

2021 ANNUAL REPORT & 2022 WORK PLAN



Daniel Pangrazio, Chairman

LAND BANK BOARD

Daniel Pangrazio - Chairman & FOIL Appeal Officer

Ian Coyle - Vice Chairman

Angela Ellis - Executive Director

Amy Davies - Treasurer

William Bacon - Secretary

Shannon Hillier - FOIL Officer

William Fuller

LAND BANK STAFF

Joseph Gunther - Community Development Specialist

Penny Trimm - Principal Account Clerk

Jocelyn Bishop - Senior Typist

DEMOLITION

7 GROVE STREET, MT. MORRIS



The Land Bank acquired a vacant single-family residence through private sale in 2019. The residence was demolished in 2020. The Land Bank disposed of the vacant land to the adjoining property owners in September 2021. The new owners merged the vacant lots and have kept the land in nice condition.

REHABILITATION

7283 WEBSTER CROSSING ROAD, SPRINGWATER



The Land Bank acquired this property through a real estate sale in 2019. In 2020, the Land Bank entered into a Co-Development Agreement with the Livingston County Chapter of Habitat for Humanity for rehabilitation. Habitat finished the rehabilitation in 2021. The property was sold to a Habitat and Land Bank qualifying buyer in Spring 2021. The property is currently occupied and back on the tax rolls.

REHABILITATION

140 LIMA ROAD, GENESEO



The Land Bank acquired this single-family residence in 2019 from the Livingston County Tax Foreclosure Auction. In 2021, the Land Bank entered into a Co-Development Agreement with Habitat for the property rehabilitation. Habitat began work in Quarter 1 2021 and expects to finish in Q1 2022. Once the rehabilitation is completed, the property will be sold to a Habitat and Land Bank qualifying buyer. Sale proceeds will be split between the two organizations.

DEMOLITION

1920 BUELL AVENUE, LIMA



BEFORE



AFTER

In December 2021, the Land Bank demolished this vacant, environmentally hazardous commercial structure in partnership with Livingston County and the NYS Department of Environmental Conservation (DEC). The DEC will remove the building footings and clean the land's contaminated soils to residential standards. Soil cleanup is expected in Spring/Summer 2022.

REHABILITATION

24 STANLEY STREET, MT. MORRIS



The Land Bank acquired this property in January 2022, from the Livingston County Tax Foreclosure. The Land Bank's engineers at LiRo Engineers will develop a scope of work and bid package for the property in Q1 2022, with work expected to begin in Spring 2022. The Land Bank will sell the property to a qualifying buyer once completed.

