

County of Albany

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



Meeting Agenda

Thursday, September 30, 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

CURRENT BUSINESS:

3. PUBLIC HEARING ON PROPOSED LOCAL LAW NO. "L" FOR 2021 A LOCAL LAW OF THE COUNTY OF ALBANY, NEW YORK ENSURING UNIVERSAL ACCESS TO COUNSEL DURING EVICTION PROCEEDINGS IN HOUSING COURTS IN ALBANY COUNTY
4. LOCAL LAW NO. "L" FOR 2021: A LOCAL LAW OF THE COUNTY OF ALBANY, NEW YORK ENSURING UNIVERSAL ACCESS TO COUNSEL DURING EVICTION PROCEEDINGS IN HOUSING COURTS IN ALBANY COUNTY
5. AMENDING RESOLUTION NO. 318 FOR 2020 REGARDING MEDIA AND CONSULTING SERVICES FOR THE SHAKER PLACE REHABILITATION AND NURSING CENTER
6. AMENDING THE 2021 ALBANY COUNTY BUDGET: PERFORMANCE MANAGEMENT AND DATA ANALYTICS COORDINATION POSITION
7. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT 56 JAMES STREET (TAX MAP NO. 20.76-4-12) IN THE VILLAGE OF GREEN ISLAND
8. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT 29 ARCH STREET (TAX MAP NO. 20.76-4-14) IN THE VILLAGE OF GREEN ISLAND
9. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT 90 ALEXANDER STREET (TAX MAP NO. 76.64-2-14) IN THE CITY OF ALBANY
10. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT 144 BROAD STREET (TAX MAP NO. 76.73-3-42) IN THE CITY OF ALBANY

11. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT 148 HAWK STREET (TAX MAP NO. 76.55-2-55) AND 150 HAWK STREET (TAX MAP NO. 76.55-2-56) IN THE CITY OF ALBANY
12. AMENDING RESOLUTION NO. 435 FOR 2019 REGARDING THE AUTHORIZATION TO CONVEY A PARCEL OF REAL PROPERTY KNOWN AS VAN WEIS POINT (TAX MAP NO. 110.2-1-3.2) IN THE TOWN OF BETHLEHEM
13. AMENDING THE 2021 ALBANY COUNTY BUDGET: TEMP HELP AND OVERTIME
14. AMENDING THE 2021 ALBANY COUNTY BUDGET: INSURANCE PREMIUMS

County of Albany

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



Meeting Minutes

Thursday, August 26, 2021

6:30 PM

**Harold L. Joyce Albany County Office Building
Cahill Room, 1st Floor**

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

This proposal was tabled at the request of the Sponsor.

CURRENT BUSINESS:**3. AUTHORIZING AN AGREEMENT WITH M & T BANK FOR BANKING SERVICES**

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

4. AMENDING THE 2021 DEPARTMENT OF RESIDENTIAL HEALTH CARE FACILITIES BUDGET: ADMINISTRATIVE ADJUSTMENTS

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

5. AMENDING THE 2021 DEPARTMENT OF RESIDENTIAL HEALTH CARE FACILITIES BUDGET: NURSING ASSISTANTS

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

6. AMENDING THE 2021 STORMWATER COALITION BUDGET: ADMINISTRATIVE ADJUSTMENTS

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

7. AUTHORIZING CORRECTION OF THE TAX ROLL FOR THE CITY OF ALBANY

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

8. AUTHORIZING THE CONVEYANCE OF REAL PROPERTY LOCATED AT 65 FIRST STREET (TAX MAP NO. 65.82-1-62) IN THE CITY OF ALBANY

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

9. AUTHORIZING THE ALBANY COUNTY EXECUTIVE TO SUBMIT MULTIPLE APPLICATIONS FOR VARIOUS PROJECTS THROUGH THE NEW YORK STATE 2021 CONSOLIDATED FUNDING APPLICATION (CFA) PROCESS

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

10. PUBLIC HEARING ON COMMUNITY DEVELOPMENT BLOCK GRANT MICROENTERPRISE PROGRAM

A motion was made to move the proposal forward with a positive recommendation as amended. The motion amended 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

RESOLUTION NO. 323

**PUBLIC HEARING ON PROPOSED LOCAL LAW NO. “L” FOR 2021 A
LOCAL LAW OF THE COUNTY OF ALBANY, NEW YORK ENSURING
UNIVERSAL ACCESS TO COUNSEL DURING EVICTION PROCEEDINGS
IN HOUSING COURTS IN ALBANY COUNTY**

Introduced: 9/13/21

By Mr. Fein:

RESOLVED, By the County Legislature of the County of Albany that a public hearing on proposed Local Law No. “L” for 2021, “A LOCAL LAW OF THE COUNTY OF ALBANY, NEW YORK ENSURING UNIVERSAL ACCESS TO COUNSEL DURING EVICTION PROCEEDINGS IN HOUSING COURTS IN ALBANY COUNTY” to be held remotely by the Albany County Legislature at 7:15 p.m. on Tuesday, October 26, 2021, with participation information to be made available on the Albany County website, 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 – 9/13/21

LOCAL LAW NO. “L” FOR 2021

A LOCAL LAW OF THE COUNTY OF ALBANY, NEW YORK ENSURING UNIVERSAL ACCESS TO COUNSEL DURING EVICTION PROCEEDINGS IN HOUSING COURTS IN ALBANY COUNTY

Introduced: 9/13/21

By: Messrs. Fein and Efekoro

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

SECTION 1. TITLE

This local law shall be known as the “Albany County Right to Counsel Act”

SECTION 2. LEGISLATIVE INTENT

While those facing criminal prosecution have a legal right to an attorney, as determined in the Supreme Court case *Gideon v. Wainwright*, those facing eviction are not guaranteed representation. Right to counsel legislation would address a significant imbalance in representation in housing court. In 2018, in landlord tenant cases in Albany City Court, only 2.4% of defendants had counsel while 85.7% of plaintiffs had counsel.

Rent is a significant burden for many individuals in Albany County. The COVID pandemic has exacerbated already deep problems of housing insecurity and has highlighted the struggles many families face. In the City of Albany, 49% of families of color are rent-burdened and 35% of white families are rent burdened (meaning they spent more than 30% of their income on rent).

Right to counsel would strengthen protections for individuals facing eviction, ensuring that they are adequately represented in court. When someone is at risk of losing their housing, they deserve the full hearing in court which only a lawyer is capable of advocating for.

SECTION 3. DEFINITIONS

- (a) Brief legal assistance. The term “brief legal assistance” means individualized legal assistance provided in a single consultation by a designated organization to a covered individual in connection with a covered proceeding.
- (b) Coordinator. The term “coordinator” means the County Attorney.
- (c) Covered individual. The term “covered individual” means a tenant of a rental dwelling unit located in Albany County, including any tenant in a building operated by any housing authority located in Albany County, who is a respondent in a covered proceeding.

- (d) Covered proceeding. The term “covered proceeding” means any summary proceeding in housing court to evict a covered individual, including a summary proceeding to seek possession for the non-payment of rent or a holdover, or an administrative proceeding of any housing authority located in the Albany County for termination of tenancy.
- (e) Designated organization. The term “designated organization” means a not-for-profit organization or association that has the capacity to provide legal services and is designated by the coordinator pursuant to this chapter.
- (f) Full legal representation. The term “full legal representation” means ongoing legal representation provided by a designated organization to an income-eligible individual and all legal advice, advocacy, and assistance associated with such representation. Full legal representation includes, but is not limited to, the filing of a notice of appearance on behalf of the income-eligible individual in a covered proceeding.
- (g) Housing court. The term “housing court” means the housing part of any city, town, or village court located in Albany County.
- (h) Income-eligible individual. The term “income-eligible individual” means a covered individual whose annual gross household income is not in excess of 200 percent of the federal poverty guidelines as updated periodically in the federal register by the United States department of health and human services pursuant to subsection (2) of section 9902 of title 42 of the United States code.
- (i) Legal services. The term “legal services” means brief legal assistance or full legal representation.

SECTION 4. PROVISION OF LEGAL SERVICES

- (a) Subject to appropriation, the coordinator shall establish a program to provide access to legal services for covered individuals in covered proceedings and shall ensure that, no later than January 1, 2022:
 - a. all covered individuals receive access to brief legal assistance no later than their first scheduled appearance in a covered proceeding, or as soon thereafter as is practicable; and
 - b. all income-eligible individuals receive access to full legal representation no later than their first scheduled appearance in a covered proceeding, or as soon thereafter as is practicable.

- (b) The coordinator shall estimate annually the expenditures required for each year of implementation of the programs described by this section. Beginning October 1, 2022 and no later than each October 1 thereafter, the coordinator shall publish a summary of any changes to such estimates for expenditures.
- (c) The coordinator shall annually review the performance of designated organizations.
- (d) The coordinator shall require each designated organization to identify the geographic areas for which such organization will provide legal services. For each such geographic area, the coordinator shall maintain a list of such organizations that provide such legal services.
- (e) Any legal services performed by a designated organization pursuant to this chapter shall not supplant, replace, or satisfy any obligations or responsibilities of such designated organization pursuant to any other program, agreement, or contract.
- (f) Nothing in this chapter or the administration or application thereof shall be construed to create a private right of action on the part of any person or entity against the city or any agency, official, or employee thereof.

SECTION 5. NOTICE AND OUTREACH

- (a) The Sheriff's Office shall provide notice of a covered individual's right to counsel in all eviction notices.
- (b) The coordinator shall set up a hotline to connect covered individuals with legal services and answer questions.

SECTION 6. PUBLIC HEARING

- (a) Following the establishment of the programs described by Section 4, the coordinator shall hold one public hearing each year to receive recommendations and feedback about such programs.
- (b) Such hearing shall be open to the public, and the coordinator shall provide notice of such hearing, no less than 30 days before such hearing, by:
 - a. posting in the housing court in English, Spanish, and any other languages determined by the coordinator;
 - b. posting in public offices of the Department of Social Services in English, Spanish, and any other languages determined by the coordinator; and

- c. outreach through local media and to each designated organization, local elected officials, the supervising judges of housing courts, and community-based organizations.
- (c) At such hearing, written and oral testimony may be provided.
- (d) The coordinator shall cause a transcript of such hearing to be produced and shall post such transcript online no later than 45 days after the meeting.

SECTION 7. REPORTING

No later than January 1, 2022 and annually by each January 1 thereafter, the coordinator shall submit to the county executive and the chairperson of the county legislature, and post online, a review of the program established pursuant to subdivision a of Section 4 and information regarding its implementation, to the extent such information is available, including, but not limited to:

- (a) the estimated number of covered individuals;
- (b) the number of individuals receiving legal services, disaggregated by the following characteristics of such individuals:
 - a. city, town, or village and postal code of residence;
 - b. age of head of household;
 - c. household size;
 - d. estimated length of tenancy;
 - e. approximate household income;
 - f. receipt of ongoing public assistance at the time such legal services were initiated;
 - g. tenancy in housing operated by any housing authority located in Albany County;
- (c) outcomes immediately following the provision of full legal representation, as applicable and available, including, but not limited to, the number of:
 - a. case dispositions allowing individuals to remain in their residence;
 - b. case dispositions requiring individuals to be displaced from their residence; and
 - c. instances where the attorney was discharged or withdrew.
- (d) non-payment and holdover petitions filed in housing court, warrants of eviction issued in housing court, and residential evictions conducted by county sheriff deputies, disaggregated by city or town.

SECTION 8. RULES

The coordinator may promulgate such rules as may be necessary to carry out the purposes of this local law.

SECTION 9. SEVERABILITY.

If any section, subsection, sentence, clause, phrase or other portion of this law is, for any reason, declared unconstitutional or invalid, in whole or in part, by any court of competent jurisdiction, such portion shall be deemed severable, and such unconstitutionality or invalidity shall not affect the validity of the remaining portions of this law, which remaining portions shall continue in full force and effect.

SECTION 10. EFFECTIVE DATE

This local law shall take effect upon filing with the Secretary of State.

Referred to Law and Audit and Finance Committees – 9/13/21



Daniel P. McCoy
County Executive

Larry I. Slatky
Executive Director

August 13, 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 increase the Brawn Media contract by \$60,000.00 through the contract amendment process.

Brawn Media is in the last year of their three (3) year contract that totaled a not to exceed amount of \$300,000.00. However, because of the COVID-19 Pandemic, expenses for the years 2020 and 2021 have exceeded expectations due to additional required regulatory postings on our website, our staff and resident recruitment campaign and multiple media engagements throughout that same time period. Due to the above, we are requesting that the last year of the Brawn Media contract be increased from \$100,000.00 to \$160,000.00 and we will be utilizing funds from our existing 2021 budget to pay for this increase, making the revision budget neutral.

Thank you for your consideration in approving this request.

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-2668, **Version:** 2

REQUEST FOR LEGISLATIVE ACTION

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

Brawn Media Contract Amendment for Additional Services

Date: September 8, 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) 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):

Brawn Media

441 New Karner Road

Albany, New York 12205

Additional Parties (Names/addresses):

Click or tap here to enter text.

Amount/Raise Schedule/Fee: \$160,000.00

Scope of Services: Brawn Media is our current media Company (see attachment for scope of services). Due to the COVID-19 pandemic we had to expand the services provided by Brawn Media to include the posting of NYSDOH, CMS and SPRNC changes to regulations, policy and procedure, as well as, having a vehicle through our website to communicate to residents, families and staff, all of which were managed by Brawn Media. In addition, we created a media campaign for the recruitment of staff and other announcements, due to the pandemic, creating additional expense that could not have been foreseen in our original request, therefore, we need to amend the contract amount, by an additional sixty thousand dollars for the contract term.

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: NYSDOH and CMS

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: 44047
Appropriation Amount: \$160,000.00

Source of Funding - (Percentages)

Federal: 0
State: 0
County: 100
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: 318
Date of Adoption: 10/13/2020

Justification: (state briefly why legislative action is requested)

To continue to allow Brawn Media to post mandated notices, assist with staff recruitment and resident admissions, as well as, the planned monthly media activities. I have attached the previous Resolution and agreement with Brawn Media since they have been our media company for the past 2.5 years.

SECOND AMENDMENT TO AGREEMENT
BETWEEN THE COUNTY OF ALBANY
AND DVG MEDIA INC. D/B/A BRAWN MEDIA
FOR AN INTEGRATED COMMUNICATIONS PLAN
FOR THE SHAKER PLACE REHABILITATION AND NURSING CENTER

PURSUANT TO RES. NO. 318 FOR 2021, ADOPTED SEPTEMBER 14, 2020

(FIRST AMENDMENT: RES. NO. 55 OF 2020, ADOPTED FEBRUARY 2, 2020
ORIGINAL AGREEMENT: CONTRACT NO. 4317 FOR 2018)

THIS SECOND AMENDMENT TO AGREEMENT is made by and between the County of Albany, a municipal corporation, acting by and through its County Executive, with its principal place of business located at the Albany County Office Building 112 State Street, Albany, New York 12207 (hereafter, the "County"), and DVG Media, Inc., a New York corporation, d/b/a "Brawn Media," with its principal office located at 441 New Karner Road, Albany, New York 12205 (hereafter, the "Consultant," and with the County, may be referred to herein as a "[P]arty" and together as the "[P]arties").

WITNESSETH:

WHEREAS, the County has an Agreement with the Consultant to provide an integrated communications plan for the Shaker Place Rehabilitation and Nursing Center (hereinafter, "Shaker Place"), said agreement having been designated Contract No. 4317 for 2018 (hereinafter, the "Agreement"); and

WHEREAS, Shaker Place required additional services by the Consultant in order to achieve the goal of an integrated communications plan and the parties entered into an Amendment to Agreement for said additional services, said amendment having been approved by the Albany County Legislature via Resolution No. 55 for 2020, adopted February 2, 2020 (hereinafter, the "Amendment #1"); and

WHEREAS, Shaker Place requires further additional services by the Consultant in order to achieve the goal of an integrated communications plan and the Consultant has agreed to provide said services for additional compensation; and

WHEREAS, the Albany County Legislature has authorized the County Executive to enter into a Second Amendment to Agreement for the aforesaid additional services via Resolution No. 318 for 2020, adopted September 14, 2020; and

WHEREAS, this Second Amendment to the Agreement sets forth the understanding reached by the parties herein;

NOW, THEREFORE, THE PARTIES HERETO DO MUTUALLY COVENANT AND AGREE AS FOLLOWS:

1. That the Agreement at Paragraph 2.2 of ARTICLE 2. SCOPE OF SERVICES shall be amended to read, as follows:

2.2 In addition to the services described in Paragraph 2.1, the Consultant shall provide the services described in the Proposal, consistent with the RFP and the Addenda, and also the services required by the Amendments to the Agreement, as follows:

2.2.1 First Amendment: completion of the comprehensive program of branding related to the logo, website, social media footprint and connected media outreach; and

2.2.2 Second Amendment: continued media and branding consultation and services, as requested by the Executive Director.

2. That the Agreement at ARTICLE 3. COMPENSATION shall be amended to read, as follows:

3.1 In consideration of the terms and obligations of this Agreement, the County agrees to pay, and the Consultant agrees to accept, an amount not to exceed THREE HUNDRED THOUSAND AND 00/100 (\$300,000) DOLLARS as full compensation for all services rendered under this Agreement and the Amendments;

3.2 The Parties agree that the dollar amount identified in Paragraph 3.1 of this Agreement includes all expenses incurred providing the services and all travel costs, parking fees, overhead costs, profit, and any other ancillary fees and cost including, but not limited to, permits, licenses and insurance.

3. That the Agreement at ARTICLE 4. TERM OF AGREEMENT shall be amended to read, as follows:

4.1 The term of this Agreement shall commence on October 1, 2018 and will continue in effect through December 31, 2020.

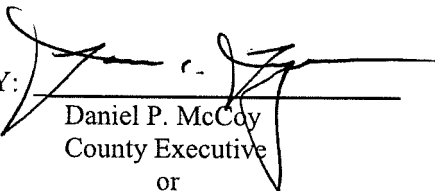
4.2 The renewal term of this Agreement shall commence on January 1, 2021 and continue in effect through December 31, 2021.

4. That all other articles, paragraphs, terms, conditions, and provisions of the Agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this Second Amendment to Agreement to be signed on the day and year first indicated below.

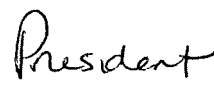
COUNTY OF ALBANY

DATED: 3/3/2021

BY: 
Daniel P. McCoy
County Executive
or
Daniel C. Lynch
Deputy County Executive

BRAWN MEDIA

DATED: 2/25/21

BY: 
Name: _____

Title: _____

STATE OF NEW YORK)
COUNTY OF ALBANY) SS.:

On the ____ day of _____, 20____, before me, the undersigned, personally appeared Daniel P. McCoy personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

NOTARY PUBLIC

STATE OF NEW YORK)
COUNTY OF ALBANY) SS.:

On the 31st day of March, 2021, before me, the undersigned, personally appeared Daniel C. Lynch personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

S

NOTARY PUBLIC

EUGENIA K. CONDON
Notary Public, State of New York
No. 02CO4969817
Qualified in Albany County
Commission Expires July 23, 2022

STATE OF NEW YORK)
COUNTY OF Albany) SS.:

On the 25th day of February, 2021, before me, the undersigned, personally appeared Donna Brownish personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

Michelle L. Goca
Notary Public, State of New York
Reg. No. 01GC6366893
Qualified in Rensselaer County
My Commission Expires November 6, 2021

Michelle L. Goca

NOTARY PUBLIC

RESOLUTION NO. 318

AUTHORIZING AN AGREEMENT WITH BRAWN MEDIA REGARDING MEDIA AND CONSULTING SERVICES FOR THE SHAKER PLACE REHABILITATION AND NURSING CENTER

Introduced: 9/14/20

By Audit and Finance and Elder Care Committees:

WHEREAS, The Executive Director of the Albany County Department of Residential Health Care Facilities has requested authorization to enter into an agreement with Brawn Media in an amount not to exceed \$100,000 for the term commencing January 1, 2021 and ending December 31, 2021, and

WHEREAS, The Executive Director has indicated that such an agreement is necessary to provide media and branding consultation and services for the Shaker Place Rehabilitation and Nursing Center, now, therefore be it

RESOLVED, By the Albany County Legislature that the County Executive is authorized to enter into an agreement with Brawn Media, Albany, NY 12205 for the provision of media and branding consultation and services for the Shaker Place Rehabilitation and Nursing Center in an amount not to exceed \$100,000 for the term commencing January 1, 2021 and ending December 31, 2021, 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 Officials.

