

DELAWARE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Date: February 28, 2020

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
George Bergleitner, Secretary
Bruce Dolph
Mike O'Brien
Flerida Santana
Tabitha Byam

Absent: Andrew Matviak

The February 28, 2020 meeting of the Delaware County Industrial Development Agency was called to order by Chairman Jim Thomson.

Hancock Partners: They received a grant and would like to hire an economic development person to handle the Hancock area. Chris Gross asked if the IDA would consider looking at a parcel in Hancock for a small industrial park. Glenn will invite Chris to a meeting in March or April to present.

Catskill Regional Harvest: Nicole provided a profit and loss statement. She has reached out to Flerida and Scott to see if they would be willing to serve on a formal advisory board for the project. In the future we may get request for a revolving line of credit to get through the tougher months.

A motion by, George Bergleitner second by Bruce Dolph, to approve the draft minutes of the January 24, 2020 meeting; motion passed.

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

Glenn Nealis updated the loan report. A motion by, George Bergleitner second by Bruce Dolph, to approve the loan report; motion passed.

The following invoices were presented for approval:

IDA Operating Account

Village of Walton	-58.20
Unlimited Conferencing	-32.87
Arch Insurance Group	-112.40
C. E. Kiff, Inc.	-481.09
Cedarwood Engineering Services PLLC	-3,135.89
Hemp Symposium	-53.50

Mirabito	-321.75
Town of Andes	-836.59
Verizon Wireless	-53.43
Glenn W Nealis	-789.27
Delaware County IDA	-20.00
Matthew Ross	-11,980.00
Bagels and Cream	-74.96
EFTPS	-33.60
NYS Employment & Contributions & Taxes	-142.83

A motion by George Bergleitner, second by Florida Santana, to approve the invoices; motion passed.

Occupancy Tax Update: The deadline for applications was February 14th. We received 51 applications totaling \$147,685. We have \$115,000 for bed tax funding to support those request. In addition, we have \$115,000 for proposals to be submitted by the Tourism Promotion Agent. The tourism advisory board will be meeting on March 10th.

Site Development Projects: Evan updated the board on the three sites that are in some phase of development. Glenn met with John Huff to discuss his concerns about the Village flood mitigation work. He is concerned that fixing flood issues in one location may make things worse in the Industrial Park.

Beaver Mountain Log Homes - \$63,490 loan request: A motion by Scott White, second by George Bergleitner, to approve; motion passed.

Other Old/New Business: Glenn received a request from Shephard Repair. He would like to be named an agent for the IDA for the work being done on the building we own and are leasing to him. A motion by Bruce Dolph, second by Mike O'Brien, to approve; motion passed.

A motion by Scott White, second by George Bergleitner, to enter executive session to discuss past due loan payments and two contractual items; motion passed.

A motion by Scott White, second by George Bergleitner, to exit executive session; motion passed.

Meeting was adjourned in form.

DELAWARE COUNTY LOCAL DEVELOPMENT CORPORATION

Date: February 28, 2020

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
George Bergleitner, Secretary
Bruce Dolph
Mike O'Brien
Flerida Santana
Tabitha Byam

Absent: Andrew Matviak

The February 28, 2020 meeting of the Delaware County Industrial Development Agency was called to order by Chairman Jim Thomson.

A motion by, Flerida Santana second by George Bergleitner, to approve the draft minutes of the January 24, 2020 meeting; motion passed.

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

Glenn Nealis updated the loan report. A motion by, George Bergleitner second by Bruce Dolph, to approve the loan report; motion passed.

The following invoices were presented for approval:

LDC Operating

NY JDA	-2,500.00
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A motion by Bruce Dolph, second by George Bergleitner, to approve the invoices; motion passed.

Project Updates:

Shephard Repair: We approved a \$100,000 loan. At the time of their application they were anticipating being able to get a loan for \$50,000 from Delaware National Bank to support the project. This became problematic due to the fact that the IDA owns the property. They are asking for \$30,000 with them putting in an additional \$20,000 of equity. A motion by Bruce Dolph, second by Mike O'Brien, 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.