

NCIDA/NCDC/NADC GOVERNANCE COMMITTEE AGENDA

Date: July 9, 2025

Time: 8:30 a.m.

Place: Niagara County Center for Economic Development

6311 Inducon Corporate Drive

Sanborn, NY 14132

NCIDA Governance Committee Members:

William L. Ross, Chairperson Present

David J. Masse Excused

Mark Berube Present

Board Members Present:

Mark Onesi

Jason Krempa

Ryan J. Mahoney

Susan C. Langdon

Staff Present:

Michael S. Dudley, Director of Finance & Real Estate

Susan Barone, Grants, Loans & Compliance Manager

Joseph Grenga, Project Manager

Mark J. Gabriele, Agency Counsel

Elizabeth Hughes, Counsel

1.0 Meeting Called to Order

Mr. Ross called the meeting to order at 8:30 a.m.

2.0 Roll Call

Ms. Barone called the roll; a quorum was established.

3.0 Approval of Meeting Minutes

3.1 May 14, 2025

Mr. Ross stated that he had reviewed the meeting minutes and he made a motion for approval; Mr. Berube seconded the motion. The motion passed

4.0 Updated Policies

4.1 Airborne Contaminants Policy

Mr. Gabriele stated that the Airborne Contaminants Policy is a new policy required by New York State. The form has been updated on the company website.

Mr. Ross made a motion to recommend approval of the Airborne Contaminants Policy to the NCIDA Board of Directors; Mr. Berube seconded the motion. The motion passed.

4.2 Solar Policy

Mr. Gabriele stated that the Solar Policy has had some updates. The new updates allow the Agency to offer a PILOT incentive for up to 20 years. The Agency has a 2% escalator built into the new policy that would go up 2% every year to keep up with the cost of living. The price per mega-watt would be a minimum of \$4,000. The Agency will continue to encourage the local municipalities to enter into their own Community Host Agreement. The Agency recognizes the ability of a municipality to dictate weather solar projects would be in their Town, Village, or City. The Agency will not entertain an application for solar benefits until the municipality sends a letter of support to the Agency.

Mr. Ross made a motion to recommend approval of the Solar Policy to the NCIDA Board of Directors; Mr. Berube seconded the motion. The motion passed.

4.3 Procurement Policy

Mr. Gabriele stated that the current Procurement Policy needed some updates to streamline processes for the Agency. The updated policy clarifies and makes it easier for the staff to make sure they can abide by it.

Mr. Ross made a motion to recommend approval of the Procurement Policy to the NCIDA Board of Directors; Mr. Berube seconded the motion. The motion passed.

5.0 Any Other Matters the Committee Wishes to Discuss

The Committee had no other matters to discuss.

6.0 Adjournment

Hearing no other comments, Mr. Ross made a motion to adjourn the meeting, Mr. Berube seconded he motion. The meeting adjourned at 8:41 a.m.

Respectfully Submitted:

Reviewed By:

Julie Lamoreaux
Recording Secretary

Andrea Klyczek
Executive Director