



Tioga County Industrial Development Agency
February 3, 2016 • 4:30 p.m. • Ronald E. Dougherty County Office Building
56 Main Street, Owego, NY 13827

Agenda

1. Call to Order and Introductions

Attendance

- 2. A. IDA Board Members**
1. Roll Call: R. Kelsey, A. Gowan, T. Monell and K. Gillette K. Dougherty, J. Nolis, M. Sauerbrey
 - a. Absent:
 - b. Excused: M. Sauerbrey, K. Gillette
 2. Guests:
 - B. Myers, L. Tinney, C. Haskell, J. Meagher, J. Bellis

3. Privilege of the Floor- None

4. Approval of Minutes –

1. January 6, 2016 Regular Meeting Minutes
2. January 6, 2016 Annual Meeting Minutes

5. Project Updates

- A. Crown Cork & Seal USA, Inc. – L. Tinney
 1. Update
 2. URI Application Support Letter
 3. Larson Design Group – J. Bellis
 - a. WWTP Update
 - b. Proposal for Engineering Fees
- B. Tioga Downs Racetrack, LLC – L. Tinney
 1. Update
- C. Owego Gardens Project Update - L. Tinney
 1. Update
- D. Start Up NY Agreement between the IDA & Binghamton University; Start Up NY Transfer Agreement between the IDA & CPSI –J. Meagher
- E. FedEx Project – L. Tinney
 1. Update
 - a. Land Closing Pending
 - b. Road Access Concerns

6. **New Business – B. Myers**
 - A. All railroad lease invoices sent out 1/25/2016
 - B. Piaker & Lyons Audit

7. **Financial Report**
 - A. Reports
 1. Balance Sheet
 2. Profit & Loss
 3. Transaction Detail

8. **Old Business**
 - A. Public Authority Accountability Act
 1. Audit Committee Report (R. Kelsey, K. Dougherty, J. Nolis)
 - a. Internal Controls Officer Agreement
 2. Governance Committee Report (R. Kelsey, K. Dougherty, J. Nolis)
 - a. Board Performance Surveys
 - b. Bryant Myers 90-Day Review Due After 2/29/2016
 3. Finance Committee Report (R. Kelsey, A. Gowan, K. Gillette)
 - a. TSB Account Conversion Request
 - B. Signature Cards - B. Myers
 - C. NYSEG Gas/Electric Easement for Owego School – B. Myers
 - D. Damaged sign for industrial park – B. Myers
 1. Repair or replace discussion
 2. Settlement in the amount of:
 - E. Bill Woods Park Bench – L. Tinney

9. **PILOT Updates**
 - A. PILOT fire tax bills have been sent
 1. Except Best Buy. Need School tax rate
 2. Received Tax Payments from Rynone, Tioga Downs, and Best Buy
 - B. PILOT Employee Surveys sent 1/22/2016

10. **Reports**
 - A. Railroads
 1. Committee Report (T. Monell, K. Gillette)
 - a. 2 more members need to be appointed
 - b. Letter to W. Caloroso Sent
 - c. Fiber Poles - L. Tinney
 - B. Loan Program
 1. Bank Visits
 2. USDA Loan Audit 2/9/2016

11. **Motion to move into Executive Session pursuant to Public Officers Law Section 105**

12. **Next Meeting – Wednesday, March 2, 2016**

13. **Adjourned**



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**Tioga County Industrial Development Agency
January 6, 2016 • 4:30 p.m. • Ronald E. Dougherty County Office Building
56 Main Street, Owego, NY 13827**

Minutes

1. Call to Order and Introductions

Meeting was called to order at 4:44 pm by Chairman R. Kelsey

2. Attendance

A. IDA Board Members

1. Roll Call: R. Kelsey, A. Gowan, T. Monell K. Dougherty and J. Nolis

a. Absent:

b. Excused: K. Gillette

2. Guests:

B. Myers, L. Tinney, M. Sauerbrey, J. Bellis, J. Meagher

Moved J. Bellis. WWTP Situation

J. Bellis Discussed the various options and provisions for water treatment in the Town of Nichols for the CROWN Cork and Seal USA Project Including: Groundwater, Point Discharge, and waste water treatment facility upgrades. More information is forthcoming.

