**Mission Statement:**

The Niagara Orleans Regional Land Improvement Corporation (NORLIC) is a municipal partnership that works with communities to acquire vacant and abandoned properties. NORLIC’s efforts will return abandoned properties to productive use, *creating a better community for future generations.*

*❖ Create policies and procedures that guide positive development with transparency and strict adherence to the laws that govern these activities.*

The Corporation adopted the Rules and Procedures, along with a Procurement; Conflict of Interest; and Investment Policy. The Corporation also created an Acquisition and Disposition Policy that requires the approval of the municipality in which the property is located. The policy also necessitates the home municipality to outline the optimal disposition plan for the property.

*❖ Return distressed, vacant, abandoned and/or tax-delinquent property to productive use.*

The Corporation obtained and holds clear title on all of its property: a. Acquired two (2) tax-delinquent and tax-foreclosed properties in 2018.

1. The City of North Tonawanda removed 250 Miller St. from their tax foreclosure auction, requesting NORLIC to facilitate a complete renovation of the property. The City expressed a strong desire for the property to become an owner occupied residence. NORLIC marketed the property and received three offers. NORLIC selected a purchaser with a background in construction, who was committed to the redevelopment of the property. The home will be occupied by the daughter of the purchaser who is also a law enforcement officer, naturally lending to an enhanced patrol of the neighborhood.
2. Working with the Mr. Cooper Program through the National Community Stabilization Trust, NORLIC took ownership of 429 Roger Ave, North Tonawanda. The property required some improvements prior to coming onto the market. As part of the property transfer NORLIC was awarded $16,000 to make the necessary improvements. Through a bidding process NORLIC selected a contractor who performed façade repairs. Additional work is underway to prepare the house for sale.

*❖ Enhance the quality of life within neighborhoods*

The Corporation was charged with the redevelopment of Miller St., due to its location in a neighborhood on the periphery of poverty, largely due to absentee ownership. The Corporation was able to secure a guarantee of complete redevelopment and secure owner occupancy.

The Corporation engaged the neighbors of the properties to inform them of the proposed activity. There is intent to offer a neighborhood walk through at the conclusion of the rehabilitation.

*❖ Lessen the burden on local government & enhance organizational capacity*

The Corporation completely insured and secured its property in its own name. The Corporation has applied for and has been granted funding through OAG’s CRI program. This funding allowed the Corporation to hire a consultant to assist with the work that will be undertaken by the Corporation in 2019.

*❖ Build community partnerships*

In an effort to increase effectiveness in diagnosis and rehabilitation of properties, the Corporation has engaged existing partners in the community. The Corporation is working to compliment the efforts of Niagara University’s South End Housing Initiative and seeking partnership opportunities with Isiah 61, a not-for-profit that provides skills training and certifications to the unemployed.

* *Internal Controls and Reports*

The Corporation board members appoint the staff for the authority as outlined in the Corporation’s Rules and Procedures. The Board members are appointed by each of the participating municipalities. Corporation staff presents and updates the board regarding all activities as well as a financial report. Staff must receive board approval for all expenses exceeding $500.00.

Any property to be considered for acquisition by the board must be accompanied with a signed request form from the executive office of the municipality, as well as, detailed summary for the redevelopment and disposition.

The Corporation board acknowledges and understand their role in the management and implementation of the Corporation’s mission.