

**BINGHAMTON LOCAL DEVELOPMENT CORPORATION  
MINUTES OF REGULAR MEETING  
THURSDAY, JUNE 27, 2013**

<b>ATTENDANCE</b>													
<b>Directors</b>	1/31	2/7	2/28	3/28	4/25	5/23	6/27	7/25	8/22	9/26	10/24	11/21	12/19
Tarik Abdelazim	P	P	P	P	P	P	P						
Debra Andrako	P	P	A	P	P	P	P						
Donald Bergin	P	E	P	P	P	P	P						
Patricia Cummings	E	E	E	P	E	P	E						
Kenneth Frank	P	P	P	P	P	E	P						
Timothy Grippen	P	P	P	P	E	E	P						
Scott Hancock	E	P	E	P	E	P	E						
Marie McKenna	A	A	P	P	E	P	P						
Chris Papastrat	P	A	E	P	P	P	P						
Charles Pearsall	E	P	P	P	P	E	P						
Matthew Ryan	P	P	P	P	P	P	P						
Chester Schultz	P	P	E	P	P	E	P						
Lea Webb	E	A	P	P	P	A	P						
<b>Members</b>													
Sean Massey	A	A	E	Resigned	3/11/13								
John Paterson	E	P	P	P	P	E	P						
Ron Sall	P	P	P	P	P	P	P						
<b>Staff</b>													
Merry Harris	P	P	P	P	P	P	P						
Joel Boyd	P	E	P	P	P	P	P						
Omar Sanders	P	P	P	P	P	P	E						
Sabina Mora	P	P	P	P	P	E	E						

President Tim Grippen called the meeting to order at 9:05 AM.

**APPROVAL OF THE MINUTES OF THE MAY 23, 2013 REGULAR MEETING**

D. Andrako moved, seconded by T. Abdelazim to approve the minutes of the May 23, 2013 regular meeting as presented. The Directors voted unanimously in favor and the motion carried.

**PRESENTATION OF THE MAY TREASURER'S REPORT**

M. Harris presented the Treasurer's report. It was noted that Floyd Lindsey has paid off the balance of this microenterprise loan. The President accepted the report.

**OLD BUSINESS**      There was none.

**NEW BUSINESS**

**RESOLUTION 13-14                    A RESOLUTION OF THE BINGHAMTON LOCAL DEVELOPMENT CORPORATION APPROVING THE PROPOSED BUDGET FOR FISCAL YEAR 2013-14 (CDBG FY 39).**

Executive Director M. Harris reminded the Board that the Public Authority Accountability Act (PAAA) requires that the Board approve the budget for the upcoming fiscal year sixty days in advance of its start, September 1<sup>st</sup>. The BLDC is funded through the city budget. Starting this year, CDBG funds will be applied to about one-half the budget and the remainder will be moved to the general fund. The CDBG budget will come before City Council in July and the General Fund in September.

The Executive Director is proposing to restore a full-time Economic Development Specialist Position for "Administration and Research" in place of the part time Account Clerk Position. M. Harris indicated that the department was significantly limited by the loss of the full time professional position. The staff member currently in the part time position has two Master Degrees and considerable skills in research, strategic planning and GIS that can be useful not only in Economic Development but also Planning and other departments. There may be funds available from another GIS line that can be applied to the department.

K. Frank noted that the other Economic Development Specialist position had received an increase this year to compensate for additional responsibility resulting from the replacement of a full time with a part time position.

Following discussion, D. Andrako moved, seconded by D. Bergin to approve the Resolution. The Directors voted in favor with one vote against and the motion carried.

**RESOLUTION 13-12                    A RESOLUTION OF THE BINGHAMTON LOCAL DEVELOPMENT CORPORATION (BLDC) APPROVING A CONTRACT WITH UPLIFT SOLUTIONS NOT TO EXCEED THREE THOUSAND SEVEN HUNDRED FIFTY DOLLARS (\$3,750.00) FROM THE UDAG ACCOUNT FOR PROFESSIONAL SERVICES TO EXPLORE THE FEASIBILITY OF LOCATING A GROCERY STORE ON THE CITY'S NORTH SIDE**

Board Member L. Webb explained that she had recently become aware of UpLift Solutions; a foundation dedicated to assisting under-served communities recruit grocery stores. The foundation is sponsored by a successful supermarket retailer who has multiple Shop Rite stores in the Philadelphia area. The proposal is to fund a preliminary analysis by a team of professional supermarket location specialists. The BLDC would be responsible for provide data on demographics, needs studies and opportunities. If the analysis shows potential for some type of market there would be an option to embark on a phase 2 with UpLift Solutions to actually recruit a retailer or possibly set-up a coop.

Turnaround time for the phase 1, once UpLift Solutions has received the data from the BLDC is 10 days to two weeks. Should a phase 2 study be indicated the BLDC would apply to the state under the Consolidated Funding Application (CFA) for assistance with the funding which would likely range from \$30,000 - \$50,000, depending on the scope. The submittal deadline for the CFA is August 17<sup>th</sup>.

Discussion resulted in a request to UpLift Solutions to provide references for cities in which they had been successful and a sample of the report that they will produce at the end of the phase one. C. Schultz moved, seconded by D. Andrako, to table the resolution until those items are obtained with agreement to call a special meeting if indicated. The Directors voted in favor with one vote against and the motion carried.

**COMMITTEE REPORTS:**

**Loan Committee** As per the direction of the Board the Loan Committee met to review and approve the applications for the NYS Main Street Grant applications. Ten applications were received and reviewed. Three projects were funded at the level requested and three more were funded and a lower level from the funds remaining available. The staff is following up with the paperwork required to move forward.

T. Abdelazim left the meeting at 10:10AM.

**MAYOR'S REMARKS:**

The Mayor expressed appreciation for the good work of the Board and this new effort to help determine a path for bringing a grocery store to the north side. He praised the success of the recent Business Plan Competition and the ongoing investment in the city.

**EXECUTIVE DIRECTOR'S REMARKS:**

The Executive Director briefed the Board on activities of the BLDC and BEDO.

At this time, M. Harris requested that the Board go into Executive Session to discuss the finances of a private company. D. Andrako excused herself from the meeting. K. Frank moved, seconded by M. McKenna to go into Executive Session at 10:16 AM. The Directors voted unanimously in favor and the motion carried. At 10:25 the Board voted to come out of Executive Session.

There being no further business the Board adjourned at 10:25 AM.

  
Donald Bergin, Secretary

BLDC Regular Meeting June 27, 2013

Binghamton Local Development Corporation