



DANIEL P. MCCOY  
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MICHAEL P. McLAUGHLIN, JR.  
DEPUTY COUNTY EXECUTIVE

January 2nd, 2025

Hon. Joanne Cunningham, Chairwoman  
Albany County Legislature  
112 State St. Rm. 710  
Albany, NY 12207

Dear Chairwoman Cunningham:

This request is for the authorization of the sale of two County-owned properties located at 75 and 77 Clinton Avenue in the City of Albany back to the previous owners. Garland Brothers Funeral Home has owned and operated their funeral home service at the Clinton Avenue properties since 1929 and the taxes on the properties went delinquent as a result of Benjamin Garland's declining health and subsequent death in 2023. The Garland family has sufficient funds to pay \$200,000, so the current proposal is to have the County foreclose the lien and sell the parcel back to the family. The County will retain \$187k of the funds from the sale, which resolves litigation issues related to the "market value" of the properties raised by the Tyler v Hennepin County Supreme Court decision. This will be a deed-in-assignment Quit-Claim Deed sale which will protect the County from any liability issues in change of ownership.

If you should have any questions, please do not hesitate to contact me.

Sincerely,

Daniel P. McCoy  
Albany County Executive

cc: Hon. Dennis Feeney, Majority Leader  
Hon. Frank Mauriello, Minority Leader  
Rebekah Kennedy, Majority Counsel  
James Curran, Minority Counsel