



COIDA Board Meeting Agenda

Friday April 14, 2023 8:00 AM

Updated 4/07/23

- **Call COIDA Board meeting to order-Chair**
- **Roll Call** – Calling of Board members, announcement as to whether a quorum is present
- **Approval of Previous Board Meeting Minutes**
 - *March 3, 2023 (Electronic) – Motion*
- **Financial** – Michael Dobell
 - *COIDA/ORLF Accept Monthly Financials (Finance Package) – Motion*
 - *PILOT Report- Diane*
- **Report of Committees/Departments/Sites**
 - Business Development – Gabrielle Barone
 - Project Update – Staff
 - Facilities/Sites- Michael
 - MAP and LDC Report - Diane
 - Legal – Kevin Zanner
 - Marketing – Michael
- **Executive Session – If Required – Motion (Including invitees)**
 - *Action on any matters from executive session – Motion*
- **Unfinished Business**
 -
- **New Business**
 - *Consideration for the approval of the 2022 Year End Report – Motion*
 - *2023 Mission Statement and Measurement Report – Motion*
 - Corporate Action-By Laws (Separate Handout)
 - *2023 Election of Officers: Chairman, Vice-Chairman, Secretary, Treasurer, Assistant Secretary, Assistant Treasurer (Bylaws Article II, Sections 1 & 9) - Motion*
 - *Appointment of CEO/CFO and Administrative Director (Bylaws Article II, Sections 11,13 & 14)– Motion*
 - *Confirm committee appointments -Motion*
 - *Resolution authorizing the execution and delivery of a mortgage, subordination agreement and other documents in connection with the Medina Hospitality Project - Motion*
- **Adjournment**



KeyBank
 P.O. Box 93885
 Cleveland, OH 44101-5885

Public Sector Statement
March 31, 2023
 page 1 of 2

852348282

X 968 00000 R EM T1

COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY
 121 N MAIN ST FL 2
 ALBION NY 14411-1237

Questions or comments?
 Call our Key Business Resource Center
 1-888-KEY4BIZ (1-888-539-4249)

PINT

Public Transaction 852348282
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY

Beginning balance 2-28-23	\$0.01
1 Addition	+3,856.75
Ending balance 3-31-23	\$3,856.76

Additions

<i>Deposits</i>	<i>Date</i>	<i>Serial #</i>	<i>Source</i>	
	3-24		Direct Deposit, Bomet Recovery Lvendor Pmt	\$3,856.75
Total additions				\$3,856.75

Fees and charges

See your Account Analysis statement for details.

Rec'd on 4/3/23
[Signature]



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 Cleveland, OH 44101-5885

Public Sector Statement
March 31, 2023
 page 1 of 2

329681401777

X 809 0000 R EM T1
 COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT
 OEDA COUNTY FUNDS ACCOUNT
 121 N MAIN ST FL 2
 ALBION NY 14411-1237

Questions or comments?
 Call our Key Business Resource Center
 1-888-KEY4BIZ (1-888-539-4249)

Public Transaction Basic 329681401777
 COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT
 OEDA COUNTY FUNDS ACCOUNT

Beginning balance 2-28-23	\$465,999.99
Ending balance 3-31-23	\$465,999.99

Reviewed 4/2/23
[Signature]



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Cleveland, OH 44101-5885

Public Sector Statement
March 31, 2023
page 1 of 3

852011750

25 X 968 00025 R EM T1
COUNTY OF ORLEANS INDUSTRIAL
DEVELOPMENT AGENCY
121 N MAIN ST FL 2
ALBION NY 14411-1237

Questions or comments?
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1-888-KEY4BIZ (1-888-539-4249)

— O S N A —

Public Transaction Basic 852011750
COUNTY OF ORLEANS INDUSTRIAL
DEVELOPMENT AGENCY

Beginning balance 2-28-23	\$76,520.93
5 Additions	+13,404.58
33 Subtractions	-55,242.77
Ending balance 3-31-23	\$34,682.74

Additions

Deposits	Date	Serial #	Source	
	3-6		Deposit Branch 0290 New York	\$2,500.00
	3-6		Deposit Branch 0290 New York	300.00
	3-27		Deposit Branch 0290 New York	7,477.24
	3-27		Deposit Branch 0290 New York	2,500.00
	3-29		Deposit Branch 0290 New York	627.34
Total additions				\$13,404.58

Subtractions

Paper Checks * check missing from sequence

Check	Date	Amount	Check	Date	Amount	Check	Date	Amount
2836	3-6	\$2,196.00	2845	3-14	107.40	2853	3-20	235.90
2837	3-1	128.92	2846	3-10	4,057.18	2854	3-31	2,196.00
2838	3-3	107.80	2847	3-15	5.00	2855	3-31	128.92
2839	3-3	1,874.80	2848	3-8	170.10	2856	3-30	43.80
2840	3-17	103.85	2849	3-14	159.49	2857	3-27	40.00
2841	3-8	333.15	2850	3-13	93.00	2858	3-27	102.89
2842	3-8	3,011.88	2851	3-13	85.00	*2862	3-29	198.71
2843	3-8	943.03	2852	3-23	139.98	2863	3-29	506.82
2844	3-8	3,488.12						

Paper Checks Paid \$20,457.74

Facsimile 4/3/23
[Signature]

**Orleans Economic Development Agency
Profit & Loss Budget Performance**

March 2023

	Mar 23	Budget	Jan - Mar 23	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
980 · Revenues					
2116 · Fees (specify)					
2116.02 · PILOT Fees & Penalties	0.00		0.00		
2116.03 · Economic Development Fees	0.00		15,068.24		
2116.04 · Consulting	627.34		5,015.74		
Total 2116 · Fees (specify)	627.34		20,083.98		
2401 · Interest & Earnings	0.01		0.01		
2706 · Grants from Local Governments					
2706.02 · Grants from Local Govts - Other	5,500.00		55,500.00		
Total 2706 · Grants from Local Governments	5,500.00		55,500.00		
2770 · Other Unclassified Revenue					
2770.1 · Misc. Reimbursements	0.00		3,000.00		
2770.2 · Misc. Income	0.00		34.07		
Total 2770 · Other Unclassified Revenue	0.00		3,034.07		
Total 980 · Revenues	6,127.35		78,618.06		
Total Income	6,127.35		78,618.06		
Gross Profit	6,127.35		78,618.06		
Expense					
522 · Expenses					
6460 · Administration					
6460.1 · Salaries & related expenses					
6460.11 · Salaries & wages	32,373.76		73,607.25		
6460.12 · Other Payroll Expenses	0.00		480.98		
6460.13 · Social Security Expense	2,000.02		4,542.30		
6460.14 · Fed Unemp Tax Exp	0.00		151.76		
6460.15 · Medicare Exp.	467.75		1,062.33		
6460.17 · NYS Unemploy. Ins.	53.92		749.14		
6460.18 · Disability Cnty Self-Ins	0.00		4,893.06		
Total 6460.1 · Salaries & related expenses	34,895.45		85,486.82		
6460.4 · Contractual Expenses					
~4.100 · Other personnel expenses					
~4.101 · Legal fees	1,982.60		5,230.00		
~4.102 · Accounting fees	85.00		255.00		
~4.103 · Consultant Services	0.00		4,347.90		
~4.105 · Payroll Services	152.24		750.54		
~4.107 · Professional fees - other	126.75		181.75		
Total ~4.100 · Other personnel expenses	2,346.59		10,765.19		
~4.200 · Non-personnel expenses					
~4.201 · Supplies	220.18		587.79		
~4.202 · Telephone & telecommunications	988.39		2,711.87		
~4.203 · Postage, shipping, delivery	138.97		288.27		
~4.204 · Equip rental & maintenance	200.40		1,971.22		
~4.205 · Printing & copying	0.00		103.65		
~4.206 · Books, subscriptions, reference	122.98		144.96		
~4.208 · Marketing	8,074.25		8,174.10		
Total ~4.200 · Non-personnel expenses	9,745.17		13,981.86		
~4.300 · Occupancy expenses					
~4.301 · Rent, parking, other occupancy	2,196.00		6,545.00		
Total ~4.300 · Occupancy expenses	2,196.00		6,545.00		
~4.700 · Travel & training					
~4.701 · Travel	14.00		223.42		
~4.704 · Meals	508.70		678.02		
Total ~4.700 · Travel & training	522.70		901.44		
~4.800 · Misc expenses					
~4.803 · Membership dues - organization	0.00		25.00		
~4.805 · Outside computer services	0.00		370.97		
~4.800 · Misc expenses - Other	0.00		294.07		
Total ~4.800 · Misc expenses	0.00		690.04		
Total 6460.4 · Contractual Expenses	14,810.46		32,883.53		