Referred to Audit and Finance and Elder Care Committees – 9/14/20

Favorable Recommendation Elder Care Committee – 9/30/20

Favorable Recommendation Audit and Finance Committee – 10/1/20

Adopted by unanimous vote – 10/13/20



County of Albany

112 State Street
Albany, NY 12207

Legislation Text

File #: TMP-1789, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

Description (e.g., Contract Authorization for Information Services):
Brawn Media to Provide Media and Branding Consultation and Services

Date:	July 23, 2020
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) [Click or tap here to enter text.](#)

CONCERNING BUDGET AMENDMENTS

Increase/decrease category (choose all that apply):

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

File #: TMP-1789, Version: 1

☐ 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):

Brawn Media

Additional Parties (Names/addresses):

441 New Karner Road, Albany, New York 12205

Amount/Raise Schedule/Fee: \$100,000.00

Scope of Services: Brawn Media is our current media company (see contract attached for scope of services). Brawn Media will continue to provide media services that includes the management of our website, staff recruitment, branding and community notifications.

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 ☐

File #: TMP-1789, Version: 1

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:

44047

Appropriation Amount:

\$100,000.00

Source of Funding - (Percentages)

Federal:

Click or tap here to enter text.

State:

Click or tap here to enter text.

County:

100%

Local:

Click or tap here to enter text.

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:

55

Date of Adoption:

2/10/2020

Justification: (state briefly why legislative action is requested)

Brawn Media was retained to rebrand our nursing home. This project continues to be a work in progress, as our nursing home is still undergoing renovations and new construction. Brawn Media is also responsible for our website and media campaigns for the recruitment of staff and communication to the public and the programs offered to prospective clients who we will care for in our long term care facility.

PROFESSIONAL SERVICE AGREEMENT
BETWEEN THE COUNTY OF ALBANY
AND DVG MEDIA, INC. D/B/A BRAUN MEDIA
FOR AN INTEGRATED COMMUNICATIONS PLAN
FOR THE ALBANY COUNTY NURSING HOME

CONTRACT NO. 4317 FOR 2018

This Agreement is made by and between the County of Albany, a municipal corporation, acting by and through its County Executive, with its principal place of business located at the Albany County Office Building, 112 State Street, Albany, New York 12207-2021 (hereinafter called the "County") and DVG Media, Inc., a New York corporation, with its principal place of business located at 441 New Karner Road, Albany, New York 12205 (hereinafter called the "Consultant," and, together with the County, may be referred to herein as the "[P]arties").

WHEREAS, the Albany County Purchasing Division (hereinafter called the "Purchasing Division") has issued a request for proposals for an integrated communications plan for the Albany County Nursing Home (hereinafter called the "ACNH"), said request having been designated RFP #2017-127, issued on November 27, 2017 and published on November 30, 2017 and December 7, 2017 (hereinafter called the "RFP"); and

WHEREAS, the Purchasing Division has issued two (2) addenda to the RFP, the first on December 7, 2017 (hereinafter called the "Addendum #1") and the second on December 21, 2017 (hereinafter called the "Addendum #2," and, together with Addendum #1, may be referred to as the "Addenda"); and

WHEREAS, the Consultant has submitted a proposal dated December 29, 2017 to provide the aforesaid integrated communications plan (hereinafter called the "Proposal"); and

WHEREAS, the County has accepted the proposal of the Consultant to provide the aforesaid integrated communications plan; and

WHEREAS, this Agreement sets forth the understanding reached by the parties herein; and

NOW, THEREFORE THE PARTIES HERETO DO MUTUALLY COVENANT AND AGREE AS FOLLOWS:

ARTICLE 1. THE CONTRACT DOCUMENTS: INTERPRETATION

- 1.1 The Contract Documents consist of the following: this Agreement; the RFP, which is incorporated by reference and made a part hereof; the Addenda, which are incorporated by reference and made a part hereof; and the Proposal, which is incorporated by reference and made a part hereof (collectively called "the Agreement").

- 1.2 In the event of any discrepancy, disagreement or ambiguity among the contract documents, the documents shall be given preference in the following order to interpret and to resolve such discrepancy, disagreement or ambiguity: 1) this Agreement; 2) the Addendum #2; 3) the Addendum #1; 4) the RFP; 5) the Proposal.

ARTICLE 2. SCOPE OF SERVICES

- 2.1 The Consultant shall provide the ACNH with an integrated communications plan, which includes, but is not limited to, a comprehensive program of branding/rebranding of the ACNH's logo, website and social and clinical experiences, and promoting its recognition as an organization set apart from the other facilities in the area. The services the Consultant shall provide include those described in the RFP at SECTION 4: SCOPE OF SERVICES, pages RFP3 and RFP4, consistent with the Addenda, more specifically, the following:

- a. Promote the recognition of the ACNH that sets it apart from competition;
- b. Demonstrate its leadership in the industry;
- c. Create trust with its residents, family members and community;
- d. Strengthen the value of the ACNH organization;
- e. Establish an expectation of quality.

The new brand shall create a unique personality and have a positive impact on whether people want to engage ACNH services, and shall focus on brand trust that is earned through consistently delivering on the brand promise and a brand promise that reflects the value or experience the ACNH's residents and families can expect to receive every single time they interact with its facility, staff and service providers.

The Consultant shall provide a rebranding/marketing strategy that includes, but is not limited to, overall structure and architecture of a new media, social media and website creation. Determining the best utilized "touchpoint" is central to a successful rebranding and shall require:

- a. Brand Rollout/Activation of Program;
- b. Customer/staff research to develop an understanding of what people think about the ACNH's current brand;
- c. Photography/ Video;
- d. Brand Strategy;
- e. Website;
- f. Brand Identity;
- g. Brand Audit-both internal and competitive audit-how we fit into the competitive landscape;
- h. Naming and Tagline; and
- i. Brochures, Stationary and Promotional Materials.

The parties anticipate that the scope of this engagement shall require periodic updates, either in person or by other means of communications.

- 2.2 In addition to the services described in Paragraph 2.1, the Consultant shall provide

the services described in the Proposal, consistent with the RFP and the Addenda.

2.3 The Consultant shall render all services in a professional manner.

ARTICLE 3. COMPENSATION

3.1 In consideration of the terms and obligations of this Agreement, the County agrees to pay, and the Consultant agrees to accept, an amount not to exceed NINETY EIGHT THOUSAND FIFTY FIVE AND 00/100 DOLLARS (\$98,055.00) as full compensation for all services rendered under this Agreement. Said not to exceed amount is based on the following amounts attributable to the four (4) phases of services that the Consultant will provide during the term of the Agreement:

Phase 1: Research
Total Fee not to exceed: \$ 8,000.00

Phase 2: Branding Strategy
Total Fee not to exceed: \$ 5,000.00

Phase 3: Website Design and Development
Total Fee not to exceed \$15,055.00

Phase 4: Marketing and Execution
Total Fee not to exceed: \$70,000.00

3.2 The parties agree that the dollar amount identified in Paragraph 3.1 of this Agreement includes all expenses incurred providing the services and all travel costs, parking fees, overhead costs, profit and any other ancillary fees and costs including, but not limited to, permits, licenses and insurance.

ARTICLE 4. PAYMENT

Payment shall be made to the Consultant by the County on a monthly basis upon the Consultant's submission of a properly executed invoice, plus all supporting documentation, to the Executive Director of the ACNH.

ARTICLE 5. TERM OF AGREEMENT

The term of this Agreement shall commence on October 1, 2018 and will continue in effect through December 31, 2020.

ARTICLE 6. TERMINATION OF AGREEMENT; REMEDY FOR BREACH

6.1 This Agreement may be terminated by the County or the Consultant as follows:

6.1.1 The County may terminate this Agreement if the Consultant refuses or fails to supply enough properly skilled workers or proper materials to meet any of its requirements, if the Consultant fails to make payment to County-approved subcontractors for materials or labor, or disregards laws, ordinances or rules

and regulations or orders of a public entity having jurisdiction over the work, or if the Consultant is substantially in breach of any of its provisions. Additionally, the County may, without cause, order the Consultant in writing, to suspend, delay or interrupt the work in whole or in part for such period of time as the County may determine.

6.1.2 The Consultant may terminate this Agreement if the County is substantially in breach of it.

6.2 In the event of a breach by the Consultant, the Consultant shall pay to the County all direct and consequential damages caused by such breach, including, but not limited to, all sums expended by the County to procure a substitute consultant to satisfactorily complete the work, together with the County's own costs incurred in procuring a substitute vendor.

ARTICLE 7. ASSIGNMENT

7.1 The Consultant specifically agrees as required by Section 109 of the N.Y. General Municipal Law that the Consultant is prohibited from assigning, transferring, conveying, subcontracting or otherwise disposing of this Agreement, or of the Consultant's right, title, or interest therein, without the prior written consent of the County.

7.2 The Consultant shall not subcontract for any portion of the services required under this Agreement without the prior written approval of the County. Any such subcontractor shall be subject to the terms and conditions of this Agreement and any additional terms and conditions the County may deem necessary or appropriate.

ARTICLE 8. AVAILABLE DATA

All technical or other data relative to this Agreement in the possession of the County or in the possession of the Consultant shall be made available to the other party to this Agreement without expense to the other party.

ARTICLE 9. COOPERATION

The Consultant shall cooperate with representatives, agents and employees of the County and the County shall cooperate with representatives, agents and employees of the Consultant to the end that work may proceed expeditiously and economically.

ARTICLE 10. NON-DISCRIMINATION

In accordance with Article 15 of N.Y. Executive Law (also known as the Human Rights Law) and all other State and Federal statutory and constitutional non-discrimination provisions, the Consultant agrees that neither it nor any of its County-approved subcontractors shall, by reason of age, race, creed, color, national origin, sexual orientation, military status, sex, disability, predisposing genetic characteristics or marital status refuse to hire or employ or to bar or to discharge from employment such individual or to discriminate against such individual in compensation or in terms, conditions or

privileges of employment.

ARTICLE 11. RELATIONSHIP

The Consultant is, and shall function as, an independent consultant under the terms of this Agreement and shall not be considered an agent or employee of the County for any purpose. The employees and agents of the Consultant shall not in any manner be, or be held out to be, agents or employees of the County.

ARTICLE 12. INDEMNIFICATION

The Consultant shall defend, indemnify and save harmless the County, its employees and agents, from and against all claims, damages, losses and expenses (including, without limitation, reasonable attorney's fees) arising out of, or in consequence of, any negligent or intentional act or omission of the Consultant, its employees or agents, to the extent of its responsibility for such claims, damages, losses and expenses.

ARTICLE 13. NON-APPROPRIATIONS

Notwithstanding anything contained herein to the contrary, no default shall be deemed to occur in the event no funds or insufficient funds are appropriated and budgeted by or are otherwise unavailable to the County for payment under this Agreement. The County will immediately notify the Consultant of such occurrence and this Agreement shall terminate on the last day of the fiscal period for which appropriations were received without penalty or expense to the County of any kind whatsoever, except as to those portions herein agreed upon for which funds shall have been appropriated and budgeted.

ARTICLE 14. APPLICABLE LAW

The laws of the State of New York shall govern this Agreement. The designated venue is Albany, New York.

ARTICLE 15. RECORDS

- 15.1 The Consultant shall maintain complete and proper accounting records that shall clearly identify all costs associated with and revenue derived from the work performed under this Agreement.
- 15.2 The Consultant shall provide the County and authorized State and/or Federal personnel access to any and all books, documents, records, charts, software or any other information relevant to performance under this Agreement, immediately upon request.
- 15.3 The Consultant shall retain all of the above information for six (6) years after final payment or the termination of this Agreement, and shall make such information available to the County, and authorized State and/or Federal personnel during such period.

ARTICLE 16. INSURANCE

- 16.1 The Consultant shall procure and maintain for the entire term of this Agreement, without additional expense to the County, insurance policies of the kinds and in the amounts provided in the Schedule A attached hereto and made a part hereof. The insurance policies shall name the County as an additional insured. Such policies may only be changed upon 30 days prior written approval by the County.
- 16.2 The Consultant shall, prior to commencing any of the services outlined herein, furnish the County with Certificates of Insurance showing that the requirements of this article have been met. The Consultant shall also provide the County with updated Certificates of Insurance prior to the expiration of any previously-issued certificate. No work shall be commenced under this Agreement until the Consultant has delivered the Certificates of Insurance to the County. Upon failure of the Consultant to furnish, deliver and maintain such insurance certificates as provided above, the County may declare this Agreement suspended, discontinued or terminated.
- 16.3 As required by Section 108 of the N.Y. General Municipal Law, this Agreement shall be of no force and effect unless the Consultant shall secure compensation for the benefit of, and keep insured during the life of this Agreement, all employees engaged thereon in compliance with the provisions of the N.Y. Workers' Compensation Law. The Consultant shall require any subcontractor authorized by the County to do likewise for all of their employees engaged thereon, all in compliance with the provisions of the N.Y. Workers' Compensation Law and of Schedule A of this Agreement.

ARTICLE 17. NO WAIVER OF PERFORMANCE

Failure of the County to insist upon strict and prompt performance of the provisions of this Agreement, or any of them, and the acceptance of such performance thereafter shall not constitute or be construed as a waiver or relinquishment of the County's right thereafter to enforce the same strictly according to the tenor thereof in the event of a continuous or subsequent default on the part of the Consultant.

ARTICLE 18. MODIFICATION

This Agreement may only be modified by a formal written amendment executed by the parties.

ARTICLE 19. EXECUTION OF DOCUMENTS

This Agreement may be executed in one or more counterparts, each of which shall constitute an original Agreement, but all of which together shall constitute one and the same instrument.

ARTICLE 20. HEADINGS - CONSTRUCTION

The headings appearing in this Agreement are for the purpose of easy reference only and shall not be considered a part of this Agreement or in any way to modify, amend or affect

the provisions hereof.

ARTICLE 21. ENTIRE AGREEMENT

This Agreement constitutes the entire Agreement between the parties and no representations or promises have been made except as herein expressly set forth.

ARTICLE 22. COMPLIANCE WITH MacBRIDE PRINCIPLES

The Consultant hereby represents that it is in compliance with the MacBride Principles of Fair Employment as set forth in Albany County Local Law No. 3 for 1993, in that the Consultant either (a) has no business operations in Northern Ireland or (b) shall take lawful steps in good faith to conduct any business operations in Northern Ireland in accordance with the MacBride Principles, and shall permit independent monitoring of its compliance with such principles. In the event of a violation of this stipulation, the County reserves all rights to take remedial measures as authorized under section 4 of Local Law No. 3 in 1993, including, but not limited to, imposing sanctions, seeking compliance, recovering damages, declaring the Consultant in default and/or seeking debarment or suspension of the Consultant.

ARTICLE 23. NON-INTERRUPTION OF WORK

The Consultant agrees that it will not intentionally engage in any course of conduct or activity, or employ for the purposes of performing the public work, any subcontractors, employees, labor or materials which will or may result in the interruption of the performance of the public work due to labor strife or unrest by workmen employed by the Consultant or by any of the trades working in or about the public works and/or premises where the work is being performed.

ARTICLE 24. EXTRA WORK/SERVICES

If the Consultant is of the opinion that any work/services it has been directed to perform is beyond the scope of this Agreement and constitutes extra work/services, the Consultant shall promptly notify the County of that opinion. The County shall be the sole judge as to whether or not such work/services is in fact beyond the scope of this Agreement and whether or not it constitutes extra work/services. In the event the County determines such work does constitute extra work/services, it shall provide extra compensation to the Consultant on a negotiated basis.

ARTICLE 25. MISCELLANEOUS PROVISIONS

25.1 In addition to the policies and procedures described above, the Consultant also acknowledges that it shall follow the Non Interruption of Work Agreement (per Res. No. 298 for 1986), the Iranian Energy Sector Divestment (per N.Y. Gen. Mun. Law § 103-9), and all other policies and procedures described in the RFP.

25.2 During the term of this Agreement, the Consultant agrees that, in the event of its reorganization or dissolution as a business entity or change in business, the Consultant shall give the County 30 days written notice in advance of such event.

25.3 The Consultant shall at all times obtain and maintain all licenses and/or certifications required by New York State, or other relevant regulating body, to perform the services required under this Agreement.

25.3 If any term, part, provision, section, subdivision or paragraph of this Agreement shall be held to be unconstitutional, invalid or ineffective, in whole or in part, such determination shall not be deemed to invalidate the remaining terms, parts, provisions, sections, subdivisions or paragraphs.

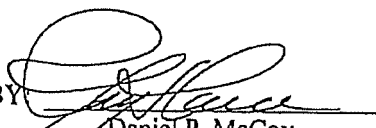
25.4 The County shall bear no responsibility other than that set forth in this Agreement.

25.5 All notices, consents, waivers, directions, requests or other instruments or communications provided for under this Agreement shall be deemed properly given if, and only if, delivered personally, sent by registered or certified United States mail, postage prepaid, or, with the prior consent of the receiving party, dispatched via facsimile transmission.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be signed the day and year first indicated below.

COUNTY OF ALBANY

DATED: 12/1/18

BY: 
Daniel P. McCoy
County Executive

or

Philip F. Calderone, Esq.
Deputy County Executive

DVG MEDIA, INC.
D/B/A BRAWN MEDIA

DATED: 11/30/18

BY: 
Name Donna Brownson

President
Title

STATE OF NEW YORK)
COUNTY OF ALBANY) SS:

On the _____ day of _____, 2018, before me, the undersigned, personally appeared Daniel P. McCoy personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Notary Public

STATE OF NEW YORK)
COUNTY OF ALBANY) SS.:

On the 20th day of December, 2018, before me, the undersigned, personally appeared Philip F. Calderone, Esq. personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Notary Public

EUGENIA K. CONDON
Notary Public, State of New York
No. 4969817
Qualified in Albany County
Commission Expires July 23, 2022

STATE OF NEW YORK)
COUNTY OF ALBANY) SS.:

On the 30th day of November, 2018, before me, the undersigned, personally appeared Donna Brownson, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Notary Public

Michelle L. Goca
Notary Public, State of New York
Reg. No. 01GO6368893
Qualified in Rensselaer County
My Commission Expires November 6, 2021

**SCHEDULE A
INSURANCE COVERAGE**

The kinds and amounts of insurance to be provided are as follows:

1. **Workers' Compensation and Employers Liability Insurance:** A policy or policies providing protection for employees in the event of job related injuries or a waiver of the requirements of this insurance with such waiver to be issued by New York State.
2. **Automobile Liability Insurance:** A policy or policies with the limits of not less than \$500,000 for each accident because of bodily injury, sickness or disease, including death at any time, resulting therefrom, sustained by any person caused by accident, and arising out of the ownership, maintenance or use of any automobiles; and with the limits of \$500,000 for damage because of injury to or destruction of property, including the loss of the use thereof, caused by accident and arising out of the ownership, maintenance or use of any automobiles.
3. **General Liability Insurance:** A policy or policies of comprehensive all-risk insurance including coverage for demolition of structures with limits of not less than:

Liability For:	Combined Single Limit
Property Damage	\$1,000,000
Bodily Injury	\$1,000,000
Personal Injury	\$1,000,000
4. **Professional Liability Insurance:** A policy or policies of professional liability insurance with limits of not less than \$1,000,000.

FIRST AMENDMENT TO AGREEMENT
BETWEEN THE COUNTY OF ALBANY
AND DVG MEDIA INC. D/B/A BRAWN MEDIA
FOR AN INTEGRATED COMMUNICATIONS PLAN
FOR THE

SHAKER PLACE REHABILITATION AND NURSING CENTER

PURSUANT TO RESOLUTION NO. 55 OF 2020, adopted February 2, 2020

ORIGINAL AGREEMENT PURSUANT TO
CONTRACT NO. 4317 OF 2018

THIS AGREEMENT is made by and between the County of Albany, a municipal corporation, acting by and through its County Executive, with its principal place of business located at the Albany County Office Building 112 State Street, Albany, New York 12207 (hereafter referred to as "County"), and DVG Media, Inc., a New York corporation, with its principal office located at 441 New Kamer Road, Albany, New York 12205 (hereafter referred to as the "Consultant"). County and Consultant may hereafter be referred to individually as a "[P]arty" and collectively as the "[P]arties."

WITNESSETH:

WHEREAS, the County has an Agreement with the Consultant to provide an integrated communications plan for the Shaker Place Rehabilitation and Nursing Center, via Contract No. 4317 of 2018, which was executed on December 6, 2018; and

WHEREAS, the County requires additional services to completed by the Consultant in order to realize the goal of an integrated communications plan for the Nursing Home; and

WHEREAS, the Parties have agreed upon the additional compensation required to complete the in integrated communications plan; and

WHEREAS, the Albany County Legislature has authorized the County Executive to enter into this First Amendment to the Agreement, increasing the total amount not to exceed of the Agreement from \$98,055 to \$200,000.00 via Resolution No. 55 of 2020, adopted February 10, 2020; and

WHEREAS, this First Amendment to the Agreement sets forth the understanding reached by the parties herein;

NOW, THEREFORE, THE PARTIES HERETO DO MUTUALLY COVENANT AND AGREE AS FOLLOWS:

A. That the Agreement at ARTICLE 3. COMPENSATION shall be amended to read as following:

3.1 In consideration of the terms and obligations of this Agreement, the County agrees to pay, and the Consultant agrees to accept, an amount not to exceed TWO HUNDRED THOUSAND AND 00/100 (\$200,000) DOLLARS as full compensation for all services rendered under this Agreement.

