

**ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY  
 ST. LAWRENCE COUNTY IDA LOCAL DEVELOPMENT CORPORATION  
 ST. LAWRENCE COUNTY IDA CIVIC DEVELOPMENT CORPORATION  
 ST. LAWRENCE RIVER VALLEY REDEVELOPMENT AGENCY**

~ Meeting of February 18, 2016 ~

CALL TO ORDER: The meeting was called to order at 8:35 AM at the offices of the St. Lawrence County Industrial Development Agency, 19 Commerce Lane, Canton.

ROLL CALL:

St. Lawrence County IDA, SLCIDA-LDC, SLCIDA-CDC	St. Lawrence River Valley Redevelopment Agency (RVRDA)
Blevins ..... Present	Paquin..... Absent
Hall..... Present	Carroll..... Present
LaBaff ..... Present	Chairman McNeil ..... Present
McMahon ..... Present	Murphy ..... Absent
Burke ..... Present	Strait ..... Present
Chairman Staples ..... Absent	
Weekes ..... Present	Johnston (Non-Voting)..... Absent

Others: SLCIDA Staff (Patrick Kelly, Thomas Plastino, Kimberly Gilbert, Rich Williams and Lori Sibley). Public attendance: Patrick Curran, President of Curran Renewable Energy, LLC and Kenneth Ashley, Controller for Curran Renewable Energy, LLC.

PUBLIC NOTICE: Public notifications sent February 10<sup>th</sup> to, at a minimum: St. Lawrence County’s newspapers designated for the publication of local laws and other matters required by law to be published; additional local media sources and websites.

EXECUTIVE SESSION: Hall/McMahon (SLCIDA-LDC) and Carroll/Strait (RVRDA) motion for Executive Session to discuss matters relative to the financial history of a specific company. Motion approved unanimously and the Boards go into Executive Session at 8:37 AM. McMahon/Weekes (SLCIDA-LDC) and Strait/Carroll (RVRDA) motion to return to Regular Session at 9:26 AM.

Resolution IDALDC-15-02-01 and RVR-15-02-02, respectively, Authorizing Line Of Credit Of Up To \$1,500,000 To Curran Renewable Energy, LLC. McMahon/LaBaff (SLCIDA-LDC) and Strait/Carroll (RVRDA) motion to approve the resolution. The motion is approved by unanimous vote.

Carroll/Strait motion to adjourn the RVRDA portion of the meeting. The RVRDA adjourns at 9:35 AM with unanimous consent.

PUBLIC COMMENT: None

APPROVAL OF MINUTES: McMahon/Weekes motion to approve the October 22, 2015 and December 9, 2015 meeting minutes. Carried unanimously.

FINANCIAL REPORTS: Kimberly Gilbert, Chief Financial Officer, notes that the 4<sup>th</sup> quarter installment from the St. Lawrence County Treasurer’s Office was received and will be noted in the December financial reports. Weekes/Burke motion to approve the October 2015 and November 2015 Financial reports. Carried unanimously.

REPORTS OF COMMITTEES:

STAFF REPORT: Mr. Kelly reports on the following:

Community Development & Environmental Improvement Program: The RVRDA has allocated up to \$445,000 for the 2016 CDEI Program. A press release was distributed and applications were made available on February 12<sup>th</sup> with a deadline which indicates applications must be received no later than 4:00 PM on April 15, 2016.

New York Power Authority: The McKinsey study results were recently made available.

Tri Town Packing: It was recently announced that Tri Town Packing is again producing under USDA inspection. There are other businesses in the area that are also pursuing slaughter houses in the Oswego and Watertown area, as well as SPARX in St. Lawrence County.

Mark Hall: Mr. Hall was reappointed to another three year term in December 2015.

Authorities Budget Office "ABO" and Ethics Filing: Board member self-evaluations and Ethics Filing documents were recently distributed to Board Members, Staff and Executives and are requested to be completed and returned by the dates designated on the forms in order to be compliant.

NYS Economic Development Council: The Annual Meeting will be held in Cooperstown May 25<sup>th</sup> – 27<sup>th</sup> 2016. Members are asked to notify Mr. Kelly or Mrs. Sibley if they wish to attend.

OLD BUSINESS: None

NEW BUSINESS:

Resolution IDA-16-02-01: Disposition of Real Property Policy (Annual Review) and 2015 Report of Property: Blevins/Hall motion to approve the resolution. A brief discussion and review of the policy ensues. The motion is approved by unanimous vote.

