Minutes of the Meeting of the
Oneida County Industrial Development Agency
Held on February 2, 2018 at Mohawk Valley EDGE
584 Phoenix Drive, Rome NY

Members Present: Michael Fitzgerald, David Grow, and Steve Zogby; via video conference: Ferris Betrus, Mary Faith Messenger, and Eugene Quadraro
EDGE Staff Present: S. Papale, M. Carney, J. Waters, A. Gerardo, M. Kaucher
Others Present: Paul Reichel, Linda Romano, Laura Ruberto, all Bond, Schoeneck & King; Rome Mayor Jackie Izzo; Robert Scholefield, Traci Boris and Deb Altdoerffer, all Mohawk Valley Health System; Steve Eckler, O’Brien & Gere; Gary Liberatore and Kirk Tupaj, WKTV

Chairman D. Grow called the meeting to order at 11:35 AM and explained that an Executive Session would be necessary and would be held later in the meeting.

The Agency received the December 15, 2017 Meeting Minutes. A motion to approve the December 15, 2017 minutes, was made by S. Zogby and seconded by M. Fitzgerald. F. Betrus noted that the minutes did not reflect that he abstained from all Agency discussion pertaining to the Clinton Street, LLC (Phase V) Facility action and needed to be modified. Chair Grow asked if Mr. Zogby and Mr. Fitzgerald if they concur with the modification request, to which they responded in the affirmative. The motion, with the requested modification to the minutes, was passed unanimously 6-0.

Agency Financials were reviewed by M. Carney. Noted was the start of the annual external audit and the size of the cash balance increase due to increase of receivables compared to payables. There are currently 13 open projects that have not closed. The Agency accepted the financials as presented.

The Agency reviewed its annual Public Authorities Accountability Act (PAAA) submissions. A motion to ratify and confirm the PAAA submissions was made by M. F. Messenger, seconded by S. Zogby, and passed unanimously 6-0.

The Agency reviewed its Mission Statement and Performance Measurements for 2018. A motion to ratify the Agency Mission Statement and approve its Performance Measurements for 2018 was made by M. Fitzgerald, seconded by S. Zogby, and passed unanimously 6-0.

New Confidential Board Performance documentation was handed out to the members. The board members need to return to staff by the next meeting.

Chairman Grow introduced for consideration a final authorizing resolution relating to the Special Metals Corporation Facility authorizing financial assistance that is a deviation from the Agency’s Uniform Tax Exemption Policy, and authorizing the form and execution of related documents, all in the Agency’s standard form with such changes as approved by counsel. The Agency conducted a public hearing on January 24, 2018, at which there were no objections voiced. Public Hearing Notices were mailed to the affected taxing jurisdictions on January 5, 2018 describing the financial assistance and reasons for deviating from Policy. The Company was asked to provide written financial confirmation of the PILOT Payments from all taxing jurisdictions, and the Agency is in receipt of those copies. A motion to adopt a final authorizing resolution relating to the Special Metals Corporation Facility was made by F. Betrus, seconded by M. Fitzgerald, and passed unanimously 6-0.
Chairman Grow introduced for consideration a resolution relating to the Griffiss Local Development Corporation (GLDC) (Master Lease Facility), consenting to GLDC granting a temporary license to the Boy Scouts of America to use certain lands for its “STEM Camporee” and authorizing the form and function of related documents, all in the Agency’s standard form with any changes approved by Counsel. A motion to adopt a resolution consenting to Griffiss Local Development Corporation granting a temporary license to the Boy Scouts of America to use certain lands for its “STEM Camporee” was made by S. Zogby and seconded by M.F. Messenger. Discussion clarified that the Boy Scouts are indemnifying GLDC and the Agency under the License Agreement in addition to the indemnification provided within the Master Lease Facility with GLDC. The motion passed unanimously 6-0.

Chairman Grow introduced the proposed amendments to the Uniform Tax Exemption Policy as it relates to Housing Policy. L. Ruberto said that if the board approves of the changes it can be sent out to the taxing jurisdictions and adopted later. They will also wait for additional comments from the Vision 2020 committee on housing before circulation to the taxing jurisdictions. A motion to approve the proposed changes to the Uniform Tax Exemption Policy as it relates to the Housing projects was made by F. Betrus, seconded by E. Quadraro and passed unanimously 6-0.

Chairman Grow introduced for consideration a resolution relating to the refinance of the Universal Photonics facility. The client is switching banks and the existing mortgage needs to be assigned to the new bank. A motion to approve the form and execution of documents to assign the mortgage, all in the Agency’s customary form and subject to review by counsel was made by M. Fitzgerald, seconded by S. Zogby and passed unanimously 6-0.

At 11:50 PM a motion to enter Executive Session to discuss potential litigation was made by S. Zogby, seconded by E. Quadraro and passed unanimously 6-0.

At 12:21 PM S. Zogby made a motion to exit Executive Session was made by S. Zogby, seconded by M. Fitzgerald, and passed unanimously 6-0.

At 12:21 a motion was made to adjourn the OCIDA meeting was made by M. Fitzgerald, seconded by E. Quadraro and passed unanimously 6-0.

At 12:45 PM Chairman Grow reconvened the IDA meeting.

At 12:46 PM a motion to enter a continuation of the previous Executive Session to discuss potential litigation was made by M. Fitzgerald, seconded by D. Grow and passed unanimously 6-0.

At 1:25 PM a motion to exit Executive Session was made by F. Betrus, seconded by M. Fitzgerald, and passed unanimously 6-0.

Respectfully recorded,
Mark Kaucher