



Putnam County Industrial Development Agency
2 Route 164, Suite 2B
Patterson, NY 12563
845-808-1031 www.putnamida.com

Agenda – Full Board Meeting

Agency Conference Room, 2 Route 164, Patterson, NY 12563

Tuesday, June 20, 2023

Candidates for Board Member Interviews: 6:00 PM

**Byron Voutsinas
Nat Prentice**

Call to Order: after interviews - _____ PM

Roll Call: William Nulk, Chairman _____
Edward Cooke, Vice Chairman _____
Ben Cheah, Treasurer _____
Joseph Downey, Secretary _____
Abby O’Brien, Recording Secretary _____
Simon Carey, Board Member _____
Michael Karlsson, Board Member _____

Other Attending:

Michael Lewis, Chief Financial Officer _____
Teri Waivada, Compliance Consultant _____
Mike Stephenson, IT Consultant _____
Frank Smith, Legal Consultant _____

*Approval of Minutes: September 22, 2022, Board meeting
November 15, 2022, Board Meeting
December 13, 2022, Board Meeting
January 10, 2023, Special Board Meeting – Ace Endico _____
January 24, 2023, Board Meeting
February 21, 2023, Board Meeting _____
March 21, 2023, Board Meeting _____
April 18, 2023, Board Meeting
May , 23, 2023, Board Meeting - Cancelled – no quorum

Motion: _____, Second: _____; Result: _____

*Treasurer's Report (Nulk):

Current financials:	PCIDA checking acct:	\$220,328.28
(PCSB Balances as of 6/20/2023)	Gleneida holding acct:	\$ 21,175.73
	Braemar holding acct:	\$ 5,100.55

Reconciliations: In process; Collateralization: confirmed

Report of Fraudulent Endorsement Check and PCSB Positive Pay Program

Current Status: Pending response from TD Bank – bank of 1st deposit

*Chairman's Report:

Status of PARIS Reports:

Update on Information and recommendations regarding Agency Fees and
Updated UTEP:

Need for office admin help!

Records needed *on file* Oath of Office, Fiduciary Responsibilities, ?

Preparation for 2023 PARIS reports

Review of reports, site visits & interviews

RE-APPOINTMENT / RFP for Financial Audit for 2023 and for next 3 (?) years

IT Support and Website operations

Website upgrades and enhancements

Website compliance/enhancement Committee

New Logo

Application Process

*Status of Current Projects:

Gleneida Distillery NY – report of meeting with David Carstens - Alexandrion

Braemar Living/FilBen – Pending re-financing arrangements

Brewster Industries Owners (Pugsley Road) -applicant's revised PILOT arrangement
requires acceptance from taxing entities – *Should the PCIDA have a formal form?*

Ace Endico – Expansion 3 is booked and underway; Expansion 4 is soon to come.

Ahana/Comfort Inn –news about Brewster-Danbury Sewer Line agreement.

Older projects pending closeout:

Brewster Plastics – report on Putnam County foreclosure action

Possible new projects:

Brewster Crossings (Envision Brewster)

I-Park Brewster

Hudson Valley Shakespeare Festival (Philipstown/Garrison)-

Megara – Wonderama (Putnam Valley) –

*Legal Consultant’s Comments (Shilling/Smith):

*Compliance Consultant’s Comments (Waivada):

EXECUTIVE SESSION:

Discussion of Notice of Claim

Discussion of candidates for Board positions

Close Executive session

Next regular Board Meeting: Tuesday, July 18, 2023

Adjournment: _____