

(914) 665-2329

REAL ESTATE COMMITTEE MEETING MINUTES

For meeting held on
Friday, June 24, 2022 at 3:30 pm

The Real Estate Committee Meeting was held on Friday, June 24, 2022 at 3:30 pm at City Hall, 1 Roosevelt Sq., 2nd Fl, Mayor's Conference Room, Mount Vernon, NY.

Attendance:

Derrick Thompson, Committee Chair (City Council President)– Not Present in the beginning.
Stephanie Vanderpool, Assessor – Present
Dr. Darren M. Morton, Comptroller –
Joyce Brown, City Attorney – Present
Elias S, Gootzeit, Legislative Assistant/Committee Secretary

Guests: Esther Osimeh and Andrew Patterson; Ezron Henry;

Summary

There being a quorum represented by Comptroller Morton and Assessor Vanderpool, the meeting was opened at 3:45 pm.

Guest Presentations:

Self-introduction and presentation of Ms. Osimeh and Mr. Patterson addressed their interest in the property at 331 South Second Avenue, Block 3120 Lot 35;

Ezron Henry introduced himself and his interest in 204? / 205? South Fifth Avenue Block 3084 Lot 4.

Correspondence

(914) 665-2329

The following correspondence was received and read to the Committee by the Secretary:

1. Kirkpatrick Law, LLC in behalf of 42 Broad Street West Owner LLC seeking purchase of 13 Grand Street West Block 1021 Lot 12 in order to secure access from Broad Street to the garage.
2. Garrick Mundy and Ken Isaacs in behalf of CM Mechanical seeking purchase of 20 Beechwood Avenue, Block 4009 Lot13 to establish corporate offices in the City of Mount Vernon and as a customer service and fleet vehicle storage area for CM Mechanicals;
3. Valerie Gray, Esq. in behalf of Ezron Henry who is seeking purchase of 204 South Fifth Avenue Block 3084 Lot 4 with an offer of \$40,000.
4. Ernst Bellony is seeking purchase of
328 South 1st Avenue Block 3120 Lot 10;
224 North Seventh Avenue Block 1105 Lot 5;
and 230 South Third Avenue Block 3109 Lot 32.
5. Paul Y Bates is seeking purchase of the property at
7-11 MacQuesten Parkway Block 1073 Lot 21
6. Bryant Wilder is seeking to acquire by purchase
32 High Street Block 1072 Lot 5;
52 Mersereau Avenue Block 2115 Lot 29;
157 Ellwood Avenue Block 2155 Lot 9;
26 Howard Street Block 1089 Lot 1; 127 Dell Avenue Block 2070 Lot 29
7. Floyd Adams is seeking to purchase
127 Dell Avenue Block 2070 Lot 29 and made an offer of \$100,000.

Discussion

As to the letter and guest presentation of Ezron Henry, Assessor Vanderpool confirmed that the subject property is 204 South Fifth Avenue Block 3084 Lot 4 which is owned by IDA and the City of Mount Vernon together

As to the letter from Ernst Bellony, the Assessor noted that there remains a legal issue at 224 North Seventh Avenue which is occupied city owned property.

As to the letter from Paul Y. Bates, the property at 7-11 MacQuesten Parkway , the Assessor informed the REC that the property has been sold and is the subject of a Land Distribution Agreement.

As to the letter from Bryant Wilder, the Assessor reported that 32 High Street is no longer available and that there are legal issues at 52 Mersereau Avenue