

AGENDA



Rochester Land Bank Corporation

Meeting Agenda

City Hall, Room 223B

30 Church St, Rochester, NY

November 21, 2024

3:00pm – 4:00pm

- 3:00: Call to Order
- 3:00-3:05: Approval of 10/17/24 Minutes
- 3:05-3:10: Treasurer's and Cash Disbursements Reports
- 3:10-4:00: Discussion:
- Report Back from Tax Foreclosure Auction
 - LBI Phase 2 Update
 - Rehabilitate the Dream Update
 - Strategic Planning Steering Committee Update

BOARD MEETING
MINUTES

October 17, 2024

Rochester Land Bank Corporation
Meeting Minutes
October 17, 2024
City Hall, Room 223B
30 Church St, Rochester, NY 14614

Board Members Present: Erik Frisch, Carol Wheeler, John Fornof, Casmic Reid, James Smith and Eric Van Dusen

Board Members Absent: LaShay Harris

Non-Board Members Present: Paul Scuderi, Andrew Creary, Maritza Mejias, Rianne Mitchell, and Cindy Castillo

The meeting was called to order at 3:14 pm by Erik Frisch.

The first item on the Agenda was the presentation by Ajamu Kitwana, SVP/Director, Community Impact from ESL Federal Credit Union and introductory discussions of possible collaboration with the Rochester Land Bank Corporation.

John Fornof made a motion to elect Eric Van Dusen as Secretary Pro-Tem; Carol Wheeler seconded. The motion was approved by the Board at 3:53 pm.

The next item on the Agenda was the approval of the September 19, 2024 meeting minutes.

John Fornof moved that the minutes from the last meeting held September 19, 2024 be approved; Carol Wheeler seconded. The motion was approved by the Board at 3:53 pm.

Erik Frisch excused himself from the meeting at 3:54 pm, asking Carol Wheeler to take the role of Chair.

The next item on the Agenda was **Resolution No. 24 of 2024 to Authorize Acquisition of Properties at Tax Foreclosure Auction**. Rianne Mitchell presented the Resolution and provided information regarding RLBC's participation at the City of Rochester's next Tax Foreclosure Auction.

Eric Van Dusen made a motion to approve Resolution No. 24 of 2024 to Authorize Acquisition of Properties at Tax Foreclosure Auction; John Fornof seconded. The motion was approved by the Board at 3:56 pm.

The next item on the Agenda was **Resolution No. 25 of 2024 Authorize Acceptance of Proposals to Rehabilitate 5 Properties in Land Bank Inventory**. Rianne Mitchell presented the Resolution and provided information regarding the proposals to be accepted.

John Fornof made a motion to approve Resolution No. 25 of 2024 Authorize Acceptance of Proposals to Rehabilitate 5 Properties in Land Bank Inventory; Eric Van Dusen seconded. The motion was approved by the Board at 3:58 pm.

The final item on the Agenda was Treasurer's and Cash Disbursements Reports.

John Fornof presented the **Treasurer's Report and the Cash Disbursement Report for the month of October 2024**. The Treasurer's Report for the month of October classified the disbursements for the month and reported no revenue for the month of October.

All reports were distributed to all members for review.

Carol Wheeler brought the discussion to a close. Eric Van Dusen made a motion to adjourn the meeting, Casmic Reid seconded, all were in favor.

The meeting was adjourned at 4:00 pm.

ATTEST:



, Secretary

TREASURER'S
REPORTS

**RLBC Disbursements
(10/18/24 - 11/21/24)**

<u>Amount</u>	<u>Payee</u>	<u>Purpose</u>
\$ 5,000.00	Bruckner, Tillet, Rossi, Cahill	Appraisal Services
\$ 3,900.00	Midland Appraisal	Appraisal Services
\$ 1,100.00	Midland Appraisal	Appraisal Services
\$ 1,610.00	North Coast Property	Property Management Services
\$ 900.00	Torres Turnkey	Property Management Services
\$ 840.00	Torres Turnkey	Property Management Services
\$ 810.00	Torres Turnkey	Property Management Services
\$ 720.00	Torres Turnkey	Property Management Services
\$ 73.55	City of Rochester	4 Brooklyn Water
\$ 443,410.00	City of Rochester	2024 City Foreclosure Acquisitions
\$ 8,400.00	Liro Engineers	Environmental Consulting
\$ 5,400.00	Labella Associates	Environmental Consulting
\$ 2,900.00	Labella Associates	Environmental Consulting
\$ 3,330.00	Rochester Cornerstone Group	Pre Development

\$ 478,393.55

Rochester Land Bank Corporation
Treasurer Report to Board
November 21, 2024

	FY 21 Total	FY 22 Total	FY 23 Total	FY 24 Total	FY 25 Q1	October	November
Revenue							
Revenues							
CRI Round 4 reimbursement / Staffing costs	107,138	1,218	0	0	0	0	0
CRI Round 4 reimbursement / Adm./Professional Svcs.	27,512	5,208	0	0	0	0	0
CRI Round 4 reimbursement/Acquisitions	0	54,445	0	0	0	0	0
CRI Round 4 reimbursement/Rehabilitation Subsidy	540,000	230,652	0	0	0	0	0
CRI Round 4 reimbursement /Strategic Blight Removal- Demolition	106,378	0	0	0	0	0	0
CRI Round 4 reimbursement /New Construction	500,000	0	0	0	0	0	0
CRI Round 4 reimbursement /Environmental Remediation	190,000	70,000	0	0	0	0	0
Other Revenue / Real Property/ etc....	160,624	512,400	448,506	1,310,252	232,908	0	12,868
Revenue Grand Total	\$1,631,652	\$873,923	\$448,506	\$1,310,252	\$232,908	\$0	\$12,868
Expense	FY 21 Total	FY 22 Total	FY 23 Total	FY 24 Total	FY 25 Q1	October	November
Overhead Expenses							
Staff	21,359	0	0	0	0	0	0
Other **	0	0	0	0	0	0	0
Overhead subtotal	\$21,359	0	0	0	0	0	0
Operating Expenses							
CRI Round 4 / Staffing costs	0	72,324	0	0	0	0	0
CRI Round 4 / Adm./Professional Svcs.	12,230	35,754	0	0	0	0	0
CRI Round 4 /Acquisitions	73,258	101,917	0	0	0	0	0
CRI Round 4 /Rehabilitation Subsidy	308,000	273,000	0	0	0	0	0
CRI Round 4 /Strategic Blight Removal- Demolition	124,275	59,605	0	0	0	0	0
CRI Round 4 /New Construction	1,100,000	0	0	0	0	0	0
CRI Round 4 /Environmental Remediation	130,000	80,000	0	0	0	0	0
Other Projects***	49,952	58,028	708,350	288,625	56,003	83,519	478,394
Operating subtotal	\$1,797,715	\$680,628	\$708,350	\$288,625	\$56,003	\$83,519	\$478,394
Expense Grand Total	\$1,819,074	\$680,628	\$708,350	\$288,625	\$56,003	\$83,519	\$478,394

* Rochester Land Bank Corp. was incorporated 8/9/2013.
 ** Other overhead expenses include office supplies, IT services, Directors and Officers insurance premiums etc., as provided in the Shared Services agreement.
 *** Other Project expenses are operating expenses not covered by the Shared Services agreement