

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
1	11/4/2016	CR-00757-10	42	Cunard Rd.	Joseph	Baudo	Very little progress...son James has a new job so another family member wheeled Mr. Baudo into court. Property was saved from EC Auction when some of the back taxes were paid.	HCL has checked and it would seem that no one has contacted UDCDA for relief or requested an appointment for an intake interview. New family member is involved and promised that contacts will be made ASAP.	5/12/2017 at 9:30 AM	HCL will continue to monitor progress
2	11/4/2016	CR-22897-15	95	Niagara Falls Blvd	Lorayne	Simmons	Ms. Simmons has applied to UDCDA to participate in the FHLB program to pay for the siding and windows on her house. She is unable or unwilling to sell the property and is unable to keep it up on her own.	This property has been in disrepair for years and the roof was replaced with an FHLB loan and thus she can't qualify until early 2017. Early in 2017 UDCDA will facilitate another FHLB if all qualifications are met.	4/14/2017 at 9:30 AM	
3	11/4/2016	CR-12967-16	423	LaSalle	423 LaSalle Ave.	Trust	Address for LLC is a vacant address.	County is owed back taxes for three years. Return for update on repairs and status/location of owners.	12/9/2016 at 9:30 AM	
4	11/4/2016	CR-16143-15	27	Millicent	Bernard	Butcher	This property should have been auctioned off by EC but never made the list. House is a mess and owner has did=one nothing to improve over the past 10 years	Owner is reported to have had a stroke. Action must be taken on trash, debris. Lawns and yards. Also needs paint. Return for next steps and further proceedings.	1/13/2107 at 9:30 AM	
5	11/4/2016	CR=08446-15	298	Davidson	Alfred	Green	Property was auctioned off by the COB in yearly auction. Purchased by the Land Bank.	Mr. Green pleaded guilty to one count and was fined \$250.00. COB wanted at least \$500.00. Case dismissed	N/A	
6										
7	11/4/2016	CR-02203-16	291	Stockbridge	Susan	Miller	Property is for sale and appears to be vacant.	Owner instructed to keep property clean and snow removed. Return for further proceedings and to determine whether it sells.	3/10/2017 at 9:30 AM	
8	11/4/2016	CR-13278-16	497	Minnesota	David	Mordue	Owner is once again a no show.	COB issued a Demo order and trial will be held at next court date	1/13/2017 at 9:30 AM	
9	11/4/2016	CR-12743-16	39	Ruspin	Edward	Neely	.Warrant issued for his arrest with \$5000 cash or bond as bail. Owner is a no show. Property is reported as vacant.	Minor repairs needed...gutters garage repairs.. but no work being done. Owner was instructed to contact UDCDA by HCL a month ago.	3/10/2017 at 9:30 AM	UDCDA asked to contact HCL with status on assistance available for this property.
10	11/4/2016	CR-15696-16	594	East Amherst	Lawrence	Sessions Jr.	Technically this property is in the University District as it is on the University side of east Amherst St. The opposite side of the street is Masten due to the most recent redistricting.	Owner is once gain a no show. EC taxes owed on this property amount to \$7500.00 and there is no update as to if they were paid...it was not on the COB In Rem.	11/18/2016 at 9:30 AM	
11	There was no court in session on November 11 2016									
12										
13	11/18/2016	CR-12693-16	153	Harriet	Garren	Baker	Property sold at COB In Rem #50 for \$4K. COB Inspector Rizzone has cited the property for roof ,fence, high grass and weeds.	Return to determine whether new owner has begun to address problems and if they have closed on the property	2/10/2017 at 9:30 AM	
14	11/18/2016	CR-11372-14	394	Dartmouth	Crystal	Bolling	Amazingly at least 3 tax liens have appeared on this property which were never exposed when the property was thought to be donated to UDCDA. It was reported that 2 of the 3 had been cleared.	This owner has wasted a lot of court time with her indecision and the court is done with this property. Trial date set for next appearance.	1/5/2017 at 9:30 AM	
15	11/18/2016	CR-02954-16	55	Hewitt	Linda	Ng	Both of these properties have been in housing court previously for multiple violations including general maintenance issues...lawn, grass ,trash and debris	While there is some progress on one property the HCL pointed it to the Court and Ms. Ng's attorney (Mary Chen) that this owner uses housing violations as a quasi maintenance program and there isn't any proactive approach to issues arising with her properties. She owns 6 properties on Minnesota and one each on Englewood, Lisbon and Parkridge. All of them need work!!!	2/10/2017 at 9:30 AM	HCL will continue to monitor progress
16	11/18/2016	CR-02955-16	272	Parkridge	"	"	"	"	"	

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17	11/18/2016	CR-11411-16	50	Carmel	Carl	Scibetta	Owner has a buyer for the property but the deal is being held up by the bank...most likely due to the deed as his dead sister is still on the deed. He is assuming that the new prospective owner has to fix the property. The Judge informed him that until a deal is contracted he is still legally and criminally liable for the property,	Return to determine whether new owner has begun to address problems and if they have closed on the property	2/3/2017	
18	11/18/2016	CR-15696-16	594	East Amherst	Lawrence	Sessions Jr.	No show. Property vacant and not demo worthy as per the COB.	Owner found guilty in absentia and fined \$18,000.00 with an immediate lien on the property.	N/A	
19	11/25/2016	No court session as this is part of the Thanksgiving Holiday								