DVB

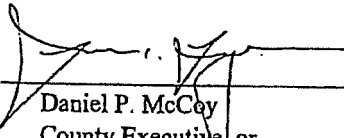
3.2 The Parties agree that the dollar amount identified in Paragraph 3.1 of this Agreement includes all expenses incurred providing the services and all travel costs, parking fees, overhead costs, profit, and any other ancillary fees and cost including, but not limited to: permits, licenses, and insurance.

B. That all other articles, paragraphs, terms, conditions, and provisions of the Agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the Parties hereto have caused this agreement to be executed set forth below.

COUNTY OF ALBANY

DATED: 4/21/2020

By: 
Daniel P. McCoy
County Executive or
Daniel C. Lynch, Esq.
Deputy County Executive

DVG MEDIA INC. D/B/A
BRAWN MEDIA

DATED: 4/14/20

By: 

STATE OF NEW YORK)
COUNTY OF ALBANY) SS.:

On the ____ day of _____, 2020, before me, the undersigned, a notary public in and for the state, personally appeared Daniel P. McCoy, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the attached instrument and acknowledged to me that s/he executed the same in his/her capacity, and that by his/her signature on the instrument, the individual or the person upon whose behalf the individual acted, executed the instrument.

NOTARY PUBLIC

STATE OF NEW YORK)
COUNTY OF ALBANY) SS.:

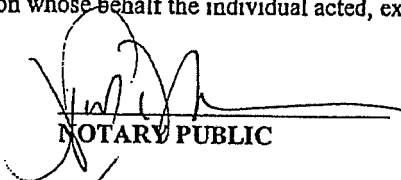
On the 24th day of April, 2020, before me, the undersigned, a notary public in and for the state, personally appeared Daniel C. Lynch, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the attached instrument and acknowledged to me that s/he executed the same in his/her capacity and that by his/her signature on the instrument, the individual, or the person upon whose behalf the individual acted, executed the instrument.


NOTARY PUBLIC EUGENIA K. CONDON
Notary Public, State of New York
No. 02CO4969817
Qualified in Albany County
Commission Expires July 23, 2022

STATE OF NEW YORK)
COUNTY OF Albany) SS.:

On the 14th day of April, 2020, before me, the undersigned, a notary public in and for the state, personally appeared Dana Branson, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the attached instrument and acknowledged to me that s/he executed the same in his/her capacity, and that by his/her signature on the instrument, the individual or the person upon whose behalf the individual acted, executed the instrument.

NICOLE A. MORANO
Notary Public - State of New York
No. 01MO5060617
Qualified in Rensselaer County
My Commission Expires 5/20/2022


NOTARY PUBLIC

RESOLUTION NO. 55

AUTHORIZING AN AGREEMENT WITH BRAWN MEDIA REGARDING BRANDING AND PROMOTIONAL SERVICES FOR THE SHAKER PLACE REHABILITATION AND NURSING CENTER

Introduced: 2/10/20

By Audit and Finance Committee:

WHEREAS, The Albany County Contract Administration Board has previously authorized contract number 4317 for 2018 with DVG Media, Inc., d/b/a/ Brawn Media ("Brawn Media") in the amount of \$98,055 for a term commencing October 1, 2018 and ending December 31, 2020 regarding an integrated communications plan for marketing and branding services at the Shaker Place Rehabilitation and Nursing Center, formerly known as the Albany County Nursing Home, and

WHEREAS, The Executive Director of Shaker Place Rehabilitation and Nursing Center has requested authorization to amend the aforementioned agreement with Brawn Media in the amount of \$101,945 to reflect a total amount not to exceed \$200,000 rather than \$98,055, and

WHEREAS, The Executive Director has indicated that the amendment to the contract is necessary in order to complete the comprehensive program of branding related to the logo, website, social media footprint, and connected media outreach for Shaker Place Rehabilitation and Nursing Center, now, therefore be it

RESOLVED, By the Albany County Legislature that the County Executive is authorized to amend the aforementioned agreement with DVG Media, Inc., d/b/a/ Brawn Media ("Brawn Media") in the amount of \$101,945 to reflect a total amount not to exceed \$200,000 rather than \$98,055, 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 the resolution the appropriate County Officials.

Adopted by unanimous vote - 2/10/20

State of New York
County of Albany

This is to certify that I, the undersigned, Clerk of the Albany County Legislature, have compared the foregoing copy of the resolution and/or local law with the original resolution and/or local law now on file in the office, and which was passed by the Legislature of said County on the 10th day of February, 2020, a majority of all members elected to the Legislature voting in favor thereof, and that the same is a correct and true transcript of such original resolution and/or local law and the whole thereof.



IN WITNESS THEREOF, I have hereunto set my hand and the official seal of the County Legislature this 12th day of February, 2020.

Nicole Chambers
Clerk, Albany County Legislature



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

September 7, 2021

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

Dear Chairman Joyce:

The Department of Management and Budget respectfully requests the creation of the Performance Management and Data Analytics Coordinator position. This position will be charged with ensuring compliance between the County and all funding sources, using data analytics to ensure efficiency of county operations and services, and serve as a resource to all county departments through assistance with grant writing, evaluating and recommending change for existing programs/services. Ultimately, this position will streamline both county interaction with outside entities as well as program implementation within the county, ensuring the most efficient use of county resources and constituent tax dollars.

If you have any questions or concerns regarding this request, I can make myself available at your earliest convenience. Thank you for your consideration.

Sincerely Yours,

M. David Reilly, Jr.

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-2717, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

Request to create the Performance Management and Data Analytics Coordinator position within the Department of Management and Budget.

Date: 9/7/2021
Submitted By: Michael Reilly
Department: Department of Management and Budget
Title: Commissioner
Phone: Click or tap here to enter text.
Department Rep.
Attending Meeting: Michael 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.: 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: A91340

Appropriation Amount: 80,000.00

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

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: 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 Department of Management and Budget respectfully requests the creation of the Performance Management and Data Analytics Coordinator position. This position will be charged with ensuring compliance between the County and all funding sources, using data analytics to ensure efficiency of county operations and services, and serve as a resource to all county departments through assistance with grant writing, evaluating and recommending change for existing programs/services. Ultimately, this position will streamline both county interaction with outside entities as well as program implementation within the county, ensuring the most efficient use of county resources and constituent tax dollars.

PERFORMANCE MANAGEMENT AND DATA ANALYTICS COORDINATOR

DISTINGUISHING FEATURES OF THE CLASS: The work involves responsibility for the administration of program management, and oversight of data analytics and resulting policy implementation within Albany County. Administrative duties to be performed in this position will include reviewing state and federal grants and developing RFPs for services. Additionally, the Coordinator develops policies and provides guidance with regards to confidentiality and privacy issues and has oversight over the Local Government Data Plan. This position participates in multiple areas of county operations including human services departments as well as operations departments. Travel during a workday will be required and assignments outside of normal working hours may be given. Work is performed under the general direction of the Commissioner of Management and Budget with a wide latitude allowed for the use of independent judgement. The incumbent will directly represent the Commissioner of Management and Budget while meeting with internal county departments as well as external entities. Direct and general supervision will be exercised over the work of subordinate staff.

TYPICAL WORK ACTIVITIES:

- Directs county wide efforts to integrate performance improvement programs and initiatives to enhance practices, standards of care, services and programs through tracking key indicators, analyzing trends, quality assurance and improvement activities, such as identifying best practices, staff orientation and training, and collaborative activities with state and local government and community entities;
- Creates and implements new policies and programming based on data driven decisions to enhance the efficiency of county operations and services;
- Provides data and information to departments on request to assist with grant writing, program implementation, and decision making;
- Serves as a central coordinator for all data driven county programs and inquiries;
- Develops and reviews scopes and requests for proposals, reporting schedules, and performance outcomes for various contracts;
- Collaborates with departments to investigate and resolve performance and efficiency issues and provides reports to department leadership;
- Provides oversight, supervision and research analytics in developing Local Government Data Plan;
- Plans and coordinates program evaluation projects across various areas in the county;
- Assesses county-wide health and human services programs and operations for training needs and/or new policy implementation.

FULL PERFORMANCE KNOWLEDGE, SKILLS, ABILITIES AND PERSONAL CHARACTERISTICS:

- Good knowledge of the services, policies and procedures of various county departments as well as applicable federal, state and local laws;
- Working knowledge of the principles and practices of compliance, quality improvement, and utilization review;
- Working knowledge of the services, policies and procedures of human service and public works agencies;
- Knowledge of statistics;
- Knowledge of data schema for database systems used by Albany County;
- Knowledge of data visualization tools used by the county, and ability to customize to provide data to support instructional decision making;
- Ability to coordinate the work of different groups and individuals;
- Ability to communicate effectively, both orally and in writing;
- Ability to work effectively with a variety of people;
- Good judgment.

MINIMUM QUALIFICATIONS: EITHER:

- A. Graduation from a regionally accredited or New York State registered college or university with a Master's degree and two (2) years of experience using data analytic tools and/or low code development tools; OR,
- B. Graduation from a regionally accredited or New York State registered college or university with an Bachelor's degree and four (4) years of experience years using data analytic tools and/or low code development tools

Juris. Class: Competitive (seeking NCPIC classification)

ACCS Adopted: 8/21

Revised:

APPROPRIATIONS					
ACCOUNT NO.	RESOLUTION DESCRIPTION	INCREASE	DECREASE	UNIT COST	DEPARTMENT NAME
A9 1310 1 6314 180044	Finance Clerk II		\$20,000.00		Finance Management and Budget
A9 1340 1	Performance Mangement and Data Analytics Coordinator	\$20,000.00			
TOTAL APPROPRIATIONS		\$20,000.00	\$20,000.00		
ESTIMATED REVENUES					
ACCOUNT NO.	RESOLUTION DESCRIPTION	DECREASE	INCREASE	UNIT COST	DEPARTMENT NAME
TOTAL ESTIMATED REVENUES		\$0.00	\$0.00		
GRAND TOTALS		\$20,000.00	\$20,000.00		

From: Riley, Nicholas <Nicholas.Riley@albanycountyny.gov>
Sent: Tuesday, September 14, 2021 1:57 PM
To: Herbert, Christopher <Christopher.Herbert@albanycountyny.gov>
Subject: Account Created

Good Afternoon,

The Object Code is 12578. The account has been created in A91340. Let me know if there's anything else you need done from our end.

Sincerely,

NICHOLAS RILEY
ASSOCIATE OPERATIONS SUPERVISOR
OFFICE OF THE COUNTY COMPTROLLER
112 STATE STREET
ROOM 1030
ALBANY, NY 12207
518.447.3097



Please consider the environment before printing this email.

Confidentiality Notice: This fax/e-mail transmission, with accompanying records, is intended only for the use of the individual or entity to which it is addressed and may contain confidential and/or privileged information belonging to the sender, including individually identifiable health information subject to the privacy and security provisions of HIPAA. This information may be protected by pertinent privilege(s), e.g., attorney-client, doctor-patient, HIPAA etc., which will be enforced to the fullest extent of the law. If you are not the intended recipient, you are hereby notified that any examination, analysis, disclosure, copying, dissemination, distribution, sharing, or use of the information in this transmission is strictly prohibited. If you have received this message and associated documents in error, please notify the sender immediately for instructions. If this message was received by e-mail, please delete the original message.



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

August 10, 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 May 10, 2021 and ending June 10, 2021 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 56 James Street located in the Village of Green Island was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 56 James Street to the bidder Cannon Realty, LLC. The submission made by Cannon Realty, LLC was evaluated as a description of ownership that 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

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-2664, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

REQUESTING LEGISLATIVE ACTION TO CONVEY PROPERTY LOCATED IN THE VILLAGE OF GREEN ISLAND 56 JAMES STREET PER A SEALED BID PROCESS

Date:	August 10, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael McLaughlin

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 May 10th until June 10th, 2021.

Authorization is requested to convey property located in the Village of Green Island, 56 James Street, Tax Map No. 20.76 -4-12 to Cannon Realty, LLC. , 49 Railroad Avenue, Albany, NY 12205 for \$3,000 . Cannon Realty, LLC was evaluated as the bidder whose submission meets best the plan to remediate this property which intern benefits the community. Cannon Realty, LLC has deposited the full amount of the bid offered \$3,000 by certified funds with the Albany County Division of Finance.

A review of property owned by Cannon Realty, LLC indicates there are no outstanding taxes or code violations against this property.

The following shall be the responsibility of Cannon Realty, LLC and is requested to be stated in the resolution:

All closing costs.

All real estate taxes (Property or School), water and sewer bills, municipal charges or fees not in the collection process of the Albany County Division of Finance at the date of closing are the responsibility of Cannon Realty, LLC to pay.

**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: CANNON REALTY, LLC

*As it will appear on County deed

Address: 49 RAILROAD AVENUE ALBANY NY 12205

Phone: 518-482-8954 Email: cpafundi@luzzibros.com

Preferred method of contact: ☐ Phone ☒ Email

malix@luzzibros.com

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: NEW YORK STATE Date incorporated: 11/14/18

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: 56 JAMES STREET

Municipality: TOWN / VILLAGE OF GREEN ISLAND

Tax map No: 20.76-4-12

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: \$ 3,000.00

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):

LAND IMPROVEMENTS w/ NEW CONSTRUCTION
SINGLE FAMILY HOME

GENERAL COST ESTIMATE

Complete this section if bidding on a **BUILDING**

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0 _____

Complete this section if bidding on a **VACANT LOT**

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0 _____

Explanation of costs:

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

115, 117, 119, 121, 123, 125, 127, 129, 131, 133, 135,

Does any property you own currently have code violations?

☐ Yes ☒ No

137
CANNON
STREET
GREEN ISLAND

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

NEW CONSTRUCTION LOTS
IN THE PROCESS OF BEING SOLD

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.

Peter Curran
Applicant Name (Print)

[Signature]
Signature

6/1/2021
Date

[Signature] Michael McG
Co-Applicant Name (Print)

[Signature]
Signature

6/1/2021
Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: June 10, 2021 12 noon

**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: Kimberly Tersigni

*As it will appear on County deed

Address: 23 Maxwell Road

Phone: 518-253-4928

Email: Kimndere@yahoo.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: _____ 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: 56 JAMES STREET

Municipality: TOWN / VILLAGE OF GREEN ISLAND Tax map No: 20.76-4-12

Description: AUTO BODY, TIRE SHOPS AND OTHER RELATED AUTO SALES

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: \$5,000.⁰¹

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):

I will paint and fix any exterior issues, I will use it
for antique vehicles at this time,

GENERAL COST ESTIMATE

Complete this section if bidding on a BUILDING

Estimated MATERIAL Cost: \$ 500.⁰⁰ Estimated LABOR Cost: \$ 0 myself

Total: \$ 0 500.⁰⁰

Complete this section if bidding on a VACANT LOT

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0

Explanation of costs:

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

23 Maxwell Road
Latham NY 12110

January 2021

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 through 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 responsibility 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.

Kimberly Tersigni
Applicant Name (Print)

Kimberly Tersigni
Signature

6-10-2021
Date

Co-Applicant Name (Print)

Signature

Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: June 10, 2021 12 noon

Cannon Realty

PROPERTY ADDRESS 56 James Street, Green Island

SEALED BID ENDED July 10, 2021

12 noon

EVALUATION CRITERIA ALBANY COUNTY SEALED BIDS

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 3

Community Benefit 4

Overall Submission 2

TOTAL 9

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.

EVALUATED BY Michael Regan

DATED 7/22/21

Cannon

PROPERTY ADDRESS 56 James StreetSEALED BID ENDED June 10, 2021
12 Noon**EVALUATION CRITERIA ALBANY COUNTY SEALED BIDS**

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 4Community Benefit 3Overall Submission 4TOTAL 11

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.

EVALUATED BY Lucas RogersDATED 7/29/21

Kimberly Tersigni

PROPERTY ADDRESS 56 James Street, Green IslandSEALED BID ENDED JUNE 10, 2021
12 NOON**EVALUATION CRITERIA ALBANY COUNTY SEALED BIDS**

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 2Community Benefit 3Overall Submission 2TOTAL 7

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.

EVALUATED BY Michael RagainiDATED 7/22/21

Tersigni

PROPERTY ADDRESS 56 James StreetSEALED BID ENDED JUNE 10, 2021
12 NOON**EVALUATION CRITERIA ALBANY COUNTY SEALED BIDS**

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 4Community Benefit 2Overall Submission 3TOTAL 9

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.

EVALUATED BY Lucas RogersDATED 7/29/21

	Property Address	Bidder Last Name	Michael <u>Ragaini</u>	Lucas <u>Rodgers</u>	Grand Totals
	56 JAMES ST	Cannon	9	11	20
	56 JAMES ST	Tersigni	7	9	16

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 Green Island in Albany County:

PARCEL No. 6159-13-0000002
 OWNER(S) OPM Construction Services LLC
 ADDRESS 56 James St
Town of Green Island
 TAX MAP No. 020 076 0004012 0000000

ALBANY COUNTY CLERK
2017 NOV 15 PM 3:52

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: _____

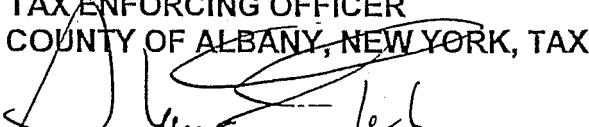
Possible Environmental Issues

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



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality – Green Island

Address of Property – 56 James Street

Tax Map Number-20.76-4-12

Property Description-Auto, Tire Shops-Other related Auto Sales

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Cannon Realty LLC

Green Island - 115,117,119,121,123,125,127,129,131,133,135,137 Cannon Street

CODE ENFORCEMENT INFORMATION

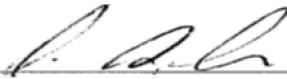
There are no outstanding violations-Verified Village of Green Island Code Enforcement Officer
6/17/2021

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 6/20/2021

COUNTY FORECLOSURE INFORMATION

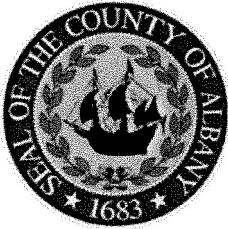
Not Applicable as properties were never delinquent

Signed-  ---

ANTHONY DILELLA

Property Manager

DATE----June 20, 2021



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

Total Number of Checks: 1

Total Amount of Checks: \$3,000.00

Total Amount of Cash: \$0.00

Total Deposit: \$3,000.00

ORG	OBJECT	PROJECT	DESCRIPTION	AMOUNT
A	00690		56 JAMES ST.	\$ 3,000.00
			SEALED BID 6/10/2021	\$
				\$
			Received from:	\$
			Cannon Realty, LLC	\$
			49 Railroad Ave. Albany NY 12205	\$

Pioneer Bank
652 Albany Shaker Road
Albany, NY 12211

TELLER'S CHECK

CHECK NO. **190004182**

50-7137
2213

CANNON REALTY LLC
PURCHASE OF 56 JAMES STREET

DATE: August 9, 2021
AMOUNT: \$*****3,000.00

PAY THREE THOUSAND AND 00/100

TO THE ORDER OF COUNTY OF ALBANY

DRAWER: PIONEER BANK

AUTHORIZED SIGNATURES

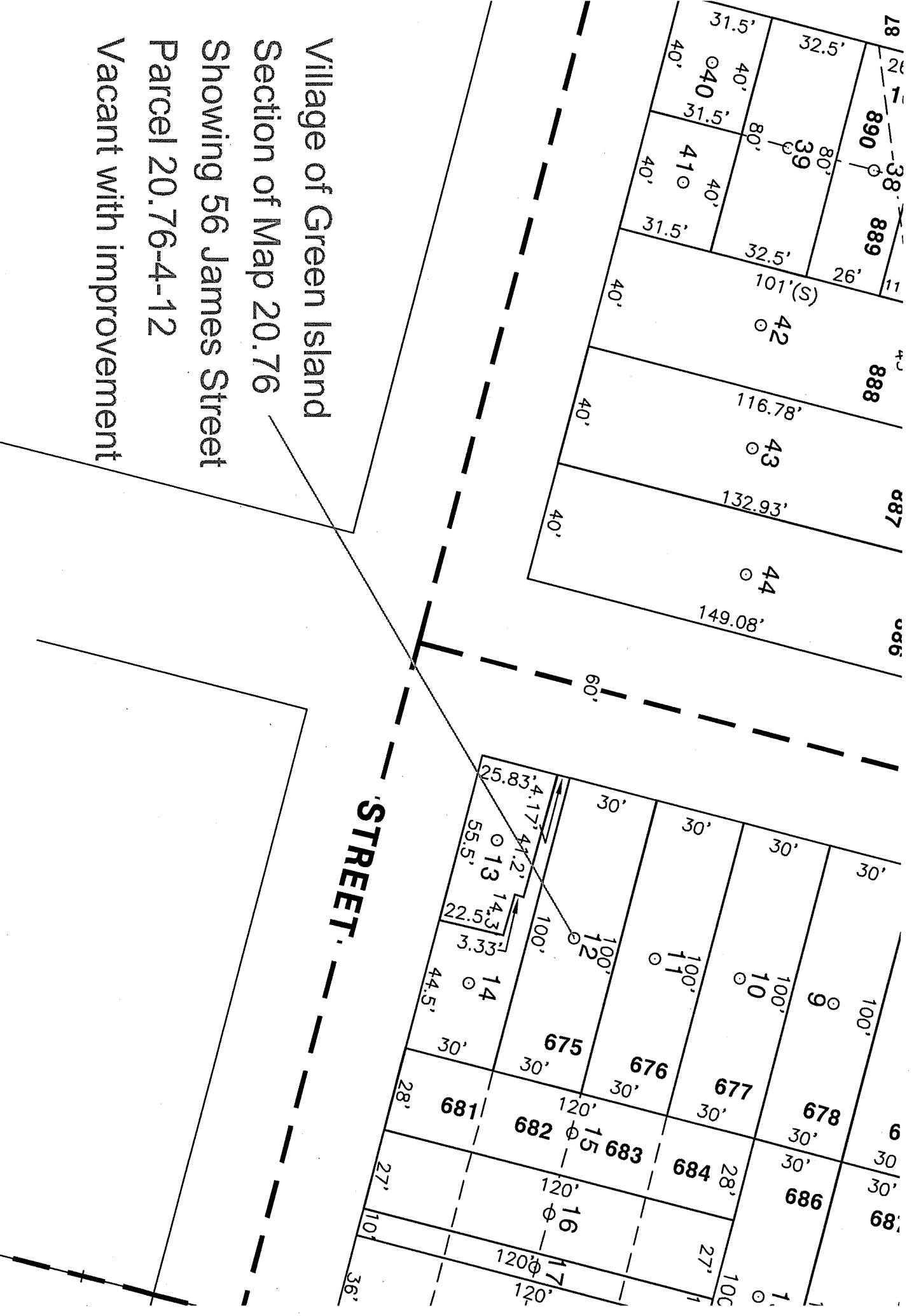
FOR OFFICE USE ONLY: DIVISION OF FINANCE

PAID RECEIPT STAMP

RECEIVED BY (Initial):

AUG - 9 2021

Village of Green Island
Section of Map 20.76
Showing 56 James Street
Parcel 20.76-4-12
Vacant with improvement





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 18, 2020

Ellen McNulty-Ryan
Mayor
Village of Green Island
20 Clinton Street
Green Island, NY 12183

Mayor McNulty-Ryan,

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 56 James Street in the Village of Green Island. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 20.76-4-12 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 Village of Green Island 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

Rachel Perfetti
Town Supervisor
Town of Green Island
69 Hudson Avenue
Green Island, NY 12183

Supervisor Perfetti,

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 56 James Street in the Town of Green Island. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 20.76-4-12 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 Green Island has any objection.

