

**Cayuga County Industrial Development Authority**  
**Regular Meeting**  
**2 State St. Auburn NY 13021**  
**August 17<sup>th</sup> @ 4pm**

Mr. Lockwood called the meeting to order at 4:04pm, noting the presence of a quorum.

**ROLL CALL:**

Present: Ray Lockwood, Herb Marshall, Ben Vitale, Gina Speno, Andrew Rindfleisch, John Latanyshyn, Paul Lattimore

Others Present: Tracy Verrier, Taylor Symes, Danielle Szabo (CEDA), Riccardo Galbato (Galbato Law Firm), Jeanine Wilson (Cayuga County Water & Sewer Authority), Kevin Ellis, Keven Bucklin, Kelly O'Hara (CMI), Ken Schlossberg (Aseptilac Foods, LLC)

**MEETING MINUTES:**

Mr. Vitale motioned to approve the July 20<sup>th</sup> Regular Meeting Minutes, seconded by Mr. Latanyshyn. All members voted in favor; motion was carried.

**BILLS AND COMMUNICATION:**

Ms. Symes presented the following bills: NYSEG for the month of July in the amount of \$148.32, August in the amount of \$166.00 and a bill from C&S Companies in the amount of \$287.10.

Mr. Marshall motioned to approve the monthly bills, seconded by Mr. Rindfleisch. All members voted in favor; motion was carried.

**REPORT OF THE TREASURER:**

Ms. Symes presented the July Profit and Loss Budget Report. Income for the month of July was \$63,227.69 which resulted from Project fees in the amount of \$63,136.25 and the Interest-Savings, Short Term CD in the amount of \$91.44. The total expense for the month of July was \$6,764.32 which resulted from the Industrial Park Electric in the amount of \$314.32, Bank Service Charge in the amount of \$20.00 and Facilities and Equipment in the amount of \$6,470.00. The total Net Income for the month of July was \$56,463.37. At the end of the Profit and Loss Budget Performance Report was a breakdown of the account balances for the month of July.

Mr. Marshall motioned to approve the Report of the Treasurer, seconded by Mr. Latanyshyn. All members voted in favor; motion was carried.

**EXECUTIVE SESSION:**

Executive Session moved up on the agenda.

Mr. Latanyshyn motioned to enter an Executive Session at 4:07pm to discuss the Sale and Lease of Real Property, seconded by Ms. Speno. All members voted in favor; motion was carried.

Mr. Vitale motioned to exit the Executive Session at 4:42pm, seconded by Mr. Latanyshyn. All members voted in favor; motion was carried.

### **UNFINISHED BUSINESS:**

Update on Sewer Line: Ms. Verrier explained that in the packet, there were some additional construction management services that needed to be reviewed. Having a conversation with Mr. Selby, we need more support on the construction side of things. Mr. Marshall stated that with the weekly updates on the sewer project, he realized more help was needed. Mr. Marshall suggested that we should hire Mr. Selby to help with the additional work that will come with phase two of the project. Ms. Verrier stated that this would pertain to the actual construction part of things. This would consist of the actual drawings. Mr. Marshall wanted to know how no one knew where the gas line was. Ms. Verrier stated that they did the dig safe and that's when it came about the gas line being there. Ms. Verrier stated that she could have a conversation with Mr. Selby and ask him to take on the additional role.

Ms. Verrier stated that C&S would offer construction and management support. The only reason to have them do it would be due to Ms. Verrier not being here. Ms. Verrier stated that with that being the case, asking Mr. Doug Selby to step in would be a good idea.

Ms. Verrier stated that there is new EDA funding that would go through ARPA and they would cover 80% of the project cost which would cover the entire second phase of the project. We could use our phase one funding towards the ESD funding. Ms. Verrier stated that she could work with Mr. Dave Bottar to get the application submitted before she leaves if that is the route the board would like to go. Also, we could apply for a waiver that would allow for construction to begin as soon as the application was submitted. Ms. Verrier explained that if that was the route the board chooses to go and start construction, there still is a possibility that we wouldn't receive funding. At that point we would be responsible for all costs. Mr. Marshall asked if this is what we were already applying for? Ms. Verrier stated that it is the same organization but a different funding. Mr. Marshall wanted to clarify that it would be the same stipulations. Mr. Lockwood asked if this was what he had a conversation with Mr. Katko about? Ms. Verrier stated that she wasn't sure. Ms. Verrier stated that since we already applied for ESD funding at 20%, the EDA application would cover the entire phase 2 of the project. Ms. Verrier stated that this would be CCIDA's best option to move forward, but the decision would have to be made if we would apply for the waiver or not. Mr. Marshall stated that there would be no reason to not request the waiver and then we could decide when we would like to start the work. Ms. Verrier stated that a decision should be made by the end of the year. Mr. Lockwood wanted to know what the timeline would be for phase two. Ms. Verrier said it wouldn't be September like they anticipated and now we would be looking closer to the end of the year. Mr. Lockwood asked when does CMI anticipate the completion of the project? Ms. Verrier stated next year.

