

DELAWARE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Date: November 16, 2012

Time: 11:00 a.m.

Place: Delaware County eCenter
5 ½ Main Street, Delhi NY

Present: James Thomson, Chairman
Glenn Nealis, Executive Director
William Willis, Economic Development Specialist
Scott White, Vice-Chairman
Bruce Dolph
Tabitha Byam
William Gross
Andrew Matviak
George Bergleitner, Secretary
Carol Jean Finch

Absent:

The November 16, 2012 meeting of the Delaware County Industrial Development Agency was called to order by Chairman Jim Thomson.

A motion by, Bruce Dolph second by George Bergleitner, to approve the draft minutes of the October 19, 2012 meeting; motion passed.

Glenn reviewed the treasurer's report. A motion by, Bruce Dolph second by Carol Jean Finch to approve the treasurer report; motion passed

Bill Willis reviewed the loan report. Eric Jervis sent a default letter to Leatherstocking. Board discussed Sweat Peas. A motion by, Andy Matviak second by George Bergleitner, to approve the loan report; motion passed

The following invoices were presented for approval:

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|--|------------|
| Cardio Club | -23,345.24 |
| Land Title of America, Inc. | -859.00 |
| Delaware County IDA | -95.76 |
| Harlem & Jervis | -700.00 |
| Rural Health Network of South Central NY | -35.00 |
| NYS Dept of Environmental Conservation | -100.00 |
| Ben Krom | -35,000.00 |
| C&S Companies | -5,854.00 |
| Chazen Engineering | -12,878.28 |

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|-------------------------------------|-----------|
| Dente Engineering | -1,690.00 |
| Leo Surveying | -8,700.00 |
| NYS DEC | -200.00 |
| Cedarwood Engineering Services PLLC | -1,588.67 |
| Petty Cash | -91.00 |
| Verizon Wireless | -52.54 |
| Thomas F. Leo, LS.PC | -1,400.00 |
| Maple Shade Farm | -50.00 |

A motion by Bruce Dolph, second by George Bergleitner, to approve the invoices; motion passed.

A motion by Scott White, second by Bruce Dolph, to approve the receipts and disbursements; motion passed.

Presentation by Jim Waters of the Catskill Forest Association: Jim Waters presented to the board his Fleischmann's Community Heat Project. Board asked questions and discussed.

Amphenol: Glenn Nealis updated the board. Glenn handed out updated information on the expenditures for Amphenol. We don't have the EDA money yet. We have run into some issues with that. They are limiting us on several of the properties that we bought. We have received approval from the Army Corp and DEC this week to move forward with the project. Andy informed the board that Rick Aitkens had forwarded him a logo to put on the sign for Amphenol and he was very pleased that we were putting up a sign.

Leatherstocking Healthcare Facility: Jim Thomson updated the board. A motion by Bruce Dolph, second by George Bergleitner, to approve writing a letter to show local support; motion passed.

Hancock Compressor Station (Millennium) – Interim Sales Tax Agreement: Millennium had requested an interim sales tax agreement that would cover the period prior to us entering into a formal PILOT agreement but some issues came up and decided to not go forward with it. The hearing is scheduled for December 4th at 6:00pm.

Mountainside Farms: Glenn Nealis informed the board that he had a meeting with them. They hired a new vice president. He is not going to be a long term employee. He was brought in to revamp Mountainside Farms and to create a new direction for growth within that division of the company. He may be interested in some workforce development training going forward. They make a lot of the base ingredients for yogurt. They feel that with minimal investment they can produce a final product there. They have space that they are not currently using and could move into there with this yogurt line. That project would be around \$3 million and would create 20 to 25 jobs.

Wissahickon Facility: Glenn handed out an analysis on what it would take to rehab the Wissahickon facility. Glenn updated the board on what it would take to secure the building and discussed making minimal improvements to the driveway. If the board agrees the county would sell us the building for \$1 if we agree to make up the cost for the engineering analysis and the back taxes when we sell the building. Board discussed marketing the building and sales agreement. A motion by Scott White, second by Bruce Dolph, to approve Glenn to present the county with a sales agreement to purchase for \$1 and will pay them back for the study and the property taxes; motion passed.

Greene Lumber: Glenn updated the board.

The floor was opened for the discussion of any Old and New business; Scott White complimented Glenn Nealis and Jim Thomson on the letter they wrote to FERC. Andy Matviak asked how funding would be affected here with the flooding that occurred downstate with Hurricane Sandy. Jim Thomson commented that funds are getting pushed back. Andy also asked about the water bottling plant. Bill Willis commented that right now nothing is going on with it. Bill Willis updated the board on Angus and Ale.

Meeting was adjourned in form.

DELAWARE COUNTY LOCAL DEVELOPMENT CORPORATION

Date: November 16, 2012

Time: 11:00 a.m.

Place: Delaware County eCetner
5 ½ Main Street, Delhi, NY

Present: James Thomson, Chairman
William Willis, Economic Development Specialist
Glenn Nealis, Executive Director
Scott White, Vice-Chairman
Bruce Dolph
Tabitha Byam
William Gross
Andrew Matviak
George Bergleitner, Secretary
Carol Jean Finch

Absent:

The October 19, 2012, meeting of the Delaware County Local Development Corporation was called to order by Chairman James Thomson.

A motion by, Scott White second by Bruce Dolph, to approve the draft minutes of the October 19, 2012 meeting; motion passed.

Glenn Nealis reviewed the treasurer's report. A motion by, Bruce Dolph second by Scott White, to approve the treasurer report; motion passed

Bill Willis reviewed the loan report. Bill talked to Sal and he gave us four payments. The judgment for JAMS came back in our favor and they assigned a referee. Jervis is going to put together the paperwork that outlines all of our expenses. They will advertise for four weeks for a foreclosure sale and then it will go up for auction. A motion by, Andy Matviak second by George Bergleitner, to approve the loan report; motion passed

The following invoices were presented for approval:

Operating Account

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|--------------------------------|------------|
| Susan's Pleasant Pheasant Farm | -20,000.00 |
| Now & Then Video | -3,700.00 |
| Delaware County Treasurer | -3,470.77 |
| Ross Hamilton | -686.89 |

| | |
|-----------------------------------|------------|
| NYS Urban Development Corporation | -800.00 |
| Wigdor Mendlovic | -50,000.00 |
| Milton Valk | -10,000.00 |

A motion by Bruce Dolph, second by George Bergleitner, to approve the invoices; motion passed.

The floor was opened for the discussion of any Old and New business; No old or new business was presented.

Meeting was adjourned in form.