

**Albany County Legislative Resolution No. 29 of 2019
SEALED BID
BIDDER SUBMISSION FORM**

127,520

INSTRUCTIONS

**THIS PROCESS WILL BE CONDUCTED ONLINE ONLY AT
WWW.ALBANYCOUNTY.COM/SEALEDBIDS**

PLEASE REVIEW PROPERTY FOLDER SHOWN ON WEBSITE

PLEASE READ ALL TERMS OF SALE CAREFULLY BEFORE BIDDING

**FILL IN ALL INFORMATION RELATIVE TO YOUR BID ON THIS BID SUBMISSION FORM.
INCOMPLETE FORMS CAN BE REJECTED.**

**PLEASE SIGN THE BIDDER CERTIFICATION ON THE BID SUBMISSION FORM OR
YOUR BID WILL BE REJECTED**

**THIS SUBMISSION MUST BE EMAILED WITHIN THE ALLOTTED TIME AS
SPECIFIED ON WWW.ALBANYCOUNTY.COM/SEALEDBIDS**

(TO SEALEDID@ALBANYCOUNTYNY.GOV)
mangos6565@icloud

**ANY QUESTIONS CONCERNING THIS FORM CAN BE EMAILED TO
BIDINFO@ALBANYCOUNTYNY.GOV**

PROPERTY INFORMATION AND BID AMOUNT OFFERED

COUNTY USE ONLY

PROPERTY INFORMATION

Property Address: 144 BROAD STREET

Municipality: CITY OF ALBANY

Tax map No: 76.73-3-42

Description: THREE FAMILY RESIDENCE

Reason for Withdrawal from Foreclosure:

Environmental Concerns

"If the tax district were to acquire the parcel, there is a significant risk that it might be exposed to a liability substantially in excess of the amount that could be recovered by enforcing the tax lien."

Disposition plan excerpt being invoked:

An amount which reflects the benefit to the community stemming from the proposed use of the property.

Amount offered by bidder: \$ 3,000.00

BIDDER INFORMATION - CONTACT AND DEED INFORMATION

*Bidder Name: ERIC Opuana

*As it will appear on County deed

Address: 430 Clinton ave albany NY 12206

Phone: 518 269 2369 Email: monqos6565@iclad.com

Preferred method of contact: ☒ Phone ☐ Email

TYPE OF ENTITY

☒ Individual

☐ Corporation

Incorporated in what state: _____ Date incorporated: _____

Authorized to do business in New York State? ☐ Yes ☐ No

☐ Partnership

Indicate type of partnership: _____

Number of general partners: _____ Number of limited partners: _____

☐ Not-for-profit

Incorporated in what state: _____ Date incorporated: _____

☐ Limited Liability Company

Formed in what state: _____ Date incorporated: _____

Authorized to do business in New York State? ☐ Yes ☒ No

☐ Sole Proprietorship

Name of Sole Proprietor: _____

REASON FOR BIDDING ON PROPERTY

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A BUILDING

- | | |
|--|--|
| <input checked="" type="checkbox"/> Renovate | <input type="checkbox"/> Occupy as owner occupant (use as primary residence) |
| <input checked="" type="checkbox"/> Rehabilitate | <input checked="" type="checkbox"/> Occupy this property as a rental |
| <input type="checkbox"/> Occupy/operate As Is | <input type="checkbox"/> Redevelop and re-sell |
| <input type="checkbox"/> Demolish/deconstruct | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> New construction | |

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A LOT

- ☐ New Construction
- ☐ Property Improvements (example: fencing, landscaping, garden/green space)
- ☐ Other _____

COMPLETE THIS SECTION IF YOU ARE SEEKING TO PURCHASE A SIDE-LOT*

- | | |
|--------------------------------------|--------------------------------------|
| <input type="checkbox"/> Fence | <input type="checkbox"/> Deck/Patio |
| <input type="checkbox"/> Landscaping | <input type="checkbox"/> Garage |
| <input type="checkbox"/> Driveway | <input type="checkbox"/> Other _____ |

Note: Bidders are responsible for verifying their respective property plan is compliant with local zoning. If the property plan does not comply with current zoning or land use laws, additional approvals may be required and are the sole responsibility of the bidder. Contact the appropriate municipality to find out more information.

PROPERTY OWNERSHIP HISTORY

If you answer YES to any of these questions, attach an explanation. Please provide complete, accurate and current information. Please be advised information provided will be independently verified.

