

**MINUTES**  
**COUNTY OF OSWEGO INDUSTRIAL DEVELOPMENT AGENCY**  
**February 27, 2025**  
**44 West Bridge St.**  
**Oswego, NY**

**PRESENT:** Nick Canale, Mary Ellen Chesbro, Patrick Carroll, Tricia Peter-Clark, Marc Greco, Tim Stahl and Garry Stanard

**Absent/Excused:** None

**Also Present:** Austin Wheelock CEO, Kevin LaMontagne CFO, Kevin Caraccioli - IDA General counsel), Nate Emmons – Operation Oswego County, and Ben Lockwood – Housing Visions

Chair Canale convened the County of Oswego Industrial Development Agency board meeting at 1:04 p.m. at the IDA office in Oswego, NY.

Chair Canale requested a roll call of the members by Ms. Chesbro.  
Chair Canale requested a roll call of OOC staff members and guests by Mr. Wheelock.

**MINUTES**

On a motion by Mr. Greco seconded by Ms. Peter-Clark, the minutes of the January 23, 2025, meeting were approved.

**NOTICE OF MEETING**

Meeting notices were posted at the Oswego County Legislative Office Building, the IDA Office Building and on the IDA website. A notice was published in The Palladium Times on February 13, 2025.

**FINANCIAL REPORT**

Mr. LaMontagne gave a review of the Financial Statements from the beginning of Fiscal Year through January 31, 2025. Following a discussion, on a motion by Mr. Greco, seconded by Mr. Carroll, the Financial Statements for the period ending January 31, 2025, were approved.

**FAST NY GRANT APPLICATION – LMTOCIP EXPANSION**

Mr. Emmons reported that the FAST NY application has been submitted at the approved amount of \$7.2 million. The process will include a site visit as well as questions that will be answered by Mr. Wheelock. Mr. Wheelock also reported that we anticipate that it will be three to four months before a decision has been made at the State level.

**NYSEDC CONFERENCE**

Mr. Wheelock attended the NYSEDC Conference on February 11, 2025. Major discussions were related to increasing power capacity of development sites for the types of projects that are looking to locate in NYS and the new state programs in the Governor’s budget for economic development. A conference full of useful information. Mr. Wheelock will be attending another NYSEDC Conference later this year in Cooperstown, NY.

**2025 PRIVATE ACTIVITY BOND ALLOCATION**

Mr. Wheelock discussed the Private Activity Bond Allocation. Oswego County was allocated \$5,120,353 in 2025 to finance eligible projects.

**EXECUTIVE SESSION**

On a motion by Mr. Greco, seconded by Ms. Chesbro, it was approved to go into Executive Session to discuss the financial history of a particular corporation or individual, pending litigation and contractual matters at 1:26 p.m..

On a motion by Ms. Chesbro, seconded by Ms. Peter-Clark, it was approved to exit the Executive Session at 3:23 p.m.

**HOUSING VISIONS CONSULTANTS, INC. (HARBORVIEW SQUARE)**

A presentation was given in Executive Session by Mr. Lockwood from Housing Visions Consultants, Inc.

Following a discussion in Executive Session, on a motion by Ms. Peter-Clark, seconded by Mr. Greco, it was agreed to table the HUD EDF Loan request for \$200,000.

**K&N'S FOODS USA, LLC/607 PHILLIPS STREET ACQUISITION, LLC**

The project was discussed in Executive Session.

Following a discussion in Executive Session, on a motion by Mr. Greco, seconded by Mr. Stanard, it was approved to terminate the PILOT Agreement based on the closure of the company.

**REQUEST FOR DOCUMENTS**

The request was discussed in Execution Session. No action was taken.

**PROPERTY APPRAISALS**

The property appraisals were discussed in Executive Session. No action was taken.

**PILOT EDF UPDATE**

Mr. Wheelock provided an update on the PILOT Economic Development Fund (EDF) in Executive Session. No action was taken.

**DELINQUENT LOANS UPDATE**

Mr. LaMontagne provided an update in Executive Session on delinquent loans.

**OTHER BUSINESS**

Following a discussion in Executive Session, it was approved to authorize the CEO to endorse an insurance check for Marmon Enterprises due to snow damage to their building and equipment.

**NEXT MEETING**

The next County of Oswego Industrial Development Agency board meetings are scheduled for: March 27, 2024 at 1:00 p.m., April 24, 2025 at 1:00 p.m. and May 28, 2025 at 1:00 p.m. A calendar invite for the May meeting will be sent.

**ADJOURNMENT**

On a motion by Mr. Stahl, seconded by Mr. Greco, the meeting was adjourned at 3:25 p.m.

Respectfully Submitted,

Tim Stahl, Secretary