

RESOLUTION NO. 13 OF 2013

The Greater Syracuse Property Development Corporation met in Regular Session at 333 West Washington Street, Syracuse, New York, on March 18, 2013, at 12:30 P.M.

The meeting was called to order. Upon the roll being duly called, the following members were:

PRESENT: Daniel Barnaba, Mary Beth Primo, Dwight L. Hicks, James Corbett
ABSENT: Vito Sciscioli

The following Resolution was offered and duly seconded, to wit:

RESOLUTION APPROVING OF THE GREATER SYRACUSE PROPERTY DEVELOPMENT CORPORATION 2013 PERFORMANCE OBJECTIVES

WHEREAS, section 7.06 of the Inter-municipal Agreement by and between the City of Syracuse and the County of Onondaga dated as of March 27, 2012 which allowed for the creation of the Greater Syracuse Property Development Corporation (hereinafter "GSPDC") requires the GSPDC to approve Performance Objectives on an annual basis; and

WHEREAS, the GSPDC Board has been provided the proposed Performance Objectives attached to this Resolution as Appendix "A" and has had the opportunity to review the proposed Performance Objectives.

NOW, THEREFORE, BE IT RESOLVED by the GSPDC that the proposed Performance Objectives as attached to this Resolution as Appendix "A" are hereby adopted.

The question of the adoption of the foregoing Resolution was duly put to vote on a roll call, which resulted as follows:

Yes: Daniel Barnaba, Mary Beth Primo, Dwight L. Hicks, James Corbett

No:

The foregoing Resolution was thereupon duly adopted.

STATE OF NEW YORK)
COUNTY OF ONONDAGA) ss.:

I, the undersigned, Dwight L. Hicks, Secretary of the Greater Syracuse Property Development Corporation, DO HEREBY CERTIFY:

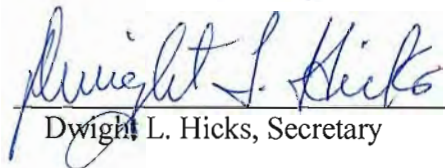
That I have compared the foregoing extract of the minutes of the meeting of the Greater Syracuse Property Development Corporation including the resolution contained therein, held on the 18th day of March 2013, with the original thereof on file in my office, and that the same is a true and correct copy of the proceedings of the Greater Syracuse Property Development Corporation and of such resolution set forth therein and of the whole of said original insofar as the same relates to the subject matters therein referred to.

I FURTHER CERTIFY that all members of said Greater Syracuse Property Development Corporation had due notice of said meeting, that the meeting was in all respects duly held and that, pursuant to Article 7 of the Public Officers Law (Open Meetings Law), said meeting was open to the general public, and that public notice of the time and place of said meeting was duly given in accordance with such Article 7.

I FURTHER CERTIFY that there was a quorum of the members of the Greater Syracuse Property Development Corporation present throughout said meeting.

I FURTHER CERTIFY that as of the date hereof, the attached resolution is in full force and effect and has not been amended, repealed or modified.

IN WITNESS WHEREOF, I have hereunto set my hand and seal of said Greater Syracuse Property Development Corporation this 14 day of MAY, 2013.



Dwight L. Hicks, Secretary

Appendix “A”

**GREATER SYRACUSE
PROPERTY DEVELOPMENT CORPORATION**

201 East Washington Street, Suite 500
Syracuse, NY 13202
Tel (315) 448-8177 Fax (315) 448-8705

2013 Performance Objectives

Preparation of annual performance objectives is required by Section 7.06 of the Intermunicipal Agreement creating the GSPDC. The 2013 Performance Objectives were approved by the GSPDC Board of Directors on March 18, 2013.

Inputs

Operational Capacity

- Secure a sustainable source of operating funds from the City and County's increased property tax collections
- Secure start-up capital
- Obtain legal services
- Obtain accounting services
- Hire an executive director
- Obtain Directors & Officers Insurance
- File for federal 501(c)(3) status
- Obtain an independent auditor for 2013 fiscal year report; establish internal controls and accounting procedures

Property Management Capacity

- Contract for liability and casualty insurance
- Contract for rental property management
- Contract for property maintenance – board-ups, lawn mowing, trash and snow removal
- Obtain property management database software, integrated with an independent GSPDC website which will automate required public disclosure of property acquisition and disposition, and that will advertise inventory available for purchase

Property Redevelopment and Disposition Capacity

- Obtain title to properties from the City of Syracuse, comprehensive foreclosure process
- Continue outreach and planning to address vacant and tax-delinquent properties in Towns and Villages
- Plan for property disposition according to guidance received from the City
- Contract for demolition/deconstruction of derelict structures owned by the GSPDC
- Contract with residential and commercial real estate broker(s)
- Contract with a general contractor for stabilization and/or partial or full rehab of strategic properties

Outcomes

Performance Goals

1. Acquire and redevelop vacant and abandoned properties in Syracuse and Onondaga County, in a coordinated manner, consistent with local municipalities' Comprehensive Plans.
2. Support the revitalization of neighborhoods and enhance quality of life for neighborhood residents.
3. Encourage investment in business districts through the assembly and marketing of commercial and industrial properties for private development.
4. Hold and maintain landmarks and properties of interest to the community in order to enable a rational planning process for their redevelopment.
5. Acquire real property or an interest in real property in order to preserve land for future public use such as for parks and recreation, the preservation of open space, view sheds, agricultural use, natural areas, or for other environmental or ecological benefits.
6. Lessen the burdens of government and act in the public interest.
7. Stabilize and grow the value of the real property tax base.
8. Enable the City to increase the property tax collection rate within the City of Syracuse, by acting as a receiver of foreclosed properties.