

# City URA Approves Land To AVM

MAY 23 1979

By TOD PORTER

The sale of a 1.2 acre parcel of land in Brooklyn Square to the AVM Corp. was approved by the Jamestown Urban Renewal Agency yesterday.

The sale of the land will complete the 40.8-acre Brooklyn Square Urban Renewal project, which cost about \$7 million and totally changed the face of that area.

Although the company has no immediate plans to develop the land, the agency agreed to sell the plot because the

company was the natural user of the land.

AVM officials had told agency members last month that the parcel is the only area its Precision Tops Division could expand onto in the future.

The company officials also said that if someone else bought the land and built close to the property line on their side, AVM would have trouble getting trucks in and out of Precision Tops.

Although the price of the property is \$9,100, the agency approved a resolution to sell the land for about \$4,500 less than that figure.

Several years ago AVM leased the property from the agency and the agreement stated that if the land were sold to AVM, a portion of the money from the lease would be counted toward the purchase.

Board member Carol Lucy questioned

if the agency had to credit the money from the lease toward the price since AVM had terminated the lease. Walter Donovan, corporation counsel, agreed that the agency was not legally obligated to allow the credit.

Despite Donovan's comment, the agency then unanimously approved the sale of the property with the credit from the lease.

Frank Costanzo, director of the Department of Development, later noted that money gained from the sale of urban renewal property goes directly to HUD and the loss will not affect the URA or the city.

The price of \$9,100 was set by the URA and HUD in the early 1970s. The assessed value of the land is about \$25,000.