

Allegany County Industrial Development Agency
MONTHLY MEETING
May 10, 2018
Crossroads Conference Center, Belmont, New York

OPENING REMARKS

- Chairman Johnsen called the board meeting to order at 9:04 AM.
- Present: Mike Johnsen, Judith Hopkins, Randy Shayler, Rich Ewell, Doug Frank and Skip Wilday
- Others Present: Craig Clark, IDA Executive Director; Cathleen Whitfield, IDA CFO

NEW BOARD MEMBER

- Chairman Johnsen introduced and welcomed new board member, Skip Wilday, giving a brief background on the IDA. Introductions were made by each board member with their history with the agency.

BOARD MINUTES / SECRETARY'S REPORT

- A motion was made by J. Hopkins, seconded by D. Frank and carried to approve the April 12, 2018 Board Meeting minutes with no comment or changes.

TREASURER'S REPORT

C. Clark discussed the bids received for replacing the doors at both entrances of the Crossroads Building. Home Glass Service was the company that submitted the lowest bid and C. Clark is confident with their work as they have done work for Alfred College. Doors will be ordered and installed after deposit check received.

- Abstract – A motion was made by R. Ewell, seconded by R. Shayler and carried to accept the Abstract Report for the May expenses as presented for payment.
- Banking Summary Reports & Bond Invoice – A motion was made by D. Frank, seconded by R. Ewell and carried to approve the April Banking summary and bond invoice presented for payment.

Executive Director Clark reported that the Maker City Project sponsored by the Allegany County Economic Development Committee will be using the IDA as a pass-through agency to receive and distribute the local sponsorship funding.

MAINTENANCE REPORT

- No significant problems to report for either building.

OLD BUSINESS

- Park-N-Ride @ Crossroads – Dave Roeske with Kheops Engineering, met with the Contractor, County DPW and Hunt Engineering to discuss the final phase of project completion. A crew will be back next week to finish grading, seeding and sealing driveway cracks. Completion of the fencing around the dumpsters will be done by a private contractor.
- Ted Hopkins Memorial – J. Hopkins reported on planting a tree at the Crossroads Center in Ted's memory. She will meet with Kier Dirlam, County Planner, to discuss a preferred area on the site.
- PM Research, Inc. – Chairman Johnsen gave a brief update on the project for new board members. A Preliminary Inducement Resolution was presented to the Board for the Agency to take official action regarding the benefit of PM Research, Inc. and a preliminary review of the application received by PM Research for ACIDA to assist with financial assistance and adoption of a PILOT Agreement for their project. **A motion was made by R. Ewell, seconded by J. Hopkins and carried to approve a Preliminary Inducement Resolution and to notify the three taxing entities before a Final Inducement can be approved.**

NEW BUSINESS

- Belvidere-Friendship Waterline – A resolution was presented to accept and proceed with the “Acquisition by Eminent Domain of an Interest in Real Property Consisting of a Utility Easement Located at SBL 158.-1-50 (Town of Amity) & 157.-1-13 (Town of Friendship).” C. Clark reported that the owner of said property has died and no probate has been done by family members. He has spoken with the family and eminent domain is the only physical way to get easement permission for the waterline and the family is okay with this procedure. **A motion was made by J. Hopkins, seconded by M. Johnsen and carried to approve moving forward with the Eminent Domain process.**
- Sweetwater Media – C. Clark reported the company received a PILOT Agreement several years ago and has had 14-15 employees. The agency changed locations and currently has only 4 employees. A resolution was presented for the Agency to take official action regarding the Sweetwater Media Building, SBL # 025800, 27.13-2-48, Town of Hume, whereas, the facility is no longer being used in accordance with the Resolution of the Agency and the Executive Director and Counsel to the Agency are directed to remove the tax exemption so that the property is placed back on the tax rolls in the non-exempt category. Sweetwater understands the removal of tax exemption and has been notified of the action after discussion. **A motion was made by D. Frank, seconded by S. Wilday and carried to proceed with said Resolution.**
- Stilly Enterprises – C. Clark reported that the PILOT application has been received. The Agency needs to obtain consent from the Chair of the Allegany County Legislators before granting a PILOT Agreement and then a Public Hearing will need to be set. R. Shayler questioned if the PILOT would be a standard one as the owners would like to grieve their current assessment and concerned if that would affect the PILOT process. C.

Clark commented it would be a five-year abatement schedule, then a sliding scale. It would be beneficial for owners to proceed with grieving assessment as it would benefit them after the five year abatement.

EXECUTIVE SESSION

- A motion was made by J. Hopkins, seconded by D. Frank and carried to enter into Executive Session at 9:40 a.m. to discuss contracts.

REGULAR SESSION

- A motion was made by R. Ewell, seconded by M. Johnsen and carried to return to Regular Session at 9:55 a.m.

UPDATES – CRAIG CLARK

- Bio-Refinery / Alfred State College – C. Clark reported he just returned from a week-long Germany Global Marketing Event where there were discussions regarding the Bio-Refinery and Siemens, who is a partner with the project. There was no discussion regarding the Wellsville Siemens Plant.
- IDA Owned Friendship Property – C. Clark will refer the DEC request for access to the property to Hodgson Russ when called.

GOOD OF THE ORDER

- None.

CALENDAR

- **Next Meeting:** Thursday, June 14, 2018 @ 9:00 AM
Crossroads Commerce Center, Belmont, NY

ADJOURNMENT

With there being no further business, a motion to adjourn at 10:03 a.m. was made by R. Ewell, seconded by R. Shayler and carried.

Respectfully submitted,
Cathleen L. Whitfield
Recording Secretary