

ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Meeting of September 23, 2025

CALL TO ORDER: Chairman Staples calls the meeting to order at 1:06 PM in the main conference room at the Ernest J. LaBaff Industrial Building, Canton.

ROLL CALL:

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

A quorum is recognized.

IDA Staff present: Patrick Kelly, Kimberly Gilbert, and Lori Sibley
IDA-LDC Staff present: Richard Williams and Marijean Remington

PUBLIC NOTICE: Public notifications sent September 18, 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: Watertown Daily Times (Andrew Gardner, Reporter). No comment from the public.

APPROVAL OF MINUTES: Motion to accept the minutes of the July 24, 2025 meeting by Mr. LaBaff, seconded by Mr. Reagen. The motion is approved unanimously.

FINANCIAL REPORTS: Mrs. Gilbert provides highlights for June 2025 which reflect typical expenditures including 30 Buck Street Canton building expenses (security cameras, maintenance, and cleaning), Also, ARPA disbursements for Facility & Infrastructure, CDL-A, and the Promotional Tourism programs. Motion to accept the June 2025 financial reports by Mr. LaBaff, seconded by Mr. Reagen. The motion is approved unanimously.

COMMITTEE REPORTS: None

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

30 Buck Street, Canton facility: Continuing to work on Request for Proposals (RFP’s) for construction work needed in and around the building.

DRI Project: Massena School of Business: Project work is on-going. At the last meeting, Mr. Kelly updated the board members with photos showing the progress of the project.

100 Paterson Street Building: Finishing up work that is part of Phase 3 of the rehabilitation project.

Marketing and Events: Mr. Ahlfeld attended the Empire State Development Global NY North Country Roadshow in Lake Placid, a Realtor Roundtable in Massena, and the St. Lawrence County Ag Tour, of which the IDA was a sponsor.

Ms. Sibley is working with the Development Authority of the North Country to arrange outreach events for the Next Move NY initiative. Three events have been held so far in Gouverneur, Massena, Canton, and the last session will be held in Ogdensburg in October. Additionally, she is working with St. Lawrence-Lewis BOCES to arrange tours with manufacturers in St. Lawrence County for Manufacturing Day scheduled for October 17th.

Staff will attend a Business University Connections event in October at SUNY Canton that will highlight internships and experiential learning for students and local businesses, featuring a panel of students and businesses sharing their experiences. The IDA will host two student interns from SUNY Canton starting next week for the remainder of the Fall semester. Staff will also attend Business Connections: Spotlight on Resources (BOCES Tech Centers) events scheduled for November. Staff will assist with preparations for the next St. Lawrence Center for Entrepreneurial Leadership (“STL-CEL”) Program that is slated to begin in January. Discussion ensues relative to the length of the program, the attendees, and how the program is managed.

NEW BUSINESS:

Resolution IDA-25-09-20: Accepting the FY2026 Tentative Budget: Mr. Kelly mentions the draft budget is compiled by reviewing last year’s budget, year-to-date activity, projections with tentative occupancy of our buildings, and historical patterns of expenses and revenues. Comments and suggestions are encouraged before the final budget is provided at the next meeting. Mr. LaBaff motions to approve Resolution IDA-25-09-20, seconded by Mr. Reagen. The motion is approved by unanimous vote.

Resolution IDA-25-09-21: Authorizing Application For Grant Funds Through The Northern Border Regional Commission: Mr. Kelly mentions that we have utilized NBRC grants in the past for such projects as the Newell Building, Gouverneur area projects, and infrastructure projects. A pre-application was submitted to the NBRC for constructing a shell building in the Gouverneur Industrial Park, which met the approval threshold to move forward to the full application. Mr. Blevins motions to approve Resolution IDA-25-09-21, seconded by Mr. McMahon. The motion is approved by unanimous vote.

OLD BUSINESS: None

ADJOURNMENT: A motion to adjourn is made by Mr. LaBaff. The meeting adjourns at 1:16 PM by unanimous vote.

Mr. Ernest LaBaff, Secretary