9:59 AM
 04/03/23
 Accrual Basis

Orleans Economic Development Agency
Profit & Loss Budget Performance
 March 2023

	<u>Mar 23</u>	<u>Budget</u>	<u>Jan - Mar 23</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
6460.8 · Employee Benefits					
6460.81 · Health Insurance	3,658.22		10,974.66		
Total 6460.8 · Employee Benefits	<u>3,658.22</u>		<u>10,974.66</u>		
Total 6460 · Administration	<u>53,364.13</u>		<u>129,345.01</u>		
Total 522 · Expenses	<u>53,364.13</u>		<u>129,345.01</u>		
Total Expense	<u>53,364.13</u>		<u>129,345.01</u>		
Net Ordinary Income	-47,236.78		-50,726.95		
Other Income/Expense					
Other Income					
Office Space Rental	300.00		600.00		
Total Other Income	<u>300.00</u>		<u>600.00</u>		
Net Other Income	<u>300.00</u>		<u>600.00</u>		
Net Income	<u><u>-46,936.78</u></u>		<u><u>-50,126.95</u></u>		

9:59 AM

04/03/23

Accrual Basis

Orleans Economic Development Agency
Balance Sheet Prev Year Comparison w/PILOT
As of March 31, 2023

	Mar 31, 23	Mar 31, 22	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
200 · Cash Accounts				
200.006 · OEDA County Fund Acct	465,999.99	0.00	465,999.99	100.0%
200.005 · Village of Medina Proj Closed	0.00	408.10	-408.10	-100.0%
200.001 · OEDA Agency Checking	34,511.45	54,269.28	-19,757.83	-36.4%
200.003 · OEDA PILOT Checking	0.01	0.00	0.01	100.0%
Total 200 · Cash Accounts	500,511.45	54,677.38	445,834.07	815.4%
Cash Restricted				
Agency 3rd Party PILOT Account	465,946.54	465,946.54	0.00	0.0%
Total Cash Restricted	465,946.54	465,946.54	0.00	0.0%
Total Checking/Savings	966,457.99	520,623.92	445,834.07	85.6%
Accounts Receivable				
385 · Interest & Penalties-A/R	0.00	3,097.82	-3,097.82	-100.0%
380 · Accounts Receivable	6,476.02	47,976.02	-41,500.00	-86.5%
381 · PILOT Receivable	-2,500.00	-2,500.00	0.00	0.0%
Total Accounts Receivable	3,976.02	48,573.84	-44,597.82	-91.8%
Other Current Assets				
Interfund Activity	359.35	359.35	0.00	0.0%
205 · Due From OLRC	72,466.80	72,466.80	0.00	0.0%
480 · Prepaid expenses				
480.001 · Express Mail Corporate Account	86.50	104.95	-18.45	-17.6%
Total 480 · Prepaid expenses	86.50	104.95	-18.45	-17.6%
Total Other Current Assets	72,912.65	72,931.10	-18.45	0.0%
Total Current Assets	1,043,346.66	642,128.86	401,217.80	62.5%
Fixed Assets				
101 · Land				
101.002 · Medina Business Park				
 MBP Sewer System				
County Interagency Installmnt	11,034.85	11,034.85	0.00	0.0%
MBP Sewer System - Other	155,785.07	155,785.07	0.00	0.0%
Total MBP Sewer System	166,819.92	166,819.92	0.00	0.0%
101.002 · Medina Business Park - Other	87,549.65	87,549.65	0.00	0.0%
Total 101.002 · Medina Business Park	254,369.57	254,369.57	0.00	0.0%
101.003 · Holley Business Park	319,622.09	319,622.09	0.00	0.0%
101.004 · Land - Other	83,964.50	83,964.50	0.00	0.0%
Total 101 · Land	657,956.16	657,956.16	0.00	0.0%
104 · Machinery & equip	22,331.05	22,331.05	0.00	0.0%
114 · Accum deprec- Mach & equip	-22,331.05	-22,331.05	0.00	0.0%
Total Fixed Assets	657,956.16	657,956.16	0.00	0.0%
Other Assets				
Payment transfer to OLRC/OEDA/	-6,227.50	33,772.50	-40,000.00	-118.4%
399 · Deferred Outflow of Resources	135,803.00	135,803.00	0.00	0.0%
Total Other Assets	129,575.50	169,575.50	-40,000.00	-23.6%
TOTAL ASSETS	1,830,878.32	1,469,660.52	361,217.80	24.6%

Orleans Economic Development Agency
Balance Sheet Prev Year Comparison w/PILOT
 As of March 31, 2023

	Mar 31, 23	Mar 31, 22	\$ Change	% Change
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Other Current Liabilities				
Loan Payable - Current	0.00	33,333.34	-33,333.34	-100.0%
Deferred Inflow of Resources	75,785.00	75,785.00	0.00	0.0%
604 · Cash Held on Behalf of Others	520,998.03	520,998.03	0.00	0.0%
Due to OLRC	166,704.39	166,704.39	0.00	0.0%
601 · Accrued Liabilities	9,637.12	9,637.12	0.00	0.0%
602 · Payroll Deductions				
602.200 · Employee Deductions				
602.205 · NYS & Local Retirement	-42,642.03	-11,746.01	-30,896.02	-263.0%
602.206 · Cafeteria Plan	3,532.85	2,083.43	1,449.42	69.6%
Total 602.200 · Employee Deductions	-39,109.18	-9,662.58	-29,446.60	-304.8%
602 · Payroll Deductions - Other	1,531.81	309.69	1,222.12	394.6%
Total 602 · Payroll Deductions	-37,577.37	-9,352.89	-28,224.48	-301.8%
Total Other Current Liabilities	735,547.17	797,104.99	-61,557.82	-7.7%
Total Current Liabilities	735,547.17	797,104.99	-61,557.82	-7.7%
Long Term Liabilities				
680 · Pension Liability	245.00	245.00	0.00	0.0%
Loan Payable - LT				
Cardone Trust Note Payable	-0.18	-0.18	0.00	0.0%
Total Loan Payable - LT	-0.18	-0.18	0.00	0.0%
689 · Other Long Term Debt (spec)				
689.003 · Loan Payable - Orleans Co.	500,000.00	0.00	500,000.00	100.0%
Total 689 · Other Long Term Debt (spec)	500,000.00	0.00	500,000.00	100.0%
Total Long Term Liabilities	500,244.82	244.82	500,000.00	204,231.7%
Total Liabilities	1,235,791.99	797,349.81	438,442.18	55.0%
Equity				
908 · Transfer from OLRC	617,500.00	547,500.00	70,000.00	12.8%
909.001 · Retained Earnings	27,713.28	99,315.48	-71,602.20	-72.1%
Net Income	-50,126.95	25,495.23	-75,622.18	-296.6%
Total Equity	595,086.33	672,310.71	-77,224.38	-11.5%
TOTAL LIABILITIES & EQUITY	1,830,878.32	1,469,660.52	361,217.80	24.6%

