



COIDA Board Meeting Agenda

Friday December 13, 2024 8:00 AM

Updated 12/07/24

- **Call COIDA Board meeting to order-Chair**
- **Roll Call** – Calling of Board members, announcement as to whether a quorum is present
- **Approval of Previous Board Meeting Minutes**
 - *November 15, 2024 Board Meeting Minutes (Electronic) – Motion*
- **Financial** – Michael Dobell
 - *COIDA/ORLF Accept Monthly Financials (Finance Package) – Motion*
 - *PILOT Report- Matt*
- **Report of Committees/Departments/Sites**
 - Business Development – Gabrielle Barone
 - Project Update – Staff
 - Facilities/Sites- Michael
 - MAP and LDC Report - Matt
 - Legal – Kevin Zanner
 - Marketing – Michael
- **Executive Session – If Required – Motion (Including invitees)**
 - *Action on any matters from executive session – Motion*
- **Unfinished Business**
 -
- **New Business**
 - Consider the 2025 board meeting schedule – Motion
 - Consider the 2025 staff compensation – Motion
 - Consider agreement with Orleans County for 2025 – Motion
 - Consider resolution authorizing the second amendment to the option agreement by and among Philip and Dawn Keppler, the County of Orleans Industrial Development Agency and the Orleans Land Restoration Corporation - Motion
- **Adjournment**



KeyBank
 P.O. Box 93885
 Cleveland, OH 44101-5885

Public Sector Statement
 November 30, 2024
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18 X 968 00018 R EM T1
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY
 121 N MAIN ST FL 2
 ALBION NY 14411-1237

Questions or comments?
 Call our Key Business Resource Center
 1-888-KEY4BIZ (1-888-539-4249)

OLEDA

Public Transaction Basic [REDACTED] 11750
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY

Beginning balance 10-31-24	\$40,974.00
2 Additions	+20,300.00
25 Subtractions	-37,320.98
Ending balance 11-30-24	\$23,953.02

Additions

Deposits	Date	Serial #	Source	
	11-4		Deposit Branch 0290 New York	\$300.00
	11-18		Deposit Branch 0290 New York	20,000.00
Total additions				\$20,300.00

Subtractions

Paper Checks * check missing from sequence

Check	Date	Amount	Check	Date	Amount	Check	Date	Amount
3205	11-7	\$100.36	3236	11-12	4,000.00	3242	11-14	145.69
*3227	11-8	1,269.00	3237	11-19	53.75	3243	11-18	85.00
*3232	11-1	249.02	3238	11-19	139.98	3244	11-25	1,845.00
3233	11-4	2,245.00	3239	11-14	319.32	3245	11-25	686.25
3234	11-1	65.16	3240	11-14	11.99	3246	11-25	652.50
3235	11-13	37.50	3241	11-14	774.20	3247	11-26	105.15
							Paper Checks Paid	\$12,784.87

Withdrawals	Date	Serial #	Location	
	11-1		Direct Withdrawal, Pitney Bowes Direct Deb	\$137.37
	11-5		Direct Withdrawal, 9102716322 Cons Coll	712.82
	11-7		Direct Withdrawal, Paychex Payroll	7,698.31
	11-7		Direct Withdrawal, Paychex Tps Taxes	4,047.88
	11-12		Paychex Eib Invoice	193.54
	11-21		Paychex-Rcx Payroll	7,698.30

Received
 12/2/24
 [Signature]





Subtractions
(con't)

<i>Withdrawals Date</i>	<i>Serial #</i>	<i>Location</i>	
11-21		Paychex Tps Taxes	4,047.89
		Total subtractions	\$37,320.98

* 11-21



9:32 AM
12/02/24

Orleans Economic Development Agency
Reconciliation Summary
200.001 - OEDA Agency Checking, Period Ending 11/30/2024

	Nov 30, 24
Beginning Balance	40,974.00
Cleared Transactions	
Checks and Payments - 29 Items	-37,320.98
Deposits and Credits - 3 Items	20,300.00
Total Cleared Transactions	-17,020.98
Cleared Balance	<u>23,953.02</u>
Uncleared Transactions	
Checks and Payments - 7 Items	-3,126.03
Deposits and Credits - 3 Items	2,619.53
Total Uncleared Transactions	-506.50
Register Balance as of 11/30/2024	<u>23,446.52</u>
New Transactions	
Checks and Payments - 2 Items	-1,515.90
Total New Transactions	-1,515.90
Ending Balance	<u>21,930.62</u>

Orleans Economic Development Agency
Reconciliation Detail
200.001 - OEDA Agency Checking, Period Ending 11/30/2024