Best,

Mike McLaughlin
Director of Policy and Research

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	# Inserts	Placement
Times Union, Full	5	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	# Inserts	Placement
timesunion.com, Full	5	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

06/15/2021 10:00 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 3,049
| txtaxstm 21,000

PARCEL: 02007600040120000000

LOCATION: 56 JAMES ST

OWNER:

OPM CONSTRUCTIONSERVICES LLC
JOHN BENOIT
42 SWAN ST
GREEN ISLAND NY 12183

STATUS:

SQUARE FEET 3,049
LAND VALUATION 21,000
BUILDING VALUATION 0
EXEMPTIONS 0

TAXABLE VALUATION 21,000
INTEREST PER DIEM 16,453.70

LEGAL DESCRIPTION:

DEED DATE: BOOK/PAGE: INTEREST DATE: 06/15/2021

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2021	RE-7	798				
1	GREEN ISLA		1,984.34	1,984.34	99.22	2,083.56
			1,984.34	1,984.34	99.22	2,083.56
2020	RE-7	1225				
1	GREEN ISLA		2,037.98	2,037.98	346.46	2,384.44
	LEGAL CHAR		225.00	225.00	.00	225.00
			2,262.98	2,262.98	346.46	2,609.44
			2,262.98	2,262.98	346.46	2,609.44
2019	RE-7	2117				
1	GREEN ISLA		4,013.91	4,013.91	1,164.03	5,177.94
	LEGAL CHAR		225.00	225.00	.00	225.00
			4,238.91	4,238.91	1,164.03	5,402.94
			4,238.91	4,238.91	1,164.03	5,402.94
2018	LIEN	2182				
1	GREEN TL		3,928.72	3,928.72	1,610.78	5,539.50
	LEGAL CHAR		225.00	225.00	.00	225.00
			4,153.72	4,153.72	1,610.78	5,764.50
			4,153.72	4,153.72	1,610.78	5,764.50

06/15/2021 10:00
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 GREEN TL LEGAL CHAR	241	3,870.66 225.00	3,870.66 225.00	2,051.45 .00	5,922.11 225.00
			4,095.66	4,095.66	2,051.45	6,147.11
			4,095.66	4,095.66	2,051.45	6,147.11
2016 1	LIEN GREEN TL LEGAL CHAR	486	4,025.97 150.00	4,025.97 150.00	2,616.88 .00	6,642.85 150.00
			4,175.97	4,175.97	2,616.88	6,792.85
			4,175.97	4,175.97	2,616.88	6,792.85
2015 1	LIEN GREEN TL LEGAL CHAR	155	3,413.35 150.00	3,413.35 150.00	2,628.28 .00	6,041.63 150.00
			3,563.35	3,563.35	2,628.28	6,191.63
			3,563.35	3,563.35	2,628.28	6,191.63
2014 1	LIEN GREEN TL LEGAL CHAR	178	1,956.89 150.00	1,956.89 150.00	1,741.63 .00	3,698.52 150.00
			2,106.89	2,106.89	1,741.63	3,848.52
			2,106.89	2,106.89	1,741.63	3,848.52
2013 1	LIEN GREEN TL LEGAL CHAR MAIL CHARG	111	1,893.34 150.00 1.00	1,893.34 150.00 1.00	1,912.27 .00 .00	3,805.61 150.00 1.00
			2,044.34	2,044.34	1,912.27	3,956.61
			2,044.34	2,044.34	1,912.27	3,956.61
2012 1	LIEN GREEN TL LEGAL CHAR TITLE SEAR MAIL CHARG	2	1,764.43 150.00 195.00 27.00	1,764.43 150.00 195.00 27.00	1,993.81 .00 .00 .00	3,758.24 150.00 195.00 27.00
			2,136.43	2,136.43	1,993.81	4,130.24

06/15/2021 10:00
 cmurray

COUNTY OF ALBANY
Real Estate Tax Statement
P 3
txtaxstm

YEAR TYPE INST CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
		2,136.43	2,136.43	1,993.81	4,130.24
GRAND TOTALS		30,762.59	30,762.59	16,164.81	46,927.40

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

August 3, 2021 | 2:01 pm

COVID-19 Updates

Unvaccinated individuals are at greater risk of serious illness from COVID-19. Learn more about the COVID-19 vaccines.

[GET THE FACTS >](#)

Department of State Division of Corporations

Entity Information

[Return to Results](#)[Return to Search](#)**Entity Details**

ENTITY NAME: CANNON REALTY, LLC	DOS ID: 5443085
FOREIGN LEGAL NAME:	FICTITIOUS NAME:
ENTITY TYPE: DOMESTIC LIMITED LIABILITY COMPANY	DURATION
SECTION OF LAW: 203 LLC - LIMITED LIABILITY COMPANY LAW	DATE/LATEST DATE OF DISSOLUTION:
DATE OF INITIAL DOS FILING: 11/14/2018	ENTITY STATUS: Active
EFFECTIVE DATE INITIAL FILING: 11/14/2018	REASON FOR STATUS:
FOREIGN FORMATION DATE:	INACTIVE DATE:
COUNTY: Albany	STATEMENT STATUS: CURRENT
JURISDICTION: New York, United States	NEXT STATEMENT DUE DATE: 11/30/2022
	NFP CATEGORY:

[ENTITY DISPLAY](#)[NAME HISTORY](#)[FILING HISTORY](#)[MERGER HISTORY](#)[ASSUMED NAME HISTORY](#)

Service of Process Name and Address

Name: C/O PETER LUIZZI**Address:** 49 RAILROAD AVENUE, ALBANY, NY, United States, 12205

Chief Executive Officer's Name and Address

Name:**Address:**

Principal Executive Office or Owner Name and Address

Name:**Address:**

Registered Agent Name and Address

Name:**Address:**

Entity Primary Location Name and Address

Name:**Address:**

Farmcorpflag

Is The Entity A Farm Corporation: No

Stock Information

Share Value

Number Of Shares

Value Per Share



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

August 10, 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 May 10, 2021 and ending June 10, 2021 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 29 Arch Street located in the Village of Green Island was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 29 Arch Street to the bidder Cannon Realty, LLC, . The submission made by Cannon Realty, 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

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-2665, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

REQUESTING LEGISLATIVE ACTION TO CONVEY PROPERTY LOCATED IN THE VILLAGE OF GREEN ISLAND 29 ARCH STREET PER A SEALED BID PROCESS

Date:	August 10, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael McLaughlin

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 May 10th until June 10th, 2021.

Authorization is requested to convey property located in the Village of Green Island, 29 Arch Street, Tax Map No. 20.76-4 -14 to Cannon Realty, LLC. , 49 Railroad Avenue, Albany, NY 12205 for \$1,000 . Cannon Realty, LLC was evaluated as the bidder whose submission meets best the plan to remediate this property which intern benefits the community. Cannon Realty, LLC 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 Cannon Realty, LLC indicates there are no outstanding taxes or code violations against this property.

The following shall be the responsibility of Cannon Realty, LLC and is requested to be stated in the resolution:
All closing costs.

All real estate taxes (Property or School), water and sewer bills, municipal charges or fees not in the collection process of the Albany County Division of Finance at the date of closing are the responsibility of Cannon Realty, LLC to pay.

**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 precondition 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: CANNON REALTY, LLC

*As it will appear on County deed

Address: 49 RAILROAD AVENUE ALBANY NY 12205

Phone: 518-482-8954 Email: cparindi@luzzibros.com

Preferred method of contact: ☐ Phone ☒ Email

malik@luzzibros.com

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: NEW YORK STATE Date incorporated: 11/14/18

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: 29 ARCH STREET

Municipality: TOWN / VILLAGE OF GREEN ISLAND

Tax map No: 20.76-4-14

Description: VACANT LAND

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/operate As Is | ☐ Occupy this property as a rental |
| ☐ Demolish/deconstruct | ☐ Redevelop and re-sell |
| ☒ New construction | ☐ Other _____ |

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):

LAND IMPROVEMENTS w/ NEW CONSTRUCTION
SINGLE FAMILY HOME

GENERAL COST ESTIMATE

Complete this section if bidding on a BUILDING

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0 _____

Complete this section if bidding on a VACANT LOT

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0 _____

Explanation of costs:

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) 115, 117, 119, 121, 123, 125, 127, 129, 131, 133, 135, 137

Does any property you own currently have code violations?

☐ Yes ☒ No

CANNOT
STREET
GREEN
ISLAND
NY

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

NEW CONSTRUCTION LOTS
IN THE PROCESS OF BEING
SOLD

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.

Peter Conzari
Applicant Name (Print)

[Signature]
Signature

6/1/2021
Date

Michael Alia
Co-Applicant Name (Print)

[Signature]
Signature

6/1/2021
Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: June 10, 2021 12 noon

**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

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TO SEALEDID@ALBANYCOUNTYNY.GOV**

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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

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TERMS AND CONDITIONS OF SEALED BID PROPERTY SALES

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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: Kimberly Tersigni

*As it will appear on County deed

Address: 23 Maxwell Road

Phone: 518-253-4928

Email: Kimndev@yahoo.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: _____ 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: 29 ARCH STREET

Municipality: TOWN / VILLAGE OF GREEN ISLAND Tax map No: 20.76-4-14

Description: VACANT LAND

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: \$ 1000.⁰¹

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):

I will remove all garbage and landscape. A fence will be installed to beautify property at this time.

GENERAL COST ESTIMATE

Complete this section if bidding on a BUILDING

Estimated MATERIAL Cost: \$ 1000.00 Estimated LABOR Cost: \$ 0 myself

Total: \$0 1000,00

Complete this section if bidding on a VACANT LOT

Estimated MATERIAL Cost: \$ 1000.00 Estimated LABOR Cost: \$ 0 myoe if

Total: \$0 | 000, 00

Explanation of costs:

for fence

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

23 Maxwell Road
Latham, NY 12110

January 2021

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 through 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 responsibility 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.

Kimberly Tersigni
Applicant Name (Print)

Kimberly Tersigni
Signature

6-10-2021
Date

Co-Applclicant Name (Print)

Signature

Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: June 10, 2021 12 noon

Cannon Beach

PROPERTY ADDRESS 29 Adel Street Green IslandSEALED BID ENDED JUNE 10, 2001
10:00 AMEVALUATION CRITERIA ALBANY COUNTY SEALED BIDS

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 4Community Benefit 3Overall Submission 2TOTAL 9

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.

EVALUATED BY Michael ReganDATED 7/22/01

Common

PROPERTY ADDRESS 29 Arch StreetSEALED BID ENDED JUNE 10, 2021
12 NOON**EVALUATION CRITERIA ALBANY COUNTY SEALED BIDS**

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 4Community Benefit 3Overall Submission 4TOTAL 11

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.

EVALUATED BY Lucas ReysDATED 7/29/21

Kimberly Tersigni

PROPERTY ADDRESS 29 Arch Street, Green IslandSEALED BID ENDED JUNE 10, 2021
12 Noon**EVALUATION CRITERIA ALBANY COUNTY SEALED BIDS**

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 3Community Benefit 3Overall Submission 3TOTAL 9

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.

EVALUATED BY Michael RaganiDATED 7/22/21

Terstigni

PROPERTY ADDRESS 29 Arch StreetSEALED BID ENDED JUNE 10, 2021
12 Noon**EVALUATION CRITERIA ALBANY COUNTY SEALED BIDS**

The Commissioner of Management and Budget and/or his designee (s) will perform a review of bid submissions and take the information provided within into consideration and rate (1 through 5 with 5 being highest) each bidder's detailed plan and choose the submission which reflects the best benefit to the community stemming from the proposed use of the property based on the following factors:

Rehabilitation Plan 4Community Benefit 3Overall Submission 3TOTAL 10

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.

EVALUATED BY Lucas RogersDATED 7/29/21

	Property	Bidder	Michael	Lucas	Grand	
	Address	Last Name	<u>Ragaini</u>	<u>Rodgers</u>	Totals	
	29 ARCH ST	Cannon	9	11	20	
	29 ARCH ST	Tersigni	9	10	19	

29 ARCH STREET
EVALUATION SUMMARY



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality – Green Island

Address of Property – 29 Arch Street

Tax Map Number-20.76-4-14

Property Description-Vacant Land

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Cannon Realty LLC

Green Island - 115,117,119,121,123,125,127,129,131,133,135,137 Cannon Street

CODE ENFORCEMENT INFORMATION

There are no outstanding violations-Verified Village of Green Island Code Enforcement Officer
6/17/2021

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 6/20/2021

COUNTY FORECLOSURE INFORMATION

Not Applicable as properties were never delinquent

Signed-  ---

ANTHONY DILELLA

Property Manager

DATE----June 20, 2021

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, 20 13 covering the Town of Green Island in Albany County:

PARCEL No. 6159-13-0000003
 OWNER(S) OPM Construction Services LLC
 ADDRESS 29 Arch St
Town of Green Island
 TAX MAP No. 020076000404000000

2017 NOV 15 PM 3:52
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:

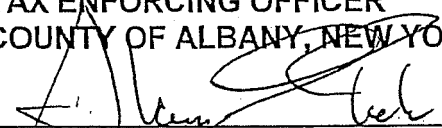
Possible Environmental Issues

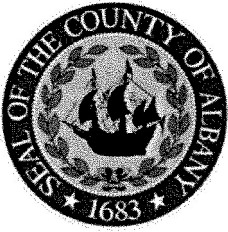
PLEASE TAKE FURTHER NOTICE that pursuant to Real Property Tax Law, §1138 (sub. 2 (b) you are therefore required and directed to upon the filing of this Certificate of Withdrawal in your Office enter on said List of Delinquent Taxes the word "withdrawn" and the date of such filing opposite the description 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: 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



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

Total Number of Checks: 1

Total Amount of Checks: \$1,000.00

Total Amount of Cash: \$0.00

Total Deposit: \$1,000.00

ORG	OBJECT	PROJECT	DESCRIPTION	AMOUNT
A	00690		29 ARCH ST	\$ 1,000.00
			SEALED BID 6/10/2021	\$
				\$
			Received from:	\$
			Cannon Realty, LLC	\$
			49 Railroad Ave, Albany NY 12205	\$
				\$

THIS CHECK IS VOID WITHOUT A PURPLE & BLUE BORDER AND BACKGROUND PLUS A KNIGHT & FINGERPRINT WATERMARK ON THE BACK - HOLD AT ANGLE TO VIEW

Pioneer Bank
652 Albany Shaker Road
Albany, NY 12211

TELLER'S CHECK

CHECK NO: **190004183**

50-7137
2213

DATE
August 9, 2021

AMOUNT
\$*****1,000.00

CANNON REALTY LLC
PURCHASE OF 29 ARCH STREET

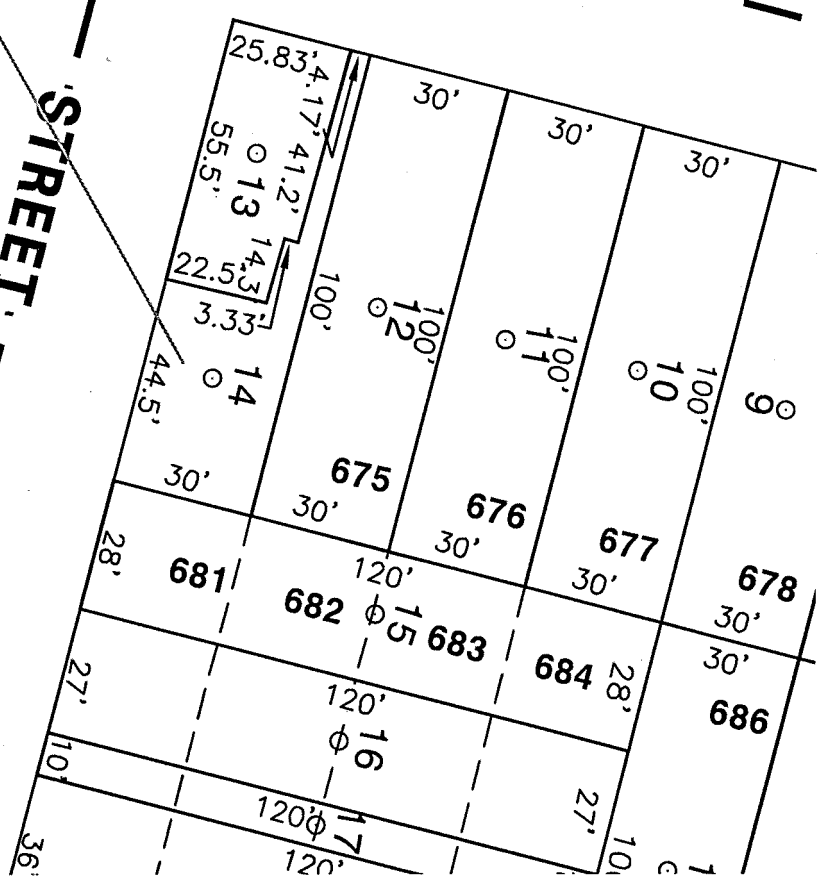
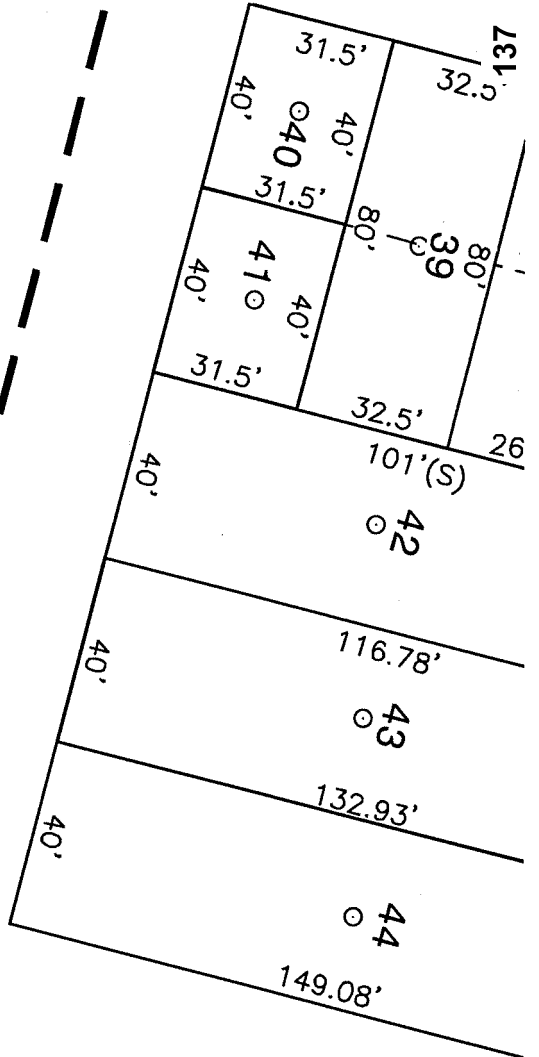
PAY ONE THOUSAND AND 00/100

TO
THE
ORDER
OF
COUNTY OF ALBANY

DRAWER: PIONEER BANK

AUTHORIZED SIGNATURES

AUG - 9 2021



Village of Green Island
 Section of Map 20.76
 Showing 29 Arch Street
 Parcel 20.76-4-14
 300 - Vacant

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 18, 2020

Rachel Perfetti
Town Supervisor
Town of Green Island
69 Hudson Avenue
Green Island, NY 12183

Supervisor Perfetti,

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 29 Arch Street in the Town of Green Island. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 20.76-4-14 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 Green Island 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

Ellen McNulty-Ryan
Mayor
Village of Green Island
20 Clinton Street
Green Island, NY 12183

Mayor McNulty-Ryan,

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 29 Arch Street in the Village of Green Island. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 20.76-4-14 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 Green Island has any objection.

