

BUFFALO URBAN RENEWAL AGENCY

April 22, 2010

ROOM 209

MEMBERS AND

OFFICERS PRESENT:

Mayor Byron Brown
Council President Franczyk
Commissioner Penksa
Council Member LoCurto
Council Member Kearns
David Rodriguez, Corporation Counsel
Dominic Bonifacio
Brendan Mehaffy

MEMBERS ABSENT:

None

SECRETARY:

Scott C. Billman

OTHERS PRESENT:

Marilyn Gallivan, Marine Drive
Jim Folan, Contract Administration
Dorothy Hill, LHI
Darryl McPherson, Division of Audit
Greg Bernas, BURA
James Wimbley, BURA
Lynn Urbanski, BURA
Ann O'Donnell, Audit
Michael Brundige, Buffalo Urban League
Tanya Perrin Johnson, Comm. Community Service

Mayor Brown called the meeting to order at 9:36 a.m. Council Member Kearns made the motion to waive the reading of the minutes for the **March 25, 2010** meeting, and that they are accepted; seconded by Corporation Counsel Rodriguez and carried unanimously.

COMMUNITY DEVELOPMENT BLOCK GRANT

Agenda Item 3a – 2010-2011 Annual Action Plan

Submitted to Agency Members for approval, is a request for approval of the proposed spending plan for the City of Buffalo's 2010-2011 Annual Action Plan. A public hearing on the draft spending plan was held on March 23, 2010 at 6:00 pm at the Buffalo and Erie County Public Library. The 2010-2011 Annual Action Plan reflects the following grant amounts to be received from the U.S. Dept. of Housing & Urban Development as follows:

Community Development Block Grant	\$16,091,522
HOME Investment Partnership Grant	\$ 5,081,876
Emergency Shelter Grant	\$ 706,910
Housing Opportunities for Persons w/AIDS	\$ 521,962
CDBG Program Income	\$ 1,650,000
HOME Program Income	\$ 250,000

The 2010-2011 Annual Action Plan will be submitted to HUD on April 23, 2010

Corporation Counsel Rodriguez made the motion to approve this item contingent on certification of funds by the Agency's Office of Administration and Finance and Agency Counsel approval of all Agreements; seconded by Commissioner Penksa and carried unanimously.

Agenda Item 3b – Report of Bids for Demolition Contractors

Submitted to Agency Members for approval, is a request to contract with the low bidders for demolition of various housing structures within the City of Buffalo. The Dept. of Economic Development, Permits and Inspections advertised for Request for Proposals under two bid packages. The low bidder for Bid #1 was Empire Dismantlement for \$428,600 and for Bid #2 was Geiter Done of WNY for \$387,629. Contractors will be required to comply with all CDBG-R regulatory requirements including quarter end reporting on jobs created and/or retained. Bid #1 will be paid entirely under the CDBG-R program and CDBG-R will pay \$92,983 and CDBG program year 33-50302 will pay \$294,646 for Bid #2.

Council President Franczyk made the motion to approve this item contingent on certification of funds by the Agency's Office of Administration and Finance and Agency Counsel approval of all Agreements; seconded by Commissioner Penksa and carried unanimously.

Agenda Item 3c – Buffalo Urban League – Construction Jobs Training Initiative

Submitted to Agency Members for approval, is a request for authorization to contract with the Buffalo Urban League for \$510,530 to provide training in construction trades as well as education and social supports to prepare 40 income eligible City of Buffalo residents who are out of school youth, ages 17-24, for increased self sufficiency and economic empowerment through employment. The program is designed to provide pathways to jobs by improving levels of workforce skills and education. This program will run from May 1, 2010 to July 31, 2011.

Mr. Bonifacio made the motion to approve this item contingent on certification of funds by the Agency's Office of Administration and Finance and Agency Counsel approval of all Agreements; seconded by Council Member LoCurto and carried unanimously.

OTHER

Agenda Item 12a – Langston Hughes Institute LDA Waiver, SEQR Negative Declaration

Submitted to Agency Members for approval, is a request by the Langston Hughes Institute for a waiver to its existing Land Disposition Agreement from BURA and the City of Buffalo. Prior to the implementation of the above project, the requirements of the N.Y. State Environmental Quality Review Act (SEQR) must be satisfied. The project is

an "Unlisted Action" for which the completion of a coordinated environmental assessment is recommended. In accordance with Section 617.6 of the regulations, that the impacts resulting from the proposed action will not have significant adverse impacts on the environment.

Corporation Counsel Rodriguez made the motion to approve this item; seconded by Mr. Mehaffy and carried unanimously.

Agenda Item 12b – Langston Hughes Institute Waiver of Conditions

Submitted to Agency Members for approval, is a request for a waiver of conditions contained in the Land Disposition Agreement (LDA) between the Langston Hughes Institute (LHI) and the City of Buffalo Urban Renewal Agency (BURA).

The LDA requires that certain improvements be made to the parking lot owned by the Institute (including curbs and lighting). This was part of the overall project description within the LDA. In 1995, the LDA was approved by both BURA and the Common Council. The improvements were cost prohibitive to the Institute and were not completed. Now, the Institute is intending on selling the property to a developer. The Institute has formally requested a waiver of these conditions. Waiver of these conditions will allow BURA to issue a Certificate of Completion to the Institute. The Certificate of Completion is necessary to clear title for a transfer of the real property to a third party. As the original LDA specified these improvements and were part of the actual project description that went to the Board and Council, a waiver of these conditions will also need approval by both.


Council President Franczyk made the motion to approve this item; seconded by Corporation Counsel Rodriguez and carried unanimously.

There being no further business to discuss, Mr. Bonifacio made a motion to adjourn the meeting; seconded by Commissioner Penksa and carried unanimously.

The meeting was adjourned at 10:08 a.m.

The next regularly scheduled meeting will be held at **9:30 a.m., May 6, 2010** in Room 209 City Hall, Buffalo, New York.

Respectfully submitted,



Scott C. Billman
Secretary

Reported by:
Tracy A. Lasker