J. Bellis concluded: 5:13

3. Privilege of the Floor

-None

4. Ray Case- Resolution to Acknowledge Service to the TC IDA

Motion to approve resolution for Ray Case's Service to the TC IDA (T. Monell, J. Nolis)

Aye: 5 Abstain: 0

No :0

5. Correspondence- B. Myers

A. FOIL Requests

1. McNamee request for PILOT Payments for Owego Apalachin School Dist. 2016-2021-completed. – B. Myers confirmed that the FOIL request for H. McNamee had been completed.

6. Project Updates – L. Tinney

A. Crown Cork & Seal USA, Inc.

1. Wetland Permit - L. Tinney wetland permit has been issued
2. Land Sale Completed 12/18 - L. Tinney Closed 12/18
3. PILOT Closing Completed 12/18 – L. Tinney Closed 12/18

B. Tioga Downs Racetrack, LLC

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Aye: 4 Abstain: 1 (R. Kesley)

No: 0

3. Governance Committee Report (R. Kelsey, K. Dougherty, J. Nolis) No Report

4. Finance Committee Report (R. Kelsey, A. Gowan, K. Gillette) No Report

B. Signature Cards- All but Chemung Canal are completed. – B. Myers

C. NYSEG Gas/Electric Easement for Owego School do not set precedence by waving it.

D. Façade Program

1. Motion to approve the email vote for the approval of the Owego Kitchen Loan (A.

Gowan, J. Nolis)

Aye: 5 Abstain: 0

No: 0

11. PILOT Updates

A. None

12. Reports

A. Railroads

1. Committee Report (T. Monell, R. Case, K. Gillette) No Report

B. Loan Program

1. Loan Request – Move to Executive Session to Discuss Personal Finances

**13. Motion to move into Executive Session pursuant to Public Officers Law Section 105
(T. Monell, J. Nolis) 5:38 P.M.**

Aye: 5 Abstain: 0

No: 0

14. Next Meeting – Wednesday, February 3, 2016

15. Adjourned-5:38pm

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**Tioga County Industrial Development Agency
EXECUTIVE SESSION MEETING AGENDA**

Date: 1/6/2016

Time 5:38

On a motion of T. Monell, seconded by J. Nolis, the Board of Directors went into Executive Session to discuss:

1. Financial details of a loan applicant.

Adjourned Time: 5:56 p.m.

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**Tioga County Industrial Development Agency
Board of Directors Annual Meeting
January 6, 2016**

I. Call to Order and Introductions- Chairperson R. Kelsey called the meeting to order at 4:30 p.m.

II. Attendance

- A. IDA Board Members: A. Gowan, R. Kelsey and K. Dougherty, J. Nolis, T. Monell
- B. Absent: K. Gillett
- C. Guests: B. Myers, L. Tinney, M. Sauerbrey, J. Bellis, B. Woodburn, J. Meagher

III. New Business

A. Monthly meeting designation

Motion to set the regular monthly meetings for the first Wednesday of each month at 4:30 p.m. to be held in the County Office Building, 56 Main Street, Owego NY, Legislative Conference Room (K. Dougherty, J. Nolis)

Aye- 5 Abstain- 0
Nay- 0 Carried

B. Media designation

Motion to designate the Press & Sun Bulletin as the official newspaper for the purposes of publishing all notices and other matters as required by law (K. Dougherty, J. Nolis)

Aye-4 Abstain- 0
Nay- 1 (T. Monell) Carried

C. Governance Committee recommendations

1. Slate of Officers

- a. Chairperson- R. Kelsey
- b. Vice Chairperson- K. Dougherty
- c. Secretary- T. Monell
- d. Treasurer- A. Gowan

Motion to appoint the slate of officers as recommended by the Governance Committee (K. Dougherty, J. Nolis)

Aye- 5 Abstain- 0
Nay- 0 Carried

2. Committee Appointments

- a. Governance- R. Kelsey, J. Nolis, K. Dougherty
- b. Audit- K. Dougherty, R. Kelsey, J. Nolis
- c. Railroad- T. Monell, K. Gillette
- d. Finance- R. Kelsey, A. Gowan, K. Gillette
- e. Loan- A. Gowan, R. Kelsey, K. Dougherty, S. Thomas, D. Barton

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Motion to appoint Committee Members as recommended by the Governance Committee (K. Dougherty, T. Monell)

Aye- 5 Abstain- 0
Nay- 0 Carried

3. Other Appointments

- a. Designee (per Employee Handbook) – L. Tinney
- b. Compliance Officer- B. Myers
- c. Contracting Officer- B. Myers
- d. Freedom of Information Officer- B. Myers
- e. Code of Ethics Officer- J. Meagher
- f. Internal Controls Officer- Amy Dunham