9:59 AM

04/03/23

Accrual Basis

Orleans Economic Development Agency
Balance Sheet Prev Year Comparison w/o PILOT
As of March 31, 2023

	Mar 31, 23	Mar 31, 22	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
200 · Cash Accounts				
200.006 · OEDA County Fund Acct	465,999.99	0.00	465,999.99	100.0%
200.005 · Village of Medina Proj Closed	0.00	408.10	-408.10	-100.0%
200.001 · OEDA Agency Checking	34,511.45	54,269.28	-19,757.83	-36.4%
Total 200 · Cash Accounts	500,511.44	54,677.38	445,834.06	815.4%
Cash Restricted				
Agency 3rd Party PILOT Account	465,946.54	465,946.54	0.00	0.0%
Total Cash Restricted	465,946.54	465,946.54	0.00	0.0%
Total Checking/Savings	966,457.98	520,623.92	445,834.06	85.6%
Accounts Receivable				
385 · Interest & Penalties-A/R	0.00	3,097.82	-3,097.82	-100.0%
380 · Accounts Receivable	6,476.02	47,976.02	-41,500.00	-86.5%
Total Accounts Receivable	6,476.02	51,073.84	-44,597.82	-87.3%
Other Current Assets				
Interfund Activity	359.35	359.35	0.00	0.0%
205 · Due From OLRC	72,466.80	72,466.80	0.00	0.0%
480 · Prepaid expenses				
480.001 · Express Mail Corporate Account	86.50	104.95	-18.45	-17.6%
Total 480 · Prepaid expenses	86.50	104.95	-18.45	-17.6%
Total Other Current Assets	72,912.65	72,931.10	-18.45	0.0%
Total Current Assets	1,045,846.65	644,628.86	401,217.79	62.2%
Fixed Assets				
101 · Land				
101.002 · Medina Business Park				
MBP Sewer System				
County Interagency Installmnt	11,034.85	11,034.85	0.00	0.0%
MBP Sewer System - Other	155,785.07	155,785.07	0.00	0.0%
Total MBP Sewer System	166,819.92	166,819.92	0.00	0.0%
101.002 · Medina Business Park - Other	87,549.65	87,549.65	0.00	0.0%
Total 101.002 · Medina Business Park	254,369.57	254,369.57	0.00	0.0%
101.003 · Holley Business Park	319,622.09	319,622.09	0.00	0.0%
101.004 · Land - Other	83,964.50	83,964.50	0.00	0.0%
Total 101 · Land	657,956.16	657,956.16	0.00	0.0%
104 · Machinery & equip	22,331.05	22,331.05	0.00	0.0%
114 · Accum deprec- Mach & equip	-22,331.05	-22,331.05	0.00	0.0%
Total Fixed Assets	657,956.16	657,956.16	0.00	0.0%
Other Assets				
Payment transfer to OLRC/OEDA/	-6,227.50	33,772.50	-40,000.00	-118.4%
399 · Deferred Outflow of Resources	135,803.00	135,803.00	0.00	0.0%
Total Other Assets	129,575.50	169,575.50	-40,000.00	-23.6%
TOTAL ASSETS	1,833,378.31	1,472,160.52	361,217.79	24.5%
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Other Current Liabilities				
Loan Payable - Current	0.00	33,333.34	-33,333.34	-100.0%
Deferred Inflow of Resources	75,785.00	75,785.00	0.00	0.0%
604 · Cash Held on Behalf of Others	520,998.03	520,998.03	0.00	0.0%
Due to OLRC	166,704.39	166,704.39	0.00	0.0%
601 · Accrued Liabilities	9,637.12	9,637.12	0.00	0.0%

9:59 AM

04/03/23

Accrual Basis

Orleans Economic Development Agency
Balance Sheet Prev Year Comparison w/o PILOT
As of March 31, 2023

	Mar 31, 23	Mar 31, 22	\$ Change	% Change
602 · Payroll Deductions				
602.200 · Employee Deductions				
602.205 · NYS & Local Retirement	-42,642.03	-11,746.01	-30,896.02	-263.0%
602.206 · Cafeteria Plan	3,532.85	2,083.43	1,449.42	69.6%
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602 · Payroll Deductions - Other	1,531.81	309.69	1,222.12	394.6%
Total 602 · Payroll Deductions	-37,577.37	-9,352.89	-28,224.48	-301.8%
Total Other Current Liabilities	735,547.17	797,104.99	-61,557.82	-7.7%
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Total Loan Payable - LT	-0.18	-0.18	0.00	0.0%
689 · Other Long Term Debt (spec)				
689.003 · Loan Payable - Orleans Co.	500,000.00	0.00	500,000.00	100.0%
Total 689 · Other Long Term Debt (spec)	500,000.00	0.00	500,000.00	100.0%
Total Long Term Liabilities	500,244.82	244.82	500,000.00	204,231.7%
Total Liabilities	1,235,791.99	797,349.81	438,442.18	55.0%
Equity				
908 · Transfer from OLRC	617,500.00	547,500.00	70,000.00	12.8%
909.001 · Retained Earnings	27,713.28	99,315.48	-71,602.20	-72.1%
Net Income	-50,126.95	25,495.23	-75,622.18	-296.6%
Total Equity	595,086.33	672,310.71	-77,224.38	-11.5%
TOTAL LIABILITIES & EQUITY	1,830,878.32	1,469,660.52	361,217.80	24.6%

