

REGULAR NCIDA/NCDC/NADC BOARD MEETING MINUTES

Wednesday, December 13, 2017 – 9:00 a.m.

Meeting Place: Niagara County Industrial Development Agency
6311 Inducon Corporate Drive, Suite One
Sanborn, New York 14132

1.0 Meeting Called to Order

The regular meeting of the Niagara County Industrial Development Agency was called to order by Chairperson Brady at 9 a.m.

Roll Call

Stephen F. Brady, Chairperson	Present
Mark A. Onesi, Vice Chairperson	Present
Joan G. Aul, First Vice Chairperson	Present
Kevin McCabe, Secretary	Present
Jerald I. Wolfgang, Assistant Secretary	Excused
Michael W. McNally, Member	Present
Willie C. Dunn, Member	Excused
William L. Ross, Member	Present
Arthur G. Pappas, Member	Present

3.0 Chairperson Brady led the Pledge of Allegiance.

4.0 Introductions

Guests Present:

Tom Prohaska, Buffalo News
Phil Gambini, Niagara Gazette

Staff Present:

Samuel M. Ferraro, Executive Director
Susan C. Langdon, Director of Projects & Finance
Andrea Klyczek, Director of Regional & International Marketing
Michael S. Dudley, Finance Manager
Caroline Caruso, Accounting Associate
Mark J. Gabriele, Agency Counsel
Barbara A. Gill, Administrative Coordinator/Recording Secretary

5.0 Approval of NCIDA Meeting Minutes

5.1 Meeting Minutes of November 8, 2017

Mr. McCabe stated that he had reviewed the meeting minutes and found them to be in order.

Mr. McCabe made a motion to approve the meeting minutes; Mr. McNally seconded the motion. The motion passed.

6.0 Finance & Audit Committee Reports

6.1 Agency Payables

Mr. Onesi stated that he had reviewed the Payables and found them to be in order.

Mr. Onesi made a motion to approve the payables; Mr. McCabe seconded the motion. The motion passed.

6.2 Budget Variance Report

Mr. Onesi stated that he had reviewed the Budget Variance Report and found the report to be in order.

Mr. Onesi made a motion to approve the report; Mr. McCabe seconded the motion. The motion passed.

7.0 Unfinished Business

7.1 Niacet Corporation

The company is a leading global manufacturer that serves the food, feed, pharmaceutical and technical industries and has manufacturing facilities in Niagara Falls and the Netherlands.

The company is requesting a fifteen (15) year property tax abatement and sales tax and mortgage recording tax abatements if they choose to stay at their current location. Ms. Langdon stated that she has not yet been contacted by the company as to their decision.

She also stated that the Public Hearing was held at the Niagara Falls City Hall, Room #117, in Niagara Falls, New York on November 29, 2017 with a representative from the City of Niagara Falls who spoke in favor of the project.

7.1.1 Final Resolution

Mr. McNally motioned to approve the Final Resolution; Ms. Aul seconded the motion. The motion passed.

7.0 Unfinished Business Continued

7.1 Niacet Continued

7.1.1 Final Resolution Continued

The question of the adoption of the foregoing Resolution was duly put to a vote on roll call, which resulted as follows:

	<u>Yea</u>	<u>Nay</u>	<u>Abstain</u>	<u>Absent</u>
Stephen F. Brady	[X]	[]	[]	[]
Mark Onesi	[X]	[]	[]	[]
Joan G. Aul	[X]	[]	[]	[]
Michael W. McNally	[X]	[]	[]	[]
Kevin McCabe	[X]	[]	[]	[]
Jerald I. Wolfgang	[]	[]	[]	[X]
Willie Dunn	[]	[]	[]	[X]
William L. Ross	[X]	[]	[]	[]
Arthur G. Pappas	[X]	[]	[]	[]

The Resolution was thereupon duly adopted.

8.0 New Business

8.1 Resolution for Standard Work Day per NYS Retirement

Mike Dudley, Finance Manager, stated this Resolution is required by the Office of the NYS Comptroller's Office, New York State and Local Retirement System that describes the standard work day for Agency employees. The resolution requires Board approval and execution and is then to be filed in-house as a part of the work day record.

Mayor Pappas motioned to approve the Resolution; Mr. Ross seconded the motion. The motion passed unanimously.

9.0 Information Items

There were no informational items at this time.

10.0 Agency Counsel

There were no items at this time.

11.0 Report from Executive Director

Sam Ferraro stated that Andrea Klyczek would give a brief presentation of the Niagara Orleans Regional Land Improvement Corporation (“NORLIC”) land bank for clarification to the Board Members.

Ms. Klyczek went on to explain the marketing activities, plans of operation, and that they are now seeking funding opportunities. She also stated that an initial meeting was held in December 2017 where board members and officers were appointed, By-laws were adopted, and plans of operation were discussed. There will be another meeting in January 2018 to create policies, protocols, and draft letters of support to our New York State delegation.

An RFP was issued in November for construction of a multi-tenant building in Cambia Tech Park with responses due in January.

12.0 Any Other Matters the Board Wishes to Discuss

Michael McNally announced that he will resign from the NCIDA Board of Directors, and this would be his last monthly meeting. Chairperson Brady and the Board Members thanked him for his years of service and wished him well in his future endeavors.

13.0 Next NCIDA/NCDC/NADC Meeting:

DATE: Next Regular Meeting January 10, 2018

TIME: ** 9:00 a.m. **

PLACE: Niagara County Center for Economic Development

14.0 Adjournment

Mr. McNally motioned to adjourn; Mr. Onesi seconded the motion. The meeting adjourned at 9:15 a.m.

Respectfully submitted:

Reviewed by:

Approved by:



Barbara A. Gill
Recording Secretary



Samuel M. Ferraro
Executive Director



Kevin McCabe
Secretary