

**MEMORANDUM**

**TO:** Board of Directors, Buffalo Erie Niagara Land Improvement Corporation  
**FROM:** Brendan Mehaffy, Chairperson  
**SUBJECT:** Resolution #2019- 44 0 B Street, Village of Depew  
**DATE:** October 24, 2019

DISCUSSION:

The Buffalo Erie Niagara Land Improvement Corporation (BENLIC) acquired the vacant lot located at 0 B Street cooperation with the Village of Depew during the 2018 Erie County In-Rem Auction. The parcel is located in a residential zone with no access via public right-of-way. Prior to BENLIC acquisition, Depew Officials submitted a formal letter of interest from adjacent property owner Mark Kolkiewicz along with their required RFF Resolution. Village Officials supported a sale to Mr. Kolkiewicz and his planned use for the site. BENLIC Staff utilized KLV Appraisal to perform a third-party independent appraisal on the vacant lot to determine fair market value. The report and BENLIC purchase materials were sent to Mr. Kolkiewicz shortly thereafter.



- 0 B Street SBL (#103.76-2-17)

BENLIC staff has reviewed the offer including respective Side-Lot Purchase Application. The purpose of the proposed disposition is congruent with BENLIC's mission to return property to productive use.

Pursuant to the Property Disposition Guidelines of BENLIC, section 4.2(A), the Corporation may dispose of real property by negotiation.

BUFFALO ERIE NIAGARA LAND IMPROVEMENT CORPORATION

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<b>BENLIC Costs</b>
< \$500

Offeror	Offer Value	Appraisal Value	Willing to Combine Property?	Notes
<b>Mark Kolkiewicz</b>	<b>\$6,500.00</b>	<b>\$13,200.00</b>	<b>Yes</b>	<b>Homebuilder. Will Acquire &amp; Combine With Adjacent Lots for Future Residential Construction.</b>

ACTION:

The Board of Directors is hereby requested to approve the following resolution:

RESOLVED, that the BENLIC Board of Directors authorizes the disposition of the property of 0 B Street, Village of Depew, NY (SBL #103.76-2-17) in the amount of \$6,500.00 by an Agreement of Sale of Real Property to offeror Mark Kolkiewicz and in so doing follows the proper procedure for disposal of real property by negotiation as described in the Property Disposition Guidelines of the Corporation; and be it further,

RESOLVED, that the Executive Director of BENLIC, Jocelyn Gordon, and BENLIC legal counsel are authorized to execute documents and take any necessary actions to close on the sale of the above-referenced property.