

WARREN COUNTY BOARD OF SUPERVISORS

COMMITTEE: **ECONOMIC DEVELOPMENT**

DATE: **November 27, 2006**

Committee Members Present:

Supervisors Monroe
Mason
Stec
Champagne
F. Thomas
Kenny

Others Present:

Representing Warren County Economic
Development Corporation:
Leonard Fosbrook, President
John Wheatley, Project Manager,
Queensbury Industrial Park
William Lamy, Superintendent, DPW
Nicholas Caimano, Budget Officer
Joan Sady, Clerk of the Board
Supervisor Geraghty
Maury Thompson, *The Post Star*
Debra L. Schreiber, Legislative Office
Specialist

Vacant:

Town of Queensbury

Mr. Monroe called the meeting to order at 11:17 a.m.

Motion was made by Mr. Mason, seconded by Mr. F. Thomas, and carried unanimously to approve the minutes of the October 24, 2006 meeting, subject to correction by the Clerk.

Privilege of the floor was extended to Mr. Fosbrook, who distributed copies of his agenda packet to members of the committee, a copy of which is on file with the minutes.

Relative to Item 2 of the list of pending items to come before the committee, Mr. Fosbrook apprised that, Peter Wohl, Director of the Adirondack Regional Business Incubator (ARBI), was not able to attend the meeting; however, he said, he contacted Bob Hummel, Executive Director of the Workforce Investment Board (WIB), who indicated they had not received a response on the submission of the \$2.1 million Department of Labor/Employment & Training Administration grant for training workers for the nanotechnology industry. Mr. Fosbrook stated Mr. Hummel informed him there were 420 total applicants. Furthermore, he said, the grant was submitted by Adirondack Community College (ACC), as applicant, and was developed by Mr. Hummel in conjunction with the Economic Development Corporation (EDC), workforce training, ACC and Hudson Valley Community College (HVCC). Either way, he noted, this grant application was an excellent model for future applications. Mr. Champagne added that due to the networking and various agencies involved, he thought they would be successful in obtaining the grant.

Messrs. Geraghty, Lamy and Mrs. Sady entered the meeting at 11:19 a.m.

Turning back to Item 1 on the list of pending items, Mr. Lamy, Superintendent, Department of Public Works, indicated he would defer the status of the connector road to Dan Stec, Supervisor of the Town of Queensbury. However, he said, it was his understanding construction of the connector road would commence in the spring of 2007

and the EMS (Emergency Medical Services) anticipated taking occupancy of their building in March of 2007. In discussions with all parties involved with the connector road, Mr. Stec said a decision had been made to construct the *entire* road in the spring. Mr. Lamy apprised the cost sharing on the connector road involved the Town of Queensbury, City of Glens Falls and the New York State Department of Transportation (NYSDOT).

With respect to the rest of the Corinth Road, Mr. Lamy announced he had been advised that Clough Harbour & Associates forwarded the advanced detail plans for the entire project to the NYSDOT. Currently, he said, the Town of Queensbury was seeking permission to inspect the electrical service in the houses located along the corridor. Mr. Lamy explained when a meter box was removed from service, it required an additional inspection by the underwriters and before they could proceed with the easement/land acquisition phase, he said, they wanted the homeowners to fully understand whether it necessitated updating their electrical service. Due to the number of properties involved, Mr. Stec stated he was unsure of the number of inspections, if any, that had been performed. Mr. Kenny queried who was responsible for the cost associated with the upgrade in electrical service. Mr. Lamy explained he suspected this upgrade would be negotiated; however, he said, R.K. Hite, the subcontractor for Clough Harbour & Associates, had placed a value on the property and easements that the homeowners would want to know. He commented the New York State Department of Transportation (NYSDOT) required permission from all homeowners prior to the commencement of the bidding process, which he anticipated to be early 2007.

Mr. Caimano entered the meeting at 11:25 a.m.

Mr. Lamy stated they processed an amendment through the local M.P.O. (Metropolitan Planning Organization) for the additional construction dollars. As part of the advance detailed plans, he related that Clough Harbour & Associates would perform one final engineering estimate on the entire project to determine the budget and ultimately the actual cost of the project.

Mr. Lamy exited the meeting at 11:27 a.m.

