



**INDUSTRIAL DEVELOPMENT AGENCY  
REGULAR MEETING**

**Tuesday, June 28, 2022 – 9:00 A.M.**

**254 S. MAIN ST., SUITE 410, NEW CITY, NY 10956**

**LIVE STREAM:** [https://www.youtube.com/channel/UCxB9rFToOYHVNts\\_Rb61uzw](https://www.youtube.com/channel/UCxB9rFToOYHVNts_Rb61uzw)

**Members Present:** Eric Dranoff, Tim Riley, Howard Hellman, Raja Amar

**Staff:** Steven Porath, Executive Director; Lisa Santiago: Administrator

**IDA Counsels:** Lino Sciarretta, Esq.; Brian Quinn, Esq.; Ron Grosser, Esq., Dan Birmingham, Esq.

**Guests:**

Noting that sufficient advance public notice had been given and there being a quorum present, the regular meeting of the Rockland County Industrial Development Agency was called to order at 9:02 a.m. by Eric Dranoff.

**Roll Call:**

Present: Eric Dranoff, Howard Hellman, Tim Riley, Raja Amar (Joined late)

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**Call to Order**

Eric Dranoff

**Action Items**

- 1) *Inducement Resolution: Memorial Park Homes*
  - a) S Porath explained this applicant emailed yesterday and asked us to put the inducement on hold.
  
- 2) *Authorizing Resolution: Champlain Hudson*
  - a) S Porath reported that the public hearings were held in 5 municipalities, and there was only public comment from one member of the public in Stony Point.

- b) Steve explained that this member of the public shared that the public hearings should be held in the evening to allow for more members of the public to attend.
- c) This member of the public also voiced concerns that a similar pipeline was placed in Stony Point and doesn't have a PILOT
- d) He strongly urged the town to not give them a PILOT

*i) With no further discussion, a motion to approve the resolution was made by Tim Riley, seconded by Howard Hellman. All in favor. Motion passed, 4-0*

### **New Business**

- 1) Chairman Dranoff asked counsel about Robert's Rule.
  - a. Lino Sciarretta advised that it's best to keep the meetings how they currently are so there are no discrepancies or issues in the future.
- 2) PILOT Fee Structure
  - a. S. Porath explained that we should look at our current PILOT fee structure and discuss some other structures that would be applicable to all applicants.
  - b. L. Santiago shared a graph with some options for the board to consider.
  - c. The board discussed the options.
  - d. The board decided table this discussion.

### **Old Business**

- 1) Tim Riley brought up the discussion of residential housing projects and explained that it's important to really look at each project individually and the economic impact it has on the community.
- 2) Board agreed that they will look and evaluate each project individually.

### **Treasurer's Report**

- 1) Financials for May 2022 were reviewed by the board.
  - a. There were no questions regarding the financials.

Minutes of the meeting were read by S. Porath and approved by members.

*i) With no further discussion, a motion to approve the meeting was made by Howard Hellman, seconded by Tim Riley. All in favor. Motion passed, 4-0*

There being no other business, the meeting was adjourned at 9:54 a.m.