



NASSAU COUNTY

LAND BANK CORPORATION

ONE WEST STREET
MINEOLA, NEW YORK 11501
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BRITTNEY C. RUSSELL
EXECUTIVE DIRECTOR

BOARD OF DIRECTORS

SIELA A. BYNOE
Chair

MEREDITH A. HUGHES
Vice Chair

KENNETHA PETTUS
Treasurer

FRANCIS X. MORONEY

ERROL E. WILLIAMS

CLARA GILLENS
EROMOSELE

EDWARD H. WARD

NASSAU COUNTY LAND BANK CORPORATION

MINUTES, JULY 19th, 2018 BOARD MEETING

A meeting of the Nassau County Land Bank Corporation was held this date in 1st Floor Conference Room at One West Street, Mineola, New York beginning on or about 3:30pm

The Attendees were:

Board Members:

Siela Bynoe- Chair
Meredith A. Hughes- Vice Chair
Frank Moroney
Errol Williams

Executive Director:

Brittney C. Russell

County Attendees:

Andrew Kahl- County Attorney's Office
Ted Hommel, Esq.- Counsel to the Board, County Attorney's Office
Kevin Crean- Director of Nassau County Housing
Gary Pappas- Office of Housing and Community Development
Kevin Walsh, Esq.- County Attorney's Office

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- Call to Order at or about 3:34pm

- The meeting was convened with the attendance of the following Directors

- Siela Bynoe
- Meredith Hughes
- Frank Moroney
- Errol Williams

- Motion to adopt the minutes from June 14th, 2018
 - Moved by Chair Siela Bynoe, seconded by Director Moroney
 - Minutes adopted by unanimous vote
- Executive Director Report
 - Spoke with
 - LIHP
 - Oden Development
 - SONYMA (State of New York Mortgage Agency)
 - County Executive Staff
 - Due Diligence
 - Discussed transferring some County owned properties to the Land Bank
 - CRC/NCST
 - 7 East Dewey, East Rockaway
 - Still in foreclosure process
 - 2 Additional Properties
 - East Meadow (in foreclosure); not torn down
 - 54 Powell St., Roosevelt (in foreclosure)
 - Other Properties
 - 26 Anchor Street, Freeport
 - Confirming w/ Village if we can build on the property
 - Merrick Property
 - No street access
 - Confirming with the ToH about building on the land
 - Roosevelt Site
 - Inwood Site
 - Elm Ave., Hempstead (2 lots)
 - Both are buildable
 - Next Steps
 - Drafted RFP for architecture services
 - Will be sent out shortly
 - Siela Bynoe brought up the County RFP process and whether or not the Land Bank wants to follow their procedure
 - Maybe the Land Bank should put out its own RFP (easier/quicker)
 - When RFP is ready, the LB will notify Newsday, other Land Banks and the Land Bank Association, DCA's, LIHP, etc.
 - Looking at a "phase 1" RFP as well
 - Suffolk County Land Bank has a "phase 1 RFP" scope
 - The Suffolk County Land Bank has a unique agreement w/ the State shifting liability on brownfields

- Will include the phase 1 RFP in the emails/notice sent out to the various
 - organizations/agencies
 - Will ask DPW if they have a Phase 1 contractor
- Elmont Property
 - Demolition
 - Request to PSEG< Water, National Grid to discontinue services
 - Just waiting on their confirmations letters
 - Asked Water Authority to waive fee (as the LB is a 501(c)3)
 - Will follow up w/ PSEG/National Grid's service reps
 - The LB is in agreement that it will mail out a check to the Water Authority ASAP
- Grant Funding
 - Tanya from Enterprise said we will get an extension on spending through the year
 - Application process for the next round of grants to begin in the Fall
 - Need to include what project we have on the horizon
- Land Bank Business
 - Vice Chair Meredith Hughes suggested the LB look into three properties
 - 75 Thorman Ave., Hicksville (tax distressed property possessing a lien)
 - 3 Clarissa Dr., Hicksville
 - 153 N. Maple St., Massapequa
 - Still working on getting Executive Director Brittney Russell on all bank accounts
 - If no resolution, call Beamont Jefferson to give his government contact at the banks
- Public Comment
 - N/A

At which point Chair Siela Bynoe made a motion at 4:06pm to adjourn the meeting, moved by Board Member Moroney, seconded by Board Member Williams

MEETING ADJOURNED to Thursday, August 9th, 2018 @ 3:30pm at the First Floor Conference Room at One West Street, Mineola, NY 11501