Mr. Vitale explained that the extra construction management would include payments along with more oversight and making decisions. Mr. Rindfleisch asked if Ms. Verrier had any companies

in mind who would potentially work? Ms. Verrier stated that she brought forth a proposal for C&S Companies.

Ms. Verrier stated that based on how fast phase one went she suspects that phase two would go just as fast. Mr. Marshall stated that he was comfortable with C&S Companies.

Ms. Verrier stated that by September 10<sup>th</sup>, if the change orders and timeline issues were resolved, the EDA Application should be submitted. Ms. Verrier explained she would talk to Mr. Selby that if not he should step in and be involved.

Mr. Marshall motioned to use continue to use C&S Company as a management company and pursue ARPA funding through the EDA application while asking for the waiver, seconded by Mr. Rindfleisch. All member voted in favor; motion was carried.

CEDA Staff Update: All of the board members gave their personal congratulations to Ms. Verrier on her new position at the MRB Group. Mr. Marshall asked Ms. Verrier what her salary was here at CEDA? Ms. Verrier stated that she would have a conversation with the board another time pertaining to that. Ms. Verrier explained that she would continue to be involved with the Sewer Line project after her departure along with being available for the September IDA Meetings. Ms. Verrier announced that Ms. Danielle Szabo would be Interim Director of CEDA and Ms. Amy Fuller would be Interim Director for the Cayuga County Chamber.

## **NEW BUISNESS:**

Global Common Local Labor Waiver Request: Ms. Verrier stated that Global Commons submitted a request pertaining to labor problems. She stated that this is pertaining to warranty guarantees. They will be using local contractors except for the installation portion. Global Common wanted to adjust the percentages that they would have to meet for the Local Labor Portion of the project. Mr. Marshall asked what were the current requirements? Ms. Verrier stated that it's currently shown as 65% Cayuga County, 15% Adjacent, 10% Other. Mr. Marshall stated that as of right now do we have something in place? Ms. Verrier stated that yes and what Global Common submitted is them asking for a waiver of the Cayuga County requirements. MR. Vitale asked what was the total investment of the project compared to what they would be spending in Cayuga County? Ms. Verrier stated she cannot answer the question due to the policy being based on people not investments.

Mr. Marshall stated that they knew what the policy was when they applied and that they should be required to follow the guidelines. Mr. Latanyshyn stated that this was brought to our attention based warranty to be in affect and he doesn't see this as being unreasonable. Mr. Latanyshyn stated that he doesn't see this as being a problem. Mr. Lockwood stated that it looks as if this is just a minor adjustment. Mr. Latanyshyn wanted clarification that this would be specifically related to warranty guarantees only and the day to day operations would be completed by local contractors.

Mr. Rindfleisch motioned to approve the Waiver, seconded by Mr. Vitale.

Roll Call Vote:

	Yea	Nay	Absent	Abstain
Ray Lockwood	X			
Herb Marshall		X		
Ben Vitale	X			
John Latanyshyn	X			
Paul Lattimore	X			
Gina Speno	X			
Andrew Rindfleisch	X			

All members voted in favor; motion was carried.

**EXECUTIVE SESSION:**

Mr. Latanyshyn motioned to enter an Executive Session at 5:07pm to discuss the Sale and Lease of Real Property, seconded by Mr. Rindfleisch. All members voted in favor; motion was carried.

Mr. Latanyshyn motioned to exit the Executive Session at 5:22pm, seconded by Mr. Rindfleisch. All members voted in favor; motion was carried

**ADJOURNMENT:**

Mr. Lockwood moved to adjourn at 5:23pm, seconded by Mr. Vitale. All members voted in favor; motion was carried.

Respectfully Submitted,  
Taylor Symes