

In accordance with restrictions in place due to COVID-19, this meeting was held via videoconference.

Board members Present: Joe Lawrence, Thomas Gillette, Darlene Rowsam, Gagan Singh, McKenzie Lehman, Jerry Cayer (Joined at 8:40)

Others Present: Brittany Davis, Jenna Kraeger, Cheyenne Steria, Kevin McArdle, Christopher Canada

Excused Board Members: Ron Burns

Chairman Joseph Lawrence called the meeting to order at 8:02 am.

Chairman Lawrence read the Naturally Lewis mission statement.

Items for Approval

8:02 – 8:27

- **The minutes** for February 4, 2021 **Regular Meeting** were approved upon a motion made by Darlene Rowsam and seconded by Tom Gillette. All present were in favor and the motion carried.
- **January Financial Reports** were presented as recommended by the Finance Committee and discussed. Report was approved upon a motion by Gagan Singh and seconded by McKenzie Lehman. All present were in favor and motion carried.
- The LCIDA board reviewed the PILOT applications for **Solitude Solar, LLC Waters Road A & Waters Road B Projects** as recommended by the Finance Committee. Staff walked the Board through the new UTEP Process and Cost-Benefit analysis. Staff noted that Lewis County Soil & Water was very helpful in assisting with mapping soil types as related to the updated UTEP (prime farmland, farmland of statewide importance, prime farmland if drained, and not prime farmland). The projects have already been reviewed and approved by the Town of Lowville site plan review process. Staff also updated the Board on where this project stands in reference to the PILOT Process flow chart.
 - A **public hearing resolution** was passed to allow the LCIDA to hold a public hearing regarding the proposed project to be undertaken for the benefit of Solitude Solar, LLC for their **Waters Road A** project located at 5785 Waters Road, 5 MW – Unit A, Lowville NY. A motion to approve the resolution was made by Tom Gillette and seconded by McKenzie Lehman. Motion carried. All present voted in favor.
 - A **public hearing resolution** was passed to allow the LCIDA to hold a public hearing regarding the proposed project to be undertaken for the benefit of Solitude Solar, LLC for their **Waters Road B** project located at 5785 Waters Road, 2MW – Unit B, Lowville NY. A motion to approve the resolution was made by Darlene Rowsam and seconded by Tom Gillette. Motion carried. All present voted in favor.
 - Public Hearings will take place on March 22, 2021 at 1pm and 1:15pm at the Town of Lowville Offices and will be made available via zoom for virtual comment.

Discussion Items

8:27 - 8:40

- Chris Canada, IDA Council with Hodgson Russ LLP, updated the board on the status of the US Light Turin and Carthage Solar Fund Projects **Sales Tax Exemption Recapture** process. Chris will be sending a letter to US Light to notify them of their over-utilization and repayment must be submitted to the LCIDA.

- Staff updated the Board on the Solitude Solar Martinsburg Project Applications. Currently, the construction of the projects is over 50% completed. While Solitude Solar is requesting Sales Tax Exemption for the projects, the LCIDA cannot grant such exemptions retroactively. The LCIDA received a letter of support from the Town of Martinsburg for the projects. The LCIDA has requested Pro Formas for the projects to determine if the project incentives requested are admissible at this stage. Applications will be reviewed at the March Finance Committee Meeting.

Executive Director's Report

8:40 - 8:49

- Brittany Davis noted her previously distributed **Directors Report** highlighting our 2020 Annual Report, staff development through Bridges Out of Poverty Training, efforts to update PILOT evaluation criteria, and the Snowmobile Economic Impact Study progress.

Correspondence

8:49 - 9:02

- Staff shared email correspondence from Christie Andrus-Nakano in response to our e-newsletter. She was impressed with the content and the IDA team.
- Darlene Rowsam shared correspondence from Roxaina Hurlburt, a concerned resident in regards to **broadband issues the Town of Denmark**. Darlene provided the Board background and asked the board to keep these issues in mind in their conversations.

Committee Reports

9:02 – 9:04

- Finance Committee Chair, Tom Gillette reviewed the **February Finance Committee Notes** with the LCIDA board highlighting topics of discussion including the January Financial report, and status of the US Light Energy Projects in Lowville and Martinsburg.

Discussion Items

9:04 - 9:27

- Executive Director Davis updated the board on the **Lyonsdale RFEI process** noting staff sent out a press release and the packet is available for download on the Naturally Lewis website. We have received 6 downloads, 1 letter of interest submitted, and have 1 showing scheduled.
- Economic Development Specialist, Jenna Kraeger shared a brief **Marketing and Communications update** from the 2020 Annual Report.
- Brittany Davis shared some background and updates on the **Lyons Falls Mill Site Revitalization Project**.

A motion to adjourn was made at 9:31am by Darlene Rowsam by and seconded by Jerry Cayer. Motion carried.

Respectfully submitted,



Cheyenne Steria
Secretary/Treasurer