



CORRECTED MINUTES

Minutes of the regularly scheduled meeting of the Columbia County Industrial Development Agency held at 4303 Route 9, Hudson, NY on **Tuesday, February 3, 2015.**

ATTENDANCE:

IDA Members

Bruce Bohnsack
Bob Galluscio
Jim Mackerer
Sid Richter

Staff

Lisa Drahushuk
Erin McNary

Counsel

Theodore Guterman II

Public:

Mr. Bohnsack called the IDA meeting to order at 8:33am.

Election of Officers:

Mr. Bohnsack noted the slate of officers had been previously distributed and were as follows:

Bruce Bohnsack – Chairman
Sid Richter – Vice- Chairman
Don Kline – Secretary/Treasurer

Mr. Mackerer made a motion to approve the slate of officers as presented. Mr. Galluscio seconded the motion, which passed unanimously.

Annual Housekeeping Resolution:

Mr. Bohnsack briefly reviewed the resolution for the Board. With no questions, Mr. Galluscio made a motion to approve the resolution as presented. Mr. Richter seconded the motion, which passed unanimously.

Minutes:

Mr. Bohnsack asked if there were any changes to the minutes from November 5, 2014 that had been previously distributed. No changes were suggested. Mr. Bohnsack asked for a motion to approve the minutes as presented. Mr. Galluscio made the motion to approve the minutes. Mr. Richter seconded the motion, which passed unanimously.

Treasurer's Report:

Mr. Bohnsack called for a motion to approve the Treasurer's Report as presented. Mr. Richter questioned the amount of legal fees spent in 2014 by the IDA. Mr. Guterman stated he had no knowledge of the involvement of another law firm in the project being paid by the IDA until after the fact. Mr. Richter suggested the IDA obtain reimbursement

for the additional costs. Mr. Bohnsack stated Mr. Better's hiring was not at the Board's direction. Mr. Mackerer asked what tasks he had performed for the IDA. Mr. Bohnsack stated it was his understanding Mr. Better had been working to get the Ginsberg project through the IDA process.

Mr. Bohnsack stated he understood that there were other expenses included under the legal heading, but most of the expense was for Mr. Better. Mr. Bohnsack stated he would request a breakdown of expenses in the legal category for clarification. Mr. Richter made a motion to request more information on the expense report. Mr. Mackerer seconded the motion requesting further information regarding legal expenses, which passed unanimously.

Uniform Tax Exempt Policy:

Mr. Guterman reminded the Board that the Public Authorities Law gives IDA jurisdiction to enter into PILOT agreements. He referenced Section 4 of the Public Authority law, which outlines the uniform tax exempt policy guidelines and requirements. Mr. Guterman handed out a copy of the IDA's former tax-exempt policy, Mr. Flood's uniform tax exempt policy review and a copy of the applicable law. He noted that all requirements were currently in the IDA's current policy, including those addressing deviations. He suggested the Board discuss if they felt they needed to outline a specific criteria for determining PILOT benefits. He noted the Board had discussed this in the past and felt the policy was fine as it had been written.

Mr. Guterman asked the Board if they felt there needed to be more input from the local municipalities. He expressed his opinion that Taconic Hills School District felt they had been excluded from the process. He noted the statute emphasizes communications with taxing jurisdictions. Mr. Guterman reminded the Board they had previously reviewed Ulster County's uniform tax exempt policy which used a grading system to determine benefits. Mr. Bohnsack stated at the time the Board had felt the Ulster County policy too narrow. Mr. Guterman suggested he review Mr. Flood's policy review memo as well as the Ulster County policy and give his comments to the Board and to Mr. Flood. He stated he would also ensure **§874, Section 4b of the NYS General Municipal Law** was spelled out in the Columbia County policy. The Board agreed to review the policy at their next meeting.

Other Business:

Mr. Guterman asked the Board to enter Executive Session in order to discuss a **litigation matter**. Mr. Mackerer made a motion to enter Executive Session. Mr. Richter seconded the motion, which passed unanimously. Executive Session was entered into at 8:56am.

Mr. Richter made a motion to exit Executive Session. Mr. Galluscio seconded the motion, which passed unanimously. Executive Session was exited at 9:06am.

With no further business, Mr. Richter made a motion to adjourn the meeting. Mr. Mackerer seconded the motion, which passed unanimously.

The meeting was adjourned at 9:07am.

Respectfully submitted by Lisa Dralushuk.