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						40,974.00
Cleared Transactions						
Checks and Payments - 29 Items						
Check	09/11/2024	3205	ASAP Checks	X	-100.36	-100.36
Check	10/16/2024	3227	Albion Agencies, Inc.	X	-1,269.00	-1,369.36
Check	10/24/2024	3232	Brian Parisl Coplers ...	X	-249.02	-1,618.38
Check	10/28/2024	3233	Village of Albion (v)	X	-2,245.00	-3,863.38
Check	10/30/2024	3234	Orleans Co. Treasurer	X	-65.16	-3,928.54
Check	10/31/2024		Pitney Bowes Global...	X	-137.37	-4,065.91
Liability Check	11/04/2024		Paychex	X	-4,047.88	-8,113.79
Check	11/04/2024		NYS & Local Retire...	X	-712.82	-8,826.61
Check	11/06/2024	3236	MIndful Media Group	X	-4,000.00	-12,826.61
Check	11/06/2024	3235	Indoff Incorporated	X	-37.50	-12,864.11
Paycheck	11/08/2024		Gabrielle L. Barone	X	-3,131.59	-15,995.70
Paycheck	11/08/2024		Michael R Dobell	X	-2,671.38	-18,667.08
Paycheck	11/08/2024		Mathew R Holland	X	-1,895.34	-20,562.42
Check	11/12/2024	3239	Key Bank	X	-319.32	-20,881.74
Check	11/12/2024		Paychex	X	-193.54	-21,075.28
Check	11/12/2024	3238	Spectrum Enterprise	X	-139.98	-21,215.26
Check	11/13/2024	3241	Key Bank	X	-774.20	-21,989.46
Check	11/13/2024	3242	Michael R Dobell	X	-145.69	-22,135.15
Check	11/13/2024	3243	Roush C.P.A. PC	X	-85.00	-22,220.15
Check	11/13/2024	3237	Indoff Incorporated	X	-53.75	-22,273.90
Check	11/13/2024	3240	Key Bank	X	-11.99	-22,285.89
Liability Check	11/19/2024		Paychex	X	-4,047.89	-26,333.78
Check	11/19/2024	3244	HurwitzFine PC	X	-1,845.00	-28,178.78
Check	11/20/2024	3245	HurwitzFine PC	X	-686.25	-28,865.03
Check	11/20/2024	3246	HurwitzFine PC	X	-652.50	-29,517.53
Check	11/20/2024	3247	Verizon Wireless	X	-105.15	-29,622.68
Paycheck	11/22/2024		Gabrielle L. Barone	X	-3,131.59	-32,754.27
Paycheck	11/22/2024		Michael R Dobell	X	-2,671.38	-35,425.65
Paycheck	11/22/2024		Mathew R Holland	X	-1,895.33	-37,320.98
Total Checks and Payments					-37,320.98	-37,320.98
Deposits and Credits - 3 Items						
Deposit	11/04/2024			X	300.00	300.00
Deposit	11/18/2024			X	20,000.00	20,300.00
Check	11/22/2024	3249	Voided Check	X	0.00	20,300.00
Total Deposits and Credits					20,300.00	20,300.00
Total Cleared Transactions					-17,020.98	-17,020.98
Cleared Balance					-17,020.98	23,953.02
Uncleared Transactions						
Checks and Payments - 7 Items						
General Journal	11/16/2022	Posta...			-76.35	-76.35
Liability Check	07/18/2023	2916	Orleans Co. Treasurer		-48.72	-125.07
Liability Check	08/01/2023	2923	Orleans Co. Treasurer		-1.74	-126.81
Liability Check	08/29/2023	2987	Orleans Co. Treasurer		-48.72	-175.53
Check	10/08/2024	3226	U.S. Bank Equipme...		-104.02	-279.55
Check	11/20/2024		Paychex		-172.04	-451.59
Check	11/27/2024		Highmark BCBSWNY		-2,674.44	-3,126.03
Total Checks and Payments					-3,126.03	-3,126.03
Deposits and Credits - 3 Items						
General Journal	04/12/2017	Posta...			21.18	21.18
General Journal	10/24/2022	Posta...			123.35	144.53
Payment	03/08/2024	4048	Medina Hospitality		2,475.00	2,619.53
Total Deposits and Credits					2,619.53	2,619.53
Total Uncleared Transactions					-506.50	-506.50
Register Balance as of 11/30/2024					-17,527.48	23,446.52

9:32 AM

12/02/24

Orleans Economic Development Agency
Reconciliation Detail
200.001 · OEDA Agency Checking, Period Ending 11/30/2024

Type	Date	Num	Name	Clr	Amount	Balance
New Transactions						
Checks and Payments - 2 Items						
Check	12/02/2024	3250	NYSEDC		-1,500.00	-1,500.00
Check	12/02/2024	3251	Indoff Incorporated		-15.90	-1,515.90
Total Checks and Payments					-1,515.90	-1,515.90
Total New Transactions					-1,515.90	-1,515.90
Ending Balance					-19,043.38	21,930.62



KeyBank
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Public Sector Statement
 November 30, 2024
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1 X 968 00001 R EM T1
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY
 121 N MAIN ST FL 2
 ALBION NY 14411-1237

Questions or comments?
 Call our Key Business Resource Center
 1-888-KEY4BIZ (1-888-539-4249)

PILOT

Public Transaction  282
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY

Beginning balance 10-31-24	\$3,514.25
1 Subtraction	-3,514.24
Ending balance 11-30-24	\$0.01

Subtractions

Paper Checks * check missing from sequence

Check	Date	Amount
954	11-1	\$3,514.24

Paper Checks Paid \$3,514.24

Fees and charges See your Account Analysis statement for details.

Reconciled
 12/2/24
 ERW



9:36 AM
12/02/24

Orleans Economic Development Agency
Reconciliation Summary
200.003 · OEDA PILOT Checking, Period Ending 11/30/2024

	<u>Nov 30, 24</u>
Beginning Balance	3,514.25
Cleared Transactions	
Checks and Payments - 1 Item	<u>-3,514.24</u>
Total Cleared Transactions	<u>-3,514.24</u>
Cleared Balance	<u>0.01</u>
Register Balance as of 11/30/2024	0.01
Ending Balance	0.01

9:36 AM
12/02/24

Orleans Economic Development Agency
Reconciliation Detail
200.003 - OEDA PILOT Checking, Period Ending 11/30/2024

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						3,514.25
Cleared Transactions						
Checks and Payments - 1 Item						
Check	10/23/2024	954	Albion Central Scho...	X	-3,514.24	-3,514.24
Total Checks and Payments					-3,514.24	-3,514.24
Total Cleared Transactions					-3,514.24	-3,514.24
Cleared Balance					-3,514.24	0.01
Register Balance as of 11/30/2024					-3,514.24	0.01
Ending Balance					-3,514.24	0.01



KeyBank
 P.O. Box 93885
 Cleveland, OH 44101-5885

Public Sector Statement
 November 30, 2024
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X 809 00000 R EM T1
 COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT
 OEDA COUNTY FUNDS ACCOUNT
 121 N MAIN ST FL 2
 ALBION NY 14411-1237

Questions or comments?
 Call our Key Business Resource Center
 1-888-KEY4BIZ (1-888-539-4249)

County

Public Savings [REDACTED] 777
 COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT
 OEDA COUNTY FUNDS ACCOUNT

Beginning balance 10-31-24	\$161,459.76
Interest paid	+53.09
Ending balance 11-30-24	\$161,512.85

Interest earned

Annual percentage yield (APY) earned	0.40%
Number of days this statement period	30
Interest paid 11-29-24	\$53.09
Interest earned this statement period	\$53.09
Interest paid year-to-date	\$581.94

Reviewed
 12/12/24
 [Signature]



9:38 AM
12/02/24

Orleans Economic Development Agency
Reconciliation Summary
200.006 · OEDA County Fund Acct, Period Ending 11/30/2024

	<u>Nov 30, 24</u>
Beginning Balance	161,459.76
Cleared Transactions	
Deposits and Credits - 1 Item	<u>53.09</u>
Total Cleared Transactions	<u>53.09</u>
Cleared Balance	<u>161,512.85</u>
Register Balance as of 11/30/2024	161,512.85
Ending Balance	161,512.85

9:38 AM
12/02/24

Orleans Economic Development Agency
Reconciliation Detail
200.006 · OEDA County Fund Acct, Period Ending 11/30/2024

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						161,459.76
Cleared Transactions						
Deposits and Credits - 1 item						
Deposit	11/30/2024			X	53.09	53.09
Total Deposits and Credits					53.09	53.09
Total Cleared Transactions					53.09	53.09
Cleared Balance					53.09	161,512.85
Register Balance as of 11/30/2024					53.09	161,512.85
Ending Balance					53.09	161,512.85

