



**GGLDC Board Meeting
Tuesday, July 28, 2020
Location: Electronically
3:30 PM**

GGLDC MINUTES

Attendance

Board Members: S. Noble-Moag, C. Yunker, T. Bender, T. Felton, P. Zelif, M. Wiater, G. Torrey,
D. Cunningham, P. Battaglia
Staff: L. Casey, P. Kennett, C. Suozzi, S. Hyde, L. Farrell, M. Masse
Guests: J. Teresi (Tompkins Insurance), R. Gaenzle
Absent:

1.0 Call to Order

D. Cunningham called the meeting to order at 3:31 p.m. via conference call / video conference.

Because of the Novel Coronavirus (COVID-19) Emergency and State and Federal bans on large meetings or gatherings and pursuant to Governor Cuomo's Executive Order 202.1 issued on March 12, 2020 suspending the Open Meetings Law, this Meeting is being held electronically via conference call / video conference instead of a public meeting open for the public to attend in person.

2.0 Chairman's Report and Activities

2.1 Upcoming Meetings:

Next Scheduled Board Meeting: Thursday, August 6th at 4:00 p.m.
Audit & Finance Committee Meeting: Tuesday, August 4th at 8:30 a.m.

2.2 Agenda Additions/ Deletions/ Other Business – Nothing at this time.

2.3 Minutes: July 2, 2020 and July 9, 2020

P. Battaglia made a motion to approve the July 2, 2020 minutes; the motion was seconded by C. Yunker. Roll call resulted as follows:

T. Felton -	Yes	S. Noble-Moag -	Yes
D. Cunningham -	Yes	P. Battaglia -	Yes
T. Bender -	Yes	C. Yunker -	Yes
G. Torrey -	Yes	M. Wiater -	Yes
P. Zelif -	Yes		

The item was approved as presented.

P. Zelif made a motion to approve the July 9, 2020 minutes; the motion was seconded by T. Bender. Roll call resulted as follows:

T. Felton -	Yes	S. Noble-Moag -	Yes
D. Cunningham -	Abstain	P. Battaglia -	Abstain
T. Bender -	Yes	C. Yunker -	Yes
G. Torrey -	Yes	M. Wiater -	Abstain
P. Zeliff -	Yes		

The item was approved as presented.

3.0 Report of Management

3.1 Letter from Selective Insurance – The GGLDC has received a decline of coverage for the water damage sustained at MedTech Centre. The GGLDC can appeal this determination and request them to look at it again. If Selective made the determination that this is an insurable claim, it allows the GGLDC to subrogate the liability and allow the GGLDC to be reimbursed fully (subject to our \$2,500 deductible) while Selective would pursue collection from the roofing company’s insurance provider.

P. Zeliff made a motion to authorize writing a letter to Selective to take another look at the claim request from the GGLDC; the motion was seconded by P. Battaglia. Roll call resulted as follows:

T. Felton -	Yes	S. Noble-Moag -	Yes
D. Cunningham -	Yes	P. Battaglia -	Yes
T. Bender -	Yes	C. Yunker -	Yes
G. Torrey -	Yes	M. Wiater -	Yes
P. Zeliff -	Yes		

The item was approved as presented.

3.2 Claim Status with Western World – We have not received a determination letter from Western World, Finger Lake’s insurance provider. We submitted estimates for the repair work to Western World as they were received. Western World would prefer to receive a summary of all expenses incurred to cut a single check. M. Masse’s conversations with Western World’s representative indicate that the claim is coverable; however, the amount to be reimbursed is unknown because it will be paid on an actual cash value less depreciation. M. Masse also stated that, in conversation, he confirmed that awarding contracts prior to Western World’s approval would not impair our ability to be reimbursed and that the construction work on the Thompson bid has been approved. M. Masse will confirm in writing these discussions with Western World’s representative.