9:59 AM

04/03/23

Accrual Basis

Orleans Economic Development Agency Transaction Detail by Account March 2023

Type	Date	Num	Name	Memo	Amount	Balance
200 - Cash Accounts						
200.001 - OEDA Agency Checking						
Check	03/01/2023	2838	HurwitzFine PC	Inv# 2041052 Holley Bus Park Lega...	-107.80	-107.80
Check	03/01/2023	2839	HurwitzFine PC	Inv# 2041051Legal Services through...	-1,874.80	-1,982.60
Paych...	03/03/2023		Diane L Blanchard		-1,956.70	-3,939.30
Paych...	03/03/2023		Michael R Dobell		-2,605.21	-6,544.51
Paych...	03/03/2023		Gabrielle L Barone		-2,870.94	-9,415.45
Liabilit...	03/03/2023		Paychex	16-1356958, 9350087 3, 161356958 6	-3,750.02	-13,165.47
Deposit	03/06/2023			Deposit	300.00	-12,865.47
Payment	03/06/2023	005...	Town of Murray (c)	Municipal Marketing for March 2023	2,500.00	-10,365.47
Check	03/08/2023	2841	Key Bank	Credit Card Usage for D Blanchard	-333.15	-10,698.62
Check	03/08/2023	2842	Key Bank	Credit Card Usage for M Dobell Mar...	-3,011.88	-13,710.50
Check	03/08/2023	2843	Key Bank	Credit Card Usage for G Barone	-943.03	-14,653.53
Check	03/08/2023	2844	Orleans Co. Treasurer	EDA Medical Insurance Billing for M...	-3,488.12	-18,141.65
Check	03/08/2023	2845	Keppler Culligan Water T...	Inv# 0283154 Water Cooler Rental ...	-107.40	-18,249.05
Check	03/08/2023	2846	Mindful Media Group	Inv# 1454 Consulting, Event Expen...	-4,057.18	-22,306.23
Check	03/08/2023	2847	Health Economics Group...	Acct 2301 Admin Fee G Barone Cla...	-5.00	-22,311.23
Check	03/08/2023	2848	Diane L Blanchard	Reimbursement for Medical Insuran...	-170.10	-22,481.33
Check	03/08/2023	2849	Indoff Incorporated	Inv# 3634860 Ink Cartridge and Co...	-159.49	-22,640.82
Check	03/08/2023	2850	U.S. Bank Equipment Fin...	Inv# 495556987 RICOH Copier Ren...	-93.00	-22,733.82
Check	03/08/2023	2851	Roush C.P.A. PC	Accounting Services for February 2...	-85.00	-22,818.82
Check	03/10/2023		Paychex	Small Business Package for 3/10/23	-152.24	-22,971.06
Check	03/15/2023	2852	Spectrum Enterprise	Inv# 142502701030123 Internet for ...	-139.98	-23,111.04
Check	03/15/2023	2853	NTT Cloud Communicati...	Inv USINV2302218753 Conference ...	-235.90	-23,346.94
Paych...	03/17/2023		Diane L Blanchard		-2,117.01	-25,463.95
Paych...	03/17/2023		Michael R Dobell		-2,605.20	-28,069.15
Paych...	03/17/2023		Gabrielle L Barone		-2,870.95	-30,940.10
Liabilit...	03/17/2023		Paychex	16-1356958, 161356958 6	-3,802.64	-34,742.74
Check	03/21/2023	2859	Comfort Inn & Suites	Acct# 4598831 Meeting Room Renta...	-199.00	-34,941.74
Check	03/22/2023	2854	Village of Albion (v)	Rent for April 2023	-2,196.00	-37,137.74
Check	03/22/2023	2855	Verizon Wireless	Cell Phone Usage and Fees for G B...	-128.92	-37,266.66
Check	03/22/2023	2856	USPS/Express Mail	USPS Postage Express Mail	-43.80	-37,310.46
Check	03/22/2023	2857	County of Orleans Count...	County UCC Continuation for Medin...	-40.00	-37,350.46
Check	03/22/2023	2858	Michael R Dobell	Reimbursement for Travel and Cell ...	-102.89	-37,453.35
Payment	03/27/2023	9859	Town of Shelby (c)	Municipality Pmt for March 2023	2,500.00	-34,953.35
Payment	03/27/2023	108...	Freeze-Dried Intermediat...		7,477.24	-27,476.11
Check	03/29/2023	2860	Keppler Culligan Water T...	Inv# 0283461 Bottled Water	-18.49	-27,494.60
Check	03/29/2023	2861	Indoff Incorporated	Inv# 3638065 Office Supplies	-21.98	-27,516.58
Check	03/29/2023	2862	Key Bank	Credit Card Usage for D Blanchard	-198.71	-27,715.29
Check	03/29/2023	2863	Key Bank	Credit Card Usage for M Dobell	-506.82	-28,222.11
Deposit	03/29/2023			Deposit	627.34	-27,594.77
Check	03/30/2023		NYS & Local Retirement ...	NYS& Local Retirement for M Dobell ...	-658.32	-28,253.09
Paych...	03/31/2023		Michael R Dobell		-2,605.21	-30,858.30
Paych...	03/31/2023		Diane L Blanchard		-2,117.00	-32,975.30
Paych...	03/31/2023		Gabrielle L Barone		-2,870.95	-35,846.25
Liabilit...	03/31/2023		Paychex	16-1356958, 161356958 6	-3,802.64	-39,648.89
Total 200.001 - OEDA Agency Checking					-39,648.89	-39,648.89
Total 200 - Cash Accounts					-39,648.89	-39,648.89
TOTAL					-39,648.89	-39,648.89

**Orleans Economic Development Agency
A/R Aging Summary
As of April 3, 2023**

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL
A.J Piedimonte-Magc Inc.PILOT	0.00	0.00	0.00	0.00	0.00	0.00
BOMET Property LLC PILOT	0.00	0.00	0.00	0.00	0.00	0.00
Customer	0.00	0.00	0.00	0.00	-3,097.82	-3,097.82
Falls Railroad PILOT	0.00	0.00	0.00	0.00	0.00	0.00
Freeze-Dried Intermediate Holdings	0.00	0.00	5,000.00	500.00	0.00	5,500.00
Holley Cold Storage PILOT	0.00	0.00	0.00	0.00	0.00	0.00
Misc. OEDA Customers	0.00	0.00	0.00	0.00	573.84	573.84
Orleans County Treasurer	0.00	50,000.00	0.00	0.00	0.00	50,000.00
Quorum Group LLC. PILOT	0.00	0.00	0.00	0.00	0.00	0.00
Quorum/Takeform PILOT	0.00	0.00	0.00	0.00	0.00	0.00
Town of Albion	0.00	500.00	0.00	0.00	500.00	1,000.00
Village of Holley (c)	0.00	0.00	0.00	0.00	0.00	0.00
Waddington North America Inc./PPP	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	0.00	50,500.00	5,000.00	500.00	-2,023.98	53,976.02



KeyBank
 P.O. Box 93885
 Cleveland, OH 44101-5885

Public Sector Statement
March 31, 2023
 page 1 of 2

852331428

X 968 00000 R EM T1
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY
 121 N MAIN ST FL 2
 ALBION NY 14411-1237

Questions or comments?
 Call our Key Business Resource Center
 1-888-KEY4BIZ (1-888-539-4249)

-ORLA-

Public Transaction 852331428
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY

Beginning balance 2-28-23	\$39,135.27
1 Addition	+1,919.69
Net fees and charges	-36.48
Ending balance 3-31-23	\$41,018.48

Additions

Deposits	Date	Serial #	Source	
	3-27		Deposit Branch 0290 New York	\$1,919.69
Total additions				\$1,919.69

Fees and charges

Date		Quantity	Unit Charge	
3-8-23	Feb Analysis Service Chg	1	36.48	-\$36.48
Fees and charges assessed this period				-\$36.48

See your Account Analysis statement for details.

Pruned 4/3/23
Wander

Orleans Revolving Loan Fund
Balance Sheet Prev Year Comparison
 As of March 31, 2023

	Mar 31, 23	Mar 31, 22	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
200 · Orleans Revolving Loan Fund	41,018.48	25,606.63	15,411.85	60.2%
Total Checking/Savings	41,018.48	25,606.63	15,411.85	60.2%
Accounts Receivable				
392 · Loan payments receivable	-1,919.69	-1,919.69	0.00	0.0%
Total Accounts Receivable	-1,919.69	-1,919.69	0.00	0.0%
Other Current Assets				
Loan Principal (current yr)				
Medina Hospitality LLC	17,357.65	16,657.39	700.26	4.2%
Total Loan Principal (current yr)	17,357.65	16,657.39	700.26	4.2%
Total Other Current Assets	17,357.65	16,657.39	700.26	4.2%
Total Current Assets	56,456.44	40,344.33	16,112.11	39.9%
Other Assets				
Funds Transf to OEDA/OLRC/ORLF				
ORLF Loan Principal -noncurrent				
Medina Hospitality LLC	123,929.91	141,459.93	-17,530.02	-12.4%
Total ORLF Loan Principal -noncurrent	123,929.91	141,459.93	-17,530.02	-12.4%
Total Other Assets	132,881.73	150,411.75	-17,530.02	-11.7%
TOTAL ASSETS	189,338.17	190,756.08	-1,417.91	-0.7%
LIABILITIES & EQUITY				
Liabilities				
Long Term Liabilities				
ORLF Deferred Revenue				
Allowance - Medina Hospitality	61,500.00	61,500.00	0.00	0.0%
Medina Hospitality LLC	-61,500.00	-61,500.00	0.00	0.0%
Total ORLF Deferred Revenue	0.00	0.00	0.00	0.0%
Total Long Term Liabilities	0.00	0.00	0.00	0.0%
Total Liabilities	0.00	0.00	0.00	0.0%
Equity				
3000 · Opening Bal Equity	1,060,322.72	1,060,322.72	0.00	0.0%
3900 · Retained Earnings	-872,323.02	-870,564.89	-1,758.13	-0.2%
Net Income	1,338.47	998.25	340.22	34.1%
Total Equity	189,338.17	190,756.08	-1,417.91	-0.7%
TOTAL LIABILITIES & EQUITY	189,338.17	190,756.08	-1,417.91	-0.7%

