



# NASSAU COUNTY

## LAND BANK CORPORATION

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### BOARD OF DIRECTORS

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*Member*

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*Member*

Jonathan C. Gaffney  
*Executive Director*

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### NASSAU COUNTY LAND BANK CORPORATION

#### Meeting Minutes

**Date:** May 8, 2025

**Time:** 3:00 PM – 3:55 PM

**Location:** 1 West Street

**Attendance:** All Board members were present **except Patrick.**

## Meeting Opening

The meeting was called to order at 3:00 PM.

The Board voted to approve the meeting minutes from:

**February 20, 2025,** and

**March 15, 2025 (Audit Meeting).**

## Discussion Points

### 1. 147 Harvard Street – Property Closing

Contracts are in place. M&T Bank is awaiting recapture mortgage documents from the Office of Community Development. A closing date is expected within two weeks of the meeting

### 2. HOME Funds – 7 Dewey Street, East Rockaway

The Richard Carrozza Company failed to submit a signed contract and down payment after three opportunities. Per a previous Board vote, the Land Bank has moved forward with East Modular Homes.

The Executive Director negotiated an improved offer of **\$78,500**, which is **\$10,000 more** than the previous offer.

### **3. Land Bank Conference**

Due to scheduling conflicts, the Executive Director decided to forgo participation in the upcoming conference.

### **4. Strategic Plan Discussion**

The Board expressed a desire to consult with:

Potential planning consultants, and

The Suffolk County Land Bank to understand their operational strategies.

The Executive Director will coordinate an in-person or hybrid Teams meeting with:

The **Center for Community Progress**, and

**Suffolk County Land Bank** representatives.

This discussion will support the development of a long-term strategy as the Land Bank nears depletion of its current property portfolio. The focus will be on identifying new opportunities to fulfill the organization's mission. **Adjournment**

The meeting was adjourned at **3:55 PM**.