Best,

Mike McLaughlin
Director of Policy and Research

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

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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

06/15/2021 09:59 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 1
| txtaxstm

PARCEL: 02007600040140000000

LOCATION: 29 ARCH ST

OWNER:

OPM CONSTRUCTIONSERVICES LLC
42 SWAN ST
GREEN ISLAND NY 12183

STATUS:

SQUARE FEET 1,742
LAND VALUATION 12,000
BUILDING VALUATION 0
EXEMPTIONS 0

TAXABLE VALUATION 12,000
INTEREST PER DIEM 27,274.61

LEGAL DESCRIPTION:

DEED DATE: BOOK/PAGE: INTEREST DATE: 06/15/2021

YEAR	TYPE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
INST	CHARGE					
2021	RE-7	800				
1	GREEN ISLA		513.28	513.28	25.66	538.94
			513.28	513.28	25.66	538.94
2020	RE-7	1227				
1	GREEN ISLA		82,051.26	82,051.26	13,948.71	95,999.97
	LEGAL CHAR		225.00	225.00	.00	225.00
			82,276.26	82,276.26	13,948.71	96,224.97
			82,276.26	82,276.26	13,948.71	96,224.97
2019	RE-7	2119				
1	GREEN ISLA		2,143.51	2,143.51	621.62	2,765.13
	LEGAL CHAR		225.00	225.00	.00	225.00
			2,368.51	2,368.51	621.62	2,990.13
			2,368.51	2,368.51	621.62	2,990.13
2018	LIEN	2183				
1	GREEN TL		2,098.49	2,098.49	860.38	2,958.87
	LEGAL CHAR		225.00	225.00	.00	225.00
			2,323.49	2,323.49	860.38	3,183.87
			2,323.49	2,323.49	860.38	3,183.87

06/15/2021 09:59
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 GREEN TL LEGAL CHAR	242	2,067.48 225.00	2,067.48 225.00	1,095.76 .00	3,163.24 225.00
			2,292.48	2,292.48	1,095.76	3,388.24
			2,292.48	2,292.48	1,095.76	3,388.24
2016 1	LIEN GREEN TL LEGAL CHAR	487	2,149.96 150.00	2,149.96 150.00	1,397.47 .00	3,547.43 150.00
			2,299.96	2,299.96	1,397.47	3,697.43
			2,299.96	2,299.96	1,397.47	3,697.43
2015 1	LIEN GREEN TL LEGAL CHAR	157	2,256.74 150.00	2,256.74 150.00	1,737.69 .00	3,994.43 150.00
			2,406.74	2,406.74	1,737.69	4,144.43
			2,406.74	2,406.74	1,737.69	4,144.43
2014 1	LIEN GREEN TL LEGAL CHAR	177	2,283.02 150.00	2,283.02 150.00	2,031.89 .00	4,314.91 150.00
			2,433.02	2,433.02	2,031.89	4,464.91
			2,433.02	2,433.02	2,031.89	4,464.91
2013 1	LIEN GREEN TL LEGAL CHAR MAIL CHARG	112	2,208.89 150.00 1.00	2,208.89 150.00 1.00	2,230.98 .00 .00	4,439.87 150.00 1.00
			2,359.89	2,359.89	2,230.98	4,590.87
			2,359.89	2,359.89	2,230.98	4,590.87
2012 1	LIEN GREEN TL LEGAL CHAR TITLE SEAR MAIL CHARG	3	2,058.51 150.00 195.00 27.00	2,058.51 150.00 195.00 27.00	2,326.12 .00 .00 .00	4,384.63 150.00 195.00 27.00
			2,430.51	2,430.51	2,326.12	4,756.63

06/15/2021 09:59
 cmurray

COUNTY OF ALBANY
Real Estate Tax Statement
P 3
txtaxstm

YEAR TYPE INST CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
		2,430.51	2,430.51	2,326.12	4,756.63
GRAND TOTALS		101,704.14	101,704.14	26,276.28	127,980.42

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

August 3, 2021 | 2:01 pm

COVID-19 Updates

Unvaccinated individuals are at greater risk of serious illness from COVID-19. Learn more about the COVID-19 vaccines.

[GET THE FACTS >](#)

Department of State Division of Corporations

Entity Information

[Return to Results](#)[Return to Search](#)**Entity Details**

ENTITY NAME: CANNON REALTY, LLC	DOS ID: 5443085
FOREIGN LEGAL NAME:	FICTITIOUS NAME:
ENTITY TYPE: DOMESTIC LIMITED LIABILITY COMPANY	DURATION
SECTION OF LAW: 203 LLC - LIMITED LIABILITY COMPANY LAW	DATE/LATEST DATE OF DISSOLUTION:
DATE OF INITIAL DOS FILING: 11/14/2018	ENTITY STATUS: Active
EFFECTIVE DATE INITIAL FILING: 11/14/2018	REASON FOR STATUS:
FOREIGN FORMATION DATE:	INACTIVE DATE:
COUNTY: Albany	STATEMENT STATUS: CURRENT
JURISDICTION: New York, United States	NEXT STATEMENT DUE DATE: 11/30/2022
	NFP CATEGORY:

[ENTITY DISPLAY](#)[NAME HISTORY](#)[FILING HISTORY](#)[MERGER HISTORY](#)[ASSUMED NAME HISTORY](#)

Service of Process Name and Address

Name: C/O PETER LUIZZI**Address:** 49 RAILROAD AVENUE, ALBANY, NY, United States, 12205

Chief Executive Officer's Name and Address

Name:**Address:**

Principal Executive Office or Owner Name and Address

Name:**Address:**

Registered Agent Name and Address

Name:**Address:**

Entity Primary Location Name and Address

Name:**Address:**

Farmcorpflag

Is The Entity A Farm Corporation: No

Stock Information

Share Value

Number Of Shares

Value Per Share



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

August 30, 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 July 16, 2021 and ending August 16, 2021 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 90 Alexander Street located in the City of Albany was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 90 Alexander Street to the sole bidder Jamalaye Auto Corp.. The submission made by Jamalaye Auto Corp 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

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-2696, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

REQUESTING LEGISLATIVE ACTION TO CONVEY PROPERTY LOCATED IN THE CITY OF ALBANY 90 ALEXANDER STREET
PER A SEALED BID PROCESS

Date:	August 31, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael McLaughlin

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 July 16 until August 16th, 2021.

Authorization is requested to convey properties located in the City of Albany, 90 Alexander Street, Tax Map No. 76.64-2-14 to Jamalaye Auto Corp. , 144 Catherine Street, Albany, NY 12202 for \$4,000 . Jamalaye Auto Corp 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.

Jamalaye Auto Corp. has deposited the full amount of the bid offered \$4,000 by certified funds with the Albany County Division of Finance.

A review of property owned by Jamalaye Auto Corp indicates there are no outstanding taxes or code violations against their properties.

The following shall be the responsibility of Jamalaye Auto Corp. and is requested to be stated in the resolution:

All closing costs.

All real estate taxes (Property or School), water and sewer bills, municipal charges or fees not in the collection process of the Albany County Division of Finance at the date of closing are the responsibility of Jamalaye Auto Corp to pay.

ROBERT E. RUGGERI
ATTORNEY-AT LAW

Tel: 518/423-9755
Fax: 518/377-4646 (not for service of legal papers)
robert.ruggeri.esq@outlook.com

1846 Union Street
Niskayuna, N.Y. 12309

*Also admitted in the District of Columbia

August 13, 2021

BY EMAIL sealedbid@albanycountyny.gov

Albany County Division of Finance
112 State Street, Room 1340
Albany, New York 12207

Re: **Sealed bid for 90 Alexander Street, Albany, NY 12202**

Dear Sir/Madam:

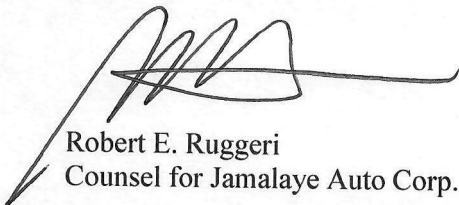
I represent *pro bono* Jamalaye Auto Corp. , a long-time successful, minority-owned, auto sales and service facility located at 144 Catherine Street.

Enclosed please find its executed Sealed Bid for the above-referenced parcel.

If you have any questions or require any further information, please contact me directly at (518) 423-9755 or robert.ruggeri.esq@outlook.com.

Thanking you in advance for your assistance and cooperation in this matter.

Sincerely yours,



Robert E. Ruggeri
Counsel for Jamalaye Auto Corp.

Cc: Mr. Aly Diao

BIDDER INFORMATION - CONTACT AND DEED INFORMATION

*Bidder Name: JAMALAYE AUTO CORP.

*As it will appear on County deed

Address: 144 Catherine Street, Albany, NY 12202

Phone: (518) 423-9755

Email: robert.ruggeri.esq@outlook.com

Preferred method of contact: ☐ Phone ☒ Email

TYPE OF ENTITY

☐ Individual

☒ Corporation

Incorporated in what state: New York

Date incorporated: 1997

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: 90 ALEXANDER STREET

Municipality: CITY OF ALBANY

Tax map No: 76.64-2-14

Description: RESIDENTIAL VACANT LAND

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: \$ 4,000

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):

SEE ATTACHED SHEET

ATTACHMENT TO PAGE 9
BID SUBMISSION FOR 90 ALEXANDER ST., ALBANY, NY
BY JAMALAYE AUTO CORP.

The following explains how the Bidder's purchase and use of this parcel will benefit the immediate community. Jamalaye will immediately clean up the unsightly lot, which will be of some benefit to the neighborhood. And, after many years, taxes will once again be paid on the parcel if Jamalaye owns it. That alone is enough to award the parcel to Jamalaye.

But the far greater benefit to the neighborhood will flow from Jamalaye ultimately applying to purchase the abutting parcel at 88 Alexander Street. That parcel contains a derelict industrial building that Jamalaye could ultimately own, renovate, and use as part of its expanding business. This will return a derelict building to the tax rolls; improve and remove a long-standing eyesore in that neighborhood; and allow a successful business to expand and hire more employees and train more local youths in auto mechanics.

Jamalaye Auto Corp. ["Jamalaye"] is a long-time successful, minority-owned, auto sales and service facility located at 41-47 S Hawk Street. (Its mailing address is 144 Catherine Street.) Jamalaye has been operated in the South End neighborhood for decades by Aly Diao, an immigrant and successful businessman from Senegal. He owns a state-licensed auto repair facility, a used car dealership, and a body and paint shop. Jamalaye was based on lower Catherine Street 2 decades ago and later at 86 Alexander St.

Purchasing 90 Alexander St. would mark Jamalaye's successful return to Alexander Street. Jamalaye used to be a tenant in 88 Alexander until its Landlord lost the building due to unpaid taxes. (Jamalaye even has a substantial amount of its own personal property trapped in the padlocked building at no. 88 to this day – including a Honda Accord, a body shop frame machine, hundreds of used tires, 2 engine hoists, etc.)

Jamalaye currently operates out of a large, very well-maintained building that it owns at the corner of Catherine and S Hawk Streets. In addition, Mr. Diao also owns a large storage building for auto parts at 94 3rd Ave. (Mr. Diao's daughter operates Maloum Auto Sales in a separate rented building at 142 Catherine St. His *other* daughter owns and operates Dakar Auto Sales on Sheridan Ave.) Therefore, Jamalaye and its owner have shown a real commitment to doing business in the South End in particular and to Albany in general.

Jamalaye employs a dozen local employees and has been eagerly trying to hire more. It also, on its own initiative as a public service, trains local high-school students to become auto mechanics. It currently is training six high school students in a free after-school auto shop program that it has established. (It has to turn away many more students due to a lack of space. If Jamalaye can ultimately purchase the building at 88 Alexander St., it can expand that important program accept many more students.)

Jamalaye's business is bustling and it's currently bursting at the seams at its current locations and requires a flexible warehouse building like 88 Alexander. It is located right around the corner from its present 144 Catherine St. operation, which will facilitate shuttling back and forth between the two locations throughout the business day.

Jamalaye desperately needs space to store auto parts as well as cars indoors throughout the year. It also has a booming auto body and paint business, a portion of which could be accommodated at 88 Alexander where there already is a paint booth. And, as it happens, among Jamalaye's property locked up inside the building is an auto frame machine.

Therefore, acquiring 90 Alexander St. will be Jamalaye's first step in rehabbing both 88 and 90 Alexander St. and turning that street around. Jamalaye is also amenable to purchasing the lot at 92 Alexander with the derelict building and developing that as a parking lot.

Most importantly, purchasing the lot in question at no. 90 will benefit the immediate neighborhood even in the short term:

Jamalaye desperately needs space for parking its employees' and customers' cars. It has enough space in front of its building at 144 Catherine St. to accommodate customers or vendors who briefly drop in for a few minutes. But it needs space for customers' cars awaiting repair. It also needs space for cars awaiting sale or delivery. And it needs space for its employees' cars.

The lot at 90 Alexander St. would help to alleviate that situation. Jamalaye, in the short term, can park at least 14 cars at 90 Alexander St. These would include some of its employees' cars, some of its inventory of cars for sale, and a few customers' car awaiting repair. The lot is 23 ft by 75 ft and two rows of 7 cars can be parked there.

The lot will therefore relieve some of the current overcrowding and double parking at the corner of Catherine Street that chokes off traffic on that busy thoroughfare.

This means that there will be more spots available for the neighbors and residents on S Hawk and Catherine Streets to park on the street. Traffic can move more easily. The parking and overcrowding will be partly reduced. And no longer will the parcel at no. 90 be an overgrown and unsightly vacant lot.

The character and appearance of the neighborhood will be improved a bit. These are industrial properties on Alexander, S Hawk, and Catherine Streets and businesses should be supported. But selling this parcel to Jamalaye will be a win-win: Jamalaye will be able to more efficiently park cars and conduct its business. But the residents and other businesses at Catherine and S Hawk Streets will have an improved and more usable parking situation that works for them. The residents deserve all that.

And, moreover, a local business will be returning a derelict parcel to the tax rolls.

Therefore, Jamalaye is again ready to invest here, as it has at its other locations in the South End, to return a parcel to the tax rolls while enhancing the neighborhood and making it easier for residents to park. And, more indirectly, Jamalaye's continued growth with increased opportunities for employment and training, customer service, and profitability all will continue to redound to the community's benefit.

GENERAL COST ESTIMATE

Complete this section if bidding on a **BUILDING**

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0 _____

Complete this section if bidding on a **VACANT LOT**

Estimated MATERIAL Cost: \$ 0 _____ Estimated LABOR Cost: \$ 0 _____

Total: \$ 0 _____

Explanation of costs:

SEE ATTACHED SHEET

**ATTACHMENT TO PAGE 10
BID SUBMISSION FOR 90 ALEXANDER ST., ALBANY, NY
By JAMALAYE AUTO CORP.**

EXPLANATION OF COSTS FOR IMPROVING VACANT LOT

As a former neighbor of 90 Alexander, Jamalaye is determined to improve both the appearance and the usage of this currently vacant lot. Jamalaye will employ its own employees to clear the overgrown brush and debris and improve the lot so that cars can be parked there. There is no need at this point in the short-term for Jamalaye to retain an outside contractor to clear or improve the lot.

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

**ATTACHMENT TO PAGE 11
BID SUBMISSION FOR 90 ALEXANDER ST., ALBANY, NY
BY JAMALAYE AUTO CORP.**

ALBANY COUNTY PROPERTIES OWNED BY JAMALAYE AUTO CORP.

<u>Address</u>	<u>Type</u>	<u>Date Acquired</u>
141 S Hawk St., Albany, NY 12202	Industrial building	Jan. 2015
143 S Hawk St., Albany, NY 12202	"	"
147 S Hawk St., Albany, NY 12202	"	"
94- 3 rd Ave., Albany, NY (Owned by Aly Diao, shareholder and President of Jamalaye Auto Corp.)	Warehouse	2012

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 through 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 responsibility 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.

Jamalaye Auto Corp.

Applicant Name (Print)

Signature

BY ALY DIAO, PRESIDENT

Date

8/13/21

n/a
Co-Applicant Name (Print)

Signature

Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: AUGUST 16, 2021 12 NOON

CERTIFICATE OF WITHDRAWAL

(Real Property Tax Law, §1138 (subds.1, 2 and 3))

INDEX NO. 4246-07

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 July 19, 2007 covering the City of Albany in Albany County:

PARCEL No. 4246-07- 0001408
 OWNER(S) Alexa Equity Holdings, LLC
 ADDRESS 90 Alexander ST
City of Albany
 TAX MAP No. 076064 0002 014 000 0000

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).

Albany County Clerk
 Document Number 11251218
 Rcvd 10/11/2012 1:37:24 PM



_____ 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: _____

Potential 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: October 11th, 20 12

**TAX ENFORCING OFFICER
COUNTY OF ALBANY, NEW YORK, TAX DISTRICT**



DAVID J. FRIEDFEL, Albany County
Commissioner of Management and Budget



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 ALBANY NY

Total Number of Checks: 1

Total Amount of Checks: \$4,000.00

Total Amount of Cash: \$0.00

Total Deposit: \$4,000.00

ORG	OBJECT	PROJECT	DESCRIPTION	AMOUNT
A	00690		90 ALEXANDER - Jamalaye Auto Corp	\$ 4,000.00
			SEALED BID 7-16 THRU 8-16	\$
				\$
				\$
				\$
			Paid by:	\$
			Jamalaye Auto Corp	\$
			144 Catherine Street	\$
			Albany NY 12202	\$
				\$
				\$
				\$
				\$

THIS DOCUMENT HAS A TRUE WATERMARK. ABSENCE OF THIS FEATURE WILL INDICATE A COPY.

Community
Bank N.A.

CASHIER'S CHECK ⁴⁹⁻⁵⁵₁₀₃₁

Date: 8/30/21 **2407207**

Branch: 0360

*****4,000.00*

PAY
TO THE
ORDER OF

FOUR THOUSAND DOLLARS AND 00/100
ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

Sherrin P...



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality - Albany

Address of Property – 90 Alexander Street

Tax Map Number-76.64-2-14

Property Description-Residential Vacant Land

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Jamalaye Auto Corp

City of Albany-141,143 and 147 S Hawk Street, 94 Third Ave

CODE ENFORCEMENT INFORMATION

There are no outstanding violations-Verified City of Albany Code Enforcement Officer 8/30/2021

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 8/30/2021

COUNTY FORECLOSURE INFORMATION

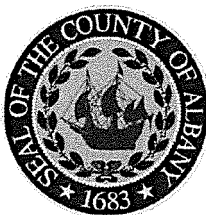
Not Applicable as properties were never delinquent

Signed  ---

ANTHONY DILELLA

Property Manager

DATE----August 30, 2021



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

June 23, 2021

Brad Glass
Director
City of Albany
Department of Planning and Development
200 Henry Johnson Boulevard
Albany, New York 12210

Director Glass,

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 90 Alexander St. in the City of Albany. Provided an appropriate bid is received, and that bid gains passage in the County Legislature, we will convey tax map parcel 76.64-2-14 to a private entity.

We view this transaction as beneficial to both County and City residents since it will put potentially environmentally problematic, tax delinquent and blighted 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 Albany has any objection.

