:00 (a.m./p.m.) on 9/30/20 at Town Hall 933 County Rte 401 for the purpose of acting on
Time Date Location
the Assessor's or Board of Assessor's petition (see below) to correct the 2020 final assessment roll.
Year

Note: You may appear at the meeting and present any information relevant to the petition below. The Board of Assessment Review will notify the tax levying body of any changes to be made. The tax levying body will then notify you of any such change.

PART 2: PETITION

1a. Name of Owner Richard Bladdon Day () Evening ()
6787 Ste Rte 32 2. Telephone Number
Greenville, NY 12083 338 Hunters, Westerlo
1b. Mailing Address 3. Parcel Location (if different than 1b.)
1c. E-mail Address (optional) 128-1-15
4. Description of real property as shown on tax roll or tax bill (Include tax map designation)
5. Account No. _____
6a. Entry appearing on final assessment roll:
Land Value 200
Total Value 1200
Exempt Value _____
6b. Entry on final assessment roll should be:
Land Value 200
Total Value 200
Exempt Value _____

7. Type of error (see definitions on reverse side):

A Clerical error, as defined in Sec. 550 (2), para. _____
a Error in essential fact, as defined in Sec. 550 (3), para. _____
Unlawful entry, as defined in Sec. 550(7), para. _____
Omitted parcel of taxable real property or an omitted improvement on current or preceding year's assessment roll.
Incorrect grant of partial exemption on preceding year's assessment roll; no transfer of title has occurred.

_____ An entry of assessed valuation of taxable State-owned land on current or preceding year's roll which is less than amount approved by the Office of Real Property Tax Services.
_____ An entry of assessed valuation of a special franchise on current or preceding year's roll which is less than final assessment thereof made by the Office of Real Property Tax Services or the full value of that special franchise as determined by the Office of Real Property Tax Services adjusted by the final state equalization rate established by the Office of Real Property Tax Services for the assessment roll upon which that value appears.

8. Describe how error occurred (Be specific; do not repeat definitions on reverse side; attach documentation)

property was double-billed in 2019, did not get the
100% from Bldg Dept
(Use additional sheets if necessary)

I, Garth J. Slawm, Assessor or designated member of the majority of the Board of Assessors of the
Town of Westerlo, hereby petition the Board of Assessment Review to correct the 2020 final assessment roll as indicated above.
Assessing Unit

9/23/20
Date

Assessor's signature

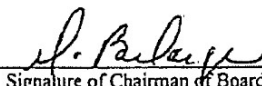
To be completed by CHAIRMAN OF BOARD OF ASSESSMENT REVIEW:

Final assessment (to be included on verified statement of changes)

Low 200 Total 200

REMARKS:

9-30-20
Date


Signature of Chairman of Board of Assessment Review

Real Property Tax Law, Section 550(2):

A "clerical error" means:

- (a) an entry of assessed value on the assessment roll which differs from the entry for the same parcel on the property record card, field book or other final work product of the assessor, or the final verified statement of the board of assessment review due to an error in transcription;
- (b) a mathematical error in the computation of a partial exemption;
- (c) an incorrect entry due to failure of the assessor to act on a partial exemption;
- (d) [not applicable to final assessment rolls];
- (e) an incorrect entry due to a mistake in the determination or transcription of a special assessment or other charge based on units of service provided by a special district;
- (f) a duplicate entry of the description or assessed valuation, or both, of an entire single parcel;
- (g) an entry on an assessment roll which is incorrect by reason of an arithmetical mistake by the assessor appearing on the property record card, field book or other final work product of the assessor; or
- (h), (i) [not applicable to final assessment rolls].

Real Property Tax Law, Section 550(3):

An "error in essential fact" means:

- (a) the assessment of an improvement destroyed or removed prior to taxable status date;
- (b) the assessment of an improvement not in existence or present on a different parcel;
- (c) an incorrect entry of acreage which was considered by the assessor in valuing the parcel and which resulted in an incorrect assessed valuation, where such acreage is shown to be incorrect on a survey submitted by the applicant;
- (d) the omission of the value of an improvement present on real property prior to taxable status date;
- (e) an incorrect entry of a partial exemption for a parcel which is not eligible for such exemption; or
- (f) misclassification of a parcel in an approved assessing unit which is exclusively used for either residential or non-residential purposes.

Real Property Tax Law, Section 550(7):

An "unlawful entry" means:

- (a) an assessment of wholly exempt property on the taxable portion of the assessment roll;
- (b) an assessment of real property located entirely outside the boundaries of the assessing unit, the school district, or the special district in which the real property is designated as being located;
- (c) an entry made by a person or body without the authority to make such entry;
- (d) an assessment of taxable state land which exceeds the assessment as approved by the Office of Real Property Tax Services; or
- (e) an assessment of special franchise property which exceeds the final assessment as made by the Office of Real Property Tax Services
or the full value of that special franchise as determined by the Office of Real Property Tax Services adjusted by the final state equalization rate established by the State Board for the assessment roll upon which that value appears.



Daniel P. McCoy
County Executive

Michael McGuire
Director

COUNTY OF ALBANY
REAL PROPERTY TAX SERVICE AGENCY
112 State Street, Room 1340
ALBANY, NEW YORK 12207
OFFICE: (518) 487-5291
FAX: (518) 447-2503
www.albanycounty.com

January 20, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Rm 710
Albany, NY 12207

Re: RP-554 Application for Corrected Tax Roll
Kropp Rd, Westerlo NY
Tax ID# 137.-2-5.3

Dear Chairman Joyce,

The Town of Westerlo Assessor, Mr. Garth Slocum, submitted an Application for Corrected Tax Roll to correct the 2021 property tax bill. Prior to taxable status date 2020 all physical improvements were removed. Unfortunately, the Town of Westerlo failed to update their assessment information to reflect this change on the 2020 Final Assessment Roll. The 2021 property tax bill was issued before this error was discovered.

Real Property Tax Law 550(3)(a) deems this type of error as an Error in Essential Fact. I recommend that the Albany County Legislature approve the correction to the Tax Roll so that the tax bill reflect the corrected tax of 267.50.

Sincerely,

Michael McGuire, Director
Real Property Tax Service Agency

CC: Dennis Feeny, Majority Leader
Frank Mauriello, Minority Leader
Kevin Cannizzaro, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2240, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Authorization to correct tax roll for Kropp Rd, Town of Westerlo

Date: 1/21/2021
Submitted By: Michael McGuire
Department: Real Property Tax Service Agency
Title: Director
Phone: 518-487-5292
Department Rep.
Attending Meeting: Click or tap here to enter text.

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual

☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.

Source of Funds: Click or tap here to enter text.

Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

☐ Change Order/Contract Amendment

☐ Purchase (Equipment/Supplies)

☐ Lease (Equipment/Supplies)

☐ Requirements

☐ Professional Services

☐ Education/Training

☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

☐ Settlement of a Claim

☐ Release of Liability

☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):

Click or tap here to enter text.

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.

Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☒

If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☒ No ☐

Anticipated in Current Budget: Yes ☐ No ☒

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.
Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.
Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.
State: Click or tap here to enter text.
County: Click or tap here to enter text.
Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.
Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

If yes, explain: Yes ☐ No ☐
Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

The Town of Westerlo Assessor, Mr. Garth Slocum, submitted an Application for Corrected Tax Roll to correct the 2021 property tax bill. Prior to taxable status date 2020 all physical improvements were removed. Unfortunately, the Town of Westerlo failed to update their assessment information to reflect this change on the 2020 Final Assessment Roll. The 2021 property tax bill was issued before this error was discovered.

Real Property Tax Law 550(3)(a) deems this type of error as an Error in Essential Fact. I recommend that the Albany County Legislature approve the correction to the Tax Roll so that the tax bill reflect the corrected tax of 267.50.

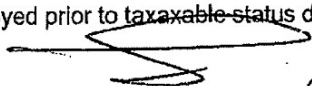


Department of Taxation and Finance
Office of Real Property Tax Services

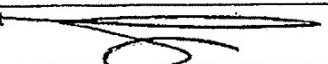
Application for Corrected Tax Roll

RP-554
(12/19)

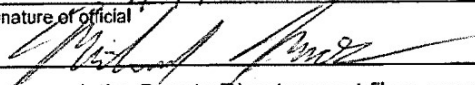
Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners Furman, Babette K & Michael H			
Mailing address of owners (number and street or PO box) 240 Kropp Rd		Location of property (street address) Kropp Rd	
City, village, or post office Westerlo	State NY	ZIP code 12193	City, town, or village Westerlo
Daytime contact number 518-390-1929	Evening contact number same	Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) 013800 137.-2-5.3	
Account number (as appears on tax bill) 000652		Amount of taxes currently billed 534.97	
Reasons for requesting a correction to tax roll: The improvement on the property was destroyed prior to taxable status date. AV should read 300/300 NOT 300/600 			

I hereby request a correction of tax levied by Westerlo/Albany County for the year(s) 2021
(County, city, village, etc.)

Signature of applicant 	Date 01-11-2021
---	--------------------

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls.

Date application received 1/20/2021	Period of warrant for collection of taxes 1/1/2021
Last day for collection of taxes without interest 1/31/2021	Recommendation Approve application ☒ Deny application ☐
Signature of official 	Date 1/20/2021

If approved, the County Director must file a copy of this form with the assessor and board of assessment review of the city/town/village of _____ who must consider the attached report and recommendation as equivalent of petitions filed under section 553.

Part 3 – For use by the tax levying body or official designated by resolution _____ : (Insert number or date, if applicable)

Application approved (mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☐ Unlawful Entry ☐

Amount of taxes currently billed	Corrected tax
Date notice of approval mailed to applicant	Date order transmitted to collecting officer

Application denied (reason): _____ _____
--

Signature of chief executive officer, or official designated by resolution	Date
--	------

Collection: Town & County 2021

Fiscal Year Start: 1/1/2021

Fiscal Year End: 12/31/2021

Warrant Date: 12/31/2020

Total Tax Due (minus penalties & interest) \$534.97

\$534.97

Pay Full

Tax Bill #	SWIS	Tax Map #	Status
000652	013800	137.-2-5.3	Unpaid
Address	Municipality	School	
Kropp Rd	Town of Westerlo	Greenville Central	

Owners

Furman Babette K
Furman Michael H
240 Kropp Rd
Westerlo, NY 12193

Property Information

Roll Section: 1
Property Class: Vac w/imprv
Lot Size: 27.00

Assessment Information

Full Market Value: 66667.00
Total Assessed Value: 600.00
Uniform %: 0.90

Description	Tax Levy	Percent Change	Taxable Value	Rate	Tax Amount
County Tax	1095971	3.4000	300 600.000	394.61842500	\$236.77 118.39
General Town Wide	728897	11.0000	300 600.000	262.05243000	\$157.23 78.62
Highway Town Wide	446969	1.6000	300 600.000	160.69391500	\$96.42 48.21
Westerlo fire dist	219303	0.0000	300 600.000	74.25459500	\$44.55 22.28

Total Taxes: ~~\$534.97~~

267.50

FULL PAYMENT OPTION

From:	To:	Tax Amount	Penalty	Notice Fee	Total Due
Jan 01	Feb 01, 2021	\$534.97	\$0.00	\$0.00	\$534.97
Feb 02	Mar 01, 2021	\$534.97	\$5.35	\$0.00	\$540.32
Mar 02	Mar 31, 2021	\$534.97	\$10.70	\$0.00	\$545.67

Estimated State Aid - Type	Amount
County	96037904.00

Mail Payments To:

Town of Westerlo
Tax Collector
933 County Route 401 P.O. Box 148 Westerlo, NY. 12193



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
OFFICE OF THE EXECUTIVE
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207-2021
(518) 447-7040 - FAX (518) 447-5589
WWW.ALBANYCOUNTY.COM

DANIEL C. LYNCH, ESQ.
DEPUTY COUNTY EXECUTIVE

January 27, 2021

Honorable Andrew Joyce, Chairman
Albany County Legislature
112 State Street, Room 710
Albany, New York 12207

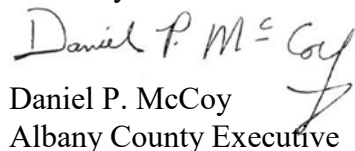
Dear Chairman Joyce:

The Office of the County Executive respectfully requests authorization to amend a contract with New York State Department of State (NYSDOS) for Countywide Resiliency Grant Funding. The County was awarded funding in the amount of \$138,145 with no County match requirement. The program supports the development of a resiliency plan that proactively addresses climate change risks and vulnerabilities associated with increased frequency and severity of storms and other climate threats.

Due to initial delays receiving contract language from New York State and delays associated with COVID-19, the term for this contract needs to be extended, at no additional cost, in order to give the selected contractor adequate time to complete the plan.

If you should have any questions, please do not hesitate to contact me.

Sincerely


Daniel P. McCoy
Albany County Executive

cc: Hon. Dennis Feeney, Majority Leader
Hon. Frank Mauriello, Minority Leader
Rebekah Kennedy, Majority Counsel
Arnis Zilgme, Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2271, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Requesting Authorization to extend the Countywide Resiliency Grant Contract with NYS Department of State

Date: 1/27/2021
Submitted By: Lucas Rogers
Department: CEO
Title: Policy Analyst
Phone: 518-447-5566
Department Rep.
Attending Meeting: Lucas Rogers

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☒ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe

- ☐ Personnel
☐ Personnel Non-Individual
☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☒ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☐ Education/Training
☒ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):

New York State Department of State
One Commerce Plaza
99 Washington Avenue - Suite 1010
Albany, NY 12231

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee:

No cost contract extension

Scope of Services:

Develop a Countywide Resiliency Plan to address the risks of climate change

Bond Res. No.:

Click or tap here to enter text.

Date of Adoption:

Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service:

Yes ☐ No ☒

If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☐ No ☒

Anticipated in Current Budget: Yes ☐ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: 100%

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) 7/1/2019 - 10/31/2022

Length of Contract: 40 Months

Impact on Pending Litigation Yes ☐ No ☒

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Resolution 190 for 2020

Date of Adoption: 5/11/2020

Justification: (state briefly why legislative action is requested)

The Office of the County Executive respectfully requests authorization to amend a contract with New York State Department of State (NYSDOS) for Countywide Resiliency Grant Funding. The County was awarded funding in the amount of \$138,145 with no County match requirement. The program supports the development of a resiliency plan that proactively addresses climate change risks and vulnerabilities associated with increased frequency and severity of storms and other climate threats.

Due to initial delays receiving contract language from New York State and delays associated with COVID-19, the term for this contract needs to be extended, at no additional cost, in order to give the selected contractor adequate time to complete the plan.

STATE OF NEW YORK MASTER CONTRACT FOR GRANTS FACE PAGE

STATE AGENCY: NYS Department of State One Commerce Plaza 99 Washington Avenue – Suite 1010 Albany, NY 12231	BUSINESS UNIT/DEPT ID: DOS01/3800000 CONTRACT NUMBER: C1001209 CONTRACT TYPE: ☐ Multi-Year Agreement ☐ Simplified Renewal Agreement ☒ Fixed Term Agreement
CONTRACTOR SFS PAYEE NAME: ALBANY COUNTY OF	TRANSACTION TYPE: ☐ New ☐ Renewal ☒ Amendment - NCTE
CONTRACTOR DOS INCORPORATED NAME: n/a	PROJECT NAME: Albany County Countywide Resiliency Plan
CONTRACTOR IDENTIFICATION NUMBERS: NYS VENDOR ID Number: 1000002428 Federal Tax ID Number: 14-6002563 DUNS Number (if applicable): n/a	AGENCY IDENTIFIER: 16-LWRP-33 (CR) CFDA NUMBER (Federally Funded Grants Only): n/a
CONTRACTOR PRIMARY MAILING ADDRESS: County of Albany 112 State Street - Room 1200 Albany, NY 12207 CONTRACTOR PAYMENT ADDRESS: ☒ Check if same as primary mailing address CONTRACTOR MAILING ADDRESS ☒ Check if same as primary mailing address	CONTRACTOR STATUS: ☐ For Profit ☒ Municipality, Code: ☐ Tribal Nation ☐ Individual ☐ Not-for-Profit Charities Registration Number: n/a Exemption Status/Code: 3A/02 ☐ Sectarian Entity

STATE OF NEW YORK MASTER CONTRACT FOR GRANTS FACE PAGE

CURRENT CONTRACT TERM:			CONTRACT FUNDING AMOUNT: <i>(Multi-year – enter total projected amount of the contract; Fixed Term/Simplified Renewal – enter current period amount)</i>	
FROM:	7/1/2019	TO:	1/31/2022	
CURRENT CONTRACT PERIOD:				
FROM:	7/1/2019	TO:	1/31/2022	CURRENT: \$138,145.00
AMENDED TERM:				AMENDED:
FROM:	7/1/2019	TO:	10/31/2022	FUNDING SOURCES:
AMENDED PERIOD:				☒ State ☐ Federal ☐ Other
FROM:	7/1/2019	TO:	10/31/2022	
FOR MULTI-YEAR AGREEMENTS ONLY – CONTRACT PERIOD AND FUNDING AMOUNT: (Out years represent projected funding amounts)				
#	CURRENT PERIOD	CURRENT AMOUNT	AMENDED PERIOD	AMENDED AMOUNT
1				
2				
3				
4				
5				
ATTACHMENTS PART OF THIS AGREEMENT:				
☒ Attachment A:		☒ A-1 Program Specific Terms and Conditions ☐ A-2 Federally Funded Grants		
☐ Attachment B:		☐ B-1 Expenditure Based Budget ☐ B-2 Performance Based Budget ☐ B-3 Capital Budget ☐ B-1(A) Expenditure Based Budget (Amendment) ☐ B-2(A) Performance Based Budget (Amendment) ☐ B-3(A) Capital Budget (Amendment)		
☐ Attachment C: Work Plan ☐ Attachment D: Payment and Reporting Schedule ☐ Other:				

IN WITNESS THEREOF, the parties hereto have executed or approved this Master Contract on the dates below their signatures.

CONTRACTOR:

County of Albany
112 State Street - Room 1200
Albany, NY 12207

By: _____

Printed Name

Title: _____

Date: _____

STATE AGENCY:

NYS Department of State
One Commerce Plaza
99 Washington Avenue – Suite 1010
Albany, NY 12231

By: _____

Printed Name

Title: _____

Date: _____

STATE OF NEW YORK

COUNTY OF _____

On the ____ day of _____, _____, before me personally appeared _____, to me known, who being by me duly sworn, did depose and say that he/she resides at _____, that he/she is the _____ of the _____, the contractor described herein which executed the foregoing instrument; and that he/she signed his/her name thereto as authorized by the contractor name on the face page of this Master Contract.

(Notary) _____

ATTORNEY GENERAL'S SIGNATURE

By: _____

Printed Name

Title: _____

Date: _____

STATE COMPTROLLER'S SIGNATURE

By: _____

Printed Name

Title: _____

Date: _____

ATTACHMENT A-1
AGENCY AND PROGRAM SPECIFIC TERMS AND CONDITIONS

I. Agency Specific Clauses (revised 4/21/20)

For the purposes of this Agreement, the terms "State" and "Department" are interchangeable, unless the context requires otherwise. In addition, the terms "Agreement" and "Contract" are interchangeable, unless the context requires otherwise.

A. Project Timetable

The Contractor agrees to proceed expeditiously with the Project and to complete the Project in accordance with any timetable associated therewith as set forth in the Work Plan (Attachment C) as well as with the conditions of any applicable permits, administrative orders, or judicial orders and this Agreement.

B. Budget Modifications

Prior DOS written approval, which requires a detailed breakdown and justification, is required for all requests for budget modifications, regardless of the amount of the modification. Additional approvals will be required when modifications exceed thresholds described below.

Any proposed modification to a contract that will result in a transfer of funds among program activities or budget cost categories, but does not affect the amount, consideration, scope or other terms of such contracts must be submitted to DOS for submission to the Office of State Comptroller for approval when:

1. The amount of the modification is equal to or greater than ten percent of the total value of the contract for contracts of less than five million dollars; or
1. The amount of the modification is equal to or greater than five percent of the total value of the contract for contracts of more than five million dollars.

C. Applicable Terms

In addition to the criteria set forth in IV(E)(1)(b) of the Standard Terms and Conditions, documentation of personal service expenditures shall:

1. Be based upon actual work performed;
2. Be supported by internal controls that provide a reasonable assurance that the charges are accurate, allowable, and properly allocated; and
3. Comply with the Contractor's established accounting policies.

Notwithstanding the best evidence rule or any other legal principle or rule of evidence to the contrary, the Contractor acknowledges and agrees that it waives any and all objections to the admissibility into evidence at any court proceeding or to the use at any examination before trial of an electronic reproduction of this contract, in the form approved by the State Comptroller, if such approval was required, regardless of whether the original of said contract is in existence.

D. License to Use and Reproduce Documents, Intellectual Property and Other Works:

By acceptance of this Agreement, Contractor transfers to the Department a perpetual, transferable nonexclusive license to use, reproduce in any medium, and distribute, for any purpose, any intellectual property or other work purchased, developed or prepared for or in connection with the Project using funding provided pursuant to this Contract, including but not limited to reports, maps, designs, plans, analysis, and documents regardless of the medium in which they are originally produced. Contractor warrants to the Department that it has sufficient title or interest in such works to license pursuant to this Agreement, and further agrees and warrants that it shall not enter into any subcontract or other agreement purporting to limit such title or interest in such works in any manner that may compromise Contractor's ability to provide the aforesaid license to the Department. Such warranties shall survive the termination of this agreement. Contractor agrees to provide the original of each such work, or a copy thereof which is acceptable to the Department, to the Department before payments shall be made under this Agreement.

E. Property

The ownership of all property or intellectual property described herein and purchased, developed or prepared under the terms of this Contract shall reside with the Contractor with a reversionary interest in such property or intellectual property held by the Department, unless otherwise authorized or directed in writing by the Department. Except as otherwise provided in Section II.C.4 of the Standard Terms and Conditions, Contractor shall retain ownership of such property or intellectual property after the term of this Contract so long as such property or intellectual property is used for purposes similar to those contemplated by this Contract. Otherwise, the Contractor shall return such property or intellectual property to the Department at the Contractor's cost and expense, and Contractor's ownership interests, rights and title in such property or intellectual property shall revert to the Department. The ownership of all property purchased with federal funds provided pursuant to this Agreement, however, shall be governed by the terms of applicable federal law and OMB Circulars, including but not limited to 2 CFR Part 200, "Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards," as amended.

F. Termination

The Department may terminate the Agreement in accordance with the terms and conditions set forth in the Master Grant Contract section of this Agreement. In addition to other reserved rights it has to terminate this Agreement, the Department may terminate or suspend the Agreement under the following circumstances:

1. The Contractor shall complete the project as set forth in this Agreement, and failure to render satisfactory progress or to complete the project to the satisfaction of the State may be deemed an abandonment of the project and may cause the suspension or termination of any obligation of the State. In the event the Contractor should be deemed to have abandoned the project for any reason or cause other than a national emergency or an Act of God, all monies paid to the Contractor by the State and not expended in accordance with this Agreement shall be repaid to the State upon demand. If such monies are not repaid within one year after such demand, the State Comptroller of the State of New York may cause to be withheld from the Contractor any State assistance to which the Contractor would otherwise be entitled in an amount equal to the monies demanded.
2. In the event that the Department has provided written notice to the Contractor directing that the Contractor correct any failure to comply with this Agreement, the Department reserves the right to direct that the Contractor suspend all work during a period of time to be determined by the Department. If the Contractor does not correct such failures during the period provided for in the notice, this

Agreement shall be deemed to be terminated after expiration of such time period. During any such suspension, the Contractor agrees not to incur any new obligations after receipt of the notice without approval by the Department.

3. If the Department determines the Contractor has breached a term of the Agreement and if the Department determines the defect can be remedied, it may, in its sole discretion, issue a written notice providing the Contractor with a minimum of 30 days to correct the defect and the notice may include a prospective termination date. If the Contractor fails to correct the defect or fails to make a good faith effort to do so as determined by the Department to the Department's satisfaction, the Department may terminate the Agreement for cause.
4. The Department shall also have the right to postpone or suspend the Agreement or deem it abandoned without this action being a breach of the Agreement. The Department shall provide written notice to the Contractor indicating the Agreement has been postponed, suspended or abandoned. During any postponement, suspension or abandonment the Contractor agrees not to do any work under the Agreement without prior written approval of the Department.
5. In the event the Agreement is postponed, suspended, abandoned or terminated, the Department shall make a settlement with the Contractor upon an equitable basis in good faith and under the general compensation principles and rates established in the Agreement by the Department. This settlement shall fix the value of the work which was performed by the Contractor to the Department's satisfaction prior to the postponement, suspension, abandonment or termination of the Agreement.
6. Any funds paid to the Contractor by the Department which are not expended under the terms of the Agreement shall be repaid to the Department.

G. Subcontracting Requirements

1. Contractor agrees that it shall not enter into any subcontract for the performance of work in furtherance of this Contract with any subcontractor that at the time of contracting: (1) is listed on the New York State Department of Labor's list of companies with which New York State cannot do business (available at <https://dbr.labor.state.ny.us/EDList/searchPage.do>); (2) is listed as an entity debarred from federal contracts (available at: <https://www.sam.gov/portal/public/SAM>); or (3) fails to possess requisite workers compensation and disability insurance coverage (see <http://www.wcb.ny.gov>). In addition, Contractor agrees that it shall immediately suspend or terminate any subcontract entered into for the performance of work in furtherance of this Contract if at any time during the term of such subcontract the subcontractor: (1) is listed on the New York State Department of Labor's list of companies with which New York State cannot do business (available at <https://dbr.labor.state.ny.us/EDList/searchPage.do>); (2) is listed as an entity debarred from federal contracts (list available at: <https://www.sam.gov/portal/public/SAM>); or (3) fails to maintain requisite workers compensation or disability insurance coverage (see <http://www.wcb.ny.gov>). Contractor agrees that any such suspension shall remain in place until the condition giving rise to the suspension is corrected by the subcontractor. The terms of this clause shall be incorporated in any and all subcontracts entered into in furtherance of this Contract.
2. The Contractor's use of subcontractors shall not diminish the Contractor's obligations to complete the Work in accordance with the Contract. The Contractor shall control and coordinate the Work of its subcontractors.

3. The Contractor shall be responsible for informing its subcontractors of all the terms, conditions and requirements of the Contract Documents including, but not limited to the terms of the Master Grant Contract, any and all Appendices, and any changes made by amendments thereto, and ensuring that any and all subcontracts entered into in furtherance of this Contract conform to and do not conflict with such terms.
4. Contractor shall file each and every subcontract entered into in furtherance of this Contract with the Department of State no later than fifteen (15) calendar days following the signing of the subcontract, unless otherwise authorized or directed by the Department of State.
5. In addition to the requirements of Section IV.B.2 of the Standard Terms and Conditions, the Department reserves the right to require, upon notice to the Contractor, that, commencing from the date of such notice or a date otherwise specified in such notice, Contractor must obtain written approval from the Department prior to entering into any and all subcontracts valued at or below \$100,000 for the performance of any activities covered by this Contract (as provided for in Attachment C). Contractor agrees to require any proposed subcontractors to timely provide to the Department such information as may be requested by the Department as necessary to assess whether the proposed subcontractor is a responsible entity capable of lawfully and satisfactorily performing the work. In the event the Department invokes this right of prior approval and a request for approval is submitted by Contractor and denied by the Department, Contractor agrees that it shall not enter into the proposed subcontract and that no costs associated with such subcontract shall be allowable under this Contract.