THIS INFORMATION APPLIES TO ALL MEMBERS, PARTNERS AND SHAREHOLDERS

Do you own any properties in Albany County?
(attach a list with addresses, property type and year acquired)

☒ Yes ☐ No

Does any property you own currently have code violations?

☐ Yes ☒ No

Are you an owner of tax delinquent property?

☐ Yes ☒ No

Have you filed for bankruptcy within the past 7 years?

☐ Yes ☒ No

Have you owned property foreclosed on for tax-delinquency?

☐ Yes ☒ No

Have you or a family member previously owned the property for which you are applying?

☐ Yes ☒ No

BIDDER CERTIFICATION (PLEASE READ CAREFULLY BEFORE SIGNING)

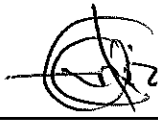
I HEREBY CERTIFY THAT:

1. I understand that by submitting a bid on the listed parcel, I am accepting the terms and conditions stated in the Albany County Disposition Plan adopted by Albany County Legislative Resolution No. 29 of 2019 "Properties which will be discretionally conveyed by the County to individuals or entities for economic development purposes" section B and all terms and conditions for the Sealed Bid process.
2. I also understand that all properties offered though the "Sealed Bid" process by Albany County are sold in "as is" condition and no warranties are made regarding property condition. The bidder assumes all responsibility to investigate, and if necessary, repair the physical condition of the properties or of any structures or improvements located on any of the properties
3. I have reviewed the online folder with information concerning this property listed on the Albany County website page www.albanycounty.com/sealedbids.
4. I understand that the Albany County Executive or the Albany County Legislature may decline my offer to acquire this property for any reason.
5. If I am the approved Bidder, upon notification I will immediately deposit the full purchase price via certified funds with the Albany County Division of Finance either by certified mail or in person as without this deposit my bid will not be forwarded to the Albany County Legislature for review.
6. I understand that all real estate taxes, past due water bills and municipal charges not in the collection of Albany County at the date of closing are my responsibly to pay. I also understand that any and all closing costs are also my responsibility.

BY ENTERING YOUR NAME(S) BELOW, YOU CERTIFY THAT YOU HAVE READ, UNDERSTAND AND AGREE TO BE BOUND BY ALL TERMS CONTAINED HEREIN AND YOU FURTHER CERTIFY THAT ALL OF THE STATEMENTS SET FORTH BY YOU IN THIS DOCUMENT ARE COMPLETE AND TRUE.

ERIC Oquana

Applicant Name (Print)



Signature

8/9/21

Date

Co-Applicant Name (Print)

Signature

Date

THIS ENTIRE FORM MUST BE SUBMITTED BY EMAIL TO SEALEDID@ALBANYCOUNTYNY.GOV
BY THE FOLLOWING DATE: AUGUST 16, 2021 12 NOON

Use the below space or attach additional sheets to indicate how your ownership and development of this property will benefit the community (attach additional supporting material as needed):

I am writing this letter in reference to the property located at 144 Broad Street in the City of Albany, I would like to put in an offer of 3,000,00 for this property, as I would like to rehabilitate it and rent it out to benefit local tenant for ~~an~~ a affordable price, I have a strong track record of renovating properties in Albany, and will rehabilitate this property so that it meets all the provisions of the City and County housing codes.

I invite you to review the rehabilitation plan for the property, that I would like to make it beneficial to the community.

I respectfully invite you to consider my application for the purchase of this property. Should you have any questions please contact me at 518 269 2369. I look forward to our collaboration and thank you for your time and consideration.

Thanks

ERIC Opuana

GENERAL COST ESTIMATE

Complete this section if bidding on a BUILDING

Estimated MATERIAL Cost: \$ 70,000 Estimated LABOR Cost: \$ 57,500

Total: \$ 127,500.00

Complete this section if bidding on a VACANT LOT

Estimated MATERIAL Cost: \$ _____ Estimated LABOR Cost: \$ _____

Total: \$ 0

Explanation of costs:

- New roof 12,000.00,
- Complete internal restoration and clean up 8,000.00
- framing and replacing insulation as well as an entire drywalling for 25,000.00
- Installing new doors and windows for 8,500.00
- painting both the exterior and interior of the property
- 6,000.00
- plumbing work as well ~~and~~ as installation of new heating ~~and~~ system 22,000.00
- Electrical work on the entire property 17,000.00
- new flooring for 26,000.00 including tiling
- Back yard landscaping 3,000.00
- Labor cost for the entire restoration: