

# FULTON COUNTY INDUSTRIAL DEVELOPMENT AGENCY

WEDNESDAY  
NOVEMBER 14, 2018  
8:00 A.M.

PLANNING DEPARTMENT CONFERENCE ROOM

## AGENDA

PRESENT:

\_\_\_ JOSEPH SEMIONE, CHAIRMAN  
\_\_\_ DAVE D'AMORE, VICE CHAIRMAN  
\_\_\_ JOE GILLIS, SECRETARY  
\_\_\_ TODD RULISON, MEMBER  
\_\_\_ TIM MUNN, MEMBER  
\_\_\_ GEORGE DOHERTY, MEMBER  
\_\_\_ JANE KELLEY, MEMBER  
\_\_\_ JAMES MRAZ, EXECUTIVE DIRECTOR  
\_\_\_ KARA LAIS, FITZGERALD, MORRIS, BAKER, FIRTH PC  
\_\_\_ MICHAEL BRANDI, FITZGERALD, MORRIS, BAKER, FIRTH PC  
\_\_\_ SCOTT HENZE, PLANNING DIRECTOR  
\_\_\_ BILL WALDRON, LIAISON, ECONOMIC DEVELOPMENT COMMITTEE  
\_\_\_ RON PETERS, FCCRG  
\_\_\_ JON R. STEAD, ADMINISTRATIVE OFFICER  
\_\_\_ MIKE ANICH, LEADER-HERALD

### I. INTRODUCTION OF NEW MEMBERS:

- A. George Doherty
- B. Jane Kelley
- C. See attached members list

### II. MINUTES FROM OCTOBER 2, 2018 MEETING:

MOTION :  
MADE BY :  
SECONDED :  
VOTE :

### **III. BUDGET REPORT:**

MOTION :  
MADE BY :  
SECONDED :  
VOTE :

### **IV. COMMITTEE REPORTS:**

#### **A. Nominating Committee:**

- No report.

#### **B. Audit Committee:**

- No report.

#### **C. Governance Committee:**

- No report.

#### **D. Finance Committee:**

- No report.

### **V. OTHER REPORTS:**

A. Economic Development Committee: Bill Waldron

B. Fulton County Center for Regional Growth: Ron Peters

### **VI. OLD BUSINESS:**

#### **A. Proposed Pioneer Window Project:**

1. Status Report:
  - Still waiting to close on project.

#### **B. Vireo Health's Greenhouse Project:**

1. Status Report:
  - At October 2, 2018 meeting, IDA Board authorized Vireo Health's electrical contractor, Current Electric, to install temporary underground electrical line as part of Vireo's new greenhouse project.
  - Total estimated cost was: \$28,180
  - Current Electric submitted final invoice: \$22,253

- Payment has been made to Current Electric.

## **VII. NEW BUSINESS:**

### **A. Proposed 2019 IDA and Tryon Budgets:**

#### 1. Background:

- IDA Board was to approve 2019 Budget at its scheduled October 23, 2018 meeting.
- However, a quorum was not available so no meeting was held.
- It was agreed to have IDA Board members review the proposed Budget by e-mail.
- On October 23, 2018, Jim Mraz emailed the proposed budget to all IDA members to review.
- Four (4) members responded advising their approval of the proposed budget.
- As a result, the proposed budget was filed in PARIS prior to the November 1<sup>st</sup> deadline.

#### 2. 2019 Budget:

- See Handout.

IDA DISCUSSION:

IDA ACTION:

MOTION: To adopt the 2019 Tryon and IDA Budgets as presented.

MADE BY:

SECONDED:

VOTE:

### **B. Power Outage at Tryon:**

#### 1. Background:

- On October 6, 2018, there was a power outage at Tryon.
- Vireo contacted Jim Mraz of the outage. Since the existing electrical system is owned by the IDA, Jim Mraz contacted Tom's Electric to go to Tryon and determine the cause of the outage.
- Tom's Electric inspected all IDA facilities and didn't find any problems.
- National Grid arrived onsite and together with Tom's Electric determined the outage to be in National Grid's system.
- Tom's Electric shut off power to the water pump station to protect the pumps from overheating.
- Once National Grid restored power, Tom's Electric returned to Tryon to turn power back on to water booster station.

2. Invoice:
  - IDA has received an invoice from Tom's Electric.
  - Total Amount: \$340.00

IDA DISCUSSION:

IDA ACTION:

MOTION: To Authorize a payment of \$340.00 to Tom's Electric.

MADE BY:

SECONDED:

VOTE:

**C. Proposed Sexual Harassment Policy:**

1. Background:
  - In April 2018, Governor Cuomo signed a series of laws aimed at combating sexual harassment in the workplace.
  - All employers are required to develop a sexual harassment prevention policy and provide sexual harassment training to all employees on an annual basis.
  - All employers were supposed to have distributed a policy by October 9, 2018.
  - All employees must receive training meeting State minimum standards no later than October 9, 2019.
  - All new employees must receive training as soon as possible.
2. Proposed Policy:
  - See Handout.

IDA DISCUSSION:

IDA ACTION:

MOTION:

MADE BY:

SECONDED:

VOTE:

**D. Fulton County's New Development Strategy:**

1. Background:
  - Fulton County just completed Vision 2026: Fulton County's Development Strategy
  - This Development Strategy will be the County's blueprint for economic development over the foreseeable future.

2. Executive Summary:
  - See Handout.
3. Key Recommendations:
  - See Executive Summary.
4. IDA's Role in Implementing Development Strategy:
  - The Development Strategy identifies two (2) particular areas Fulton County desires the IDA to be involved with:
    - 1) Implementation of Primary Development Areas.
    - 2) Develop shovel-ready sites.

IDA DISCUSSION:

**E. Annual Meeting:**

- Annual Meeting tentatively scheduled for Tuesday, January 8, 2019.
- Conflicts?

IDA DISCUSSION:

**VIII. OTHER BUSINESS:**

**A. Executive Session:**

1. Upon a majority vote of its total membership, taken in an open meeting pursuant to a motion identifying the general area or areas of the subject or subjects to be considered, a public body may conduct an executive session for the below enumerated purposes only, provided, however, that no action by formal vote shall be taken to appropriate public moneys:
  - i. matters which will imperil the public safety if disclosed;
  - ii. any matter which may disclose the identity of a law enforcement agent or informer;
  - iii. information relating to current or future investigation or prosecution of a criminal offense which would imperil effective law enforcement if disclosed;
  - iv. discussions regarding proposed, pending or current litigation;
  - v. collective negotiations pursuant to article fourteen of the civil service law;
  - vi. the medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation;

- vii. the preparation, grading or administration of examinations;
- viii. the proposed acquisition, sale or lease of real property or the proposed acquisition of securities, or sale or exchange of securities held by such public body, but only when publicity would substantially affect the value thereof.**

MOTION: To go into Executive Session to discuss the proposed acquisition, sale or lease of real property or the proposed acquisition of securities, or sale or exchange of securities held by such public body, but only when publicity would substantially affect the value thereof.

MADE BY :  
 SECOND :  
 VOTE :  
 TIME :

MOTION : To go out of Executive Session.

MADE BY :  
 SECOND :  
 VOTE :  
 TIME :

**IX. NEXT MEETING:**

Tuesday  
 December 11, 2018  
 8:00 a.m.

**X. CLOSE MEETING:**

MOTION :  
 MADE BY :  
 SECONDED :  
 VOTE :  
 TIME :