H. Compliance with Procurement Requirements

1. All contracts by municipalities for service, labor, and construction involving not more than \$35,000 and purchase contracts involving not more than \$20,000 are subject to the requirements of General Municipal Law §104-b, which requires such contracts to comply with the procurement policies and procedures of the municipality involved. All such contracts shall be awarded after and in accordance with such municipal procedures, subject to the MWBE requirements as set forth in Section M and any additional requirements imposed by the State as set forth in Attachment C hereof.
2. The municipal attorney, chief legal officer or financial administrator of the Contractor shall certify to the Department of State that applicable public bidding procedures of General Municipal Law §103 were followed for all service, labor, and construction contracts involving more than \$35,000 and all purchase contracts involving more than \$20,000. In the case of contracts by municipalities service, labor, and construction contracts involving not more than \$35,000 and purchase contracts involving not more than \$20,000, the municipal attorney, chief legal officer or financial administrator shall certify that the procedures of the municipality established pursuant to General Municipal Law §104-b were fully complied with, in addition to the MWBE requirements as set forth in Section M of this Agreement and any additional requirements imposed by the State as set forth in Attachment C hereof.
3. For non-municipal entities such as community-based organizations, the chief legal officer or financial administrator of the Contractor shall certify to the State that alternative proposals and quotations for professional services were secured by use of written requests for proposals through a publicly advertised process satisfactory to meet the MWBE requirements set forth in Section M of this Agreement and to ensure the prudent and economical use of public funds for professional services of maximum quality at reasonable cost.

I. Vendor Responsibility Determinations

1. A Vendor Responsibility Questionnaire and Certification is required for certain contracts. This Questionnaire is designed to provide information to assist the contracting agency in assessing a CONTRACTOR's responsibility, prior to entering into a contract, and must be completed and submitted electronically or returned with the contract. Contractor is invited to file the required Vendor Responsibility Questionnaire online via the New York State VendRep System or may choose to complete and submit a paper questionnaire. To enroll in and use the New York State VendRep System, see the VendRep System Instructions available at <http://osc.state.ny.us/vendrep/index.htm> or go directly to the VendRep System online at <https://portal.osc.state.ny.us>. For direct VendRep System user assistance, the Office of the State Comptroller's Help Desk may be reached at 866-370-4672 or 518-408-4672 or by email at helpdesk@osc.state.ny.us. Vendors opting to file a paper questionnaire can obtain the appropriate questionnaire from the VendRep website www.osc.state.ny.us/vendrep or may contact the Department of State or the Office of the State Comptroller's Help Desk for a copy of the paper form.
2. Contractor hereby acknowledges that the Vendor Responsibility Questionnaire (VRQ), as described in Section IV (N) of the Master Grant Contract, as well as any updated or amended version of the VRQ submitted during the term of this contract, or any contractor responsibility information that may be requested by the Department and submitted during the term of this contract, is made a part of this contract by reference hereto and that any misrepresentation of fact in the information submitted, may result in termination of this contract. During the term of this Contract, any changes in the information provided in the questionnaire shall be disclosed to the Department, in writing, in a timely manner. Failure to make such disclosure may result in a determination of non-responsibility and termination of the contract.

J. State Attorney General Charities Registration

In accordance with the Estates, Powers and Trust Law § 8-1.4 (s), the recipient certifies that it is in compliance with the requirements of Estate, Powers and Trusts Law sections 8-1.4 (d), (f), and (g), regarding organizations which administer property for charitable purposes registering and filing periodic reports (together with the appropriate filing fees) with the New York State Attorney General's Charities Bureau. This certification is a material representation of fact upon which reliance was placed by the Department of State in entering into this Agreement with the Contractor.

The Contractor agrees that it will provide immediate written notice to the Department of State if at any time it learns that this certification was erroneous when made or has become erroneous by reason of changed circumstances.

K. Records Access

The Contractor shall make such records available for review by the Department upon request at any time. The Department shall have the right to conduct progress assessments and review books and records as necessary. The Department shall have the right to conduct an on-site review of the Project and/or books and records of the Contractor prior to, and for reasonable time following, issuance of the final payment. The Department shall be entitled to disallow any cost or expense, and/or terminate or suspend this Agreement, if the Contractor has misrepresented any expenditures or Project activities in its application to the Department, or in this Agreement, or in any progress reports or payment requests made pursuant hereto. The Contractor shall maintain such books and records in a manner so that reports can be produced therefrom in accordance with

generally accepted accounting principles. The Contractor shall maintain separate financial books and records for all funds received through the Department pursuant to this Agreement.

L. Notices

Pursuant to Section J of the Master Grant Contract, notice hereunder shall be addressed as follows:

1. Notice to the State

Name: Laurissa Garcia
Title: Contract Management Specialist
Agency/Division: Department of State, Office of Planning and Development
Address: 99 Washington Avenue, Suite 1010
Albany, NY 12231
Telephone Number: 518-486-9540
E-Mail Address: opdcontracts@dos.ny.gov

2. Notice to the Contractor

Name: Daniel P. McCoy
Title: County Executive
Affiliation: County of Albany
Address: 112 State Street - Room 1200
Albany, NY 12207
Telephone Number: 518-447-7040
E-Mail Address: County_Executive@albanycountyny.gov

M. Limits on Administrative Expenses and Executive Compensation (19 NYCRR Part 144, incorporated herein by reference):

1. If Contractor is a “covered provider” within the meaning of 19 NYCRR § 144.3(d) at any time during the life of this Agreement, then during the period when Contractor is such a “covered provider”:
 - a. Contractor shall comply with the requirements set forth in 19 NYCRR Part 144, as amended; and
 - b. Contractor’s failure to comply with any applicable requirement of 19 NYCRR Part 144, as amended, including but not limited to the restrictions on allowable administrative expenses, the limits on executive compensation, and the reporting requirements, may be deemed a material breach of this Agreement and constitute a sufficient basis for, in the discretion of the Department, termination for cause, suspension for cause, or the reduction of funding provided pursuant to this Agreement.
2. Contractor shall include the following provision in any agreement with a subcontractor or agent receiving State funds or State-authorized payments from the Contractor to provide program or administrative services under this Agreement:

[Name of subcontractor/agent] acknowledges that, pursuant to this Agreement, it is receiving “State funds” or “State-authorized payments” originating with, passed through, or approved by the New York State Department of State in order to provide program or administrative services on behalf of [Name of CONTRACTOR]. If at any time during the life of this Agreement [Name of subcontractor/agency] is a “covered provider” within the meaning of Section 144.3(d) of DOS

regulations, [Name of subcontractor/agent] shall comply with the terms of 19 NYCRR Part 144, as amended. A failure to comply with 19 NYCRR Part 144, where applicable, may be deemed a material breach of this Agreement constituting a sufficient basis for suspension or termination for cause. The terms of 19 NYCRR Part 144, as amended, are incorporated herein by reference.

N. Minority and Women Owned Business Participation

Article 15-A of the New York State Executive Law, as amended, authorized the creation of a Division of Minority and Women's Business Development to promote employment and business opportunities on state contracts for minorities and women. This law supersedes any other provision in state law authorizing or requiring an equal employment opportunity program or a program for securing participation by minority and women-owned business enterprises. Under this statute, State agencies are charged with establishing business participation goals for minorities and women. The Department of State administers a Minority and Women-owned Business Enterprises (MWBE) Program as mandated by Article 15-A.

1. General Provisions

- a. The Department of State is required to implement the provisions of New York State Executive Law Article 15-A and Parts 140-145 of Title 5 of the New York Codes, Rules and Regulations ("NYCRR") for all State contracts, as defined therein, with a value (1) in excess of \$25,000 for labor, services, equipment, materials, or any combination of the foregoing or (2) in excess of \$100,000 for real property renovations and construction.
- b. The Contractor to the subject contract (the "Contractor" and the "Contract," respectively) agrees, in addition to any other nondiscrimination provision of the Contract and at no additional cost to the New York State Department of State (the "Agency"), to fully comply and cooperate with the Agency in the implementation of New York State Executive Law Article 15-A and the regulations promulgated thereunder. These requirements include equal employment opportunities for minority group members and women ("EEO") and contracting opportunities for New York State-certified minority and women-owned business enterprises ("MWBEs"). The Contractor's demonstration of "good faith efforts" pursuant to 5 NYCRR §142.8 shall be a part of these requirements. These provisions shall be deemed supplementary to, and not in lieu of, the nondiscrimination provisions required by New York State Executive Law Article 15 (the "Human Rights Law") and other applicable federal, state, and local laws. Contractor agrees that the terms "MWBE," "MBE" and "WBE" as used herein, shall mean those MBE or WBE firms certified as such by the State pursuant to NY Executive Law Article 15-A and listed in the directory of New York State Certified MWBEs found at the following internet address: <https://ny.newnycontracts.com/FrontEnd/VendorSearchPublic.asp>.
- c. Failure to comply with all of the requirements herein may result in a finding of non-responsiveness, non-responsibility and/or a breach of contract, leading to the assessment of liquidated damages pursuant to Section M(7) of this Attachment and such other remedies as are available to the Agency pursuant to the Contract and applicable law.

2. Contract Goals

- a. The Department's New York State-certified Minority and Women-owned Business Enterprises ("MWBEs") utilization goal is 30%. For purposes of this Contract, the specific overall MWBE goal and the breakdown between the Minority-owned Business Enterprise ("MBE") and the Women-owned

Business Enterprise (“WBE”) utilization goals, are set forth in the Attachment B “Budget”, based on the current availability of MBEs and WBEs.

- b. For purposes of providing meaningful participation by MWBEs on the Contract and achieving the MWBE Contract Goals established in Section 2(a) hereof, the Contractor should reference the directory of New York State Certified MWBEs found at the following internet address: <https://ny.newnycontracts.com/FrontEnd/VendorSearchPublic.asp>.

Additionally, the Contractor is encouraged to contact the Division of Minority and Women’s Business Development at (212) 803-2414 to discuss additional methods of maximizing participation by MWBEs on the Contract.

- c. The Contractor understands that only sums paid to MWBEs for the performance of a commercially useful function, as that term is defined in 5 NYCRR § 140.1, may be applied towards the achievement of the applicable MWBE participation goal. The portion of a contract with an MWBE serving as a broker that shall be deemed to represent the commercially useful function performed by the MWBE shall be 25 percent of the total value of the broker’s contract.

FOR CONSTRUCTION CONTRACTS – The portion of a contract with an MWBE serving as a supplier that shall be deemed to represent the commercially useful function performed by the MWBE shall be 60 percent of the total value of the supplier’s contract. The portion of a contract with an MWBE serving as a broker that shall be deemed to represent the commercially useful function performed by the MWBE shall be the monetary value for fees, or the markup percentage, charged by the MWBE.

- d. The Contractor must document "good faith efforts," pursuant to 5 NYCRR §142.8, to provide meaningful participation by MWBEs as subcontractors and suppliers in the performance of the Contract. Such documentation shall include, but not necessarily be limited to:
 - 1) Evidence of outreach to MWBEs;
 - 2) Any responses by MWBEs to the Contractor’s outreach;
 - 3) Copies of advertisements for participation by MWBEs in appropriate general circulation, trade, and minority or women-oriented publications;
 - 4) The dates of attendance at any pre-bid, pre-award, or other meetings, if any, scheduled by the Agency with MWBEs; and,
 - 5) Information describing specific steps undertaken by the Contractor to reasonably structure the Contract scope of work to maximize opportunities for MWBE participation.

3. Equal Employment Opportunity (“EEO”)

- a. The provisions of Article 15-A §312 of the Executive Law and the rules and regulations promulgated thereunder pertaining to equal employment opportunities for minority group members and women shall apply to the Contract.
- b. In performing the Contract, the Contractor shall:
 - 1) Ensure that each contractor and subcontractor performing work on the Contract shall undertake or continue existing EEO programs to ensure that minority group members and women are afforded equal employment opportunities without discrimination because of race, creed, color, national origin, sex, age, disability or marital status. For these purposes, EEO shall apply in the areas of recruitment, employment, job assignment, promotion, upgrading, demotion, transfer, layoff, or termination and rates of pay or other forms of compensation.
 - 2) The Contractor shall submit an EEO policy statement to the Agency within seventy two (72) hours after the date of the notice by Agency to award the Contract to the Contractor.
 - 3) If the Contractor, or any of the subcontractors does not have an existing EEO policy statement, the Agency may require the Contractor or subcontractor to adopt a model statement (see Form A - Minority and Women-Owned Business Enterprises Equal Employment Opportunity Policy Statement).
 - 4) The Contractor's EEO policy statement shall include the following language:
 - a) The Contractor will not discriminate against any employee or applicant for employment because of race, creed, color, national origin, sex, age, disability or marital status, will undertake or continue existing EEO programs to ensure that minority group members and women are afforded equal employment opportunities without discrimination, and shall make and document its conscientious and active efforts to employ and utilize minority group members and women in its work force.
 - b) The Contractor shall state in all solicitations or advertisements for employees that, in the performance of the contract, all qualified applicants will be afforded equal employment opportunities without discrimination because of race, creed, color, national origin, sex, age, disability or marital status.
 - c) The Contractor shall request each employment agency, labor union, or authorized representative of workers with which it has a collective bargaining or other agreement or understanding, to furnish a written statement that such employment agency, labor union, or representative will not discriminate on the basis of race, creed, color, national origin, sex age, disability or marital status and that such union or representative will affirmatively cooperate in the implementation of the Contractor's obligations herein.
 - d) The Contractor will include the provisions of Subdivisions (a) through (c) of this Subsection 4 and Paragraph “e” of this section 3, which provides for relevant provisions of the Human Rights Law, in every subcontract in such a manner that the requirements of the subdivisions will be binding upon each subcontractor as to work in connection with the Contract.

c. Form B - Staffing Plan

If the total expenditure of this contract is in excess of \$250,000, the following provision shall apply:

The Contractor shall submit a staffing plan to document the composition of the proposed workforce to be utilized in the performance of the Contract by the specified categories listed, including ethnic background, gender, and Federal occupational categories. The Contractor shall complete the Staffing plan form and submit it as part of their proposal or within a reasonable time, as directed by the Department of State.

d. Form C - Workforce Utilization Report

- 1) The Contractor shall submit a Workforce Utilization Report, and shall require each of its subcontractors to submit a Workforce Utilization Report, in such form as shall be required by the Agency on a monthly basis for construction contracts, and on a quarterly basis for all other contracts, during the term of the Contract.
- 2) Separate forms shall be completed by the Contractor and any subcontractors performing work on the Contract.
- 3) The Contractor shall comply with the provisions of the Human Rights Law, as well as all other State and Federal statutory and constitutional non-discrimination provisions. The Contractor and its subcontractors shall not discriminate against any employee or applicant for employment because of race, creed (religion), color, sex, national origin, sexual orientation, military status, age, disability, predisposing genetic characteristic, marital status or domestic violence victim status, and shall also follow the requirements of the Human Rights Law with regard to non-discrimination on the basis of prior criminal conviction and prior arrest.

4. MWBE Utilization Plan

- a. The Contractor represents and warrants that the Contractor has submitted an MWBE Utilization Plan or shall submit an MWBE Utilization Plan at such time as shall be required by the Department of State through the New York State Contract System ("NYSCS"), which can be viewed at <https://ny.newnycontracts.com>, provided, however, that the Contractor may arrange to provide such evidence via a non-electronic method to the Department of State, either prior to, or at the time of, the execution of the contract.
- b. The Contractor agrees to adhere to such MWBE Utilization Plan for the performance of the Contract.
- c. The Contractor further agrees that a failure to submit and/or adhere to such MWBE Utilization Plan shall constitute a material breach of the terms of the Contract. Upon the occurrence of such a material breach, the Agency shall be entitled to any remedy provided herein, including but not limited to, a finding that the Contractor is non-responsive.

5. Waivers

- a. If the Contractor, after making good faith efforts, is unable to achieve the MWBE Contract Goals stated herein, the Contractor may submit a request for a waiver through the NYSCS, or a non-electronic method provided by the Agency (use Form E - Waiver Request). Such waiver request must be supported by evidence of the Contractor's good faith efforts to achieve the maximum feasible MWBE participation towards the applicable MWBE Contract Goals. If the documentation included with the waiver request is complete, the Agency shall evaluate the request and issue a written notice of approval or denial within twenty (20) business days of receipt.
- b. If the Agency, upon review of the MWBE Utilization Plan, quarterly MWBE Contractor Compliance Reports described in Section 6, or any other relevant information, determines that the Contractor is failing or refusing to comply with the MWBE Contract Goals and no waiver has been issued in regards to such non-compliance, the Agency may issue a notice of deficiency to the Contractor. The Contractor must respond to the notice of deficiency within seven (7) business days of receipt. Such response may include a request for partial or total waiver of MWBE Contract Goals.

6. Quarterly MWBE Contractor Compliance Report.

The Contractor is required to submit a Quarterly MWBE Contractor Compliance Report (Form F) to the Agency by the 10th day following each end of quarter over the term of the Contract documenting the progress made towards achievement of the MWBE goals of the Contract.

The Agency may require the Contractor to use the NYSCS to submit utilization plans, record payments to subcontractors and otherwise report compliance with the provisions of Article 15-A of the Executive Law and regulations. Technical assistance can be obtained through the NYSCS website at <https://ny.newnycontracts.com> by clicking on the "Contact Us & Support" link.

Questions regarding this program should be directed to the Department's Minority and Women-owned Business Program by calling (518) 473-3401. Potential contractors can access the NYS Directory of Certified Minority and Women-owned Business Enterprises on-line through the Empire State Development website at <https://ny.newnycontracts.com/FrontEnd/VendorSearchPublic.asp>. The Department makes no representation with respect to the availability or capability of any business listed in the Directory.

7. Liquidated Damages - MWBE Participation

- a. Where the Agency determines that the Contractor is not in compliance with the requirements of the Contract and the Contractor refuses to comply with such requirements, or if Contractor is found to have willfully and intentionally failed to comply with the MWBE participation goals, the Contractor shall be obligated to pay to the Agency liquidated damages.
- b. Such liquidated damages shall be calculated as an amount equaling the difference between:
 - 1) All sums identified for payment to MWBEs had the Contractor achieved the contractual MWBE goals; and
 - 2) All sums actually paid to MWBEs for work performed or materials supplied under the Contract.

- c. In the event a determination has been made which requires the payment of liquidated damages and such identified sums have not been withheld by the Agency, the Contractor shall pay such liquidated damages to the Agency within sixty (60) days after they are assessed. Provided, however, that if the Contractor has filed a complaint with the Director of the Division of Minority and Women's Business Development pursuant to 5 NYCRR § 142.12, liquidated damages shall be payable only in the event of a determination adverse to the Contractor following the complaint process.

O. Service-Disabled Veteran-Owned Businesses Participation

Article 17-B of the Executive Law, enacted in 2014, authorized the creation of the Division of Service-Disabled Veterans' Business Development to promote participation of Service-Disabled Veteran-Owned Businesses (SDVOBs) in New York State contracting. The Service-Disabled Veteran-Owned Business Act recognizes the veterans' service to and sacrifice for our nation, declares that it is New York State's public policy to promote and encourage the continuing economic development of service-disabled veteran-owned businesses, and allows eligible Veteran business owners to become certified as a New York State Service-Disabled Veteran-Owned Business (SDVOB), in order to increase their participation in New York State's contracting opportunities. To this effect, the Department of State (DOS) has implemented a Veteran-Owned Businesses (SDVOB) Program, as mandated by Article 17-B.

To comply with the SDVOB Program goals of 6%, the Department of State strongly encourages grantees to make every effort, to the maximum extent possible, to engage certified SDVOBs in the purchasing of commodities, services and technology in the performance of their contracts with the Department. If SDVOB utilization is obtained, a quarterly SDVOB utilization report should be submitted to the Department with information of the utilization percentage achieved during that quarter. Contractor Reporting Forms are found at: <https://ogs.ny.gov/Veterans/>.

The Division of Service-Disabled Veterans' Business Development (DSDVBD) is housed within the New York State Office of General Services (OGS), and maintains a directory of the NYS Certified SDVOBs. For assistance with engaging SDVOB vendors in your contracts, please contact the Division of Service-Disabled Veterans' Business Development at the following email address: VeteransDevelopment@ogs.ny.gov, or the DOS Division of Affirmative Action Programs – SDVOB Program at Catherine.Traina@dos.ny.gov or Api.Ohouo@dos.ny.gov. The directory of certified SDVOB vendors can be found at: https://ogs.ny.gov/Veterans/Docs/CertifiedNYS_SDVOB.pdf.

II. Program Specific Clauses (revised 9/7/18)

A. This Agreement has been entered into pursuant to the following understandings:

1. The State Smart Growth Public Infrastructure Policy Act in Article 6 of the Environmental Conservation Law lists eleven (11) Smart Growth Public Infrastructure Criteria and they include “to mitigate future physical climate risk due to sea level rise, and/or storm surges and/or flooding, based on available data predicting the likelihood of future extreme weather events, including hazard risk analysis data if applicable”.
2. The Department of State (Department) solicited for and received applications for Countywide Resiliency Planning projects from eligible grantees.
3. Based upon information, representations and certifications contained in Contractor's application for funding, including the Program Work Plan as set forth in Attachment C, the Department has made a determination of eligibility of funding for Contractor's project.
4. State assistance and funds (Funding Amount set forth on the Face Page) for the State’s share of costs relating to this Project (Attachment C Program Work Plan) are provided pursuant to an appropriation of funds for Smart Growth projects made in the New York State Capital Projects Budget.
5. The Contractor shall request payment and reimbursement of eligible and supportable costs incurred under this Agreement, on an interim basis, and each such payment request will be processed by the Department in accordance with relevant provisions set forth herein, together with the following terms:
 - a. The Department, upon approving each payment request, shall make an interim payment for eligible and supportable costs incurred by the Contractor.
 - b. The final payment request will not be processed by the Department prior to satisfactory completion of the Project.
 - c. The Department can withhold the final 10% of the total amount that may be funded by the State in accordance with this Agreement, until the satisfactory completion of the Project.
6. No liabilities are to be incurred beyond the contract period and no costs will be reimbursed for such liabilities unless: 1) funds have been reappropriated for the Project in the subsequent State fiscal year, 2) the Department determines that it is in the best interest of the Department and the State to provide additional time to complete the Project and 3) an extension agreement is approved in accordance with Section IA. of the Agreement.
7. Subject to the availability of funds, determination by the Department that it is in the best interest of the State, and upon mutual written consent of the parties, the State may provide a no-cost time extension. The parties shall revise or complete the appropriate appendix form(s), which may be subject to approval of the Office of the State Comptroller.
8. The Contractor has demonstrated its ability to finance its share of the Project and has agreed to fund its portion of the cost of the Project.
9. The Contractor shall submit with its request for final payment a Final Project Summary Report and a final Project Status Report on forms prescribed by the Department.

10. The Contractor shall submit a Project Status Report, on a form prescribed by the Department, on a semi-annual basis for the periods ending June 30 and December 31. Reports are due no later than 30 days following the end of each reporting period.

B. Additional Requirements for Construction Projects

1. Project design, including preparation of final plans and specifications, and supervision of construction shall be undertaken by a qualified architect and/or engineer licensed to practice in the State of New York. The Contractor shall submit final plans and specifications to the Department for its acceptance before initiating construction work or, if the Contractor intends to subcontract for construction work, before the work is advertised for bidding. No change to project plans may be made without the prior written approval of the Department. The Contractor shall also be responsible for erecting a project sign satisfactory to the Department identifying the Project. The project sign shall remain in place for the useful life of the improvements undertaken pursuant to this Agreement. Upon completion of the Project, the Contractor shall submit to the Department a proper certification from a licensed architect or engineer.
2. The State shall make periodic inspections of the project both during its implementation and after its completion to ensure compliance with this Agreement. The Contractor shall allow the State unrestricted access to work during the preparation and progress of the work, and provide for such access and inspection by the State in all construction contracts relating to the project.
3. The Contractor shall be responsible for ensuring that the project is designed and constructed in conformance with the Uniform Federal Accessibility Standards (UFAS - Appendix A to 41 CFR part 101-19.6), the Americans with Disabilities Act Accessibility Guidelines (ADAAG - Appendix A of Title 9 NYCRR). Where there are discrepancies among the sets of standards with regard to a particular design/construction requirement, the one providing for the greatest degree of accommodation for the disabled shall apply.

C. Reports, Documents and Maps

The Contractor shall, where appropriate, identify documents, reports, and maps produced in whole or in part under this Agreement by endorsing on said documents, reports, and maps the following:

"This (document, report, map, etc.) was prepared with funding provided by the New York State Department of State under Title 3 of the Environmental Protection Fund."

D. Contractors Insurance Requirements

1. Prior to the commencement of the work, the Contractor shall file with the Department of State, Certificates of Insurance evidencing compliance with all requirements contained in this Agreement. Such certificate shall be of form and substance acceptable to the Department.
2. Acceptance and/or approval by the Department does not and shall not be construed to relieve Contractor of any obligations, responsibilities or liabilities under the Agreement.
3. All insurance required by the Agreement shall be obtained at the sole cost and expense of the Contractor; shall be maintained with insurance carriers licensed to do business in New York State; shall be primary and non-contributing to any insurance or self insurance maintained by the

Department; shall be endorsed to provide written notice be given to the Department, at least thirty (30) days prior to the cancellation, non-renewal, or material alteration of such policies, which notice, evidenced by return receipt of United States Certified Mail which shall be sent to New York State Department of State, One Commerce Plaza, 99 Washington Avenue, Albany, New York 12231-0001; and shall name the People of the State of New York and their directors officers, agents, and employees as additional insureds thereunder.

