

**COUNTY OF SULLIVAN INDUSTRIAL DEVELOPMENT AGENCY**

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**MEETING MINUTES**

**Wednesday, August 26, 2020**

**I. CALL TO ORDER**

Chairman Steingart called to order the special meeting of the County of Sullivan Industrial Development Agency at approximately 2:09 PM via teleconference.

**II. ROLL CALL**

***Members Present-***

Ira Steingart  
Suzanne Loughlin  
Howard Siegel  
Edward Sykes  
Scott Smith  
Paul Guenther  
Carol Roig  
Joseph Perrello

***Members Absent-***

***Staff Present-***

Jennifer Flad, Executive Director  
Julio Garaicoechea, Project Manager  
Deborah Nola, Accounting and Financial Analyst

***Staff Absent-***

***Others Present-***

Walter Garigliano, Agency Counsel  
Dr. Matthew Evans, Superintendent, Monticello Central School District  
David Groman, Cleary Gottlieb Steen & Hamilton, LLP  
Marcel Anderson, MKS Insight Partners

**III. NEW BUSINESS**

At the request of Chairman Steingart, Vice-Chairman Loughlin conducted the remainder of the meeting.

On a motion made by Mr. Siegel and seconded by Mr. Guenther, the Board discussed a resolution authorizing and approving the execution and delivery of one or more mortgages and related financing documents relating to the Montreign Operating Company, LLC; Empire Resorts Real Estate I, LLC; and Empire Resorts Real Estate II, LLC projects. Chairman Steingart abstains and recuses himself because his business is a vendor for the project. Vice-Chair Loughlin called the resolution to question and Board adopted the resolution with Ms. Loughlin, Mr. Sykes, Mr. Siegel, Mr. Smith, Mr. Guenther, Mr. Perrello, and Ms. Roig in favor, none opposed, and Mr. Steingart abstaining for the reason described above.

**IV. Public Comment**

Vice-Chair Loughlin asked those present for public comment. There was none.

**V. ADJOURN**

On a motion made by Mr. Sykes and seconded by Mr. Siegel, the Board voted, and the meeting was adjourned at approximately 2:15 PM.

Respectfully submitted:

Julio Garaicoechea, Project Manager

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