

TOWN OF AMHERST INDUSTRIAL DEVELOPMENT AGENCY
Minutes of the 512th Meeting
August 16, 2019 – 8:30 am
James J. Allen Boardroom
Agency Offices, 4287 Main Street

PRESENT: Carlton N. Brock, Jr.
Steven Sanders
Michael R. Szukala
William W. Tuyn
Hon. Timothy J. Drury
Philip Meyer
Jacqueline Berger, Town Board Liaison
David S. Mingoia, Executive Director
Kevin J. Zanner, Hurwitz & Fine PC

ABSENT: Hadar Borden

GUESTS: AIDA Staff
Dave Tytka, Uniland Development
Peter Sayadoff, Uniland Development
Kevin Roe, Uniland Development
Jon O'Rourke

Chairman Carlton Brock called the meeting to order and reminded everyone that the meeting was being audio recorded.

MINUTES

The minutes of the July 2019 meeting were approved as presented.

BILLS & COMMUNICATIONS

There were no Bills & Communications presented at this meeting.

Philip Meyer entered the meeting

TREASURER'S REPORT

The Treasurer's Report for July 2019 was approved as presented.

PUBLIC COMMENT

There was no Public Comment at this meeting.

EXECUTIVE DIRECTOR'S REPORT

The Executive Director's Report is attached to these minutes.

COMMITTEE REPORTS

There were no Committee Reports at this meeting.

Judge Timothy Drury entered the meeting.

UNFINISHED BUSINESS

- I. Amendment to Authorization Resolution – The Uniland Partnership of Delaware, LP – Centene Park Lot Project

The company requested Agency consent to amend the Authorization Resolution adopted in May 2019, seeking to refinance outstanding debt relating to the 480 and 490 CrossPoint Parkway properties, resulting in one or more mortgages in the aggregate of \$35,260,000.

The Company would realize additional mortgage recording tax exemption of approximately \$46,404 along with new money in the amount of \$8,587,226.

Steven Sanders made a motion to approve the project. Michael Szukala seconded the motion. After a brief discussion, votes of aye to approve the request to Amend the Authorization Resolution for The Uniland Partnership of Delaware, LP were cast by Brock, Sanders, Szukala, Tuyn and Drury. A vote of no was cast by Philip Meyer. Motion approve passed 5-1.

NEW BUSINESS

- I. Amendment to Authorization Resolution – 2019 Strategic Financial Solutions, LLC – Amherst Project

The Applicant is seeking Agency assistance to renovate and equip approximately 25,000 square feet of existing vacant space in its current building located at 115 Lawrence Bell Drive. This project represents Phase 2 of what is anticipated to be multi-phase investment that could reach 1,500 jobs.

Financial Assistance to be provided includes a sales tax exemption for project costs up to approximately \$1,100,00. Company will retain 346 jobs and create an additional 150. As a fast-growing company with excellent industry compliance and a high employee reputation, SFS has been recruited to expand in New Jersey, Georgia and Florida. All locations offered the company confidential packages of tax and hiring incentives.

Steven Sanders made a motion to approve the authorization resolution for 2019 Strategic Financial Solutions, LLC – Amherst Project. Philip Meyer seconded them motion. Votes of aye to approve the authorization for the Evans Bank N.A. project were cast by Brock, Sanders, Szukala, Tuyn, Drury and Meyer. Motion to approve passed 6-0.

8:55 am – Meeting adjourned.