4. The Contractor shall be solely responsible for the payment of all deductibles to which such policies are subject.
5. Each insurance carrier must be rated at least "A" Class "VII" in the most recently published Best's Insurance Report. If, during the term of the policy, a carrier's rating falls below "A" Class "VII", the insurance must be replaced no later than the renewal date of the policy with an insurer acceptable to the Department and rated at least "A" Class "VII" in the most recently published Best's Insurance Report.
6. The Contractor shall cause all insurance to be in full force and effect as of the date of this Agreement and to remain in full force and effect throughout the term of this Agreement and as further required by this Agreement. The Contractor shall not take any action, or omit to take any action that would suspend or invalidate any of the required coverages during the period of time such coverages are required to be in effect.
7. Not less than thirty (30) days prior to the expiration date or renewal date, the Contractor shall supply the Department updated replacement Certificates of Insurance, and amendatory endorsements.
8. Unless the Contractor is self-insured, Contractor shall, throughout the term of the Agreement or as otherwise required by this Agreement, obtain and maintain in full force and effect the following insurance with limits not less than those described below and as required by the terms of this Agreement, or as required by law, whichever is greater (limits may be provided through a combination of primary and umbrella/excess policies). Where Contractor is self-insured, the Contractor shall provide suitable evidence of such to the Department relating to the risks and coverage amounts as provided hereunder.
 - a. Comprehensive Liability Insurance with a limit of not less than \$1,000,000 each occurrence. Such liability shall be written on the Insurance Service Office's (ISO) occurrence form CG 00 01, or a substitute form providing equivalent coverages and shall cover liability arising from premises operations, independent contractors, products-completed operations, broad form property damage, personal & advertising injury, owners & contractors protective, cross liability coverage, liability assumed in a contract (including the tort liability of another assumed in a contract) and explosion, collapse & underground coverage.
 - 1) If such insurance contains an aggregate limit, it shall apply separately to this location.
 - 2) Products and Completed Operations coverage shall include a provision that coverage will extend for a period of at least twelve (12) months from the date of final completion and acceptance by the owner of all of contractors work.

- b. Where the Project described in Attachment C includes the construction of any structure or building, a Builder's Risk Policy until the Project is completed and accepted in the amount of the total project cost.
 - c. Workers Compensation, Employers Liability, and Disability Benefits as required by New York State. Workers Compensation Policy shall include the U.S. Longshore & Harbor Workers' Compensation Act endorsement.
 - d. Comprehensive Automobile Liability Insurance with a limit of not less than \$1,000,000 each accident. Such insurance shall cover liability arising out of any automobile including owned, leased, hired and non owned automobiles.
 - e. Commercial Property Insurance covering at a minimum, the perils insured under the ISO Special Clauses of Loss Form (CP 10 30), or a substitute form providing equivalent coverages, for loss or damage to any owned, borrowed, leased or rented capital equipment, tools, including tools of their agents and employees, staging towers and forms, and property of the Department held in their care, custody and/or control.
 - f. An Owner's Protective Liability Policy with limits no less than \$1,000,000 in the name of the Contractor.
9. Professional consultants retained by the Contractor in connection with the Project shall show evidence of professional liability insurance with limits no less than \$1,000,000.

E. Contractor Property Interest

Contractor warrants that it has fee simple or such other estate or interest in the site of the Project, where the Project is undertaken at a site, including easements and /or rights-of-way sufficient to assure undisturbed use and possession for the purposes of construction and operation for the estimated life of the Project. Contractor further acknowledges that where such project is undertaken on or involves the use of lands for active or passive recreational use, it is a material term of this Agreement that such lands shall be available for such recreational use by the People of the State of New York. Additionally, Contractor shall not limit access or discriminate on the operation of the facilities against any person on the basis of place of residence, race, creed, color, national origin, sex, age, disability or marital status.

F. Date/Time Warranty

- 1. Contractor warrants that product(s) furnished pursuant to this contract shall, when used in accordance with the product documentation, be able to accurately process date/time data (including, but not limited to, calculating, comparing, and sequencing) transitions, including leap year calculations. Where a Contractor proposes or an acquisition requires that specific products must perform as a package or system, this warranty shall apply to the products as a system.
- 2. Where Contractor is providing ongoing services, including but not limited to: i) consulting, integration, code or data conversion, ii) maintenance or support services, iii) data entry or processing, or iv) contract administration services (e.g. billing, invoicing, claim processing), Contractor warrants that services shall be provided in an accurate and timely manner without interruption, failure or error due to the inaccuracy of Contractor's business operations in processing date/time data (including, but not limited to, calculating, comparing, and sequencing) various date/time transitions, including leap

year calculations. Contractor shall be responsible for damages resulting from any delays, errors or untimely performance resulting there from, including but not limited to the failure or untimely performance of such services.

3. This Date/Time Warranty shall survive beyond termination or expiration of this Contract through: a) ninety (90) days or b) the Contractor's or Product manufacturer/developer's stated date/time warranty term, whichever is longer. Nothing in this warranty statement shall be construed to limit any rights or remedies otherwise available under this Contract for breach of warranty.

G. Fees

The Contractor may charge a reasonable fee for the use of any facility which is part of the project.

1. Except for the imposition of a differential fee schedule for non-residents of the municipality in which the project is located, the establishment of any preferential user fee for any person or entity is prohibited. Fees charged to non-residents shall not exceed twice those charged to residents.
2. Where there is no charge for residents but a fee is charged to non-residents, non-resident fees cannot exceed fees charged for residents at comparable State or local public facilities.
3. Reservation, membership or annual permit systems available to residents must also be available to non-residents and the period of availability must be the same for both residents and non-residents.

H. Alienation

Where the project is undertaken on or involves parklands or public waterfront land, the following additional provisions apply:

1. The Contractor shall not at any time sell or convey any facility or any portion of the project acquired or developed pursuant to this Agreement or convert such facility or any portion of the project to other than public park or public waterfront purposes without the express authority of an act of the Legislature, which shall provide for the substitution of other lands of equal fair market value and reasonably equivalent usefulness and location to those to be discontinued, sold or disposed of, and such other requirements as shall be approved by State.
2. The Contractor agrees to own a property interest sufficient to maintain and operate the project in perpetuity. The Contractor shall not authorize the operation of the project, or any portion thereof, by any other person, entity, or organization pursuant to any management agreement, lease or other arrangement without first obtaining the written approval of the State.

I. Requirements for Contract GIS Products (1/17/13)

1. General Map Product Requirements -- The following general cartographic requirements must be adhered to by the Contractor:
 - a. Map Products and Supporting Data -- The Department requires delivery of digital map products, including all associated GIS and/or CAD digital files. Such materials must meet the specifications outlined in this General Map Product Requirements section and the Additional Digital Cartographic File Requirements section. Additionally, finished maps should also be provided in a format suitable for viewing and printing (e.g. PDF). If analog map products are required by the

contract, they must meet specifications outlined in this General Map Product Requirements section and the Additional Digital-Ready Map Product Requirements section.

- b. Deliverable Format -- All digital map and attribute table files must be provided in ESRI Shapefile or Geodatabase file format including all associated metadata on Recordable CD or DVD, external hard drive, via email attachment (preferably in a WinZIP file) or downloadable from an ftp site on the Internet. Alternatively, the digital products may be provided as ArcInfo/GIS coverages or CAD files on the same media types upon approval of the Department. All other digital formats require prior approval of the Department. Coordination with the Department prior to submission of digital media is required to ensure compatibility of the delivered materials.
 - c. Documentation -- A data dictionary must be included along with the map files describing file contents and file names, as well as metadata for each file including map projection, horizontal and vertical datums used, coordinate system, RMS accuracy and log sheet, information sources and dates, the map maker and date of preparation, and creation methodology. Data provided under federal funds must be provided in a manner which meets Digital Geospatial Federal Geographic Data Committee Metadata Standard as executed by Executive Order 12906, April 11, 1994, "Coordinating Geographic Data Acquisition and Access: the National Spatial Data Infrastructure".
 - d. Map Accuracy -- All deliverable map products must conform to National Map Accuracy Standards for horizontal and vertical accuracy as established by the United States Bureau of the Budget, June 10, 1941, revised June 17, 1947. For example, for maps at 1:20,000 or smaller, not more than 10% of the well-defined map points tested must be more than 1/50 inch (0.508 mm) out of correct position. At 1:24,000, this tolerance translates to a required horizontal accuracy of 40 feet. If by prior agreement with the Department the map product does not conform to National Map Accuracy Standards, then a statement of actual map accuracy should be included in the Documentation above. Furthermore, hydrographic surveys and maps should conform to recommended accuracy standard proposed in the joint USGS, NOS, Coastal Mapping Handbook, 1978, Melvin Ellis editor, U.S. Government Printing Office, Appendix 6.
 - e. Datums and Coordinate Systems-- All map products should be referenced to the North American Horizontal Datum of 1983 (NAD83) and the National Geodetic Vertical Datum of 1988 (NGVD88). Unless otherwise specified in the RFP, UTM Zone 18 shall be used for data at scales smaller than 1:10,000 and State Plan shall be used for data at 1:10,000 scale and larger.
2. Additional Digital Cartographic File Requirements -- The following cartographic construction requirements must be adhered to by the Contractor:
- a. Edge-matching -- All map sheets must be both visually and coordinate edge-matched with adjacent map sheets. No edge-match tolerance will be allowed. Attributes for splittable features must also be identical.
 - b. Common Boundaries -- All features that share a common boundary, regardless of map layer, must have exactly the same coordinate position of that feature in all common layers.
 - c. Point Duplication -- No duplication of points that occur within a data string is permitted.

- d. Connectivity -- Where graphic elements visually meet, they must also digitally meet. All confluences of line and polygon data must be exact; "overshoots", "undershoots", "slivers", or "offshoots" are NOT permitted.
 - e. Line Quality -- A high quality cartographic appearance must be achieved. Transitions from straight lines to curvilinear elements must be smooth, with angular inflections at the point of intersection. The digital representation must not contain extraneous data at a non-visible level. There should be no jags, hooks, or zero length segments. Any lines that are straight, or should be straight, should be digitized using only two points that represent the beginning and ending points of the line.
 - f. Polygon Closure -- For area features being digitized, the last coordinate pair must be exactly (mathematically) equal to the first coordinate pair. No line or polygon must cross itself except to join at an actual confluence. All digitized features across map boundaries must be edited to effect smooth and continuous lines.
 - g. Graphic Precision -- Positional coordinates for all digital graphic elements should not be reported to a level of precision greater than one thousandth (.001) of a foot.
 - h. Digitizer Accuracy -- The required RMS error for digitizer accuracy must be 0.003 or better for digital map registration.
3. Digital-Ready Map Product Requirements -- The following requirements for large scale, non-digital map products must be followed to facilitate the future conversion of the maps to digital map products. All large format, non-digital map products must be provided on stable base material at a scale. The map products must include an index map to all map sheets and thorough descriptions of all the cartographic elements portrayed on the maps.
- a. Base Map Media -- All maps must be created on mylar or other stable base material.
 - b. Map Scale -- All maps of a similar series should be created using the same base scale. Unless otherwise stated by the Department, all maps should be compiled at 1:24,000. If other map scales are approved by the Department, where possible they will conform to standard map scales such as 1:9600; 1:50,000; 1:75,000; or 1:100,000.
 - c. Map Registration -- The maps must provide a minimum of four (4) corner and four (4) interior ticks tied to USGS/NYSDOT quadrangle Lat/Long or NYTM coordinates. The maps must be geometrically correct and should register when overlaid on the appropriate USGS/NYSDOT quadrangle control ticks.
 - d. Map Title and Legend -- The maps must provide a title and legend block describing the information contained on the maps, and including the Documentation and Datums information requested in the General Map Product Requirements above and the map scale.
 - e. Cartographic Quality -- The quality of all map line work and symbolization must conform to items 1 - 6 in the map criteria set forth in the Additional Digital Cartographic File Requirements section outlined above.

4. Contract Database Standards

- a. Delivery Media -- All database and tabular files must be provided on digital media as specified above in Deliverable Format.
- b. Software Format -- Database and tabular files can be provided in Oracle, Microsoft Excel or Microsoft Access format. Other formats that are convertible to one of the aforementioned formats may be used with prior approval of the Department.
- c. Geographic Attributes -- Database and tabular files that contain elements with a geographic reference must provide a corresponding data field and a geographic coordinate pair for each feature location.

J. Notice of Public Proceedings

The Contractor agrees to provide the Department with prompt and timely written notice at least two weeks in advance of all public proceedings, including, but not limited to public meetings or hearings, relating to the Project.

K. Environmental Review

1. Contractor agrees to provide the Department, in a timely manner, with all documentation, including but not limited to, permit applications, environmental assessments, designs, plans, studies, environmental impact statements, findings, and determinations, relating to the Project.
2. Contractor acknowledges that compliance with the State Environmental Quality Review Act is a material term and condition of this Agreement. In no event shall any payments be made under this Agreement until Contractor has provided the Department with appropriate documentation that Contractor has met any requirements imposed on Contractor by the State Environmental Quality Review Act.

RESOLUTION NO. 190

AMENDING RESOLUTION 45 FOR 2019 REGARDING THE COUNTYWIDE RESILIENCY GRANT PROGRAM

Introduced: 5/11/20

By Audit and Finance Committee:

WHEREAS, By Resolution 45 for 2019, this Honorable Body authorized an agreement with the New York State Department of State regarding the acceptance of grant funding related to the Countywide Resiliency Grant Program for the term commencing February 11, 2019 and ending on September 12, 2020, and

WHEREAS, The County Executive has indicated that the New York State Department of State has authorized an extension for the term of grant funding from September 12, 2020 to January 31, 2022, and

WHEREAS, The County Executive has requested an amendment to the grant term in order to fully implement the Countywide Resiliency Grant Program, now, therefore, be it

RESOLVED, By the Albany County Legislature, that Resolution 45 for 2019 is hereby amended to reflect an ending date of January 31, 2022 rather than September 12, 2020, and, be it further

RESOLVED, That the Clerk of the County Legislature is directed to forward certified copies of this resolution to the appropriate County Officials.



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207
PHONE: (518) 447-5525 FAX: (518) 447-5589
www.albanycounty.com

M. DAVID REILLY, JR.
COMMISSIONER

CHANDRA WILLIAMS
DEPUTY COMMISSIONER

January 26, 2021

Honorable Andrew Joyce
Chair, Albany County Legislature
112 State St., Rm. 710
Albany, NY 12207

Dear Chairman Joyce:

Legislative Authorization is requested to release the "Right of Reverter" as stated in ABL Resolution No. 424 of 2008 on property located in the City of Albany, 144 Livingston Avenue.

If you have any questions regarding this request I can make myself available at your earliest convenience. Thank you for your consideration.

Sincerely Yours,

M. David Reilly Jr.
Commissioner

cc:

Hon. Dennis Feeney, Majority Leader
Hon. Frank Mauriello, Minority Leader
Majority Counsel
Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2267, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Legislative action is requested to Release the Right of Reverter

Legislative action is requested to Release the Right of Reverter per ABL Resolution No. 424 of 2008

Date:	January 26, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael Mc Laughlin

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☐ Property Conveyance
- ☒ Other: (state if not listed) Release Right of Reverter

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment

- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual
- ☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
- ☐ Purchase (Equipment/Supplies)
- ☐ Lease (Equipment/Supplies)
- ☐ Requirements
- ☐ Professional Services
- ☐ Education/Training
- ☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
- ☐ Release of Liability
- ☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☐
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☐ No ☐

Anticipated in Current Budget: Yes ☐ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☐

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Legislative action is requested to "Release the Right of Reverter" as specified in ABL Resolution No. 424 of 2008 for property located in the City of Albany, 144 Livingston Ave, Tax Map No. 65.74-4-12. This property was conveyed by the County of Albany to the Albany Housing Authority in 2009 as part of the Arbor Hill Revitalization Plan.

As per ABL Resolution No. 424 of 2008, conditions were set allowing the County to release the right of reverter upon the Albany Housing Authority showing its investment in the property is in access of the delinquent tax liens at the time of the county foreclosure. The Albany Housing Authority has provided information which meets this criteria and is now requesting the Right of Reverter be released so they may convey 144 Livingston Ave. This conveyance to an abutting owner of 144 Livingston Avenue as explained in their request furthers the support of property ownership as sought in the Arbor Hill Revitalization Plan.

RESOLUTION NO. 424

AUTHORIZING THE CONVEYANCE OF TWO PARCELS OF REAL PROPERTY TO THE CITY OF ALBANY PERTAINING TO THE ARBOR HILL REVITALIZATION PLAN

Introduced: 11/10/08

By Ms. Maffia-Tobler:

WHEREAS, The Albany Housing Authority is requesting Albany County to convey two tax-foreclosed properties at 144 and 158 Livingston Avenue as part of the Arbor Hill neighborhood revitalization plan, and

WHEREAS, This Honorable Body previously transferred 62 properties to the Authority to allow it to proceed with plans to offer new housing opportunities to Arbor Hill residents by creating a mix of housing options through ownership and rental units, new construction and rehabilitation, as well as market-priced and subsidized units, and

WHEREAS, The Department of Management and Budget has indicated that \$4,822.52 is owed in unpaid taxes and County-incurred costs on 144 Livingston Avenue, and \$11,157.70 is owed on 158 Livingston Avenue, and

WHEREAS, It is recommended that the County convey the property to the Albany Housing Authority by quitclaim deed, under identical terms agreed to with the earlier transfers of the 62 properties, including a provision to reimburse the County the difference between the sale price and the cost of the improvements, now, therefore be it

RESOLVED, By the Albany County Legislature that the County Executive is authorized to execute on behalf of the County any documents necessary to convey 144 and 158 Livingston Avenue to the Albany Housing Authority, and, be it further

RESOLVED, That the properties be transferred to the Authority by quitclaim deed containing a releasable right of reverter to the County requiring the properties be used to implement the revitalization plan and that the properties be improved at a minimum by the specified amount of the delinquent tax liens at the time of foreclosure, and, be it further

RESOLVED, That the County agrees to release the right of reverter on the properties upon submission of proof that the cost of the improvements meets or exceeds the amount of the delinquent tax liens, or, in the event the properties are sold at a profit exceeding the cost of the improvements, the County is entitled to reimbursement of the full amount of the excess, and, be it further

RESOLVED, That the County Attorney is authorized to approve said conveyances as to form and content, and, be it further

RESOLVED, That the Clerk of the County Legislature is directed to forward certified copies of this resolution to the appropriate County Officials.

Adopted by unanimous vote. 11/10/08

GOLDBERGER AND KREMER
ATTORNEYS AND COUNSELORS AT LAW
39 NORTH PEARL STREET
SUITE 201
ALBANY, NEW YORK 12207
518/436-8313
FAX NO. 436-8316

BRYAN J. GOLDBERGER*
BRIAN S. KREMER
*ALSO ADMITTED IN PENNSYLVANIA

January 25, 2021

VIA EMAIL AT michael.mclaughlin@albanycountyny.gov

Daniel McCoy, County Executive
Office of the Albany County Executive
112 State Street, Room 1200
Albany, New York 12207

Re: 144 Livingston Avenue, Albany

Dear Mr. McCoy:

This office serves as General Counsel to Albany Housing Authority, the owner of 144 Livingston Avenue. It is our understanding that the County of Albany became the owner of 144 Livingston Avenue through a tax foreclosure in 2008 and that approximately \$7,750.00 was due in taxes when the foreclosure was completed. The County of Albany conveyed the property to Albany Housing Authority on or about December 31, 2008. The deed conveying title to Albany Housing Authority, a copy of which is enclosed, contained a right of reverter.

Since Albany Housing Authority became the owner of the property, it has demolished the dilapidated structure on the property. I have enclosed herewith an invoice from Ditunno and Sons, LLC for demolishing the structure, along with an invoice from Alpine Environmental Services for the required air monitoring during the demolition. The total cost of the demolition was \$11,650.00. I have enclosed copies of the checks paying for these services.

Albany Housing Authority would like to convey the property to Ricio Villa, the owner of 23 North Swan Street, which is adjacent to 144 Livingston Avenue, for the primary purpose of providing off street parking. Albany Housing Authority will not receive any payment for the conveyance. This transfer would be consistent with the Arbor Hill Neighborhood Rehabilitation Plan as set forth in Resolution 424-2008.

Based on the foregoing, I am requesting that the County release the reverter set forth in the December 31, 2008 deed. Please contact me should you require anything further in order to process this request. It is my understanding that the Albany County Legislature must approve any such release. Thank you.

Very Truly Yours,

GOLDBERGER AND KREMER



Brian S. Kremer

BSK:jnb
Encl.


County Properties - Munis [COUNTY OF ALBANY]
⚡ ? ✕

HOME

Accept Cancel Search Query Builder

Add Update Delete Global Duplicate

Print Text file PDF Excel Word Email Schedule

Attach Notes Audit Notify Maplink Alerts

Addl Info Adj Inq Return

Confirm Search Actions Output Office Tools Menu

Parcel information

Parcel	06507400040120000000	Property type	T - TAX DEED
Lien year/number	2002 9137	Status	Inactive
Acquired/Deed date	09/08/2009	Status reason	SOLD - SOLD AT PUBLIC
Deeded out date	03/19/2009	Status change date	11/10/2008
Town	01 - CITY OF ALBANY	School district	010100
Reference	5835-04-0000540	Lien expiration date	12/31/9999
Lien book/page		Foreclosure date	09/08/2009
Foreclosure bk/pg		County investment	7,841.98
Deed bill year/no	2002 93	Resolution no	424
Owner	...	Special Conditions/Notes	
Assessed owner	114556 BOWDEN LEEANN		
Location	144 LIVINGSTON AVE		

County property detail

Recpt Date	Type	Reference	Yr	Trans No	Amount	Trn/Ck Date	Entry Date
11/10/2008	SPS	Resolution: 424			-1.00		10/14/2010
09/08/2009	D	5835-04-0000540	02		644.19	09/08/2009	09/08/2009
09/08/2009	TAXP		03	MU115857	342.42	09/08/2009	09/08/2009
09/08/2009	TAXP		03	MU115863	105.94	09/08/2009	09/08/2009
09/08/2009	TAXP		04	MU115858	601.68	09/08/2009	09/08/2009
09/08/2009	TAXP		04	MU115864	261.90	09/08/2009	09/08/2009
09/08/2009	TAXP		05	MU115859	233.69	09/08/2009	09/08/2009
09/08/2009	TAXP		05	MU115860	626.52	09/08/2009	09/08/2009
09/08/2009	TAXP		06	MU115861	90.55	09/08/2009	09/08/2009
09/08/2009	TAXP		06	MU115862	668.91	09/08/2009	09/08/2009
09/08/2009	TAXP		07	MU115907	999.44	09/08/2009	09/08/2009
09/08/2009	TAXP		08	MU115908	3,267.74	09/08/2009	09/08/2009



438 New Karner Road
Albany, NY 12205

INVOICE

Email: ChrisM@AlpineEnv.com

Phone (518) 250-4047

Fax (518) 250-4353

INVOICE TO

Albany Housing Authority
200 South Pearl Street
Albany, NY 12202
Attn: Steve Longo

DATE	INVOICE NO.
8/21/2014	14-16197-A

PROJECT/LOCATION

144 Livingston Ave.
Albany, NY

P.O. NUMBER	TERMS	DUE DATE	BILLING PERIOD
	Net 30	9/20/2014	7/27/14 - 8/8/14

DESCRIPTION	QUANTITY	PRICE EACH	AMOUNT
NYS Certified Asbestos Inspector:	1	200.00	200.00
NYS Certified Asbestos Air Sampling Technician: (Day)	1	350.00	350.00
Asbestos Analysis: TEM (24 HR TAT) NIOSH 7402	1	100.00	100.00
OK DJ per STL 9/17/14 250.4590.03 144 Livingston air sample			
Thank you for your business. Visa, Mastercard, AMEX, and Discover Accepted. At the Discretion of Alpine Environmental, all invoices may be Subject to Collection, Court Costs and Interest (1.5%) per Month.			Total \$650.00

Balance Due \$650.00

ALBANY HOUSING AUTHORITYGENERAL FUNDPLEASE DETACH
BEFORE DEPOSITING !!

Check # 0000110148

ALPINE ENVIRONMENTAL SRV

<u>INVOICE #</u>	<u>Invoice Date</u>	<u>Description</u>	<u>Account Number</u>	<u>Payment Amount</u>
14-16197-A	9/1/2014	144 LIVINGSTON AVE AIR SAMPLE	250.4590.03.000	650.00
TOTAL PAYMENT AMOUNT:				650.00

9/19/2014

NOT NEGOTIABLE

NOT NEGOTIABLE

ALBANY HOUSING AUTHORITY200 South Pearl St.
Albany, NY 12202KeyBank National Association
Albany, NY 12201

General Fund

Contract No.
NY35929-7
213

Check Number 0000110148

Check Date 9/19/2014

PAY THIS AMOUNT
\$650.00Pay **SIX HUNDRED FIFTY DOLLARS & NO CENTS**TO THE ORDER ALPINE ENVIRONMENTAL SRV
438 NEW KARNER ROAD
ALBANY, NY 12205

VOID AFTER 90 DAYS

Steven F. Longo
Vicki W. Cain

ALBANY HOUSING AUTHORITYGENERAL FUNDPLEASE DETACH
BEFORE DEPOSITING !!

Check # 0000110157

DITONNO AND SONS, LLC

9/19/2014

INVOICE #	Invoice Date	Description	Account Number	Payment Amount
628	9/5/2014	DEMO 144 LIVINGSTON AVENUE	250.4590.03.000	11,000.00
TOTAL PAYMENT AMOUNT:				11,000.00

NOT NEGOTIABLE

NOT NEGOTIABLE

ALBANY HOUSING AUTHORITY200 South Pearl St.
Albany, NY 12202KeyBank National Association
Albany, NY 12201

General Fund

Contract No.
NY35929-7
213

Check Number 0000110157

Check Date 9/19/2014

PAY THIS AMOUNT
\$11,000.00Pay **ELEVEN THOUSAND DOLLARS & NO CENTS.**TO THE ORDER DITONNO AND SONS, LLC
4216 ALBANY STREET

COLONIE, NY 12205-

VOID AFTER 90 DAYS

Steven F. Longo
Vicki W. Cain





DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207
PHONE: (518) 447-5525 FAX: (518) 447-5589
www.albanycounty.com

M. DAVID REILLY, JR
COMMISSIONER

CHANDRA WILLIAMS
DEPUTY COMMISSIONER

January 27, 2021

Honorable Andrew Joyce
Chair, Albany County Legislature
112 State St., Rm. 710
Albany, NY 12207

Dear Chairman Joyce:

Legislative authorization is requested to rescind the authorization to transfer tax foreclosed property located in the City of Albany, 291 Third Street to the Albany County Land Bank Corporation pursuant to ABL Resolution No. 171 of 2018 and convey this property to an abutting property owner Kirk R. Moore.

This transfer is in accordance with Resolution No. 29 of 2019 which states "Properties which will be discretionally conveyed by the County to individuals or entities who own abutting or adjacent parcels".

If you have any questions regarding this request I can make myself available at your earliest convenience. Thank you for your consideration.

Sincerely Yours,

M. David Reilly, Jr
Commissioner

cc:

Hon. Dennis Feeney, Majority Leader
Hon. Frank Mauriello, Minority Leader
Majority Counsel
Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2275, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Requesting Legislative Action to rescind the authorization to convey property to the Albany County Land Bank Corporation and authorize a conveyance to an abutting property owner.

Requesting Legislative Action to rescind the authorization to convey property to the Albany County Land Bank Corporation and authorize a conveyance to an abutting property owner.

