

TROY LOCAL DEVELOPMENT CORPORATION
Board of Directors Meeting
April 7th, 2011
10:00 a.m.

Minutes

I. Old Business

1. Approval of the Minutes from the January 21, 2011 meeting.

Tony Dawson made the motion to approve the minutes.
Ken Zalewski seconded the motion.

2. Discussion on the status of the SPDES Permit for the County Waste site.
3. Discussion on TLDC Insurance Coverage RFP.
4. Discussion on filling the Corporation Treasurer vacancy.

II. New Business

1. Discussion on revised application for funding received from Tammi Dzembo for a franchised restaurant establishment.
2. Discussion on correspondence received from the Troy Housing Development Corporation related to the development of 9 First Street, Troy, New York.
3. Discussion on "For Profit" tenant leases on TLDC owned property
 - i. Implementation of "tax payment" provision in Freelot Lease Agreement.
 - ii. Implementation of "tax payment" provision in County Waste Lease.
 - iii. Submission of request to the City of Troy for Assessment Roll corrections for LDC owned property
4. Discussion on CSC delinquent lease payments.
5. Resolution # 1 – A Resolution Authorizing the Corporation Attorney to prepare and submit Applications to the Troy Industrial Development

Authority for PILOT Agreements and Related Sales Tax Exemptions for certain TLDC Owned Properties.

**Ken Zalewski made motion to amend and approve.
Tony Dawson seconded the motion.**

6. Resolution # 2 – A Resolution Approving the 2011 TLDC Budget.

**Ken Zalewski made motion to approve.
Tony Dawson seconded the motion.**

7. Resolution # 3 - A Resolution Authorizing the Annual Adoption of the Corporation's Investment, Property Disposition and Procurement Policies.

**Tony Dawson made motion to approve.
Ken Zalewski seconded the motion.**

8. Resolution # 4 – A Resolution Prohibiting the Corporation from Extending Credit to Board Members.

**Ken Zalewski made motion to approve.
Bill Roehr seconded the motion.**

9. Resolution # 5 – A Resolution Authorizing the Annual Adoption of the Corporation's Mission Statement.

**Tony Dawson made motion to approve.
Ken Zalewski seconded the motion.**

10. Resolution # 6 - A Resolution Authorizing the City Engineer to work with the TLDC Board to issue a "Request for Qualifications " for the preparation of s Generic Environmental Impact Statement (GEIS) for the development of the Troy Energy Park.

**Ken Zalewski made the motion to approve.
Tony Dawson seconded the motion.**

11. Resolution # 7 – A Resolution Authorizing the City Engineer to work with the TLDC Board to issue a "Request for Qualifications" for the preparation of a Traffic Study related to the Troy Energy Park.

**Ken Zalewski made the motion to approve.
Bill Roehr seconded the motion.**

12. Resolution # 8 - A Resolution in Support of the Submission of a Grant Application to the US Department of Energy for Funding to Support the "Troy Energy Park".

Tony Dawson made motion to approve upon change of dollar amount.

Ken Zalewski seconded the motion.

13. Resolution # 9 – A Resolution Authorizing the Chairman of the TLDC to execute a Mutual Non-Disclosure Agreement with L3 Communications related to providing the TLDC with information pertaining to the Troy Energy Park.

**Ken Zalewski made the motion to approve.
Tony Dawson seconded the motion.**

14. Resolution # 10 – A Resolution Authorizing the Chairman of the TLDC to execute a Mutual Non-Disclosure Agreement with KmX Corporation related to providing the TLDC with information pertaining to the Troy Energy Park.

**Tony Dawson made the motion to approve.
Ken Zalewski seconded the motion.**

15. Resolution # 11 – A Resolution Authorizing the Chairman of the TLDC to execute an agreement between the TLDC and National Grid; and to Accept Payments Related to Remediation Activities on Certain Lands Owned by the TLDC.

**Ken Zalewski made the motion to amend language and to approve.
Tony Dawson seconded the motion.**

16. Resolution #12 - A Resolution Accepting a Proposal from WM. J. Fagan & Sons, Inc. for General Liability Coverage for Land Owned by the Troy Local Development Corporation.

**Ken Zalewski made the motion to approve.
Tony Dawson seconded the motion.**

17. Resolution #13 - A Resolution Naming Joseph Mazzariello as Treasurer of the Troy Local Development Corporation.

**Ken Zalewski made the motion to change as Temporary Treasurer and approve.
Tony Dawson seconded the motion.**

III. Other Business

IV. Adjournment

**Ken Zalewski made the motion to adjourn.
Tony Dawson seconded the motion to adjourn.**