Best,

Mike McLaughlin
Director of Policy and Research

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

90 Alexander Street

Map No.76.64-2-14

ALBANY COUNTY DEPARTMENT
OF MANAGEMENT AND BUDGET

Dated: 6/24, 7/1/21

Albany, New York

EV 6/24, 7/1/21

TIMES UNION

timesunion.com

Order Confirmation

Ad Order Number 0004165225	Customer Account 040365006
Sales Rep. bernarr	Customer Information ALBANY COUNTY DEPT OF FINANC 112 STATE ST ALBANY NY 122072019 USA
Order Taker bernarr	
Ordered By Anthony DiLella	Phone: 5184474912
Order Source E-mail	Fax: Email: Anthony.DiLella@albanycounty ny.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

90 Alexander Street Map No.76.64-2-14

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

Dated:

Albany, New York

TU 5T (4165225)

Ad Cost

\$181.31

Payment Amt

\$0.00

Amount Due

\$181.31

Blind Box

Materials

Invoice Text

Resolution No. 29 of 2019

Ad Number

0004165225-01

External Ad

Pick Up Number

0004163954

Ad Type

120 Legal Liner

Ad Size

3 X 17 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

6/25/2021, 6/26/2021, 6/27/2021, 6/28/2021, 6/29/2021

Product and Zone

timesunion.com, Full

Inserts

5

Placement

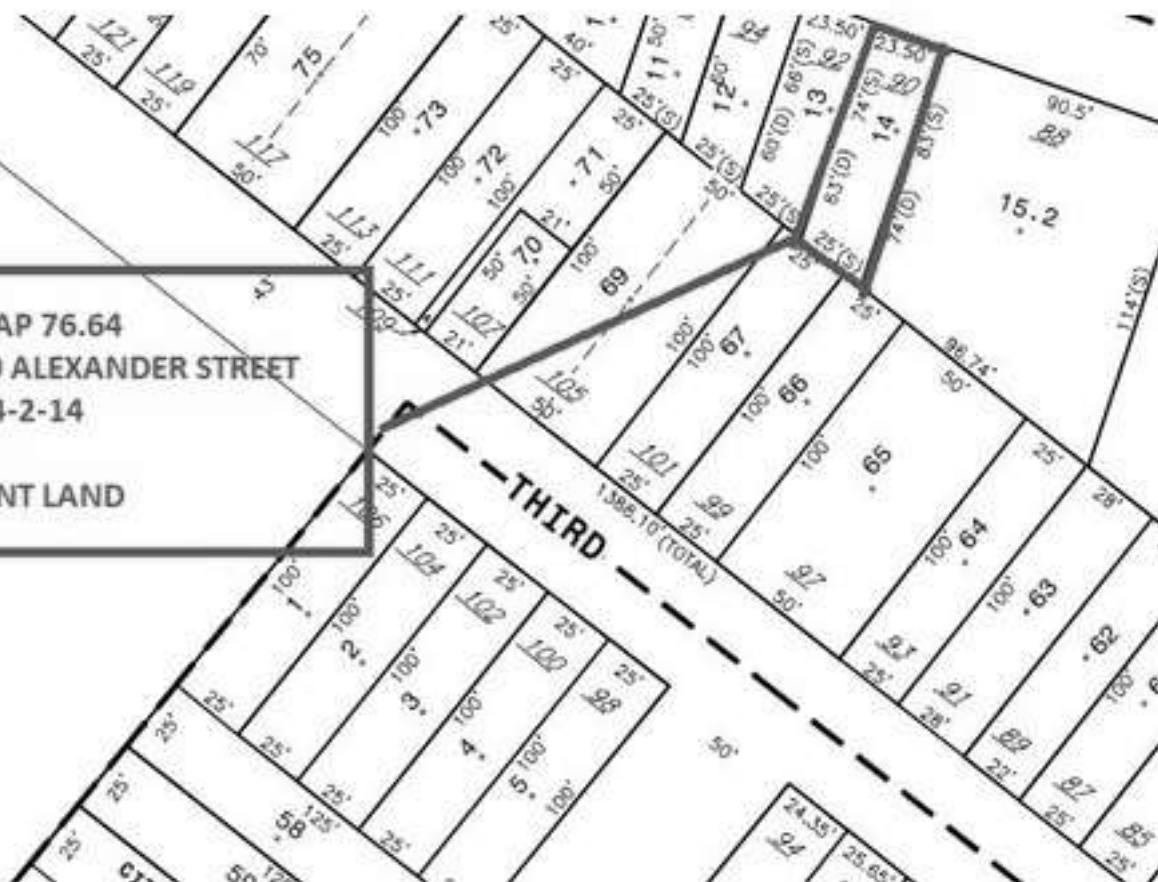
Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

6/25/2021, 6/26/2021, 6/27/2021, 6/28/2021, 6/29/2021

SECTION OF TAX MAP 76.64
CITY OF ALBANY-90 ALEXANDER STREET
TAX MAP NO. 76.64-2-14
CLASS CODE 311
RESIDENTIAL VACANT LAND



07/08/2021 10:02 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 1
| txtaxstm

PARCEL: 07606400020140000000

LOCATION: 90 ALEXANDER ST

OWNER:

ALEXA EQUITY HOLDINGS LL
89 ARMSTRONG AVE
STATEN ISLAND NY 10308

STATUS:

SQUARE FEET 0
LAND VALUATION 1,000
BUILDING VALUATION 0
EXEMPTIONS 0

TAXABLE VALUATION 1,000
INTEREST PER DIEM 2,364.52

LEGAL DESCRIPTION:

DEED DATE: BOOK/PAGE: INTEREST DATE: 07/08/2021

YEAR	TYPE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
INST	CHARGE					
2020	RE-E	3772				
1	ALBANY SCH		23.52	23.52	2.82	26.34
	5% PERCENT		1.18	1.18	.00	1.18
			24.70	24.70	2.82	27.52
2020	RE-1	6820				
1	ALBANY PRO		14.42	14.42	3.03	17.45
	5 PERCENT		7.39	7.39	.00	7.39
	ALBANY WAT		133.42	133.42	28.02	161.44
			155.23	155.23	31.05	186.28
			155.23	155.23	31.05	186.28
2019	RE-E	5354				
1	ALBANY SCH		23.07	23.07	5.54	28.61
	5% PERCENT		1.15	1.15	.00	1.15
	MAILING CH		1.00	1.00	.00	1.00
			25.22	25.22	5.54	30.76
			25.22	25.22	5.54	30.76
2019	RE-1	6054				
1	ALBANY PRO		14.43	14.43	4.76	19.19
	5 PERCENT		24.61	24.61	.00	24.61
	ALBANY WAT		133.04	133.04	43.90	176.94
	OTHER CHAR		344.82	344.82	113.79	458.61
	MAILING CH		1.00	1.00	.00	1.00
			517.90	517.90	162.45	680.35

07/08/2021 10:02
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

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txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
			517.90	517.90	162.45	680.35
2018	LIEN	44				
1	ALB SCH LN		26.96	26.96	8.36	35.32
			26.96	26.96	8.36	35.32
2018	LIEN	892				
1	ALB LIENS		155.03	155.03	69.76	224.79
			155.03	155.03	69.76	224.79
2017	RE-E	4076				
1	ALBANY SCH		23.17	23.17	11.12	34.29
	5% PERCENT		1.16	1.16	.00	1.16
	MAILING CH		1.00	1.00	.00	1.00
			25.33	25.33	11.12	36.45
			25.33	25.33	11.12	36.45
2017	RE-1	5891				
1	ALBANY PRO		14.51	14.51	8.27	22.78
	5 PERCENT		7.38	7.38	.00	7.38
	ALBANY WAT		133.00	133.00	75.81	208.81
			154.89	154.89	84.08	238.97
			154.89	154.89	84.08	238.97
2016	LIEN	762				
1	ALB LIENS		160.40	160.40	110.68	271.08
			160.40	160.40	110.68	271.08
2016	LIEN	1908				
1	ALB SCH LN		28.73	28.73	16.95	45.68
			28.73	28.73	16.95	45.68
2015	LIEN	952				
1	ALB LIENS		160.43	160.43	129.95	290.38
			160.43	160.43	129.95	290.38

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COUNTY OF ALBANY
Real Estate Tax Statement

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txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2015	LIEN	1392				
1	ALB SCH LN		34.71	34.71	25.34	60.05
			34.71	34.71	25.34	60.05
2014	RE-1	8487				
1	ALBANY PRO		18.04	18.04	16.78	34.82
	5 PERCENT		26.20	26.20	.00	26.20
	ALBANY WAT		133.04	133.04	123.73	256.77
	OTHER CHAR		372.87	372.87	346.77	719.64
	MAILING CH		1.00	1.00	.00	1.00
			551.15	551.15	487.28	1,038.43
			551.15	551.15	487.28	1,038.43
2014	LIEN	678				
1	ALB SCH LN		36.53	36.53	33.61	70.14
			36.53	36.53	33.61	70.14
2013	LIEN	835				
1	ALB SCH LN		37.49	37.49	23.24	60.73
			37.49	37.49	23.24	60.73
2013	LIEN	1678				
1	ALB LIENS		153.50	153.50	161.18	314.68
	TITLE SEAR		290.00	290.00	.00	290.00
			443.50	443.50	161.18	604.68
			443.50	443.50	161.18	604.68
2012	LIEN	1445				
1	ALB LIENS		153.80	153.80	179.95	333.75
			153.80	153.80	179.95	333.75
2012	LIEN	1689				
1	ALB SCH LN		36.75	36.75	27.20	63.95
	LEGAL CHAR		150.00	150.00	.00	150.00
			186.75	186.75	27.20	213.95
			186.75	186.75	27.20	213.95

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COUNTY OF ALBANY
Real Estate Tax Statement

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txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2011 1	LIEN ALB SCH LN	2013	33.93	33.93	33.25	67.18
			33.93	33.93	33.25	67.18
2011 1	LIEN ALB LIENS	3013	146.14	146.14	188.52	334.66
			146.14	146.14	188.52	334.66
2010 1	LIEN ALB SCH LN LEGAL CHAR	1335	38.03 150.00	38.03 150.00	37.27 .00	75.30 150.00
			188.03	188.03	37.27	225.30
			188.03	188.03	37.27	225.30
2010 1	LIEN ALB LIENS	1960	147.21	147.21	207.57	354.78
			147.21	147.21	207.57	354.78
2009 1	LIEN ALB SCH LN LEGAL CHAR	2264	33.86 100.00	33.86 100.00	37.25 .00	71.11 100.00
			133.86	133.86	37.25	171.11
			133.86	133.86	37.25	171.11
2008 1	LIEN ALB SCH LN	1629	31.35	31.35	38.25	69.60
			31.35	31.35	38.25	69.60
2007 1	LIEN ALB LIENS	543	15.92	15.92	28.18	44.10
			15.92	15.92	28.18	44.10
2007 1	LIEN ALB SCH LN	942	29.58	29.58	39.64	69.22
			29.58	29.58	39.64	69.22

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cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

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txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2006	LIEN	373				
1	ALB LIENS		15.87	15.87	29.99	45.86
			15.87	15.87	29.99	45.86
2006	LIEN	646				
1	ALB SCH LN		33.00	33.00	48.18	81.18
			33.00	33.00	48.18	81.18
2005	LIEN	466				
1	ALB SCH LN		48.42	48.42	76.50	124.92
			48.42	48.42	76.50	124.92
GRAND TOTALS			3,702.06	3,702.06	2,335.16	6,037.22

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

August 29, 2021 | 3:46 pm

COVID-19 Vaccines

On August 23, the FDA announced the full approval of the Pfizer-BioNTech vaccine for the prevention of COVID-19 disease in individuals age 16 and older. Read more.

[DETAILS >](#)

Department of State

Division of Corporations

Entity Information

[Return to Results](#)[Return to Search](#)

Entity Details

ENTITY NAME: JAMALAYE AUTO CORP.	DOS ID: 2593138
FOREIGN LEGAL NAME:	FICTITIOUS NAME:
ENTITY TYPE: DOMESTIC BUSINESS CORPORATION	DURATION
	DATE/LATEST DATE OF DISSOLUTION:
SECTION OF LAW: 402 BCL - BUSINESS CORPORATION LAW	ENTITY STATUS: Active
DATE OF INITIAL DOS FILING: 01/11/2001	REASON FOR STATUS:
EFFECTIVE DATE INITIAL FILING: 01/11/2001	INACTIVE DATE:
FOREIGN FORMATION DATE:	STATEMENT STATUS: PAST DUE DATE
COUNTY: Albany	NEXT STATEMENT DUE DATE: 01/31/2015
JURISDICTION: New York, United States	NFP CATEGORY:

[ENTITY DISPLAY](#)[NAME HISTORY](#)[FILING HISTORY](#)[MERGER HISTORY](#)[ASSUMED NAME HISTORY](#)

Service of Process Name and Address

Name: THE CORPORATION**Address:** 144 CATHERINE STREET, ALBANY, NY, United States, 12202

Chief Executive Officer's Name and Address

Name: ALY DIAO**Address:** 84 ALEXANDER ST, ALBANY, NY, United States, 12202

Principal Executive Office or Owner Name and Address

Name:**Address:**

Registered Agent Name and Address

Name:**Address:**

Entity Primary Location Name and Address

Name:**Address:**

Farmcorpflag

Is The Entity A Farm Corporation: No

Stock Information

Share Value

Number Of Shares

Value Per Share



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

August 30, 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 July 16, 2021 and ending August 16, 2021 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 144 Broad Street located in the City of Albany was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 144 Broad Street to the sole bidder Eric Opuana. The submission made by Eric Opuana 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

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-2697, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

REQUESTING LEGISLATIVE ACTION TO CONVEY PROPERTY LOCATED IN THE CITY OF ALBANY 144 BROAD STREET PER A SEALED BID PROCESS

Date:	August 31, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael McLaughlin

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 July 16 until August 16th, 2021.

Authorization is requested to convey property located in the City of Albany, 144 Broad Street, Tax Map No. 76.73-3-42 to Eric Opuana. , 430 Clinton Avenue, Albany, NY 12206 for \$3,000.00 . Eric Opuana 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.

Eric Opuana has deposited the full amount of the bid offered \$3,000 by certified funds with the Albany County Division of Finance.

A review of property owned by Eric Opuana indicates there are no outstanding taxes or code violations against this property.

The following shall be the responsibility of Eric Opuana. and is requested to be stated in the resolution:

All closing costs.

All real estate taxes (Property or School), water and sewer bills, municipal charges or fees not in the collection process of the Albany County Division of Finance at the date of closing are the responsibility of Eric Opuana to pay.

Albany County Legislative Resolution No. 29 of 2019
SEALED BID
BIDDER SUBMISSION FORM

127,520

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)
mangos 65 65 @ 1 cloud

ANY QUESTIONS CONCERNING THIS FORM CAN BE EMAILED TO
BIDINFO@ALBANYCOUNTYNY.GOV

PROPERTY INFORMATION AND BID AMOUNT OFFERED

COUNTY USE ONLY

PROPERTY INFORMATION

Property Address: 144 BROAD STREET

Municipality: CITY OF ALBANY

Tax map No: 76.73-3-42

Description: THREE FAMILY RESIDENCE

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: \$ 3,000.00

BIDDER INFORMATION - CONTACT AND DEED INFORMATION

*Bidder Name: ERIC Opuana

*As it will appear on County deed

Address: 430 Clinton ave albany NY 12206

Phone: 518 269 2369 Email: monqos6565@icloud.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: _____ Date incorporated: _____

Authorized to do business in New York State? ☐ Yes ☒ No

☐ Sole Proprietorship

Name of Sole Proprietor: _____

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.

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

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):

I am writing this letter in reference to the property located at 144 Broad Street in the City of Albany, I would like to put in an offer of 3,000,00 for this property, as I would like to rehabilitate it and rent it out to benefit local tenant for ~~an~~ a affordable price, I have a strong track record of renovating properties in Albany, and will rehabilitate this property so that it meets all the provisions of the City and County housing codes.

I invite you to review the rehabilitation plan for the property, that I would like to make it beneficial to the community.

I respectfully invite you to consider my application for the purchase of this property. Should you have any questions please contact me at 518 269 2369. I look forward to our collaboration and thank you for your time and consideration.

Thanks

ERIC Opuana

GENERAL COST ESTIMATE

Complete this section if bidding on a BUILDING

Estimated MATERIAL Cost: \$ 70,000 Estimated LABOR Cost: \$ 57,500

Total: \$ 127,500.00

Complete this section if bidding on a VACANT LOT

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0

Explanation of costs:

- New roof 12,000.00,
- Complete internal restoration and clean up 8,000.00
- Framing and replacing insulation as well as an entire drywalling for 25,000.00
- Installing new doors and windows for 8,500.00
- Painting both the exterior and interior of the property 6,000.00
- plumbing work as well ~~and~~ as installation of new heating ~~and~~ system 22,000.00
- Electrical work on the entire property 17,000.00
- New flooring for 26,000.00 including tiling
- Back yard landscaping 3,000.00
- Labor cost for the entire restoration:

CERTIFICATE OF WITHDRAWAL

(Real Property Tax Law, §1138 (subds.1, 2 and 3))

INDEX NO. 2471-14

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 August 13, 2014 covering the City of Albany in Albany County:

PARCEL No. 2471-14-0002368
 OWNER(S) Elisa Troche Jackson
 ADDRESS 144 Broad Street
City of Albany
 TAX MAP No. 09609300030420000000

RECEIVED
 2016 NOV 29 PM 2:57
 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.

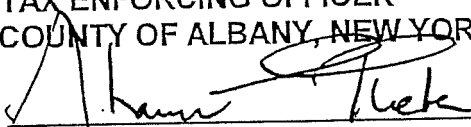
The facts which render said parcel eligible for withdrawal from said proceeding are as follows: possible environmental concerns

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: November 27, 2018

TAX ENFORCING OFFICER
COUNTY OF ALBANY, NEW YORK, TAX DISTRICT


SHAWN A. THELEN, Albany County
Commissioner of Management and Budget



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality - Albany

Address of Property – 144 Broad Street

Tax Map Number-76.73-3-42

Property Description-Three Family Residence

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Eric Opuana

City of Albany-220 Myrtle Avenue

CODE ENFORCEMENT INFORMATION

There are no outstanding violations-Verified City of Albany Code Enforcement Officer 8/30/2021

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 8/30/2021

COUNTY FORECLOSURE INFORMATION

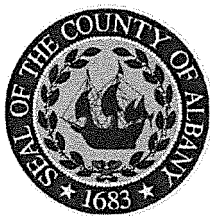
Not Applicable as properties were never delinquent

Signed  ---

ANTHONY DILELLA

Property Manager

DATE----August 30, 2021



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

Brad Glass
Director
City of Albany
Department of Planning and Development
200 Henry Johnson Boulevard
Albany, New York 12210

Director Glass,

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 144 Broad Street in the City of Albany. Provided an appropriate bid is received and that bid gains passage in the County Legislature, we will convey tax map parcel number 76.73-3-42 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 Albany has any objection.

