

# CCIDA MEETING Minutes

May 15, 2019

8:00 a.m.

**Present:** E. Larsen, B. Burton, R. Gibbon, W. Outwater, P. Raymond

**Absent:**

**Contract Staff:** S. Craig, A. Larsen

**Finance:** S. Cwynar

**Guest:** C. Katusha, S. Palmatier

## **I. Roll Call**

Board Chair E. Larsen called the meeting to order at 8:00 a.m.

## **II. Approval of Minutes**

Upon review motion to approve the April 17, 2019 Regular Meeting Minutes by B. Burton, seconded by P. Raymond. Ayes all. Approved.

## **III. Treasurer's Report**

S. Cwynar reviewed the April 30, 2019 Financial Statements with the board. In April income was \$1,300 against a budgeted \$8,000. Rent income remains an issue. Year-to-date revenues are \$66,000 against the budgeted \$33,000. Expenses for April were \$14,000, slightly less than budget. There is a net loss of approximately \$13,000. Total expenditures exceed revenues by \$8,000 so far in 2019.

Motion to accept the April 30, 2019 treasurer's report by W. Outwater, seconded by B. Buton. Ayes all. Approved.

## **IV. Bills & Invoices**

Upon review motion to approve the bills and invoices by B. Burton, seconded by P. Raymond. Ayes all. Approved.

## **IV. New Business**

The board reviewed an insurance renewal proposal.

A. Larsen said that the ST-60 forms enabling Norwich-Chenango Solar's sales and use tax exemption had expired and that the board would need to pass a new resolution to re-submit. A new subcontractor will also require a ST-60 form. In order for the ST-60 to be submitted, the board needs to appoint them as a sub-agent.

Motion to appoint Conti-Solar, LLC. sub-agent of the CCIDA and renew the sales and use tax exemption for Norwich-Chenango Solar by R. Gibbon, seconded by B. Burton. Ayes all. Approved.

S. Craig asked if the board was still open to selling the Earl B. Clark land to Norwich Meadows Farm.

E. Larsen asked if they still planned added-value additions to the business. S. Craig replied that they were.

R. Gibbon asked if the parcel being used for an independent garden would be effected by the sale, or if there were any conditions in the deed. S. Craig said that he didn't think so.

B. Burton asked if Norwich Meadows Farm had indicated when they might want to buy the land. S. Craig said he didn't have a specific timeframe and that it depended on their ability to secure financing.

E. Larsen asked if the sale would impact the aqueduct site. He proposed that the site be sub-divided or carved out of the parcel in any new agreements.

S. Butler said the parcel could be assigned to the Chenango Land Trust.

E. Larsen said that whichever entity it was assigned to would be responsible for maintenance.

S. Craig said that the board should formally approve a proposal by Norwich Meadows Farm to drill a well at the park.

Motion to approve Norwich Meadows Farm to drill a well at the Earl B. Clark business park by B. Burton, seconded by P. Raymond. Ayes all. Approved.

A. Larsen said that the last EDA draw was due to arrive the previous week. S. Craig said he would check the account again, as it may already be there.

E. Larsen asked if the arrival of the last draw would free the IDA to pursue a new EDA grant for the washouts. S. Craig said yes.

A. Larsen said that the EDA has also requested the 6-Year GPRA report, in which job creation and other information on the project is periodically reported.

The board discussed the wind farm project in Guilford.

R. Gibbon asked if there was any news on the hotel front. B. Burton said that the plan was to transfer the hotel to the Red Roof Inn flag.

## **VI. Adjournment**

Motion to adjourn by R. Gibbon, seconded by B. Burton. Ayes all. Approved. Meeting adjourned at 8:58 a.m.