Date:	January 27, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael Mc Laughlin

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☒ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual

- ☐ Equipment
- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual
- ☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
- ☐ Purchase (Equipment/Supplies)
- ☐ Lease (Equipment/Supplies)
- ☐ Requirements
- ☐ Professional Services
- ☐ Education/Training
- ☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
- ☐ Release of Liability
- ☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☐
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☐ No ☐

Anticipated in Current Budget: Yes ☐ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☐

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Requesting legislative authority to rescind the authorization to convey property located in the City of Albany 291 Third Street (65.56-1-58) to the Albany County Land Bank Corporation per ABL Res No.171 of 2018 and convey this property to an abutting property owner, Kirk R. Moore, 260 Loudonville Road, Albany NY 12211 for \$400. This transfer is in accordance with Resolution No. 29 of 2019 which states "Properties which will be discretionally conveyed by the County to individuals or entities who own abutting or adjacent parcels ".

Mr. Moore who owns the abutting property at 289 Third Street is planning to use this property along with 291 Third Street to create an educational center and urban garden.

A review of Kirk R. Moore's properties indicates there are no delinquent taxes and no outstanding code violations assessed against them.

The following will be part of the sale of this property and is requested to be stated in the resolution of sale:

At the closing: All closings costs. A prorated share of the 2020/2021 School Taxes. A prorated share of the 2021 Property taxes excluding the demolition charge listed.

After the closing: All water, sewer and other charges billed on and after the date of the closing shall be the responsibility

of Kirk R. Moore.

Kirk R. Moore

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

DECEMBER 4, 2020

County Executive Daniel McCoy

Harold L. Joyce Albany County Office Building

112 State Street Room 1200

Albany, New York 12207

Dear Mr. McCoy,

Albany County approved the transfer of the property located at 291 Third Street, Albany, New York 12206, by resolution 171 on April 20, 2018. The property did not go into the possession of the Albany County Land bank. I am the owner of the adjacent property and have maintained 291 Third Street for the past 2 years. I am interested in purchasing the property for \$400 and intend to use it as an educational center and urban garden.

Warm regards,

Kirk Moore



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality - Albany

Address of Property -291 Third Street

Tax Map Number-65.56-1-58

Property Description-Residential Vacant Land

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser-Kirk Moore

City of Albany- 289 Third Street - 392.5 Livingston Avenue -260 Loudonville Road

CODE ENFORCEMENT INFORMATION

No outstanding violations-Verified with City of Albany Code Enforcement officer 1/27/2021

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 1/27/2021

COUNTY FORECLOSURE INFORMATION

Not Applicable

Signed-_____

ANTHONY DILELLA

Property Manager

DATE----January 27, 2021---



01/27/2021 03:10
adilella

TEST DATABASE Jul 16 2019
Parcel Find

1
arbiting

PARCEL: 06505600010580000000
LOCATION: 291 THIRD ST
NAME: ** VARIOUS **

EFF DATE: 01/27/2021

YEAR	CAT	BILL	NSC	REFERENCE	BILLED/ADJ	UNPAID BAL	DUE NOW
2011	TL-E	1498	Y	291 THIRD ST	1022.44	1022.44	1825.08
2012	TL-1	1290	Y	291 THIRD ST	1535.92	1535.92	3240.79
2012	TL-E	1975	Y	291 THIRD ST	856.48	856.48	1336.89
2013	TL-E	1193	Y	291 THIRD ST	720.82	720.82	1124.48
2013	TL-1	2013	Y	291 THIRD ST	2609.62	2609.62	4757.54
2014	RE-1	8182	Y	291 THIRD ST	1472.09	1402.04	2691.00
2014	TL-E	1018	Y	291 THIRD ST	834.10	834.10	1265.08
2015	RE-E	3760	Y	291 THIRD ST	733.88	706.08	1100.89
2015	RE-1	8506	Y	291 THIRD ST	1615.71	1538.82	2769.07
2016	RE-E	2132	Y	291 THIRD ST	353.29	336.51	534.47
2016	RE-1	70014	Y	291 THIRD ST	2082.83	1990.84	3241.93
2017	RE-E	5674	Y	291 THIRD ST	365.97	348.59	511.96
2017	RE-1	7815	Y	291 THIRD ST	598.16	581.18	894.57
2018	RE-E	4177	Y	291 THIRD ST	372.68	354.98	478.87
					TOTAL DUE NOW		25772.62
					TOTAL UNPAID		15173.99



January 29, 2021

Board of Directors

Charles Touhey, Chair
Touhey Associates

Natisha M. Alexander, Treasurer
Resident

Samuel Wells, Secretary
Resident

Mark Bobb-Semple
Resident

Anthony Capece
*Executive Director, Central Avenue
BID*

Joseph J. LaCivita
City of Watervliet

Juanita Nabors
Resident

David C. Rowley
*Managing Partner, Cooper Erving &
Savage*

Chris Spencer
City of Albany

Executive Director

Adam Zaranko

Mike McLaughlin
Director of Policy and Research
Office of the Albany County Executive
112 State Street, Room 1200
Albany, NY 12207

Re: 291 Third Street, Albany, New York (Tax Map No: 65.56-1-58)

Mr. McLaughlin,

Albany County has authorized the transfer of the subject property to the Albany County Land Bank ("Land Bank").

It is our understanding that Albany County has received a request for a direct acquisition of the subject property from an adjacent property owner.

The Albany County Land Bank does not object to a direct disposition of the subject property by Albany County.

Sincerely,

Adam Zaranko
Executive Director



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207
PHONE: (518) 447-5525 FAX: (518) 447-5589
www.albanycounty.com

M. DAVID REILLY, JR
COMMISSIONER

CHANDRA WILLIAMS
DEPUTY COMMISSIONER

January 5, 2021

Honorable Andrew Joyce
Chair, Albany County Legislature
112 State St., Rm. 710
Albany, NY 12207

Dear Chairman Joyce:

Pursuant to the "Albany County Disposition Plan" adopted per ABL Resolution # 29 of 2019, property withdrawn from tax foreclosure can be conditionally offered for sale by a Sealed Bid.

In this regard, the Department of Management and Budget conducted an online sealed bid process through the county website from the period beginning October 15, 2020 and ending November 16, 2020 at noon. This site allowed prospective bidders to view property information through individual "property folders" and were given the ability to place a bid online for the properties offered. Property known as 172 Main Street located in the Town of Coeymans was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 172 Main Street to the sole bidder Wild Room Inc. The submission made by Wild Room Inc. was evaluated as a description of how their ownership would be a benefit to the community stemming from the proposed use of this property.

If you have any questions regarding this request I can make myself available at your earliest convenience. Thank you for your consideration.

Sincerely Yours,

M. David Reilly, Jr
Commissioner

cc:

Hon. Dennis Feeney, Majority Leader
Hon. Frank Mauriello, Minority Leader
Majority Counsel

Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2231, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Requesting Legislative Action to Convey Property offered per a Sealed Bid process

Authorization to Convey Property located in the Town of Coeymans
172 Main Street per the Sealed Bid Process conducted October 15, 2020 thru November 16th, 2020

Date:	January 14, 2020
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commisioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly / Michael Mc Laughlin

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☒ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment

- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual
- ☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
- ☐ Purchase (Equipment/Supplies)
- ☐ Lease (Equipment/Supplies)
- ☐ Requirements
- ☐ Professional Services
- ☐ Education/Training
- ☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
- ☐ Release of Liability
- ☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☐
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☐ No ☐

Anticipated in Current Budget: Yes ☐ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☐

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Properties are withdrawn from tax foreclosure as there exists a significant risk that the County of Albany might be exposed to a liability substantially in excess of the amount that could be recovered by foreclosing the tax lien.

Pursuant to ABL resolution No 29 of 2019 the Albany County Disposition Plan, properties “withdrawn” from a foreclosure proceeding can be offered for sale through a sealed bid process with the sale price criteria being “an amount which reflects the benefit to the community stemming from the proposed use of the property. In this regard the Department of Management and Budget through the county website offered properties online through a sealed bid process which was conducted from October 15th until November 16th, 2020.

Authorization is requested to convey property located in the Town of Coeymans, 172 Main Street, Tax Map No. 168.10-3 -14 to Wild Room Inc. , 54 Church Street, Coeymans, NY 12045 for \$1,000 . Wild Room Inc. was the sole bidder on this property and their submission indicates a detailed plan to rehabilitate this tax delinquent property which intern will benefit the community. Wild Room Inc. has deposited the full amount of the bid offered \$1,000 by certified funds with the Albany County Division of Finance.

A review of property owned by Wild Room Inc. indicates there are no outstanding taxes or code violations against these properties.

The following shall be the responsibility of Wild Room Inc. and is requested to be stated in the resolution:

All closing costs.

All Real Estate Taxes (property and school), water, sewer and other municipal charges due on and after July 1, 2021.

COVID-19 UPDATE: Testing sites & screening options, data & statistics dashboard, news, updates and more. COVID-19 Information and Resources

Albany County
New York

CONTACT INFO Translate

HOME OUR COUNTY GOVERNMENT DEPARTMENTS BUSINESS RECREATION

Finance Division
 FAQs
 Unclaimed and Abandoned Funds Listing
 Delinquent Tax Lists
 Avoid Foreclosure!
 Useful Online Resources
 Albany County Land Bank
 Designated Sensitive Parcels
 Certificate of Residence
 Sealed Bids

QUESTIONS?
 All questions about the sealed bid process **MUST** be submitted to bids@albanycountyny.gov
 We answer questions to the order they are received, typically within one business day.

Departments > Management and Budget > Finance Division >

Sealed Bids

Print Size [Facebook](#) [Twitter](#) [LinkedIn](#) [Email](#)

**Application Deadline:
November 16, 2020 (12Noon)**

Before You Bid...

Read carefully before deciding if you would like to bid on a property:

- This process will be conducted online only.
- Read all **terms and conditions** of sale carefully before bidding.
- Review property folder shown below.
- Fill in all information relative to your bid on the bid submission form.
- You must sign the bidder certification in the bid submission form. Failure to sign the certification will disallow your bid.
- This submission must be emailed within the allotted time as specified on this site and on the bid submission form to the email address indicated in the bid submission form. No submissions will be accepted after the deadline. For additional guidance, please view our [instructions](#).

Bid Evaluation Criteria

- Bids will be rated on a scale of 1-5 based on their rehabilitation plan, benefit to the community, and overall submission.
- All sales are subject to the approval of the Albany County Executive and the Albany County Legislature and either may reject any sale for any reason.
- All sales must be approved by legislative resolution.

For more details, please read the [terms and conditions](#)

NEW Bid Payment Process

- Upon notification, the chosen bidder must immediately deposit the full bid amount either by certified mail or in person (by appointment only) to:
 - Albany County Division of Finance
 - 112 State Street, Room 1540
 - Albany, New York 12207
- Checks are to be made payable to: Albany County Department of Management and Budget.
- No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received.
- Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

For more details, please read the [terms and conditions](#)

Be Aware!

- These properties present a **high element of liability risk** to Albany County due to their condition; therefore the County has not foreclosed on these properties and does not show these properties or permit anyone access to these properties.
- We strongly encourage any bidder to review the property files and to **investigate the property as thoroughly as possible**.

**Albany County**
New York

HOMEOUR COUNTYGOVERNMENTDEPARTMENTSBUSINESSRECREATION

112 State Street, Room 1360
Albany, New York 12207

- Checks are to be made payable to Albany County Department of Management and Budget.
- No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received.
- Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

For more details, please read the [terms and conditions](#).

Be Aware!

- These properties present a high element of liability risk to Albany County due to their condition; therefore the County has not foreclosed on these properties and does not show these properties or permit anyone access to these properties.
- We strongly encourage any bidder to review the property files and to investigate the property as thoroughly as possible.

For more details, please read the [terms and conditions](#).

Additional Notes

Some things to consider before bidding...

- Do not bid unless you can pay the full amount immediately if you are chosen.
- Buildings and lots are sold AS IS—no guarantee of condition.
- If you have not read the property folder, do not bid.
- Eviction of occupants is the responsibility of the bidder after closing.
- Zoning and planning—prior use does not guarantee zoning after purchase.
- Past codes violations.

Important financial considerations:

- Current water and sewer bills.
- Current year tax bills—school and property taxes.
- General municipal charges.

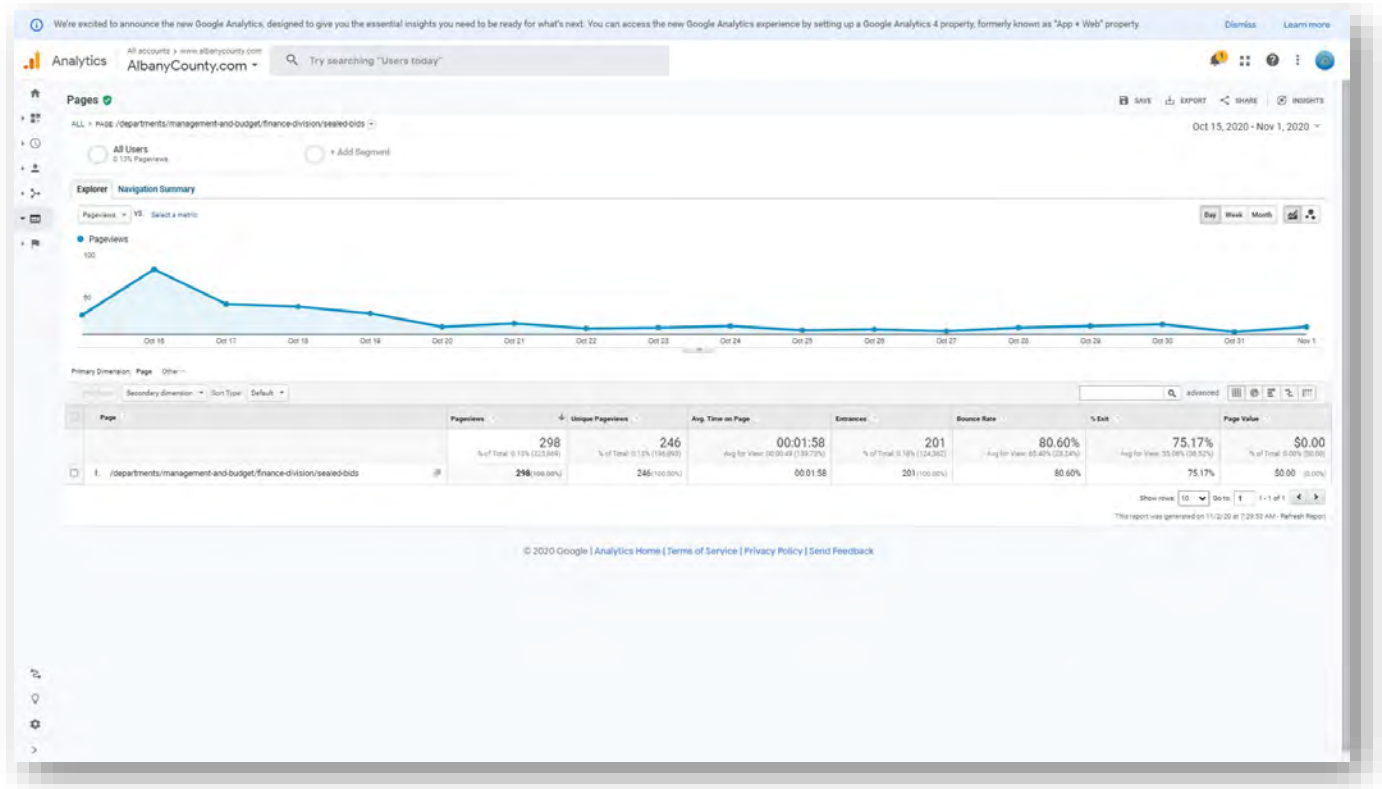
For more details, please read the [terms and conditions](#).

Available Properties

Photo Click for full size	Address	Property Type/Comments	Property Documents
	144 Broad Street, Albany	Three family residence	Property Folder - 144 Broad Street Tax Map - 144 Broad Street Online Bid Application - 144 Broad Street
	813 19th Street, Waterford	One family residence	Property Folder - 813 19th Street Tax Map - 813 19th Street Online Bid Application - 813 19th Street
	172 Main Street, Coeymans	Health spa	Property Folder - 172 Main Street Tax Map - 172 Main Street Online Bid Application - 172 Main Street
	4082 Albany Street, Colonie	One family residence	Property Folder - 4082 Albany Street



 Albany County New York HOME OUR COUNTY GOVERNMENT DEPARTMENTS BUSINESS RECREATION 			
For more details, please read the terms and conditions			
Available Properties			
Photo Click for full size	Address	Property Type/Classicals	Property Documents
	144 Broad Street, Albany	Three family residence	Property Folder - 144 Broad Street Tax Map - 144 Broad Street Online Bid Application - 144 Broad Street
	813 19th Street, Watervliet	One family residence	Property Folder - 813 19th Street Tax Map - 813 19th Street Online Bid Application - 813 19th Street
	172 Main Street, Coeymans	Health spas	Property Folder - 172 Main Street Tax Map - 172 Main Street Online Bid Application - 172 Main Street
	4092 Albany Street, Colonie	One family residence	Property Folder - 4092 Albany Street Tax Map - 4092 Albany Street Online Bid Application - 4092 Albany Street
	25 Newton Street, Colonie	Residential vacant lands	Property Folder - 25 Newton Street Tax Map - 25 Newton Street Online Bid Application - 25 Newton Street
	434 Broadway, Coxsack	Vacant land in commercial area	Property Folder - 434 Broadway Tax Map - 434 Broadway Online Bid Application - 434 Broadway
	56 James Street, Green Island	Vacant land in commercial area	Property Folder - 56 James Street Tax Map - 56 James Street Online Bid Application - 56 James Street
	29 Arch Street, Green Island	Vacant land	Property Folder - 29 Arch Street Tax Map - 29 Arch Street Online Bid Application - 29 Arch Street



**Albany County Legislative Resolution No. 29 of 2019
SEALED BID
BIDDER SUBMISSION FORM**

INSTRUCTIONS

**THIS PROCESS WILL BE CONDUCTED ONLINE ONLY AT
WWW.ALBANYCOUNTY.COM/SEALEDBIDS**

PLEASE REVIEW PROPERTY FOLDER SHOWN ON WEBSITE

PLEASE READ ALL TERMS OF SALE CAREFULLY BEFORE BIDDING

**FILL IN ALL INFORMATION RELATIVE TO YOUR BID ON THIS BID SUBMISSION FORM.
INCOMPLETE FORMS CAN BE REJECTED.**

**PLEASE SIGN THE BIDDER CERTIFICATION ON THE BID SUBMISSION FORM OR
YOUR BID WILL BE REJECTED**

**THIS SUBMISSION MUST BE EMAILED WITHIN THE ALLOTTED TIME AS
SPECIFIED ON WWW.ALBANYCOUNTY.COM/SEALEDBIDS
TO SEALEDID@ALBANYCOUNTYNY.GOV**

**ANY QUESTIONS CONCERNING THIS FORM CAN BE EMAILED TO
BIDINFO@ALBANYCOUNTYNY.GOV**

ALBANY COUNTY DISPOSITION PLAN

“Properties which will be discretionally conveyed by the County to individuals or entities for economic development purposes.”

Adopted per Albany County Legislative Resolution No. 29 of 2019

B. If they have been withdrawn from foreclosure, these properties shall be conditionally offered for sale via sealed bid for either its appraised value, outstanding delinquent tax liability (inclusive of interest, penalties and legal charges) prior to foreclosure, or an amount which reflects the benefit to the community stemming from the proposed use of the property with disclosure of the reasons for their withdrawal. It shall be the bidder’s responsibility to research all information in the County’s property file in this regard. Written notice to the local municipality(s) in which the property is located shall be required no less than 30 days prior to consideration by the County Legislature of such property transfer. Proof of compliance with the aforementioned written notice requirement shall be provided to the Legislature as a pre-condition to the Legislature’s consideration of any conveyance falling under this section. Upon bid approval by the County Legislature, the full amount of the sale price and closing costs must be submitted to the County in escrow prior to and as a prerequisite to the completion of the foreclosure process. A signed statement by the bidder acknowledging receipt of full disclosure regarding the condition of the property in so far as known to the County will be required at that time. The County shall not be liable for any conditions known or unknown on these properties, and the purchaser will be required to execute a release, hold harmless, and indemnification agreement in this regard at the closing on the sale. Deed title will be transferred directly to the successful bidder pursuant to assignment without recourse

§ 1138. Withdrawal of parcels from foreclosure

“The enforcing officer of any tax district may at any time prior to final judgment withdraw any parcel of real property from a foreclosure proceeding under this title for one or more of the following reasons if the tax district were to acquire the parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing the tax lien “

TERMS AND CONDITIONS OF SEALED BID PROPERTY SALES

A. Bidding Process and Procedure:

1. All bids shall be sealed with collusive bidding being prohibited.
2. All bids shall be submitted and processed online using the electronic bid submission form annexed hereto.
3. A bidder is permitted to submit only one bid per property being offered for sale.
4. All sections of the bid submission form shall be completed and the bid submitted together with all required back-up materials within the allowable timeframe for bidding indicated on the "Sealed Auction Bids" page of the Albany County website: www.albanycounty.com/sealedbids.
5. The length of time a sealed bid shall be required to remain open will be indicated on the bid submission form and will also be indicated on the website.

B. Bidder Eligibility and Implied Representations.

1. A prospective bidder is ineligible to bid if:
 - a) The bidder has failed to satisfactorily comply with any material representation made to Albany County with respect to the bidder's plans for the use, rehabilitation or economic development of any property previously purchased by the bidder from Albany County.
 - b) The bidder or the bidder's immediate family member(s), or anyone bidding on the bidder's behalf is/are the tax delinquent owner(s) or former owner(s) of any property located within Albany County.
 - c) The bidder has lost title to property to Albany County by reason of delinquent tax foreclosure within the preceding 24 month time period.
 - d) The bidder has an unresolved building construction and fire safety code violation in connection with another property located within Albany County.

C. Terms of Sale Relating to Condition of Sealed Bid Properties Being Offered for Sale.

1. All sales are subject to non-reviewable discretionary approval of the County Executive and the Albany County Legislature, which approvals may for any reason be denied.
2. All properties offered for sale through the Sealed Bid process are sold without recourse in “where is” and “as is” condition as per its assessment roll description at the time it was foreclosed upon by Albany County with no representations or warranties of any kind made regarding the property’s actual location, physical condition, title or legally permissible use.
3. Albany County shall not be liable for any conditions known or unknown on these properties, and the selected bidder shall be required to execute a release, hold harmless, and indemnification agreement in this regard at the closing on the sale thereof.
4. Properties offered for sale through the Sealed Bid process shall be sold with disclosure of the reasons for its withdrawal for either its appraised value, outstanding delinquent tax liability (inclusive of interest, penalties and legal charges) prior to its foreclosure, or an amount which in the sole non-reviewable discretionary opinion of Albany County reflects the best benefit to the community as a whole stemming from its proposed use.
5. A signed statement by the selected bidder will be required at the time of sale acknowledging bidder’s receipt of full disclosure regarding the condition of the property offered for sale in so far as known to Albany County.
6. Deed title to the property will be transferred directly to the selected bidder pursuant to assignment without recourse.

D. Bidder’s Due Diligence Requirements with Respect to “Sealed Bid” Properties.

1. The bidder assumes all responsibility to investigate the physical condition of the property or of any structures or improvements located thereon.
2. By making a bid, bidder certifies the bidder has made an on-site inspection of the property and has reviewed the online folder containing all information known to Albany County concerning the property available on the Albany County website page Sealed Auctions Bids (www.albanycounty.com/sealedbids).

E. Bid Payment Process and Procedure

Upon notification, the bidder chosen by the Commissioner of Management and Budget or his assignees shall immediately deposit the full bid amount with the Albany County Division of Finance, 112 State Street, Room 1340, Albany, New York 12207 either by certified mail or in person. Checks are to be made payable to Albany County Department of Management and Budget. No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received. Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

F. Sale Closing and Property Conveyance Process and Procedure

1. The selected bidder shall provide the information necessary to complete the required forms and documents for recording the deed from the County of Albany in the Albany County Clerk's office.
2. All real estate taxes not in the collection process of the Albany County Division of Finance at the scheduled date of closing are the responsibility of the selected bidder to pay.
3. All current and past due water bills not in the collection process of the Albany County Division of Finance at the scheduled date of closing are the responsibility of the selected bidder to pay.
4. All municipal charges or fees not in the collection process of the Albany County Division of Finance at the scheduled date of closing are the responsibility of the selected bidder to pay.
5. The County Legislature may set the responsibility for the Real Estate Taxes, Water Bills and Municipal Charges for the selected bidder by resolution.
6. All recording fees are the responsibility of the selected bidder.

BIDDER INFORMATION - CONTACT AND DEED INFORMATION

*Bidder Name: Wild Room Inc.

*As it will appear on County deed

Address: 54 Church Street, Coeymans, NY 12045

Phone: (518) 610-3306

Email: jesse@wildroominc.com

Preferred method of contact: ☒ Phone ☐ Email

TYPE OF ENTITY

☐ Individual

☒ Corporation

Incorporated in what state: New York

Date incorporated: 01/2019

Authorized to do business in New York State? ☒ Yes ☐ No

☐ Partnership

Indicate type of partnership: _____

Number of general partners: _____

Number of limited partners: _____

☐ Not-for-profit

Incorporated in what state: _____

Date incorporated: _____

☐ Limited Liability Company

Formed in what state: _____

Date incorporated: _____

Authorized to do business in New York State? ☒ Yes ☐ No

☐ Sole Proprietorship

Name of Sole Proprietor: _____

PROPERTY INFORMATION AND BID AMOUNT OFFERED

COUNTY USE ONLY

PROPERTY INFORMATION

Property Address: 172 MAIN STREET

Municipality: TOWN OF COEYMANS

Tax map No: 168.10-3-14

Description: HEALTH SPAS

Reason for Withdrawal from Foreclosure:

Environmental Concerns

"If the tax district were to acquire the parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing the tax lien."

Disposition plan excerpt being invoked:

An amount which reflects the benefit to the community stemming from the proposed use of the property.

Amount offered by bidder: \$ 1,000.00

REASON FOR BIDDING ON PROPERTY

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A BUILDING

- | | |
|--|--|
| ☒ Renovate | ☐ Occupy as owner occupant (use as primary residence) |
| ☒ Rehabilitate | ☐ Occupy this property as a rental |
| ☐ Occupy/operate As Is | ☐ Redevelop and re-sell |
| ☐ Demolish/deconstruct | ☐ Other _____ |
| ☐ New construction | |

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A LOT

- ☐ New Construction
- ☐ Property Improvements (example: fencing, landscaping, garden/green space)
- ☐ Other _____

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A SIDE-LOT*

- | | |
|--------------------------------------|--------------------------------------|
| ☐ Fence | ☐ Deck/Patio |
| ☐ Landscaping | ☐ Garage |
| ☐ Driveway | ☐ Other _____ |

Note: Bidders are responsible for verifying their respective property plan is compliant with local zoning. If the property plan does not comply with current zoning or land use laws, additional approvals may be required and are the sole responsibility of the bidder. Contact the appropriate municipality to find out more information.

Use the below space or attach additional sheets to indicate how your ownership and development of this property will benefit the community (attach additional supporting material as needed):

[172 Main St Proposal] - Page 10

[Mayor Recommendation] - Page 11

Business plan is available by request.

