



Auburn Industrial
Development Authority

MEETING MINUTES
AUBURN INDUSTRIAL DEVELOPMENT AUTHORITY
Wednesday, October 7
Cayuga County Chamber of Commerce
2 State St., Auburn, NY 13021

Board Present: James A. Dacey (Chair & Member of Business)
Monika Salvage (School Board Member)
Robert Byron (Member of Industry)
Michael Quill (Council Member)
Terry Cuddy (Council Member)
William Andre (Member at Large)
Tricia Ottley (Member at Large)

Excused: Demetrius Murphy (Member at Large)
Frank DeRosa (Member at Large)

Staff: Tracy Verrier, Assistant Treasurer
Andrew Fish, Executive Director
Michelle Prego-Milewski, Acting Secretary
Bruce Sherman, CEDA
Rob Poyer, Hancock & Estabrook
Dom Giacona, Giacona Law Firm

Mr. Dacey, Chair, called the meeting to order at 5:04 pm noting that there was a quorum present.

**RESOLUTION APPROVING EXECUTION BY THE AUBURN
INDUSTRIAL DEVELOPMENT AUTHORITY (THE "AUTHORITY")
OF A MORTGAGE, MORTGAGE TAX AFFIDAVIT, ASSIGNMENT
OF RENTS AND RELATED DOCUMENTS FOR THE BENEFIT OF V
G RENTALS, INC.**

Mr. Dacey: We are here to discuss the Mortgage application for VG Rentals.

Mr. Fish: We are not approving any new benefits, and we appreciate everyone coming together. The company is very grateful.

Mr. Giacona: We are very appreciative. We don't like to in requests like this very often, but we would have lost 2-3 weeks of work. That would have significant detriment.

Motion to approve the VG Mortgage resolution by Ms. Salvage; seconded by Mr. Quill. The motion was approved by the following roll-call vote.

James A. Dacey
Chairman

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	Yes	No	Abstain	Absent
James A. Dacey	x			
Terry Cuddy	x			
Michael Quill	x			
William Andre	x			
Frank DeRosa				x
Robert Byron	x			
Monika Salvage	x			
Tricia Ottley	x			
Demetrius Murphy				x

Mr. Fish: I would like to give you a brief update on the audit. The comptrollers were here for about two weeks, it was a very narrow scope. It was a special six-unit audit and we were picked solely by our location and size. The comptrollers interviewed Bill (Andre) and presented some of their findings. Overall they were very pleased with the work that the board had been doing. They will put together an audit with best practices and common concerns, and we may respond to that as an addendum. They are considering our Monitoring Policy as a best practice.

This was a heads up to us about CCIDA; we know that they may follow with CCIDA and ALDC. They may question whether CEDA is a public authority, but we have checked yes on the first requirement and checked no on every other. If that happens, CEDA will have to report to PARIS. The CEDA board will discuss what avenues to take.

Ms. Salvage: What would CEDA submit?

Mr. Fish: CEDA would be treated as an LDC.

Mr. Dacey: If you incorporated the city and county LDC, would that trigger an investigation?

Mr. Poyer: It wouldn't make a difference.

Mr. Fish: There are three entities' on the board already, the LDC and IDAs. At no point where they asking, but who knows what conversations they will have at the comptroller's office.

Mr. Andre: I was in there for about 45 minutes. At first I was very nervous but they put my nerves to ease. They asked straight-up questions and I gave straight-up answers. It went very well. I was relieved when they left, but they weren't throwing any curveballs. \

Mr. Fish: It could've gone a different way, but it's a testament to Tracy and all the work she does. We cleared the conference room and she could provide documentation when they asked for it.

Mr. Dacey: I'd like to discuss tightening up board policy. When we decided to go to monthly meetings it was fairly well understood that business such as this would be handled at monthly meetings. Maybe we need a document that outlines this, so whoever comes to us will be aware of it.

Mr. Fish: It is very much our desire to keep things at monthly meetings, and I agree that we should have something documented. We just need to keep in mind that there may be a need for a special meeting.

Mr. Dacey: We need to clarify things so those times are reduced to emergencies. Mike what did you say about this?

Mr. Quill: A failure to plan on your part does not constitute an emergency by our part.

Mr. Poyer: Would you like to put it in the applications?

Mr. Dacey: It's important to have it signed off.

Mr. Poyer: It's hit or miss whether people will read it. Would you like a separate signature?

Mr. Dacey: I would like a separate document as part of the package that would make it clear that these are the rules.

Mr. Poyer: It will be part of the initial project resolution. At the beginning of the process it will be known that this is the way we work.

Mr. Fish: We will have to make sure that any project we take on will know the meeting dates. If we institute this we will have to notify them when meeting dates change.

Mr. Dacey: That's only fair.

Mr. Giacona: From our perspective we were under the impression that we had board approval. We didn't know we needed another board approval or else we would have made arrangements. Hopefully this provides perspective.

Mr. Dacey: We can address that. I'm not trying to place blame. We should have something built in before it becomes a problem.

Mr. Fish: We respect the board's time and our customer's. We'll try and put something together for the November meetings.

Mr. Quill: It's worthwhile to have someone else look at it to make sure we're hitting our marks.

Mr. Fish: Any document should leave room for emergency services verses a breakdown in communications.

Mr. Giacona: It would prevent this by putting documents together.

Mr. Poyer: would you like us to draft it?

Mr. Fish: We (CEDA) will take the first stab at it.

Motion to adjourn at 5:30 pm by Mr. Quill; seconded by Ms. Ottley. All members present voted in favor; meeting adjourned.