



Meeting Agenda – STAMP Committee
 Genesee County Economic Development Center
 Tuesday, February 5, 2019
 Location: GCEDC Conference Room; 3:00 p.m.

Page #s	Topic	Discussion Leader	Desired Outcome
	1. Call to Order – Enter Public Session	P. Zelif	
	2a. Executive Session Motion to enter executive session under the Public Officers Law, Article 7, Open Meetings Law Section 105 for the following reasons: <ol style="list-style-type: none"> 1. The medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation. 2. The proposed acquisition, sale or lease of real property or the proposed acquisition of securities, or sale or exchange of securities held by such public body, but only when publicity would substantially affect the value thereof. 	P. Zelif	Vote
	2b. Enter Public Session		
	3. Chairman’s Report & Activities	P. Zelif	
	3a. Agenda Additions / Other Business		
2-4	3b. Minutes: December 4, 2018		Vote
	4. Discussions / Official Recommendations to the Board:		
5	4a. \$33M STAMP Grant Draw Review YTD	M. Masse	Discussion
	4b. Construction Update	M. Masse	Discussion
6-14	4c. Phase II Water Easement Filing Fees	M. Masse	Disc / Vote
	4d. Professional Services for 2019	M. Masse	Discussion
15	4e. \$8M Incentive Proposal - STAMP	M. Masse	Discussion
	5. Adjournment	P. Zelif	Vote



Tuesday, December 4, 2018
STAMP Committee Meeting - GCEDC
Conference Room
10:30 a.m.

MINUTES

ATTENDANCE

Committee Members: P. Battaglia (Video Conference), A. Vanderhoof, P. Zelif, G. Zelfi
 GCEDC / GGLDC Board Members:
 Staff: M. Masse, E. Richardson, S. Hyde, J. Krencik
 Guests: T. Carpenter, J. Gsell
 Absent: C. Yunker

1. Call to Order / Enter Public Session

P. Zelif called the meeting to order at 10:30 a.m. in the Innovation Zone.

2. Executive Session

A. Vanderhoof made a motion to enter executive session under the Public Officers Law, Article 7, Open Meetings Law Section 105, at 10:30 a.m., for the following reasons:

1. The medical, financial, credit or employment history of a particular person or corporation, or matters leading to the appointment, employment, promotion, demotion, discipline, suspension, dismissal or removal of a particular person or corporation.

The motion was seconded by P. Battaglia and approved by all members present.

Re-Enter Public Session

A. Vanderhoof made a motion to enter back into public session at 10:53 a.m., seconded by P. Battaglia and approved by all.

3. Chairman's Report & Activities

3a. Agenda Additions / Other Business – Nothing at this time.

3b. Minutes: October 30, 2018

P. Battaglia made a motion to approve the minutes from October 30, 2018; the motion was seconded by A. Vanderhoof. Roll call resulted as follows:

P. Zeff - Yes
 P. Battaglia - Yes (Video Conference)
 C. Yunker - Absent
 A. Vanderhoof- Yes

The item was approved as presented.

4. Discussions / Official Recommendations to the Board:

4a. \$33M STAMP Grant Draw Review YTD – M. Masse reminded the Committee that the imprest account was set up and on January 12, 2018 Empire State Development (ESD) deposited \$15.1M into the account. The first 9 Grant Utilization Request Forms (GURF) have been submitted and authorization has been received to release those funds. The requests have taken approx. 5-10 days to receive approval.

4b. Construction Update – M. Masse shared that asbestos abatement and demolition has begun on the remaining residences at STAMP.

4c. Barn Lease at STAMP (Norm Geiss) – One of the local farmers would like to rent the barn at the STAMP site to store some farm equipment over the winter.

M. Masse asked the Committee to recommend approval of a lease agreement with Norm Geiss for use of a Morton building for storage of farm equipment. The agreement expires on April 30, 2019 and includes a monthly rent of \$200.

A. Vanderhoof made a motion to recommend approval of a lease agreement with Norm Geiss as presented; the motion was seconded by P. Battaglia. Roll call resulted as follows:

P. Zeff - Yes
 P. Battaglia - Yes (Video Conference)
 C. Yunker - Absent
 A. Vanderhoof- Yes

The item was approved as presented.