OEDA Current Project List

Updated:

11-Apr-23

Industrial/Commercial Projects	Location	Description	Type of Project	Status	Update/ Next step	Last Update
Vellocit	Medina	New product line	Increase capacity	Moving	Complete	7-Dec-22
Heritage Wind	Barre	Wind Farm Project	New Build	Moving	Submitting modification for 94-C	1-Jan-23
Zambistro Project	Medina	TBD	Redevelopment	Moving	Complete	1-Nov-22
Falls Road-Culvert/Bridge Replacement	Orleans	Northern Boarders Grant	Repair/Replace	Moving	waiting on DOT approval for construction	1-Mar-22
Bornet-MBP-N	Medina	Remanufacturer	New Build	Moving	Working on Project logistics for shipping	1-May-22
Hemlock Ridge Solar	Barre/Shelby	Solar	New Build	No Action	ORES approved, Working on PILOT	24-Feb-23
Freeze Dry/ Thrive Foods	Albion	Manufacturing	Repair/ New Build	No Action	Working on project Agreement	24-Feb-23
Developments Projects	Location	Description	Type of Project	Status	Update	
Bates Road Redevelopment	Ridgeway	Brownfield	Development	No Action		6-Nov-20
MBP-Strategic Plan Project	Medina	Planning	Development	On Hold	On hold for COVIDA match	9-Sep-20
Medina/Shelby Pedestrian Bridge	Medina	Planning	Development	On Hold	Received additional funding 2024 goal	1-Nov-22
Big Guys Camping	Murray	Planning	Development	Planning	Project closed	1-Mar-23
NBRC-Medina Team Track, Holley Spur	Medina/Holley	Planning	Development	Planning	EA complete	1-Mar-22
RFP Responded	Partner	Description	Type of Project	Status		
Administration		Description			Update	
ORL-F-GAIN Loan Fund		Description			Update	
Orleans Land Restoration	Location	Description			Update	
Takeform	Medina	Software upgrade	OCR	No Action	Application has been submitted	1-Jan-23
Thrive Foods/ Freeze Dry	Albion	Renovations	OCR	No Action	Working on Application	24-Feb-23
Orleans County LDC		Description			Update	
Micro Training		Training program		On Going	Separate Update	
Micro OCR Grant/Loan		See Report in handout		On Going	Separate Update	

OEDA Board Notes

April 14, 2023

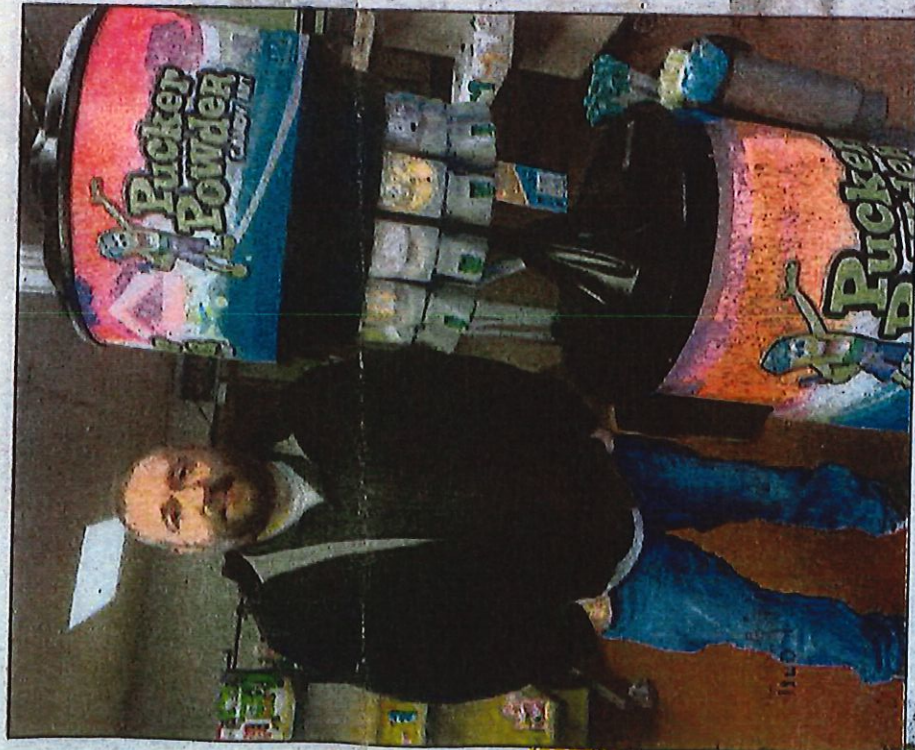
- Master Budget:
- Spring MAP Class 2023
- Diane reported the new Spring MAP class started on April 4th and runs through June 13th. Nine participants are in the class.

Microenterprise Grant Update:

Diane Reported she closed on two grants last week. Iced & Glazed for \$10,000 and Raven Moon Revival for \$25,000.

- Revolving Loan Fund:
- Loans Status: Printed reports from 03/10/23 are available for review.
 - Total funds in RLF Account as of 03/31/23
 - \$15,547.40---HUD unrestricted fund
 - \$85,084.31---Unrestricted Money Market Account.

Albion business owners take advantage of MAP and other strategies to boost business



SCOTT DESMIT/DAILY NEWS
 Dan Conrad used a \$20,000 grant from Orleans Economic Development Agency to expand his business, Toyz n Kandy.

By SCOTT DESMIT
 sdesmit@dailynews.com

ALBION - Dan Conrad planned on closing his store in October. He had enough. Business was struggling, he knew the closing of the canal bridge would further hurt business and he just didn't have enough capital to continue.

Conrad owns Toyz n Kandy on East Bank Street, a store he opened in September 2021 from its former location at the Arnold Gregory complex.

Conrad didn't close, however. Instead, he expanded, adding a slushy machine, a wildly-colored build-your-own Pucker Powder machine and a new cooler, among other things.

"And I got a permit to make my own candy," Conrad said. "I plan on making hard candy and suckers and I have my grandmother's chocolate recipes."

Business has doubled over last year, Conrad said.

The savior?

A \$20,000 grant from Orleans Economic Development Agency.

Conrad was one of numerous merchants in the county to take advantage of the program.

Business owners must complete a 10-week Microenterprise Assistance Program training course to be eligible for the grant, which ranges from \$10,000 to \$35,000.

Words cannot explain how much this has helped my business.

TIFFANY MONROE
 owner of 365 Fitness, talking about Orleans County's 10-week Microenterprise Assistance Program

Tiffany Monroe, owner of 365 Fitness, also on East Bank, has taken MAP classes in 2019, 2020 and 2021. "It was a lifesaver," she said. She will celebrate her fifth anniversary in March and with the grants has expanded the fitness center, with new equipment.

She was one of many business owners featured on the MAP Facebook page, showing off the new treadmill machines the grant helped purchase.

"Words cannot explain how much this has helped my business," she wrote on the page. "The class was educational and very beneficial. I recommend it to all businesses especially ones that have just started up."

More than 600 people have participated in MAP since 1999.

The program has boosted downtown Albion, which has seen an influx of new businesses, including a coffee shop, outlet store and the

re-opening of 39 Problems restaurant and bar.

Tara Thom has stuck with Albion for more than five years, despite the ups-and-downs.

She opened Town and Country Quilt Shop at 10 East Bank St. in October 2017.

Thom did not participate in MAP and instead has focuses on a strong core of local customers and an even larger base of customers from outside Albion.

"We saw a big increase during the pandemic of people wanting to quilt," she said. "We're trying to continue to expand on that."

