

**Cattaraugus County Land Bank Corporation**  
*January 29, 2025 – Meeting Minutes*

**1. Roll Call & Introductions**

- a. Dan Martonis called the meeting to order at 9:01am – the following board members answered roll call.

NAME		NAME		NAME	
<i>Martonis, D</i>	Aye	<i>Keller, M</i>	---	<i>Abers, C</i>	Aye
<i>Nagle, T</i>	---	<i>Helmich, R</i>	Aye	<i>Higgins, F</i>	Aye
<i>Marsh, N</i>	Aye				

- b. **Also present:** EDPT Staff; Kate O’Stricker, Deb Miller
- c. **On Phone:** Amy Sherburne (Mayor), Ed, Ryan and Keri with the City of Olean.

**2. Review and Approval of December, 2025 Meeting Minutes**

- a. Motioned by Rick with a second by Frank. **Approved.**

NAME		NAME		NAME	
<i>Martonis, D</i>	Aye	<i>Keller, M</i>	---	<i>Abers, C</i>	Aye
<i>Nagle, T</i>	---	<i>Helmich, R</i>	Aye	<i>Higgins, F</i>	Aye
<i>Marsh, N</i>	Aye				

**3. Old Business**

**a. Rehab Property Updates**

**i. 701 North Union, Olean**

- 1. Ed shared some updates, stating that they are now working on the interiors of the home. They have heating systems installed, not running yet, and getting framing done. Electric placement started as he believes; they have a long way to go but are starting. Ryan states that they have not had any complaints but it is not close to being anything that he can inspect at this time. The deadline for completion is October 2026.

**ii. Demos**

- 1. **Completed:** 623 Seneca Ave, 517 E Connell St, 316 Laurel Ave, Lot 39-40 322 Tenth St N, and 311 S Third St

**b. 2025 Auction Properties – Side Lot Bids**

**i. City of Olean**

- 1. All have been sold except
  - a. **623 Seneca Ave** - waiting on buyer for meeting to be scheduled with him for signatures and such.

- b. **Lot 39-40 322 Tenth St N** – on hold; combine with neighboring lots in foreclosure (for a total of 4 to combine and sell) for a larger buildable lot. We will need Matt to make a resolution and sell as a whole to add to the 2026 foreclosure auction.

**c. New Business**

- i. 2026 Foreclosure
  - 1. Went over foreclosure list for 2026
- ii. 2026 Municipal Problem Property List
  - 1. Municipalities that handed in so far; Allegany, Napoli, Machias, Ashford, Portville, and Olean – Kate compiled a list and the board discussed the properties listed.
  - 2. Kate stated that she also received one from Yorkshire.
  - 3. Crystal stated that South Dayton should have three, it should be being sent in soon.
- iii. Possible 101 Land Bank Training for Code Enforcers to educate other municipalities on cleaning up problem properties.

**d. Action Items**

- i. Land Bank Informational Meeting/Training with Ed and Ryan should be set up in the Spring.
- ii. Ryan stated that him and Ed will reassess Olean properties (what is still on the list as some have been paid) and make a ranking of problem properties as the Auction date gets closer to get a better idea of where to start.

- e. New Mayor of Olean gave a shout out to the Land Bank and thanked them for what they are doing for the City of Olean.

**4. Next Meeting**

- a. Next meeting will be held on **Thursday, February 26<sup>th</sup> at 9:00am** at the **LV School, EDPT Conference Room.**

**b. Tentative 2026 Schedule**

- March 26
- April 30
- May 28
- June 25
- July 30
- August 27
- September 24
- October 29
- November 19
- December 17

**5. Meeting Adjourned at 9:40am**

**a. Motioned by Rick seconded by Norm. **Approved.****

NAME		NAME		NAME	
<i>Martonis, D</i>	<i>Aye</i>	<i>Keller, M</i>	<i>---</i>	<i>Abers, C</i>	<i>Aye</i>
<i>Nagle, T</i>	<i>---</i>	<i>Helmich, R</i>	<i>Aye</i>	<i>Higgins, F</i>	<i>Aye</i>
<i>Marsh, N</i>	<i>Aye</i>				