Blank lined area for additional text or attachments.

I'm writing regarding the property located at 172 Main Street, Ravena New York 12143.

Summary:

- Relieve Albany County of property burden.
- Restore/renovate 172 Main Street.
- Move my business from Rensselaer County to Albany County.
- Add to village and county tax revenue.
- Expand my existing business and create jobs, both direct and sub-contracted.
- Donate funds to local schools for art education.

About Me:

My name is Jesse Wichmann and I'm the Owner/President of Wild Room Inc., a pop-culture media and arts company serving the local Capital District as well as national and international clients.

Seeing the potential, my wife and I moved to Ravena in 2008, purchased and renovated our first house, started our family with 2 wonderful children and eventually purchased a second home, keeping the first as a rental property.

Southern Albany County is a great untapped area for locally owned businesses to flourish in. Lower property costs, easy travel route access and an amazing riverfront, historic Ravena/Coeymans could see a revitalization similar to cities like Troy or Hudson. With the town and village electorate as well as local small business think-tanks, my plan is to be a leader in helping the township reach it's natural potential while preserving the history and charm of the community.

I also aim to create jobs, both through the hiring of subcontracted labor and with full time employees. After the Wild Room is established I plan to donate money, experience and resources to the local RCS school districts to help support the arts in education.

About the Wild Room:

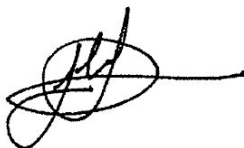
I have been in business since 2010 with steady 15-20% annual growth. The Wild Room is a Sub-S corporation, with 100% shares owned by myself.

I currently lease space in Rensselaer county, and despite ongoing national and global difficulties, The Wild Room is under rapid expansion, requiring a new, larger home, which I'd like to bring to my [Albany County] town of Ravena-Coeymans.

My plan is the immediate rehabilitation of 172 Main, back to the appearance of a classic firehouse, shoring up the structural integrity of the exterior(brick/stone repair, roof, windows, doors/entryways) while upgrading the building's internals to modern and ecological systems(electrical, plumbing, HVAC, etc) - specific estimates cannot be obtained until after closing, but rough estimates are approximately \$75,000 for interior renovation. Once construction is completed, 172 would serve as corporate headquarters for Wild Room Inc.

Thank you for your time and consideration.

Sincerely

A handwritten signature in black ink, appearing to be 'Jesse Wichmann', with a stylized, looping flourish extending to the right.

Jesse Wichmann

15 MOUNTAIN ROAD
RAVENA, NY 12143

VILLAGE OF RAVENA

TEL. (518) 756-8233
FAX (518) 756-3363
TDD # 1-800-662-1220

CLERK-TREASURER
SUSAN M. KING

DEPUTY CLERK-
TREASURER
KRISTINE M. BIERNACKI

VILLAGE CLERK
GABBY AMBROSE



MAYOR
BILL MISURACA, JR.

TRUSTEES

JOSEPH A. GANLEY
LINDA C. MULLER
MARYELLEN ROSATO
NANCY J. WARNER

November 12, 2020

To Whom It May Concern:

As Mayor of the Village of Ravena, and having met with Jesse Wichmann on several occasions, I would like to give this letter of support for his upcoming venture.

We as a community look forward to an exciting rejuvenation of a building on our Main Street. We believe this is a great step toward improving our community.

If you have any questions, please feel free to contact my office at 518-756-8233.

Sincerely,


William J. Misuraca, Jr.
Mayor

GENERAL COST ESTIMATE

Complete this section if bidding on a BUILDING

Estimated MATERIAL Cost: \$ 40,000 Estimated LABOR Cost: \$ 60,000

Total: \$ 100,000

Complete this section if bidding on a VACANT LOT

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0

Explanation of costs:

- New Roof[main building] installed/repared. - steeple repaired/painted. - new roof[side building]
- Brick/stone work repaired/repointed/cleaned. - new windows. - new main and side entrance doors.
- restore front wall structure to original[or approximate] fire house look. - new rear fire escape.
- Fully gut interior spaces and install new energy efficient structural needs and utilities...(plumbing,
electrical, gas, hvac, water etc). - new sprinkler system. - repair rear of building that is pulling away
from structure. - concrete pad and foundation repair.

PROPERTY OWNERSHIP HISTORY

If you answer YES to any of these questions, attach an explanation. Please provide complete, accurate and current information. Please be advised information provided will be independently verified.

THIS INFORMATION APPLIES TO ALL MEMBERS, PARTNERS AND SHAREHOLDERS

Do you own any properties in Albany County?

(attach a list with addresses, property type and year acquired)

☒ Yes ☐ No

Does any property you own currently have code violations?

☐ Yes ☒ No

Are you an owner of tax delinquent property?

☐ Yes ☒ No

Have you filed for bankruptcy within the past 7 years?

☐ Yes ☒ No

Have you owned property foreclosed on for tax-delinquency?

☐ Yes ☒ No

Have you or a family member previously owned the property for which you are applying?

☐ Yes ☒ No

1. 27 Cental Avenue, Ravena New York 12143

Purchased 2008

Residential

2. 54 Church Street, Coeymans New York 12045

Purchased 2015

Residential

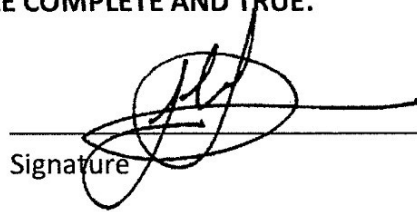
BIDDER CERTIFICATION (PLEASE READ CAREFULLY BEFORE SIGNING)

I HEREBY CERTIFY THAT:

1. I understand that by submitting a bid on the listed parcel, I am accepting the terms and conditions stated in the Albany County Disposition Plan adopted by Albany County Legislative Resolution No. 29 of 2019 "Properties which will be discretionally conveyed by the County to individuals or entities for economic development purposes" section B and all terms and conditions for the Sealed Bid process.
2. I also understand that all properties offered though the "Sealed Bid" process by Albany County are sold in "as is" condition and no warranties are made regarding property condition. The bidder assumes all responsibility to investigate, and if necessary, repair the physical condition of the properties or of any structures or improvements located on any of the properties
3. I have reviewed the online folder with information concerning this property listed on the Albany County website page www.albanycounty.com/sealedbids.
4. I understand that the Albany County Executive or the Albany County Legislature may decline my offer to acquire this property for any reason.
5. If I am the approved Bidder, upon notification I will immediately deposit the full purchase price via certified funds with the Albany County Division of Finance either by certified mail or in person as without this deposit my bid will not be forwarded to the Albany County Legislature for review.
6. I understand that all real estate taxes, past due water bills and municipal charges not in the collection of Albany County at the date of closing are my responsibly to pay. I also understand that any and all closing costs are also my responsibility.

BY ENTERING YOUR NAME(S) BELOW, YOU CERTIFY THAT YOU HAVE READ, UNDERSTAND AND AGREE TO BE BOUND BY ALL TERMS CONTAINED HEREIN AND YOU FURTHER CERTIFY THAT ALL OF THE STATEMENTS SET FORTH BY YOU IN THIS DOCUMENT ARE COMPLETE AND TRUE.

Jesse Wichmann
Applicant Name (Print)


Signature

11/12/2020

Date

Co-Applicant Name (Print)

Signature

Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: NOVEMBER 16, 2020 12 noon

NYS Department of State

Division of Corporations

Entity Information

The information contained in this database is current through January 12, 2021.

Selected Entity Name: WILD ROOM INC.

Selected Entity Status Information

Current Entity Name: WILD ROOM INC.

DOS ID #: 5484229

Initial DOS Filing Date: JANUARY 29, 2019

County: ALBANY

Jurisdiction: NEW YORK

Entity Type: DOMESTIC BUSINESS CORPORATION

Current Entity Status: ACTIVE

Selected Entity Address Information

DOS Process (Address to which DOS will mail process if accepted on behalf of the entity)

WILD ROOM INC.

54 CHURCH STREET

COEYMANS, NEW YORK, 12045

Registered Agent

NONE

This office does not record information regarding the names and addresses of officers, shareholders or directors of nonprofessional corporations except the chief executive officer, if provided, which would be listed above. Professional corporations must include the name(s) and address(es) of the initial officers, directors, and shareholders in the

initial certificate of incorporation, however this information is not recorded and only available by viewing the certificate.

***Stock Information**

# of Shares	Type of Stock	\$ Value per Share
100	Par Value	1

*Stock information is applicable to domestic business corporations.

Name History

Filing Date	Name Type	Entity Name
JAN 29, 2019	Actual	WILD ROOM INC.

A **Fictitious** name must be used when the **Actual** name of a foreign entity is unavailable for use in New York State. The entity must use the fictitious name when conducting its activities or business in New York State.

NOTE: New York State does not issue organizational identification numbers.

[Search Results](#) [New Search](#)

[Services/Programs](#) | [Privacy Policy](#) | [Accessibility Policy](#) | [Disclaimer](#) | [Return to DOS](#)
[Homepage](#) | [Contact Us](#)



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
OFFICE OF THE EXECUTIVE
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207-2021
(518) 447-7040 - FAX (518) 447-5589
WWW.ALBANYCOUNTY.COM

DANIEL C. LYNCH, ESQ
DEPUTY COUNTY EXECUTIVE

September 30, 2020

George D. McHugh
Town Supervisor
Town of Coeymans
18 Russell Avenue
Ravena, NY 12143

Supervisor McHugh,

Pursuant to the Albany County Property Disposition Plan, I am contacting you to make you aware we are undertaking a sealed bid auction to dispense of the property located at 172 Main Street in the Town of Coeymans. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 168.10-3-14 to a private entity.

We view this transaction as beneficial to both County and Town residents since it will put a potentially environmentally problematic and tax delinquent property back into productive use. Please let us know if you know of any potential issues that might arise with such a transfer or if the Town of Coeymans has any objection.

Best,

Mike McLaughlin
Director of Policy and Research



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
OFFICE OF THE EXECUTIVE
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207-2021
(518) 447-7040 - FAX (518) 447-5589
WWW.ALBANYCOUNTY.COM

DANIEL C. LYNCH, ESQ
DEPUTY COUNTY EXECUTIVE

September 30, 2020

William Misuraca
Mayor
Village of Ravena
15 Mountain Road
Ravena, NY 12143

Mayor Misuraca,

Pursuant to the Albany County Property Disposition Plan, I am contacting you to make you aware we are undertaking a sealed bid auction to dispense of the property located at 172 Main Street in the Village of Ravena. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 168.10-3-14 to a private entity.

We view this transaction as beneficial to both County and Village residents since it will put a potentially environmentally problematic and tax delinquent property back into productive use. Please let us know if you know of any potential issues that might arise with such a transfer or if the Village of Ravena has any objection.

Best,

Mike McLaughlin
Director of Policy and Research



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality - Coeymans Address of Property – 172 Main Street Tax Map Number-168.10-3-14 Property Description-Health Spas

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Wild Room Inc Town of Coeymans – 54 Church Street- 27 Central Ave

CODE ENFORCEMENT INFORMATION

There are no outstanding violations-Verified 11/18/20 with Village of Ravena Code Enforcement officer

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 11/19/2020

COUNTY FORECLOSURE INFORMATION

Not Applicable as properties were never delinquent

Signed-  ---

ANTHONY DILELLA

Property Manager

DATE---October 19, 2020---



**COUNTY OF ALBANY
DIVISION OF FINANCE**

DEPOSIT TRANSMITTAL

Division of Finance, Cash Receipts, 112 State Street, Suite 117, Albany, New York 12207
Office: (518) 447-7070, Fax: (518) 447-5516
PLEASE PRINT OR TYPE INFORMATION

DEPARTMENT: Management and Budget

ADDRESS: 112 STATE ST

Total Number of Checks: 1

Total Amount of Checks: 1000

Total Amount of Cash: \$0.00

Total Deposit: 1000

<u>ORG</u>	<u>OBJECT</u>	<u>PROJECT</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
<u>A</u>	<u>00690</u>		<u>172 MAIN ST NOV 2020 SEALED BID</u>	<u>\$ 1000.00</u>



Your Home Town Bank
P.O. Box 1082 • Schenectady, New York 12301-1082

Treasurers Check

No. **841249**

50-91
213

Date **January 06, 2021**

\$1,000.00

The purchase of an Indemnity Bond will be required before any Treasurers Check of this bank will be replaced or refunded in the event it is lost, misplaced or stolen.

[Signature]
AUTHORIZED SIGNATURE

Pay One Thousand and 00/100

To The
Order
Of

County Of Albany

VERIFIED BY: _____

DATE: _____

TITLE: _____

If Problems with Deposit, Contact: _____

Phone: _____

FOR OFFICE USE ONLY: DIVISION OF FINANCE

RECEIVED BY (Initial): *[Signature]*

PAID RECEIPT STAMP

JAN 13 2021

DANIEL P. MCCOY
COUNTY EXECUTIVE



SHAWN A. THELEN
COMMISSIONER

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET

M. DAVID REILLY
DEPUTY COMMISSIONER

[HTTP://WWW.ALBANYCOUNTY.COM/SEALEDBIDS](http://www.albanycounty.com/sealedbids)

NOTICE

**GEORGE AND CAROL BABCOCK
174 MAIN STREET
RAVENA, NY 12143**

THE COUNTY OF ALBANY WITH BE OFFERING THE FOLOWING
PROPERTY FOR SALE BY SEALED BID AUCTION ONLINE

PROPERTY: TOWN OF COEYMANS-172 MAIN STREET

AS YOU ARE AN ADJACENT/ABUTTING OWNER TO THIS
PROPERTY WE ARE NOTIFYING YOU THAT ALL INFORMATION
AND TERMS CONCERNING THIS SALE AND HOW TO PLACE A BID
IS EXPLAINED ON THE FOLLOWING WEBSITE:

www.albanycounty.com/sealedbids

This Sealed Bid Process will start 10/15/20 and end 11/16/20 12 noon.

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

DANIEL P. MCCOY
COUNTY EXECUTIVE



SHAWN A. THELEN
COMMISSIONER

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET

M. DAVID REILLY
DEPUTY COMMISSIONER

[HTTP://WWW.ALBANYCOUNTY.COM/SEALEDBIDS](http://www.albanycounty.com/sealedbids)

NOTICE

**TTEE GINA PERNA
9 GABBY COURT
NISKAYUNA, NY 12309**

THE COUNTY OF ALBANY WITH BE OFFERING THE FOLOWING
PROPERTY FOR SALE BY SEALED BID AUCTION ONLINE

PROPERTY: TOWN OF COEYMANS-172 MAIN STREET

AS YOU ARE AN ADJACENT/ABUTTING OWNER TO THIS
PROPERTY WE ARE NOTIFYING YOU THAT ALL INFORMATION
AND TERMS CONCERNING THIS SALE AND HOW TO PLACE A BID
IS EXPLAINED ON THE FOLLOWING WEBSITE:

www.albanycounty.com/sealedbids

This Sealed Bid Process will start 10 /15/20 and end 11/16/20 12 noon.

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

VAN

Town of Coeymans
Village of Ravena
Showing 172 Main St.
Section of Map 168.10
Parcel 168.10-3-14
544- Health Spa



LEGAL NOTICE

In accordance with Albany County Legislative Resolution No. 29 of 2019, notice shall be given for any property that will be considered for transfer by the Albany County Legislature for economic development purposes. Pursuant to said resolution, notice is hereby given that the following properties will be given consideration by the Albany County Legislature for transfer:

Town of Coeymans

172 Main Street - 168.10-3-14

Town of Colonie

4092 Albany Street -
Tax Map# 16.4-6-35

Green Island

29 Arch Street –
Tax Map# 20.76-4-14
56 James Street –
Tax Map# 20.76-4-12

ALBANY COUNTY DEPARTMENT
OF MANAGEMENT AND BUDGET
Albany, NY
EV 8/20, 8/27/20

TIMES UNION

timesunion.com

Order Confirmation

Ad Order Number

0004120100

Customer Account

040365006

Sales Rep.

tomest

Customer Information

ALBANY COUNTY DEPT OF FINANC

112 STATE ST

ALBANY NY 122072019

USA

Order Taker

tomest

Ordered By

Anthony DiLella

Phone: 5184477074

Order Source

Phone

Fax:

Email: Jeff.Neal@albanycountyny.gov

Ad Content Proof

Note: Ad size does not reflect actual ad

LEGAL NOTICE

In accordance with Albany County Legislative Resolution No. 29 of 2019, notice shall be given for any property that will be considered for transfer by the Albany County Legislature for economic development purposes. Pursuant to said resolution, notice is hereby given that the following properties will be given consideration by the Albany County Legislature for transfer:

Town of Coeymans
172 Main Street - 168.10-3-14

Town of Colonie
4092 Albany Street - Tax Map# 16.4-6-35

Green Island
29 Arch Street - Tax Map# 20.76-4-14

56 James Street - Tax Map# 20.76-4-12

ALBANY COUNTY DEPARTMENT OF MANAGEMENT
AND BUDGET

Albany, NY

TU5t 4120100

Ad Cost

\$177.75

Payment Amt

\$0.00

Amount Due

\$177.75

Blind Box**Materials****Invoice Text**

Required Per Disposition Plan (2020 PART 2)

Ad Number

0004120100-01

External Ad #**Pick Up Number****Ad Type**

120 Legal Liner

Ad Size

2 X 25 li

PO Number**Color**

\$0.00

Color Requests**Product and Zone**

Times Union, Full

Inserts

5

Placement

Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

8/ 7/2020, 8/ 8/2020, 8/ 9/2020, 8/10/2020, 8/11/2020

Product and Zone

timesunion.com, Full

Inserts

5

Placement

Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

8/ 7/2020, 8/ 8/2020, 8/ 9/2020, 8/10/2020, 8/11/2020

CERTIFICATE OF WITHDRAWAL

(Real Property Tax Law, §1138 (subds.1, 2 and 3))

INDEX NO. 6159-13

TO THE ALBANY COUNTY CLERK:

PLEASE TAKE NOTICE that the following parcel of real property included on the List of Delinquent Taxes for the "In Rem" delinquent tax lien foreclosure proceeding filed by the County of Albany, New York, Tax District in your Office under the above Index No. on November 21, 2013 covering the Town of Coeymans in Albany County:

PARCEL No. 6159-13-0000056

OWNER(S) D+B 172 MAIN LLC

ADDRESS 172 MAIN ST

Town of Coeymans

TAX MAP No. 16801000030140000000

is hereby **WITHDRAWN** from said foreclosure proceeding by me for one or more of the following reasons (check all that apply):

☐ There is reason to believe that there may be a legal impediment to the enforcement of the tax lien(s) affecting said parcel.

☐ The tax lien(s) on said parcel has/have been canceled or is/are subject to cancellation pursuant to section 558 of the Real Property Tax Law.

☐ The enforcement of the tax lien(s) on said parcel has/have been stayed by the filing of a petition pursuant to the Bankruptcy Code of 1978 (Title 11 of the United States Code).

☒ If the Tax District were to acquire said parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing said tax lien(s).

_____ The owner of said parcel has entered into an agreement to pay said tax lien(s) in installments pursuant to section 1184 of the Real Property Tax Law and has not defaulted thereon.

_____ Said parcel was included in the Petition for Foreclosure in said proceeding, but it has since been demonstrated to my satisfaction as Enforcing Officer that said parcel is residential or farm property, and as such, said parcel is not yet subject to inclusion in such a Petition.

The facts which render said parcel eligible for withdrawal from said proceeding are as follows:

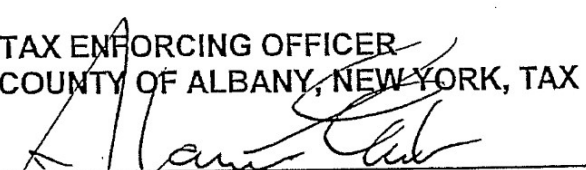
Possible Environmental Issues

PLEASE TAKE FURTHER NOTICE that pursuant to Real Property Tax Law, §1138 (sub. 2 (b) you are therefore required and directed to upon the filing of this Certificate of Withdrawal in your Office enter on said List of Delinquent Taxes the word "withdrawn" and the date of such filing opposite the description of said parcel.

PLEASE TAKE FURTHER NOTICE that pursuant to Real Property Tax Law, §1138 (subd. 3) the filing of this Certificate of Withdrawal has no effect upon the delinquent real property tax lien(s) against said parcel, or upon the notice of pendency of said proceeding as to said parcel, unless such lien(s) are canceled and, if said lien(s) are not canceled, said proceeding may be reinstated against said parcel.

DATED: 11/15/17, 20 17

TAX ENFORCING OFFICER
COUNTY OF ALBANY, NEW YORK, TAX DISTRICT


SHAWN A. THELEN, Albany County
Commissioner of Management and Budget

11/19/2020 13:54 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 1
| txtaxstm

PARCEL: 16801000030140000000

LOCATION: 172 MAIN ST

OWNER:

D & B 172 MAIN LLC
ATN: BOB FISK
1208 VINEYARD ST
COHOES NY 12047

STATUS:

SQUARE FEET 5,662
LAND VALUATION 72,200
BUILDING VALUATION 0
EXEMPTIONS 0

TAXABLE VALUATION 72,200
INTEREST PER DIEM 17,049.32

LEGAL DESCRIPTION:

DEED DATE: BOOK/PAGE: INTEREST DATE: 11/19/2020

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2020	RE-4	508				
1	COEYMANS T		3,479.29	3,479.29	347.93	3,827.22
			3,479.29	3,479.29	347.93	3,827.22
2019	RE-4	615				
1	COEYMANS T		6,196.64	6,196.64	1,363.26	7,559.90
	LEGAL CHAR		225.00	225.00	.00	225.00
			6,421.64	6,421.64	1,363.26	7,784.90
			6,421.64	6,421.64	1,363.26	7,784.90
2018	LIEN	2136				
1	COEYMAN TL		3,438.77	3,438.77	1,169.18	4,607.95
	LEGAL CHAR		225.00	225.00	.00	225.00
			3,663.77	3,663.77	1,169.18	4,832.95
			3,663.77	3,663.77	1,169.18	4,832.95
2017	LIEN	189				
1	COEYMAN TL		3,360.52	3,360.52	1,545.84	4,906.36
	LEGAL CHAR		225.00	225.00	.00	225.00
			3,585.52	3,585.52	1,545.84	5,131.36
			3,585.52	3,585.52	1,545.84	5,131.36

11/19/2020 13:54
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

P 2
txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2016 1	LIEN COEYMAN TL LEGAL CHAR	166	3,344.39 150.00	3,344.39 150.00	1,939.75 .00	5,284.14 150.00
			3,494.39	3,494.39	1,939.75	5,434.14
			3,494.39	3,494.39	1,939.75	5,434.14
2015 1	LIEN COEYMAN TL LEGAL CHAR	140	3,312.64 150.00	3,312.64 150.00	2,318.85 .00	5,631.49 150.00
			3,462.64	3,462.64	2,318.85	5,781.49
			3,462.64	3,462.64	2,318.85	5,781.49
2014 1	LIEN COEYMAN TL LEGAL CHAR	46	3,284.10 150.00	3,284.10 150.00	2,692.96 .00	5,977.06 150.00
			3,434.10	3,434.10	2,692.96	6,127.06
			3,434.10	3,434.10	2,692.96	6,127.06
2013 1	LIEN COEYMAN TL LEGAL CHAR MAIL CHARG TITLE SEAR	56	3,345.94 150.00 1.00 290.00	3,345.94 150.00 1.00 290.00	3,145.18 .00 .00 .00	6,491.12 150.00 1.00 290.00
			3,786.94	3,786.94	3,145.18	6,932.12
			3,786.94	3,786.94	3,145.18	6,932.12
2012 1	LIEN COEYMAN TL LEGAL CHAR TITLE SEAR MAIL CHARG	104	2,082.95 150.00 195.00 27.00	2,082.95 150.00 195.00 27.00	2,207.93 .00 .00 .00	4,290.88 150.00 195.00 27.00
			2,454.95	2,454.95	2,207.93	4,662.88
			2,454.95	2,454.95	2,207.93	4,662.88

11/19/2020 13:54
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

P 3
txtaxstm

YEAR TYPE INST CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
GRAND TOTALS		33,783.24	33,783.24	16,730.88	50,514.12

PARTIAL PAYMENTS ARE NOT ACCEPTED WITHOUT AN INSTALLMENT AGREEMENT
IF ANY PARCEL REMAINS SUBJECT TO ONE OR MORE DELINQUENT TAX LIENS,
THE PAYMENT YOU HAVE MADE WILL NOT POSTPONE THE ENFORCEMENT OF THE
OUTSTANDING LIEN OR LIENS. CONTINUED FAILURE TO PAY THE ENTIRE
AMOUNT OWED WILL RESULT IN THE LOSS OF THE PROPERTY(IES).

PAYMENT MADE TO:

ALBANY COUNTY DIVISION OF FINANCE
112 STATE ST. ROOM 1340
ALBANY, NY 12207
TEL: 447-7082

\$35.00 WILL BE CHARGED FOR ANY RETURNED CHECK
INTEREST WILL INCREASE ON THE 1ST OF THE MONTH



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207
PHONE: (518) 447-5525 FAX: (518) 447-5589
www.albanycounty.com

M. DAVID REILLY, JR
COMMISSIONER

CHANDRA WILLIAMS
DEPUTY COMMISSIONER

January 5, 2021

Honorable Andrew Joyce
Chair, Albany County Legislature
112 State St., Rm. 710
Albany, NY 12207

Dear Chairman Joyce:

Pursuant to the "Albany County Disposition Plan" adopted per ABL Resolution # 29 of 2019, property withdrawn from tax foreclosure can be conditionally offered for sale by a Sealed Bid.

In this regard, the Department of Management and Budget conducted an online sealed bid process through the county website from the period beginning October 15, 2020 and ending November 16, 2020 at noon. This site allowed prospective bidders to view property information through individual "property folders" and were given the ability to place a bid online for the properties offered. Property known as 813 19TH Street located in the City of Watervliet was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 813 19th Street to the sole bidder Joseph Seeman. The submission made by Joseph Seeman was evaluated as a description of how his ownership would be a benefit to the community stemming from the proposed use of this property.

If you have any questions regarding this request I can make myself available at your earliest convenience. Thank you for your consideration.

Sincerely Yours,

M. David Reilly, Jr
Commissioner

cc:

Hon. Dennis Feeney, Majority Leader
Hon. Frank Mauriello, Minority Leader
Majority Counsel
Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2232, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Requesting Legislative Action to Convey Property offered per a Sealed Bid process

Authorization to Convey Property located in the City of Watervliet
813 19th Street per the Sealed Bid Process conducted October 15, 2020 thru November 16th, 2020

Date:	January 14, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commisioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly / Michael Mc Laughlin

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☒ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment

- ☐ Fringe
- ☐ Personnel
- ☐ Personnel Non-Individual
- ☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
- ☐ Purchase (Equipment/Supplies)
- ☐ Lease (Equipment/Supplies)
- ☐ Requirements
- ☐ Professional Services
- ☐ Education/Training
- ☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
- ☐ Release of Liability
- ☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☐
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☐ No ☐

Anticipated in Current Budget: Yes ☐ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☐

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Properties are withdrawn from tax foreclosure as there exists a significant risk that the County of Albany might be exposed to a liability substantially in excess of the amount that could be recovered by foreclosing the tax lien.