Continuing on with Item 3 of the pending items, Mr. Fosbrook apprised that Paul Dusek, County Attorney, was drafting a tentative contract relative to the consolidation of the Economic Development Corporation and the Local Development Corporation. Furthermore, he said, a meeting had been scheduled with Patricia Tatich, Director of Planning & Community Development/Local Development Corporation, to discuss a possible budget relative to the consolidation of the two corporations and he said he suspected there would be substantial costs to the EDC, as well as funds generated from the LDC regarding loans, grants and administrative costs. Certainly the EDC would not charge any operating costs to the LDC; however, Mr. Fosbrook stated, they were asking the County to commit funds so the Planning Department would not be required to bill the LDC for time spent on projects. Mr. Fosbrook said he expected a resolution to come before the full Board of Supervisors approving the consolidation. Pursuant to some recent meetings he attended, Mr. Stec related the agreement defined the relationship of

the two agencies. Mr. Monroe commented he was only involved in the first meeting but recalled Ms. Tatich was concerned about the flexibility of funds. As part of the agreement, Mr. Fosbrook suggested two County Supervisors serve on the board to provide continued input and jurisdiction over the projects. He further explained that any repayment of loans would go back to the LDC and the contract would continue with all services and projects that the Planning Department had undertaken. While the Planning Department would become the administrative office, he said, ultimately the Board of Directors of the LDC would make the final decision. Mr. Caimano asked the Economic Development Committee to recommend to the full Board of Supervisors that at least one County Supervisor serve on the Board of Directors of the Local Development Corporation, preferably the Chairman of the Planning & Community Development Committee.

Motion was made by Mr. Stec, seconded by Mr. Champagne and carried unanimously recommending the Chairman of the two committees (Economic Development Corporation Committee and Planning & Community Development Committee) serve on the new Board of Directors of the Local Development Corporation.

Referring to the third pending item, privilege of the floor was extended to John Wheatley, Project Manager of the Queensbury Industrial Park (QIP), who distributed a summary of all grant activities currently undertaken by the Economic Development Corporation. He reiterated their request of \$775,503 (non-matching) for the Chester Waterline Extension and \$120,582 for Project Queensbury, Exit 18 - Main Street/Luzerne Road. He stated he had been in continuous contact with the Project Manager of the New York State Environmental Facilities Corporation (NYSEFC) relative to the Pipeline For Jobs Fund Program and a response was anticipated soon.

Mr. Wheatley stated they were awaiting an invitation to apply for the Economic Development Administration (EDA) grant for the Park Road and Infrastructure on the Queensbury Industrial Park. He said this was a \$528,300 matching grant for the funding of the QIP road.

Relative to the National Grid Grant Programs, Mr. Wheatley apprised that EDC had requested a shovel ready grant in the amount of \$100,000 (non-matching reimbursement) strictly for the gas and electric improvements at the Queensbury Industrial Park. In addition, he said, his department requested a \$50,000 (matching) grant for building improvements to the bank building located at 136 Glen Street in Glens Falls. He commented both grants were close to consummation which they anticipate to be in December of 2006. Mr. Fosbrook explained Peter Hoffman, a local developer, bought the old Glens Falls National Bank building located near the Glens Falls Civic Center with the intent to have a retail establishment on the first floor and office/residential space on the second and third floors. Michael Kaidas, another local developer, had renovated two downtown buildings, he added, and their department was researching additional programs/funds that would assist other developers in revitalizing the City of Glens Falls.

Another funding source was the sales tax rebate program through the State of New York in the Empire Zones, he said, and anyone who was renovating a building could apply for these funds.

Mr. Fosbrook apprised that attached to the agenda was a copy of the November 2006 New York State Economic Development Council report entitled *Preparing For the Next New York: Supporting Economic Innovation in the Empire State*. He stated the report consisted of a survey that was conducted to determine the areas of strengthening or improving the economy. He commented the respondents from southern New York and the Capital District region appeared to be positive about the economy and its potential future while the feedback from the rest of the State did not appear as bright.

Mr. Fosbrook commented he was asked by Bill Resse, Director of Employment & Training Administration, to announce that on Friday, December 1, 2006, LaMar Hill would be giving a presentation on Nanotechnology. He said Mr. Hill had traveled the world extensively and was probably one of the most authoritative individuals on this subject. On behalf of Mr. Resse, Mr. Fosbrook said he would encourage all supervisors to attend.

There being no further business to come before the committee, on motion by Mr. Mason and seconded by Mr. Stec, Mr. Monroe adjourned the meeting at 11:45 a.m.

Respectfully submitted,

Debra L. Schreiber
Legislative Office Specialist