

**Watertown Industrial Center Local Development Corporation**  
**Board of Directors Meeting**  
**August 15, 2017**  
**Minutes**

The Watertown Industrial Center Local Development Corporation held its regular board meeting on Tuesday, August 15, 2017 in the Watertown Industrial Center board room, 800 Starbuck Avenue, Watertown, New York.

**Present:** Don Rutherford, Carolyn Fitzpatrick, Francis Murray, Mark Bellinger, J. Paul Morgan, Kent Burto

**Excused:** Michelle Capone

**Staff:** Billy Soluri

**Others Present:** Keith Caughlin, Schwerzmann & Wise PC; Craig Fox, Watertown Daily Times

- I. Call to Order:** The meeting was called to order at 8:30 AM.
- II. Meeting Minutes:** Motion by P. Morgan and second by M. Bellinger to accept the minutes from the July 18, 2017 meeting. All in favor; motion carried.
- III. Financial Report:** B. Soluri presented financials for July 2017. B. Soluri noted an operating profit of \$11,316.59 after deducting depreciation. Brenon's Coins, Sweet Occasions, and Modern Moving were past due on their rents for the month of July totaling \$3,695.07. B. Soluri noted that he has spoken to the owner of Sweet Occasions and they have assured him full payment has been mailed in the amount of \$1,213.12. B. Soluri stated that he does not foresee any issues collecting the rents from Modern Moving or Brenon's Coins. On a motion by K. Burto and second by C. Fitzpatrick the financial statements for July 2017 were accepted. All in favor; motion carried.
- IV. Correspondence:**
  - i. ESD Amended Grant Proposal:** B. Soluri presented the amended ESD Grant Incentive Package which lowers the original award amount from \$400,000 to \$60,000. B. Soluri stated the new incentive amount was anticipated as the scope of the project, and the overall cost of the project has changed substantially. B. Soluri stated the WIC did not need to pay the additional \$250.00 application fee.
- V. Committee Reports**
  - i.** B. Soluri stated that Central Insurance Companies performed their annual loss control review on the property. B. Soluri stated the inspection went well and that the inspector's only recommendation was better weed control near the rear of Bldg. A. B. Soluri said he

would have this taking care of. B. Soluri noted that ABJ Fire Protection had performed the quarterly fire sprinkler inspections and found no issues.

- ii. B. Soluri provided an update on leases and prospects, he noted that the Development Authority of the North Country has entered into a month-to-month lease, for up to 12 months on 3,100 sq.ft of open storage space in Bldg. B.

**VI. Unfinished Business:**

- i. None

**VII. New Business:**

- i. None

**VIII. Adjournment:** On a motion by P. Morgan and second by C. Fitzpatrick the meeting was adjourned at 8:44 AM.

The next regular meeting scheduled for Tuesday, September 19, 2017 at 8:30 am.