

**HUDSON DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING
SEPTEMBER 26, 2012
1 NORTH FRONT STREET, HUDSON, NY**

PRESENT

Lori Selden
Perry Lasher
Carmine Pierro
William Hallenbeck, Mayor
Ohrine Stewart

ABSENT

Don Moore
Seth Rapport
Victor Mendolia
Steven Anderson

ALSO PRESENT

Sheena Salvino, Executive Director
Mary Rembach, Executive Assistant
John Duchessi, TGW Consulting
Ken Flood, Executive Director CEDC

Sheena Salvino called the meeting to order at 12:13 pm.

Sheena asked guest Ken Flood, Executive Director of Columbia Economic Development Corporation to bring the board members up to date on countywide developments.

Ken said he has continuing the micro business classes here at Chamber and they have been well attended. They have had some success in attracting new businesses to the county, i.e. Hudson Valley Creamery and Flanders Corp. Both companies are having difficulty filling positions. The unemployment rate in Columbia County is only 7.8% and that translates to approximately 2500 people looking for work. Many of the positions are lower wage positions. He explained there are programs available to help with wages while training. 75% of people are failing mandatory drug test. There is always a need for CDL drivers. Workforce Investment Board will provide training for CDL certificate.

Job Fair to be held sometime in October. \$120,000 is the cost for buses from surrounding areas to Hudson and Greenport. Phoenix is opening in the City They will be hiring 20-25 people eventually. Ken will provide the Mayor with a list of companies that are hiring countywide.

Mayor Hallenbeck said Crafttech had inquired about a PILOT since they just expanded and moved into an additional building. Ken says the IDA Board processes requests for PILOTS and that they are now based on need and for incentives.

Ken reported Mr. Singh is still having problems with DEC and the gas station in Greenport. A major travel plaza is planned for B3 exit of the Berkshire Spur segment of the NYS Thruway. Company is Love's Rest Stops. This project should provide \$1.2 million in sales tax revenue every year for Columbia County. 40 full time jobs with benefits are approximated between Loves and Subway.

On November 15 there will be a CEO roundtable held. Ken also related they have a new website – columbiaedc.com.

Ken was then excused from the meeting.

READING OF MINUTES

THE minutes from July 25, 2012 will be reviewed at the next meeting.

FINANCIAL STATEMENTS

Mary reviewed the financial statements relating the final reimbursement requests have been submitted to DOS on the Coastal Grants (LWRP) along with the final reports. We are expecting approximately \$20,000 in reimbursement.

She reported we had received the insurance check in the amount of \$7,700 for the repairs to the KAZ building that was damaged in a motor vehicle accident.

Total grant expense for the fiscal year to date is \$22,979.73.

Total restricted cash is \$584.46

Total unrestricted cash is \$445,177.18.

MOTION by Perry Lasher, seconded by Carmine Pierro to accept the financial statements. All in favor, MOTION passed.

EXECUTIVE DIRECTOR'S REPORT

Sheena Salvino said the ABO training needs to be taken every year and that time of year is rolling around again.

Sheena has the City's Procurement policy and will be adopting it onto our website with any changes required by the ABO.

Marketing - still working on website

Sheena requested \$1,000 to have the Hudson Walking Brochures reprinted.

MOTION BY Perry Lasher, seconded by Mayor Hallenbeck to approve \$1000 to allocate to reprinting of the Hudson Walking Brochure. All in favor, MOTION passed.

Real estate – We received a \$435 credit on our liability insurance after removing those properties we no longer owned.

Sheena related she is working on surveys to be completed by local businesses - she will be collecting data to ascertain how they are doing. Should be complete in six months

We are considering instituting a Revolving Loan Fund for small businesses - low interest rate.

Cappy was approached and asked if there are any bldg lots avail. - Sheena told them the list is on the HDC website.

TGW CONSULTING REPORT

John Duchessi did not give a report this month.

OLD BUSINESS

NONE

NEW BUSINESS

Mayor Hallenbeck was approached by Tortillaville owner who suggested a commercial be made about what there is to see and do in Hudson. Approximate cost of \$5,000 –a video could also be posted on our website. After discussion the Mayor said he will ask him to appear before the Board with a presentation.

ADJOURNMENT

MOTION by Ohrine Stewart, seconded by Perry Lasher to adjourn. All in favor, MOTION passed.

The meeting was adjourned at 12:58 pm.