



6122 South Park Avenue  
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[www.HamburgIDA.com](http://www.HamburgIDA.com)

**Hamburg Development Corporation  
Board of Directors Meeting  
September 10, 2024 – 8:00am  
6122 South Park Avenue & via Zoom**

**Present**

Marie Domon-Payzch  
Kevin Rautenstrauch - Zoom  
Patrick Williams  
Jeff Leyonmark - Zoom  
Vince Ricotta

**Excused**

Marlon Kerner  
Nicholas Lord  
Molly Georger  
Jim Ziemer  
Ryan Gannon  
Shawn Buffum  
Jeff Halas

**Guests**

Mary Doran, HDC

**Executive Director**

Sean Doyle

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**-Roll Call**

**-Motion** to open the Board of Directors meeting at 8:06am.

**Moved:** Vince Ricotta                   **Seconded:** Patrick Williams

**Ayes:** Rautenstrauch, Leyonmark, Ricotta, Domon-Payzch, Williams

**Nays:** none

**Carried**

**-Motion** to approve the minutes from the June 4, 2024 Board of Directors meeting.

**Moved:** Jeff Leyonmark                   **Seconded:** Vince Ricotta

**Ayes:** Rautenstrauch, Leyonmark, Ricotta, Domon-Payzch, Williams

**Nays:** none

**Carried**

Director Doyle reviewed the financials; \$5,000 has been paid to the Hamburg Industrial Development Agency for 2024 program operating expenses. August had \$1,739.67 in receivables from bank interest, loan interest and late payment fees currently \$124,280 is available for lending. Total equity on the accounts is \$571,829.53.

Two loans are currently in default, Busy Beaver (separate agenda item) and Hat Trix. Hat Trix received their loan this year and the HDC has incurred late payment issues as well as communication issues with them. They currently owe August and September loan payments.

**Motion** to approve the Treasurer's reports for the period ending August 31, 2024

**Moved:** Marie Domon-Payzch                   **Seconded:** Vince Ricotta

Vince Ricotta asked about the late payment fees. Doyle stated the HDC operates in support of business, if a payment is late he checks in with the company to see what can be done to help and as long as there is open communication fees are typically waived. Hat Trix has had a numerous phone calls and texts gone unanswered. Attea & Attea sent a delinquency notice to them, not with the intent of calling the loan but to engage in communication. Their application had good financials and the loan does have a personal guarantee. The purpose of the letter is to motivate them to get into contact with Doyle.

Kevin Rautenstrauch from Attea & Attea who composed the letter said it was mailed about a week ago to date there has been no communication in return.

**Ayes:** Rautenstrauch, Leyonmark, Ricotta, Domon-Payzch, Williams

**Nays:** none

*Carried*

### **Directors Report/Unfinished & New Business:**

-Mr. Sizzles submitted some information for their application but it still remains incomplete and the additional information requested and has yet to be received. Lasso's first payment is due this month.

**-Motion** to approve and submit the independent Audit report for 2023

**Moved:** Marie Domon-Payzch                      **Seconded:** Vince Ricotta

**Ayes:** Rautenstrauch, Leyonmark, Ricotta, Domon-Payzch, Williams

**Nays:** none

*Carried*

**-Motion** to accept the resignation of member Karen Mitchell and thank her for her service to the HDC board.

**Moved:** Jeff Leyonmark                      **Seconded:** Kevin Rautenstrauch

**Ayes:** Rautenstrauch, Leyonmark, Ricotta, Domon-Payzch, Williams

**Nays:** none

*Carried*

-Busy Beaver, Doyle has been in contact and working with them since May. Initially they were working through cash flow issues had receivables due and were hoping to get back on track. Since then Doyle meet with Elizabeth Bondonna and they will be closing the business. Currently, they are liquidating assets and under contact for the purchase of the property. The HDC would be open to transferring the loan to the new buyer but they would have to go through the application process first.

Jeff Leyonmark asked why the business didn't succeed –

- Bidding on construction projects presented cash flow issues
- Garden center business did not have the success they envisioned
- Relationship issues within the company

**-Motion** to approve forbearance for Busy Beaver Lawn and Garden, Inc. from May 1, 2024 until November 1, 2024.

**Moved:** Pat Williams

**Seconded:** Jeff Leyonmark

**Ayes:** Rautenstrauch, Leyonmark, Ricotta, Domon-Payzch, Williams

**Nays:** none

***Carried***

**-Motion** to adjourn at 8:35am

**Moved:** Vince Ricotta

**Seconded:** Pat Williams

**Ayes:** Rautenstrauch, Leyonmark, Ricotta, Domon-Payzch, Williams

**Nays:** none

***Carried***

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Sean Doyle', with a long horizontal flourish extending to the right.

Sean Doyle, Executive Director  
Hamburg Development Corporation