

**NIAGARA FALLS URBAN RENEWAL AGENCY**  
**Minutes of Meeting March 21st, 2018**  
**City Council Chambers – 745 Main Street**  
**Niagara Falls, New York**

**Present:** Mayor Paul Dyster  
Council Member Andrew Touma  
Council Member Kenny Tompkins  
Council Member Ezra Scott Jr.  
Council Member William Kennedy  
Council Member Christopher Voccio  
Mr. Michael Hooper

**Absent:** Mr. Robins  
Ms. Doreen O'Connor  
Mr. Mooradian

**Staff Present:** Mr. Anthony Vilaro  
Mr. Richard Zucco  
Mr. Doug Janese  
Mrs. Michelle Shaughnessy

Mayor Paul Dyster called the meeting to order at 6:08 P.M. Roll was called and a quorum was present.

**Welcome New General Counsel:**

Mayor Dyster welcomed New General Counsel Doug Janese who will be taking over for Richard Zucco upon his retirement.

Council Member Tompkins motioned this item, seconded by Council Member Kennedy.

**POLLED VOTE:**

In Favor: 7  
Opposed: 0  
**Approved** Unanimously

**Approval of Minutes of URA Meeting dated January 29<sup>th</sup>, 2018:**

Council Member Tompkins motioned this item, seconded by Council Member Touma.

**POLLED VOTE:**

In Favor: 7  
Opposed: 0  
**Approved** Unanimously

**Engagement of FreedMaxick as Auditor for 2017:**

Mr. Zucco spoke of retaining Freed Maxick, CPA's P.C. for the 2017 NFURA audit and

ABO filings, at a fee of \$2,800.00 and authorize execution of any documents to effectuate the same.

Council Member Tompkins motioned this item, Seconded by Council Member Touma.

**POLLED VOTE:**

In Favor: 7  
Opposed: 0  
**Approved** Unanimously

**Proposed By-Law Amendment on Meeting Dates 2<sup>nd</sup> Notice:**

Mr. Janese stated that eight (8) Board Members need to be present to vote this By-Law change. Council Member Voccio suggested that be reviewed and changed. Mr. Janese stated he will prepare Item for next meeting to change the number of votes needed and also add this Item back on next *meeting*'s agenda.

**NO VOTE TOOK PLACE, DUE TO INADEQUATE BOARD MEMBERS PRESENT**

**Approval of \$145,000.00 grant to Ellicott Development Corp. for interior demolition of 310 Niagara Street**

Mr. Zucco proposed that NFURA make a \$145,000.00 grant to Ellicott Development Corp. for the interior demolition costs. The NFURA grant to Ellicott Development will be reimbursed from the ESD grant. The NFURA grant proposed is contingent on NFURA receiving adequate assurance that the ESD grant funds may be used to reimburse the NFURA grant to Ellicott Development. The grant agreement to Ellicott Development will not be *signed* nor grant funds disbursed without that assurance.

Council Member Touma motioned this item, seconded by Council Member Tompkins.

**POLLED VOTE:**

In Favor: 6  
Opposed: 0  
Abstain: 1 (Council Member Voccio)  
**Approved**

**Notice of Claim/Litigation on 3625 Highland Avenue:**

Mr. Zucco stated he just wanted to update the Board on this matter. The City took over this property with the assumption that Science Museum would remain established and functioning there. The owner of the Museum informed the City that due to health issues he had to close the Museum down. The City instructed him to remove his artifacts from the premises several times and what remained went into storage by the City. A third party contacted the City and informed them that he had lent some artifacts to Museum and those items are now missing. Third party is now suing the City for the sum of \$20,000 for missing property. URA and the City will be dealing with this matter in tandem.

**Informational: no vote needed**

**520 Niagara Street Back Taxes:**

Mr. Zucco stated NFURA took title to 520 Niagara Street after NFC Development Corp. foreclosed on its mortgage. At this time the outstanding taxes were \$7,363.66. Since no bids came in on this property, *the taxes were not paid at the auction. If taxes are not paid property will be foreclosed in the next City in rem sale*

Mr. Hooper motioned this item, seconded by Council Member Touma.

**POLLED VOTE:**

In Favor:	7
Opposed:	0
<b>Approved</b>	Unanimously

**Old Business –**

**New Business-None**

**Adjournment**

There being no further business, a motion for adjournment was made by Council Member Touma, second made by Council Member Kennedy. Unanimously approved. Meeting was adjourned at 6:27 P.M.