9:43 AM

12/02/24

Accrual Basis

Orleans Economic Development Agency
Balance Sheet Prev Year Comparison w/o PILOT
As of November 30, 2024

	Nov 30, 24	Nov 30, 23	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
200 · Cash Accounts				
CD- 09/2023	119,787.58	365,999.99	-246,212.41	-67.3%
200.006 · OEDA County Fund Acct	161,512.86	100,063.58	61,449.27	61.4%
200.001 · OEDA Agency Checking	23,446.52	91,274.13	-67,827.61	-74.3%
Total 200 · Cash Accounts	304,746.95	557,337.70	-252,590.75	-45.3%
Total Checking/Savings	304,746.95	557,337.70	-252,590.75	-45.3%
Accounts Receivable				
385 · Interest & Penalties-A/R	3,097.82	3,097.82	0.00	0.0%
380 · Accounts Receivable	870,140.71	976.02	869,164.69	89,051.9%
Total Accounts Receivable	873,238.53	4,073.84	869,164.69	21,335.3%
Other Current Assets				
Interfund Activity	359.35	359.35	0.00	0.0%
205 · Due From OLRC	-162,533.20	72,468.80	-235,000.00	-324.3%
480 · Prepaid expenses				
480.001 · Express Mail Corporate Account	131.15	131.15	0.00	0.0%
Total 480 · Prepaid expenses	131.15	131.15	0.00	0.0%
Total Other Current Assets	-162,042.70	72,957.30	-235,000.00	-322.1%
Total Current Assets	1,015,942.78	634,368.84	381,573.94	60.2%
Fixed Assets				
101 · Land				
101.002 · Medina Business Park				
MBP Sewer System				
County Interagency Installmnt	11,034.85	11,034.85	0.00	0.0%
MBP Sewer System - Other	155,785.07	155,785.07	0.00	0.0%
Total MBP Sewer System	166,819.92	166,819.92	0.00	0.0%
101.002 · Medina Business Park - Other	87,549.65	87,549.65	0.00	0.0%
Total 101.002 · Medina Business Park	254,369.57	254,369.57	0.00	0.0%
101.003 · Holley Business Park	319,622.09	319,622.09	0.00	0.0%
101.004 · Land - Other	61,065.09	61,065.09	0.00	0.0%
Total 101 · Land	635,056.75	635,056.75	0.00	0.0%
104 · Machinery & equip	22,331.05	22,331.05	0.00	0.0%
114 · Accum deprec- Mach & equip	-22,331.05	-22,331.05	0.00	0.0%
Total Fixed Assets	635,056.75	635,056.75	0.00	0.0%
Other Assets				
215 · Payment transfer to OLRC/OEDA/	33,772.50	8,772.50	25,000.00	285.0%
399 · Deferred Outflow of Resources	127,793.00	154,922.00	-27,129.00	-17.5%
Total Other Assets	161,565.50	163,694.50	-2,129.00	-1.3%
TOTAL ASSETS	1,812,665.03	1,433,120.09	379,444.94	28.5%
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Other Current Liabilities				
Line of Credit - M & T	-150.00	0.00	-150.00	-100.0%
400 · Deferred Inflow of Resources	7,602.00	125,248.00	-117,646.00	-93.9%
604 · Cash Held on Behalf of Others	43,612.37	43,612.37	0.00	0.0%
Due to OLRC	188,704.39	266,704.39	-100,000.00	-37.5%
601 · Accrued Liabilities	11,251.73	9,423.96	1,827.77	19.4%
601.01 · Accrued Interest	18,750.00	0.00	18,750.00	100.0%
602 · Payroll Deductions				
602.100 · Company Liabilities				
602.103 · Fed. Unemp. Ins. - Company	-2.09	0.00	-2.09	-100.0%
602.104 · NYS Unemp. Ins. - Company	59.08	0.00	59.08	100.0%
602.105 · Disability Insurance	-113.88	-48.72	-65.16	-133.7%
602.106 · Workers Comp Self-Ins	-4,878.00	0.00	-4,878.00	-100.0%
Total 602.100 · Company Liabilities	-4,934.89	-48.72	-4,886.17	-10,029.1%

9:43 AM

12/02/24

Accrual Basis

Orleans Economic Development Agency
Balance Sheet Prev Year Comparison w/o PILOT
As of November 30, 2024

	Nov 30, 24	Nov 30, 23	\$ Change	% Change
602.200 - Employee Deductions				
602.204 - NYS Withholding - Emp.	-48.72	-48.72	0.00	0.0%
602.205 - NYS & Local Retirement	-8,369.98	-8,036.80	1,666.82	20.7%
602.206 - Cafeteria Plan	3,444.00	3,518.92	-74.92	-2.1%
Total 602.200 - Employee Deductions	-2,974.70	-4,568.60	1,591.90	34.9%
602 - Payroll Deductions - Other	2,017.16	1,145.62	871.54	76.1%
Total 602 - Payroll Deductions	-5,892.43	-3,469.70	-2,422.73	-69.8%
631 - Due to Other Governments				
PILOTs payable (Rec)	-35,910.25	0.00	-35,910.25	-100.0%
Total 631 - Due to Other Governments	-35,910.25	0.00	-35,910.25	-100.0%
Total Other Current Liabilities	205,967.81	441,519.02	-235,551.21	-53.4%
Total Current Liabilities	205,967.81	441,519.02	-235,551.21	-53.4%
Long Term Liabilities				
680 - Pension Liability	81,471.00	-35,929.00	117,400.00	326.8%
689 - Other Long Term Debt (spec)				
689.003 - Loan Payable - Orleans Co.	310,833.33	500,000.00	-189,166.67	-37.8%
Total 689 - Other Long Term Debt (spec)	310,833.33	500,000.00	-189,166.67	-37.8%
Total Long Term Liabilities	392,304.33	464,071.00	-71,766.67	-15.5%
Total Liabilities	598,272.14	905,590.02	-307,317.88	-33.9%
Equity				
908 - Transfer from OLRG	832,500.00	707,500.00	125,000.00	17.7%
909.001 - Retained Earnings	-305,408.04	-11,321.13	-294,086.91	-2,597.7%
Net Income	596,010.00	-171,148.79	767,158.79	448.2%
Total Equity	1,123,101.96	525,030.08	598,071.88	113.9%
TOTAL LIABILITIES & EQUITY	1,721,374.10	1,430,620.10	290,754.00	20.3%

9:43 AM
12/02/24
Accrual Basis

Orleans Economic Development Agency Balance Sheet Prev Year Comparison w/PILOT As of November 30, 2024

