

August 20, 2013

The regular meeting of the City of Port Jervis Industrial Development Agency (IDA) was held in the Council Chambers, 20 Hammond Street, Port Jervis, New York on Tuesday, August 20, 2013 at 6:00 p.m.

Regular Meeting

Mr. James Hinkley, Mr. Robert Schultz, Mr. Michael Worden, Counsel David Gubits, Co-Counsel Michael Fox and City Clerk-Treasurer Robin Waizenegger were present.

Attendance

Absent Councilman Frank Bell and Council Liaison Robert Ritchie.

Mr. Worden was acting chairman and opened the meeting at 6:15 p.m.

Mr. Gubits presented to the Board a proposed mission statement. The board members present reviewed the statement and found that it generally met their needs. Mrs. Waizenegger asked permission to some minor revisions and forward to the Board members an alternative wording via e-mail. The Board members present agreed to allow a second draft for their consideration.

Mission Statement reviewed

Mr. Worden asked those present if they had all received the e-mailed input from the assessor regarding the assessments. Everyone indicated in the positive noting the corrected assessment amount for the property versus that supplied by the applicant. It was also noted that Mrs. Duryea indicated a separate assessment and business exemption that was granted on the Burger King construction. It was noted that Mrs. Duryea's presence at the next meeting will be critical.

100 Pike Street discussed

Mr. Fox questioned the employment latter noting that they reference 100 jobs post-construction but that on the detail page detailed only 40 positions. Mrs. Waizenegger pointed out that the detail schedules are only for year one and two, not necessarily post construction due to the phase-in.

Board members present indicated that they felt uncomfortable with the 7-year cliff plan put forth by the applicant. Mr. Hinkley presented an alternative graduated PILOT (5%, 13%,21%,29%,37%,45%,56%,67%,78%,89%,100) over ten years which is much more typical based on prior PILOTs granted. Pros and Cons of the project and timing were discussed as well as the tolerance of the City to grant an agreement. In addition it was agreed that Mrs. Duryea should be present at the next meeting.

All members agreed to have Mr. David Gubits contact Mr. Paladino for a counter-offer with respect to the PILOT request within a ten-year time period.

It was agreed that Mr. Gubits would contact Michael Worden with respect to the results of the call and a need for another meeting. The willingness of the City Council to set special meetings as necessary with a 24 hour notice was also noted.

There was a brief update on the status of Future Home Technologies PILOT noting that they are still delinquent.

Motion by Mr. Worden, seconded by Mr. Hinkley, to adjourn the meeting at 6:59 p.m.

AYE: 3 NAY: 0 ABSTAIN: 0 ABSENT: 1 CARRIED