

TOWN OF LOCKPORT INDUSTRIAL DEVELOPMENT AGENCY  
**BOARD OF DIRECTORS**

Meeting Minutes September 8<sup>th</sup>, 2022

**1.0 Roll Call**

**Present** – Vice Chairman Eric Connor, Treasurer Robert Runk, Secretary Jeanine Chatt, Board Member Daniel Antkowiak, Harry Anderson and Darlene DiCarlo.

Legal Counsel – Tom Seaman and Administrative Director – Thomas Sy.

**Excused** – Chairman Todd Fragale

**CALL TO ORDER:**

The regular September Board meeting was called to order at 7:57 am by Acting Chairman Eric Connor.

**PRESENTATION:**

Padma Kasthurirangan from Buffalo Renewable held an informal information session with the IDA Board on their interest in purchasing land in the IDA Park and constructing a facility for the assembly of wind turbines and the eventual manufacturing of turbine blades. The venture would be a joint venture with SIVA. Board members asked a number of questions.

**2.0 SECRETARY'S REPORT:**

On a motion by Mr. Runk, seconded by Mr. Antkowiak, the minutes of the August 18<sup>th</sup> Board Meeting were approved. Vote 6-yes, 0-no, unanimous.

**3.0 TREASURER'S REPORT:**

Mr. Runk reviewed for the Board the August 31<sup>st</sup> financial statements. His review covered the Income Statement, Statement of Cash Transactions, and Balance Sheet. On the Income Statement, Mr. Runk completed a general review of the previous month's expenditures and highlighted interest earned. Expenditures totaled \$8237.31 for the month and the surplus year-to-date is \$35,257.56. As concerns the Statement of Cash Transactions, Mr. Runk noted the interest earned and did a general review of the prior month's expenditures. balance of cash at the end of the month was \$1,754,005.44. Concerning the Balance Sheet, Mr. Runk highlighted the prepaid expense, the checking and savings account balances and the total liabilities, investment in fixed assets and fund balance equaling \$2,767,820.13 as of August 31<sup>st</sup>. On a motion by Mrs. DiCarlo, seconded by Mrs. Chatt, the report was approved as presented. Vote 6-yes, 0-no, unanimous.

Mr. Runk reviewed the monthly bills for September 2022 that totaled \$4209.29 and included only the Town charge and mileage reimbursement. On a motion by Mr. Runk, seconded by Mrs. Chatt, the Board of Directors approved payment of the bills.

**4.0 ADMINISTRATIVE DIRECTOR'S REPORT:**

Mr. Sy reviewed highlights of his submitted report for the month of August and early September.

Mr. Sy reported that renovations including floor demo, electrical upgrades and scheduled floor repouring are progressing at Temasys.

Mr. Sy noted that a new Plant Manager has begun at Avient/Polyone and that he exchanged emails – the new Manager is Tom Madej.

Mr. Sy reported that he assisted the Lockport School District in reviewing their school tax bills with PILOT companies.

Mr. Sy reported that he had recently been interviewed for a small profile piece in Business First and that he had placed a small \$340 ad in the Book of Lists coming up this fall.

Mr. Sy noted that he gained a number of key commercial realtor contacts at the recent NYSCAR Summer Meeting. He also gained updates on key properties for sale in the City of Lockport.

Mr. Sy recently attended the initial community fundraiser for the new Lockport Memorial Hospital. A video highlighting the facility and progress to date was unveiled. Attendance seemed to be strong.

Mr. Sy reported that he had informed the Board via email of the success WNY has achieved in being awarded a \$25M award in the Build Back Better Federal program. While the multi-party WNY Collaborative had hoped to be awarded a full \$100M award, the success is still noteworthy in that only 21 of 500 projects received funding. Mr. Sy's only concern is that the project, including the workforce training, is heavily focused on the Eastside of Buffalo and eventually, encouraging those trained individuals to travel to Niagara County will likely be difficult.

Lastly, Mr. Sy highlighted a few IDA Park updates that included Up North Hosting now has signage on their door, Yahoo's voluntary return to office policy has not resulted in much of an uptick in onsite presence and the electrical work continues in the Bison Bag expansion with HVAC work to start next week.

**5.0 ATTORNEY'S REPORT:**

No Report

**6.0 OLD BUSINESS:**

No report.

**7.0 EXECUTIVE SESSION:**

A motion was made by Mrs. DiCarlo to enter into Executive Session for purposes of consultation with Attorney at 8:40 am. Motion seconded by Mr. Runk. A motion was made by Mr. Anderson to exit Executive Session at 8:50 am. Motion seconded by Mr. Antkowiak.

**8.0 NEW BUSINESS:**

No report.

**9.0 NEXT MEETING:**

The next meeting of the IDA Board will be on October 13<sup>th</sup> at 8 am. Board members should alert Mr. Sy if they are unable to attend.

**10.0 ADJOURNMENT:**

On a motion by Mrs. DiCarlo, seconded by Mrs. Chatt, the Board voted to adjourn at 8:51 am. Vote 6-yes, 0-no, unanimous.

Respectfully submitted,

Jeanine Chatt  
Board Secretary