4d. e3Communications STAMP Public Relations Contract – e3communications, a professional media and public relations firm / consultant will create dedicated social media channels to promote and market WNY STAMP to various audiences, including those in economic development, workforce and higher education among others. e3communications in the last year created social media channels specifically designed to promote WNY STAMP, maintained them with ongoing posts and provided monthly analytic reports. e3communications will also continue to manage public relations activities and communications for the WNY STAMP site.

Funding is available and budgeted in the GCEDC budget. A National Grid grant has been requested to reimburse the Agency for half of the contract amount.

A. Vanderhoof made a motion to recommend approval of a contract with e3communications for 2019 STAMP public relations services for \$24,000; the motion was seconded by P. Battaglia. Roll call resulted as follows:

P. Zeff - Yes
P. Battaglia - Yes (Video Conference)
C. Yunker - Absent
A. Vanderhoof- Yes

The item was approved as presented.

5. Adjournment

As there was no further business, A. Vanderhoof made a motion to adjourn at 11:30 a.m., seconded by P. Battaglia and passed unanimously.

4a

\$33M STAMP Grant Activity Review YTD

	Draws #1-13 GURFs #1-6	GURF #7	GURF #8	GURF #9	GURF #10	GURF #11
Total Draw Amount:	\$ 4,899,065.32					
Total GURF Amount:	\$ 5,494,566.37	\$ 137,770.89	\$ 33,726.95	\$ 199,831.68	\$ 46,236.89	\$ 156,444.35
Date of ESD request:		9/26/2018	10/23/2018	11/28/2018	12/14/2018	1/4/2019
Date ESD funds were Approved:		10/3/2018	10/24/2018	12/3/2018	12/18/2018	1/9/2019
		Grant Amount:	\$ 33,000,000.00			
		Cumulative Amount of Grant Funds Expended:	\$ (10,811,198.10)			
		Request in Process:	\$ (156,444.35)			
		Grant Balance Remaining:	<u>\$ 22,032,357.55</u>			

**STAMP Committee
February 5, 2019**

Cost to file easements for water project

Discussion: As part of the cost of construction of the Phase II water project, the GCEDC will reimburse the Town of Alabama for the costs related to the Genesee County Clerk's fees for filing the easements in the amount of \$1,782. This is the final costs related to the Phase I water easement filings

Fund commitment: \$1,782 to be covered under the \$33 million.

Committee action request: Recommend approval to full Board of payment for cost of filing easements.

Handwritten: HWS-1440.4

Phase 2
Easements

GENESEE COUNTY CLERK
MICHAEL T. CIANFRINI

Receipt

Handwritten: #118

Receipt Date: 05/24/2018 10:56:26 AM
RECEIPT # 11860

Recording Clerk: SF
Cash Drawer: CASH1
Rec'd Frm: BECKY BORKHOLDER/SF
Rec'd In Person

Instr#: DE2018-791
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1463
OR Party: GRAINY HEATHER M
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-792
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1464
OR Party: LAMB GORDON L
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-793
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1465
OR Party: KOTARSKI ROBERT
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-794
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1466
OR Party: OAKFIELD ALABAMA REALTY LLC
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00 ✓

Handwritten: 4C

Handwritten: 7

Instr#: DE2018-795
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1467
OR Party: OAKFIELD ALABAMA REALTY LLC
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-796
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1468
OR Party: GRAZIOPLNE MICHAEL J
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-797
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1469
OR Party: LAMB GORDON L
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00

Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-798
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1470
OR Party: KEHLENBECK ARON
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-799
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1471
OR Party: KEHLENBECK ARON
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00 ✓

Instr#: DE2018-800
DOC: AGMT REC'D IN DEEDS

DEED STAMP: 1472
OR Party: KEHLENBECK ARON
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-801
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1473
OR Party: THOMPSON ROLAND R
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-802
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1474
OR Party: ROMBOUGH PAMELA S
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-803
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1475
OR Party: ROMBOUGH PAMELA S
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-804
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1476
OR Party: THURBER ROGER L
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00 ✓

Instr#: DE2018-805
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 1477
OR Party: THURBER ROGER L

4C

9

EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-806
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1478
 OR Party: SWEET HAVEN FARMS, LLC
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-807
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1479
 OR Party: SWEET HAVEN FARMS LLC
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax

Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-808
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1480
 OR Party: ROWLEY JAMES E
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-809
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1481
 OR Party: BORKHOLDER JAMES B
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00 ✓

Instr#: DE2018-810
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1482
 OR Party: BORKHOLDER JAMES B
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-811
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1483
 OR Party: SWEET HAVEN FARMS LLC
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-812
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1484
 OR Party: LAMB GORDON L
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-813
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1485
 OR Party: THURBER PAUL R
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-814
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1486
 OR Party: OAKFIELD ALABAMA REALTY LLC
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00
 Recording Fee \$40.00
 Cultural Ed \$14.25
 Records Management - County \$1.00
 Records Management - State \$4.75
 TP584-1 \$1.00

Transfer Tax
 Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Instr#: DE2018-815
 DOC: AGMT REC'D IN DEEDS
 DEED STAMP: 1487
 OR Party: RYDER GERALD
 EE Party: ALABAMA TOWN OF

Recording Fees
 Cover Page \$5.00

4C

11

Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: ----> \$66.00

Receipt Summary

TOTAL RECEIPT: ----> \$1650.00
TOTAL RECEIVED: ----> \$1650.00

CASH BACK: ----> \$0.00

PAYMENTS

Check # 118 -> \$1650.00 ✓

TOWN OF ALABAMA

4C

12

GENESEE COUNTY CLERK
MICHAEL T. CIANFRINI

Receipt

Receipt Date: 09/14/2018 11:10:11 AM
RECEIPT # 20398

Recording Clerk: NYGEFEE
Cash Drawer: CASH1
Rec'd Frm: BECKY/AB
Rec'd In Person

Instr#: DE2018-1506
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 230
OR Party: BUCCINNA MICHELE L
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: -----> \$66.00

Instr#: DE2018-1507
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 231
OR Party: MABON SCOTT M
EE Party: ALABAMA TOWN OF

Recording Fees
Cover Page \$5.00
Recording Fee \$40.00
Cultural Ed \$14.25
Records Management - County \$1.00
Records Management - State \$4.75
TP584-1 \$1.00

Transfer Tax
Transfer Tax - State \$0.00

DOCUMENT TOTAL: -----> \$66.00

Receipt Summary

TOTAL RECEIPT: -----> \$132.00
TOTAL RECEIVED: -----> \$132.00

CASH BACK: -----> \$0.00

PAYMENTS

Check # 4445 -> \$132.00 ✓
REBECCA L BORKHOLDER

HW-1440.43
*D

GENESEE COUNTY CLERK
MICHAEL T. CIANFRINI

Receipt

Receipt Date: 10/02/2018 02:35:37 PM
RECEIPT # 21753

Recording Clerk: NYGEFEE
Cash Drawer: CASH1
Rec'd Frm: BECKY/SF
Rec'd In Person

Instr#: DE2018-1603
DOC: AGMT REC'D IN DEEDS
DEED STAMP: 319
OR Party: KELSEY DENISE
EE Party: ALABAMA TOWN OF

Recording Fees	
Cover Page	\$5.00
Recording Fee	\$40.00
Cultural Ed	\$14.25
Records Management - County	\$1.00
Records Management - State	\$4.75
TP584-1	\$1.00
Transfer Tax	
Transfer Tax - State	\$0.00
DOCUMENT TOTAL: ---->	\$66.00

Receipt Summary	
TOTAL RECEIPT: ---->	\$66.00
TOTAL RECEIVED: ---->	\$66.00
CASH BACK: ---->	\$0.00
PAYMENTS	
Cash ->	\$66.00 ✓

Hwa - 1440. P3
#4A

STAMP \$8 million Incentive Proposal summary

The GCEDC received the Incentive Proposal that lists out the terms and conditions of the \$8 million recently awarded for Track II infrastructure design and engineering (water, sewer, and electric).

Highlights of the IP are as follows:

1. This will be set up as an impress account, or an extension of the current account.
2. Must follow all of the same procedures and protocols that we have with Z337.
3. There is no set percentage of MWBE goals, just maximum feasible participation.
4. There is a "Good faith efforts" for a new 6% goal to use NYS Certified Service Disabled Veteran owned Business Enterprises (SDVOB).
5. There is a 1% commitment fee (ESD is looking into waiving this fee).
6. Can incur expenses once IP is signed.