

**CITY OF BUFFALO URBAN RENEWAL AGENCY  
BOARD MEETING MINUTES  
209 CITY HALL**

**MEETING DATE:** April 26, 2018

**MEMBERS AND OFFICERS PRESENT:** Mayor Byron Brown  
Council President Darius Pridgen  
Brendan R. Mehaffy, Vice Chairman BURA  
Timothy Ball, Corporation Counsel  
Commissioner Donna Estrich  
Domenic Bonifacio  
Council Member Joseph Golombek, Jr.  
Council Member Christopher Scanlon

**MEMBERS ABSENT:** None

**SECRETARY:** Scott C. Billman

**OTHERS PRESENT:** Nona Watson, BURA Executive Director  
Yvonne McCray, BURA Director of Housing  
Tracy Cooley, FCA BURA Deputy Director,  
Brenda Durfee, BURA, Maria Scinta, BURA,  
Rob Gilray, BURA, Crystal Middleton, BURA  
Theresa Farrell, BURA, Pamela Walker Jarmon,  
Francisco Guzman, BURA, Carley Mealey, BURA  
Art Hall, BURA, Megan Fisher, BURA,  
Susan Schulman, Bflo News, Deidre Williams, Bflo News

2. Mayor Brown called the meeting to order at 9:35 am. Mr. Ball made the motion to waive the reading of the minutes of the March 22, 2018 meeting, seconded by Commissioner Estrich and carried unanimously.

3. **CDBG, HOME, AND GENERAL FUND**

3a. **Approval of the New Collective Bargaining Agreement between the City of Buffalo Urban Renewal Agency and The Civil Service Employees Association, Inc., Local 1000, AFSCME, AFL-CIO**

BURA Board members approved the new Collective Bargaining Agreement between the City of Buffalo Urban Renewal Agency and The Civil Service Employees Association, Inc., Local 1000, AFSCME, AFL-CIO. The Tentative Agreement was entered into by the parties on August 3, 2017. The CSEA membership voted to ratify the Agreement on August 17, 2017. The new collective bargaining agreement shall incorporate the negotiated provisions contained in the Tentative Agreement and be effective for the period of July 1, 2017 thru June 30, 2020. The Buffalo Fiscal Stability Authority ("BFSA") analyzed the Tentative Agreement and BFSA staff presented their findings to the BFSA Board on April 4, 2018 with the determination that it was reasonable based upon BURA's projected revenues. The BURA Audit Committee reviewed the Tentative Agreement and recommended approval by the full BURA Board.

The fully executed MOU between BURA and The Civil Service Employees Association, Inc., Local 1000, AFSCME, AFL-CIO is attached and made part of the minutes.

**Commissioner Estrich made the motion to approve Item 3a, seconded by Council Member Scanlon and carried unanimously.**

4. **HOME**

4a. **Fillmore Avenue Apartments 2201 and 2209 Fillmore Avenue Onyx Global Group - Developer**

BURA Board members approved a request to allocate \$850,000 in HOME funds to the developer or an entity formed by the developer for the specific purpose of the completion of the project at 2201 and 2209 Fillmore Avenue. This \$1.3 million dollar mixed use project will consist of rehabilitating two (2) existing vacant two (2) story brick buildings. Upon completion, 2201 Fillmore will have two 2 bedroom apartments on the second floor with commercial space on the first floor and 2209 Fillmore will have four 1 bedroom apartments on the second floor with commercial space on the first floor. All six (6) units will be HOME assisted and made affordable to tenants will low to moderate incomes. Exterior renovations include façade alterations with new windows, new storefronts and the repair of the masonry structure, landscaping with off-street parking between the two buildings.

**Council President Pridgen made the motion to approve Item 4a, seconded by Council Member Scanlon and carried unanimously.**

5. **NON FEDERAL AND DIVISION REPORTS**

5a. **Authority to Contract with New York State Industries for the Disabled on Buffalo Urban Renewal Agency Owned Properties Landscaping**

BURA Board members approved a request to enter in an Agreement with New York State Industries for the Disabled (NYSID) which is the NYS Preferred Source provider of lawn maintenance services pursuant to Article XI, Section 162 of NYS Finance Law. NYSID has submitted a quote of \$16,244.55 to provide weekly lawn maintenance services on the following vacant Agency owned properties from May 1, 2018 to October 31, 2018:

- 18, 22, 24,26 Arsenal, 34,40,42,48,50,52,56,58 Nash
- 10 LaRiviere, 15 LaRiviere
- 30, 34 Waterfront Circle
- 240-260 Lakefront
- 3 LaSalle

Staff reviewed NYSID's quote and determined that it is considered to be market rate. The weekly rate is subject to change July 1<sup>st</sup>, 2018 due to an increase in the prevailing rate schedule so an additional 3% of the total contract value beginning on that date has been budgeted and the total amount requested is not to exceed \$16,569.45. NYSID, as with all preferred source contractors, will be the contract holder and the maintenance work will be performed by Heritage Centers/Allentown Industries.

**Mr. Ball made the motion to approve Item 4a, seconded by Council Member Golombek and carried unanimously.**


5b,c,d **BURA Housing, FCA & Community Planning Updates (Informational Only)**

The Division of Housing, Financial Control of Agencies and Planning provided general updates of their division activities to the BURA Board Members. Presentations were made by Director Yvonne McCray, Division of Housing, Tracy Cooley, Deputy Director for Financial Control of Agencies ("FCA"), and Art Hall from the Division of Planning.

There being no further business to discuss, Mr. Ball made the motion to adjourn the meeting, seconded by Mr. Mehaffy and carried unanimously. The meeting was adjourned at 10:10 am.

Respectfully submitted,

By:

  
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Scott C. Billman, Secretary

Reported by:  
Risë Geller