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M. DAVID REILLY, JR.  
COMMISSIONER

JEFFREY NEAL  
DIRECTOR OF FINANCE

## MEMORANDUM

To: David Reilly, Commissioner of DMB  
From: Jeff Neal, Director of Finance  
Re: 211 and 213 Seminole Avenue, City of Albany  
Date: September 25, 2025

Per the attached title search documents, the County has foreclosed several times on the wooded vacant lots trapped between Route 85 and residential parcels along Seminole Avenue in the City of Albany.

In 2012, the most “in rem” tax foreclosure extinguished \$3,423.50 in unpaid real property taxes on these parcels. These properties have remained County owned since November of 2012.

Efforts to sell the Seminole Avenue properties via public sale and abutting owner acquisitions were made pre-pandemic. Those contacts included posting the properties, mailed letters, and direct contact by County Legislators.

As a result, 215, 219 and 221 Seminole were conveyed per Resolution 19-288 in September 2019. Based on the unique condition of these landlocked unbuildable parcels, the cost of those transfers was set at \$1.00.

The current request is from a new abutting owner of 211 and 213 Seminole. Those parcels are likewise landlocked between the requestor’s property and Route 85. I recommend that the County convey these parcels under the same conditions set forth in the 2019 Resolution.

There is no record of another request for acquisition of these parcels since 2012. The former owner has not contacted the County in 13+ years. Based on that review of the public record, I have determined that there is no potential for “surplus funds” as defined in the current NYS RPTL resulting from a 2025 sale of these properties.