



GCEDC STAMP Committee Meeting
Wednesday, September 30, 2026
Location: 99 MedTech Drive, Innovation Zone

8:00 a.m.

MINUTES

ATTENDANCE

Committee Members: C. Kemp, P. Zeliff, M. Gray, C. Yunker
Staff: M. Masse, K. Galdun, C. Suozzi, J. Krencik, P. Heimlich, L. Farrell
Guests: M. Fitzgerald (Phillips Lytle), R. Crossen (Town of Alabama Supervisor), Sol
Hauser (The Daily News), S. Maier (Harris Beach), M. Landers (Genesee County
Manager)
Absent:

1. Call to Order / Enter Public Session

P. Zeliff called the meeting to order at 8:01 a.m. in the Innovation Zone.

1a. Executive Session

C. Kemp made a motion to enter executive session under the Public Officers Law, Article 7, Open Meetings Law Section 105, at 8:01 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 of securities, or sale or exchange of securities held by such a public body, but only when publicity would substantially affect the value thereof.
3. Discussions regarding proposed, pending or current litigation.

The motion was seconded by M. Gray and approved by all members present.

1b. Re-Enter Public Session

M. Gray made a motion to enter back into public session at 8:24 a.m., seconded by C. Yunker and approved by all.

2. Chairman's Report & Activities

2a. Agenda Additions / Deletions/ Other Business – Nothing at this time.

2b. Minutes: September 2, 2026

C. Yunker made a motion to approve the September 2, 2026 minutes; the motion was seconded by C. Kemp. Roll call resulted as follows:

P. Zeliff - Yes

C. Yunker - Yes
M. Gray - Yes
C. Kemp - Yes

The item was approved as presented.

3. Discussions / Official Recommendations to the Board:

S. Hauser joined the meeting at 8:25 a.m.

3a. Brush Hogging Bids – The Genesee County Economic Development Center (GCEDC) solicited bids for brush hogging approximately 45 acres of land near the substation access road within the Science Technology & Advanced Manufacturing Park (STAMP). This area has become overgrown with trees up to six feet in height. Once the property is cleared, we will work with one of the local farmers to till the land and potentially lease for farming use until the land is sold and/or developed.

Bid results were included in the meeting materials listing eighteen companies that were contacted with two bids received.

Committee Action Request: Recommend approval of up to \$10,350 for Fava Brothers to complete the brush hogging work on the 45-acre STAMP site as described above.

C. Yunker made a motion to recommend approval to the full Board of the bid with Fava Brothers for Brush Hogging in the not-to-exceed amount of \$10,350 as presented; the motion was seconded by M. Gray. Roll call resulted as follows:

P. Zeff - Yes
C. Yunker - Yes
M. Gray - Yes
C. Kemp - Yes

The item was recommended for approval as presented.

Agenda Items 3b. and 3c. were discussed and voted on together.

3b. O’Connell Change Order – National Grid Changes – The GCEDC has a contract with O’Connell Electric for construction of the substation at STAMP. They have submitted five change orders which are related to National Grid changes. These increases result in an increase to the contract amount of \$419,113.

Fund Commitment: \$419,113 to be covered under \$56 million.

Committee Action Request: Recommend approval of the five change orders.

3c. O’Connell Change Orders – NYPA Changes – The GCEDC has a contract with O’Connell Electric for construction of the substation at STAMP. They have submitted three change orders which are related to NYPA changes. These increases result in an increase to the contract amount of \$162,291.

Fund Commitment: \$162,291 to be covered under \$56 million.

Committee Action Request: Recommend approval of the three change orders.

M. Masse stated that Black & Veach were the engineers for this project and when National Grid reviewed the plans recently, is when they came back with the required changes.

P. Zeliff stated that any further changes they request need to be of their own expense.

The Committee voted on the agenda items 3b and 3c together.

M. Gray made a motion to recommend approval to the full Board of the change orders requested by National Grid and NYPA with O'Connell Electric in the total amount of \$581,404 as presented; the motion was seconded by C. Kemp. Roll call resulted as follows:

P. Zeliff -	Yes
C. Yunker -	Yes
M. Gray -	Yes
C. Kemp -	Yes

The item was recommended for approval as presented.

3d. Mowing for STAMP – Town of Alabama Highway – The GCEDC received a proposal for mowing of the stormwater pond and the open area from the substation to Crosby Road at STAMP for 2026, twice a year.

Fund Commitment: \$7,995 from operational funds of STAMP.

Committee Action Request: Recommend approval to the full Board of mowing contract for \$7,995 with the Town of Alabama Highway Department.

C. Yunker made a motion to recommend to the full Board the approval of the mowing contract with the Town of Alabama Highway Department in the amount of \$7,995 as presented; the motion was seconded by C. Kemp. Roll call resulted as follows:

P. Zeliff -	Yes
C. Yunker -	Yes
M. Gray -	Yes
C. Kemp -	Yes

The item was approved as presented.

3e. Storage of Force Main Pipe Appurtenances – The GCEDC owns pipe and appurtenances that were to be used in the construction of the force main to Orleans County. That material is currently being stored at a lot that Highlander Construction is renting. The owner of the lot reached out and offered to let the pipe stay at the secured site at a rent of \$750 per month instead of paying to have it moved.

Fund Commitment: \$750 per month for one year. Renewal to be brought forward to the Board next year.

Committee Action Request: Recommend approval of the proposal.

P. Zelif suggested working with CPL to create an inventory of the materials so that they could then be put up for auction.

C. Yunker made a motion to recommend to the full Board the approval of the proposal for \$750 per month for one year as presented; the motion was seconded by M. Gray. Roll call resulted as follows:

P. Zelif -	Yes
C. Yunker -	Yes
M. Gray -	Yes
C. Kemp -	Yes

The item was approved as presented.

3f. STREAM Update – M. Masse stated that work continues toward finalizing the SEQR-related documentation for the project. Correspondence continues to be received regarding the transparency and availability of the project's analysis documentation, which is publicly available on the project website. The project team is awaiting confirmation from the DEC regarding the wetland delineation submission. In the meantime, work continues to move the project forward.

3g. Naming of Road at STAMP – The hammerhead extension constructed at STAMP to provide access to the rear of the Edwards facility will eventually serve as part of the full bypass road. It is ready for dedication to the County. As part of the dedication process, the road must first be named and a formal recommendation made to the Town of Alabama to proceed.

Following brief discussion, Edwards Drive was selected as the recommended name, recognizing Edwards as the first operational tenant at STAMP.

C. Yunker made a motion to recommend to the full Board the recommendation of Edwards Drive as the road name at STAMP to the Town of Alabama as presented; the motion was seconded by C. Kemp. Roll call resulted as follows:

P. Zelif -	Yes
C. Yunker -	Yes
M. Gray -	Yes
C. Kemp -	Yes

The item was approved as presented.

4. Adjournment

As there was no further business, M. Gray made a motion to adjourn at 8:35 a.m., seconded by C. Yunker and passed unanimously.