



**GCEDC STAMP Committee Meeting**  
**Tuesday July 9, 2019**  
**GCEDC Conference Room**  
**10:30 a.m.**

**MINUTES**

**ATTENDANCE**

Committee Members: P. Battaglia, A. Vanderhoof, C. Yunker  
GCEDC / GGLDC Board Members:  
Staff: M. Masse, E. Richardson, S. Hyde (via phone)  
Guests:  
Absent: P. Zelif

**1. Call to Order / Enter Public Session**

P. Battaglia called the meeting to order at 10:30 a.m. in the GCEDC Conference Room.

**2. Executive Session**

C. Yunker 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.
2. The proposed acquisition, sale or lease of real property or the proposed acquisition or securities, or sale or exchange of securities held by such public body, but only when publicity would substantially affect the value thereof.

The motion was seconded by A. Vanderhoof and approved by all members present.

**Re-Enter Public Session**

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

**3. Chairman's Report & Activities**

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

**3b. Minutes: June 5, 2019**

**A. Vanderhoof made a motion to approve the minutes from June 5, 2019; the motion was seconded by C. Yunker. Roll call resulted as follows:**

P. Zeff - Absent  
P. Battaglia - Yes  
C. Yunker - Yes  
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 reviewed with the Committee the status of the ESD \$33M grant. The first 16 Grant Utilization Request Forms (GURF) have been submitted and authorization has been received to release those funds. The requests have taken approx. 3-5 days to receive approval. The staff will be preparing GURF #17 this week.

**4b. Construction Update** – Restoration work is the only work remaining for the Phase 1 & 2 water projects. The road project is completed and will be dedicated to the County soon. Once that is complete then the road can be open to traffic.

**4c. STAMP Offsite Water Main – Phase 4 Bids** – The GCEDC opened bids for the STAMP water main Phase 4 project. The bid was for a base bid of installation of a force main from Pembroke to the end of the Alabama line along Route 77, an Alternate 1 of 8-inch water main along Lewiston road, and an Alternate 2 of 12-inch force main along Lewiston road. Clark Patterson Lee had an engineer's estimate assigned to this project of \$1,614,700 construction and \$161,470 of contingency for a total estimate of \$1,776,170. Clark Patterson Lee has prepared a bid tabulation summary that is included in the meeting materials. The GCEDC received one bid that totaled \$2,709,000. Clark Patterson recommends the GCEDC Board pass a resolution "Rejecting all bids received for the STAMP Offsite Water Main Phase 4 project."

Clark Patterson Lee spoke with several contractors who typically bid these projects as to why they did not submit a bid. Several cited their current workload and the proposed method for crossing the Tonawanda Creek. They will review input from those contractors and discuss alternate crossing methods prior to resubmitting to the Monroe County Water Authority for approval. They suggest rebidding the project later this year when the bidding climate has hopefully improved for the 2020 construction season.

**C. Yunker made a motion to recommend approval to reject all bids received for the STAMP Offsite Water Main Phase 4 project; the motion was seconded by A. Vanderhoof. Roll call resulted as follows:**

P. Zeff - Absent  
P. Battaglia - Yes  
C. Yunker - Yes  
A. Vanderhoof- Yes

**The item was approved as presented.**

**4d. Survey for Parcel 6.-1-72.111** – The GCEDC asked three companies for bids to survey the 20 acres of land we are looking to acquire at STAMP. The results of the bids are as follows:

1. \$2,230 – Frandina Engineering and Land Surveying
2. \$3,700 – Welch & O'Donoghue
3. Declined to Bid – Townsend & Lamendola

This expenditure will be covered by the \$33M ESD Grant.

**A. Vanderhoof made a motion to recommend approval of a contract with Frandina Engineering and Land Surveying, not to exceed \$2,230, to survey parcel 6.1-72.111 at STAMP; the motion was seconded by C. Yunker. Roll call resulted as follows:**

P. Zelif - Absent  
P. Battaglia - Yes  
C. Yunker - Yes  
A. Vanderhoof- Yes

**The item was approved as presented.**

**4e. Phase I Environmental Site Assessment for Parcel 6.-1-72.111** –The GCEDC asked four companies for bids to complete a Phase I ESA on the 20 acres of land we are looking to acquire at STAMP. The results of the bids are as follows:

1. \$1,500 – Clark Patterson Lee
2. \$1,550 – Ravi Engineering
3. \$1,550 – Day Environmental
4. Declined to Bid – Core Environmental.

This expenditure will be covered by the \$33M ESD Grant.

**C. Yunker made a motion to recommend approval of a contract with Clark Patterson Lee, not to exceed \$1,500, to complete a Phase I ESA for parcel 6.1-72.111 at STAMP; the motion was seconded by A. Vanderhoof. Roll call resulted as follows:**

P. Zelif - Absent  
P. Battaglia - Yes  
C. Yunker - Yes  
A. Vanderhoof- Yes

**The item was approved as presented.**

**4f. Confirmation of Lead Agency Status for SEQR** – On March 1, 2012, as Lead Agency under SEQR, the GCEDC Board approved the Findings Statement that concluded the GEIS process for the STAMP project. Since that time, there have been a number of changes to STAMP that weren't anticipated at the time SEQR was completed. In addition, at that time the first tenant had committed to the construction at the STAMP site (1366 Technologies) and their proposed project must be reviewed for the consistency with the GEIS. Since reaffirming its status as Lead Agency in March 2016, the GCEDC has worked with the STAMP Tech Team to complete a comprehensive analysis of the project changes since that time to determine whether there are any significant adverse environmental impacts that were not addressed in the GEIS. There have been some more modifications and adjustments made to the project since the

March 2016 SEQR update. The GCEDC is seeking to confirm its Lead Agency Status for the STAMP site for SEQR.

**C. Yunker made a motion to recommend approval to confirm Lead Agency Status for the STAMP site for SEQR; the motion was seconded by A. Vanderhoof. Roll call resulted as follows:**

P. Zelif - Absent  
P. Battaglia - Yes  
C. Yunker - Yes  
A. Vanderhoof- Yes

**The item was approved as presented.**

**4g. Dedication of STAMP Drive to Genesee County** – The construction of the main entrance road at STAMP is complete, and the Town of Alabama has approved by resolution the naming of the road to be “STAMP Drive”. The survey is complete and attached along with the legal description.

**A. Vanderhoof made a motion to recommend approval to dedicate STAMP Drive to Genesee County; the motion was seconded by C. Yunker. Roll call resulted as follows:**

P. Zelif - Absent  
P. Battaglia - Yes  
C. Yunker - Yes  
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 11:11 a.m., seconded by C. Yunker and passed unanimously.