Pursuant to ABL resolution No 29 of 2019 the Albany County Disposition Plan, properties "withdrawn" from a foreclosure proceeding can be offered for sale through a sealed bid process with the sale price criteria being "an amount which reflects the benefit to the community stemming from the proposed use of the property. In this regard the Department of Management and Budget through the county website offered properties online through a sealed bid process which was conducted from October 15th until November 16th , 2020.

Authorization is requested to convey property located in the City of Watervliet, 813 19th Street, Tax Map No. 32.50-5-14 to Joseph Seeman , PO Box 2214, Ballston Spa, NY 12020 for \$26,000 . Joseph Seeman. was the sole bidder on this property and his submission indicates a detailed plan to rehabilitate this tax delinquent property which intern will benefit the community. Joseph Seeman has deposited the full amount of the bid offered \$26,000 by certified funds with the Albany County Division of Finance.

A review of property owned by Joseph Seeman. indicates there are no outstanding taxes or code violations against these properties.

The following shall be the responsibility of Joseph Seeman. and is requested to be stated in the resolution:
All closing costs.

All Real Estate Taxes (property and school), water, sewer and other municipal charges due on and after September 1, 2021.

The screenshot shows the Albany County New York website. At the top, there is a red banner with COVID-19 updates. Below this is the Albany County logo and a navigation bar with links to Home, Our County, Government, Departments, Business, and Recreation. A profile picture of Daniel P. McCoy, County Executive, is shown next to his name. The main content area is titled "Sealed Bids" and includes a "Before You Bid..." section with a list of instructions. A "NEW Bid Payment Process" section is also present. The left sidebar contains a "Finance Division" menu with links to various services. A "QUESTIONS?" section is also visible in the sidebar.

COVID-19 UPDATES: Testing sites & screening options, data & statistics dashboard, news, updates and more. COVID-19 Information and Resources

Albany County
New York

Daniel P. McCoy
County Executive

HOME OUR COUNTY GOVERNMENT DEPARTMENTS BUSINESS RECREATION

Finance Division

- FAQs
- Unclaimed and Abandoned Funds Listing
- Delinquent Tax Lists
- Avoid Foreclosure!
- Useful Online Resources
- Albany County Land Bank
- Designated Sensitive Parcels
- Certificate of Residence
- Sealed Bids

QUESTIONS?

All questions about the sealed bid process **MUST** be submitted to bids@albanycountyny.gov

We answer questions to the order they are received, typically within one business day.

Departments > Management and Budget > Finance Division >

Sealed Bids

Print Size [Facebook](#) [Twitter](#) [LinkedIn](#) [Email](#)

Application Deadline:
November 16, 2020 (12Noon)

Before You Bid...

Read carefully before deciding if you would like to bid on a property:

- This process will be conducted online only.
- Read all [terms and conditions](#) of sale carefully before bidding.
- Review property folder shown below.
- Fill in all information relative to your bid on the bid submission form.
- You must sign the bidder certification in the bid submission form. Failure to sign the certification will disallow your bid.
- This submission must be emailed within the allotted time as specified on this site and on the bid submission form to the email address indicated in the bid submission form. No submissions will be accepted after the deadline. For additional guidance, please view our [instructions](#).

Bid Evaluation Criteria

- Bids will be rated on a scale of 1-5 based on their rehabilitation plan, benefit to the community, and overall submission.
- All sales are subject to the approval of the Albany County Executive and the Albany County Legislature and either may reject any sale for any reason.
- All sales must be approved by legislative resolution.

For more details, please read the [terms and conditions](#)

NEW Bid Payment Process

- Upon notification, the chosen bidder must immediately deposit the full bid amount either by certified mail or in person (by appointment only) to:
 - Albany County Division of Finance
 - 112 State Street, Room 1340
 - Albany, New York 12207
- Checks are to be made payable to: Albany County Department of Management and Budget.
- No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received.
- Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

For more details, please read the [terms and conditions](#)

Be Aware!

- These properties present a high element of liability risk to Albany County due to their condition; therefore the County has not foreclosed on these properties and does not show these properties or permit anyone access to these properties.
- We strongly encourage any bidder to review the property files and to investigate the property as thoroughly as possible.


Albany County
New York

[HOME](#)
[OUR COUNTY](#)
[GOVERNMENT](#)
[DEPARTMENTS](#)
[BUSINESS](#)
[RECREATION](#)

112 State Street, Room 1360
Albany, New York 12207

- Checks are to be made payable to Albany County Department of Management and Budget.
- No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received.
- Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

For more details, please read the [terms and conditions](#)

Be Aware!

- These properties present a **high element of liability risk** to Albany County due to their conditions; therefore the County has not foreclosed on these properties and does not show these properties or permit anyone access to these properties.
- We strongly encourage any bidder to review the property files and to investigate the property as thoroughly as possible.

For more details, please read the [terms and conditions](#)

Additional Notes
Some things to consider before bidding...

- Do not bid unless you can pay the full amount immediately if you are chosen.
- Buildings and lots are sold **AS IS**—no guarantee of condition.
- If you have not read the property folder, do not bid.
- Eviction of occupants is the responsibility of the bidder after closing.
- Zoning and planning—prior use does not guarantee zoning after purchase.
- Past codes violations

Important financial considerations:

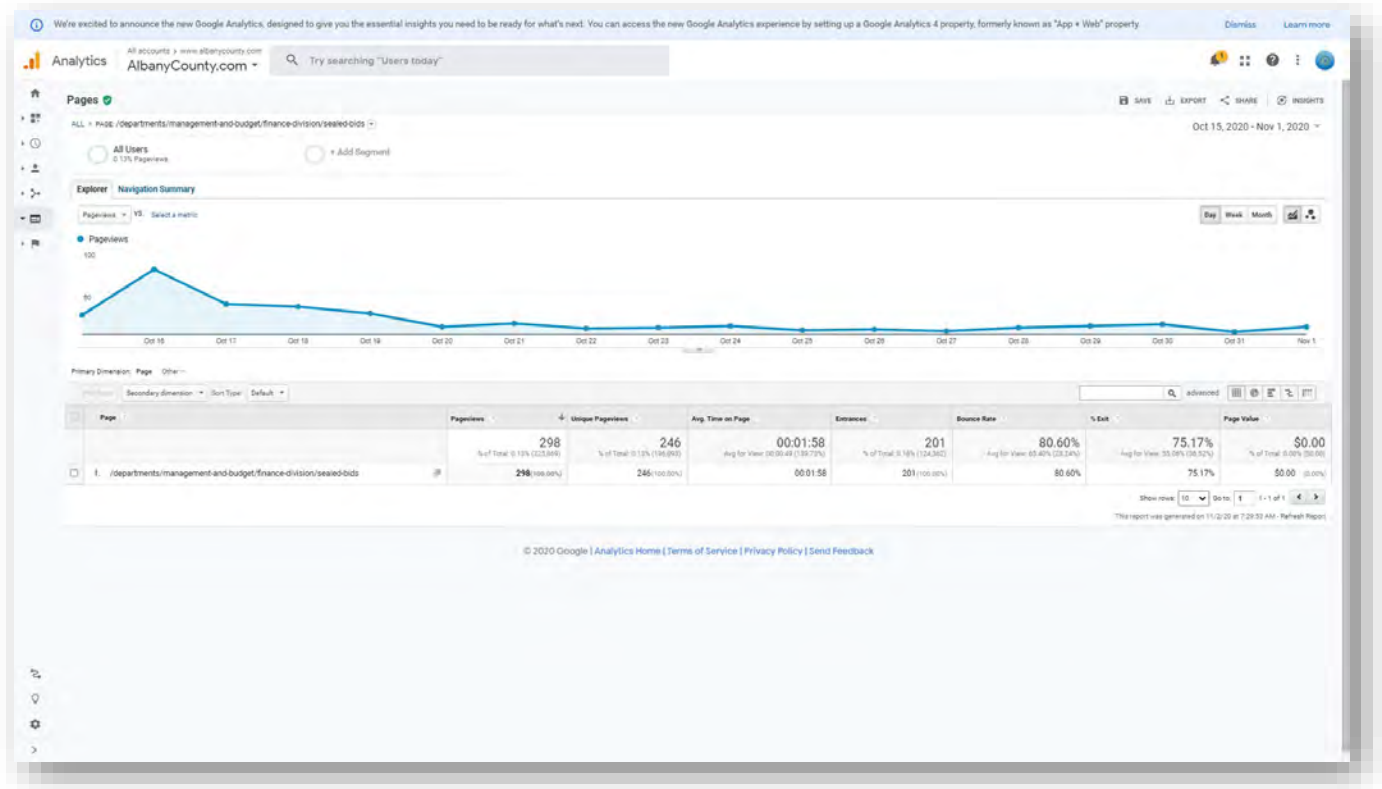
- Current water and sewer bills.
- Current year tax bills—school and property taxes.
- General municipal charges

For more details, please read the [terms and conditions](#)

Available Properties

Photo Click for full size	Address	Property Type/Comments	Property Documents
	144 Broad Street, Albany	Three family residence	Property Folder - 144 Broad Street Tax Map - 144 Broad Street Online Bid Application - 144 Broad Street
	813 19th Street, Waterford	One family residence	Property Folder - 813 19th Street Tax Map - 813 19th Street Online Bid Application - 813 19th Street
	172 Main Street, Coeymans	Health spas	Property Folder - 172 Main Street Tax Map - 172 Main Street Online Bid Application - 172 Main Street
	4082 Albany Street, Colonie	One Family Residence	Property Folder - 4082 Albany Street

Albany County New York HOME OUR COUNTY GOVERNMENT DEPARTMENTS BUSINESS RECREATION 			
For more details, please read the terms and conditions			
Available Properties			
Photo Click for full size	Address	Property Type/Classicals	Property Documents
	144 Broad Street, Albany	Three family residence	Property Folder - 144 Broad Street Tax Map - 144 Broad Street Online Bid Application - 144 Broad Street
	813 19th Street, Watervliet	One family residence	Property Folder - 813 19th Street Tax Map - 813 19th Street Online Bid Application - 813 19th Street
	172 Main Street, Coeymans	Health spas	Property Folder - 172 Main Street Tax Map - 172 Main Street Online Bid Application - 172 Main Street
	4092 Albany Street, Colonie	One family residence	Property Folder - 4092 Albany Street Tax Map - 4092 Albany Street Online Bid Application - 4092 Albany Street
	25 Newton Street, Colonie	Residential vacant lands	Property Folder - 25 Newton Street Tax Map - 25 Newton Street Online Bid Application - 25 Newton Street
	434 Broadway, Coxsack	Vacant land in commercial area	Property Folder - 434 Broadway Tax Map - 434 Broadway Online Bid Application - 434 Broadway
	56 James Street, Green Island	Vacant land in commercial area	Property Folder - 56 James Street Tax Map - 56 James Street Online Bid Application - 56 James Street
	29 Arch Street, Green Island	Vacant land	Property Folder - 29 Arch Street Tax Map - 29 Arch Street Online Bid Application - 29 Arch Street





DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
OFFICE OF THE EXECUTIVE
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207-2021
(518) 447-7040 - FAX (518) 447-5589
WWW.ALBANYCOUNTY.COM

DANIEL C. LYNCH, ESQ
DEPUTY COUNTY EXECUTIVE

September 30, 2020

Charles V. Patricelli
Mayor
City of Watervliet
2-15th Street
Watervliet, NY 12189

Mayor Patricelli,

Pursuant to the Albany County Property Disposition Plan, I am contacting you to make you aware we are undertaking a sealed bid auction to dispense of the property located at 813 19th Street in the City of Watervliet. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 32.50-5-14 to a private entity.

We view this transaction as beneficial to both County and City residents since it will put a potentially environmentally problematic and tax delinquent property back into productive use. Please let us know if you know of any potential issues that might arise with such a transfer or if the City of Watervliet has any objection.

Best,

Mike McLaughlin
Director of Policy and Research



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality - Watervliet

Address of Property – 813 19th Street

Tax Map Number-32.50-5-14

Property Description-One Family Residence

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Joseph Seeman

City of Albany- 1312 Broadway - 368 Clinton Avenue

CODE ENFORCEMENT INFORMATION

There are no outstanding violations-Verified 11/18/20 with City of Albany Code Enforcement officer

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 11/19/2020

COUNTY FORECLOSURE INFORMATION

Not Applicable as properties were never delinquent

Signed-  ---

ANTHONY DILELLA

Property Manager

DATE---October 19, 2020---

DANIEL P. MCCOY
COUNTY EXECUTIVE



SHAWN A. THELEN
COMMISSIONER

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET

M. DAVID REILLY
DEPUTY COMMISSIONER

[HTTP://WWW.ALBANYCOUNTY.COM/SEALEDBIDS](http://www.albanycounty.com/sealedbids)

NOTICE

**JACOB AND TIFFANY FREDERICKS
1915 8TH AVE
WATERVLIET, NY 12189**

THE COUNTY OF ALBANY WITH BE OFFERING THE FOLOWING
PROPERTY FOR SALE BY SEALED BID AUCTION ONLINE

PROPERTY: CITY OF WATERVLIET-813 19TH STREET

AS YOU ARE AN ADJACENT/ABUTTING OWNER TO THIS
PROPERTY WE ARE NOTIFYING YOU THAT ALL INFORMATION
AND TERMS CONCERNING THIS SALE AND HOW TO PLACE A BID
IS EXPLAINED ON THE FOLLOWING WEBSITE:

www.albanycounty.com/sealedbids

This Sealed Bid Process will start 10/15/20 and end 11/16/20 12 noon.

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

TIMES UNION

timesunion.com

Order Confirmation

Ad Order Number 0004126166	Customer Account 040365006
Sales Rep. tomest	Customer Information ALBANY COUNTY DEPT OF FINANC 112 STATE ST ALBANY NY 122072019 USA
Order Taker tomest	
Ordered By Anthony DiLella	Phone: 5184477074
Order Source Phone	Fax: Email: Jeff.Neal@albanycountyny.gov

Ad Content Proof

Note: Ad size does not reflect actual ad

LEGAL NOTICE

In accordance with Albany County Legislative Resolution No. 29 of 2019 which states notice shall be given for any property that will be considered for transfer by the Albany County Legislature for economic development purposes, pursuant to said resolution, notice is hereby given that the following properties will be given consideration by the Albany County Legislature for transfer:

City of Albany
144 Broad Street Tax Map No. 76.73-3-42

City of Watervliet
813 19th Street Tax Map No. 32.50-5-14

Town of Colonie
25 Newton Street Tax Map No. 53.11-8-34
434 Broadway Tax Map No. 44.18-2-17

Town of Guilderland
3620 Western Turnpike Tax Map No. 13.-1-0.1
1611 Western Avenue Tax Map No. 52.14-3-18

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET
Dated:
Albany, New York

TU5t 4126166

Ad Cost

\$206.19

Payment Amt

\$0.00

Amount Due

\$206.19

Blind Box

Materials

Invoice Text

Required Per Disposition Plan (Part 4)

Ad Number 0004126166-01	External Ad #	Pick Up Number
Ad Type 120 Legal Liner	Ad Size 2 X 29 li	PO Number
Color \$0.00	Color Requests	

Product and Zone	# Inserts	Placement
Times Union, Full	5	Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

9/19/2020, 9/20/2020, 9/21/2020, 9/22/2020, 9/23/2020

Product and Zone	# Inserts	Placement
timesunion.com, Full	5	Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

9/19/2020, 9/20/2020, 9/21/2020, 9/22/2020, 9/23/2020

LEGAL NOTICE

In accordance with Albany County Legislative Resolution No. 29 of 2019 which states notice shall be given for any property that will be considered for transfer by the Albany County Legislature for economic development purposes, pursuant to said resolution, notice is hereby given that the following properties will be given consideration by the Albany County Legislature for transfer:

City of Albany

144 Broad Street

Tax Map No. 76.73-3-42

City of Watervliet

813 19th Street

Tax Map No. 32.50-5-14

Town of Colonie

25 Newton Street

Tax Map No. 53.11-8-34

434 Broadway

Tax Map No. 44.18-2-17

Town of Guilderland

3620 Western Turnpike

Tax Map No. 13.-1-0.1

1611 Western Avenue

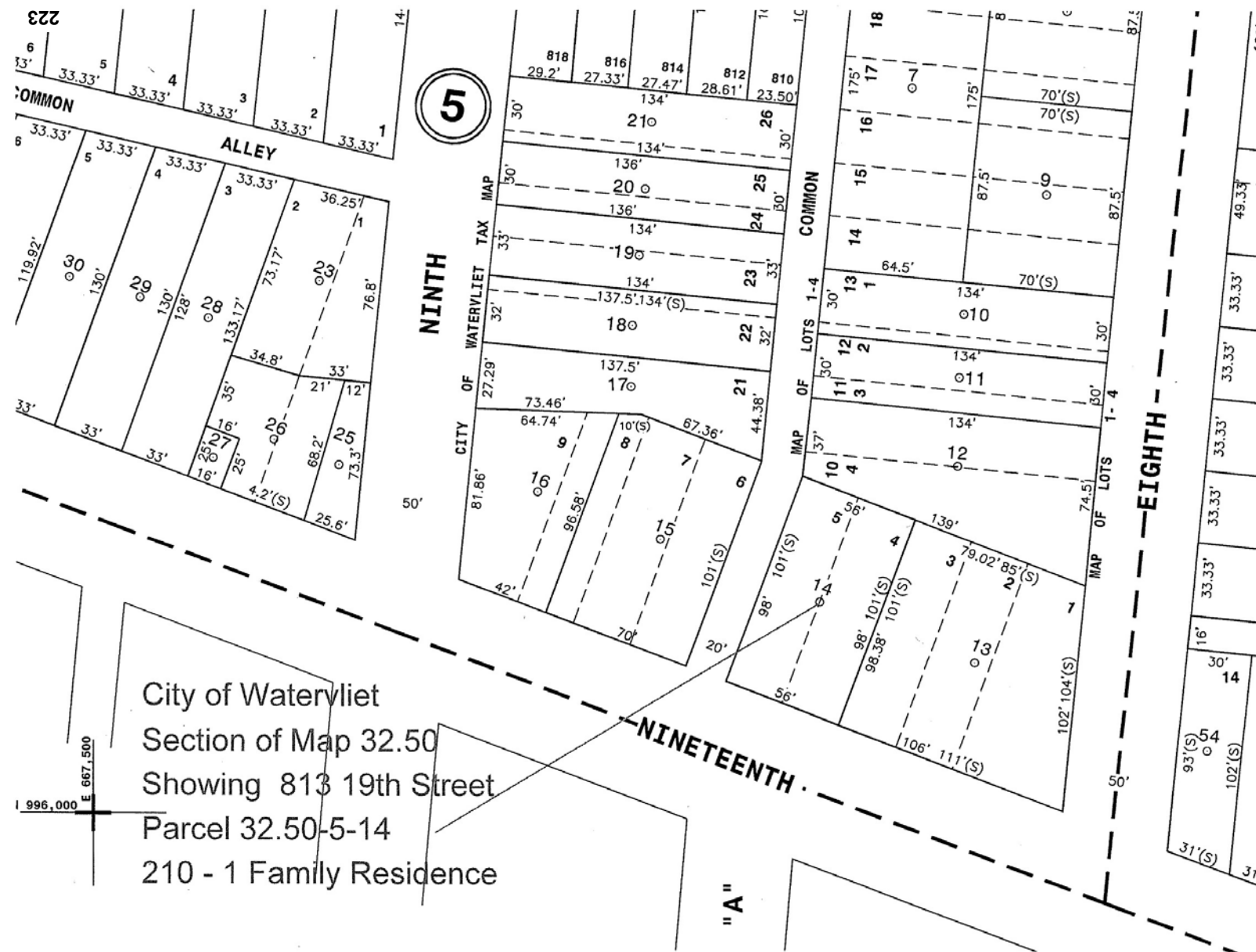
Tax Map No. 52.14-3-18

ALBANY COUNTY DEPARTMENT
OF MANAGEMENT AND BUDGET

Dated: 9/24/20 and 10/1/20

Albany, New York

EV 9/24, 10/1/20



CERTIFICATE OF WITHDRAWAL

(Real Property Tax Law, §1138 (subds.1, 2 and 3))

INDEX NO. 6403-12

TO THE ALBANY COUNTY CLERK:

PLEASE TAKE NOTICE that the following parcel of real property included on the List of Delinquent Taxes for the "In Rem" delinquent tax lien foreclosure proceeding filed by the County of Albany, New York, Tax District in your Office under the above Index No. on November 30, 2012 covering the City of Wateruket in Albany County:

PARCEL No. 6403-12-0000035
OWNER(S) James H. Billings
ADDRESS 813 19th St.
City of Wateruket
TAX MAP No. 032 0500005 014 000 0000

RECEIVED
2017 OCT 13 AM 9:11
ALBANY COUNTY CLERK

is hereby **WITHDRAWN** from said foreclosure proceeding by me for one or more the following reasons (check all that apply):

☐ There is reason to believe that there may be a legal impediment to the enforcement of the tax lien(s) affecting said parcel.

☐ The tax lien(s) on said parcel has/have been canceled or is/are subject to cancellation pursuant to section 558 of the Real Property Tax Law.

☐ The enforcement of the tax lien(s) on said parcel has/have been stayed by the filing of a petition pursuant to the Bankruptcy Code of 1978 (Title 11 of the United States Code).

☒ If the Tax District were to acquire said parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing said tax lien(s).

_____ The owner of said parcel has entered into an agreement to pay said tax lien(s) in installments pursuant to section 1184 of the Real Property Tax Law and has not defaulted thereon.

_____ Said parcel was included in the Petition for Foreclosure in said proceeding, but it has since been demonstrated to my satisfaction as Enforcing Officer that said parcel is residential or farm property, and as such, said parcel is not yet subject to inclusion in such a Petition.

The facts which render said parcel eligible for withdrawal from said proceeding are as follows: _____

Possible Environmental Concerns

PLEASE TAKE FURTHER NOTICE that pursuant to Real Property Tax Law, §1138 (sub. 2 (b) you are therefore required and directed to upon the filing of this Certificate of Withdrawal in your Office enter on said List of Delinquent Taxes the word "withdrawn" and the date of such filing opposite the description of said parcel.

PLEASE TAKE FURTHER NOTICE that pursuant to Real Property Tax Law, §1138 (subd. 3) the filing of this Certificate of Withdrawal has no effect upon the delinquent real property tax lien(s) against said parcel, or upon the notice of pendency of said proceeding as to said parcel, unless such lien(s) are canceled and, if said lien(s) are not canceled, said proceeding may be reinstated against said parcel.

DATED: October 13, 20 17

**TAX ENFORCING OFFICER
COUNTY OF ALBANY, NEW YORK, TAX DISTRICT**

SHAWN A. THELEN, Albany County
Commissioner of Management and Budget

11/19/2020 13:50 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 1
| txtaxstm

PARCEL: 03205000050140000000

LOCATION: 813 19TH ST

OWNER:

BILLINGS JAMES H
798 1ST AVE FL 2
TROY NY 12182-2108

STATUS:

SQUARE FEET 0
LAND VALUATION 74,200
BUILDING VALUATION 0
EXEMPTIONS 0

TAXABLE VALUATION 74,200
INTEREST PER DIEM 22,057.48

LEGAL DESCRIPTION:

DEED DATE: BOOK/PAGE: INTEREST DATE: 11/19/2020

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2019	RE-C	2731				
1	WATERVLIET		4,629.01	4,629.01	1,018.38	5,647.39
			4,629.01	4,629.01	1,018.38	5,647.39
2019	RE-F	7777				
1	WVLT SCH		1,324.59	1,324.59	105.97	1,430.56
			1,324.59	1,324.59	105.97	1,430.56
2018	RE-C	5834				
1	WATERVLIET		5,432.56	5,432.56	1,847.07	7,279.63
	MAILING CH		1.00	1.00	.00	1.00
			5,433.56	5,433.56	1,847.07	7,280.63
			5,433.56	5,433.56	1,847.07	7,280.63
2018	RE-F	7986				
1	WVLT SCH		1,315.98	1,315.98	342.15	1,658.13
	LEGAL CHAR		225.00	225.00	.00	225.00
			1,540.98	1,540.98	342.15	1,883.13
			1,540.98	1,540.98	342.15	1,883.13
2017	RE-F	7883				
1	WVLT SCH		1,311.70	1,311.70	406.63	1,718.33
			1,311.70	1,311.70	406.63	1,718.33

11/19/2020 13:50
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

P 2
txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2017 1	LIEN WATERVLIET	2175	5,459.88	5,459.88	2,839.14	8,299.02
			5,459.88	5,459.88	2,839.14	8,299.02
2016 1	LIEN WATERVLIET LEGAL CHAR	2134	4,514.27 250.00	4,514.27 250.00	2,618.28 .00	7,132.55 250.00
			4,764.27	4,764.27	2,618.28	7,382.55
			4,764.27	4,764.27	2,618.28	7,382.55
2016 1	LIEN WATERVLIET	2150	1,249.87	1,249.87	.00	1,249.87
			1,249.87	1,249.87	.00	1,249.87
2015 1	LIEN WATERVLIET	1495	2,622.67	2,622.67	1,967.00	4,589.67
			2,622.67	2,622.67	1,967.00	4,589.67
2015 1	LIEN WATERVLIET LEGAL CHAR	1511	1,274.46 150.00	1,274.46 150.00	751.93 .00	2,026.39 150.00
			1,424.46	1,424.46	751.93	2,176.39
			1,424.46	1,424.46	751.93	2,176.39
2014 1	RE-C WATERVLIET MAILING CH LEGAL CHAR	6528	1,785.43 1.00 150.00	1,785.43 1.00 150.00	1,464.05 .00 .00	3,249.48 1.00 150.00
			1,936.43	1,936.43	1,464.05	3,400.48
			1,936.43	1,936.43	1,464.05	3,400.48
2014 1	RE-F WVLT SCH	9196	1,270.26	1,270.26	825.67	2,095.93
			1,270.26	1,270.26	825.67	2,095.93

11/19/2020 13:50
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

P 3
txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2013	LIEN	752				
1	WATERVLIET		1,825.97	1,825.97	1,570.33	3,396.30
			1,825.97	1,825.97	1,570.33	3,396.30
2013	LIEN	780				
1	WATERVLIET		1,268.58	1,268.58	1,078.29	2,346.87
	LEGAL CHAR		150.00	150.00	.00	150.00
	TITLE SEAR		290.00	290.00	.00	290.00
			1,708.58	1,708.58	1,078.29	2,786.87
			1,708.58	1,708.58	1,078.29	2,786.87
2012	LIEN	945				
1	WVLT SCH		1,118.64	1,118.64	973.22	2,091.86
			1,118.64	1,118.64	973.22	2,091.86
2012	LIEN	969				
1	WATERVLIET		2,110.61	2,110.61	2,237.25	4,347.86
	LEGAL CHAR		150.00	150.00	.00	150.00
			2,260.61	2,260.61	2,237.25	4,497.86
			2,260.61	2,260.61	2,237.25	4,497.86
2011	LIEN	3500				
1	WATERVLIET		1,542.67	1,542.67	1,635.23	3,177.90
	LEGAL CHAR		150.00	150.00	.00	150.00
			1,692.67	1,692.67	1,635.23	3,327.90
			1,692.67	1,692.67	1,635.23	3,327.90
GRAND TOTALS			41,574.15	41,574.15	21,680.59	63,254.74

PARTIAL PAYMENTS ARE NOT ACCEPTED WITHOUT AN INSTALLMENT AGREEMENT
IF ANY PARCEL REMAINS SUBJECT TO ONE OR MORE DELINQUENT TAX LIENS,
THE PAYMENT YOU HAVE MADE WILL NOT POSTPONE THE ENFORCEMENT OF THE
OUTSTANDING LIEN OR LIENS. CONTINUED FAILURE TO PAY THE ENTIRE
AMOUNT OWED WILL RESULT IN THE LOSS OF THE PROPERTY(IES).
PAYMENT MADE TO:

11/19/2020 13:50 | COUNTY OF ALBANY
 cmurray | Real Estate Tax Statement

| P 4
 | txtaxstm

YEAR TYPE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
INST CHARGE					

ALBANY COUNTY DIVISION OF FINANCE
 112 STATE ST. ROOM 1340
 ALBANY, NY 12207
 TEL: 447-7082
 \$35.00 WILL BE CHARGED FOR ANY RETURNED CHECK
 INTEREST WILL INCREASE ON THE 1ST OF THE MONTH



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207
PHONE: (518) 447-5525 FAX: (518) 447-5589
www.albanycounty.com

M. DAVID REILLY, JR
COMMISSIONER

CHANDRA WILLIAMS
DEPUTY COMMISSIONER

January 5, 2021

Honorable Andrew Joyce
Chair, Albany County Legislature
112 State St., Rm. 710
Albany, NY 12207

Dear Chairman Joyce:

Pursuant to the "Albany County Disposition Plan" adopted per ABL Resolution # 29 of 2019, property withdrawn from tax foreclosure can be conditionally offered for sale by a Sealed Bid.

