



6122 South Park Avenue
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**Hamburg New York Land Development Corporation
Board of Directors Meeting
April 23, 2020, 7:30am
Via Zoom Teleconferencing – due to the COVID 19 Pandemic**

Present

Janet Plarr
Tom Moses
Davis Podkulski
Bob Hutchison
Cam Hall

Excused

Wence Valentin
Robert Reynolds
Andy Palmer
Norma Rusert-Kelly

Guests

Jennifer Strong, Neill & Strong
Mary Doran, Hamburg Development Companies
Beth Farrell, Town Councilwoman

Executive Director

Sean Doyle

-Motion to open the board meeting at 8:19am Director Doyle.

Moved: Tom Moses **Seconded:** Janet Plarr
Ayes: Moses, Hutchison, Hall, Podkulski, Plarr
Nays: none
Carried

- Roll Call

-Motion to approve the April 7, 2020 Board meeting minutes.

Moved: Tom Moses **Seconded:** Janet Plarr
Ayes: Moses, Hutchison, Hall, Podkulski, Plarr
Nays: none
Carried

Treasurer, Bob Reynolds, was excused from today's meeting. Director Doyle gave an update on the Treasurer Reports for both February and March of 2020.

February, assets were \$381,685 down slightly from January due to property taxes and filing fees on project.

-Motion to approve the February 2020 Treasurer Report.

Moved: Janet Plarr **Seconded:** Bob Hutchinson
Ayes: Moses, Hutchison, Hall, Podkulski, Plarr
Nays: none

Carried

March, assets were \$381,831 the increase was interest income on the bank accounts. Year to date there is a less than a \$500 positive variance to the 2020 budget. The 2020 budget projected \$100,000 potential income. The land sale of parcel C at the Lake Erie Commerce Center is well underway. Attorney, Strong, is working on the close and has received the contract and deposit from Carwell. This land sale of \$210,000 (minus commission and legal fees) will close the budget gap and put us above the projected 2020 budget.

-Motion to approve the March 2020 Treasurer Report.

Moved: Davis Podkulski **Seconded:** Bob Hutchinson

Ayes: Moses, Hutchison, Hall, Podkulski, Plarr

Nays: none

Carried

Executive Director Update –

-No new projects at LECC

-Two potential undisclosed users, one has showed interest in the last 2 weeks. It is hard to predict any activity with the ongoing pandemic. The initial user interested in the entire parcel, on hold waiting on the outcome of the pandemic.

-Director Doyle put together an Evaluation Analysis worksheet to use as a benchmark for future property acquisitions. The Executive Committee thought it was a great tool. Doyle will show the entire board so they can fully understand the rate of return on potential projects.

-Motion to adjourn at 8:25am

Moved: Janet Plarr **Seconded:** Cam Hall

Ayes: Moses, Hutchison, Hall, Podkulski, Plarr

Nays: none

Carried

Sincerely,



Sean Doyle, Executive Director

The next meeting will be Tuesday May 26th – 7:30am (Location TBD)