	Nov 30, 24	Nov 30, 23	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
200 · Cash Accounts				
CD- 09/2023	119,787.58	365,999.99	-246,212.41	-67.3%
200.008 · OEDA County Fund Acct	161,512.85	100,063.58	61,449.27	61.4%
200.001 · OEDA Agency Checking	23,446.52	91,274.13	-67,827.61	-74.3%
200.003 · OEDA PILOT Checking	0.01	4,556.83	-4,556.82	-100.0%
Total 200 · Cash Accounts	304,740.96	561,894.53	-257,147.57	-45.8%
Total Checking/Savings	304,746.96	561,894.53	-257,147.57	-45.8%
Accounts Receivable				
385 · Interest & Penalties-A/R	3,097.82	3,097.82	0.00	0.0%
380 · Accounts Receivable	870,140.71	976.02	869,164.69	89,051.9%
381 · PILOT Receivable	-2,500.00	-2,500.00	0.00	0.0%
Total Accounts Receivable	870,738.53	1,573.84	869,164.69	55,225.7%
Other Current Assets				
Interfund Activity	359.35	359.35	0.00	0.0%
205 · Due From OLRC	-182,533.20	72,466.80	-235,000.00	-324.3%
480 · Prepaid expenses				
480.001 · Express Mail Corporate Account	131.15	131.15	0.00	0.0%
Total 480 · Prepaid expenses	131.15	131.15	0.00	0.0%
Total Other Current Assets	-162,042.70	72,957.30	-235,000.00	-322.1%
Total Current Assets	1,013,442.79	636,425.87	377,017.12	59.2%
Fixed Assets				
101 · Land				
101.002 · Medina Business Park				
MBP Sewer System				
County Interagency Installmnt	11,034.85	11,034.85	0.00	0.0%
MBP Sewer System - Other	155,785.07	155,785.07	0.00	0.0%
Total MBP Sewer System	166,819.92	166,819.92	0.00	0.0%
101.002 · Medina Business Park - Other	87,549.65	87,549.65	0.00	0.0%
Total 101.002 · Medina Business Park	254,369.57	254,369.57	0.00	0.0%
101.003 · Holley Business Park	319,622.09	319,622.09	0.00	0.0%
101.004 · Land - Other	61,065.09	61,065.09	0.00	0.0%
Total 101 · Land	635,056.75	635,056.75	0.00	0.0%
104 · Machinery & equip	22,331.05	22,331.05	0.00	0.0%
114 · Accum deprec- Mach & equip	-22,331.05	-22,331.05	0.00	0.0%
Total Fixed Assets	635,056.75	635,056.75	0.00	0.0%
Other Assets				
216 · Payment transfer to OLRC/OEDA/	33,772.50	8,772.50	25,000.00	285.0%
399 · Deferred Outflow of Resources	127,793.00	154,922.00	-27,129.00	-17.5%
Total Other Assets	161,565.50	163,694.50	-2,129.00	-1.3%
TOTAL ASSETS	1,810,065.04	1,435,176.92	374,888.12	26.1%
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Other Current Liabilities				
Line of Credit - M & T	-150.00	0.00	-150.00	-100.0%
400 · Deferred Inflow of Resources	7,602.00	125,248.00	-117,646.00	-93.9%
604 · Cash Held on Behalf of Others	43,612.37	43,612.37	0.00	0.0%
Due to OLRC	166,704.39	266,704.39	-100,000.00	-37.5%
601 · Accrued Liabilities	11,251.73	9,423.96	1,827.77	19.4%
601.01 · Accrued Interest	18,750.00	0.00	18,750.00	100.0%

Orleans Economic Development Agency
Balance Sheet Prev Year Comparison w/PILOT

As of November 30, 2024

	Nov 30, 24	Nov 30, 23	\$ Change	% Change
602 - Payroll Deductions				
602.100 - Company Liabilities				
602.103 - Fed. Unemp. Ins. - Company	-2.09	0.00	-2.09	-100.0%
602.104 - NYS Unemp. Ins. - Company	59.08	0.00	59.08	100.0%
602.105 - Disability Insurance	-113.88	-48.72	-65.16	-133.7%
602.106 - Workers Comp Self-Ins	-4,878.00	0.00	-4,878.00	-100.0%
Total 602.100 - Company Liabilities	-4,934.89	-48.72	-4,886.17	-10,029.1%
602.200 - Employee Deductions				
602.204 - NYS Withholding - Emp.	-48.72	-48.72	0.00	0.0%
602.205 - NYS & Local Retirement	-6,369.98	-8,036.80	1,666.82	20.7%
602.206 - Cafeteria Plan	3,444.00	3,518.92	-74.92	-2.1%
Total 602.200 - Employee Deductions	-2,974.70	-4,566.60	1,591.90	34.9%
602 - Payroll Deductions - Other	2,017.16	1,145.62	871.54	76.1%
Total 602 - Payroll Deductions	-5,892.43	-3,469.70	-2,422.73	-69.8%
631 - Due to Other Governments				
PILOTs payable (Rec)	-35,910.25	0.00	-35,910.25	-100.0%
631.001 - PILOTs payable	88,690.84	4,556.82	84,134.12	1,846.3%
Total 631 - Due to Other Governments	52,780.69	4,556.82	48,223.87	1,058.3%
Total Other Current Liabilities	294,658.75	446,075.84	-151,417.09	-33.9%
Total Current Liabilities	294,658.75	446,075.84	-151,417.09	-33.9%
Long Term Liabilities				
680 - Pension Liability	81,471.00	-35,929.00	117,400.00	326.8%
689 - Other Long Term Debt (spec)				
689.003 - Loan Payable - Orleans Co.	310,833.33	600,000.00	-189,166.67	-37.8%
Total 689 - Other Long Term Debt (spec)	310,833.33	600,000.00	-189,166.67	-37.8%
Total Long Term Liabilities	392,304.33	464,071.00	-71,766.67	-15.5%
Total Liabilities	686,963.08	910,146.84	-223,183.76	-24.5%
Equity				
908 - Transfer from OLRC	832,500.00	707,500.00	125,000.00	17.7%
909.001 - Retained Earnings	-305,408.04	-11,321.13	-294,086.91	-2,597.7%
Net Income	598,010.00	-171,148.79	767,158.79	448.2%
Total Equity	1,123,101.96	525,030.08	598,071.88	113.9%
TOTAL LIABILITIES & EQUITY	1,810,065.04	1,435,176.92	374,888.12	26.1%