She carries more than 1,000 bolts of fabric in the store, offers long-arm quilting services, classes that begin in April and from March 9 to 12 she is taking 30 to 40 people to the annual Quilt Away in Geneseo.

Downtown also has a few events planned in further hopes of boosting businesses. The annual Sip n Stroll is slated for April 1 and the 35th annual Strawberry Festival is June 9 and 10.

In the meantime, the Orleans MAP program is accepting new members for its next courses. The free program accepts existing small business owners or future small business owners 18 years of age or older with five or fewer employees. Contact Diane Blanchard at dblanchard@orleansdevelopment.org or call (585) 589-7060 for more information.

MARCH//APRIL 2023

Rochester Home

Oh Happy Day

FEATURING

STACY K FLORAL

Touching the lives of those in our community in a positive and lasting way through the art of floral design, exemplary customer service and a unique shopping experience. - PAGE 6 -

green living

HOST A CLOTHING SWAP, RESTORE ANTIQUE FURNITURE OR CREATE A POLLINATOR GARDEN

TIPS BY MAGGIE ELIZABETH, RAVEN MOON REVIVAL & CHRISTINA SAN FILIPO

ROCHESTER
faces
pg. 23

Bella's Bumbas

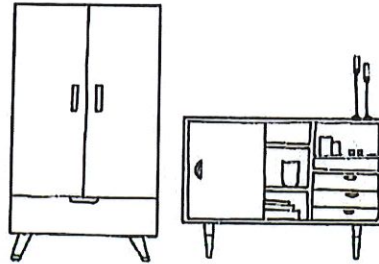
GIVING CHILDREN MOBILITY YEAR-ROUND

Bring Spring Indoors

WITH LINDSAY FROM ARATARI AT HOME

UPGRADE YOUR KITCHEN WITH RHANCE!
BACK COVER

GREEN LIVING



How did you start restoring furniture?

My husband and I both always had an appreciation for old things and love incorporating them into our home. Our first home was a farmhouse that needed a lot of work. My first project was making a kitchen island out of an old dresser, and after that I knew this was something I wanted to do for others. I wanted to show my community how we can take discarded furniture and make it beautiful, affordable, and better quality than box store furniture. I started my business, Raven Moon Revival, in March of 2020, and since then we've sold over 300 pieces of secondhand refinished furniture.

furniture
restoration
with Raven Moon Revival

@RAVENMOONREVIVAL

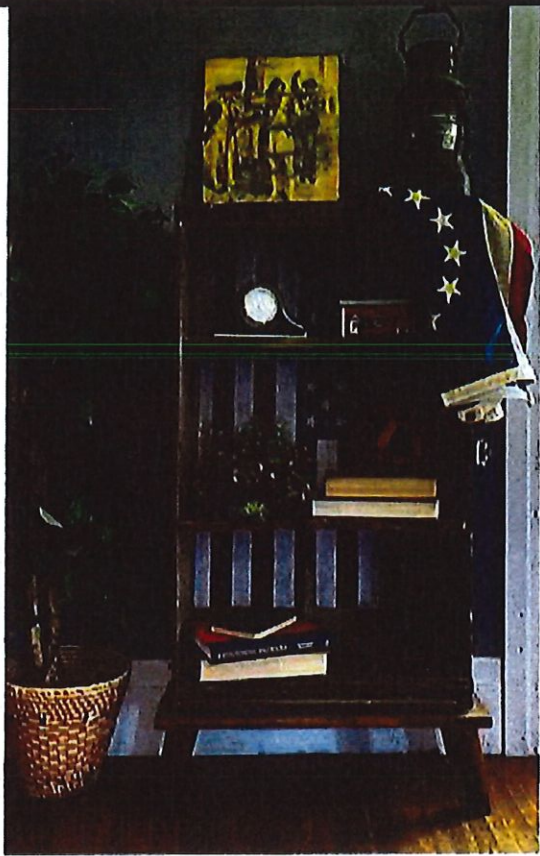
What are some of your favorite projects?

Over the summer I found an antique dresser while thrifting that I knew was special when I saw the drawers had Pin & Gove joints (also known as Knapp joints after its creator Charles Knapp). This type of joint was a huge advancement in furniture and was used from 1870 until about 1900. I was so excited to work on something that was not only functional but a part of history.



Another was when I recently found a desk in almost perfect condition at the thrift store for \$35. It had been there for a while, but I saw the potential! After cleaning, repairing scratches, and sanding it down, I painted it a beautiful muted, mustard color and added new hardware. I also refinished the legs and sealed the entire desk so it could survive everyday wear and tear. It sold almost immediately after I posted it on social media!





What are your favorite types of pieces to restore?

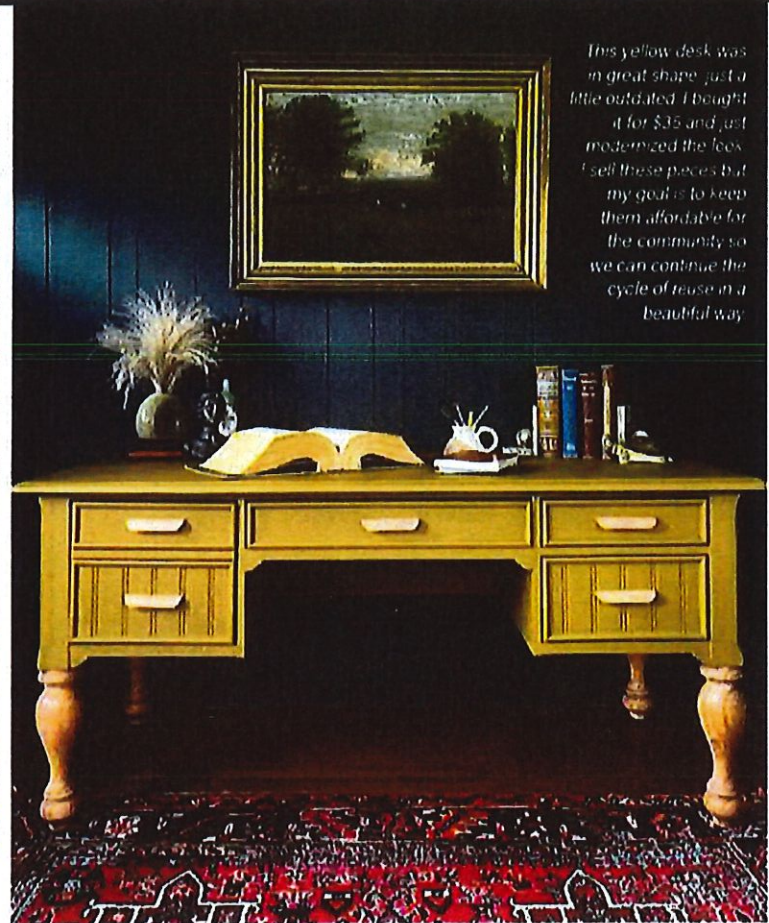
Pieces I have found on the side of the road are my favorite because they are my most drastic makeovers. It could be a dresser, desk, buffet, end tables - as long as it's solid wood!

What do you look for in thrift store furniture finds?

I look for functionality first and ask, is this something I think would be useful in someone's home? Then I look at the material it's made of and the quality of construction. I want to make sure if this is going to go into the home it's going to last for many years. I typically don't buy anything but solid wood. Most vintage and antique furniture was built to last, so I try to keep that in mind when looking at the quality of its construction.

How does restoring furniture help with sustainability?

Americans produce over 12.2 million tons of furniture waste and about 80% of it goes straight to the landfill while only 0.3% gets recycled. A big contributor to this is "fast furniture" or box store furniture; it just does not last for everyday consumers, and they end up throwing it away. If someone can modernize an older piece's look and make needed repairs, it will outlive any piece of fast furniture ten times over. Creating a circular economy by buying secondhand instead of buying fast furniture could vastly improve our furniture waste. Even if I find a piece of furniture that is too far gone, I salvage as much as I can from it. I take the hardware, parts, feet, and even cut up the wood. Not only does this cut costs of future repairs, but I continue the cycle of reuse.