In this regard, the Department of Management and Budget conducted an online sealed bid process through the county website from the period beginning October 15, 2020 and ending November 16, 2020 at noon. This site allowed prospective bidders to view property information through individual "property folders" and were given the ability to place a bid online for the properties offered. Property known as 434 Broadway located in the Town of Colonie was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 434 Broadway to the sole bidder Niko Ventures, LLC. The submission made by Niko Ventures, LLC. was evaluated as a description of how their ownership would be a benefit to the community stemming from the proposed use of this property.

If you have any questions regarding this request I can make myself available at your earliest convenience. Thank you for your consideration.

Sincerely Yours,

M. David Reilly, Jr
Commissioner

cc:

Hon. Dennis Feeney, Majority Leader
Hon. Frank Mauriello, Minority Leader
Majority Counsel

Minority Counsel



County of Albany

Harold L. Joyce
Albany County Office
Building
112 State Street - Albany,
NY 12207

Legislation Text

File #: TMP-2233, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):

Requesting Legislative action to Convey Property offered per a Sealed Bid process

Authorization to Convey Property located in the Town of Colonie

434 Broadway per the Sealed Bid Process conducted October 15, 2020 thru November 16th, 2020

Date:	January 14, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly / Michael Mc Laughlin

Purpose of Request:

- ☐ Adopting of Local Law
- ☐ Amendment of Prior Legislation
- ☐ Approval/Adoption of Plan/Procedure
- ☐ Bond Approval
- ☐ Budget Amendment
- ☐ Contract Authorization
- ☐ Countywide Services
- ☐ Environmental Impact/SEQR
- ☐ Home Rule Request
- ☒ Property Conveyance
- ☐ Other: (state if not listed) Click or tap here to enter text.

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

- ☐ Contractual
- ☐ Equipment
- ☐ Fringe

- ☐ Personnel
☐ Personnel Non-Individual
☐ Revenue

Increase Account/Line No.: Click or tap here to enter text.
Source of Funds: Click or tap here to enter text.
Title Change: Click or tap here to enter text.

CONCERNING CONTRACT AUTHORIZATIONS

Type of Contract:

- ☐ Change Order/Contract Amendment
☐ Purchase (Equipment/Supplies)
☐ Lease (Equipment/Supplies)
☐ Requirements
☐ Professional Services
☐ Education/Training
☐ Grant

Choose an item.

Submission Date Deadline Click or tap to enter a date.

- ☐ Settlement of a Claim
☐ Release of Liability
☐ Other: (state if not listed) Click or tap here to enter text.

Contract Terms/Conditions:

Party (Name/address):
Click or tap here to enter text.

Additional Parties (Names/addresses):
Click or tap here to enter text.

Amount/Raise Schedule/Fee: Click or tap here to enter text.
Scope of Services: Click or tap here to enter text.

Bond Res. No.: Click or tap here to enter text.
Date of Adoption: Click or tap here to enter text.

CONCERNING ALL REQUESTS

Mandated Program/Service: Yes ☐ No ☐
If Mandated Cite Authority: Click or tap here to enter text.

Is there a Fiscal Impact: Yes ☐ No ☐

Anticipated in Current Budget: Yes ☐ No ☐

County Budget Accounts:

Revenue Account and Line: Click or tap here to enter text.

Revenue Amount: Click or tap here to enter text.

Appropriation Account and Line: Click or tap here to enter text.

Appropriation Amount: Click or tap here to enter text.

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: Click or tap here to enter text.

Local: Click or tap here to enter text.

Term

Term: (Start and end date) Click or tap here to enter text.

Length of Contract: Click or tap here to enter text.

Impact on Pending Litigation

Yes ☐ No ☐

If yes, explain: Click or tap here to enter text.

Previous requests for Identical or Similar Action:

Resolution/Law Number: Click or tap here to enter text.

Date of Adoption: Click or tap here to enter text.

Justification: (state briefly why legislative action is requested)

Properties are withdrawn from tax foreclosure as there exists a significant risk that the County of Albany might be exposed to a liability substantially in excess of the amount that could be recovered by foreclosing the tax lien.

Pursuant to ABL resolution No 29 of 2019 the Albany County Disposition Plan, properties “withdrawn” from a foreclosure proceeding can be offered for sale through a sealed bid process with the sale price criteria being “an amount which reflects the benefit to the community stemming from the proposed use of the property. In this regard the Department of Management and Budget through the county website offered properties online through a sealed bid process which was conducted from October 15th until November 16, 2020.

Authorization is requested to convey property located in the Town of Colonie, 434 Broadway, Tax Map No. 44.18-2-17 to Niko Ventures, LLC, 242 Broadway, Menands, NY 12204 for \$161,000 . Niko Ventures, LLC was the sole bidder on this property and their submission indicates a detailed plan to rehabilitate this tax delinquent property which intern will benefit the community. Niko Ventures, LLC has deposited the full amount of the bid offered \$161,000 by certified funds with the Albany County Division of Finance.

A review of property owned by Niko Ventures, LLC indicates there are no outstanding taxes or code violations against these properties.

The following shall be the responsibility of Niko Ventures, LLC and is requested to be stated in the resolution:
All closing costs.

All Real Estate Taxes (property and school), water, sewer and other municipal charges due on and after July 1, 2021.

The screenshot shows the Albany County New York website. At the top, there is a red banner with COVID-19 updates. Below this is the Albany County logo and a navigation bar with links to Home, Our County, Government, Departments, Business, and Recreation. A profile picture of Daniel P. McCoy, County Executive, is shown next to his name. The main content area is titled "Sealed Bids" and includes a "Before You Bid..." section with a list of instructions. A "NEW Bid Payment Process" section is also present. The left sidebar contains a "Finance Division" menu with links to various services. A "QUESTIONS?" section is also visible in the sidebar.

COVID-19 UPDATES: Testing sites & screening options, data & statistics dashboard, news, updates and more. COVID-19 Information and Resources

Albany County
New York

Daniel P. McCoy
County Executive

HOME OUR COUNTY GOVERNMENT DEPARTMENTS BUSINESS RECREATION

Finance Division

- FAQs
- Unclaimed and Abandoned Funds Listing
- Delinquent Tax Lists
- Avoid Foreclosure!
- Useful Online Resources
- Albany County Land Bank
- Designated Sensitive Parcels
- Certificate of Residence
- Sealed Bids

QUESTIONS?

All questions about the sealed bid process **MUST** be submitted to bids@albanycountyny.gov

We answer questions to the order they are received, typically within one business day.

Departments > Management and Budget > Finance Division >

Sealed Bids

Print Size [Facebook](#) [Twitter](#) [LinkedIn](#) [Email](#)

Application Deadline:
November 16, 2020 (12Noon)

Before You Bid...

Read carefully before deciding if you would like to bid on a property:

- This process will be conducted online only.
- Read all [terms and conditions](#) of sale carefully before bidding.
- Review property folder shown below.
- Fill in all information relative to your bid on the bid submission form.
- You must sign the bidder certification in the bid submission form. Failure to sign the certification will disallow your bid.
- This submission must be emailed within the allotted time as specified on this site and on the bid submission form to the email address indicated in the bid submission form. No submissions will be accepted after the deadline. For additional guidance, please view our [instructions](#).

Bid Evaluation Criteria

- Bids will be rated on a scale of 1-5 based on their rehabilitation plan, benefit to the community, and overall submission.
- All sales are subject to the approval of the Albany County Executive and the Albany County Legislature and either may reject any sale for any reason.
- All sales must be approved by legislative resolution.

For more details, please read the [terms and conditions](#)

NEW Bid Payment Process

- Upon notification, the chosen bidder must immediately deposit the full bid amount either by certified mail or in person (by appointment only) to:
 - Albany County Division of Finance
 - 112 State Street, Room 1340
 - Albany, New York 12207
- Checks are to be made payable to: Albany County Department of Management and Budget.
- No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received.
- Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

For more details, please read the [terms and conditions](#)

Be Aware!

- These properties present a high element of liability risk to Albany County due to their condition; therefore the County has not foreclosed on these properties and does not show these properties or permit anyone access to these properties.
- We strongly encourage any bidder to review the property files and to investigate the property as thoroughly as possible.


Albany County
New York

[HOME](#)
[OUR COUNTY](#)
[GOVERNMENT](#)
[DEPARTMENTS](#)
[BUSINESS](#)
[RECREATION](#)

112 State Street, Room 1360
Albany, New York 12207

- Checks are to be made payable to Albany County Department of Management and Budget.
- No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received.
- Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

For more details, please read the [terms and conditions](#)

Be Aware!

- These properties present a **high element of liability risk** to Albany County due to their conditions; therefore the County has not foreclosed on these properties and does not show these properties or permit anyone access to these properties.
- We strongly encourage any bidder to review the property files and to investigate the property as thoroughly as possible.

For more details, please read the [terms and conditions](#)

Additional Notes
Some things to consider before bidding...

- Do not bid unless you can pay the full amount immediately if you are chosen.
- Buildings and lots are sold **AS IS**—no guarantee of condition.
- If you have not read the property folder, do not bid.
- Eviction of occupants is the responsibility of the bidder after closing.
- Zoning and planning—prior use does not guarantee zoning after purchase.
- Past codes violations

Important financial considerations:

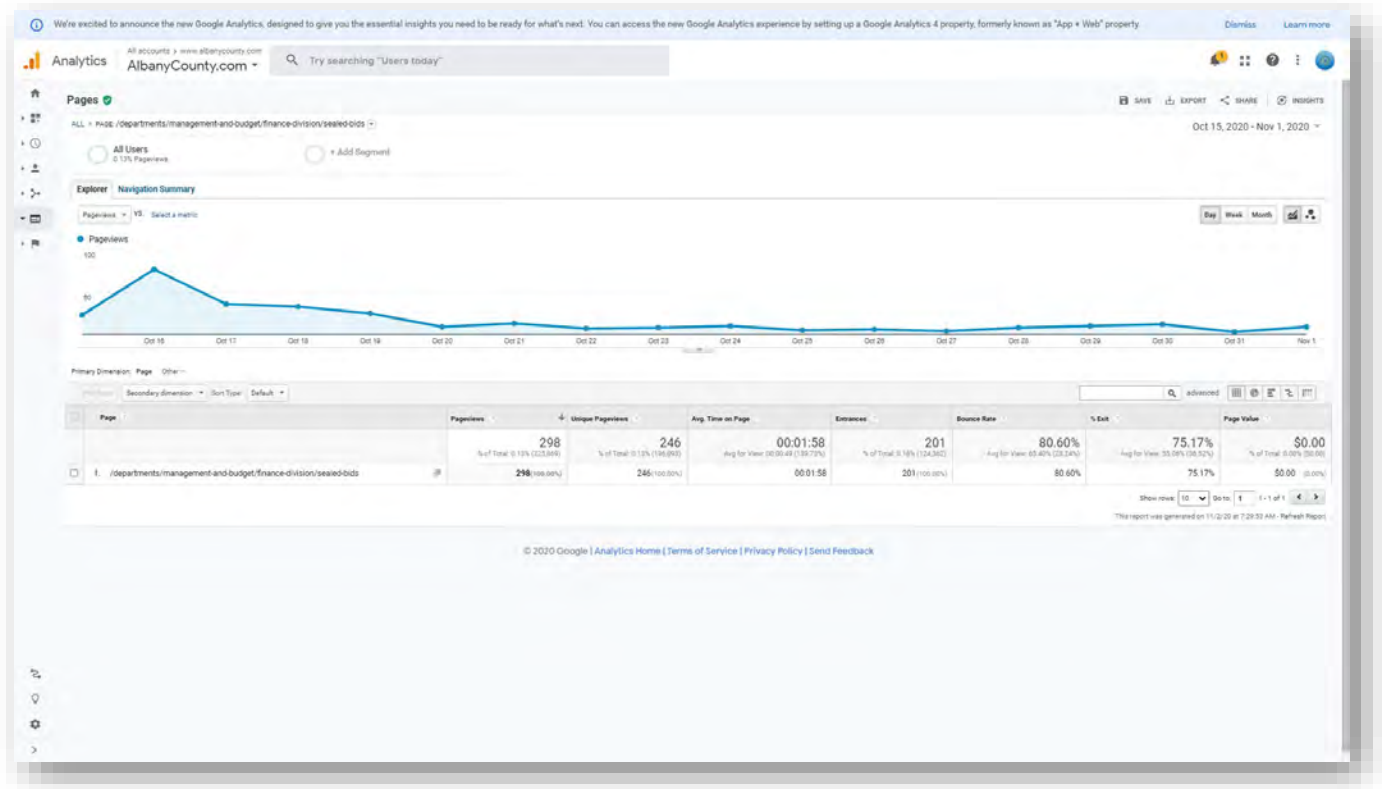
- Current water and sewer bills.
- Current year tax bills—school and property taxes.
- General municipal charges

For more details, please read the [terms and conditions](#)

Available Properties

Photo Click for full size	Address	Property Type/Comments	Property Documents
	144 Broad Street, Albany	Three family residence	Property Folder - 144 Broad Street Tax Map - 144 Broad Street Online Bid Application - 144 Broad Street
	813 10th Street, Waterford	One family residence	Property Folder - 813 10th Street Tax Map - 813 10th Street Online Bid Application - 813 10th Street
	172 Main Street, Coeymans	Health spas	Property Folder - 172 Main Street Tax Map - 172 Main Street Online Bid Application - 172 Main Street
	4082 Albany Street, Colonie	One Family Residence	Property Folder - 4082 Albany Street

 Albany County New York			
HOME OUR COUNTY GOVERNMENT DEPARTMENTS BUSINESS RECREATION			
For more details, please read the terms and conditions			
Available Properties			
Photo Click for full size	Address	Property Type/Classicals	Property Documents
	144 Broad Street, Albany	Three family residence	Property Folder - 144 Broad Street Tax Map - 144 Broad Street Online Bid Application - 144 Broad Street
	813 19th Street, Watervliet	One family residence	Property Folder - 813 19th Street Tax Map - 813 19th Street Online Bid Application - 813 19th Street
	172 Main Street, Coeymans	Health spas	Property Folder - 172 Main Street Tax Map - 172 Main Street Online Bid Application - 172 Main Street
	4092 Albany Street, Colonie	One family residence	Property Folder - 4092 Albany Street Tax Map - 4092 Albany Street Online Bid Application - 4092 Albany Street
	25 Newton Street, Colonie	Residential vacant lands	Property Folder - 25 Newton Street Tax Map - 25 Newton Street Online Bid Application - 25 Newton Street
	434 Broadway, Coxsack	Vacant land in commercial area	Property Folder - 434 Broadway Tax Map - 434 Broadway Online Bid Application - 434 Broadway
	56 James Street, Green Island	Vacant land in commercial area	Property Folder - 56 James Street Tax Map - 56 James Street Online Bid Application - 56 James Street
	29 Arch Street, Green Island	Vacant land	Property Folder - 29 Arch Street Tax Map - 29 Arch Street Online Bid Application - 29 Arch Street



**Albany County Legislative Resolution No. 29 of 2019
SEALED BID
BIDDER SUBMISSION FORM**

INSTRUCTIONS

**THIS PROCESS WILL BE CONDUCTED ONLINE ONLY AT
WWW.ALBANYCOUNTY.COM/SEALEDBIDS**

PLEASE REVIEW PROPERTY FOLDER SHOWN ON WEBSITE

PLEASE READ ALL TERMS OF SALE CAREFULLY BEFORE BIDDING

**FILL IN ALL INFORMATION RELATIVE TO YOUR BID ON THIS BID SUBMISSION FORM.
INCOMPLETE FORMS CAN BE REJECTED.**

**PLEASE SIGN THE BIDDER CERTIFICATION ON THE BID SUBMISSION FORM OR
YOUR BID WILL BE REJECTED**

**THIS SUBMISSION MUST BE EMAILED WITHIN THE ALLOTTED TIME AS
SPECIFIED ON WWW.ALBANYCOUNTY.COM/SEALEDBIDS
TO SEALEDID@ALBANYCOUNTYNY.GOV**

**ANY QUESTIONS CONCERNING THIS FORM CAN BE EMAILED TO
BIDINFO@ALBANYCOUNTYNY.GOV**

ALBANY COUNTY DISPOSITION PLAN

“Properties which will be discretionally conveyed by the County to individuals or entities for economic development purposes.”

Adopted per Albany County Legislative Resolution No. 29 of 2019

B. If they have been withdrawn from foreclosure, these properties shall be conditionally offered for sale via sealed bid for either its appraised value, outstanding delinquent tax liability (inclusive of interest, penalties and legal charges) prior to foreclosure, or an amount which reflects the benefit to the community stemming from the proposed use of the property with disclosure of the reasons for their withdrawal. It shall be the bidder's responsibility to research all information in the County's property file in this regard. Written notice to the local municipality(s) in which the property is located shall be required no less than 30 days prior to consideration by the County Legislature of such property transfer. Proof of compliance with the aforementioned written notice requirement shall be provided to the Legislature as a pre-condition to the Legislature's consideration of any conveyance falling under this section. Upon bid approval by the County Legislature, the full amount of the sale price and closing costs must be submitted to the County in escrow prior to and as a prerequisite to the completion of the foreclosure process. A signed statement by the bidder acknowledging receipt of full disclosure regarding the condition of the property in so far as known to the County will be required at that time. The County shall not be liable for any conditions known or unknown on these properties, and the purchaser will be required to execute a release, hold harmless, and indemnification agreement in this regard at the closing on the sale. Deed title will be transferred directly to the successful bidder pursuant to assignment without recourse

§ 1138. Withdrawal of parcels from foreclosure

“The enforcing officer of any tax district may at any time prior to final judgment withdraw any parcel of real property from a foreclosure proceeding under this title for one or more of the following reasons if the tax district were to acquire the parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing the tax lien “

TERMS AND CONDITIONS OF SEALED BID PROPERTY SALES

A. Bidding Process and Procedure:

1. All bids shall be sealed with collusive bidding being prohibited.
2. All bids shall be submitted and processed online using the electronic bid submission form annexed hereto.
3. A bidder is permitted to submit only one bid per property being offered for sale.
4. All sections of the bid submission form shall be completed and the bid submitted together with all required back-up materials within the allowable timeframe for bidding indicated on the “Sealed Auction Bids” page of the Albany County website: www.albanycounty.com/sealedbids.
5. The length of time a sealed bid shall be required to remain open will be indicated on the bid submission form and will also be indicated on the website.

B. Bidder Eligibility and Implied Representations.

1. A prospective bidder is ineligible to bid if:
 - a) The bidder has failed to satisfactorily comply with any material representation made to Albany County with respect to the bidder’s plans for the use, rehabilitation or economic development of any property previously purchased by the bidder from Albany County.
 - b) The bidder or the bidder’s immediate family member(s), or anyone bidding on the bidder’s behalf is/are the tax delinquent owner(s) or former owner(s) of any property located within Albany County.
 - c) The bidder has lost title to property to Albany County by reason of delinquent tax foreclosure within the preceding 24 month time period.
 - d) The bidder has an unresolved building construction and fire safety code violation in connection with another property located within Albany County.

C. Terms of Sale Relating to Condition of Sealed Bid Properties Being Offered for Sale.

1. All sales are subject to non-reviewable discretionary approval of the County Executive and the Albany County Legislature, which approvals may for any reason be denied.
2. All properties offered for sale through the Sealed Bid process are sold without recourse in “where is” and “as is” condition as per its assessment roll description at the time it was foreclosed upon by Albany County with no representations or warranties of any kind made regarding the property’s actual location, physical condition, title or legally permissible use.
3. Albany County shall not be liable for any conditions known or unknown on these properties, and the selected bidder shall be required to execute a release, hold harmless, and indemnification agreement in this regard at the closing on the sale thereof.
4. Properties offered for sale through the Sealed Bid process shall be sold with disclosure of the reasons for its withdrawal for either its appraised value, outstanding delinquent tax liability (inclusive of interest, penalties and legal charges) prior to its foreclosure, or an amount which in the sole non-reviewable discretionary opinion of Albany County reflects the best benefit to the community as a whole stemming from its proposed use.
5. A signed statement by the selected bidder will be required at the time of sale acknowledging bidder’s receipt of full disclosure regarding the condition of the property offered for sale in so far as known to Albany County.
6. Deed title to the property will be transferred directly to the selected bidder pursuant to assignment without recourse.

D. Bidder’s Due Diligence Requirements with Respect to “Sealed Bid” Properties.

1. The bidder assumes all responsibility to investigate the physical condition of the property or of any structures or improvements located thereon.
2. By making a bid, bidder certifies the bidder has made an on-site inspection of the property and has reviewed the online folder containing all information known to Albany County concerning the property available on the Albany County website page [Sealed Auctions Bids](http://www.albanycounty.com/sealedbids) (www.albanycounty.com/sealedbids).

E. Bid Payment Process and Procedure

Upon notification, the bidder chosen by the Commissioner of Management and Budget or his assignees shall immediately deposit the full bid amount with the Albany County Division of Finance, 112 State Street, Room 1340, Albany, New York 12207 either by certified mail or in person. Checks are to be made payable to Albany County Department of Management and Budget. No request for conveyance will be forwarded to the Albany County Legislature unless these funds are received. Upon Legislative approval, the approved bidder shall be responsible for any and all closing costs.

F. Sale Closing and Property Conveyance Process and Procedure

1. The selected bidder shall provide the information necessary to complete the required forms and documents for recording the deed from the County of Albany in the Albany County Clerk's office.
2. All real estate taxes not in the collection process of the Albany County Division of Finance at the scheduled date of closing are the responsibility of the selected bidder to pay.
3. All current and past due water bills not in the collection process of the Albany County Division of Finance at the scheduled date of closing are the responsibility of the selected bidder to pay.
4. All municipal charges or fees not in the collection process of the Albany County Division of Finance at the scheduled date of closing are the responsibility of the selected bidder to pay.
5. The County Legislature may set the responsibility for the Real Estate Taxes, Water Bills and Municipal Charges for the selected bidder by resolution.
6. All recording fees are the responsibility of the selected bidder.

BIDDER INFORMATION - CONTACT AND DEED INFORMATION

*Bidder Name: Niko Ventures, LLC

*As it will appear on County deed

Address: 242 Broadway, Menands, NY 12204

Phone: 518-818-0045

Email: mail@alviongroup.com

Preferred method of contact: ☐ Phone ☒ Email

TYPE OF ENTITY

☐ Individual

☐ Corporation

Incorporated in what state: _____ Date incorporated: _____

Authorized to do business in New York State? ☒ Yes ☐ No

☐ Partnership

Indicate type of partnership: _____

Number of general partners: _____ Number of limited partners: _____

☐ Not-for-profit

Incorporated in what state: _____ Date incorporated: _____

☒ Limited Liability Company

Formed in what state: NY Date incorporated: 10/29/2020

Authorized to do business in New York State? ☒ Yes ☐ No

☐ Sole Proprietorship

Name of Sole Proprietor: _____

PROPERTY INFORMATION AND BID AMOUNT OFFERED

COUNTY USE ONLY

PROPERTY INFORMATION

Property Address: 434 BROADWAY

Municipality: TOWN OF COLONIE Tax map No: 44.18-2-17

Description: VACANT LAND IN COMMERCIAL AREA

Reason for Withdrawal from Foreclosure:

Environmental Concerns

“If the tax district were to acquire the parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing the tax lien.”

Disposition plan excerpt being invoked:

An amount which reflects the benefit to the community stemming from the proposed use of the property.

Amount offered by bidder: \$ 161,000

REASON FOR BIDDING ON PROPERTY

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A BUILDING

- ☐ Renovate
- ☐ Rehabilitate
- ☐ Occupy/operate As Is
- ☐ Demolish/deconstruct
- ☐ New construction
- N/A
- ☐ Occupy as owner occupant (use as primary residence)
- ☐ Occupy this property as a rental
- ☐ Redevelop and re-sell
- ☐ Other _____

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A LOT

- ☐ New Construction
- ☐ Property Improvements (example: fencing, landscaping, garden/green space)
- ☒ Other 434 Broadway Vacant Land - Seeking to remediate lot to acceptable DEC Standards & redevelop lot for senior housing

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A SIDE-LOT*

- ☐ Fence
- ☐ Landscaping
- ☐ Driveway
- N/A
- ☐ Deck/Patio
- ☐ Garage
- ☐ Other _____

Note: Bidders are responsible for verifying their respective property plan is compliant with local zoning. If the property plan does not comply with current zoning or land use laws, additional approvals may be required and are the sole responsibility of the bidder. Contact the appropriate municipality to find out more information.

Use the below space or attach additional sheets to indicate how your ownership and development of this property will benefit the community (attach additional supporting material as needed):

Our company's intent if the successful bidder, is to remediate the 434 Broadway site to levels acceptable to NYS DEC and other appropriate entities by removing contaminated soil and the 7 underground storage tanks.