**Orleans Economic Development Agency
Profit & Loss Budget Performance**

November 2024

	Nov 24	Budget	Jan - Nov 24	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
980 - Revenues					
2116 - Fees (specify)					
2116.07 Administrative Fee	0.00		88,954.00		
2116.01 - Application Fees	0.00		0.00		
2116.02 - PILOT Fees & Penalties	755,000.00		755,000.00		
2116.03 - Economic Development Fees	0.00		2,142.00		
2116.04 - Consulting	0.00		8,000.00		
Total 2116 - Fees (specify)	755,000.00		854,096.00		
2401 - Interest & Earnings	53.09		4,369.53		
2410 - Rental of Real Property	0.00		3,000.00		
2706 - Grants from Local Governments					
2706.02 - Grants from Local Govts - Other	0.00		214,500.00		
Total 2706 - Grants from Local Governments	0.00		214,500.00		
2770 - Other Unclassified Revenue					
2770.1 - Misc. Reimbursements	0.00		30.47		
Total 2770 - Other Unclassified Revenue	0.00		30.47		
Total 980 - Revenues	755,053.09		1,075,996.00		
Total Income	755,053.09		1,075,996.00		
Gross Profit	755,053.09		1,075,996.00		
Expense					
522 - Expenses					
6460 - Administration					
6460.1 - Salaries & related expenses					
6460.11 - Salaries & wages	22,503.46		270,041.52		
6460.12 - Other Payroll Expenses	0.00		0.00		
6460.13 - Social Security Expense	1,395.22		16,742.64		
6460.14 - Fed Unemp Tax Exp	0.00		150.61		
6460.15 - Medicare Exp.	326.30		3,915.60		
6460.16 - NYS Re-Employment	0.00		225.22		
6460.17 - NYS Unemploy. Ins.	0.00		832.18		
6460.18 - Disability Cnty Self-Ins	0.00		260.64		
Total 6460.1 - Salaries & related expenses	24,224.98		292,168.41		
6460.4 - Contractual Expenses					
~4.100 - Other personnel expenses					
~4.101 - Legal fees	3,183.75		27,604.73		
~4.102 - Accounting fees	85.00		1,085.00		
~4.103 - Consultant Services	4,000.00		48,404.18		
~4.105 - Payroll Services	365.58		2,486.22		
~4.107 - Professional fees - other	0.00		9,549.00		
Total ~4.100 - Other personnel expenses	7,634.33		89,109.13		
~4.200 - Non-personnel expenses					
~4.201 - Supplies	144.48		965.37		
~4.202 - Telephone & telecommunications	702.80		6,905.58		
~4.203 - Postage, shipping, delivery	0.00		283.31		
~4.204 - Equip rental & maintenance	0.00		4,177.22		
~4.205 - Printing & copying	0.00		405.87		
~4.206 - Books, subscriptions, reference	591.58		1,938.49		
~4.207 - Advertising expenses	0.00		160.06		
~4.208 - Marketing	0.00		12,726.08		
4210 - Web Site Maintenance	0.00		4,000.00		
Total ~4.200 - Non-personnel expenses	1,438.86		31,560.08		
~4.300 - Occupancy expenses					
~4.301 - Rent, parking, other occupancy	0.00		24,597.00		
Total ~4.300 - Occupancy expenses	0.00		24,597.00		
~4.700 - Travel & training					
~4.701 - Travel	55.70		1,835.07		
~4.702 - Conference, convention, meeting	0.00		1,824.67		
~4.704 - Meals	110.60		439.92		
Total ~4.700 - Travel & training	166.30		4,099.66		

9:44 AM

12/02/24

Accrual Basis

Orleans Economic Development Agency Profit & Loss Budget Performance

November 2024

	<u>Nov 24</u>	<u>Budget</u>	<u>Jan - Nov 24</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
~4.800 · Misc expenses					
~4.802 · Insurance - non-employee	0.00		3,218.86		
~4.803 · Membership dues - organization	0.00		5,850.00		
~4.807 · Other expenses	0.00		350.00		
Total ~4.800 · Misc expenses	0.00		9,218.86		
6460.4 · Contractual Expenses - Other	0.00		104.02		
Total 6460.4 · Contractual Expenses	9,239.49		158,688.75		
6460.8 · Employee Benefits					
6460.81 · Health Insurance	2,674.44		29,418.84		
6460.8 · Employee Benefits - Other	0.00		5.00		
Total 6460.8 · Employee Benefits	2,674.44		29,423.84		
6460 · Administration - Other	0.00		5.00		
Total 6460 · Administration	36,138.91		480,286.00		
Total 522 · Expenses	36,138.91		480,286.00		
Total Expense	36,138.91		480,286.00		
Net Ordinary Income	718,914.18		595,710.00		
Other Income/Expense					
Other Income					
Office Space Rental	300.00		300.00		
Total Other Income	300.00		300.00		
Net Other Income	300.00		300.00		
Net Income	<u>719,214.18</u>		<u>596,010.00</u>		

9:44 AM

12/02/24

Accrual Basis

Orleans Economic Development Agency Transaction Detail by Account November 2024

Type	Date	Num	Name	Memo	Amount	Balance
200 - Cash Accounts						
200.001 - OEDA Agency Checking						
Liability ...	11/04/2024		Paychex	16-1356958, 161356958 6	-4,047.88	-4,047.88
Check	11/04/2024		NYS & Local Retirement System	Oct 2024 Employee contributions	-712.82	-4,760.70
Deposit	11/04/2024			Deposit	300.00	-4,460.70
Check	11/06/2024	3235	Indoff Incorporated	#3759809 11x 17 paper office supplies	-37.50	-4,498.20
Check	11/06/2024	3236	Mindful Media Group	Marketing consulting through Oct 2024 #15...	-4,000.00	-8,498.20
Paycheck	11/08/2024		Michael R Dobell		-2,671.38	-11,169.58
Paycheck	11/08/2024		Gabrielle L Barone		-3,131.59	-14,301.17
Paycheck	11/08/2024		Mathew R Holland		-1,895.34	-16,196.51
Check	11/12/2024		Paychex	#2024103100 Payroll processing for Oct 2...	-193.54	-16,390.05
Check	11/12/2024	3231	Indoff Incorporated	#3758289 office supplies - large staples	-17.58	-16,407.63
Check	11/12/2024	3238	Spectrum Enterprise	Internet #142502701110124 Dec 2024	-139.98	-16,547.61
Check	11/12/2024	3239	Key Bank	M Holland CC useage through Nov 2024, ...	-319.32	-16,866.93
Check	11/13/2024	3237	Indoff Incorporated	Copler paper #3760551	-53.75	-16,920.68
Check	11/13/2024	3240	Key Bank	G Barone CC useage through Oct 2024	-11.99	-16,932.67
Check	11/13/2024	3241	Key Bank	M Dobell CC Useage through Nov 2024	-774.20	-17,706.87
Check	11/13/2024	3242	Michael R Dobell	M Dobell Reimbursements Mileage and Cell...	-145.69	-17,852.56
Check	11/13/2024	3243	Roush C.P.A. PC	Accounting services through Oct 2024	-85.00	-17,937.56
Deposit	11/18/2024			Deposit	20,000.00	2,062.44
Check	11/19/2024	3244	HurwitzFine PC	General matters #2064326 matters related ...	-1,845.00	217.44
Liability ...	11/19/2024		Paychex	16-1356958, 161356958 6	-4,047.89	-3,830.45
Check	11/20/2024	3245	HurwitzFine PC	#2064327 231 East Ave Lease modificatio...	-686.25	-4,516.70
Check	11/20/2024	3246	HurwitzFine PC	#2064325 general matters through Oct 2024	-652.50	-5,169.20
Check	11/20/2024	3247	Verizon Wireless	#380122180 G Barone cell phone Dec 2024	-105.15	-5,274.35
Check	11/20/2024		Paychex	payroll proceessing Nov 2024 #2024112800	-172.04	-5,446.39
Paycheck	11/22/2024		Michael R Dobell		-2,671.38	-8,117.77
Paycheck	11/22/2024		Gabrielle L Barone		-3,131.59	-11,249.36
Paycheck	11/22/2024		Mathew R Holland		-1,895.33	-13,144.69
Check	11/22/2024	3249	Voided Check	This Check is Voided	0.00	-13,144.69
Check	11/27/2024		Highmark BCBSWNY	December 2024 Health insurance #241103...	-2,674.44	-15,819.13
Total 200.001 - OEDA Agency Checking					-15,819.13	-15,819.13
Total 200 - Cash Accounts					-15,819.13	-15,819.13
TOTAL					-15,819.13	-15,819.13



