



Niagara County Brownfield Development Corporation

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President

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MEETING MINUTES

Niagara County Brownfield Development Corporation

Tuesday, August 9, 2011 - 11:00 a.m.

Vantage Center
Sanborn, NY 14132

Members Present: Sam Ferraro, Tom O'Donnell (rep. Paul Dyster)
William Ross

Others Present: John Baird, Tom Burgasser, Amy Fisk, Scott Hapeman,
Karen Sanacore

1. The August 9, 2011, meeting was called to order by Chairman Ross at 11:02 a.m.
2. K. Sanacore called the roll, and Board members present were S. Ferraro, T. O'Donnell (rep. Paul Dyster), and W. Ross.
3. No Introductions were necessary
4. Pledge of Allegiance
5. A motion to approve the May 9, 2011 meeting minutes was made by T. O'Donnell and seconded by S. Ferraro. Unanimous. Approved.

ACTION ITEMS

6. Resolution NCBDC-082011-01 - Re-Authorization for a \$200,000 subgrant from the ARRA BCRLF to the Town of Cambria Housing Authority for remediation of Parcel #1 at the Lockport Air Force Base in the Town of Cambria - S. Hapeman explained a reauthorization was required because the subgrant approved by the Board in May 2011 was awarded to the Town of Cambria. Per EPA grant requirements, the subgrant agreement needed to be between the NCBDC and the recorded property owner, the Town of Cambria Housing Authority. An intergovernmental agreement will be executed between the Town of Cambria and Town of Cambria Housing Authority for grant and project administration. A motion to approve the resolution was made by S. Ferraro and seconded by T. O'Donnell. Unanimous. Carried.
7. Resolution NCBDC-082011-02 - Re-Authorization for a \$200,000 subgrant from the ARRA BCRLF to the Town of Cambria Housing Authority for remediation of Parcel #6 at the Lockport Air Force Base in the Town of Cambria - S. Hapeman explained

that the same ownership issue needed to be addressed as was discussed with Parcel #1. A motion for approval of the resolution was made by T. O'Donnell and seconded by S. Ferraro. Unanimous. Carried.

8. Review and adoption of 2012 budget for PARIS – J. Baird and A. Fisk explained the proposed 2012 budget that is required to be adopted under NYS rules for local development corporations. A motion to approve the adoption of the 2012 budget for PARIS was made by T. O'Donnell and seconded by S. Ferraro. Unanimous. Carried.
9. Project Updates – A. Fisk provided updates on the following projects:
 - a. Dussault Foundry, City of Lockport - Remediation bids were received by the City but due to an error in the remediation specifications, it was determined by the City Attorney that the bids would need to be rejected and a new Request for Proposals issued for the project. New bids are due Friday, August 12, 2011. Remediation is expected to begin this fall.
 - b. Kohl Cycle Site, City of Lockport – Since approving the \$200,000 subgrant for the project in May 2011, the City of Lockport contacted the New York State Office of Parks, Recreation, and Historic Preservation (SHPO) to confirm there were no historic preservation issues at the site. Based on the age of the structure and the eligibility for the National Register of Historic Places, SHPO determined that asbestos abatement through controlled demolition is unacceptable. The City Attorney is working with SHPO on possible alternative methods of site remediation. Until the historic preservation hurdle is cleared, the project is being put on hold.
 - c. A new \$200,000 subgrant application is currently under review for remediation at the 39th Street School site in the City of Niagara Falls.
10. List of Authorized Expenses – J. Baird reviewed the list of expenses paid since the last Board meeting.

ATTORNEY BUSINESS - S. Hapeman – Nothing new to report.

11. Next Meeting Date – In October/November 2011
12. The meeting was motioned for adjournment by S. Ferraro and seconded by T. O'Donnell. Unanimous. Carried.

Respectfully submitted,

Karen Sanacore, Recording Secretary