

**COUNTIES OF WARREN AND WASHINGTON
INDUSTRIAL DEVELOPMENT AGENCY**

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The April Executive Park Meeting for Warren Washington Industrial Development Agency was held on Wednesday, June 3, 2020 via Zoom from 9:03 – 9:38 am. The following were:

PRESENT:	Dave O'Brien	Chairman
	Mike Wild	At-Large Member
	Michael Bittel	Secretary/Treasurer

ABSENT:	Brian Campbell	Park Chair
	Craig Leggett	Vice Chair

The following were also present:

	Kara Lais, Esq.	FitzGerald Morris Baker Firth, PC
	Jack Kelley	Coldwell Banker Commercial
	Nick Caimano	Member
Minutes were taken by:	Alie Weaver	Office Administrator

Roll call was taken and a quorum was confirmed.

Park - Potential Project Updates:

Mr. O'Brien stated two solar companies expressed interest in purchasing property in the Industrial Park. More meetings will be scheduled in the near future to discuss further.

Mr. Bittel stated another potential solar project is interested in setting up solar within Warren/Washington counties and more meetings will be scheduled in the near future to discuss further.

Mr. Wild noted the Town of Queensbury has two potential solar set ups; where Ciba Geigy was and also at the Warren County airport.

Mr. O'Brien mentioned the IDA should consider solar project PILOTs in the future. He noted that solar project PILOT policy examples from other IDA's in New York State will be emailed to the members for review, discussion and consideration.

Mr. O'Brien reminded attendees that Ms. Roberts had to withdraw her contract to evaluate the wetlands and noted an RFP will be sent out for review.

IDA Executive Committee:

May Minutes: Mr. Bittel made a motion to accept the May 6th, 2020 minutes for the WWIDA Executive Park Meeting and Mr. Wild seconded. All voice-voted in favor.

Dewatering Land/Road Purchase Update: Mr. O'Brien noted the use of Zoom meetings may lose important information being passed along and reminded attendees to contact him directly should there be the need for further clarification.

He also noted an updated to-do checklist will be sent to member by the end of the week; specifically listing the subdivision, EPA deed, Canal Corp Transactions, WCC Transactions, Easement and Maintenance Agreement for the road, MoU for road maintenance and SMS Rail Agreement are currently in the works. Mr. O'Brien stated once the updated checklist has been reviewed by the members, a meeting will be scheduled for further discussion.

Mr. Wild suggested using a Gantt Chart to assure timeliness and Mr. Caimano volunteered to learn more about it and help out where he can. Mr. O'Brien suggested continued use of the current Excel spreadsheet once updated.

Ms. Lais noted until the subdivision and WL is approved by the Planning and Zoning Boards, all other tasks cannot be completed; stating the Planning Board meeting is scheduled for June 10th and the Zoning Board meeting is scheduled for June 17th.

Town and County Tax Update: Mrs. Weaver stated the Town, County and Special District taxes have been paid by all the project customers and the four project customers who owe Village Taxes have been sent their Village Tax invoices.

Recaptures: Ms. Lais stated the three letters for recapture will be mailed today. She noted Firetek is over by \$94.00 and they have agreed to pay that amount. LG Plaza and Morris Company's letters will request confirmation of accuracy of their ST 340's submitted to the WWIDA before moving forward with recapture.

Adjournment: There being no new business Mr. Wild made a motion to adjourn and Mr. Bittel seconded. The motion was carried by voice vote.