Best,

Mike McLaughlin
Director of Policy and Research

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

Fax:

Email: Jeff.Neal@albanycountyny.gov

Order Source

Phone

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**

Times Union, Full

Inserts

5

Placement

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

timesunion.com, Full

Inserts

5

Placement

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

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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

07/08/2021 09:09 | COUNTY OF ALBANY
cmurray | Real Estate Tax Statement

| P 1
| txtaxstm

PARCEL: 07607300030420000000

LOCATION: 144 BROAD ST

OWNER:
JACKSON ELISA TROCHE
2552 FAWN RDG
CASTLETON NY 12033

STATUS:
SQUARE FEET 0
LAND VALUATION 25,000
BUILDING VALUATION 0
EXEMPTIONS 0
TAXABLE VALUATION 25,000
INTEREST PER DIEM 10,728.52

LEGAL DESCRIPTION:

DEED DATE: BOOK/PAGE: INTEREST DATE: 07/31/2021

YEAR	TYPE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
INST	CHARGE					
2020	RE-E	5442				
1	ALBANY SCH		587.94	587.94	70.55	658.49
	5% PERCENT		29.40	29.40	.00	29.40
			617.34	617.34	70.55	687.89
2020	RE-1	6589				
1	ALBANY PRO		360.58	360.58	75.72	436.30
	5 PERCENT		32.66	32.66	.00	32.66
	ALBANY WAT		161.23	161.23	33.86	195.09
	OTHER CHAR		131.38	131.38	27.59	158.97
			685.85	685.85	137.17	823.02
			685.85	685.85	137.17	823.02
2019	RE-E	4036				
1	ALBANY SCH		576.73	576.73	138.42	715.15
	5% PERCENT		28.84	28.84	.00	28.84
	MAILING CH		1.00	1.00	.00	1.00
	LEGAL CHAR		225.00	225.00	.00	225.00
			831.57	831.57	138.42	969.99
			831.57	831.57	138.42	969.99
2019	RE-1	7081				
1	ALBANY PRO		360.82	360.82	119.07	479.89
	5 PERCENT		47.71	47.71	.00	47.71
	ALBANY WAT		160.76	160.76	53.05	213.81
	OTHER CHAR		432.60	432.60	142.76	575.36
	MAILING CH		1.00	1.00	.00	1.00
			1,002.89	1,002.89	314.88	1,317.77

07/08/2021 09:09
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

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txtaxstm

YEAR INST	TYPE CHARGE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
			1,002.89	1,002.89	314.88	1,317.77
2018	LIEN	366				
1	ALB SCH LN		649.96	649.96	201.49	851.45
			649.96	649.96	201.49	851.45
2018	LIEN	1248				
1	ALB LIENS		1,193.08	1,193.08	536.89	1,729.97
			1,193.08	1,193.08	536.89	1,729.97
2017	LIEN	1195				
1	ALB SCH LN		649.83	649.83	266.43	916.26
			649.83	649.83	266.43	916.26
2017	LIEN	1823				
1	ALB LIENS		1,116.96	1,116.96	636.67	1,753.63
	LEGAL CHAR		225.00	225.00	.00	225.00
			1,341.96	1,341.96	636.67	1,978.63
			1,341.96	1,341.96	636.67	1,978.63
2016	LIEN	1019				
1	ALB LIENS		825.94	825.94	569.90	1,395.84
	LEGAL CHAR		150.00	150.00	.00	150.00
			975.94	975.94	569.90	1,545.84
			975.94	975.94	569.90	1,545.84
2016	LIEN	1992				
1	ALB SCH LN		694.40	694.40	409.70	1,104.10
			694.40	694.40	409.70	1,104.10
2015	LIEN	1017				
1	ALB LIENS		1,162.94	1,162.94	941.98	2,104.92
			1,162.94	1,162.94	941.98	2,104.92

07/08/2021 09:09
cmurray

COUNTY OF ALBANY
Real Estate Tax Statement

P 3
txtaxstm

YEAR INST	TYPE CHARGE	BILL LN	BILLED	PRIN DUE	INT DUE	TOTAL DUE
2015	LIEN	1459				
1	ALB SCH LN		667.29	667.29	487.12	1,154.41
			667.29	667.29	487.12	1,154.41
2014	RE-1	7975				
1	ALBANY PRO		693.73	693.73	645.17	1,338.90
	5 PERCENT		65.97	65.97	.00	65.97
	ALBANY WAT		238.94	238.94	222.21	461.15
	OTHER CHAR		386.78	386.78	359.71	746.49
	MAILING CH		1.00	1.00	.00	1.00
			1,386.42	1,386.42	1,227.09	2,613.51
			1,386.42	1,386.42	1,227.09	2,613.51
2014	LIEN	998				
1	ALB SCH LN		1,367.18	1,367.18	1,257.81	2,624.99
	LEGAL CHAR		150.00	150.00	.00	150.00
			1,517.18	1,517.18	1,257.81	2,774.99
			1,517.18	1,517.18	1,257.81	2,774.99
2013	LIEN	1173				
1	ALB SCH LN		1,441.67	1,441.67	893.84	2,335.51
			1,441.67	1,441.67	893.84	2,335.51
2013	LIEN	1913				
1	ALB LIENS		2,358.49	2,358.49	2,476.41	4,834.90
	LEGAL CHAR		150.00	150.00	.00	150.00
	MAIL CHARG		25.00	25.00	.00	25.00
	TITLE SEAR		290.00	290.00	.00	290.00
			2,823.49	2,823.49	2,476.41	5,299.90
			2,823.49	2,823.49	2,476.41	5,299.90
GRAND TOTALS			17,641.81	17,641.81	10,566.35	28,208.16

PARTIAL PAYMENTS ARE NOT ACCEPTED WITHOUT AN INSTALLMENT AGREEMENT
IF ANY PARCEL REMAINS SUBJECT TO ONE OR MORE DELINQUENT TAX LIENS,

07/08/2021 09:09
 cmurray

COUNTY OF ALBANY
 Real Estate Tax Statement

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 txtaxstm

YEAR	TYPE	BILL	BILLED	PRIN DUE	INT DUE	TOTAL DUE
INST	CHARGE					

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

August 30, 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 July 16, 2021 and ending August 16, 2021 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. Properties known as 148 and 150 South Hawk Street located in the City of Albany was listed as part of this process.

Legislative authorization is requested to approve the conveyance of 148 and 150 South Hawk Street to the sole bidder Jamalaye Auto Corp.. The submission made by Jamalaye Auto Corp 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

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-2698, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

REQUESTING LEGISLATIVE ACTION TO CONVEY PROPERTIES LOCATED IN CITY OF ALBANY
148 AND 150 SOUTH HAWK STREET PER A SEALED BID PROCESS

Date:	August 31, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael McLaughlin

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 July 16 until August 16th, 2021.

Authorization is requested to convey properties located in the City of Albany, 148 and 150 South Hawk Street, Tax Map No. 76.55-2-55 and 76.55-2-56 to Jamalaye Auto Corp. , 144 Catherine Street, Albany, NY 12202 for \$5,500 . Jamalaye Auto Corp was the sole bidder on these properties and their submission indicates a detailed plan to rehabilitate this tax delinquent property which intern will benefit the community.

Jamalaye Auto Corp. has deposited the full amount of the bid offered \$5,500 by certified funds with the Albany County Division of Finance.

A review of property owned by Jamalaye Auto Corp. indicates there are no outstanding taxes or code violations against these properties.

The following shall be the responsibility of Jamalaye Auto Corp. and is requested to be stated in the resolution:

All closing costs.

All real estate taxes (Property or School), water and sewer bills, municipal charges or fees not in the collection process of the Albany County Division of Finance at the date of closing are the responsibility of Jamalaye Auto Corp. to pay.

ROBERT E. RUGGERI
ATTORNEY-AT LAW

Tel: 518/423-9755
Fax: 518/377-4646 (not for service of legal papers)
robert.ruggeri.esq@outlook.com

1846 Union Street
Niskayuna, N.Y. 12309
*Also admitted in the District of Columbia

August 13, 2021

BY EMAIL sealedbid@albanycountyny.gov

Albany County Division of Finance
112 State Street, Room 1340
Albany, New York 12207

Re: **Sealed bid for 148-150 S Hawk Street, Albany, NY 12202**

Dear Sir/Madam:

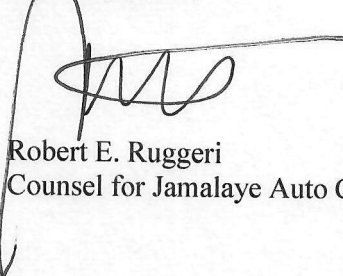
I represent *pro bono* Jamalaye Auto Corp. , a long-time successful, minority-owned, auto sales and service facility located at 144 Catherine Street.

Enclosed please find its executed Sealed Bid for the above-referenced parcel.

If you have any questions or require any further information, please contact me directly at (518) 423-9755 or robert.ruggeri.esq@outlook.com.

Thanking you in advance for your assistance and cooperation in this matter.

Sincerely yours,



Robert E. Ruggeri
Counsel for Jamalaye Auto Corp.

Cc: Mr. Aly Diao

BIDDER INFORMATION - CONTACT AND DEED INFORMATION

*Bidder Name: Jamalaye Auto Corp.

*As it will appear on County deed

Address: 144 Catherine Street, Albany, NY 12202

Phone: (518) 423-9755

Email: robert.ruggeri.esq@outlook.com

Preferred method of contact: ☐ Phone ☒ Email

TYPE OF ENTITY

☐ Individual

☒ Corporation

Incorporated in what state: New York

Date incorporated: 1997

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: 148 AND 150 S HAWK STREET

Municipality: CITY OF ALBANY

Tax map No: 76.55-2-55 AND 56

Description: VACANT LAND IN INDUSTRIAL 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: \$ 5,500.00

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):

SEE ATTACHED SHEET

**ATTACHMENT TO PAGE 9
BID SUBMISSION FOR 148-150 SO. HAWK ST., ALBANY, NY
BY JAMALAYE AUTO CORP.**

The following explains how the Bidder's purchase and use of this parcel will benefit the immediate community:

Jamalaye Auto Corp. ["Jamalaye"] is a long-time successful, minority-owned, auto sales and service facility located at 41-47 S Hawk Street. (Its mailing address is 144 Catherine Street.) Jamalaye has been operated in the South End neighborhood for decades by Aly Diao, an immigrant and successful businessman from Senegal. He owns a state-licensed auto repair facility, a used car dealership, and a body and paint shop. Jamalaye was based on lower Catherine Street 2 decades ago and later at 86 Alexander St.

Jamalaye currently operates out of a large, very well-maintained building that it owns at the corner of Catherine and S Hawk Streets. In addition, Mr. Diao also owns a large storage building for auto parts at 94 3rd Ave. (Mr. Diao's daughter operates Maloum Auto Sales in a separate rented building at 142 Catherine St. His *other* daughter owns and operates Dakar Auto Sales on Sheridan Ave.)

Therefore, Jamalaye and its owner have shown a real commitment to doing business in the South End in particular and to Albany in general.

Jamalaye employs a dozen local employees and has been eagerly trying to hire more. It also, on its own initiative as a public service, trains local high-school students to become auto mechanics. It currently is training six high school students in a free after-school auto shop program that it has established. (It has to turn away many more students due to a lack of space. If Jamalaye can ultimately purchase the building at 88 Alexander St., it can expand that important program.)

Jamalaye's business is bustling and it's currently bursting at the seams at its current locations. It desperately needs space for parking the cars of its employees and customers. Jamalaye has enough space in front of its building to accommodate customers or vendors who briefly drop in for a few minutes. But it needs space for customers' cars awaiting repair. It also needs space as a satellite lot for cars awaiting sale or delivery. And it needs space for its employees' cars.

The lot at 148-150 S Hawk is perfect for that purpose. It is only a few doors away from Jamalaye's building. The lot can accommodate all Jamalaye's employees' cars; customers' cars awaiting repair; and finished cars awaiting sale and delivery.

Most importantly, using the lot in question will benefit the immediate neighborhood even more:

The lot will relieve all the current overcrowding and double parking at the corner of Catherine Street that chokes off traffic on that busy thoroughfare. No longer will customers (against Jamalaye's wishes and instructions) double-park on Catherine St. for short periods. Once the employees' cars; the inventory of cars for sale; and customers' cars awaiting repair are parked in the 148-150 S Hawk St. lot, the corner of Catherine and S Hawk will improve.

There will be spots available for the neighbors and residents to park on the street. Traffic can move more easily. The parking overcrowding will be eliminated. Unsightly cars needing repair, or in mid-repair, will be parked behind clean, white vinyl fencing. No longer will the parcel be an unkempt and unsightly vacant lot.

The character and appearance of the neighborhood will be improved. These are industrial properties on S Hawk and Catherine Streets and businesses should be supported. But selling this parcel to Jamalaye will be a win-win: the business will be able to more efficiently park cars and conduct its business. And the neighboring residents will have a more sightly and spacious environment with a usable parking situation that works for them. The residents deserve all that.

And, moreover, a local business will be returning a parcel to the tax rolls.

Therefore, Jamalaye is again ready to invest here, as it has at its other locations in the South End, to return a parcel to the tax rolls while enhancing the neighborhood and making it easier for residents to park. And, more indirectly, Jamalaye's continued growth with increased opportunities for employment and training, customer service, and profitability all will continue to redound to the community's benefit.

GENERAL COST ESTIMATE

Complete this section if bidding on a **BUILDING**

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0

Complete this section if bidding on a **VACANT LOT**

Estimated MATERIAL Cost: \$ 6,000 Estimated LABOR Cost: \$ 2,000

Total: \$ 8000

Explanation of costs:

SEE ATTACHED SHEET

ATTACHMENT TO PAGE 10
BID SUBMISSION FOR 148-150 S HAWK ST., ALBANY, NY
BY JAMALAYE AUTO CORP.

EXPLANATION OF COSTS FOR IMPROVING VACANT LOT

As a long-time neighbor on S Hawk Street, Jamalaye is determined to improve both the appearance and the usage of this currently vacant lot. Jamalaye will erect an **attractive white vinyl fence** along the street frontage (some 54 feet) and the two sides (some 90 ft. each). Aside from permit fees, Jamalaye estimates the following costs:

Fencing

Material

The cost of the fencing material is **\$3,000**.

The fencing will consist of forty 6' x 6' panels to cover the 234 feet in question.

Each panel costs \$75.00 at Lowe's. (\$78.00 at Home Depot).

Labor

Jamalaye may assign a few of its own employees who have construction experience to erect the vinyl fencing.

In the alternative, it may retain a contractor to carry out the installation. It has informally consulted with several small contractors who estimate that they can erect the fencing for **\$2,000**.

Gravel

Jamalaye will temporarily park its employees' and customer cars on the lot on a daily basis. There will be no long-term parking. No repairs will be carried out on the property. No junk cars or "parts cars" will be parked there.

Jamalaye will need to grade with gravel. It intends to use its own employees for the labor although if they are too busy it will use a contractor for the work.

Approximately 3,000 sq. ft. of the lot will be utilized. At a cost for gravel of approximately \$1/sq ft., the materials will be **\$3,000** for the gravel.

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

ATTACHMENT TO PAGE 11
BID SUBMISSION FOR 148-150 S HAWK ST., ALBANY, NY
BY JAMALAYE AUTO CORP.

ALBANY COUNTY PROPERTIES OWNED BY JAMALAYE AUTO CORP.

<u>Address</u>	<u>Type</u>	<u>Date Acquired</u>
141 S Hawk St., Albany, NY 12202	Industrial building	Jan. 2015
143 S Hawk St., Albany, NY 12202	"	"
147 S Hawk St., Albany, NY 12202	"	"
94- 3 rd Ave., Albany, NY (Owned by Aly Diao, shareholder and President of Jamalaye Auto Corp.)	Warehouse	2012

BIDDER CERTIFICATION (PLEASE READ CAREFULLY BEFORE SIGNING)

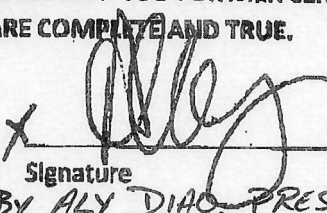
I HEREBY CERTIFY THAT:

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 through 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 responsibility 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.

Jamalaye Auto Corp.

Applicant Name (Print)

X  Signature

BY ALY DIAO, PRESIDENT

Date

8/13/21

n/a
Co-Applicant Name (Print)

Signature

Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: AUGUST 16, 2021 12 NOON

CERTIFICATE OF WITHDRAWAL

(Real Property Tax Law, §1138 (subds. 1, 2 and 3))

Albany County Clerk
Document Number 11484461
Rcvd 09/27/2013 12:15:32 PM



INDEX NO. 9130-08

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 JAN 6, 2009 covering the City of Albany in Albany County:

PARCEL No. 9130-08 - 0001717

OWNER(S) RAFAEL MARTINEZ

ADDRESS 148 S HAWK ST

City of Albany

TAX MAP No. 076 0550002 0550000000

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 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: 9/29, 20 13

**TAX ENFORCING OFFICER
COUNTY OF ALBANY, NEW YORK, TAX DISTRICT**



DAVID J. FRIEDFEL, Albany County
Commissioner of Management and Budget

CERTIFICATE OF WITHDRAWAL

(Real Property Tax Law, §1138 (subds.1, 2 and 3))

Albany County Clerk
Document Number 11484462
Rcvd 09/27/2013 12:15:37 PM



INDEX NO. 9130-08

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 JAN 6, 20 09 covering the City of Albany in Albany County:

PARCEL No. 9130-08-0001718

OWNER(S) RAFAEL MARTINEZ

ADDRESS 150 S HAWK ST

City of Albany

TAX MAP No. 076 055 0002 056 000 0000

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: _____

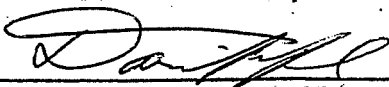
possible Environmental Concerns

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: 9/24, 20 13

**TAX ENFORCING OFFICER
COUNTY OF ALBANY, NEW YORK, TAX DISTRICT**



DAVID J. FRIEDFEL, Albany County
Commissioner of Management and Budget



**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 ALBANY NY

Total Number of Checks: 1

Total Amount of Checks: \$5,500.00

Total Amount of Cash: \$0.00

Total Deposit: \$5,500.00

<u>ORG</u>	<u>OBJECT</u>	<u>PROJECT</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
A	00690		148 & 150 S HAWK - Jamalaye Auto Corp	\$ 5,500.00
			SEALED BID 7-16 THRU 8-16	\$
				\$
				\$
			Paid by:	\$
			Jamalaye Auto Corp	\$
			144 Catherine Street	\$
			Albany NY 12202	\$

THIS DOCUMENT HAS A TRUE WATERMARK. ABSENCE OF THIS FEATURE WILL INDICATE A COPY.

123847 / M 3874595

**Community
Bank N.A.**

CASHIER'S CHECK 49-55
1031

2407206

Date: 8/30/21

Branch: 0360

FOR: 148-150 S HAWK

**PAY
TO THE
ORDER OF**

FIVE THOUSAND FIVE HUNDRED DOLLARS AND 00/100

\$*****5,500.00*

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

0213
PAYABLE THROUGH
BOKF, NA
EUFAULA, OK

Shamra Pann



DEPARTMENT OF MANGEMENT AND BUDGET

Purchaser Review

PROPERTY INFORMATION

Municipality - Albany

Address of Property – 148,150 South Hawk Street

Tax Map Number-76.55-2-55 & 56

Property Description- Vacant Land in Industrial Area

BIDDER NAME AND PROPERTIES OWNED BY BIDDER

Purchaser- Jamalaye Auto Corp

City of Albany-141,143 and 147 S Hawk Street, 94 Third Ave

CODE ENFORCEMENT INFORMATION

There are no outstanding violations-Verified City of Albany Code Enforcement Officer 8/30/2021

DELINQUENT TAX INFORMATION

No delinquent taxes-Verified with Albany County Tax Records Supervisor 8/30/2021

COUNTY FORECLOSURE INFORMATION

Not Applicable as properties were never delinquent

Signed

ANTHONY DILELLA

Property Manager

DATE----August 30, 2021



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

June 11, 2021

Brad Glass
Director
City of Albany
Department of Planning and Development
200 Henry Johnson Boulevard
Albany, New York 12210

Director Glass,

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 two parcels located at 148 and 150 South Hawk Street in the City of Albany. Provided an appropriate bid is received, and that bid gains passage in the County Legislature, we will convey tax map parcels 76.55-2-55 and 76.55-2-56 to a private entity.

We view this transaction as beneficial to both County and City residents since it will put potentially environmentally problematic, tax delinquent and blighted 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 Albany has any objection.

