

# ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

## Meeting of April 16, 2025

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CALL TO ORDER: Mr. Hall calls the meeting to order at 1:01 PM in the main conference room at the Ernest J. LaBaff Industrial Building, Canton.

### ROLL CALL:

Staples .....	Present (via Zoom)	McMahon .....	Present
LaBaff .....	Absent	Morrill .....	Present
Blevins .....	Present (via Zoom)	Reagen.....	Present
Hall.....	Present		

A quorum is recognized.

IDA Staff present: Patrick Kelly, Kimberly Gilbert, Lori Sibley, and Richard Williams

PUBLIC NOTICE: Public notifications sent April 10, 2025, to, at a minimum: newspapers designated for the publication of local laws and other matters required by law to be published; additional local media sources and websites.

PUBLIC COMMENT: None

APPROVAL OF MINUTES: Motion to accept the minutes of the March 25, 2025 meeting by Mr. Reagen, seconded by Mr. Morrill. The motion is approved unanimously.

FINANCIAL REPORTS: None

COMMITTEE REPORTS: None

STAFF REPORT: Mr. Kelly highlights the following recent activities:

*Empire State Mines:* Staff attended a tour of the mines earlier today as part of a Gouverneur Area Economic Development Committee meeting. A few representatives from the Development Authority of the North Country and Next Move NY were also in attendance. Mr. Kelly notes that guides brought them through the operation on both the ground and underground levels. He added that the group was able to see where the process equipment will be located for the graphite demonstration facility project, for which the St. Lawrence County IDA – Local Development Corporation approved a loan for at their last meeting. Mr. Hall also attended and recommends others take the opportunity if it should become available again.

*Empire State Development (“ESD”):* Representatives from ESD participated in a site tour to various locations in St. Lawrence County a couple of weeks ago. This type of interaction helps raise our profile and build an awareness of the available properties in St. Lawrence County when potential leads come into New York State.

*Northern Border Regional Commission (“NBRC”):* Staff submitted a pre-application in March that was approved by the NBRC which gives authorization for the IDA to apply for funding. The full application for \$500,000 for the 30 Buck Street facility in Canton will be submitted before the April 18<sup>th</sup> deadline. Mr. McMahon asks how the amount of \$500,000 was established.

Mr. Kelly states that this is the maximum amount allowed for this type of project. Mr. Staples asks if there will be additional funding opportunities for NBRC funding down the road. Mr. Kelly states that it is not likely we will get another opportunity for this particular project if this one is approved, but we have utilized NBRC funds for other projects, and states there could be additional funding for additional projects in the future.

*Job Fairs:* Staff attended the Massena Central School Job Fair last week and will be attending the Fort Drum Job Fair on May 15<sup>th</sup>.

*Business Connections Events: Spotlight on BOCES and SUNY Canton:* Tours of Southwest Tech BOCES were February 25<sup>th</sup> and tours at the SUNY Canton Canino School of Engineering were March 20<sup>th</sup>. Staff assisted with recruiting businesses and participating in the events.

*Trade shows:* Staff attended the Aeromart Montreal Show on March 27<sup>th</sup> and will be attending the Select-USA show in Washington D.C. in May.

*Real Estate Roundtable:* The quarterly roundtable meeting with local Real Estate Brokers is scheduled for next week at the IDA offices.

*Business Resources Mixer:* The St. Lawrence County Chamber of Commerce is the lead coordinator for this year's Business Resources Mixer scheduled for April 29<sup>th</sup> at the Best Western in Canton.

*Comprehensive Learning Needs Assessment ("CLNA"):* Staff have been invited again this year to take part in the CLNA administered by St. Lawrence-Lewis BOCES Career Tech Education. The event will take place on April 29<sup>th</sup> at Seaway Tech BOCES in Norwood. This is a productive way of conveying the current and future skills needs of our area employers to be incorporated into the BOCES curriculum. Mr. Reagen asks why the Licensed Practical Nursing Program is not offered at any of the BOCES Tech Centers. He understands the program is offered through SUNY Canton. But with such a need in our area for LPNs, he would like to know why it is not offered at BOCES as well. Mr. Kelly adds that information will be shared once follow-up is done with BOCES.

*Adirondack Days:* Staff will be attending Adirondack Day in Albany as well as the Adirondack Planning Forum in Saranac Lake in May.

*Community Development and Environmental Improvement Program ("CDEIP") Applications:* The deadline for CDEIP applications was yesterday. There were 12 applications for funding this year. The St. Lawrence County IDA – Local Development Corporation administers funds for the RVRDA and is starting the joint review process with the St. Lawrence River Valley Redevelopment Agency.

Mr. McMahon requests that information about the Business Resources Mixer and local business outreach and recruiting events is shared with board members so they may attend if they wish to do so.

#### NEW BUSINESS:

Resolution IDA-25-04-13: Authorizing Project: Cives Steel Northern Division: Mr. Kelly refers to Exhibit A in the meeting packet and explains that the improvements mentioned will be at the production facility and the downtown office building. The company currently has 139 employees in Gouverneur. This number is up by four employees since the IDA was involved in a project with Cives last year. Mr. Reagen motions to approve Resolution IDA-25-04-13, seconded by Mr. McMahon. The motion is approved by unanimous vote.

Resolution IDA-25-04-14: Authorizing Application for Grant Funds through the Northern Border Regional Commission: A pre-application was submitted in March, and it received approval to apply for funds. A full application will be submitted this week with a request for \$500,000 to help fund the 30 Buck Street Canton Rehabilitation Project. Specific information has been added to the resolution which states the St. Lawrence County Industrial Development Agency Chief Executive Officer Patrick J. Kelly and/or Chief Financial Officer Kimberly Gilbert, subject to Legal Counsel opinion, each hereby designated, authorized, empowered, and directed to execute and deliver any and all grant agreements necessary to effectuate the transactions contemplated by this resolution as “Authorized Officials.” If approved for funding, the grant money will help offset costs for roofing, security, electrical systems, and an entry way, all to help position the building for new uses going forward. Mr. Reagen comments that the NBRC has assisted with other IDA projects. Mr. Kelly mentions projects such as the North American Forst Group, Newton Falls Rail, 100 Paterson Street Building, Kinney Warehouse water system improvements, and others are NBRC projects. Mr. Reagen and Mr. McMahon add that it would be a good idea to invite the political entities to see these projects firsthand since they have written letters of support to help bring the projects to fruition. Mr. Kelly adds that the NBRC program has been good for us, and all elected officials that support various NBRC projects should be invited. Mr. McMahon motions to approve Resolution IDA-25-04-14, seconded by Mr. Reagen. The motion is approved by unanimous vote.

OLD BUSINESS: None

ADJOURNMENT: A motion to adjourn is made by Mr. Reagen. The meeting adjourns at 1:26 PM by unanimous vote.

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Mr. Ernest LaBaff, Secretary