

COUNTY OF SULLIVAN INDUSTRIAL DEVELOPMENT AGENCY
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MEETING MINUTES
Monday, September 11, 2023

I. CALL TO ORDER

Vice Chairman Sykes called to order the regular meeting of the County of Sullivan Industrial Development Agency at approximately 11:03 AM in the Legislative Committee Room at the Sullivan County Government Center, 100 North Street, Monticello, New York 12701.

II. ROLL CALL

Members Present-

Edward Sykes
Carol Roig
Howard Siegel
Scott Smith
Kathleen Lara

Members Absent-

Suzanne Loughlin
Sean Brooks
Paul Guenther
Philip Vallone

Staff Present-

John Kiefer, Chief Executive Officer
Jennifer Flad, Executive Director
Julio Garaicoechea, Project Manager
Bethanii Padu, Economic Development Coordinator

Staff Absent-

None

Others Present-

Walter F. Garigliano, Agency Counsel
Ken Walter

III. APPROVAL OF MEETING MINUTES

On a motion made by Mr. Siegel, and seconded by Ms. Lara, the Board voted and unanimously approved the August 14, 2023 regular meeting minutes.

IV. BILLS AND COMMUNICATIONS

Ms. Flad presented the Board with a schedule of payments showing ten payments totaling \$25,874.76. On a motion made by Mr. Smith, and seconded by Ms. Roig, the Board voted and unanimously approved the schedule of payments.

V. STAFF REPORT

There were no questions on the Staff Report.

VI. NEW BUSINESS

On a motion made by Mr. Smith, and seconded by Ms. Lara, the Board reviewed and discussed a resolution authorizing the Agency to provide funding to the Partnership for Economic Development in

Sullivan County, Inc for the third quarter of 2023. Vice Chairman Sykes called the motion to question, the Board voted, and the resolution was unanimously adopted.

On a motion made by Ms. Roig, and seconded by Mr. Smith, the Board reviewed and discussed a resolution extending the sales tax abatement period for **NY Thompson III LLC** from October 1, 2023 through and including March 31, 2024. The resolution relates to the development of a solar photovoltaic electricity generating facility in the Town of Thompson. Vice Chairman Sykes called the motion to question, the Board voted, and the resolution was unanimously adopted.

On a motion made by Ms. Roig, and seconded by Mr. Siegel, the Board reviewed and discussed a resolution extending the sales tax abatement period for **NY Liberty II LLC** from October 1, 2023 through and including March 31, 2024. The resolution relates to the development of a solar photovoltaic electricity generating facility in the Town of Liberty. Vice Chairman Sykes called the motion to question, the Board voted, and the resolution was unanimously adopted.

On a motion made by Mr. Siegel, and seconded by Mr. Smith, the Board reviewed and discussed a resolution extending the sales tax abatement period for **Empire Resorts Real Estate I LLC** from October 1, 2023 through and including March 31, 2024. The resolution relates to the reconstruction of the Monster and International Golf Courses in the Town of Thompson. Vice Chairman Sykes called the motion to question, the Board voted, and the resolution was unanimously adopted.

On a motion made by Mr. Siegel, and seconded by Mr. Smith, the Board reviewed and discussed a resolution extending the sales tax abatement period for **Empire Resorts Real Estate II LLC** from October 1, 2023 through and including March 31, 2024. The resolution relates to the development of a hotel with mixed used spaces in the Town of Thompson. Vice Chairman Sykes called the motion to question, the Board voted, and the resolution was unanimously adopted.

On a motion made by Ms. Lara, and seconded by Mr. Smith, the Board reviewed and discussed a resolution of the Agency consenting to the assignment of the **BRR Brothers III LLLC** project and all right, title, and interest in and to the BRR project documents; appointing **Sullivan Glen Wild Corp** as agent of the Agency for the purpose of operating the project, and providing a mortgage tax exemption for financing related acquisitions to the project. The resolution relates to a metal fabrication factory and storage of manufactured products in the Town of Fallsburg. Vice Chairman Sykes called the motion to question, the Board voted, and the resolution was unanimously adopted.

Mr. Sykes asked the Board and those present for public comment. There was none.

On a motion made by Mr. Smith, and seconded by Ms. Lara, the Board entered Executive Session to discuss current litigation at approximately 11:17 AM.

On a motion made by Mr. Smith, and second by Ms. Lara, the Board exited Executive Session at approximately 11:25 AM.

VII. ADJOURN

On a motion made by Mr. Siegel and seconded by Mr. Smith, the Board adjourned the meeting at approximately 11:26 AM.

Respectfully submitted:
Bethanii Padu, Economic Development Coordinator
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