Motion to make the other appointments as recommended by the Governance Committee (K. Dougherty, J. Nolis)

Aye- 5 Abstain- 0
Nay- 0 Carried

4. Annual Policy Review

- a. Mission Statement
- b. By-Laws
- c. Code of Ethics
- d. Assessment of Internal Controls
- e. Procurement Policy
- f. Property Disposition Policy
- g. Whistle Blowers Policy
- h. Employee Handbook
- i. Governance Committee Charter
- j. Procedure Manual
- k. New Policy:
 - a. Conflict of Interest Policy: Policy Adopted.

Motion to accept the reviewed and new policies as recommended by the Governance Committee (K. Dougherty, T. Monell)

Aye- 5 Abstain- 0
Nay- 0 Carried

5. Other Annual Review

- a. Compensation and Benefits of Business Administrator
- b. Report on Conflict of Interest Incidents

Motion to accept no noted conflict of interest incidents for the year 2015 (K. Dougherty, J. Nolis)

Aye- 5 Abstain- 0
Nay- 0 Carried

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- c. Self-Evaluation of Performance 2015 Governance Committee Self-Evaluation Report

Motion to accept Self- Evaluation of Performance report as supplied by the Governance Committee (K. Dougherty, J. Nolis)

Aye- 5 Abstain- 0
Nay- 0 Carried

- D. Audit Committee Recommendations
 - 1. Appointments
 - a. Audit Firm- Piaker & Lyons
 - b. Financial Expert- A. Dunham

Motion to accept the appointments as recommended by the Audit Committee (K. Dougherty, T. Monell)

Aye- 5 Abstain- 0
Nay- 0 Carried

- 2. Annual Policy Review
 - a. Audit Committee Charter TCIDA Audit Committee Charter
 - b. Self-Evaluation of Performance 2015 Audit Committee Self-Evaluation Report

Motion to accept the reviewed policies and Self-Evaluation of Performance as recommended by the Audit Committee (A. Gowan, T. Monell)

Aye- 5 Abstain- 0
Nay- 0 Carried

- E. Finance Committee Recommendations
 - 1. Official Depositories
 - a. Chemung Canal Trust Company
 - b. Community Bank
 - c. Tioga State Bank

Motion to accept Chemung Canal Trust, Community Bank and Tioga State Bank as depositories as recommended by the Audit Committee (K. Dougherty, T. Monell)

Aye- 4 Abstain- 1 (R. Kelsey)
Nay- 0 Carried

- 2. Annual Policy Review
 - c. Investment Policy
 - d. Finance Committee Charter
 - e. Investment Annual Report
 - f. Self-Evaluation of Performance 2015 Finance Committee Self-Evaluation Report

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Motion to accept the reviewed policies and Self-Evaluation of Performance as recommended by the Finance Committee (K. Dougherty, J. Nolis)

Aye- 5 Abstain- 0
Nay- 0 Carried

3. Designation of Signors on bank accounts

Motion to Designate R. Kelsey, K. Dougherty, J. Nolis, A. Gowan and B. Myers as signors on bank accounts (A. Gowan, T. Monell)

Aye- 5 Abstain- 0
Nay- 0 Carried

F. Annual Certifications

1. Internal Controls Certification- Will be addressed at February's meeting.
2. Annual Evaluation of Board Performance
3. Fiduciary Responsibilities Certification
4. 2015 TCIDA Operations and Accomplishments TCIDA Operations and Accomplishments

Motion to authorize Internal Controls Certification and acknowledge Fiduciary Responsibilities for the year 2016 (T. Monell, J. Nolis)

Aye- 5 Abstain- 0
Nay- 0 Carried

G. Miscellaneous

1. Contact information 2015 TCIDA Board of Directors & Staff
2. Listing of IDA properties –
3. R. Kelsey would like to thank LeeAnn Tinney and the Economic Development and Planning office for all work completed in 2015.

IV. Adjourned: Motion to adjourn the Annual Meeting (T. Monell, K. Dougherty)

Aye- 5 Abstain- 0
Nay- 0 Carried

R. Kelsey adjourned the meeting at 4:43 p.m.



INDUSTRIAL
DEVELOPMENT
AGENCY

tel: 607 687 8259

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Ralph E. Kelsey
Tioga County IDA
56 Main St.
Owego NY, 13827

Kevin Englebert
Town of Nichols
54 East River Rd.
Nichols NY, 13812

February 3, 2016

Dear Mr. Engelbert,

I am pleased to write this letter of support in regards to a URI application by the Town of Nichols for waste water treatment plant upgrades.

