

CITY OF AMSTERDAM INDUSTRIAL DEVELOPMENT AGENCY

MEETING MINUTES

January 16, 2014

PRESENT: Mr. Baia, Mr. LaCoppola, Mr. Rossi, Mr. Nelson, Mr. Beck, Mr. Gallup, Jody Zakrevsky, Administrative Assistant Sandra Yutes, Donna Phelps, Mr. Barone, Mr. Russo

Excused Absence: Mr. Pepe

This meeting of the City of Amsterdam Industrial Development Agency was held on January 16, 2014 in Room 205 at City Hall, 61 Church St., Amsterdam, New York 12010.

Chairman **LaCoppola** called the meeting to order at 7:30 p.m.

Chairman **LaCoppola** opened the floor for **Public Comment**, Mr. Barone, past Chairman of AIDA thanked Mr. Nelson, Mr. Gallup and Mr. Beck for joining the AIDA board. He said they would be a positive addition to the board.

A motion to approve the Meeting Minutes of December 18, 2013, was made by **Mr. Rossi** and seconded by **Mr. Baia**. Roll call was taken resulting in all “ayes” thereby unanimously passing the motion.

Resolution 2014- 02 to allow the payment of the January 2014 Bills and Invoices was sponsored by **Mr. Baia** and seconded by **Mr. Nelson**. Roll call was taken, resulting in all “ayes” thereby unanimously passing Resolution 2014-02.

The **Treasurer’s Report** was given by **Mr. Rossi**. A motion to accept the Treasurer’s Report was made by **Mr. Beck** and seconded by **Mr. Baia**. Roll call was taken resulting in all “ayes” thereby unanimously passing the motion.

Directors Report Mr. Zakrevsky:

- AIDA’s meetings from November 2013 thru January 14, 2014 were discussed.
- **Correspondence Received:**
 - On December 10, 2013 AIDA received a letter and invoice from National Grid requesting the return of emergency funds.
 - On December 20, 2013 a letter was received from the NYS Parks, Recreation and Historic Preservation regarding the Mural at 44-46 East main St.

- On December 31, 2013 a letter from NYS Empire State Development regarding the grant to ProZone Lockers was received.
- We received a letter in December from NYS Office of Homes and Community Renewal extending the grant for Embassy Millworks.
- A letter from NYS Offices of Homes and Community Renewal awarding a \$50,000 grant to GIANT Solutions and a letter from NYS Empire State Development awarding a \$30,000 grant to GIANT Solutions were received in December.

▪**Financial Updates:**

Revenues for November and December exceeded expenses for the same months and revenue projections are behind due to not renting 44-46 East Main Street yet.

▪**Embassy Millworks:**

- The Annual Report for both Embassy Millworks and ProZone Lockers was submitted on time to the NYS Office of Homes and Community Renewal.
- NBT Bank still owns the property

1st grant thru June 2014

▪**Mohawk Fabric:**

- AIDA closed with Mohawk Fabric on their new PILOT
- The Annual Report to the NYS Office of Homes and Community Renewal was submitted on time.

▪ **2 Chuctanunda Street (Emma Lou's Diner)**

Nothing new

▪**Vida-Blend:**

- The environmental review on the project was completed and submitted to the NYS Office Of Homes and Community Renewal
- A grant agreement is being prepared for the company to sign; they are in the process of documenting costs incurred from the inception of the grant.
- The Annual Report was prepared and submitted on time to the NYS Office of Homes and Community Renewal

▪ **Beckmann's Converting:**

- A new five year lease has been signed
- The existing water meter has broken and AIDA is in the process of having a new one installed.

▪**Mohawk Architectural Aluminum Products:**

- The Annual report was submitted on time to the NYS Office of Homes and Community Renewal.
- A request to allow a \$2.5 million RESTORE NY Grant which was previously approved

by the NYS Empire State Development to the City was submitted to the State.
-The City is in the process of transferring the former Mohasco Site (Esquire Building) to AIDA

▪**National Grid:**

National Grid has requested repayment of the \$200,000 emergency loan made

▪**44-46 East Main St.:**

- The first and second floors are basically completed.
- The heating systems are operational
- A letter was received from the NYS Office of Parks, Recreation and Historic Preservation requiring that we cover the walls of the mural room with sheetrock to protect the mural.
- Most of the renovations should be completed by the end of next month.
- A firm for marketing should be selected.

▪**GIANT Solutions:**

-AIDA received notice that our grant application for GIANT Solutions was approved. A grant of \$50,000 was awarded from the NYS Office of Housing and Community Renewal and a \$30,000 grant was approved by the NYS Empire State Development

▪**Dean Building Group:**

The owners were here this past week and are working with the City's Community Development Director.

A Motion to accept the Director's Report was made by **Mr. Beck** and seconded by **Mr. Gallup**. Roll call was taken resulting in all "ayes" thereby unanimously passing the motion.

The acceptance of land from the City of Amsterdam was presented to the Board and a **Resolution** was made and seconded by the full Board. **Resolution 2014-** was passed.

The authorization reimbursement to National Grid for \$200,000; \$190,000 from NBT Bank and \$10,000 from the JFA account was presented to the Board and a **Resolution** was made and seconded by the full Board. **Resolution 2014** – was passed.

The authorization of photographing and covering the mural with sheetrock, with the cost not to exceed \$15,500 was presented to the Board and a **Resolution** was made and seconded by the full Board. **Resolution 2014** – was passed.

Committee Reports: There were none

Unfinished Business: There was none

New Business: The marketing of 44-46 East Main Street was discussed. **Mr. Baia** made a **Resolution** to hire Judith Ann Realty to market the property with a contract to run from March 2014 to March 2015 with agent Vito Greco. This was seconded by **Mr. Rossi**. Roll call was taken resulting in all "ayes" thereby unanimously passing the **Resolution**.

There being no further business to discuss a motion to adjourn was made by **Mr. Beck** and seconded by **Mr. Nelson**. The meeting was adjourned at 8:57 p.m.

Secretary