



MINUTES

Board Members present:

Kevin Clark, Chairman
Ken Rohr, Vice-Chairman
Donna Yawman

Excused:

Frederica Mazzola, Treasurer
Joe Kosiorek

Staff present:

Kal Wysokowski, Exec. Director
Monika Salvage, Exec. Assistant

Others present:

Lucien Morin II, Counsel
Thomas Greiner, Nixon Peabody
Kathy Pomponio/Brett Morgan, Verizon

I. Call to Order

The regular meeting of the Fairport IDA Board of Directors was called to order by Chairman Kevin Clark at 4:35 pm.

II. Public Comment Period – No comments.

III. Approval of March Minutes – No quorum. Tabled.

IV. New Business

a. Bell Atlantic – Site Plan, Consent and Agreement, 6 North Main Street/Liftbridge Lane East

The Agency is the owner of the property. Casa Associates is leasing the building from the Agency. Thomas Greiner, attorney at Nixon Peabody, presented the proposal of its client, Bell Atlantic/Verizon Wireless, for the installation of an antenna on the smokestack of the Box Factory building for better cellphone and data coverage in the Village. Additionally, a generator and equipment shelter are proposed next to the building near Liftbridge Lane East. Furthermore, Bell Atlantic is requesting a utilities easement for ingress and egress and a cable easement. Bell Atlantic signed a lease agreement with Casa Associates and is now looking to the Agency as the property owner for consent. Since this request was received late last week, the Board requires time to deliberate. Bell Atlantic will appear before the Planning Board later tonight. The Board consented to the Planning Board being the lead agency for SEQR, with the IDA named as an involved agency.

b. Yummies Frozen Yogurt – Outdoor Seating Request, 80 North Main Street

The business owner proposed outdoor seating adjacent to the north side of the building next to Compans Bistro, a parcel the Agency owns. The Board was concerned with the small space available and the proximity to a driveway and the parking lot. Due to safety reasons, the Board was not in favor of this proposal and declined the request.

c. Calm & Sense Communications – Proposal for Communications Plan

The Board reviewed the proposal and was in favor of engaging the consulting firm. A MOTION to authorize the Executive Director to enter into an agreement with Calm & Sense for the purpose of creating a communications plan for the Agency was made by Ken Rohr, seconded by Donna Yawman and passed unanimously.

d. Authorities Budget Office – Policy Guidance

Staff distributed Guidance 15-01 regarding restrictions on grants and loans made by public authorities. The New York State Attorney General has opined that an IDA does not have the statutory power to provide grants or loans from its own funds to public or private interests.

V. Financial Reports

- a. Resolution 2015-04 authorizing payment of bills was reviewed. A MOTION to authorize payment of bills was made by Ken Rohr, seconded by Donna Yawman and passed unanimously.
- b. Reconciliation Report was reviewed and accepted.

VI. Old Business

- a. Mark 246 LLC Development – Project Update, 15 Parker Street
Riedman Development formed an LLC for the Parker Street residential project. The State Comptroller and the Attorney General have signed the sale contract for the Canal Corporation's abandoned land. Once the Agency is in receipt of the deed, the closing of the land sale with Mark 246 LLC may be scheduled.
- b. BME Associates – Revised Proposal for Street Scape Plan Update
Based on staff feedback, BME submitted a revised proposal. The Board requested that the Public Art Plan be considered along with other plans and studies as outlined in Section 3. under 'Description.' A MOTION to authorize the Executive Director to sign the proposal contingent on her final adjustments was made by Ken Rohr, seconded by Donna Yawman and passed unanimously.
- c. Greenman-Pedersen, Inc. – Revised Proposal for Thomas Creek Wetlands II
The Board reviewed the proposal for design development (Part 1) and preliminary/final design (Part 2) for the entire Phase II. The Agency is not yet in receipt of the Canal Corporation contract, but staff recommended moving ahead with the design development.
A MOTION to authorize the Executive Director to start with Part 1 of the proposal, not to exceed \$7,500, was made by Donna Yawman, seconded by Ken Rohr and passed unanimously.

A MOTION to move into EXECUTIVE SESSION at 5:35 pm to discuss the proposed acquisition of real property was made by Donna Yawman, seconded by Ken Rohr and passed unanimously.

A MOTION to come out of EXECUTIVE SESSION at 5:45 pm was made by Donna Yawman, seconded by Ken Rohr and passed unanimously.

VII. Adjourn

A MOTION to adjourn at 5:45 pm was made by Donna Yawman, seconded by Ken Rohr and passed unanimously.

The next regular meeting is scheduled for May 18, 2015.