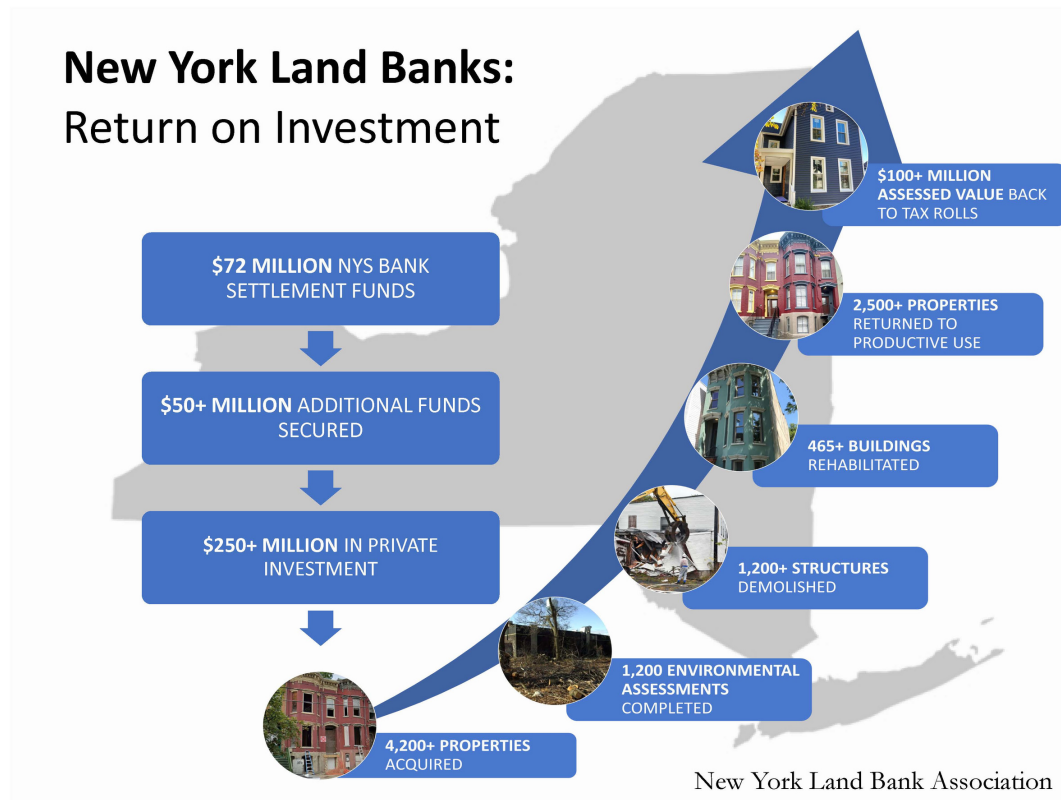
DEMOLITION

32 JEFFERSON STREET, DANSVILLE



The Land Bank acquired this property in January 2022, from the Livingston County Tax Foreclosure for demolition. The Land Bank's engineers at LiRo Engineers will develop a scope of work and bid package for the property in Q1 2022, with demolition expected in Spring 2022. Once demolished, the Land Bank will sell the vacant lot, potentially to an adjoining property owner.

NYS LAND BANKS - INVESTMENTS



LIVINGSTON COUNTY LAND BANK ROI

Rehabilitations Completed	1	Rehabilitations In Progress	2
Demolitions Completed	2	Demolitions In Progress	1
County Investment to Date	\$75,000.00		
Grant Investment to Date	\$500,000.00		
Total Taxable AV of Property Returned to Stable Use	\$171,400.00		
Estimated Taxable AV of Current Property Projects	\$226,600.00		
County Property Tax Remittance Growth of Completed Property Projects to Date	\$3,359.00		

2021 ACCOMPLISHMENTS

- Completed demolition of 1920 Buell Avenue in the Village of Lima.
- Completed the rehabilitation of 7283 Webster Crossing Road in the Town of Springwater in partnership with the Livingston County Chapter of Habitat for Humanity.
- Executed a Co-Development Agreement with Habitat for the rehabilitation of 140 Lima Road in the Village of Geneseo.
- Disposed of vacant lot at 7 Grove Street in the Village of Mt. Morris to the adjoining property owners.
- Acquired two properties through the County Tax Foreclosure Auction - 24 Stanley Street in the Village of Mt. Morris and 32 Jefferson Street in the Village of Dansville.
- Agreed to a grant extension through 2022 with Enterprise Community Partners, Inc.
- Began discussions on a partnership with Cattaraugus Community Action (CCA) for a Manufactured and Mobile Home Replacement Program.
- Formed working group to discuss a supportive housing project in Livingston County.

2022 WORK PLAN

- Complete rehabilitation of 24 Stanley Street in the Village of Mt. Morris.
- Complete demolition of 24 Stanley Street in the Village of Dansville.
- Finish rehabilitation of 140 Lima Road in the Village of Geneseo with Livingston County Habitat for Humanity
- Assist the County with disposal of the vacant lot at 1920 Buell Avenue after NYSDEC remediates contaminated soil to residential standards.
- Formalize partnership with Cattaraugus Community Action on a Mobile and Manufactured Home Replacement Program and apply for funding.
- Continue work with the County and housing partners on the planning for a potential supportive housing development.
- Continue membership in the Livingston County Homelessness and Housing Task Force and other working groups with housing partners.
- Continue advocacy at state-level through membership in the New York State Land Bank Association.
- Continue to seek state, federal and other funding opportunities to continue the mission of removing community blight and revitalizing communities.
- Seek out opportunities to cleanup and redevelop brownfields and commercial buildings.
- Explore redevelopment of Second-Floor Downtown Main Street properties.