

DELAWARE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Date: May 24, 2013

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
Bruce Dolph
Lori Paulson
George Bergleitner, Secretary
Scott White, Vice-Chairman
Mike O'Brien
Nicole Franzese

Absent: Carol Jean Finch
Tabitha Byam
Andrew Matviak

The May 24, 2013 meeting of the Delaware County Industrial Development Agency was called to order by Chairman Jim Thomson.

A motion by, Scott White second by Bruce Dolph, to approve the draft minutes of the April 19, 2013 meeting; motion passed.

The following invoices were presented for approval:

Erie and Niagara Insurance Association	-349.22
Catskill Development Foundation	-135.00
Unlimited Conferencing	-50.79
Cedarwood Engineering Services PLLC	-4,049.67
The Daily Star	-500.13
Verizon Wireless	-52.40
Chazen Engineering	-3,619.00
Chazen Engineering	-1,039.50
Chazen Engineering	-385.00
Fed Ex	-23.97
Catskill Development Foundation	-35.00
Catskill Development Foundation	-1,000.00
Thomas F. Leo, LS.PC	-585.00
Thomas S. Leo LS, PC	-765.00
Fed Ex	-28.56
Sunoco	-30.01
Roy Rogers	-7.52
Holiday Inn Express	-22.00
Pennsylvania Turnpike	-42.05

A motion by Bruce Dolph, second by Scott White, to approve the invoices; motion passed.

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

Glenn Nealis reviewed the treasurer's report. The savings account includes \$75,000 of Amphenol's partial payment of their PILOT fee and also reflects a partial payment from Millennium Pipeline for the Hancock compressor station. The Bank of Cooperstown line of credit doesn't include our April and May interest charges. A motion by George Bergleitner, second by Bruce Dolph, to approve the treasurer's report; motion passed.

Bill Willis reviewed the current loan report. Larry with A-1 is driving tractor trailer and is going back to doing some building stuff when he is not doing runs so he can pay us off. He is selling the bucket truck after he makes some repairs. We filed a default on Jenlid. George Bergleitner informed the board that they are selling items from the building. The board suggested that we talk to our attorney. Our lawyer has sent default letters to the three principles of Leatherstocking. They are looking into the real estate that the three principles own. Lucky Dog Hamden Inn is still paying and has the restaurant open three days a week. Shady Lady is going through the board of health and is working with the liquor control board. She is having her grand opening June 21st. A motion by George Bergleitner, second by Bruce Dolph, to approve the loan report; motion passed.

Review of Audit: A motion by Scott White, second by Bruce Dolph, to accept the audit; motion passed.

Summary of DEP Meeting: Bill Willis provided an overview on the project and the meeting.

Belleayre Resort Update: Glenn Nealis passed out a resolution that the county approved at Wednesday's meeting. A motion by Bruce Dolph, second by George Bergleitner, to approve Glenn to draft a resolution in support of the Belleayre project; motion passed.

Force Place Insurance Proposal: A motion by Scott White, second by Bruce Dolph, to approve; motion passed.

AJS Facility Update: Bill Willis updated the board. We received the plans and had a pre bid meeting. It was sent out to seven contractors. One of the contractors had a suggestion on drainage so Lee from Delta Engineering is going to revise his plans a little bit. We should have the estimates on June 7th. Lee's recommendation is to take the lowest bidder. Glenn Nealis informed the board that we had agreed to \$250 a square foot. On an annual basis that would be \$53,750 in rent. Through the end of this year we are tied to an agreement with the communities where we are making PILOT payments. The lease is going to be a seven month lease. Board discussed.

Amphenol Project Update: Glenn updated the board on Amphenol expenses.

The floor was opened for the discussion of any Old and New business; Scott White commented that he thought the IDA should support Leatherstocking's efforts to bring natural gas to the community and do a press release in support of it. A motion by Bruce Dolph, second by Scott White, to approve supporting the project and make public the support via press release to all papers; motion passed.

Jim Thomson updated the board on the Catskill Mountain Artisans Guild. A motion by Scott White, second Bruce Dolph, to approve a \$5,000 grant; motion passed.

The board discussed the Deposit Movie Theatre and Millennium Funds. A motion by Bruce Dolph, second by George Bergleitner, to approve creating a \$10,000 loan for the theatre and forgiving \$5,000 immediately, repayments on the remaining \$5,000 will be worked out; motion passed.

Meeting was adjourned in form.

DELAWARE COUNTY LOCAL DEVELOPMENT CORPORATION

Date: May 24, 2013

Time: 11:00 a.m.

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

Present: James Thomson, Chairman
William Willis, Economic Development Specialist
Glenn Nealis, Executive Director
Bruce Dolph
Tabitha Byam
George Bergleitner, Secretary
Scott White, Vice-Chairman
Mike O'Brien
Nicole Franzese
Lori Paulson

Absent: Carol Jean Finch
Tabitha Byam
Andrew Matviak

The May 24, 2013, 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 March 15, 2013 meeting; motion passed.

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

The current loan report was reviewed. The judge signed the foreclosure agreement for JAMS. Margaretville Lodging is paid off. Glenn did a release of mortgage for Northeast Fabricators. Glenn Nealis informed the board that 20% of the WB Delhi loan was forgiven. A motion by George Bergleitner, second by Bruce Dolph, to approve the loan report; motion passed.

The following invoices were presented for approval:

Operating Account

Green Thumb	-4,000.00
Robert Vitti	-11,000.00
NYS Urban Development Corporation	-640.00

A motion by Bruce Dolph, second by Scott White, to approve the invoices; motion passed.

A motion by Scott White, second Bruce Dolph, to approve a \$10,000 grant to Catskill Mountain Artisans Guild requiring that \$5,000 of the LDC funds will be used to repay a portion of the loan provided by the IDA; 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.