Best,

Mike McLaughlin
Director of Policy and Research

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

707 Third Street

Map No.65.21-1-76

148 S Hawk Street

Map No. 76.55-2-55

150 S Hawk Street

Map No. 76.55-2-56

Town of Rensselaerville

129 CR 354 Map No. 180.-2-32

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

Dated: June 17 and June 24, 2021

Albany, New York

EV 6/17, 6/24/21

TIMES UNION

timesunion.com

Order Confirmation

Ad Order Number 0004163954	Customer Account 040365006
Sales Rep. duquett	Customer Information ALBANY COUNTY DEPT OF FINANC 112 STATE ST ALBANY NY 122072019 USA
Order Taker duquett	
Ordered By Email - Anthony DiLella	Phone: 5184474912
Order Source E-mail	Fax: Email: Anthony.DiLella@albanycounty ny.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

707 Third Street Map No.65.21-1-76

148 S Hawk Street Map No. 76.55-2-55

150 S Hawk Street Map No. 76.55-2-56

Town of Rensselaerville

129 CR 354 Map No. 180.-2-32

ALBANY COUNTY DEPARTMENT OF MANAGEMENT AND BUDGET

Dated: 6/17/2021, 6/18/2021, 6/19/2021, 6/20/2021, and 6/21/2021

Albany, New York

TU 5T (0004163954)

Ad Cost

\$287.96

Payment Amt

\$0.00

Amount Due

\$287.96

Blind Box

Materials

Invoice Text

Disposition Plan

Ad Number

0004163954-01

External Ad

Pick Up Number

Ad Type

120 Legal Liner

Ad Size

3 X 27 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

6/17/2021, 6/18/2021, 6/19/2021, 6/20/2021, 6/21/2021

Product and Zone

timesunion.com, Full

Inserts

5

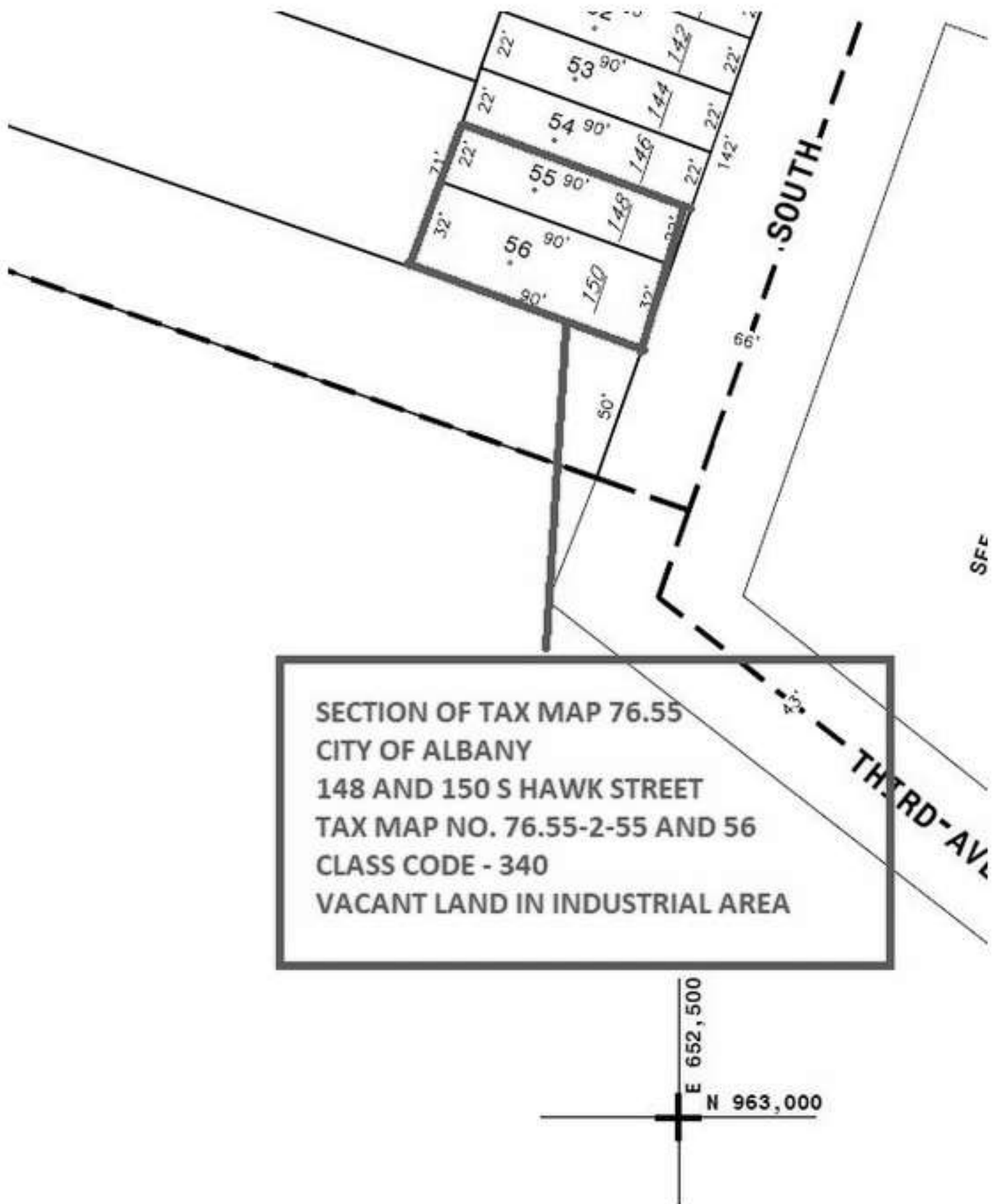
Placement

Legals

Note: Retail Display Ads May Not End in Identified Placement

Run Dates

6/17/2021, 6/18/2021, 6/19/2021, 6/20/2021, 6/21/2021



August 29, 2021 | 3:46 pm

COVID-19 Vaccines

On August 23, the FDA announced the full approval of the Pfizer-BioNTech vaccine for the prevention of COVID-19 disease in individuals age 16 and older. Read more.

[DETAILS >](#)

Department of State Division of Corporations

Entity Information

[Return to Results](#)[Return to Search](#)Entity Details

ENTITY NAME: JAMALAYE AUTO CORP.	DOS ID: 2593138
FOREIGN LEGAL NAME:	FICTITIOUS NAME:
ENTITY TYPE: DOMESTIC BUSINESS CORPORATION	DURATION
	DATE/LATEST DATE OF DISSOLUTION:
SECTION OF LAW: 402 BCL - BUSINESS CORPORATION LAW	ENTITY STATUS: Active
DATE OF INITIAL DOS FILING: 01/11/2001	REASON FOR STATUS:
EFFECTIVE DATE INITIAL FILING: 01/11/2001	INACTIVE DATE:
FOREIGN FORMATION DATE:	STATEMENT STATUS: PAST DUE DATE
COUNTY: Albany	NEXT STATEMENT DUE DATE: 01/31/2015
JURISDICTION: New York, United States	NFP CATEGORY:

[ENTITY DISPLAY](#)[NAME HISTORY](#)[FILING HISTORY](#)[MERGER HISTORY](#)[ASSUMED NAME HISTORY](#)

Service of Process Name and Address

Name: THE CORPORATION**Address:** 144 CATHERINE STREET, ALBANY, NY, United States, 12202

Chief Executive Officer's Name and Address

Name: ALY DIAO**Address:** 84 ALEXANDER ST, ALBANY, NY, United States, 12202

Principal Executive Office or Owner Name and Address

Name:**Address:**

Registered Agent Name and Address

Name:**Address:**

Entity Primary Location Name and Address

Name:**Address:**

Farmcorpflag

Is The Entity A Farm Corporation: No

Stock Information

Share Value

Number Of Shares

Value Per Share



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

September 2, 2021

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

Dear Chairman Joyce:

Resolution No. 435 of 2019 authorized the conveyance of tax foreclosed property located in the Town of Bethlehem known as Van Wies Road to the family of the deceased owner.

Due to several issues, the closing of this property did not occur within 60 Days of this resolution being certified as required by the "Albany County Disposition Plan".

I am requesting the Albany County Legislature to grant an extension of 60 days and amend Resolution No. 435 of 2019 to allow the closing of this property.

Sincerely Yours,

M. David Reilly, Jr

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-2701, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

Requesting Legislative Action to Grant an 60 Day Extension to Convey Tax Foreclosed Property and Amend Resolution No. 435 of 2019

Date:	September 2, 2021
Submitted By:	David Reilly
Department:	Management and Budget
Title:	Commissioner
Phone:	518-447-7040
Department Rep.	Anthony DiLella
Attending Meeting:	David Reilly/Michael McLaughlin

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) Grant Extension of Property Closing

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)

ABL Resolution No. 435 of October 15, 2019 authorized the conveyance of tax foreclosed property located in the Town of Bethlehem known as Van Wies Point (Tax map no. 110.2-1-3.2) pursuant to the Last Will and Testament of George Mathai Kolath for \$106,985.03 to his wife Annie M. Kolath and his children Thomas, Alexander, Diana and Victoria.

Annie M. Kolath has recently placed \$35,233.23 on deposit towards the purchase price for this conveyance and is requesting additional time to close the sale of this property. Due to this occurrence an legislative request is being made for a 60-day extension.

To clarify the financial responsibility of Annie M Kolath at the time of the property closing the following amendment to ABL resolution No. 435 of 2019 is being requested:

All closing costs

Any additional interest and penalties at the rate of 12% per annum computed to the date upon which the conveyance back of said property is made by the County that have accrued on the delinquent taxes for this property

The recoupment of all out-of-pocket costs and expenses incurred by the County in connection with said property following the date of its foreclosure "in rem" by the County including, but not limited to, real property and school taxes, special assessments, municipal fees and charges, and maintenance and repairs.

Law Offices of Joseph L. Manson III

Joseph L. Manson III, Esq.
600 Cameron St.
Alexandria, Va. 22314

September 2, 2021

VIA EMAIL

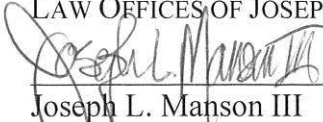
Hon. Daniel P. McCoy
Albany County Executive
112 State Street, 12th Floor
Albany, NY 12207

Re: Transfer of Property on Van Wies Point Road in Bethlehem to Shiloh Trust, Annie Kolath Grantor

Dear Mr. McCoy:

Please consider this letter a formal request by Annie Kolath, Grantor and Trustee of the Shiloh Trust, for an extension until October 30, 2021 to close the transfer of the property on Van Wies Point Road in Bethlehem to the Shiloh Trust. Please let me know if you need any further information. Thank you for your continuing cooperation in this matter.

Respectfully Submitted,

LAW OFFICES OF JOSEPH L. MANSON III


Joseph L. Manson III
600 Cameron St.
Alexandria, VA 22314
Phone: 202-674-1450
Email: jmanson@jmansonlaw.com
*Counsel for Annie Kolath, Grantor and Trustee of
the Shiloh Trust*

THIS CHECK IS VOID WITHOUT A TEAL BACKGROUND, MICROPRINT SIGNATURE LINES, A TRUE WATERMARK AND VISIBLE PLUS INVISIBLE FLUORESCENT FIBERS

Fulton Bank NA

1000671056

60-142
313

CASHIER'S CHECK

CHECK DATE

AMOUNT

July 19, 2021

\$35,233.23

PAY

Thirty Five Thousand Two Hundred Thirty Three Dollars and Twenty Three Cents

TO THE
ORDER
OF

**ALBANY COUNTY DIRECTOR OF FINANCE
TAX MAP ID: 110.2-1-3.2 & 110.2-1-3.20**

REMITTER THOMAS G MOTTACKAL

Thomas G. Mottackal

MP

MP

RESOLUTION NO. 435

**AUTHORIZING THE CONVEYANCE OF A PARCEL OF REAL PROPERTY
KNOWN AS VAN WIES POINT ROAD (TAX MAP NO. 110.2-1-3.2) LOCATED
IN THE TOWN OF BETHLEHEM**

Introduced: 10/15/19

By Audit and Finance Committee:

WHEREAS, The County of Albany has acquired, through in rem foreclosure, title to a parcel of real property in the Town of Bethlehem known as Van Wies Point Road (Tax Map No. 110.2-1-3.2), and

WHEREAS, Pursuant to the Last Will and Testament of Mathai Kolath George, the immediate former owner, the parcel was to be distributed in one-half (1/2) interest to Annie M. Kolath (formerly Annie M. George), and one-half (1/2) interest to his surviving children, Thomas M. Kolath (formerly Thomas K. George), Alexander M. Kolath (formerly Alexander K. George), Diana M. Kolath (formerly Diana K. George) and Victoria M. Kolath (formerly Victoria K. George), and

WHEREAS, Annie M. Kolath, on the behalf of herself and the four aforementioned children, has expressed an interest in acquiring the aforementioned property and has indicated that she is committed to paying \$106,985.04 for the parcel, which represents the full amount of taxes, interest, penalties, reimbursement and closing costs necessary to acquire the property, 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 the parcel known as Van Wies Point Road (Tax Map No. 110.2-1-3.2) in the Town of Bethlehem for \$106,985.04 with any additional interest, penalties and closing costs to be adjusted for at the time of closing to the aforementioned individuals in accordance with the Last Will and Testament of the immediate former owner Mathai Kolath George, and, be it further

RESOLVED, That any and all liens upon the property which were previous extinguished as a result of the foreclosure action shall be deemed reinstated and restored, and, be it further

RESOLVED, That the County Attorney is authorized to approve said conveyance 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.



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

September 15, 2021

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

Dear Chairman Joyce:

The Division of Finance, within the Department of Management & Budget, respectfully requests the approval of a Budget Amendment. Under an assumption of a return to full staffing, the Division reduced Overtime and Temporary Help lines in the 2021 budget process. Unfortunately, we have not reached full staffing. As such, there are vacant position lines that we would like to draw against to shore up our expenditures in Overtime and Temporary Help. This would be a one-time transfer, as the lines will be returned to full funding for 2022.

If you have any questions or concerns regarding this request, I can make myself available at your earliest convenience. Thank you for your consideration.

Sincerely Yours,

M. David Reilly, Jr.

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-2750, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

Request for approval of Budget Amendment for Finance Division

Date: 9/16/2021
Submitted By: Christopher Herbert
Department: Management & Budget
Title: Budget Analyst
Phone: 518-447-7046
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.: A91310 19970- Temp Help AND A91310 19900- Overtime
Source of Funds: A91310 1614 006 180044- Fin Clerk II AND A91310 16104 002 180070-
Account Clerk II
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: A91310 19970- Temp Help AND A91310 19900- Overtime AND A91310 1614 006 180044- Fin Clerk II AND A91310 16104 002 180070- Account Clerk II

Appropriation Amount: 30,000

Source of Funding - (Percentages)

Federal: Click or tap here to enter text.

State: Click or tap here to enter text.

County: 100.00%

Local: Click or tap here to enter text.

Term

Term: (Start and end date) 9/1/2021 - 12/31/2021

Length of Contract: 3 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)

Due to limitations on hiring, Finance Division has utilized the Temp Help and Overtime codes more robustly than anticipated and has not been able to fill several open positions. The Division would like to take some funds from open lines and move to the Temp Help and Overtime lines to cover excess costs. This will be a one-time transfer to get the Division through the end of 2021.

APPROPRIATIONS					
ACCOUNT NO.	RESOLUTION DESCRIPTION	INCREASE	DECREASE	UNIT COST	DEPARTMENT NAME
A9 1310 1 6314 006 180044	Finance Clerk II		\$10,000.00		Finance
A9 1310 1 9970	Temporary Help	\$10,000.00			Finance
A9 1310 1 6104 002 180070	Account Clerk II		\$20,000.00		Finance
A9 1310 1 9900	Overtime	20,000.00			Finance
TOTAL APPROPRIATIONS		\$30,000.00	\$30,000.00		

ESTIMATED REVENUES					
ACCOUNT NO.	RESOLUTION DESCRIPTION	DECREASE	INCREASE	UNIT COST	DEPARTMENT NAME

TOTAL ESTIMATED REVENUES	\$0.00	\$0.00
GRAND TOTALS	\$30,000.00	\$30,000.00



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M. DAVID REILLY
COMMISSIONER

September 17, 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 budgets, as shown on the attached amendment. These adjustments are due to higher than expected premiums for the 2021 – 2022 renewal term.

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

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-2753, **Version:** 1

REQUEST FOR LEGISLATIVE ACTION

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

Department adjustments for insurance premiums.

Date: 9/17/2021
Submitted By: Sarah Cantwell
Department: Management & Budget
Title: Senior Budget Analyst
Phone: 518-447-5698
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.: Various - see amendment
Source of Funds: Various - see amendment
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: \$569,912
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 - see amendment
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)

Amendments to multiple department insurance budget lines to cover higher than expected insurance premiums for the 2021 - 2022 renewal term.

APPROPRIATIONS						
	ACCOUNT NO.		RESOLUTION DESCRIPTION	INCREASE	DECREASE	Adjusted Balance DEPARTMENT NAME
A	1010	4.4037	Insurance	\$5,595		\$10,966 Co. Legislature
A	1010	4.4046	Fees For Services		\$5,595	\$10,904
A	1165	4.4037	Insurance	\$13,145		\$22,467 District Attorney
A	1165	2.2999	Miscellaneous Equipment		\$13,145	\$10,224
A	1170	4.4037	Insurance	\$3,986		\$9,465 Public Defender
A	1170	2.2050	Computer Equipment		\$3,986	\$110,799
A	1171	4.4037	Insurance	\$4,837		\$7,177 Alternate Public Defender
A	1171	4.4040	Books Transcripts Subscriptions		\$4,837	\$11,836
A	1185	4.4037	Insurance	\$397		\$977 Coroners
A	1185	4.4036	Telephone		\$397	\$3,776
A	1230	4.4037	Insurance	\$6,464		\$8,616 County Executive
A	1230	1.9970	Temporary Help		\$6,464	\$7,461
A	1310	4.4037	Insurance	\$13,757		\$18,889 Finance
A	1310	4.4046	Fees For Services		\$13,757	\$50,264
A	1680	4.4037	Insurance	\$13,285		\$25,234 Computer Service
A	1680	4.4021	Computer Supplies		\$13,285	\$243,930
A	1315	4.4037	Insurance	\$9,825		\$13,807 County Comptroller
A	1315	4.4046	Fees For Services		\$9,825	\$53,892
A	1345	4.4037	Insurance	\$2,248		\$3,913 Purchasing
A	1345	4.4039	Conference/Training/Tuition		\$2,248	\$252
A	1355	4.4037	Insurance	\$13,426		\$21,612 Real Property/Tax
A	1310	4.4046	Fees For Services		\$13,426	\$26,838
A	1410	4.4037	Insurance	\$10,351		\$16,381 County Clerk
A	1410	4.4070	Equipment Repair And Rental		\$10,351	\$5,754
A	1411	4.4037	Insurance	\$5,144		\$8,457 Hall of Records
A	1411	4.4020	Office Supplies		\$5,144	\$13,026
A	1420	4.4037	Insurance	\$2,842		\$4,688 County Attorney

APPROPRIATIONS

ACCOUNT NO.			RESOLUTION DESCRIPTION	INCREASE	DECREASE	Adjusted Balance	DEPARTMENT NAME
A	1420	4.4020	Office Supplies		\$2,842	\$4,533	
A	1430	4.4037	Insurance	\$2,490		\$3,636	Civil Service
A	1430	4.4669	Assessment		\$2,490	\$15,510	
A	1432	4.4037	Insurance	\$1,118		\$3,174	Human Resources
A	1432	4.4030	Office Supplies		\$1,118	\$12,180	
A	1450	4.4037	Insurance	\$6,078		\$9,030	Board of Elections
A	1450	2.2001	Office Equipment		\$6,078	\$13,922	
A	1620	4.4037	Insurance	\$63,713		\$160,028	Buildings
A	1620	4.4071	Property Repair and Rental		\$63,713	\$95,809	
A	4059	4.4037	Insurance	\$31,527		\$41,002	Phys Handicap Children
A	6119	44046	Fees For Services		\$31,527	\$107,547	
A	3189	4.4037	Insurance	\$142		\$539	STOP DWI
A	3189	4.4020	Office Supplies		\$142	\$1,695	
A	3140	4.4037	Insurance	\$16,417		\$36,116	Probation
A	3140	4.4046	Fees For Services		\$16,416	\$30,752	
A	4010	4.4037	Insurance	\$1,318		\$36,929	Health
A	4010	4.4020	Office Supplies		\$1,318	\$23,446	
A	4610	4.4037	Insurance	\$687		\$2,107	Rape Crisis
A	4610	4.4038	Travel, Mileage, Freight		\$687	\$8,088	
A	6010	4.4037	Insurance	\$142,099		\$213,027	Social Services
A	6010	4.4046	Fees For Services		\$142,099	\$294,817	
A	6510	4.4037	Insurance	\$5,274		\$6,766	Veterans Bureau
A	6510	4.4049	Special Programs		\$5,274	\$4,767	
A	6610	4.4037	Insurance	\$5,254		\$6,858	Weights & Measure
A	1620	4.4071	Property Repair and Rental		\$5,254	\$90,555	
A	6772	4.4037	Insurance	\$13,616		\$17,693	Aging
A	6772	4.4046	Fees For Services		\$13,616	\$1,754,191	

APPROPRIATIONS						
ACCOUNT NO.			RESOLUTION DESCRIPTION	INCREASE	DECREASE	Adjusted Balance DEPARTMENT NAME
A	7310	4.4037	Insurance	\$5,198		\$6,897 Youth Bureau
A	7310	4.4451	Youth Summer Program		\$5,198	\$9,802
A	7410	4.4037	Insurance	\$3,510		\$17,459 Youth Hockey Ring
A	7410	1.9970	Temporary Help		\$3,510	\$70,690
A	8020	4.4037	Insurance	\$3,407		\$4,781 Planning
A	8020	4.4046	Fees For Services		\$3,407	\$113,082
A	1164	4.4037	Insurance	\$49,454		\$49,454 Court Facilities
A	1164	4.4071	Property Repair And Rental		\$49,454	\$60,651
A	1340	4.4037	Insurance	\$6,521		\$8,463 Dept of Mgmt & Budget
A	1340	4.4046	Fees For Services		\$6,521	\$30,153
D	5110	4.4037	Insurance	\$46,563		\$86,383 Public Works
D	5110	4.4080	Road Machinery Fund Payment		\$46,563	\$570,650
DM	5130	4.4037	Insurance	\$16,523		\$25,872 DPW:Machinery
DM	5130	4.4029	Automobile Part/Supplies		\$16,523	\$130,020
G	8130	4.4037	Insurance	\$43,702		\$139,714 Sewer District
G	8130	4.4070	Equipment Repair And Rental		\$43,702	\$187,583
TOTAL APPROPRIATIONS				\$569,912	\$569,912	

ESTIMATED REVENUES						
ACCOUNT NO.			RESOLUTION DESCRIPTION	DECREASE	INCREASE	UNIT COST DEPARTMENT NAME
A	0000	0 000				
TOTAL ESTIMATED REVENUES				\$0	\$0	
GRAND TOTAL				\$569,912	\$569,912	