It is our intent to redevelop the property with multi-unit housing (preferably senior housing).

As the property is located on the public bus line and is convenient to shopping, and restaurants we believe it would be ideally suited for this purpose while benefiting the community.

We will work with the Village of Menands and other interested entities to ensure that the redevelopment offers aesthetic appeal - including greenscaping, lighting, and attractive yet practical architectural features. To the extent possible we will make efforts to implement green energy. This redevelopment project will offer a benefit for the immediate surrounding areas businesses, shops, restaurants and local population.

In the alternative, if senior housing is not suitable for this location or approvals are not granted, our intent is to develop the site for warehouse use thereby bringing business and jobs into the community.

This location, conveniently located immediately off I-787 and 378 and in the heart of the Capitol Region is ideally suited for business use.

GENERAL COST ESTIMATE

Complete this section if bidding on a BUILDING

N/A

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0 _____

Complete this section if bidding on a VACANT LOT

Estimated MATERIAL Cost: \$ 2,500,000 _____ Estimated LABOR Cost: \$ 2,000,000 _____

Total: \$ ~~4,500,000~~ \$4,500,000 _____

Explanation of costs:

Rental of excavator

Payment of Excavator Operation

Removal of contaminated soil (\$80/ton haul & dispose)

Geologist/Environmental Engineer Services

Removal of Tanks

Breakdown and Removal of Concrete

Lot Remediation \$100,000

Lot Cleaning \$150,000

Senior Housing if approved by NYS Office of Homes & Community Renewal \$4,250,000

PROPERTY OWNERSHIP HISTORY

If you answer YES to any of these questions, attach an explanation. Please provide complete, accurate and current information. Please be advised information provided will be independently verified.

THIS INFORMATION APPLIES TO ALL MEMBERS, PARTNERS AND SHAREHOLDERS

- Do you own any properties in Albany County? ☒ Yes ☐ No
(attach a list with addresses, property type and year acquired)
- Does any property you own currently have code violations? ☐ Yes ☒ No
- Are you an owner of tax delinquent property? ☐ Yes ☒ No
- Have you filed for bankruptcy within the past 7 years? ☐ Yes ☒ No
- Have you owned property foreclosed on for tax-delinquency? ☐ Yes ☒ No
- Have you or a family member previously owned the property for which you are applying? ☐ Yes ☒ No

PROPERTIES OWNED IN ALBANY COUNTY BY AFFILIATES OF NIKO VENTURES, LLC & IMPROVEMENTS/INVESTMENTS MADE:

- 1) 240 Broadway, Menands - purchased 12/16/2019 (North New York Holdings, LLC); replaced leaking roof on this property; at company expense replaced rotted, dilapidated wooden border fence between 240 Broadway and neighboring properties located at 6, 8, and 10 Brookside Ave, Menands at company sole expense coordinating with neighbors permission and consent to do the same thereby improving not only the property at 240 Broadway but adding enhancement to the immediate neighborhood / borders of 6, 8, and 10 Brookside Ave, Menands. We have also begun the process of readying the property for paving by filling long neglected pot holes with crushed stone and will complete paving in the near future. We have reached out to NYS DOT and the Village of Menands in an effort to partner with them improving the sidewalks along Broadway (Rt. 32) when we pave the lot.
- 2) 242 Broadway, Menands - purchased 9/26/2019 (242 Broadway Holdings, LLC); replaced leaking roof of this foreclosed and long abandoned property; replaced flooring, updated doors.
- 3) 291 Broadway, Menands - purchased 9/16/2019 (SPR Group Holdings, LLC) - upgraded the HVAC system; installed sidewalk; prepped and painted interior

Our investment in the local community is evidenced by our capital investments in the surrounding community. We have a vested interest in increasing the surrounding property values.

Our primary company, Alvion Group Inc. is in the business of construction, remediation of asbestos/lead abatement and mold removal. We have been the successful general contractor on multiple bids improving state and federal owned properties including the abatement of lead in armories across the state; abatement of asbestos in the Corning Tower, Albany and in the SUNY Geneseo Library among other projects. We employ dozens of workers on these projects.

BIDDER CERTIFICATION (PLEASE READ CAREFULLY BEFORE SIGNING)

I HEREBY CERTIFY THAT:

1. I understand that by submitting a bid on the listed parcel, I am accepting the terms and conditions stated in the Albany County Disposition Plan adopted by Albany County Legislative Resolution No. 29 of 2019 "Properties which will be discretionally conveyed by the County to individuals or entities for economic development purposes" section B and all terms and conditions for the Sealed Bid process.
2. I also understand that all properties offered though the "Sealed Bid" process by Albany County are sold in "as is" condition and no warranties are made regarding property condition. The bidder assumes all responsibility to investigate, and if necessary, repair the physical condition of the properties or of any structures or improvements located on any of the properties
3. I have reviewed the online folder with information concerning this property listed on the Albany County website page www.albanycounty.com/sealedbids.
4. I understand that the Albany County Executive or the Albany County Legislature may decline my offer to acquire this property for any reason.
5. If I am the approved Bidder, upon notification I will immediately deposit the full purchase price via certified funds with the Albany County Division of Finance either by certified mail or in person as without this deposit my bid will not be forwarded to the Albany County Legislature for review.
6. I understand that all real estate taxes, past due water bills and municipal charges not in the collection of Albany County at the date of closing are my responsibly to pay. I also understand that any and all closing costs are also my responsibility.

BY ENTERING YOUR NAME(S) BELOW, YOU CERTIFY THAT YOU HAVE READ, UNDERSTAND AND AGREE TO BE BOUND BY ALL TERMS CONTAINED HEREIN AND YOU FURTHER CERTIFY THAT ALL OF THE STATEMENTS SET FORTH BY YOU IN THIS DOCUMENT ARE COMPLETE AND TRUE.

Nick Sparakis
Applicant Name (Print)

Nick Sparakis
Signature

11/16/2020
Date

Co-Applicant Name (Print)

Signature

Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: NOVEMBER 16, 2020 12 noon

NYS Department of State

Division of Corporations

Entity Information

The information contained in this database is current through January 12, 2021.

Selected Entity Name: NIKO VENTURES, LLC

Selected Entity Status Information

Current Entity Name: NIKO VENTURES, LLC

DOS ID #: 5867542

Initial DOS Filing Date: OCTOBER 29, 2020

County: ALBANY

Jurisdiction: NEW YORK

Entity Type: DOMESTIC LIMITED LIABILITY COMPANY

Current Entity Status: ACTIVE

Selected Entity Address Information

DOS Process (Address to which DOS will mail process if accepted on behalf of the entity)

NICK SPARAKIS

242 BROADWAY

MENANDS, NEW YORK, 12204

Registered Agent

NONE

This office does not require or maintain information regarding the names and addresses of members or managers of nonprofessional limited liability companies. Professional limited liability companies must include the name(s) and address(es) of the original members, however this

information is not recorded and only available by
[viewing the certificate.](#)

***Stock Information**

# of Shares	Type of Stock	\$ Value per Share
No Information Available		

*Stock information is applicable to domestic business corporations.

Name History

Filing Date	Name Type	Entity Name
OCT 29, 2020	Actual	NIKO VENTURES, LLC

A **Fictitious** name must be used when the **Actual** name of a foreign entity is unavailable for use in New York State. The entity must use the fictitious name when conducting its activities or business in New York State.

NOTE: New York State does not issue organizational identification numbers.

[Search Results](#) [New Search](#)

[Services/Programs](#) | [Privacy Policy](#) | [Accessibility Policy](#) | [Disclaimer](#) | [Return to DOS](#)
[Homepage](#) | [Contact Us](#)



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
OFFICE OF THE EXECUTIVE
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207-2021
(518) 447-7040 - FAX (518) 447-5589
WWW.ALBANYCOUNTY.COM

DANIEL C. LYNCH, ESQ.
DEPUTY COUNTY EXECUTIVE

September 30, 2020

Megan Grenier,
Mayor
Village of Menands
280 Broadway
Menands, New York 12204

Mayor Grenier,

Pursuant to the Albany County Property Disposition Plan, I am contacting you to make you aware we are undertaking a sealed bid auction to dispense of the property located at 434 Broadway in the Village of Menands. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 44.18-2-17 to a private entity.

We view this transaction as beneficial to both County and Village residents since it will put a potentially environmentally problematic and tax delinquent property back into productive use. Please let us know if you know of any potential issues that might arise with such a transfer or if the Village of Menands has any objection.

Best,

Mike McLaughlin
Director of Policy and Research



DANIEL P. MCCOY
COUNTY EXECUTIVE

COUNTY OF ALBANY
OFFICE OF THE EXECUTIVE
112 STATE STREET, ROOM 1200
ALBANY, NEW YORK 12207-2021
(518) 447-7040 - FAX (518) 447-5589
WWW.ALBANYCOUNTY.COM

DANIEL C. LYNCH, ESQ
DEPUTY COUNTY EXECUTIVE

September 30, 2020

John H. Cunningham
Commissioner
Department of Public Works
Town of Colonie
Public Operations Center
347 Old Niskayuna Road
Latham, NY 12110-2290

Commissioner Cunningham,

Pursuant to the Albany County Property Disposition Plan, I am contacting you to make you aware we are undertaking a sealed bid auction to dispense of the property located at 434 Broadway in the Town of Colonie. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 44.18-2-17 to a private entity.

We view this transaction as beneficial to both County and Town residents since it will put a potentially environmentally problematic and tax delinquent property back into productive use. Please let us know if you know of any potential issues that might arise with such a transfer or if the Town of Colonie has any objection.

Best,

Mike McLaughlin
Director of Policy and Research



COUNTY OF ALBANY
DIVISION OF FINANCE

DEPOSIT TRANSMITTAL

Division of Finance, Cash Receipts, 112 State Street, Suite 117, Albany, New York 12207

Office: (518) 447-7070, Fax: (518) 447-5516

PLEASE PRINT OR TYPE INFORMATION

DEPARTMENT: Management and Budget

ADDRESS: 112 STATE ST

Total Number of Checks: 1

Total Amount of Checks: \$161,000.00

Total Amount of Cash: \$0.00

Total Deposit: \$161,000.00

ORG	OBJECT	PROJECT	DESCRIPTION	AMOUNT
A	00690		434 BROADWAY NOV 2020 SEALED BID	\$ 161,000.00

BANK OF AMERICA

Cashier's Check

No. 1314308561

Notice to Purchaser - In the event that this check is lost, misplaced or stolen, a sworn statement and 90-day waiting period will be required prior to replacement. This check should be negotiated within 90 days.

Void After 90 Days

30-Y/1140

Date 01/06/21 09:12:17 AM

NTX

CENTURY MALL

0005 0000367 0012

Pay



BANK OF AMERICA SIX ONE ONE ZERO ZERO ZERO CTSCTS

\$161,000.00

One Hundred Sixty One Thousand and 00/100 Dollars

To The COUNTY OF ALBANY
Order Of

Remitter (Purchased By): NIKO VENTURES LLC

Bank of America, N.A.
SAN ANTONIO, TX

AUTHORIZED SIGNATURE

THE ORIGINAL DOCUMENT HAS A WHITE REFLECTIVE WATERMARK ON THE BACK. ■ HOLD AT AN ANGLE TO VIEW WHEN CHECKING THE ENDORSEMENTS. ■

TITLE:

If Problems with Deposit, Contact: Phone:

FOR OFFICE USE ONLY: DIVISION OF FINANCE

PAID RECEIPT STAMP

RECEIVED BY (Initial):

ce

1/8/21



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality - Colonie

Address of Property – 434 Broadway

Tax Map Number-44.18-2-17

Property Description-Vacant Land in Commercial Area

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Niko Ventures, LLC

Town of Colonie- 240 Broadway - 242 Broadway – 291 Broadway

CODE ENFORCEMENT INFORMATION

There are no outstanding violations-Verified 11/18/20 with Village of Menands Code Enforcement officer

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 11/19/2020

COUNTY FORECLOSURE INFORMATION

Not Applicable as properties were never delinquent

Signed-  ---

ANTHONY DILELLA

Property Manager

DATE----October 19, 2020**---**

DANIEL P. MCCOY
COUNTY EXECUTIVE



SHAWN A. THELEN
COMMISSIONER

COUNTY OF ALBANY
DEPARTMENT OF MANAGEMENT AND BUDGET

M. DAVID REILLY
DEPUTY COMMISSIONER

[HTTP://WWW.ALBANYCOUNTY.COM/SEALEDBIDS](http://www.albanycounty.com/sealedbids)

NOTICE

**JAMES SCARINGE
41 JAMES DRIVE
LOUDONVILLE, NY 12205**

THE COUNTY OF ALBANY WITH BE OFFERING THE FOLOWING
PROPERTY FOR SALE BY SEALED BID AUCTION ONLINE

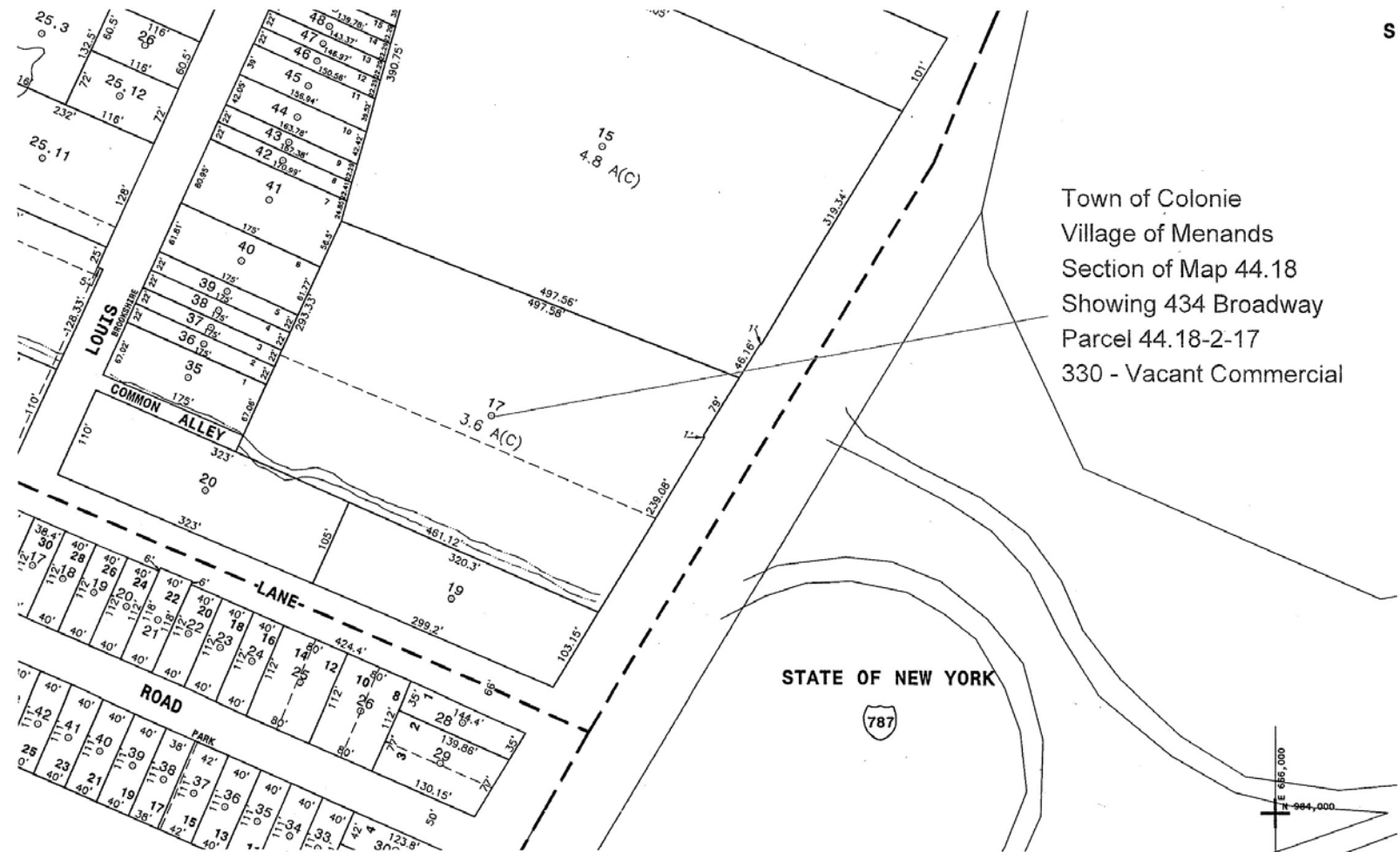
PROPERTY: TOWN OF COLONIE-434 BROADWAY

AS YOU ARE AN ADJACENT/ABUTTING OWNER TO THIS
PROPERTY WE ARE NOTIFYING YOU THAT ALL INFORMATION
AND TERMS CONCERNING THIS SALE AND HOW TO PLACE A BID
IS EXPLAINED ON THE FOLLOWING WEBSITE:

www.albanycounty.com/sealedbids

This Sealed Bid Process will start 10/15 /20 and end 11 / 16 / 20 12 Noon.

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET



LEGAL NOTICE

In accordance with Albany County Legislative Resolution No. 29 of 2019 which states notice shall be given for any property that will be considered for transfer by the Albany County Legislature for economic development purposes, pursuant to said resolution, notice is hereby given that the following properties will be given consideration by the Albany County Legislature for transfer:

City of Albany

144 Broad Street

Tax Map No. 76.73-3-42

City of Watervliet

813 19th Street

Tax Map No. 32.50-5-14

Town of Colonie

25 Newton Street

Tax Map No. 53.11-8-34

434 Broadway

Tax Map No. 44.18-2-17

Town of Guilderland

3620 Western Turnpike

Tax Map No. 13.-1-0.1

1611 Western Avenue

Tax Map No. 52.14-3-18

ALBANY COUNTY DEPARTMENT
OF MANAGEMENT AND BUDGET

Dated: 9/24/20 and 10/1/20

Albany, New York

EV 9/24, 10/1/20

TIMES UNION

timesunion.com

Order Confirmation

Ad Order Number 0004126166	Customer Account 040365006
Sales Rep. tomest	Customer Information ALBANY COUNTY DEPT OF FINANC 112 STATE ST ALBANY NY 122072019 USA
Order Taker tomest	
Ordered By Anthony DiLella	Phone: 5184477074
Order Source Phone	Fax: Email: Jeff.Neal@albanycountyny.gov

Ad Content Proof

Note: Ad size does not reflect actual ad

LEGAL NOTICE

In accordance with Albany County Legislative Resolution No. 29 of 2019 which states notice shall be given for any property that will be considered for transfer by the Albany County Legislature for economic development purposes, pursuant to said resolution, notice is hereby given that the following properties will be given consideration by the Albany County Legislature for transfer:

City of Albany
144 Broad Street Tax Map No. 76.73-3-42

City of Watervliet
813 19th Street Tax Map No. 32.50-5-14

Town of Colonie
25 Newton Street Tax Map No. 53.11-8-34
434 Broadway Tax Map No. 44.18-2-17

Town of Guilderland
3620 Western Turnpike Tax Map No. 13.-1-0.1
1611 Western Avenue Tax Map No. 52.14-3-18

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET
Dated:
Albany, New York

TU5t 4126166

Ad Cost

\$206.19

Payment Amt

\$0.00

Amount Due

\$206.19

Blind Box

Materials

Invoice Text

Required Per Disposition Plan (Part 4)

Ad Number 0004126166-01	External Ad #	Pick Up Number
Ad Type 120 Legal Liner	Ad Size 2 X 29 li	PO Number
Color \$0.00	Color Requests	

Product and Zone	# Inserts	Placement
Times Union, Full	5	Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

9/19/2020, 9/20/2020, 9/21/2020, 9/22/2020, 9/23/2020

Product and Zone	# Inserts	Placement
timesunion.com, Full	5	Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

9/19/2020, 9/20/2020, 9/21/2020, 9/22/2020, 9/23/2020

CERTIFICATE OF WITHDRAWAL

(Real Property Tax Law, §1138 (subds.1, 2 and 3))

INDEX NO. 6159-13

TO THE ALBANY COUNTY CLERK:

PLEASE TAKE NOTICE that the following parcel of real property included on the List of Delinquent Taxes for the "In Rem" delinquent tax lien foreclosure proceeding filed by the County of Albany, New York, Tax District in your Office under the above Index No. on November 11, 2013 covering the TOWNS in Albany County:

PARCEL No. 6159-13-0000314
OWNER(S) AA MENARDS Self Storage, LLC
ADDRESS 434 BROADWAY
Town of Colonie
TAX MAP No. 044018 0002017 0000000

RECEIVED
2010 MAR -8 AM 10:39
ALBANY COUNTY CLERK

is hereby **WITHDRAWN** from said foreclosure proceeding by me for one or more of the following reasons (check all that apply):

☐ There is reason to believe that there may be a legal impediment to the enforcement of the tax lien(s) affecting said parcel.

☐ The tax lien(s) on said parcel has/have been canceled or is/are subject to cancellation pursuant to section 558 of the Real Property Tax Law.

☐ The enforcement of the tax lien(s) on said parcel has/have been stayed by the filing of a petition pursuant to the Bankruptcy Code of 1978 (Title 11 of the United States Code).

☒ If the Tax District were to acquire said parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing said tax lien(s).

_____ The owner of said parcel has entered into an agreement to pay said tax lien(s) in installments pursuant to section 1184 of the Real Property Tax Law and has not defaulted thereon.

_____ Said parcel was included in the Petition for Foreclosure in said proceeding, but it has since been demonstrated to my satisfaction as Enforcing Officer that said parcel is residential or farm property, and as such, said parcel is not yet subject to inclusion in such a Petition.

The facts which render said parcel eligible for withdrawal from said proceeding are as follows: _____

Possible Environmental Issues

PLEASE TAKE FURTHER NOTICE that pursuant to Real Property Tax Law, §1138 (sub. 2 (b) you are therefore required and directed to upon the filing of this Certificate of Withdrawal in your Office enter on said List of Delinquent Taxes the word "withdrawn" and the date of such filing opposite the description of said parcel.

PLEASE TAKE FURTHER NOTICE that pursuant to Real Property Tax Law, §1138 (subd. 3) the filing of this Certificate of Withdrawal has no effect upon the delinquent real property tax lien(s) against said parcel, or upon the notice of pendency of said proceeding as to said parcel, unless such lien(s) are canceled and, if said lien(s) are not canceled, said proceeding may be reinstated against said parcel.

DATED: March 6, 2018

TAX ENFORCING OFFICER
COUNTY OF ALBANY, NEW YORK, TAX DISTRICT

Shawn A. Thelen
SHAWN A. THELEN, Albany County
Commissioner of Management and Budget

11/19/2020 13:52 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 1
| txtaxstm

PARCEL: 04401800020170000000

LOCATION: 434 BROADWAY

OWNER:

AA MENANDS SELF STORAGE, LLC
11 GLOBE CT
RED BANK NJ 07701

STATUS:

TOTAL ACRES 3.600
DEFERRED ACRES .000
LAND VALUATION 306,000
BUILDING VALUATION 0
EXEMPTIONS 0
TAXABLE VALUATION 306,000
INTEREST PER DIEM 85,589.05

LEGAL DESCRIPTION:

DEED DATE:

BOOK/PAGE:

INTEREST DATE: 11/19/2020

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2020	RE-5	1578				
1	COLONIE TO		15,872.40	15,872.40	1,587.24	17,459.64
			15,872.40	15,872.40	1,587.24	17,459.64
2019	RE-5	1550				
1	COLONIE TO		19,611.84	19,611.84	4,314.60	23,926.44
	LEGAL CHAR		225.00	225.00	.00	225.00
			19,836.84	19,836.84	4,314.60	24,151.44
			19,836.84	19,836.84	4,314.60	24,151.44
2018	LIEN	2333				
1	COLONIE TL		18,973.63	18,973.63	6,451.03	25,424.66
	LEGAL CHAR		225.00	225.00	.00	225.00
			19,198.63	19,198.63	6,451.03	25,649.66
			19,198.63	19,198.63	6,451.03	25,649.66
2017	LIEN	475				
1	COLONIE TL		18,714.36	18,714.36	8,608.61	27,322.97
	LEGAL CHAR		225.00	225.00	.00	225.00
			18,939.36	18,939.36	8,608.61	27,547.97
			18,939.36	18,939.36	8,608.61	27,547.97

11/19/2020 13:52
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

P 2
txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2016	LIEN	211				
1	COLONIE TL		19,920.23	19,920.23	11,553.73	31,473.96
	LEGAL CHAR		150.00	150.00	.00	150.00
			20,070.23	20,070.23	11,553.73	31,623.96
			20,070.23	20,070.23	11,553.73	31,623.96
2015	LIEN	348				
1	COLONIE TL		14,620.55	14,620.55	10,234.39	24,854.94
	LEGAL CHAR		150.00	150.00	.00	150.00
			14,770.55	14,770.55	10,234.39	25,004.94
			14,770.55	14,770.55	10,234.39	25,004.94
2014	LIEN	276				
1	COLONIE TL		17,167.12	17,167.12	14,077.04	31,244.16
	LEGAL CHAR		150.00	150.00	.00	150.00
			17,317.12	17,317.12	14,077.04	31,394.16
			17,317.12	17,317.12	14,077.04	31,394.16
2013	LIEN	287				
1	COLONIE TO		13,825.85	13,825.85	12,996.30	26,822.15
	LEGAL CHAR		150.00	150.00	.00	150.00
	MAIL CHARG		1.00	1.00	.00	1.00
	TITLE SEAR		290.00	290.00	.00	290.00
			14,266.85	14,266.85	12,996.30	27,263.15
			14,266.85	14,266.85	12,996.30	27,263.15
2012	LIEN	679				
1	COLONIE TL		13,438.36	13,438.36	14,244.66	27,683.02
	LEGAL CHAR		150.00	150.00	.00	150.00
	TITLE SEAR		195.00	195.00	.00	195.00
	MAIL CHARG		27.00	27.00	.00	27.00
			13,810.36	13,810.36	14,244.66	28,055.02
			13,810.36	13,810.36	14,244.66	28,055.02

11/19/2020 13:52 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 3
| txtaxstm

YEAR TYPE INST CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
GRAND TOTALS		154,082.34	154,082.34	84,067.60	238,149.94

PARTIAL PAYMENTS ARE NOT ACCEPTED WITHOUT AN INSTALLMENT AGREEMENT
IF ANY PARCEL REMAINS SUBJECT TO ONE OR MORE DELINQUENT TAX LIENS,
THE PAYMENT YOU HAVE MADE WILL NOT POSTPONE THE ENFORCEMENT OF THE
OUTSTANDING LIEN OR LIENS. CONTINUED FAILURE TO PAY THE ENTIRE
AMOUNT OWED WILL RESULT IN THE LOSS OF THE PROPERTY(IES).

PAYMENT MADE TO:

ALBANY COUNTY DIVISION OF FINANCE
112 STATE ST. ROOM 1340
ALBANY, NY 12207
TEL: 447-7082

\$35.00 WILL BE CHARGED FOR ANY RETURNED CHECK
INTEREST WILL INCREASE ON THE 1ST OF THE MONTH