

MADISON COUNTY INDUSTRIAL DEVELOPMENT AGENCY

MINUTES OF THE IDA BOARD MEETING

May 3, 2007

A meeting of the Madison County Industrial Development Agency was convened in public session in the IDA Conference Room, Canastota, New York at 3:00 p.m. on Thursday, May 3, 2007.

Attendance was recorded as follows:

Board Members Present: Richard Bargabos (Chairman), James Rafte (Vice Chairman) John Becker (Treasurer), Elizabeth Moran (Secretary), Walter Jaquay (Assistant Treasurer), and David Rogers

Counsel Present: George Cregg

Also Present: John Reinhardt (Executive Director), Mary Krause (Employment Consultant), Alexa Dole (2nd Assistant Secretary), Martha Conway (Eagle Newspapers) and Leeann Root (Oneida Daily Dispatch)

Chairman Bargabos called the meeting to order.

Approval of Minutes

A motion was made by J. Rafte to approve the minutes of the April 19, 2007 meeting. Second by J. Becker. The motion was unanimously approved.

Introduction of New Board Member

Chairman Bargabos introduced new Board member David Rogers. Mr. Rogers is the Dean of Business at SUNY Morrisville.

Old Business

1. Susquehanna Western Railroad – G. Cregg updated the Board on this issue. J. Reinhardt has received a copy of the railroad contract with NYRI. The only part of the contract that was redacted was the fees paid for a lease in Exhibit E of the contract. J. Reinhardt also received another letter in regards to the annual certification of number of cars traveling on the railroad. The number for 2006 was 4,849.
2. J. Reinhardt talked with Oneida Savings Bank regarding the office furniture in the building. They discussed the idea of a partial donation of the furniture to the IDA. J. Reinhardt is waiting for a response from the bank on this issue.
3. The RFP's for financing options were sent out and must be returned by 5/10/07. One response has been received so far. All of the responses will be compiled by G. Cregg and reviewed at the next meeting.

New Business

Chairman Bargabos received a letter from Betsy Braun who is heading up an Agriculture Expo sponsored by the Farm Bureau and Farmland Protection. The event will be held on August 12 in Bouckville. This is a first-time annual event and they are seeking community sponsorship. G. Cregg advised the Board that a donation to this type of event would be in the realm of IDA promotional activities. A motion was made by J. Becker to donate \$300 to the event which will include the IDA's name in promotional materials and exposure. Second by W. Jaquay. The motion was unanimously approved.

The IDA has received a letter from a Century 21 realtor and a follow up proposal letter from Mark Koester of Koester and Associates asking the IDA to walk away from the purchase contract of the Bailey and Haskell building so Koester can purchase the building. Mr. Koester's letter also stated that if he could not purchase the building he would be forced to move 18 jobs to Onondaga County. The IDA's agreement with the owner of the building states that if any other larger offer is made, the owner can notify the IDA. The IDA then has 30 days to review the letter and send back notice that the IDA is buying the building. The IDA has not received any notice from J. Bailey of another offer; therefore, the contract does not allow the IDA to walk away from the purchase at this time. J. Reinhardt stated that he has tried to contact Mr. Koester but has been unable to reach him. The IDA Board will not consider breaking the purchase contract of the building.

Planning Committee Meeting Update – J. Rafte invited R. Bargabos and the Chairman of the Empire Zone Board to the meeting for discussion purposes regarding consolidation of the economic development programs in the County. Other Board members at the meeting did not allow for the conversation and instead, IDA members present felt reprimanded for not keeping the Board and Administrative Assistant to the Board informed of IDA activities. J. Rafte, Planning Committee Chairman, also felt criticized by other Board members. The IDA will request that the Planning Committee put together a model economic development program on paper for Madison County. The IDA would like to see everyone on board together with full support and help from outside individuals to put the model into place. This must be done at the next Planning Committee Meeting. G. Cregg stated that he discussed this issue with J. Campanie and also provided him with examples of other County Attorney's who have dealt with similar consolidations. The IDA will continue to support and work under the umbrella of the Board of Supervisors.

Accelerate 2007 will be held on May 9, 2007 in Syracuse. All day workshops will be held discussing alternative energy and other similar topics. R. Bargabos and J. Becker will both attend. D. Rogers will check his schedule to see if he is available. The cost for registering is \$40.

J. Reinhardt asked the Board to start thinking about a grand opening celebration at the new building. Ideas to consider include who to invite, dates, etc. The closing date on the building is June 30. The grand opening could possibly be held in late August.

- R. Bargabos provided the Board with a draft policy on phone calls to individual Board members regarding IDA benefits. G. Cregg stated that the procurement lobbying act is applicable to local governments and the IDA. All interested parties must make an application and register with the State Lobbying Department. The Board agreed that it is a good idea to put a procedure in place dealing with benefits. If an issue does need to come to the full Board, the Chairman will approve beforehand, after review by the Executive Director. The agenda will include "Communications" at the end of the meeting for such purposes. J. Reinhardt will re-draft the policy and review at the next meeting.

Directors Report

The annual report has been received from Gustafson and copies were distributed to Board members for review. Both J. Reinhardt and B. Ellis have signed off on the report. Copies were sent to Empire State Development, Authority Budget Office, NYS Comptroller and County Chairman of the Board. A motion was made by E. Moran to approve the auditors report. Second by J. Rafte. The motion was unanimously approved.

Certificates of Appointment for all of the IDA Board Members have been received from the Clerk to the Board of Supervisors and forwarded to HodgsonRuss, LLP.

J. Reinhardt received an inquiry from Empire State Development soliciting an RFP for a curbside electronics waste facility. There is some out of state competition for this project, but nothing available in Madison County to meet the required specifications.

An existing manufacturing company is looking to expand in 2008. The project cost will be approximately \$1.5 million.

An existing manufacturing company will be consolidating operating functions statewide. Hopefully the facility will remain in Madison County which will affect 35-40 employees.

Colgate University will have no projects this year, but possibly looking forward to 2008-2009.

J. Reinhardt conducted a program for the Canastota Rotary on April 23, 2007.

J. Reinhardt received an inquiry from Empire State Development regarding a 100,000 square foot facility addition to an existing building and possibly adding 25 new jobs J. Reinhardt is not sure if a building like this exists in Madison County.

The IDA office has had problems with the telephone lines not communicating with the fax. A third line was added with a rollover feature. Voicemail capabilities will be added in the future.

The second Public Hearing for SUNY Morrisville is scheduled for 5/9/07. There were no appearances at the first Public Hearing.

The Oneida Healthcare construction project is good to go. The OHC is still waiting for the Certificate of Need from the Health Department.

G. Cregg stated that the most affective lobbying is local lobbying and urged the Board members to talk to Assemblyman Magee and Senator Valesky regarding the importance of the Civic Facilities Legislation. All agreed that this was important.

Executive Session

Executive Session – A motion was made by W. Jaquay to enter into executive session to discuss Personnel Matters with Mary Krause. Second by J .Rafté. The motion was unanimously approved.

A motion was made by W. Jaquay to exit executive session. Second by J. Rafté. The motion was unanimously approved.

Next meeting date: Thursday, May 17 at 3:00 p.m. to review RFP responses.

Motion made by E. Moran to adjourn the meeting at 5:05 p.m. Second by D. Rogers. The motion was unanimously approved

Respectfully submitted,
Alexa M. Dole
2nd Assistant Secretary