

**GREATER GLENS FALLS LOCAL DEVELOPMENT CORPORATION
MEETING MINUTES**

The regular meeting of the Greater Glens Falls Local Development Corporation was held on Thursday, July 13, 2017 in the Mayor's Conference Room, 42 Ridge Street, Glens Falls, New York 12801.

Members Present: Judith Calogero; Dan Hall; Lois Robinson; Roy Thomas

Members Absent: Mayor John Diamond; Mary Gooden; Todd Feigenbaum

Also Present: Edward Bartholomew, CEO; Jackie Squadere, Economic Development; Attorney Kara Lais; Michael McCarthy, CFO; Maury Thompson, The Post Star

Judith Calogero opened the meeting and determined there was a quorum present.

RESOLUTION NO. 45-2017:

On the motion of Lois Robinson, seconded by Dan Hall and, all voting affirmatively, the minutes of the June 8, 2017 regular meeting, as amended, were approved.

The next item on the agenda is the consideration of the payment of bills. The following bills were presented at the meeting for payment:

- i. FitzGerald Morris Baker Firth PC - \$416.00
- ii. EDC - \$1,875.00 (2nd Quarter Billing)
- iii. McCarthy & Conlon - \$490.00
- iv. Merit Pages - \$12.00
- v. Musick Designs - \$120.00
- vi. Upstate Appraisal Services Inc. - \$1,000.00 (incubator)
- vii. Upstate Appraisal Services Inc. - \$1,600.00 (Tech Meadows)
- viii. Upstate Appraisal Services Inc. - \$450.00 (South & School)
- ix. Upstate Appraisal Services Inc. - \$500.00 (45 South Street)

RESOLUTION NO. 46-2017:

On the motion of Lois Robinson, seconded by Dan Hall and, all voting affirmatively, the payment of the above bills were approved.

The next item on the agenda is the Report of CEO. CEO Bartholomew began his report by requesting a resolution of appreciation of the LDC and on behalf of the IDA and CDC also thanking Maury Thompson of The Post Star for his excellent coverage that he has provided to the LDC, IDA, CDC and the Common Council over the years. Dall Hall remarked that he appreciated Maury's coverage and noted that people look at The Post Star to see what Maury is

writing about. He noted that he is supportive of Maury's future endeavors and stated that Maury has been fair and accurate in his reporting. Lois Robinson stated that the City will miss Maury. Judy Calogero noted that he will be missed at the meetings and Roy Thomas thanked Maury.

RESOLUTION NO. 47-2017:

On the motion of Judith Calogero, seconded by Lois Robinson and, all voting affirmatively, a resolution of appreciation and thanks to Maury Thompson for his years of reporting and service to the City was duly approved.

CEO Bartholomew next stated that he is continuing to work through the NYS guidelines for the DRI and stated that he is going to Albany later today to further discuss the guidelines and get additional details. He then stated that a meeting for August is not necessary and that there are no updates on the current ongoing projects. He next stated that he was disappointed to learn of the closing of Price Chopper. He noted that the property is approximately 2 acres and has a fair market value of \$1.4m. He explained that it is likely that Price Chopper will sell the property, but he is hoping to speak with Price Chopper to determine if there are any covenants/restrictions in a possible sale of precluding another grocery store to be sited at the property. Dan Hall noted that the location is convenient and there is lots of traffic in that area and that, as a City, we will be reaching out to determine if other grocery chains have an interest in this location. Judy Calogero stated that she thought the closure of the Price Chopper was a poor decision as Glens Falls is gearing up and that the employees, the elderly and those that walk to this store will be negatively impacted.

The next item on the agenda was the monthly financials. There was nothing unusual to report.

RESOLUTION NO. 48-2017:

On the motion of Lois Robinson, seconded by Roy Thomas and, all voting affirmatively, the monthly financial statement was approved.

The next item on the agenda was Old Business. There was no Old Business to discuss.

The next item on the agenda was New Business. There was no New Business to discuss.

The next item on the agenda was the consideration of resolutions. CEO Bartholomew explained that the first resolution to consider concerned the submission of a Local Waterfront Revitalization Funding Application for Pruyns Island Improvements.

RESOLUTION NO. 49-2017:

On the motion of Lois Robinson, seconded by Dan Hall and, all voting affirmatively, the following resolution was approved.

Whereas, the City of Glens Falls and its related economic partners, including the Greater Glens Falls Local Development Corporation and the Glens Falls Industrial Development Agency participated in a regional Waterfront Plan (Hudson River and Champlain Inter-municipal Local Waterfront Revitalization Plan) for development along the Hudson River through NYS Department of State; and

Whereas, the City's approved HUD Community Challenge Plan outlined recommendations for improvements to the bike, pedestrian path along Feeder Canal, construction of a pedestrian-bike connection over the Feeder Canal to Pruyns Island and Haviland's Cove; and

Whereas, the City developed a Redevelopment and Connection Plan for Pruyns Island pursuant to a NYS Water Front Revitalization program in 2011-12; and

Whereas, the recently approved Glens Falls Downtown Revitalization Initiative (May 2017) proposed greater connectivity to Pruyns Island with recommended potential funding sources under this CFA process ad Brownfield Opportunity Area; and

Whereas, it is the intent of the City to be submitting a CFA application (Local Waterfront Revitalization) in Round 7 of the CFA process.

Now, therefore, be it resolved that the Greater Glens Falls Local Development Corporation endorses and supports the City's submittal of the Round 7 CFA Pruyns Island funding initiative application through NYS Department of State Local Waterfront Revitalization for greater connectivity and access improvements to Pruyns Island, Haviland Cove, Feeder Canal and the Hudson River areas.

CEO Bartholomew noted that the next resolution to consider was the acceptance of \$7,500.00 from the Glens Falls Civic Development Corporation to cover expenses relating to LDC operations.

RESOLUTION NO. 50-2017:

On the motion of Lois Robinson, seconded by Dan Hall, all voting affirmatively, it was approved that the LDC shall accept \$7,500.00 from the CDC to be used for operational expenses.

There being no further business. Ms. Calogero noted that there will not be a meeting held in August and that the next meeting will be Thursday, September 14, 2017.

RESOLUTION NO. 51-2017:

On the motion of Roy Thomas, seconded by Lois Robinson, all voting affirmatively, it was

Resolved that the Greater Glens Falls Local Development Corporation hereby adjourns the July 13, 2017 regular meeting.