

TOWN OF LOCKPORT INDUSTRIAL DEVELOPMENT AGENCY
BOARD OF DIRECTORS

Meeting Minutes May 14, 2026

1.0 Roll Call

Present – Chairman Todd Fragale, Vice Chair Darlene DiCarlo, Treasurer Kristin Anderson, Board Members – Jeanine Chatt, Robert Runk, Daniel Antkowiak, and Terry Kuczka
Legal Counsel – Thomas Seaman, and Director – Patricia Dufour

2.0 CALL TO ORDER:

The regular meeting of the April Board Meeting was called to order at 8:00 am by Chairman Todd Fragale.

3.0 SECRETARY’S REPORT:

On a motion by Mr. Antkowiak, seconded by Mr. Runk, the minutes of the April 9th, 2026, Board meeting were approved. Vote 7-yes, 0-no, unanimous.

4.0 TREASURER’S REPORT:

Mrs. Anderson reviewed the April 2026 financial statements. The review covered the Period Budget Analysis, Statement of Cash Transactions, and the Balance Sheet. On the Income Statement, Mrs. Anderson noted the monthly interest earned was \$4,154.33. The month-to-date report shows a loss of \$3,417.36. The year- to-date shows a loss of \$28,437.19. The balance sheet reports \$156,200.72 in our cash account and \$1,742,627.26 in our Savings Account. There being no questions, a motion was made to accept the financials by Mrs. Chatt, seconded by Ms. DiCarlo.
Vote 7-yes, 0-no.

Mrs. Anderson reviewed the monthly bills for May 14th, which totaled \$6,311.44. Mrs. Anderson made a motion to approve the payment of bills, seconded by Mrs. Chatt.
Vote – 7- yes, 0-no, unanimous. Motion carried.

5.0 ADMINISTRATIVE DIRECTOR’S REPORT:

Mrs. Dufour reviewed the highlights of her Marketing report for the months of April and early May. The report shows that the number of hits has remained fairly consistent this year, although the way the numbers are reported has changed.

Mrs. Dufour reported that the ribbon cutting of our new offices was well attended. The master gardeners from the Cooperative Extension are expected to start when the weather improves.

Mrs. Dufour met with Padma from SIVA Wind on April 15th. Padma is still very enthusiastic about starting this year and fully expects to have foundations installed prior to year end.

Mrs. Dufour reported on her visit to Yahoo/H5. The facility is still up and running, but certainly not to full capacity. Both are unsure of what direction the companies are going in. They have assured me that they are maintaining employment numbers, although most employees are working remotely.

Mrs. Dufour reported on a meeting with NCIDA, the EDC, NIMO, NYSEG regarding future development of IDA South. The NYSEDC has more Fast Track money available for planning and engineering. She will be meeting with Wendel to move forward on a submission.

6.0 ATTORNEY'S REPORT:

Mr. Seaman reported that CV Plastics came before the Town Planning Board this week. They are still undergoing site plan approval regarding fencing and drainage. He believes that they will be in a position to close in the near future.

Mr. Seaman also presented a revised procurement policy which brings the IDA's policy in line with the Town's policy. After review and by a motion by Mr. Runk, seconded by Mr. Kuczka, the new policy was approved. Vote 7-yes, 0-no.

7.0 OLD BUSINESS:

Mrs. Dufour presented some photos of the signage both at Junction Road and Upper Mountain Road. Ulrich sign suggested that they remove both signs and repaint and retouch them. The concrete block base will need to be redone and the signs reattached.

8.0 NEW BUSINESS:

Mrs. Dufour will be attending the NYSEDC Conference in Cooperstown from May 20th- May 22nd.

On an economic note for the Town, it was noted that Ross Dress for Less is starting renovation in the previous Office Max site. Burlington Coat is moving forward with construction in the prior Save A Lot store. Tropical Smoothie has drawn a building permit in the prior Game Stop location.

9.0 EXECUTIVE SESSION:

Executive session was called for consultation with the Attorney at 8:26 am. Motion was made by Ms. DiCarlo, with second by Mr. Runk. Executive Session was ended at 8:41 am.

10.0 NEXT MEETING:

The next meeting of the IDA Board is scheduled for 8:00 am on Thursday, June 11th, 2026. The meeting will be held at 6570 Dysinger Road.

11.0 ADJOURNMENT:

On a motion by Ms. DiCarlo, seconded by Mrs. Chatt, the board voted to adjourn at 8:48 am. Vote 7-yes, 0-no, unanimous.

Respectfully submitted,

Jeanine S. Chatt
Secretary