The development of an upgraded waste water treatment plant in the town of Nichols is a critical element in the Crown Cork and Seal USA project. It is known that without the necessary upgrades to the existing facility that this project is in jeopardy. The current capacities of the existing system do not meet the needs of Crown.

Tioga County, The Southern Tier, and The State of New York cannot risk the chance of losing the Crown Project. This project will create upwards of 164 full-time, well-paying jobs that will help improve the quality of life for residents of our community.

The mission of the Tioga County Industrial Development Agency directly supports this project. The waste water treatment plant upgrades will not only create a significant number of jobs, but it will also help make Tioga County and the entire Southern Tier more economically stable.

Best Regards,

Ralph E. Kelsey
Chairman
Tioga County Industrial Development Agency

11:31 AM

02/01/16

Tioga County Industrial Development Agency
Transaction List by Date
January 2016

Type	Date	Num	Name	Memo	Account	Amount
Jan 16						
Deposit	1/4/2016			January	TSB- IRP 4	1,413.39
Deposit	1/4/2016			Business Cards Payment	TSB- checking	96.50
Check	1/4/2016	5568	Shelter Point Life	2016 Disability Insurance prem...	TSB- checking	-125.00
Check	1/4/2016	5569	Cathy Haskell	Administrative Assistance-Dec...	TSB- checking	-610.00
Deposit	1/4/2016			January Payment	TSB- checking	965.61
Check	1/5/2016	5571	Thomas, Collison, ...	Legal Fees - Decemberr 2015	TSB- checking	-3,535.00
Deposit	1/5/2016			January Payment	TSB- IRP 2	500.00
Deposit	1/5/2016			Deposit	TSB- IRP 2	1,088.88
Deposit	1/5/2016			Deposit	Community- Facad...	100.00
Deposit	1/5/2016			Lease Payment	TSB- checking	110.43
Deposit	1/5/2016			Deposit	TSB- checking	1,931.21
Deposit	1/5/2016			Deposit	TSB- checking	2,312.33
Check	1/6/2016	5570	Bryant R. Myers	12-19-2015 - 01-01-2016	TSB- checking	-1,216.92
Deposit	1/8/2016			Pilot Payment	Community- Louns...	600,000.00
Deposit	1/8/2016			Deposit	Community- Facad...	277.78
Deposit	1/8/2016			Deposit	Community- Facad...	200.00
Deposit	1/8/2016			Deposit	TSB- checking	529.13
Check	1/11/2016	5572	Tioga County Treas...	11/2015 HUD Pymt	TSB- checking	-5,209.15
Check	1/11/2016	5573	Ruth Fiato	Admin November 2015	TSB- checking	-135.00
Check	1/11/2016	5574	CBC Innovis	credit reports - VEDA Loan	TSB- checking	-12.70
Check	1/13/2016	5575	Waverly Trade Cent...	Reimbursement 8 & 9	TSB- checking	-8,997.75
Check	1/13/2016	1051	Tioga County IDA	Loan Admin Fee	TSB- IRP 2	-259.86
Check	1/13/2016	1026	Tioga County IDA	December Loan Admin Fee	TSB- IRP 3	-148.86
Check	1/13/2016	1051	Tioga County IDA	Loan Admin Fee	TSB- IRP 4	-138.03
Deposit	1/13/2016			Deposit	TSB- IRP 3	400.00
Deposit	1/14/2016			Loan Payment	TSB- IRP 4	706.70
Deposit	1/14/2016			Freight Rev.	TSB- checking	4,083.90
Deposit	1/14/2016			Loan Payment	Community- Facad...	169.54
Check	1/20/2016	5576	Economic Develop...	Folders	TSB- checking	-47.04
Check	1/20/2016	5577	Bryant R. Myers	01-02-2016 - 01-15-2016	TSB- checking	-1,246.96
Deposit	1/20/2016			February Payment	Community- Facad...	148.51
Deposit	1/20/2016			2016 PILOT Payment	TSB- checking	8,456.77
Check	1/22/2016	5578	Tioga County Treas...	2016 Fire Taxes	TSB- checking	-112.96
Deposit	1/25/2016			Loan Payment	Community- Facad...	365.86
Check	1/26/2016	5579	Town of Barton	2016 Town PILOT- Barton	TSB- checking	-1,438.61
Deposit	1/28/2016			February Payment	TSB- IRP 2	1,002.92
Check	1/29/2016	5580	Tioga County Treas...	2016 Fire Taxes	TSB- checking	-160.87
Deposit	1/29/2016			Loan Payment	Community- Facad...	399.39
Deposit	1/29/2016			Deposit	TSB- IRP 3	728.81
Deposit	1/29/2016			PILOT Payment	TSB- checking	2,949.48