This yellow desk was in great shape, just a little outdated. I bought it for \$35 and just modernized the feet. I sell these pieces but my goal is to keep them affordable for the community so we can continue the cycle of reuse in a beautiful way.

What tips do you have for someone who wants to try this?

It's okay if you don't have experience with furniture repair. I started with only a paint brush, sandpaper, and cleaning supplies. As your hobby grows you can build your toolbox.

Just start. Don't worry about messing up; you can always start over.

Don't skip the prep work! You can't build a house without starting with the foundation first, and the same goes for furniture. If you want your furniture's finish to stand the test of time, you need to make sure you thoroughly clean and prep the furniture.

Create what you love and don't let others' opinions stop your creative flow. Some of my best and most loved pieces have been when I've stuck with my creative vision.

How can someone learn more about refinishing furniture?

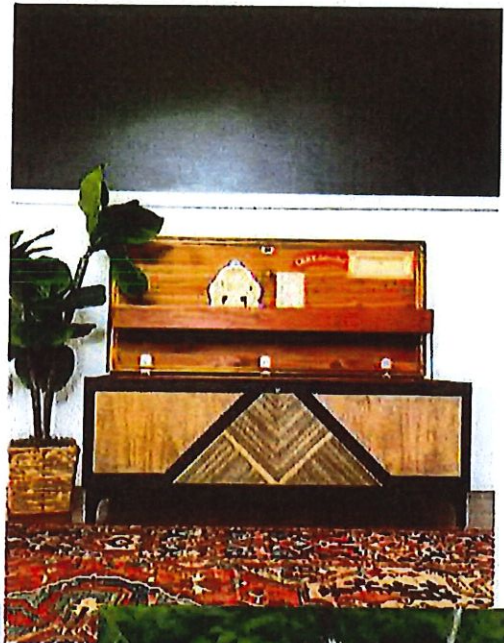
I share a lot about refinishing furniture with my followers on social media. I also learned a lot from my dad, the internet, and old furniture repair books I thrifted.

Where to find Raven Moon Revival:

The Estate Marketplace in Spencerport, NY
Modern Mercantile in Medina, NY

GREEN LIVING

"THE GREATEST THREAT TO OUR PLANET IS THE BELIEF THAT SOMEONE ELSE WILL SAVE IT. LET'S START FRESH!"
 -- ROBERT SWAN, AUTHOR



3

go greener this spring

local influencers share their approaches to sustainability

BY TRISH PINO

With the season quickly turning and trees blooming, we can't wait to get outside and enjoy all that our region has to offer! With so much natural beauty in Upstate New York such as ample parks, budding flowers, vast waterways, and more, it's no surprise that we want to preserve the beauty and sustainability of the region. Three local influencers have found creative outlets to live a little greener - and have some fun while doing it!



COIDA/OLDC/OLRC

2022 Year End Report

Updated: 03/22/23

▪ COIDA

The County of Orleans Industrial Development Agency (COIDA) actively pursues the location of new and expanding businesses. The agency facilitates development by attracting new industries, while promoting the retention and expansion of existing Orleans County businesses. COIDA delivers economic incentives to diversify the county's tax base, spur job creation, and strengthen community vitality. The agency strives to develop the local economy in an organized, sustainable, and environmentally beneficial manner to enhance the quality of life for all those who live and work in Orleans County, New York.

○ Projects

- 2022 Project results
 - \$ 10,214,722 Investment in Orleans County
 - 18-New Jobs
- 2022 Project Detail
 - Comfort Inn & Suites
 - Project Type- New Build
 - New Company
 - Village of Medina
 - \$ 7,297,604 Investment
 - 10 New Jobs
 - Big Guys Camping
 - Project Type – Redevelopment
 - New Company
 - Town of Murray
 - \$ 2,917,118 Investment
 - 8 New Jobs
- 2023 Projects-Identified
 - Heritage Wind
 - Project Type – New Build Renewable Energy
 - Town of Barre
 - \$ 304,091,340 Company Investment
 - 6 New Jobs
 - 8 New Jobs
 - Hemlock Ridge Solar
 - Project Type-New Build Renewable Energy
 - Town of Barre, Shelby
 - \$380,000,000

- 4 New Jobs
 - Freeze Dry
 - Project Type – Redevelopment
 - Village of Albion
 - \$ 5,000,000 Company Investment
 - 45 New Jobs
 - Bomet-Medina
 - Project Type – New Build
 - Village of Medina
 - \$ 2,500,000 Company Investment
 - 30-New Jobs
- 2022 PILOT Revenue
 - \$ 351,000 County
 - \$ 198,000 Towns
 - \$ 104,000 Villages
 - \$ 756,000 Schools
 - \$1,409,000 Total
 - **COIDA Property Development**
 - Holley Park
 - Medina Business Park
 - Completed Traffic Study Surrounding Park
 - 3959 Bates Road
 - Sold 9 Acres to Brunner for their project
 - **Operations**
 - OEDA Marketing
 - Retained Mindful Media to continue our marketing program.
 - Continued to upgrade the OEDA website: orleansdevelopment.org
 - Continued to work with our regional marketing partners, InBN (Invest Buffalo-Niagara) and GRE (Greater Rochester Enterprises).
 - **Finger Lakes Regional Development Council**
 - John Fitzak, Orleans County Legislature is the Orleans County representative.
 - **OCLDC-Orleans Local Development Corporation.**

The OCLDC mission is to work with Orleans County residents to promote additional employment, to maintain and encourage job opportunities and business development. To instruct or train individuals to improve or to develop their capabilities for jobs and business development. To enhance the general prosperity and the economic welfare of the people of Orleans County.

- **Funding**
 - Funding in 2022- \$300,000 for MAP grants
- **Training**
 - 2022 Classes – 23 Orleans County participants
 - To date 567 Orleans County residents have completed the MAP training.
- **Loans**
 - 2019 was the last year for the OCLDC Loan Fund. NYS has called the money back and the fund shut down on 03.31.19.
- **Operations**
 - New CEO/CFO Michael Dobell
- **OLRC-Orleans Land Restoration Corporation**

The OLRC mission is to encourages the establishment or expansion of businesses and investment within Orleans County by making loans to businesses located in Orleans County, acquiring, by purchase, grant, gift or otherwise, real property and improving, maintaining and managing such property within Orleans County in order to create opportunities for the residents of Orleans County and combat community deterioration.

 - **Projects**
 - **Zambistros**
 - Project type- OCR
 - Existing Company
 - Village of Medina
 - \$221,000 Investment
 - 4- New Jobs
 - **Velocitti**
 - Project Type- OCR
 - Existing Company
 - Village of Medina
 - \$1,422,000 Investment
 - 50- New Jobs
- **Community-Staff Involvement**
 - Medina Business Association (MBA)-Gabrielle Barone
 - Western Orleans Comprehensive Plan Committee- Gabrielle Barone
 - Oak Orchard Lighthouse Committee-Diane Blanchard
 - Sandstone Society-Gabrielle Barone
 - Lyndonville Lions Club member- Michael Dobell

2023 New York State Local Public Authority Mission Statement and Measurement Report
County of Orleans Industrial Development Agency

Local Public Authority Name: County of Orleans Industrial Development Agency (COIDA)
d/b/a Orleans County Economic Agency (OEDA)

Fiscal Year: January 1, 2023 – December 31, 2023

Enabling Legislation: Industrial development agencies (“IDAs”) are formed under Article 18-A of New York State General Municipal Law, as public benefit corporations. IDAs were created to actively promote, encourage, attract and develop job and recreational opportunities and economically-sound commerce and industry in cities, towns, villages and counties throughout New York State (the “State”). IDAs are empowered to provide financial assistance to private entities through tax incentives in order to promote the economic welfare, prosperity and recreational opportunities for residents of a municipality (“Benefited Municipality”).

