

**Allegany County Industrial Development Agency**

**MONTHLY MEETING**

September 8, 2016

Crossroads Conference Center, Belmont, New York

**OPENING REMARKS**

- Chairman Wood called the board meeting to order at 10:30 AM.
- Present: Jack Wood, Mike Johnsen, Rich Ewell, Judith Hopkins
- Excused: Jack Ormond
- Others Present: Cathleen Whitfield, IDA-CFO; Curt Crandall, Legislative Chairman, Dr. Craig Clark, Economic Developer

**EXECUTIVE SESSION**

- A motion was made by R. Ewell, seconded by M. Johnsen and carried to enter into Executive Session at 10:32 AM to discuss contracts.

**REGULAR SESSION**

- A motion was made by M. Johnsen, seconded by R. Ewell and carried to return to Regular Session at 10:46 AM.

**BOARD MINUTES / SECRETARY'S REPORT**

- A motion was made by R. Ewell, seconded by M. Johnsen and carried to approve the 8/18/16 Board Meeting minutes.

**TREASURER'S REPORT**

- **Abstract** – A motion was made by M. Johnsen and seconded by R. Ewell to accept the Abstract Report for the August expenses as presented for payment. Motion carried 4-0.
- **Treasurer's Report** – Motion by M. Johnsen, seconded by J. Hopkins and carried to accept the Banking Summary and Budget Report as presented.

**OLD BUSINESS / UPDATES**

- **Crossroads Maintenance** – Discussed repair of roof and exterior foyer wall. Discussed quote received to clean carpets versus replacement. Audio Care suite needs new carpeting as it has become a tripping hazard for the elderly clients. C. Whitfield to get two quotes from local carpet dealers to replace foyer, hallways, Suite 210 and large conference room. Discussed financing options for both projects.
- **Crossroads/OFA Buildings** – M. Johnsen asked the status on selling the buildings to the County. Chairman Crandall gave an update on where the County stands with this option noting it has been discussed in Executive Session with the Committee of the Whole.

Chairman Crandall agreed to take the IDA concerns to the Legislative Board regarding ownership of the two buildings. J. Hopkins noted that once the park-n-ride is completed, the property will become more marketable to the Legislative Board.

- Lufkin – There will be a joint meeting next week between John Anderson, GE, Dr. Craig Clark and Chairman Wood. December 16<sup>th</sup> is the end date for employees and all Lufkin functions have been moved to Italy where 80% of their market is. M. Johnsen inquired about the building and the ACIDA has title chain with a lease/leaseback agreement. For GE to gain the property, back taxes will have to be paid. The IDA's intent is to either put a manufacturing facility in the building or sell the building to be put back on the tax rolls.
- I-86 Development – Chairman Wood reported that he and Dr. Craig Clark are working with Tom Dolan and all three colleges to put together a spreadsheet for latent demand in our area and where visitors are coming from and how long they are staying. Gretchen Hanchett of the Tourism Office is assisting with this project. This information will be provided to the hotel prospects within the next week. Dr. Clark is still awaiting information.
- I-86 Waterline – Meetings are being set with M. Schaffron and Jimmy Joe Carlin regarding the Friendship waterline and improvements needed. System is still usable with some minor improvements. J. Smith with Municipal Solutions is also involved with the project.

#### **NEW BUSINESS**

- Regulus Energy – M. Johnsen reported they committed to submitting their business plan and he is awaiting receipt of it. Chairman Wood said he would contact them. This is a renewable energy project and may not need IDA assistance unless a PILOT Agreement is requested. Site selection is a key issue. Chairman Wood flying to Texas in 2 weeks to meet with a financier.

#### **BOARD MEMBER RESIGNATION**

- Jack Wood, Chairman, submitted his letter of resignation from the ACIDA Board effective 9/9/16. There was discussion regarding the Economic Development Office and management of the IDA. Chairman Wood noted that whichever individual runs Economic Development should run the IDA as well and he will now be concentrating his efforts on the Municipal Solid Waste project. Chairman Wood gave his 90 day notice to the Allegany County Legislature with regards to his contract with Allegany County which will end on December 30, 2016. He noted he is available to assist Dr. Clark in any way possible during the remainder of his tenure.

#### **IDA EXECUTIVE DIRECTOR APPOINTMENT**

- Chairman Wood made a motion the ACIDA Board consider appointing Dr. Craig Clark as the Executive Director of the Industrial Development Agency (IDA) effective immediately. The motion was seconded by M. Johnsen and carried with no discussion.

IDA Board members thanked Chairman Wood for his service and commitment to Allegany County.

<b>CALENDAR</b>
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- **Next Meeting:**           Thursday, October 13, 2016  
                                          Crossroads Commerce Center, Belmont, NY

<b>ADJOURNMENT</b>
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With there being no further business, a motion to adjourn at 11:57 a.m. was made by M. Johnsen, seconded by R. Ewell and carried.

Respectfully submitted,

Cathleen L. Whitfield  
Recording Secretary