

**Wayne County Regional Land Bank  
16 William St, Lyons, NY  
September 18, 2025 1:00 p.m.**

**Present:** Roger Gallant (Chair), Scott Johnson (Vice Chair), Bob Ohmann, David Fantuzzo, Jim Brady, Richard VanLaeken, Kristen Scott, Brian Pincelli

**Also Present:** Kaleigh Flynn, Executive Director

**Excused:** Joyce Moyer

**Board Meeting convened at 1:01pm.**

**A motion to approve the September 18, 2025 Agenda**

Ms. Scott motioned to approve the agenda as presented. Seconded by Mr. Brady. Passed.

**A motion to approve the Minutes of the August 21, 2025 meeting.**

Mr. Fantuzzo motioned to approve the Minutes from August 21, 2025 meeting. Seconded by Mr. Ohmann. Passed.

**Treasurer's Financial Report and Payment of Bills**

Ms. Flynn reviewed the bank balance report and invoices were available to review/look over for payment.

**A motion to accept the Treasurer's Financial Report and approve payment of the September 2025 bills as presented.**

Mr. Fantuzzo motioned to accept the Treasurer's Financial Report and approve payment of the September 2025 bills as presented. Seconded by Ms. Scott. Passed.

**Proposal for Task Order #21**

Ms. Flynn reviewed Task Order #21 from LiRo Engineers for demolition designs, specifications development, and procurement services for 8 properties to be bid as one package:

- 1) 2293 Norsen Rd., Arcadia
- 2) 11627 Ridge Rd., Huron
- 3) 1840 No. 39 Rd., Savannah
- 4) 1438 Van Dyne Spoor Rd., Savannah
- 5) 6472 East Townline Rd., Williamson
- 6) 6020 Auburn St., Wolcott
- 7) 6922 Church St., Red Creek
- 8) 35 Phelps St., Lyons

The properties were received through tax foreclosure. The structures are condemned and require demolition.

Mr. Ohmann motioned to authorize the Executive Director to sign Task Oder #21 with LiRo Engineers for demolition design and procurement services for 8 properties. Seconded by Mr. Johnson. Passed.

### **Proposal to accept transfer of property 1553 N. Main St., Savannah**

The Treasurer's Office discussed the transfer of the tax foreclosed property at 1553 N. Main St., Savannah with Ms. Flynn. The property did not sell at the County's tax foreclosure auction. It is a derelict, condemned property and the Land Bank can pursue opportunities to address it.

Mr. Johnson motioned to accept the transfer of 1553 N. Main St., Savannah (Tax ID 77111-10-286748) from Wayne County, pending approval by the Wayne County Board of Supervisors at their October Board meeting. Seconded by Mr. Ohmann. Passed.

### **7537 Old Lyons Rd.**

A Phase I ESA was completed for 7537 Old Lyons Road, Lyons prior to acquisition and the report recommended additional testing in some areas due the possibility of orchard operations on part of the site according to historical maps. Ms. Flynn noted a upcoming opportunities for potential housing development at this site and the need for the reports to be completed to pursue them.

Mr. Pincelli motioned to authorize the Executive Director to approve additional testing and surveying at 7537 Old Lyons Rd., Lyons as needed. Seconded by Mr. Johnson. Passed

### **Updates**

Staff created a project webpage for the Lyons Canal Street project where information will be available throughout the projects progression. Information currently available includes property photos, descriptions, and environmental and other applicable reports.

Ms. Flynn reported that three property sales closed early September, bringing the total to 7 so far this year.

### **Adjournment**

Mr. Brady motioned to adjourn at 2:04pm and reconvene on Thursday, October 16, 2025 at 1pm. Seconded by Mr. VanLaeken. Passed.