



ESSEX COUNTY IN THE PARK
INDUSTRIAL DEVELOPMENT AGENCY

7566 Court Street • P.O. Box 217 • Elizabethtown, NY 12932
(518) 873-9114 • Fax (518) 873-2011 • E-mail: info@essexcountyida.com
Web Site: www.essexcountyida.com

**Essex County IDA Board Meeting
September 29, 2020 at 9:00AM
7566 Court Street, Elizabethtown, NY**

Present: Jamie Rogers (via conference call)
James Bowen (via conference call)
Matthew Courtright (via conference call)
James Monty

Also Present: Jody Olcott
Carol Calabrese
Jen Briggs (via conference call)

Absent: Darren Darrah
John Boyea
Roy Holzer

Open of Meeting

Vice-Chairman James Bowen opened the meeting at 9:03AM.

Financial Services/Program

1. Monthly Loan Report

- a. Bodette's Barbecue (Ticonderoga) USDA Loan – Business has paid off remaining principal balance and Jenn Briggs has prepared mortgage release to be filed at the Essex County Clerk's Office.
- b. High Falls Gorge (Wilmington) COVID Loan – Business sent letter noting revenues are down 27%, no food service in 2020, attendance is down 10% and reduced capacity due to COVID. High Falls Gorge will not be opening for winter as inside capacity would only be 20 people. Business is requesting to start payments in June 2021 for COVID loan instead of January 2021.

Motion #2020-94: A motion to approve restructure of loan from 60 months to 65 months with payments of \$462.96 beginning June 2021 was made by James Monty and seconded by Jamie Rogers. All members were in favor. Letter will be sent to business.

- c. Denton's Bare Necessities (Lewis) COVID Loan - Business has not closed on COVID loan yet. The staff have spoken to business to coordinate closing with attorneys.

2. Straight Lease Back Transactions:

- a. Saranac Lake Resort (North Elba) – Construction is finishing. Saranac Lake Waterfront Lodge is opening for reservations on November 1, 2020. A site visit is needed upon project completion.
- b. Dual Development (North Elba) – No Update

3. COVID-19 Emergency Grant Update – All documentation received from businesses. Adirondack Foundation is asking grant recipients to present to donors the impact of funds on October 6, 2020.
4. COVID-19 Emergency Loan Update – A survey was sent to all COVID recipients. A report of the results will be distributed to the board at the next meeting.

Business Development

1. Moriah Business Park
 - a. Lot #4 Building (High Peaks Hospice) Paving – Binder was completed in 2015, top coat is needed. IDA staff reached out to 3 contractors for quotes. Quotes were also previously received in 2015 for the top coat but was not completed at that time due to continuing construction.

Motion #2020-95: A motion to approve proposal from Craig Sherman Paving for 2" type 6 (approx. 12,474 square feet) for \$14,500 was made by James Bowen and seconded by Jamie Rogers. All members were in favor.

- b. Lots #3, #5, #6 & #8 (Whistlepig) – The building #8 is 40% done.
 - c. New Property Update – APA was on-site last week completing wetland mapping. The staff will return on October 6, 2020 to finish. Wetlands present around brook that continues through property into original 32-acre park. Front acreage looks very dry.

Business Development Updates

1. Marketing/Internet Based Marketing Monthly Report – Report was distributed to board including newsletters sent with COVID updates and programs.
2. Grant Administration
 - a. Ti Microenterprise Grant Program (DEC Smart Growth) – Businesses have begun drawing down funds. Punky Noodles (recipient) will be hosting open house on Thursday, October 1, 2020 at 6:00PM.
 - b. USDA Rural Development Grant Update – Press release/newsletter was sent to the 1,200 businesses on IDA contact list. As a result, 16 businesses have contacted the IDA to inquire. IDA has contacted most regional banks and partners to market the program (NBT, CNB, NCA, SBDC, AEDC, GFNB, LCLG Planning Board). There is an administrative requirement that includes all Board and staff members will need to complete ethnicity forms. Forms will be sent in next board packages.

Financials

1. August Financial Statements – No Comments
2. 2021 County Budget – Submitted as per 2020 request. Budget committee starts meeting next week.

New Business

1. September Abstract for Payment

Motion #2020-96: A motion to approve the September Abstract for Payment was made by James Monty and seconded by James Bowen. All members were in favor.

2. Next Meeting – November 10, 2020 at 9:00AM.

Adjourn Meeting

Motion #2020-97: A motion to adjourn the meeting at 10:08AM was made by James Monty and seconded by Jamie Rogers. All members were in favor.