



6122 South Park Avenue
Hamburg, New York 14075
716.648.4145
www.HamburgIDA.com

**Hamburg Industrial Development Agency
Board of Directors Meeting
May 26, 2020, 7:30am
Via Zoom Teleconferencing – due to the COVID 19 Pandemic**

Present

Janet Plarr
Tom Moses
Davis Podkulski
Bob Hutchison
Cam Hall
Robert Reynolds
Andy Palmer
Norma Rusert-Kelly

Excused

Wence Valentin

Guests

Jennifer Strong, Neill & Strong
Mary Doran, Hamburg Development Companies
Benjamin Blanchet, Hamburg Sun

Executive Director

Sean Doyle

-Pledge of Allegiance

-Motion to open the board meeting at 7:35am Director Doyle.

Moved: Norma Rusert-Kelly

Seconded: Bob Hutchinson

Ayes: Moses, Hutchison, Hall, Podkulski, Plarr, Reynolds, Palmer, Rusert-Kelly

Nays: none

Carried

- Roll Call

-Motion to approve the April 23, 2020 board meetings minutes.

Moved: Tom Moses

Seconded: Bob Reynolds

Ayes: Moses, Hutchison, Hall, Podkulski, Plarr, Reynolds, Palmer, Rusert-Kelly

Nays: none

Carried

Treasurer, Bob Reynolds, gave an update on the financials. Payroll and benefits is and has been the largest expense to date. We are currently over budget but expect to be receiving fees in the next few months, specifically from Erie Wind.

-Motion to approve the April 2020 Treasurer Report.

Moved: Andy Palmer

Seconded: Norma Rusert-Kelly

Ayes: Moses, Hutchison, Hall, Podkulski, Plarr, Reynolds, Palmer, Rusert-Kelly

Nays: none

Carried

Executive Director Update:

- Erie One is slowly moving along. They have requested title work, which will take several weeks. E-One construction has not yet begun.
- 290 Lake Street was put on hold due to the COVID 19 pandemic. We are optimistic it will be moving forward when the local governments start to reopen.
- Dr. Sharma (Sharma Medical) is in the planning process at this current location of a 4,000 square foot expansion of a mixed use medical building.
- Cider Mill in the Village of Hamburg is still being planned for 340 Union and a potential mixed use development has been proposed at Soles and South Park.
- The lease for Ebenezer Railcar is up at the end of the year. They began the process of relocating to West Seneca 2 years ago for logistical reasons. A tenant is lined up to move into the space.
- The town is working on a new comprehensive plan, which will help us to understand the vision of the Hamburg. The previous comprehensive plan was completed in 2007.
- The Town of Hamburg hired Dan Stanford, as the new Town Assessor with the retirement of Milt Bradshaw. Doyle talked with him a few weeks ago establishing a relationship, discussing the property evaluation process and how the HIDA utilizes Assessors Department.
- The Executive Committee met on May 7th via ZOOM as have been the majority of Doyle's meetings.
- HDC, Doyle has had several conversations with individuals showing interest in the loan fund. As of today only 3 current loan participants have requested a deferred payment due to the COVID 19 Pandemic. The HDC has accommodated those requesting deferment.

Unfinished Business –

- At the April Board meeting the proposed resolution regarding granting project extensions due to the COVID 19 Pandemic was on table pending comments from the board regarding adding a time table to the resolution. Director Doyle read the following resolution indicating the changes that were made, which are indicated in red below.

COVID Extension Resolution

Whereas the current Hamburg Industrial Development Agency Policy on project extensions is, "For an extension of an inducement, each extension of six months shall require payment of one quarter of the Agency Administrative Fee;"

*and whereas a project has experienced significant delays due to New York State Executive orders for essential activities that has impacted the operator's ability to construct, obtain financing or provide furniture, fixtures and equipment at the project site, the Project Operator can appeal to the Hamburg Industrial Development Agency for a project extension for up to six months with reduced or fully discounted extension fees. **The extension period will be no longer than the related and identifiable project delays due to New York State Executive orders. The identifiable project delays must have occurred between March 27, 2020 and December 31, 2020.***

The project operator must communicate in writing that an extension is requested due to COVID related orders or delays. Next, the operator must submit testimony either in person, by teleconference, videoconference or via written statement at a formally scheduled meeting of the Board of Directors.

Be it resolved that: the Board will review and discuss the proposed extension and discount, then finally vote on the project amendment. If the project amendment is approved by the majority of the quorum of the board, the project will be amended as described.

board informed of the ongoing changes to social distancing and the Governors return to work phases that pertain to future meetings. It was also suggested to do both Zoom and in person for the next meeting. Will wait and see how things play out in the next month before any decision is made on how to hold the next meeting.

-Chairman, Andy Palmer, explained to the board the director's contract is up June 30, 2020. He is proposing putting together a temporary Employment Committee consisting of Bob Reynolds, Bob Hutchinson and Call Hall to work thru the details of the new contract, present and take recommendations from the entire board.

-Motion to approve the Temporary Employment Committee

Moved: Andy Palmer

Seconded: Tom Moses

Ayes: Moses, Hutchison, Hall, Podkulski, Plarr, Reynolds, Palmer, Rusert-Kelly

Nays: none

Carried

-Motion to adjourn at 8:08am

Moved: Davis Podkulski

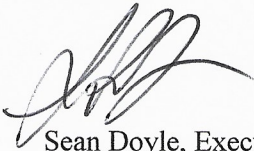
Seconded: Norma Rusert-Kelly

Ayes: Moses, Hutchison, Hall, Podkulski, Plarr, Reynolds, Palmer, Rusert-Kelly

Nays: none

Carried

Sincerely,



Sean Doyle, Executive Director

The next meeting will be Thursday, June 25th – 6:00pm (Location TBD)