

St. Lawrence River Valley Redevelopment Agency  
Minutes of May 15, 2012 Meeting ~ Town of Louisville Municipal Offices, Massena NY

Call to Order: The meeting was called to order at 6:04 PM by Chairman McNeil.

Roll Call/Determination of Quorum: Mssrs. McNeil, Carroll, Murphy and Strait attend. NYPA's Michael Huvane joins the meeting via conference call, while NYPA's Karen White is also in attendance. The quorum is recognized.

Public Notice: Public notifications were sent May 4, 2012 to, at a minimum: St. Lawrence County's newspapers designated for the publication of local laws and other matters required by law to be published. Notification also sent to other local media sources and websites.

Approval of Minutes: Strait/Carroll motion to accept the April 17, 2012 regular meeting minutes, as corrected. The minutes are accepted unanimously.

Financial Report: Mr. Plastino, Deputy Chief Executive Officer/Chief Financial Officer of the St. Lawrence County Industrial Development Agency presents the March 2012 financial reports. Carroll/Murphy motion to accept the financials as presented. Report accepted unanimously.

Committee Reports: None

Old Business: Attorney Gustafson reports on a meeting in Albany, attended by RVRDA membership, with Senator Ritchie, Senator Griffo, Tom Congdon, Ann Tarpinian, Steve Taylor, and others. There is no final resolution yet. However, Ms. Tarpinian and Mr. Taylor are working on proposed language for monetization. All seemed very receptive to the concerns expressed by the RVRDA. The monetization language has yet to be submitted by the legislative staff. Chairman McNeil noted the meeting was productive.

Chairman McNeil notes the May 10<sup>th</sup> NYPA public hearing was well-attended, and he was pleased to see NYPA Trustee Judge Nicandri in attendance.

New Business: Resolution: Strait/Murphy move to accept the Authorization of Funds to Kinney Drugs from the 2011 Community Development & Environmental Improvement Program (the "CDEIP"). Mr. Williams explains that the Village of Gouverneur requested that its 2011 CDEIP grant award be diverted to Kinney Drugs, thereby allowing Kinney Drugs to construct its necessary water distribution improvements (buffer tank, pumping system). These improvements will allow for the flows needed for the fire suppression system to meet sprinkler demands, a concern to both Kinney Drugs Corporate officials and the Company's insurance carrier. When asked if a transition of funds from a municipality to a corporation is consistent with CDEIP guidelines, Attorney Gustafson offers to research the guidelines to make certain the transition of funds is acceptable. Chairman McNeil suggests the vote pass contingent on the ruling made by Attorney Gustafson regarding this transition of funds. The resolution, with its contingency, is passed unanimously.

Resolution: Strait/Murphy move to accept Authorizing Building Lease with Fockler Industries, Inc. Mr. Plastino notes that a fair amount of preliminary work has gone into this resolution. He adds that Fockler's machine shop produces high quality products. When considering what is next, the company felt it was time for expansion after prompting from 2-3 different business categories coming to them. The business currently employs 8 people, with the need for additional staff upon expansion. The lease authorization

would allow for Fockler Industries to lease the 9,000 square foot section of the back part of Lot 19 in the Massena Industrial Park. The resolution is passed unanimously.

Staff Report:

Mr. Plastino reports on the following:

- A lot of time was spent with Fockler Industries advising them to locate to a section of the Lot 19 Building.
- Brian Norton has been attending a significant number of tradeshows and networking events promoting St. Lawrence County, particularly the building space available.
- A tracking system for contacts at tradeshows is being implemented to keep track of the large number of visits and company contacts made by staff members. This could also serve as a resource to demonstrate the wide variety of marketing efforts continuously taking place by staff and would be used as a measurement tool to track staff, progress in converting leads into projects.

Public Comment:

Mark Dzwonczyk, President and CEO of Nicholville Telephone Company, thanks the group again for their assistance and notes the company hit the number 1,000 for residential installations, with hopes of being at number 2,000 soon. Mr. Dzwonczyk adds that he joined the company approximately one year ago this month and has since learned a lot about St. Lawrence County. A most recent update - the business has seen its overhead decrease substantially, adding to the expectation that net profits will double, thereby making it easier to build the company to become more successful.

Chairman McNeil motions for the RVRDA meeting scheduled for November 20, 2012 to be rescheduled to November 13, 2012 thereby avoiding Thanksgiving scheduling conflicts. The motion is seconded by Mr. Murphy and passed unanimously.

Executive Session: Carroll/Murphy motion for Execution Session at 6:24 PM to discuss the financial or credit history of one of more corporations, in addition to the Community Development & Environmental Improvement Program Applications.

The RVRDA returns to regular session at 7:52 PM, upon the motion by Strait/Carroll.

Resolution: Strait/Carroll motion to accept Authorizing Allocation of Grant Funds in the Amount of \$476,052 for the 2012 Community Development and Environmental Improvement Program. Approved unanimously.

The meeting is adjourned at 7:55 PM, upon the motion of Carroll/Murphy.

Note: The next regularly scheduled meeting of the St. Lawrence River Valley Redevelopment Agency will be held at <b>6:00PM</b> on Tuesday, June 19, 2012 at the Town of Louisville Municipal Offices.
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