

**COUNTY OF OTSEGO INDUSTRIAL DEVELOPMENT AGENCY
OTSEGO COUNTY CAPITAL RESOURCE CORPORATION**

**PROJECTS COMMITTEE
July 8th, 2021
MEETING MINUTES**

CALL TO ORDER

The COIDA's and OCCRC's joint Projects Committee meeting was called to order at 8:24am via video conferencing app, GoToMeeting. Committee members present were:

Cheryl Robinson
Patricia Kennedy
David Rowley

Tom Armao
Andrew Marietta (v)
Joshua Edmonds

Also, in attendance:

STAFF

Jody Zakrevsky, **CEO**
Meaghan Marino, **Dir. of Finance and Admin.**

GUESTS

Larry Frigault, **Richfield Springs Town Board**

*Departed before end of meeting.

CHAIRMAN'S REMARKS

Projects Chair, C. Robinson, welcomed committee members and staff, and moved immediately into the agenda.

MEETING MINUTES

C. Robinson requested a motion to approve the June 10th Project Committee meeting minutes. Committee members were given a draft copy of the minutes prior to the meeting for review. There being no corrections to be made, D. Rowley made a motion to approve the meeting minutes. J. Edmonds seconded the motion, and the motion was approved by remaining board members.

CEO REPORT OF PROJECTS

J. Zakrevsky recapped some of his activities since the June Projects Committee meeting until now. He also provided members with a detailed update of some of the IDA's priority projects. The following topics were discussed in greater detail:

- **Oneonta Rail Yards** – J. Zakrevsky updated the committee on a workshop that several counties are putting together to showcase developable properties, primarily brownfields, in their communities. Representatives from each county have been meeting virtually, but the meetings are usually on the 2nd Thursday of each month which conflicts with the IDA's committee meetings, so J. Zakrevsky has missed most of them. For our County, J. Zakrevsky submitted the Rail Yards in Oneonta and the County's garage in Cooperstown. He also noted that he received a request from ESD's site selection committee, so he submitted the electric/has numbers to NYSEG to see if the Rail Yards or the Richfield Springs Business Park could meet their energy requirements. While neither site could accommodate the request, he noted that the Rail Yards was close with electric. His recommendation was to reach out to the County to have them push NYSEG to upgrade the lines. He advised that he did reach out to two County board members inquiring about the status of the County's energy task force study. They replied that due to COVID, the study was pushing to the background, however, the task force did meet, and he has since see a draft of the document. He stated that the focus of it is the use of gas by the major companies in our area. He noted that there isn't a real focus on electricity, even though our system is antiquated and needs thorough upgrades to accommodate any economic development. There was a brief discussion over ways to encourage NYSEG to upgrade the systems in our area.
- **Richfield Springs (RS)/Andela Products** – J. Zakrevsky updated the board on a conversation he had with Cynthia Andela about obtaining an intent letter from the bank. This stemmed from a conversation that J. Zakrevsky had with EDA, who advised him that if the project doesn't have an end-recipient it doesn't make sense to do the project. The bank's objections to providing the intent letter is because they don't want to finance her purchase of a property that doesn't have water/sewer. There was a brief discussion over whether there is a need to hire a consultant to help with the work of this project. By the next projects meeting, J. Zakrevsky advised that he would put together rfp's for the role of what he'd like the consultant to work on, their skill-set, budget for the consultant, etc. Larry Frigault noted that the Town of Richfield and the Village of Richfield are moving forward with the intermunicipal agreements that need to be finalized for the water/sewer lines.

NEW/UNFINISHED BUSINESS

- **PARIS Reports** – The ABO had requested further documentation on the bonds done through the CRC for Springbrook, Hartwick, and Bassett. We had received Springbrook and Hartwick's several weeks ago, and finally received Bassett's, which was sufficient to the ABO.
- **Corning** – The agency received the final signed documents to close on phase 3 of their expansion project. That closing should be next week.

- **Innovation Center** – Southern Tier 8 has requested that our agency submit a full application for funding of the Innovation Center, which J. Zakrevsky has been working on with Custom Electronics and IOXUS.
- **Springbrook** – Springbrook has submitted a full PILOT application, with a cost-benefit analysis. We've scheduled a public hearing for July 20, 2021, and all notices have gone out to The Daily Star and the taxing jurisdictions.
- **Centrone, Inc. d/b/a Advanced Biotech** – The agency also received a PILOT application from Advanced Biotech, who is purchased the former Medical Coaches building in the Town of Milford. We have scheduled a public hearing for July 26, 2021, and all notices have gone out to The Daily Star and the taxing jurisdictions.

ADJOURNMENT

There being no further business to discuss, D. Rowley made a motion to adjourn the Audit & Finance committee meeting at 9:03am.

UPCOMING MEETING SCHEDULE

The next Projects Committee meeting will be held on August 12th, 2021 at 8:00am.