Mission Statement: The County of Orleans Industrial Development Agency (COIDA) actively pursues the location of new and expanding businesses. The agency facilitates development by attracting new industries, while promoting the retention and expansion of existing Orleans County businesses. COIDA delivers economic incentives to diversify the county’s tax base, spur job creation, and strengthen community vitality. The agency strives to develop the local economy in an organized, sustainable, and environmentally beneficial manner to enhance the quality of life for all those who live and work in Orleans County, New York.

2023 Measurements:

1. Secure Capital Investment Commitments
 - a. Goal: \$ 1,000,000
2. Secure Job Creation Commitments
 - a. Goal: 25 jobs.
3. Secure funding commitments for shovel-ready parks and sites
 - a. Goal: \$ 50,000

Authority Stakeholder(s): Orleans County

Authority Beneficiaries: The residents and taxing jurisdictions of Orleans County

Authority Customers: The Business Community of Orleans County

Authority self-evaluation of prior year performance (based upon established measurements):
To be provided by March 31, 2024 related to 2023 performance.

Governance Certification:

1. Have the board members acknowledged that they have read and understood the mission of the public authority?
Board of Directors Response: **Yes**

2. Who has the power to appoint management of the public authority?

Board of Directors Response: **Board**

3. If the Board appoints management, do you have a policy you follow when appointing the management of the public authority.

Board of Directors Response: **Yes**

4. Briefly describe the role of the Board and the role of management in the implementation of the mission.

Board of Directors Response: **The role of the Board regarding the implementation of the public authority's mission is to provide strategic input, guidance, oversight, mission authorization, policy setting and validation of the authority's mission, measurements and results. The role of management is to collaborate with the board in strategy development / strategy authorization and to implement established programs, processes, activities and policies to achieve the public authority's mission.**

5. Has the Board acknowledged that they have read and understood the response to each of these questions?

Board of Directors Response: **Yes**

2023 COIDA Board

Updated: 04/14/23

<u>Member/Office</u>	<u>Address/Email</u>	<u>Telephone</u>	<u>Term</u>
John Fitzak Treasurer	14435 Lakeshore Rd, Kent, NY 14477 John.Fitzak@OrleansCountyNY.gov	(585) 589-0377	12/31/23
Open		Open	
Merle Draper Vice President	210 William Street, Medina, NY 14103 SkipDraper@verizon.net	(585) 798-7055	12/31/23
Craig Tuohey Board Member	43 Meadowbrook Dr, Albion, NY 1411 tuohey.craig@gmail.com	(585) 259-1331	
Carol D'Agostino Assistant Treasurer	16887 Roosevelt Highway, Kendall, NY 14476 CDagostino@kendallschools.org	(585) 659-2706	
John Misiti Chairman	10894 Ryan Road, Medina, NY 14103 JMisiti@rochester.rr.com	(585) 798-3327	
Edward Urbanik Secretary	12365 Platten Rd, Lyndonville, NY, 14098 ontariothree@gmail.com	(585) 705-0383	
<u>Staff</u>			
Michael Dobell CEO/CFO	121 North Main Street, Albion, NY 14411 MDobell@orleansdevelopment.org	(585) 589-7060	
Gabrielle Barone V-P Development	121 North Main Street, Albion, NY 14411 gbarone@orleansdevelopment.org	(585) 589-7060	
Diane Blanchard Manager Admin	121 North Main Street, Albion, NY 14411 dblanchard@orleansdevelopment.org	(585) 589-7060	
Kevin Zanner COIDA Counsel	1300 Liberty Building, Buffalo, NY 14202 KJZ@hurwitzfine.com	(716) 849-8900	

COIDA 2023

Committee Members

Adopted 04/10/23

Executive Committee

John Misiti --Chair
Skip Draper
Ed Urbanik

Audit Committee

Open
John Fitzak
Merle Draper
Carol D'Agostino-- Chair
Craig Tuohey
John Misiti
Ed Ubanik

Governance Committee

Open
John Fitzak
Merle Draper
Carol D'Agostino
Craig Tuohey
John Misiti -- Chair
Ed Ubanik

Finance Committee

Open
John Fitzak
Merle Draper-- Chair
Carol D'Agostino
Craig Tuohey
John Misiti
Ed Ubanik

RESOLUTION OF THE COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT AGENCY AUTHORIZING THE EXECUTION AND DELIVERY OF A MORTGAGE, SUBORDINATION AGREEMENT AND OTHER DOCUMENTS IN CONNECTION WITH THE MEDINA HOSPITALITY PROJECT.

WHEREAS, the County of Orleans Industrial Development Agency (the "Agency") is authorized under the laws of the State of New York, and in particular the New York State Industrial Development Agency Act, constituting Title 1 of Article 18-A of the General Municipal Law, Chapter 24 of the Consolidated Laws of New York, as amended, and Chapter 918 of the 1971 Laws of New York, as amended (collectively, the "Act"), to promote, develop, encourage and assist in the acquiring, constructing, reconstructing, improving, maintaining, equipping and furnishing of industrial, manufacturing, warehousing, commercial and research facilities and thereby advance the job opportunities, general prosperity and economic welfare of the people of the State of New York and to improve their prosperity and standard of living; and

WHEREAS, to accomplish the purposes of the Act, the Agency previously authorized Medina Hospitality, LLC (the "Company") to proceed with the construction and equipping by the Agency without the proceeds of a bond issue of a 58-room hotel (the "Project") and conveyance of the Project pursuant to a lease of the Project to the Company, such Project to be located at 11591 Maple Ridge Road, Medina, New York (the "Premises"); and

WHEREAS, the Agency leased the Premises from the Company pursuant to a Company Lease dated as of September 1, 2022 and the Agency leased the Premises back to the Company pursuant to an Agency Lease Agreement dated as September 1, 2022; and

WHEREAS, Company has requested that the Agency enter into a mortgage agreement with First Chatham Bank (the "Lender") encumbering the Premises (the "Mortgage"), for the sole purpose of subjecting the Agency's interest in the Premises to the lien of the Mortgage and not for the purpose of providing any exemption from mortgage recording tax or other financial assistance; and

WHEREAS, the Lender has requested that the Agency execute a subordination agreement ("Subordination Agreement") with the Lender to subordinate the Agency's general security interest in the assets of the Company that was granted to the Agency as collateral for a certain loan made by the Agency to the Company pursuant to a loan agreement dated as of March 18, 2019.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT AGENCY AS FOLLOWS:

1. The execution and delivery by the Agency of the Mortgage, the Subordination Agreement and such other documents as may be reasonably necessary to effectuate the transaction contemplated therein, each in the form presented to and approved by Agency counsel, are hereby authorized. No exemption from mortgage recording tax shall be conferred as a result of the Agency executing the Mortgage.

2. The Chairman, Treasurer, Secretary, Assistant Secretary and the CEO/CFO of the Agency are each individually authorized to execute and deliver the Mortgage, Subordination Agreement and such documents and to take such other actions as may be necessary to effectuate the transactions contemplated by this resolution.

3. This resolution shall take effect immediately.

The above resolution was moved for adoption by _____
and seconded by _____.

ROLL CALL VOTE:

	<u>Yes</u>	<u>No</u>	<u>Absent</u>	<u>Abstain</u>
Carol D'Agostino	[]	[]	[]	[]
Merle Draper	[]	[]	[]	[]
John Fitzak	[]	[]	[]	[]
John Misiti	[]	[]	[]	[]
Craig Tuohey	[]	[]	[]	[]
Ed Urbanik	[]	[]	[]	[]

ADOPTED: April 14, 2023