

## DELAWARE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

**Date:** November 30, 2018

**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  
Bruce Dolph  
Flerida Santana  
Tabitha Byam  
Mike O'Brien  
Andrew Matviak

**Absent:** George Bergleitner, Secretary

The November 30, 2018 meeting of the Delaware County Industrial Development Agency was called to order by Chairman Jim Thomson.

A motion by, Mike O'Brien second by Scott White, to approve the draft minutes of the October 26, 2018 meeting; motion passed.

National Academy of Science: Kristen Jenke gave an update to the board. A motion by, Scott White second by Bruce Dolph, to approve Glenn to pay for the dinner meeting with the representatives of the National Academy of Science and Economic Development; motion passed.

Glenn Nealis reviewed the treasurer report. A motion by, Andrew Matviak second by Scott White, to approve the treasurers report; motion passed.

Glenn Nealis updated the loan report. A motion by, Mike O'Brien second by Bruce Dolph, to approve requiring automatic payments for any new loans starting the first of the year; motion passed. A motion by, Andrew Matviak second by Scott White, to approve the loan report; motion passed.

The following invoices were presented for approval:

### IDA Operating Account

Cedarwood Engineering Services PLLC	-2,385.00
NYSEG	-1,192.24
AM&T	-1,135.36
Gary's Countryside Septic Service, LLC	-875.00
Allen Plumbing, Heating, & Septic Service	-875.00
Cummins	-3,155.00
Daily Star	-138.51
Village of Walton	-63.37
Delaware County Treasurer	-3,687.94
LeChase Construction Services, LLC	-5,282.50

Commissioner of Motor Vehicles	-5.00
Commissioner of Motor Vehicles	-5.00
Commissioner of Motor Vehicles	-5.00
Commissioner of Motor Vehicles	-5.00
ZMK Construction	-22,528.24
Town of Sidney	-1,710.93
Village of Sidney	-9,782.19
Bainbridge-Guilford CSD	-12,805.28
Delaware County IDA	-93.15
Delaware County IDA	-20.00
O'Neills Shire Pub	-11,886.85
Mac's Brew Tavern	-30,000.00
Catskill Food Company	-80,000.00
Mac's Brew Tavern	-15,000.00
Schmidt Trucking	-1,050.00
Unlimited Conferencing	-27.39
Schmidt III Trucking	-700.00
NRC NY Environmental Services, Inc.	-7,898.00
Verizon Wireless	-53.12
My Hero	-90.72
Amazon	-28.98
Del. Co. Elect. Coop.	-1,643.79
Cedarwood Engineering Services PLLC	-4,275.00
Cedarwood Engineering Services PLLC	-4,006.00
NYSEG	-985.83
Catskill Regional Harvest	-10,000.00

A motion by Andrew Matviak, second by Scott White, to approve the invoices; motion passed.

IDA Pump Station Project: Glenn updated the board. We were just informed that the pumps that were supposed to be delivered and installed December 14<sup>th</sup> have been delayed. Everything else is moving along well. The IDA is fronting the money and will be reimbursed by the industries. Friesland has decided to pay their portion in advance.

Opportunity Zones Program: Glenn presented to the board. The program provides tax credits to investors who invest in certain impoverished or disadvantaged areas. Those disadvantaged areas are designated by census block. In order to be eligible, the census block must meet low income and demographic criteria, or it must be adjoining to a census block that meets the criteria. They are designated by region. The Southern Tier region could make recommendations for 21 designations. The areas we designated are in the Walton, Deposit, Tompkins, Masonville and Sidney area. We ended up getting our top three.

CDBG Program Income: A motion by Bruce Dolph, second by Andrew Matviak, to approve converting the ten existing loans to grants as long as they are current as of December 31<sup>st</sup>; motion passed.

Other Old/New Business: No old or new business. Jim Thomson informed the board about a 38 acre hemp farm in Windsor. They just finished their first harvest and are looking to build a processing plant in Delaware County.

**DELAWARE COUNTY LOCAL DEVELOPMENT CORPORATION**

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**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  
Bruce Dolph  
Flerida Santana  
Tabitha Byam  
Mike O'Brien  
Andrew Matviak

**Absent:** George Bergleitner, Secretary

The November 30, 2018 meeting of the Delaware County Industrial Development Agency was called to order by Chairman Jim Thomson.

A motion by, Mike O'Brien second by Andrew Matviak, to approve the draft minutes of the October 26, 2018 meeting; motion passed.

Glenn Nealis reviewed the treasurer report. A motion by, Scott White second by Flerida Santana, to approve the treasurers report; motion passed.

Glenn Nealis updated the loan report. Leatherstocking Timber fell behind. We received double payments in November and are expecting double payments in December. A motion by, Flerida Santana second by Scott White, to approve the loan report; motion passed.

The following invoices were presented for approval:

LDC Operating

Delaware County IDA	-46,600.00
Delaware County IDA	-30.00
Delaware County LDC	-50.00
Carly Walas	-800.00
Delaware County Clerk	-75.00
Franklin Eyewear	-24,445.00
Marion Beverage	-78,526.00
Delaware County Clerk	-50.50
Andrew Kiraly	-5,025.50

A motion by Andrew Matviak, second by Scott White, to approve the invoices; motion passed.

Lucky Dog – Modification Request: A motion by Scott White, second by Bruce Dolph, to reduce payments from \$800 a month to \$500 and to extend the loan another two years; motion passed.

Wishing Well - \$62,500 Loan Request: A motion by Bruce Dolph, second by Mike O'Brien, to approve the loan with a co-equal first with the Village of Sidney; motion passed. The board agreed to share attorneys to keep closing cost down.

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

Meeting was adjourned in form.