

## DELAWARE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

**Date:** August 28, 2015

**Time:** 11:00 a.m.

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

**Present:** James Thomson, Chairman  
Scott White, Vice-Chairman  
Glenn Nealis, Executive Director  
William Willis, Economic Development Specialist  
Bruce Dolph, Treasurer  
George Bergleitner, Secretary  
Tabitha Byam  
Mike O'Brien  
Andrew Matviak

**Absent:** Carol Jean Finch

The August 28, 2015 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 July 24, 2015 meeting; motion passed.

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

Bill Willis reviewed the loan report. Bill spoke with Larry from A-1 Home Improvement regarding the remaining collateral. Board discussed options on selling the bucket truck. Bill informed the board that Suzi's Bakeshop is now on bi-weekly payments. A motion by, Bruce Dolph second by George Bergleitner, to approve the loan report; motion passed.

The following invoices were presented for approval:

### IDA Operating Account

Unlimited Conferencing	-9.27
Cedarwood Engineering Services PLLC	-1,571.10
Thomas F. Leo, LS.PC	-280.00
Lonnie Ridgeway Associates, Inc.	-1,500.00
Verizon Wireless	-52.75
Mirabito#18	-5.00
Harry W. Hawley, Inc	-1,444.00
Thomas Gallagher	-600.00
Delaware County Clerk	-135.00
Delaware County IDA	-52.60
Harry W. Hawley, Inc	-621.00
Delaware County Clerk	-55.00

Thomas Gallagher	-750.00
Harry W. Hawley, Inc	-774.00
Gregg & Maria Kujawski	-117,768.40
Casella Waste	-115,416.16
Del. Co. Elect. Coop.	-1,313.95
Fed Ex	-26.00
Cross Roads Cafe	-73.71

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

Enviro Energy: Glenn updated the board. May Miller has been in contact with us since June. We are trying to help them find a buyer. Delaware and Otsego County are in the same position. Otsego County has agreed to give Enviro Energy six months of interest only payments predicated on them actively selling the business. If the business is not sold in six months then they are going to call the loan. Glenn asked the board if they would agree to the same terms as Otsego County. A motion by Andrew Matviak, second by Bruce Dolph, to approve; motion passed. Scott White abstained.

Roxbury Mountain Maple: A motion by Scott White, second by Bruce Dolph, to approve; motion passed.

#### Project Updates

Amphenol: Glenn updated the board.

SSI – Everything is going good. The steel is up and the roof is on.

Casella: We closed on Casella.

Green Lumber: Green Lumber is currently under construction.

Delhi Rehab: They announced this week that they are coming.

RARP: Since waiving the flood related all projects have been lined up.

212 Brewery: They are formally under contract and we will close in October. We received their \$5,000 nonrefundable deposit this week. Board discussed the debt to the county for the back taxes and agreed to pro rate.

Housmand Design: We are submitting an application through Stamford.

Eklunds: They are working with CADE to rebrand and are working on getting CADE to recommend them as a quality source of processing. CADE would like to do a survey as long as the Eklunds agree for past customers to find out what they liked and disliked to find out what issues they need to address.

Acco: We made them an offer. They were very pleased the IDA made an offer and are working on it.

Constitution Pipeline: They are stalled with getting the state permits. The permits should be approved around Labor Day.

Hancock volunteer ambulance service: Glenn gave an update on a meeting he had with them. Board discussed.

Chapel Hill: We amended the PILOT and received their fee.

Efficiency Study & Tax Cap: Jim talked to the board about the discussion that he had with Wayne Reynolds and why DPW does not support. Board discussed.

Other Old/New Business: The board discussed the closing on the two buildings on Winkler Road. Jim Thomson commented that the property looks good.

Meeting was adjourned in form.

**DELAWARE COUNTY LOCAL DEVELOPMENT CORPORATION**

**Date:** August 28, 2015

**Time:** 11:00 a.m.

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

**Present:** James Thomson, Chairman  
Scott White, Vice-Chairman  
Glenn Nealis, Executive Director  
William Willis, Economic Development Specialist  
Bruce Dolph, Treasurer  
George Bergleitner, Secretary  
Tabitha Byam  
Mike O'Brien  
Andrew Matviak

**Absent:** Carol Jean Finch

The August 28, 2015, meeting of the Delaware County Local Development Corporation was called to order by Chairman James Thomson.

A motion by, Andrew Matviak second by Bruce Dolph, to approve the draft minutes of the July 24, 2015 meeting; motion passed.

The following invoices were presented for approval:

**Operating Account**

Empire State Development	-640.00
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A motion by Bruce Dolph, second by George Berglitner, to approve the invoices; motion passed.

Leatherstocking Timber: A motion by, Bruce Dolph second by George Bergleitner, to approve the funds solely coming out of IRP 2; motion passed.

Delaware River Basin Stone: Bill presented. A motion by, Bruce Dolph second by Scott White, to approve; motion passed.

The floor was opened for the discussion of any old and new business; No old or new business to discuss.

Meeting was adjourned in form.