

University District Housing Court Liaison Report

4/4/2017

COURT DATE	Docket #	STREET #	STREET NAME	FIRST NAME	LAST NAME	PROGRESS SINCE LAST COURT DATE	ACTION NEEDED FOR NEXT APPEARANCE	RETURN DATE	CHECK STATUS
8/12/2016	CR-13434-15	253	LaSalle	Brian	Kupchik	Property is a tenancy in common (TIC) with Joseph Cheng. Both Mr. Cheng and Mr. Krupchik have been MIA and have not communicated with their attorney who has asked to be removed from case.	Both found guilty in absentia. COB asked for a received an OTV on this property due to report of a squatter. Both fined \$13.5K. Guilty in absentia. COB reports lock boxes on doors...either bank foreclosure or property for sale.	N/A	
8/12/2016	CR-23099-15	142	Shoshone	Ronald	Leonardi	Property needs to have roof replaced. Owner occupied. Needs to have six months of on time mortgage payments to get loan to do the roof. The question is that how does an owner of a two family tank on mortgage payments.	Once loan is approved work must be contracted ASAP. Return for update.	3/24/2017 at 9:30 AM	
8/12/2016	CR-00757-10	42	Cunard	Joseph	Baudo	Son appears again with for his ailing step father. No real progress at this time. Painting pace is glacial. Paid COB Taxes according to step son but EC taxes of more than \$6K still are due so EC might well auction it off.	The property needs to be sold at auction. COB would be very pleased to see this happen sooner rather than later.	10/28/2016 at 9:30 AM	
8/12/2016	Off Housing Docket	181	Winspear	UB Students		Property owned by Jeremy Dunn. Female students moved in in June and already have at least (3) 911 calls for raucous parties, Which have included male guests urinating off the roof.	Rick Weisbeck one of the renters Uncle representing assured the court that the parties will stop. Judge assured them if not the property will be vacated. They are on the radar.	N/A	HCL asks that neighbors continue monitoring the activity at this property and immediately report any problems.
8/19/2016	CR-03889-13	2929	Main	Keystone	Corporation	Owners have a letter of intent to sell the property. The buyers are doing due diligence. The offer is for the entire parcel including 2939 Main St. Possible new student housing	Several issues remain as EC Taxes have not been paid on 2929 since 2011. Property has many issues and there are structural issues which are serious. Prospective buyers are requesting 120 days for due diligence. Interestingly that would be around the time of the EC auction. Return for status update.	12/16/2016 at 9:30 AM	
8/19/2016	CR-11372=14	384	Dartmouth	Crystal	Boling	Now she is donating the property to some NFP Scholarship organization. Front porch is collapsing due to a bowed support beam on right side of porch. Lawyer seems to be unable to control this client who is doing just exactly what she wants to do when she wants to do it. COB is looking for a trial date	Property should be on the EC auction list or the COB...time will tell if she doesn't pay EC taxes as well as other debt liens on the property. UDCDA is still ready to accept property. COB requesting an interior inspection which was granted. COB requested to notify NFP and tell them they are going into the property.	11/18/2016 at 9:30 AM	
8/19/2016	CR-22772-15	140	Carmel	Sami	Cirpilli	Hauled into housing court has had a positive effect on this defendant. Owner claims that all work is completed except for a new door.	Owner needs to get door installed and contact Inspector Laws to approve work prior to next court date. If approved and ACD will be granted.	9/30/2016 at 9:30 AM	
8/19/2016	CR-22897-15	97	Niagara Falls Blvd.	Lorayne	Simmons	Owner has been looking to Resurrection Mission for help rather than calling UDCDA ...obviously she should have called UDCDA. When she finally did call UDCDA has programs for windows and siding. This work will not cause any problems with future sale of the property specifically in regards the Historic Registry status of the entire University Park area in which this property is located.	Owner also has stated she has sewer problems also. Unknown whether UDCDA can help with the sewer problem. Return for update on course of action and aid available.	11/4/2016 at 9:30 AM	
8/19/2016	CR-02997-16	188	Englewood	Jay	Soon	Property has been for sale but sign now gone. Pre OTV study has been completed but lawyers are not showing up for court. Lawyer of record is Ed Betts who is partners with Sean Scinbourne.	Return for update on receivership.	9/16/2016 at 9:30 AM	
8/19/2016	CR-06473-15	1412	Shoshone	Doris	Kreuz	Next door neighbor is up in arms about condition of the property. Garage repairs done without permit. Paint and gutters are in need of repair. Overall condition of the property is terrible.	This is a difficult case as it would seem that the owner may be unable to understand the severity of her situation. She simply refuses to show up. Rumored to be a Buffalo School teacher.	9/2/2016 at 9:30 AM	