KeyBank
 P.O. Box 93885
 Cleveland, OH 44101-5885

Public Sector Statement
 November 30, 2024
 page 1 of 2



1 X 968 00001 R EM T1
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY
 121 N MAIN ST FL 2
 ALBION NY 14411-1237

Questions or comments?
 Call our Key Business Resource Center
 1-888-KEY4BIZ (1-888-539-4249)

BRLF

Public Transaction 1428
 COUNTY OF ORLEANS INDUSTRIAL
 DEVELOPMENT AGENCY

Beginning balance 10-31-24	\$50,490.78
1 Subtraction	-238.18
Net fees and charges	-166.82
Ending balance 11-30-24	\$50,085.78

Subtractions

Paper Checks * check missing from sequence

Check	Date	Amount
263	11-8	\$238.18

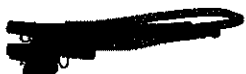
Paper Checks Paid \$238.18

Fees and charges

Date	Quantity	Unit Charge	
11-8-24	1	166.82	-\$166.82
Fees and charges assessed this period			-\$166.82

See your Account Analysis statement for details.

*Account
 12/12/24
 [Signature]
 Matt Holland*



9:58 AM
12/02/24

**Orleans Revolving Loan Fund
Reconciliation Summary**
200 - Orleans Revolving Loan Fund, Period Ending 11/30/2024

	Nov 30, 24
Beginning Balance	50,490.78
Cleared Transactions	
Checks and Payments - 2 Items	-405.00
Deposits and Credits - 1 Item	0.00
Total Cleared Transactions	-405.00
Cleared Balance	<u>50,085.78</u>
Register Balance as of 11/30/2024	50,085.78
Ending Balance	50,085.78

9:58 AM

12/02/24

Orleans Revolving Loan Fund Reconciliation Detail

200 - Orleans Revolving Loan Fund, Period Ending 11/30/2024

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						50,490.78
Cleared Transactions						
Checks and Payments - 2 Items						
Check	10/30/2024	263	Village of Medina	X	-238.18	-238.18
Check	11/30/2024			X	-166.82	-405.00
Total Checks and Payments					-405.00	-405.00
Deposits and Credits - 1 item						
Check	03/28/2019	231	Hurwitz & Fine, P.C.	X	0.00	0.00
Total Deposits and Credits					0.00	0.00
Total Cleared Transactions					-405.00	-405.00
Cleared Balance					-405.00	50,085.78
Register Balance as of 11/30/2024					-405.00	50,085.78
Ending Balance					-405.00	50,085.78

9:59 AM

12/02/24

Orleans Revolving Loan Fund
A/R Aging Summary
As of November 30, 2024

	<u>Current</u>	<u>1 - 30</u>	<u>31 - 60</u>	<u>61 - 90</u>	<u>> 90</u>	<u>TOTAL</u>
TOTAL	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>

10:00 AM
 12/02/24
 Accrual Basis

Orleans Revolving Loan Fund Balance Sheet Prev Year Comparison As of November 30, 2024

	Nov 30, 24	Nov 30, 23	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
200 · Orleans Revolving Loan Fund	50,085.78	48,481.22	1,604.56	3.3%
Total Checking/Savings	50,085.78	48,481.22	1,604.56	3.3%
Accounts Receivable				
392 · Loan payments receivable	0.00	-1,919.69	1,919.69	100.0%
Total Accounts Receivable	0.00	-1,919.69	1,919.69	100.0%
Other Current Assets				
Loan Principal (current yr)				
Medina Hospitality LLC	18,149.52	17,357.65	791.87	4.6%
Total Loan Principal (current yr)	18,149.52	17,357.65	791.87	4.6%
Total Other Current Assets	18,149.52	17,357.65	791.87	4.6%
Total Current Assets	68,235.30	63,919.18	4,316.12	6.8%
Other Assets				
Funds Transf to OEDA/OLRC/ORLF	8,951.82	8,951.82	0.00	0.0%
ORLF Loan Principal -noncurrent				
Medina Hospitality LLC	93,501.58	112,318.83	-18,817.25	-16.8%
Total ORLF Loan Principal -noncurrent	93,501.58	112,318.83	-18,817.25	-16.8%
Total Other Assets	102,453.40	121,270.65	-18,817.25	-15.5%
TOTAL ASSETS	170,688.70	185,189.83	-14,501.13	-7.8%
LIABILITIES & EQUITY				
Liabilities				
Long Term Liabilities				
ORLF Deferred Revenue				
Allowance - Medina Hospitality	61,500.00	61,500.00	0.00	0.0%
Medina Hospitality LLC	-61,500.00	-61,500.00	0.00	0.0%
Total ORLF Deferred Revenue	0.00	0.00	0.00	0.0%
Total Long Term Liabilities	0.00	0.00	0.00	0.0%
Total Liabilities	0.00	0.00	0.00	0.0%
Equity				
3000 · Opening Bal Equity	1,060,322.72	1,060,322.72	0.00	0.0%
3900 · Retained Earnings	-874,357.58	-871,864.15	-2,493.43	-0.3%
Net Income	-15,276.44	-3,268.74	-12,007.70	-367.4%
Total Equity	170,688.70	185,189.83	-14,501.13	-7.8%
TOTAL LIABILITIES & EQUITY	170,688.70	185,189.83	-14,501.13	-7.8%

