

Ulster County Economic Development Alliance
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MINUTES

Annual Meeting of the Board of Directors
September 22, 2022

The annual meeting of the Board of Directors of the Ulster County Economic Development Alliance was held at 4:00 P.M. on Thursday, September 22, 2022 at 244 Fair Street, 6th Floor, Kingston, NY 12401. Members of the public may also join at the following locations:

234 airport rd. Accord, NY 12404

4100 Folsom Blvd, Sacramento CA

Zoom:

Ulster County Economic Development is inviting you to a scheduled Zoom meeting.

Topic: UCEDA Board of Directors - Sept.
Time: Sep 22, 2022 04:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/88026065337>(link is external)

Meeting ID: 880 2606 5337

One tap mobile

+16469313860,,88026065337# US

The following Board Members were present in person:

Herb Litts

Brian Cahill

The following Board Members were present via Zoom:

Sarah Haley

Zac Kleinhandler

Also in attendance were:

President:

Tim Weidemann

Director, Ulster County Office of Economic Development

CFO:

This institution is an equal opportunity provider, employer, and lender.

Adam Korol

Deputy Commissioner, Ulster County Department of Finance

Ulster County Office of Economic Development Staff:

Samantha Liotta Business Services Administrator, Economic Development

Joshua Stratton-Rayner Deputy Director, Economic Development

Other Attendees

March Gallagher Ulster County Comptroller

Alicia DeMarco Ulster County Deputy Comptroller

Dante De Leo Ulster County Attorney's Office

Lindsay Simonson Ulster County Attorney's Office

Ashley Knox Ulster County Economic Development Alliance Board Member

The meeting was called to order by Chair Sarah Haley at 4:04 P.M.

AGENDA

Motion: Herb Litts made a motion to adopt the agenda as presented, seconded by Brian Cahill.

Vote: The motion was adopted unanimously.

PUBLIC COMMENT ON AGENDA ITEMS

Discussion: No one asked for the privilege of the floor.

MINUTES

Motion: Brian Cahill made a motion to approve the minutes for August 9, 2022, seconded by Herb Litts.

Vote: The motion was adopted unanimously.

Officer Report

President / CEO Report

Enterprise West / iPark87

Discussion: Timothy Weidemann informed the Board that per the PSA for the West side of the campus a master plan is forthcoming. The Board agreed a convening of the Enterprise West Advisory Committee to review the plan would be appropriate.

Ulster County CARES Update

Discussion: Timothy Weidemann and Samantha Liotta informed the Board that currently over \$910,000.00 of reimbursement funding has been requested from New York State over the course of 12 disbursement requests.

UGREEN / Green Business Champions

Discussion: Timothy Weidemann noted that a Summit and a Focus Group were conducted in partnership with Sustainable Hudson Valley which resulted in great feedback for advancing the Green Economy network.

Towpath Road Update

Discussion: Timothy Weidemann noted that a resolution to hold a public hearing to discuss a possible surplus of the property will be held next month. The Board requested a presentation be given to the Economic Development Legislative Committee at their next meeting.

701 Grant Ave. Update

Discussion: The Board requested a presentation be given to the Economic Development Legislative Committee at their next meeting.

CFO Report

Discussion: Adam Korol reviewed financials from August 2022 with the Board highlighting changes.

Motion: Brian Cahill made a motion, seconded Zac Kleinhandler, to accept the financials for August 2022 as presented.

Vote: The motion was adopted unanimously.

New Business

Boost for Main Streets Program Subrecipient Agreement

Discussion: Timothy Weidemann noted that the program approval has not been passed through the Legislature and recommended postponing this to the next meeting.

Chronogram Media Storage Renewal

Discussion: Timothy Weidemann noted that this extension will be considered for transfer to iPark87 once the property transfers and clarified the extension is for a period of 12 additional months.

Motion: Brian Cahill made a motion, seconded by Herb Litts, to approve the contract amendment for the Chronogram Media storage agreement.

Vote: The motion was adopted unanimously.

CARES I Contract Amendments

- Discussion:** Timothy Weidemann noted that contract extensions and amendments are considered on a case-by-case basis. In this case, a reallocation of funds is needed between categories.
- Motion:** Herb Litts made a motion, seconded by Brian Cahill, to approve contract amendment for Dimples as presented.
- Vote:** The motion was adopted unanimously.

Hilco Appraisal Contract for Enterprise West (aka BBG Real Estate Services)

- Discussion:** Timothy Weidemann clarified that Hilco is to be known as BBG Real Estate Services moving forward. Sarah Haley asked if a previous appraisal was already done and recommended that report be shared with BBG.
- Motion:** Herb Litts made a motion, seconded by Brian Cahill to approve execution of the Hilco (BBG) contract.
- Vote:** The motion was adopted unanimously.

Harris Beach Invoice Approval

- Discussion:** Timothy Weidemann clarified that invoices will continue as the closing procedures begin on the West side and some invoices from the East side will also be submitted.
- Motion:** Brian Cahill made a motion, seconded by Herb Litts to group approval of invoices together.
- Vote:** The motion was adopted unanimously.
- Motion:** Brian Cahill made a motion, seconded by Zac Kleinhandler to approve payment for invoices 8875428, 8875429, 8877153, and 8877154 totaling \$8,992.00.
- Vote:** The motion was adopted unanimously.

Old Business

There was no old business to discuss.

PUBLIC COMMENT

No one asked for the privilege of the floor.

ADJOURNMENT

- Motion:** Herb Litts made a motion, seconded by Brian Cahill to adjourn the meeting.
- Vote:** The motion was adopted.

The meeting was adjourned at 4:54pm.