Resolution IDA-16-02-02: Authorizing Modifications to the SLCIDA FY2015 Budget: Mrs. Gilbert mentions that the auditors recommend modifying any account with a \$2,000 variance. There was no Canton Industrial Park revenue from NYS Empire State Development to be recorded. Phase 1 of the Newton Falls Rail Rehabilitation project was completely spent, as requested, and most of the monies have been received. Hall/Blevins motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDA-16-02-03: Amendment to Curran Renewable Energy, LLC Series 2007 Industrial Development Revenue Bonds: McMahan/Burke motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDA-16-02-04: Authorizing Construction Contract for Newton Falls Branch Rail Rehabilitation: At the January 28, 2016 bid opening, five (5) proposals were received in response to the Request for Proposals relative to Phase 2 Newton Falls Rail Rehabilitation Project. After analysis of the bid results and due diligence of qualifications by Erdman Anthony Engineering Services and the SLCIDA project team which includes engineers from DANC, it is recommended that the low bidder (Rhinehart Railroad Construction, Inc.) be awarded the contract with their \$6,876,570.56 bid. Mr. Kelly notes that a \$750,000 line-of-credit has been established with The Development Authority of the North Country and an additional request for a matching line with the St. Lawrence River Valley Redevelopment Agency is near completion. Mr. Hall notes that this is the largest contract the St. Lawrence County IDA has ever signed. Richard Williams, Facilities Manager, states that an additional grant was awarded to the SLCIDA from Northern Border Regional Commission for \$234,000 to go towards this project. Hall/Weekes motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDALDC-16-02-02: Disposition of Real Property Policy (Annual Review) and 2015 Report of Property. A brief discussion and review of the policy ensues. Weekes/Blevins motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDALDC-16-02-03: Authorizing Modifications to SLCIDA-LDC FY2015 Budget. Weekes/Blevins motion to approve the resolution. Mrs. Gilbert notes that the resolution includes modifications that were approved by the RVRDA in their meeting last week. The motion is approved by unanimous vote.

Resolution IDACDC-16-02-01: Disposition of Real Property policy (Annual Review) and 2015 Report of Property. Hall/Weekes motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDACDC-16-02-02: Authorizing Modifications to SLCIDA-CDC FY2015 Budget. Hall/Weekes motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDACDC-16-02-03: Authorizing Official Action Toward Issuance Of Up To \$65,000,000 Of Revenue Bonds for St. Lawrence University. Mr. Kelly reminds the members that a public hearing is scheduled for March 3<sup>rd</sup> and the St. Lawrence County Board of Legislators must approve the resolution at their meeting scheduled for March 7<sup>th</sup>. Mr. Kelly provides a project summary highlighting the bonding history between the IDA-CDC and St. Lawrence University and the employment growth numbers at St. Lawrence University. McMahon/Burke motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDACDC-16-02-04: St. Lawrence University SEQRA. Hall/McMahon motion to approve the resolution. The motion is approved by unanimous vote.

Resolution IDACDC-16-02-05: Authorizing Official Action Toward Issuance Of Up To \$30,000,000 Of Revenue Bonds for St. Lawrence Health System, Inc. Mr. Kelly states that the same process will follow for this bond request, whereby a public hearing is scheduled for March 3<sup>rd</sup> and the St. Lawrence County Board of Legislators must approve the resolution at their meeting scheduled for March 7<sup>th</sup>. Hall/Burke motion to approve the resolution. Mr. Kelly talks about the project. It includes \$60,000 square feet of new construction and the creation of 39 jobs. The motion is approved by unanimous vote.

Mr. Kelly has scheduled a Civic Facility Bond Training session for March 23<sup>rd</sup> for any St. Lawrence County Legislator that is interested in attending, particularly those new members who may need a more thorough review of the process involved in requests for Civic Facility Bond issuances.

Resolution IDACDC-16-02-06: St. Lawrence Health Systems, Inc. SEQRA. Weekes/Burke motion to approve the resolution. The motion is approved by unanimous vote.

Mr. LaBaff refers to the letter of support he presented at the February 11, 2016 public hearing concerning the direct sale contract for the sale of hydropower to Alcoa Inc and asks if the five (5) members of the Power Proceeds Board have been named. Mr. Kelly responds that the Governor has not made an announcement at this time.

ADJOURNMENT: Hall/McMahon motion to Adjourn. The session adjourns at 10:06 AM by unanimous consent.

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By: Mr. Lynn Blevins  
Secretary