

University District Housing Court Liaison Report

3/11/2016

#	COURT DATE	Docket #	STREET #	STREET NAME	FIRST NAME	LAST NAME	PROGRESS SINCE LAST COURT DATE	ACTION NEEDED FOR NEXT APPEARANCE	RETURN DATE	CHECK STATUS
1	2/5/2016	CR-03797-13	175	Parkside	CitiMortgage Inc.		COB is satisfied that all repairs have been completed in an acceptable manner. COB requested guilty plea to Violation #1 and a fine as per agreement with attorney.	Property is under contract for sale, expect to close in 30 days. Banks fined \$600.00 30 days pay. ACD granted	N/A	PCA area property
2	2/5/2016	CR-06522-15	738	East Amherst	Helen	Gidney	Foreclosure that CitiBank walked away from...bank stopped paying taxes and property was auctioned by COB and deed has not transferred at this time.	House is on the COB Demo list. Return on a short turn around	4/8/2016 at 9:30 AM	
3	2/5/2016	CR-19295-15	237	Winston	Stephan	Wargo	Owner filed for bankruptcy which stopped the foreclosure. Bank did not take the property and it is now up for sale. Owner is now living OOT	Court has given owner time to get property sold. Return for update on sale which must be completed...should not be a problem on this street.	6/17/2016 at 9:30 AM	HCL will notify interested buyers.
4	2/5/2016	CR-11649-14	50	Carmel	Renee Quale	Carl Scibetta	Ms. Quale, Scibetta 's sister is deceased. Mr. Scibetta applied to UDCDA for help fixing this property thinking he could a loan. Qualifications were not even close.	COB will right a new case against Mr. Scibetta. He has been advised to either fix it or sell the property. Claims to have ordered new windows.	6/17/2016 at 9:30 AM	HCL will notify interested buyers.
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6	2/19/2016	N/A	43	Tyler	Buffalo Student	Housing LLC	Immediate OTV due to drug bust yesterday. Effective in 72 hours.	The arrest of occupants was the result of joint property task force of both EC Sheriff Deputies and the BPD. This was a multiple city organization of illegal drug distribution.	N/A	
7	2/19/2016	CR-13859-15	127	Poultney	Midland	Mortgage	Bank "bought" the property at auction as no one bid. They are now in the process of making necessary repairs on the property.	Bank Attorney requested time to make repairs and put the property up for sale. As of this date the deed has not transferred to the bank on the EC property web site.	5/26/2016 at (
8	2/19/2016	CR-22749-15	108	Carmel	Robert	Brindisi	A skip trace seems to indicate that the owner is residing at the property. Puts the RR fees in question currently.	Inspector Laws (now being covered by Inspector Collins) cited the owner for non permitted siding install as well as foundation issues. 1/15 Inspection shows no progress. Return for further proceedings	3/4/2016 at 9:30 AM	
9	2/19/2016	CR-23099-15	142	Shoshone	Ronald	Leonardi	Owner claims being unemployed for the last year and thus unable to make repairs. Questionable as this property is a double...what is happening with the rent money??	Painting needs to be completed on front and back including garage. Roof also needs attention. Owner referred to UDCDA for possible loan/emergency repair assistance.		
10	2/19/2016	CR-00977-15	70	Merrimac	Sean	Potter	Property purchased by Kevin T Mcnerney who resides in Clarence and reportedly owns additional properties in the University District under a company name.	EC web site doesn't show deed transfer as yet. Case against Mr. Potter is dismissed in the name of justice. New owner needs to fix property ASAP.	N/A	HCL request that neighbors keep close watch on this property and to report any lack of rapid start of repairs.
11	2/19/2016	CR-15206-15	158	Phyllis	Joyce	Randall	Father was a hoarder and let the property deteriorate over n=many years. Since his passing a new roof and stairs have been installed.	Daughter has contractor with a construction company to complete the remaining repairs to facilitate the sale of the property. Return for update on progress.	6/17/2016 at 9:30 AM	
12	2/19/2016	CR-91295-15	237	Winston	Stephan	Wargo	Property is for sale at this time as the OOT owner has paid rental registry fees up to date.	Return for progress of sale.	6/17/2016 at 9:30 AM	
13	2/26/2016	CR-02314-15	188	Westminster	Shadia	Islam	This is an ECHD case which was in court for arraignment. The property is inhabitable due to low or non existent water pressure.	This property is in the "Promise Neighborhood" so it needs quick action. Also the property transferred three times last year and ended up with Shadia who I'll bet doesn't even know she owns a property. She is away at school according to her parents who appeared. Unfortunately not illegal. Interior order ordered and must pass before it is occupied. Return for Inspectors report.	4/15/2016 at 9:30 AM	