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Hamburg New York Land Development Corporation

Board of Directors Meeting April 23, 2019 Court Room - Blasdell Village Hall

Present

Andy Palmer
Tom Moses
Robert Reynolds
Cam Hall
Bob Hutchinson
Janet Plarr

Excused

Norma Rusert-Kelly
Wence Valentin
Jeff Brylski

Guests

Mary Doran, Hamburg Development Companies
Jennifer Strong, Neill & Strong
Philip Riggs, ECIDA
Jordan, ECIDA Intern (Hamburg HS Student)

Executive Director

Sean Doyle

- **Move** to open the Board of Directors meeting at 8:25am, Director, Doyle.

- **Roll Call**

- **Motion** to approve the March board meeting minutes.

Moved: Bob Hutchinson **Seconded:** Andy Palmer
Ayes: Reynolds, Palmer, Plarr, Moses, Hall, Hutchinson
Nays: none
Carried

Bob Reynolds, Treasurer, gave an update on Finances, the interest income has been steady and overall the bottom line is up \$3,000.

- **Motion** to approve the March Treasurers Report.

Moved: Bob Hutchinson **Seconded:** Tom Moses
Ayes: Reynolds, Palmer, Plarr, Moses, Hall, Hutchinson
Nays: none
Carried

Executive Director Update:

- Battista closed on the sale of property at the LECC. Working on permits to get construction under way. No PILOT application received as of yet.
- Doyle is having meetings with 2 potential buyers. Both manufacturing firms 1st is looking for 10 acres and putting up a 50,000 square foot building, 2nd is looking for 5-7 acres and putting up a 30,000 square foot building.
- Doyle has sought proposals from qualified engineering firms regarding a site plan to best utilize the LECC property to plot future buildings, roads, lighting, water and sewer etc. The cost for the plan is \$2,500 to \$5,000. Bob Reynolds noted the monies for the plan should come out of the HNYLDC account.

A discussion took place as to how to fund future roads, who will own/maintain the roads etc. A special district tax could be imposed to future property owners or another option would be using PILOT payments on the property to fund the infrastructure. The board will need to decide going forward if it's in a position and financially feasible to subdivide and build the infrastructure or wait on potential purchasers.

A discussion also took place on the "Shovel Ready Status" of the LECC. Currently the application is being held up because the previous archeological study is over 20 years old. A new study could cost upwards of \$30,000. Bob Reynolds suggested a "Fund" be set up on the county level to help out on access ready sites. Even if the county doesn't fund the whole portion a percentage would be helpful not just for the HIDA but all local smaller IDAs as well. Developers do not want to wait the Shovel Ready Status is beneficial for all parties involved.

- **Motion** to adjourn at 8:50am.

Moved: Bob Hutchinson **Seconded:** Cam Hall

Ayes: Reynolds, Palmer, Plarr, Moses, Hall, Hutchinson

Nays: none

Carried

Sincerely,



Sean Doyle
Executive Director