



# CITY OF UTICA

Utica Industrial Development Agency  
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**ROBERT M. PALMIERI**  
MAYOR

VINCENT GILROY, JR.  
CHAIRMAN

JACK SPAETH  
EXECUTIVE DIRECTOR

April 10, 2018 8:30a.m.

Utica Industrial Development Agency Re-Scheduled Regular Meeting  
Utica City Hall, 1 Kennedy Plaza, Utica

**Members Present:** Vin Gilroy, Emmett Martin, Mark Curley, John Zegarelli

**Member Excused:** John Buffa

**Also Present:** Jack Spaeth (Executive Director),

**Others:** Tony Nyugen (Deputy Budget Director)

**1) CALL MEETING TO ORDER:** The meeting was called to order by Mr. Gilroy at 8:32p.m. The Finance, Governance and Audit Committees, as they consist of sitting Agency members, meet as a committee of the whole, and in doing such, meet at every meeting.

**2) APPROVAL OF MINUTES:** A motion was made by Mr. Martin, seconded by Mr. Curley, to approve the minutes of the February 13, 2018 meeting. All in favor.

### **3A) OLD BUSINESS: AAA Northeast**

Mr. Spaeth provided a brief update on the project. He also stated that AAA has not yet used their Sales Tax Exemption (STE) and is now in a position to start additional renovations to the building and to start purchasing equipment and furnishings. As such AAA has provided a letter of request to begin their one-year STE period.

As such, Mr. Curley made a motion, seconded by Mr. Zegarelli to approve a one-year extension of the STE for AAA Northeast to begin this day. All in favor.

### **3B) OLD BUSINESS: Colonial Deerfield, LLC**

Mr. Spaeth received a request letter (attached) to extend the STE for this project until September 1, 2018.

After a brief description and update of the project, Mr. Zegarelli made a motion, seconded by Mr. Martin to approve an extension of the STE until September 1, 2018 for the Colonial Deerfield, LLC project. All in favor.

### **3C) OLD BUSINESS: Vecino Group**

Mr. Spaeth received a request letter (attached) to extend the STE for this project until May 30, 2018.

After a brief description and update of the project, Mr. Curley made a motion, seconded by Mr. Martin to approve an extension of the STE until May 30, 2018 for the Vecino Group project. All in favor.

### **3D) OLD BUSINESS: MVHS**

Mr. Spaeth updated the Agency members as to the proposed PILOT and benefit package for businesses relocated due to the MVHA project as discussed with the Oneida County IDA. After the UIDA met and approved the framework for the package, the OCIDA met and has changed the package. Mr. Spaeth stated that he would prepare an analysis and provide to Agency members prior to the next meeting.

### **3E) OLD BUSINESS: 120 Security, LLC**

Mr. Spaeth received a request letter (attached) to extend the STE for this project until August 30, 2018.

After a brief description and update of the project, Mr. Martin made a motion, seconded by Mr. Zegarelli to approve an extension of the STE until August 30, 2018 for the 120 Security, LLC project. All in favor.

### **3F) OLD BUSINESS: 253 New Century, LLC**

Mr. Spaeth received a request letter (attached) to extend the STE for this project until December 31, 2018.

After a brief description and update of the project, Mr. Curley made a motion, seconded by Mr. Zegarelli to approve an extension of the STE until December 31, 2018 for the 253 New Century, LLC project. All in favor.

### **3G) OLD BUSINESS: PRRC, LLC**

Mr. Spaeth received a request letter (attached) from PRRC, LLC as it pertains to the employment count listed in their application versus the true count expected. As noted, the company miscalculated the FTE figure in their application by using a head count versus the FTE figure. The actual count is 31 versus the 53 as originally stated.

After some conversation, Mr. Curley made a motion, seconded by Mr. Martin to approve the reduction of employees for the PRRC, LLC project from 53 to 31 FTE's. All in favor.

### **4A) NEW BUSINESS: Bank of Utica**

Mr. Spaeth presented a Corporate Resolution to change the signers for the Bank of Utica account. Listed on the account will be Mr. Gilroy, Mr. Buffa, Mr. Curley and Mr. Spaeth.

As such, Mr. Martin made a motion, seconded by Mr. Zegarelli to approve the list and resolution. All in favor.

### **4B) NEW BUSINESS: 2107 Audit**

Mr. Spaeth provided to Agency members the 2017 Audit prepared by Bonadio. In correspondence to Mr. Spaeth, the lead auditor noted there were no issues in preparation of the audit or in dealing with management.

As such, Mr. Martin made a motion, seconded by Mr. Zegarelli to approve the 2017 Audit subject to a question posed by Mr. Zegarelli. All in favor. The question was posed and answered after the meeting.

### **5) EXECUTIVE SESSION: not entered into**

**6) ADJOURNMENT:** There being no further business brought before the Agency, Mr. Martin made a motion to adjourn, seconded by Mr. Zegarelli and the meeting was adjourned at 9:05am.

The next regular meeting of the Utica Industrial Development Agency is scheduled for Tuesday, May 1, 2018 at 8:30am.