

## Buffalo Urban Development Corporation

95 Perry Street

Suite 404

Buffalo, New York 14203

phone: 716-856-6525

fax: 716-856-6754

web: [buffalourbandevelopment.com](http://buffalourbandevelopment.com)



### Buffalo Urban Development Corporation Real Estate Committee Meeting Tuesday, January 22, 2019 at Noon 95 Perry Street, 4<sup>th</sup> Floor Vista Room

#### Agenda

- 1) Approval of Minutes – Meeting of 1/4/19 (*Action*) (*Enclosure*)
- 2) Northland Beltline Corridor Projects
  - a) 683 Northland Phase I Change Order – Lightning Strike (*Recommendation*) (*Handout*)
  - b) 683 Northland Phase I Change Order – NWTC Training Equipment (*Recomm.*) (*Handout*)
  - c) 683 Northland Phase I Change Order – Prentice Change Order (*Recomm.*) (*Handout*)
  - d) 683 Northland Phase I BCP Update & Additional LiRo Costs (*Recomm.*) (*Handout*)
  - e) 683 Northland Phase I – Additional Misc. Equipment Purchases (*Info.*) (*Handout*)
  - f) 683 Northland Phase I – GMP & Construction Update (*Information*)
  - g) 683 Northland Phase II – NWTC Expansion (East Shed) (*Information*) (*Handout*)
  - h) 683 Northland Phase II – GMP & Construction Update (*Information*) (*Handout*)
  - i) Northland Central Lease & Prospects Updates (*Information*)
  - j) 541 E. Delavan Construction Management RFQ (*Information*) (*Handout*)
  - k) 612 Northland – Construction, Contracting & C.O. Update (*Information*) (*Handout*)
  - l) 612 Northland - Lease Prospects (*Information*)
  - m) 714 Northland Property Acquisition Update (*Information*) (*Handout*)
  - n) NorDel II (BUDC)/City of Buffalo Land Swap Update (*Information*)
  - o) Plesh Gate & Land Swap Issues (*Information*)
- 3) Buffalo Lakeside Commerce Park Sale & Prospects Update (*Information*)
- 4) 308 Crowley Update (*Information*)
- 5) Adjournment (*Action*)

**Minutes of the Special Meeting  
of the  
Real Estate Committee  
of  
Buffalo Urban Development Corporation**

**95 Perry Street  
Buffalo, New York  
January 4, 2019  
12:00 p.m.**

Committee Members Present:

Janique S. Curry  
Thomas A. Kucharski  
Brendan R. Mehaffy  
Kimberley A. Minkel  
Craig A. Slater (Chair)  
Maria R. Whyte

Committee Members Absent:

Dennis M. Penman (*participated by  
conference telephone*)

Officers Present:

Peter M. Cammarata, President  
David A. Stebbins, Executive Vice President  
Brandye Merriweather, Vice President  
Mollie Profic, Treasurer  
Atiqa Abidi, Assistant Treasurer

Guests Present: Dawn Boudreau, ECIDA Compliance Officer; Evan Y. Bussiere, Esq., Hurwitz & Fine, P.C.; and Rebecca Gandour, City of Buffalo Office of Strategic Planning.

**Roll Call** – Mr. Slater called the meeting to order at 12:15. Mr. Bussiere, serving as acting Secretary, called the roll and a quorum of the Committee was determined to be present.

- 1.0 Approval of Minutes – Meeting of December 11, 2018** – The minutes of the December 11, 2018 meeting of the Real Estate Committee were presented. Ms. Minkel made a motion to approve the meeting minutes. The motion was seconded by Ms. Whyte and unanimously carried.
- 2.0 Proposed Sale of Multiple Parcels at Buffalo Lakeside Commerce Park** – Mr. Kucharski made a motion for the Committee to enter executive session to discuss the proposed sale of multiple parcels at Buffalo Lakeside Commerce Park and to seek advice of legal counsel regarding the proposed transaction. The motion was seconded by Mr. Mehaffy and unanimously carried. After a discussion, the general consensus among the Committee members was to advance the proposed land sale transaction to the Board of Directors for consideration and that counsel should present a counteroffer to the purchaser. At the conclusion of executive session, Ms. Minkel made a motion to exit executive session. The motion was seconded by Mr. Mehaffy and unanimously carried. Mr. Cammarata then polled the Committee members for their availability for a special meeting of the Board of Directors.

**3.0 Adjournment** – Upon motion made by Mr. Mehaffy, seconded by Ms. Minkel and unanimously carried, the January 4, 2019 special meeting of the Real Estate Committee was adjourned at 1:20 p.m.

Respectfully submitted,



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Evan Y. Bussiere  
Acting Secretary