

New Rochelle Industrial Development Agency

Minutes Summary of the Regular Meeting of the New Rochelle Industrial Development Agency (IDA) held on **Wednesday, January 29, at 7:30 P.M., in Conference Room B-1, City Hall, New Rochelle, New York.** The following members of the Agency were:

PRESENT: Charles B. Strome, III, Chair
Ivar Hyden, Vice Chair
Felim O'Malley, Member
Amy Moselhi, Member
Jordanna Davis, Member

ABSENT: Robert Balachandran, Treasurer
Howard Greenberg, Secretary

ALSO PRESENT: Luiz C. Aragon, IDA Ass. Secretary, Commissioner of Development
Adam Salgado, IDA Executive Director, Dpty Commiss. for Econ. Dev.
Roisin Ponkshe, IDA Economic Development Manager
Pat Malgieri, Esq., IDA Transaction Counsel, Harris Beach

IDA Meeting was called to order by the Chair, Mr. Strome

Roll Call was taken.

Announcements: None.

Minutes: A motion was made by Mr. Strome and seconded by Mr. Hyden to approve the December 2019 Minutes; and was unanimously approved.

Presentation Amended Application- MJ Garden, LLC- 26 Garden Street, New Rochelle, NY

Mr. Salgado stated that in September 2019, the IDA induced and authorized a public hearing for the MJ Garden LLC project. Since then, the project has been amended. The inducement resolution remains valid and no action will be taken on this application by the IDA tonight, the applicant is back simply to explain the amendments made to the project description, and to keep the Board updated of the status of these changes. This project is a multi-phase project consisting of 3 phases. The application to the IDA is for Phase I and II.

Mr. Salgado explained that the applicant is requesting an MRT and sales tax exemption and a PILOT. Both the National Development Council ("NDC"), the IDA's financial consultant, and the IDA Finance Subcommittee, will review the incentive request, including the PILOT schedule. This will be posted publicly prior to the public hearing- the public hearing will be scheduled for February 26, 2020.

Kathleen Bradshaw and Mark Fonte came to the podium to present the details of the amendments to the application.

The Board provided question and comment.

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Westhab 2020- Resolution

Mr. Salgado stated that the resolution before the Board is to authorize the extension of the Westhab contract for the operation of the First source Referral Center which expires in March 2020. The IDA assumed this Contract from the City in 2018. This resolution is to authorize a one year extension in the amount of \$250,000 which is available under the Agency's approved 2020 Budget line item for "Job Training."

Mr. Salgado introduced Tracy Rhett, Assistant Vice President of Westhab, who came to the podium to provide an update on the program and First Source Referral Center.

The Board provided question and comment.

A motion to approve was made by Mr. Strome and seconded by Ms. Davis. All in favor, the motion passed.

Business Council of Westchester - Resolution

Mr. Salgado stated that the resolution before the Board is to authorize the sponsorship of the Business Council of Westchester's Bi-Annual New Member Acquisition program, "Circles of Influence" in May 2020. This sponsorship is for the amount of \$10,000 which is available under the Agency's approved 2020 Budget line item for "Marketing" and will provide the Agency an opportunity to network and speak at the event that attracts appx 200-250 attendees from a diverse cross section of professions and industries.

Mr. Salgado introduced Charlene Nixon of the Business Council of Westchester, who came to the podium to briefly explain the event.

The Board provided question and comment.

A motion to approve was made by Ms. Moselhi and seconded by Mr. O'Malley All in favor, the motion passed.

New Business/Discussion:

None.

Next Meeting: Wednesday February 26, 2020 at 7:30PM.

Adjournment: Mr. Hyden made a motion to adjourn the meeting, seconded by Mr. Strome. All in favor, the motion passed.