

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

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The Executive Park Meeting for Warren Washington Industrial Development Agency was held on Wednesday, March 10th, 2021 via Zoom from 4:00- 4:40 p.m. The following were:

<b>PRESENT:</b>	Dave O'Brien	Chairman
	Craig Leggett	Vice Chair
	Michael Bittel	Secretary/Treasurer

<b>ABSENT:</b>	Brian Campbell	Park Chair/At-Large
	Mike Wild	Member At-Large

***The following were also present:***

	Kara Lais, Esq.	FitzGerald Morris Baker Firth, PC
	Dan Brno	Member
	Bob Holmes	Jarrett Engineers
Minutes were taken by:	Alie Weaver	Office Administrator

Roll call was taken and a quorum was confirmed.

**Approval of February Minutes** – Mr. Bittel made a motion to accept the February 3<sup>rd</sup>, 2021 IDA Executive Park meeting minutes and Mr. Leggett seconded. All voted in favor by voice vote.

**Potential Project Updates**

**Delineation** – Mr. O'Brien asked for a motion to go into Executive Session to discuss potential contract negotiations involved with sale of real property.

Mr. Leggett made a motion to go into Executive Session and Mr. Bittel seconded and all voted in favor by voice vote.

**Old Business**

**Dewatering Road Status** – Ms. Lais stated that the deeds for all parcels comprising the road were filed in the county clerk's office on March 1<sup>st</sup> and the subdivisions will take effect for this upcoming tax roll. She stated that, in the near future, the process of creating one tax map for Kingsbury and one tax map for Fort Edward will be finalized.

**Regulatory Member Training & Surveys** – Mrs. Weaver stated that Mr. Bruno has sent the board member survey and will be sending the sexual harassment and workplace violence prevention certificates to the IDA office

to file. She stated that she will be checking with Mr. Wild regarding the status of his training and survey.

**Executive Director Discussion** – Mr. Leggett stated that he has no new updates at this time.

**Etain & Fowler Square Closings** – Mr. O'Brien stated that Etain and Fowler Square have both closed and have paid their fee to the IDA.

He also stated that Adirondack Winery continues to move forward and has received their loan approval.

Mrs. Weaver stated that the application for Hacker Boats had been recently received by the IDA office and will forward it to Mr. O'Brien and Ms. Lais for review.

### **New Business**

**Apartment Policy** – Ms. Lais stated that some local IDA's have policies just for affordable or senior housing and others have policies for market-rate housing.

Mr. O'Brien stated that there is a current trend where an apartment policy from the IDA could be an economic driver and stated that a policy should be created to define criteria of eligibility in apartment building assistance.

Mr. Leggett stated there doesn't seem to be enough housing for the working sector in his area, as well as many people aging-out of their houses. He stated that Warren county is conducting a housing study that would identify weak links. Upon completion of this study, he suggested that the IDA review these findings to determine where they could help, if needed.

Mr. Bittel agreed that there is a housing need in the area but is unsure of the IDA's responsibilities in this matter. He encouraged the members to read the IDA's Mission Statement and stated that he is concerned about providing benefits on an equal playing field.

**WL Plastics** – Mr. O'Brien stated that WL Plastics' project was terminated last year and will still need to file their final ST-340 for 2020 with Tax and Finance.

**Adjournment** – There being no further business to address, Mr. O'Brien adjourned the meeting at 4:40 p.m.