10:00 AM

12/02/24

Accrual Basis

Orleans Revolving Loan Fund
Register QuickReport
November 2024

Type	Date	Num	Memo	Account	Clr	Spilt	Amount
No name Check	11/30/2024		Service Charge	200 - Orleans Revolving ...	X	Bank Charge	-166.82
Total no name							-166.82
TOTAL							-166.82



**2025 County of Orleans Industrial Development Agency
Scheduled Monthly Board Meetings
121 North Main Street, Albion NY 14411
Adopted: 12/13/24**

All Meetings are Friday 08:00am:

January 10

February 14

March 14

April 11

May 9

June 13

July 11

August 8

September 12

October 10

November 14

December 12

Resolution #:

RESOLUTION OF THE COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT AGENCY (“COIDA”) APPROVING THE COMPENSATION OF COIDA STAFF.

WHEREAS, the COIDA is in need of staff and pursuant to Section 858 of the New York General Municipal Law and COIDA’s Compensation, Reimbursement and Attendance Policy, OCIDA’s Board is authorized to fix compensation levels for its employees,

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:

1. That the COIDA approves staff compensation as follows:
 CEO/CFO - \$112,547.41 on an annualized basis
 VP Business Development - \$122,215.65 on an annualized basis
 Manager/ Small Business Laision – \$72,409.05 on an annualized basis
2. Continue to provide paid single health care insurance as issued by Orleans County
3. That all the compensation levels set forth in this resolution shall be effective January 1, 2025 and shall remain in effect until changed by the COIDA Board.
4. This resolution shall take effect immediately.

The above resolution was offered by _____, who moved its adoption, seconded by _____

ROLL CALL VOTE:

	<u>Yes</u>	<u>No</u>	<u>Absent</u>	<u>Abstain</u>
Craig Tuohey	[]	[]	[]	[]
Merle Draper	[]	[]	[]	[]
John Fitzak	[]	[]	[]	[]
Carol D’Agostino	[]	[]	[]	[]
John Misiti	[]	[]	[]	[]
Ed Ubanik	[]	[]	[]	[]
Jeff Martin	[]	[]	[]	[]

ADOPTED: 12/13/2024

**COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT AGENCY
AGREEMENT WITH ORLEANS COUNTY
2025**

THIS AGREEMENT made effective January 1, 2025, by and between the County of Orleans, a municipal corporation organized and existing under and by virtue of the laws of the State of New York and having its principal office at the Legislature Building, Albion, New York, hereinafter called the "County", and the County of Orleans Industrial Development Agency, organized pursuant to Section 892-g of the General Municipal law, with its principal office located at 121 North Main Street, Albion, New York, hereinafter called "Agency".

WITNESSETH:

WHEREAS, it is in the best interest of the County that the many advantages of Orleans County be publicized to those who may be interested in establishing, maintaining or expanding business and industry in the County of Orleans, in order to create new jobs and keep a healthy economy; and

WHEREAS, equally as important is the ability to retain within the county the jobs already located here; and

WHEREAS, among the most important tasks facing New York State are the need to increase jobs and encourage higher levels of private capital investment in business and industry thereby improving the general prosperity and economic welfare of the people of New York State and its constituent municipalities; and

WHEREAS, the County recognizes that the Agency is a community-wide organization with the expertise and capacity to so improve the general prosperity and economic welfare to the people of the County; and

WHEREAS, the purpose of this Agreement is to carry out in a legal and proper manner the provisions of Section 852 of the General Municipal Law of the State of New York, which section does authorize the County to appropriate funds for the purpose of encouraging industrial development within the County; and

WHEREAS, New York State Public Officers Law Section 18 states that a county legislative body may provide for the defense and indemnification of the officers and employees of a public entity and additional indemnification of said Agency may be contracted in return for services; and

NOW THEREFORE, in consideration of the agreements and promises herein contained and for other good and valuable consideration, the receipt of which is hereby acknowledged, the parties hereto do hereby agree as follows:

SERVICES

1. The parties understand that the Agency shall hire and employ a professional staff, which shall maintain a continuing program of identifying, locating and contacting industrial prospects who may be interested in establishing or expanding manufacturing or industrial facilities with the County of Orleans. The Agency shall have the right to discharge such staff without the approval of the Legislature. Such staff shall be entitled to participate in all County/State employee benefit programs including but not limited to retirement, compensation, medical insurance, dental insurance and Cafeteria Program.

2. The Agency shall, through its professional staff, conduct an ongoing local economic retention and development program. As part of this program, the agency shall maintain close and frequent contact and communication with local firms. In connection, therewith the Agency agrees that it shall maintain up-to-date factual data on all aspects of the County of Orleans for use in promoting the advantages of the County to such prospects.

3. The Agency shall assist prospective employers in packaging financial assistance from available public and private sources as appropriate for the construction of new or expanded facilities, which shall result in additional employment for residents of Orleans County.

ACCOUNTABILITY

1. The Agency shall keep the County informed, subject to the restraints of law, of its operations through the Orleans County Legislature's representative members of the Agency, by means of joint meetings, which either party might request, and through the submission of its Annual Report. Each public entity shall respect the confidentiality of the others executive sessions and the information disclosed therein.

2. The Agency agrees to establish appropriate accounting and record keeping procedures that comply with generally accepted principles and with appropriate law and regulations in reporting and withholding Federal and New York State Taxes and Social Security contributions and transmitting to the proper authorities.

ADMINISTRATION

1. The Agency understands that its professional staff will cooperate with the Director of Planning and Development in all circumstances that relate to the Planning Department area of influence

2. The parties specifically acknowledge that this Agreement pertains solely to the professional services of the Agency and that any other Agreements between the parties shall be

governed exclusively by the terms and conditions of said Agreements and that additional unrestricted gifts on account of specific projects undertaken by the Agency are permitted by law.

3. The Agency shall comply with all applicable federal, state and local laws, rules and regulations including, but not limited to, those prohibiting discrimination based on race, religion, color, national origin, disability, marital status or status as a disabled veteran.

FINANCES

1. The Agency agrees to report all State and Federal Withholding as well as New York State Retirement contributions in such manner and method as the parties may agree.

INDEMNIFICATION

1. The County shall defend, hold harmless and indemnify the Agency and its members, officers and employees ("claimant") for and against all costs, fees, damages, fines and penalties incurred or imposed by virtue of the performance by the Agency of the terms and conditions of this Agreement in any court, administrative, or other proceeding.