As requested by Western World, M. Masse prepared a summary of expenditures, including, but not limited to, invoices for companies that came out to inspect for damage, as well as personnel time for the initial clean-up prior to the involvement of the remediation company and boxing and moving items out of rooms that had water damage. The claim is likely to total \$65,000-\$75,000. Remediation and clean-up expenses are not subject to depreciation. The potential items that are subject to depreciation are electrical and construction. We owe the roofing company approximately \$27,000-\$30,000. R. Gaenzle confirmed that if there is a shortage in the insurance claim check, we can hold back payment from the roofing company to ensure we are not out-of-pocket any expenses.

3.3 Great Lakes Security – Water Damage Repair Contract – The GGLDC has received a quote from the company who monitors and services the fire and security system at the MedTech Centre to repair items that were damaged due to water leaks from the roof.

Fund Commitment: \$1,292.50 out of MedTech Centre cash account. The GGLDC will pursue reimbursement from the roofing company's insurance provider on this work.

P. Zeliff made a motion combine agenda items 3.3, 3.4 and 3.5 to authorize the contracts with the lowest bid; the motion was seconded by P. Battaglia. Roll call resulted as follows:

T. Felton -	Yes	S. Noble-Moag -	Yes
D. Cunningham -	Yes	P. Battaglia -	Yes
T. Bender -	Yes	C. Yunker -	Yes
G. Torrey -	Yes	M. Wiater -	Yes
P. Zeliff -	Yes		

The item was approved as presented.

3.4 Electrical Repair Work Proposal – The GGLDC solicited quotes from electrical companies to complete the repair work at the MedTech Centre from damages from water leaks in the roof. The following were the bids:

1. Gilligan Electric Corp. - \$20,471.80
2. Humphrey Electric - \$15,250.00
3. McCabe Electric – did not respond to inquiry

Fund Commitment: \$15,250.00 out of MedTech Centre cash account. The GGLDC will pursue reimbursement from the roofing company's insurance provider on this work.

P. Zeliff made a motion combine agenda items 3.3, 3.4 and 3.5 to authorize the contracts with the lowest bid; the motion was seconded by P. Battaglia. Roll call resulted as follows:

T. Felton -	Yes	S. Noble-Moag -	Yes
D. Cunningham -	Yes	P. Battaglia -	Yes
T. Bender -	Yes	C. Yunker -	Yes
G. Torrey -	Yes	M. Wiater -	Yes
P. Zeliff -	Yes		

The item was approved as presented.

3.5 Construction Repair Work Proposal – The GGLDC solicited quotes from construction companies to complete the repair work at the MedTech Centre from damages from water leaks in the roof. The following were the bids:

1. Thompson Builds, Inc. - \$19,240
2. Whitney East - \$23,274
3. Relentless Construction - \$26,750
4. Breton Construction – no response to inquiry
5. SJF Construction – declined to bid due to timeframe

Fund Commitment: \$19,240.00 out of MedTech Centre cash account. The GGLDC will pursue reimbursement from the roofing company's insurance provider on this work.

P. Zeliff made a motion combine agenda items 3.3, 3.4 and 3.5 to authorize the contracts with the lowest bid; the motion was seconded by P. Battaglia. Roll call resulted as follows:

T. Felton -	Yes	S. Noble-Moag -	Yes
D. Cunningham -	Yes	P. Battaglia -	Yes
T. Bender -	Yes	C. Yunker -	Yes
G. Torrey -	Yes	M. Wiater -	Yes
P. Zelif -	Yes		

The item was approved as presented.

4.0 Audit & Finance Committee – D. Cunningham

4.1 Nothing at this time.

5.0 Governance & Nominating Committee – S. Noble-Moag

5.1 Nothing at this time.

6.0 Other Business

6.1 Nothing at this time.

7.0 Adjournment

As there was no further business, T. Felton made a motion to adjourn at 3:55 p.m., which was seconded by M. Wiater and passed unanimously.