

**Geneva Industrial Development Agency Board Meeting**  
**City Hall, 47 Castle Street**  
**Geneva, New York**  
**And via Zoom via GIDA's YouTube Page**  
**March 4<sup>th</sup>, 2022 at 8:30am**

**In Attendance:**

Anne Nenneau  
Lowell Dewey  
Irene Rodriguez  
Ben Vasquez  
RJ Passalacqua  
Jason Fulton

**Others present:**

Tracy Verrier, MRB Group  
Matt Horn, MRB Group  
Mayor Stephen Valentino, City of Geneva  
Mark McGroarty, Trinity Church Project  
Christopher Bates, FLX Hospitality  
Craig Webster, Webster Properties  
Russell Gaenzle, Harris Beach  
Emma Powlin, Harris Beach

**Meeting Call to Order:**

Chair Anne Nenneau called meeting to order at 8:29am.

**Administrative Reports:**

**Motion to approve meeting minutes:**

- Motion to approve the minutes from February 4, 2022 meetings by Jason Fulton, second by Irene Rodriguez. Motion Carried.

**Financial Report:**

- Tracy Verrier noted that the transition of the financial data is still in progress, so there is no financial report available for this meeting.
- Tracy also provided an update on the audit, noting that the auditors should have a draft in the next couple of weeks. As such, she will work with the audit committee to schedule a meeting for the week of March 21<sup>st</sup>, then the audit should be ready for the board's approval at the April meeting.

**Updates:**

**Geneva City School District:**

- No report.

**GEDC:**

- Christopher Bates of FLX Hospitality provided the board with an overview of their operations and the intended use of the kitchen at the GEDC facility.

### **City Council Report:**

- Mayor Valentino reported on City business.
- Jason Fulton was appointed and Anne Nenneau was reappointed to the IDA board.
- The City Manager search is fully underway. There will be an evaluation process on March 21<sup>st</sup>. That will result in a shorter list of candidates for Zoom interviews, then in person interviews of the finalists.
- James Petropoulos was appointed to represent Wards 5 and 6 on the Ontario County Supervisors Board for the remainder of the year, and will need to run for election in November.
- The City Council discussed the commercial solid waste ordinance. They plan to make a change to the ordinance that will not allow for automatic renewal of licenses anymore.
- The Council also discussed Linden Street, and they are looking to find a resolution on a particular property.
- The City is looking for input from landlords on the proposed ordinance that would create a landlord registry.
- There are a variety of open positions at the City, which are being advertised.

### **IDA Projects:**

- American Tower is moving forward to closing.
- The Gateway project is still awaiting additional approval prior to closing.

### **Nominating Committee:**

- The board welcomed Jason Fulton as the newest member.

### **New Business:**

#### **Banking Updates**

- Tracy Verrier explained that some updates need to be made to the banking information. The board agreed with Tracy's recommendation that Anne and Irene be the signers, and that Tracy should have online access to bank statements.
- Motion to approve Anne Nenneau and Irene Rodriguez as signers for all of the Geneva IDA's bank accounts and to authorize Tracy Verrier for online access to the banking statements by RJ Passalacqua, second by Ben Vasquez. Motion unanimously carried.

#### **Communications Collaboration**

- Tracy Verrier explained that the LDC is partnering with the Geneva BID on some communications efforts to attract people and businesses to the area. They are interested in collaborating with the IDA to update and continue use of the video that was made back in 2019. Anne Nenneau had suggested re-establishing the marketing committee.
- The board agreed to maintain the committee as it is, with Anne, Lowell, and Ben. RJ offered to help as well.

- Irene Rodriguez suggested including talent/resident attraction in these efforts as well.
- Anne Nenneau suggested that Tracy Verrier work on scheduling a joint meeting with representatives of the involved parties to keep the conversation moving forward.

**Executive Session:**

- To discuss the proposed acquisition, sale or lease of real property, but only when publicly would substantially affect the value thereof.
- Motion to enter Executive Session at 8:54am moved by RJ Passalacqua, second by Irene Rodriguez. Motion to exit Executive Session at 9:25am moved by RJ Passalacqua, second by Irene Rodriguez.

**Unfinished Business:**

**Trinity Church**

- Anne Nenneau explained that the next step for this project is to schedule a public hearing.
- Tracy Verrier explained that the project is exempt from the new prevailing wage law due to it being a historic renovation. Harris Beach representation confirmed this.
- The board was amenable to moving forward with the public hearing. Tracy Verrier will work on scheduling and required notices with Harris Beach.

**Adjournment**

- Motion to adjourn at 9:39am by RJ Passalacqua, second by Irene Rodriguez. Motion Carried.