2. The duty to defend, indemnify and hold harmless provided by this Agreement shall be conditioned upon; (i) delivery by the "claimant" to the chief legal officer of the county or to its chief administrative officer of a written request to provide for his defense together with the original or a copy of any summons, complaint, process, notice, demand or pleading within ten days after he is served with such document, and (ii) the full cooperation of the "claimant" in the defense of such action or proceeding and in defense of any action or proceeding against the public entity based upon the same act or omission, and in the prosecution of any appeal.

3. It is not the intention of this Agreement to in any way impair, limit, modify or restrict any immunity to liability available to the Agency or any legislator, board member or employee of the Agency or County.

4. This Agreement shall not in any way affect the obligation of any "claimant" to give proper notice to the Agency and the County under the provisions of Section 50-e of the New York State General Municipal Law, or any other applicable provision regarding notice and compromise and settlement. The provisions of said Section 50-e and the procedures therein are incorporated by reference herein to the extent not inconsistent herewith.

TERM OF AGREEMENT

1. This Agreement shall be for a term from the date hereof until December 31, 2025. The Agency agrees to submit its proposed budget for the ensuing budget year to the County no later than September 15th of the preceding year. The County agrees to examine such budgetary requests as a part of its budgetary process in adopting the Annual Budget of the County of Orleans.

Either party upon ninety (90) days prior written notice to the other party may terminate this contract at any time.

NO POWER TO BIND

1. The County, the Agency, and their respective employees are not and shall not be considered as joint ventures, employees, partners or agents of each other and neither shall have the power to bind and obligate the other except as set forth in this Agreement.

TERM OF PAYMENT

1. Orleans County will pay COIDA during their 2025 Agreement the amount of \$200,000.00 payable in quarterly payments of \$50,000.00.

IN WITNESS WHEREOF, the undersigned have set their hands and seals this day of _____, 20__.

ORLEANS COUNTY LEGISLATURE

By: William Eick
Title: Vice Chairman

COUNTY OF ORLEANS INDUSTRIAL
DEVELOPMENT AGENCY

By: Michael Dobell
Title: CEO

ACKNOWLEDGMENT OF SIGNATORY (IES)
STATE OF NEW YORK)
) ss
COUNTY OF ORLEANS)

On the _____ day of _____ in the year _____ before me, the undersigned, a

Notary Public in and for said state, personally appeared _____
to me known or proved to me on the basis of satisfactory evidence to be the individual(s) whose
name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they
executed the same in his/her/their capacity(ies); and that by his/her/their signature(s) on the
instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed
the instrument.

Signature of Notary Public

Orleans County Legislature
Office or Capacity of signatory (ies)
Notary Stamp:

ACKNOWLEDGMENT OF SIGNATORY (IES)
STATE OF NEW YORK)
) ss
COUNTY OF ORLEANS)

On the _____ day of _____ in the year _____ before me, the undersigned, a

Notary Public in and for said state, personally appeared _____
to me known or proved to me on the basis of satisfactory evidence to be the individual(s) whose
name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they
executed the same in his/her/their capacity(ies); and that by his/her/their signature(s) on the
instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed
the instrument.

Signature of Notary Public

County of Orleans Industrial Development Agency
Office or Capacity of signatory (ies)
Notary Stamp:

RESOLUTION OF THE COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT AGENCY AUTHORIZING THE SECOND AMENDMENT TO THE OPTION AGREEMENT BY AND AMONG PHILIP AND DAWN KEPPLER, THE COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT AGENCY AND THE ORLEANS LAND RESTORATION CORPORATION

WHEREAS, the County of Orleans Industrial Development Agency (“COIDA”), is authorized under the laws of the State of New York, and in particular the New York State Industrial Development Agency Act, constituting Title 1 of Article 18-A of the General Municipal Law, Chapter 24 of the Consolidated Laws of New York, as amended, and Chapter 918 of the 1971 Laws of New York, as amended to promote, develop, encourage and assist in the acquiring, constructing, reconstructing, improving, maintaining, equipping and furnishing of industrial, manufacturing, warehousing, commercial and research facilities and thereby advance the job opportunities, general prosperity and economic welfare of the people of the State of New York and to improve their prosperity and standard of living; and

WHEREAS, COIDA, the Orleans Land Restoration Corporation (“OLRC”) and Philip and Dawn Keppler (the “Keplers”), are parties to that certain Option Agreement dated as of February 6, 2013 (the “Option Agreement”) pursuant to which the Keplers have granted to COIDA and OLRC the exclusive option to purchase an approximately 126+/- acre parcel of land in the Town of Shelby, with frontage along Maple Ridge Road, comprised of the portions of tax parcels SBL# 91.-1-6.2 and SBL# 91.-1-7.1 lying north of Sanderson Road (hereinafter referred to as the “Property”); and

WHEREAS, COIDA, OLRC and the Keplers are parties to that certain amendment to the Option Agreement dated as of the 30th day of January, 2023, pursuant to which the term of the Option Agreement was extended for an additional two-year period, through and including February 6, 2025; and

WHEREAS, COIDA and OLRC have entered into negotiations with the Keplers to extend the term of the Option Agreement for an additional two-year period, through and including February 6, 2027; and

WHEREAS, in consideration for extending the term of the Option Agreement, the Keplers have requested that COIDA and OLRC continue to make payments in an amount equal to the real property taxes due and payable on the Property during the two-year period of the extension.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY OF ORLEANS INDUSTRIAL DEVELOPMENT AGENCY AS FOLLOWS:

1. COIDA is hereby authorized, in conjunction with OLRC, to execute and deliver an amendment to extend the term of the Option Agreement through and including February 6, 2027 or such other duration as may be agreed to by the parties, such amendment to include the terms described in this resolution, together with such other terms and conditions as the CEO/CFO may

determine in consultation with the Chairman to be necessary, appropriate and in the best interest of COIDA.

2. The Chairman, Vice Chairman, Treasurer, Secretary and the CEO/CFO of COIDA are each individually authorized to execute and deliver the amendment to the Option Agreement and to take such other actions as may be necessary to effectuate the transactions contemplated by this resolution.

3. This resolution shall take effect immediately.

The above resolution was moved for adoption by _____ and seconded by _____

ROLL CALL VOTE:

	<u>Yes</u>	<u>No</u>	<u>Absent</u>	<u>Abstain</u>
Carol D'Agostino	[]	[]	[]	[]
Craig Touhey	[]	[]	[]	[]
Ed Urbanik	[]	[]	[]	[]
John Fitzak	[]	[]	[]	[]
John Misiti	[]	[]	[]	[]
Merle Draper	[]	[]	[]	[]
Jeff Martin	[]	[]	[]	[]

Adopted December 13, 2024