Jan 16

Tioga County Industrial Development Agency Balance Sheet Prev Year Comparison As of January 31, 2016

	Jan 31, 16	Jan 31, 15
ASSETS		
Current Assets		
Checking/Savings		
Restricted Cash Accounts		
Community- Facade Improvement	147,774.79	194,190.30
CCTC- Industrial Park	12,005.37	12,010.37
USDA Funds		
CCTC- Loan Loss Reserve	40,369.12	40,350.61
TSB- IRP 2	100,946.13	84,763.81
TSB- IRP 3	182,407.86	183,718.87
TSB- IRP 4	156,142.94	73,940.70
TSB- RBEG	205,391.28	181,559.09
TSB- marketing	1,496.10	3,615.80
Total USDA Funds	686,753.43	567,948.88
Total Restricted Cash Accounts	846,533.59	774,149.55
CCTC- CDs		
Infrastructure (391)	127,226.88	126,941.89
Site Development (383)	128,527.56	128,239.55
Site Development (878)	252,995.52	252,239.10
Infrastructure (877)	93,278.77	92,999.88
Land Acquisition (879)	515,433.53	513,506.34
Capital Improvement (284)	303,366.05	302,116.35
Total CCTC- CDs	1,420,828.31	1,416,043.11
Temporarily Restricted Cash Acc		
TSB- NYSEG	0.00	13,754.16
Community- Lounsberry	600,052.75	470,087.52
Total Temporarily Restricted Cash Acc	600,052.75	483,841.68
Unrestricted Cash Accounts		
TSB- checking	219,729.33	416,235.86
TSB- general fund	936,840.21	895,347.53
Total Unrestricted Cash Accounts	1,156,569.54	1,311,583.39
Total Checking/Savings	4,023,984.19	3,985,617.73
Other Current Assets		
Allowance for Doubtful Accounts	-75,000.00	-75,000.00
New York State OEM Funds Receiv	0.00	11,032.21
FEMA Funds Receivable	0.00	33,096.62
Commercial Facade Loan Program		
Loan Rec - 2015-06-A	25,976.00	0.00
Loan Rec - 2014-01-A	9,324.50	11,358.98
Loan Rec - 2015-01-A	16,944.43	20,000.00
Loan Rec - 2015-02-A	4,603.73	0.00
Loan Rec - 2015-04-A	1,750.00	0.00
Loan Rec - 2015-05-A	20,956.94	0.00
Total Commercial Facade Loan Program	79,555.60	31,358.98
ERP		
Loan Rec 2012-05-E	0.00	833.30
Loan Rec 2012-04-E	0.00	833.26
Loan Rec 2012-03-E	0.00	833.28
Loan Rec 2011-11-E	0.00	555.48
Loan Rec 2011-10-E	0.00	431.74
Loan Rec 2011-09-E	0.00	363.50
Loan Rec 2011-06-E	0.00	277.68
Total ERP	0.00	4,128.24
RBEG		
Loan Rec 2007-01-A	0.00	19,951.98
Total RBEG	0.00	19,951.98
IRP 4		

Tioga County Industrial Development Agency
Balance Sheet Prev Year Comparison
As of January 31, 2016

	Jan 31, 16	Jan 31, 15
Loan Rec 2015-03-A	13,618.75	0.00
Loan Rec 2013-02-A	7,870.65	10,243.06
Loan Rec 2010-02-A	0.00	79,539.02
Loan Rec 2010-01-A	21,833.01	37,280.49
Loan Rec 2009-03-A	5,123.27	13,097.55
Loan Rec 2009-02-A	57,651.58	60,051.58
Total IRP 4	106,097.26	200,211.70
IRP 3		
Loan Rec 2013-01-A	12,573.95	16,079.80
Loan Rec 2007-08-A	46,164.46	51,801.56
Total IRP 3	58,738.41	67,881.36
IRP 2		
Loan Rec 2012-08-A	26,355.55	30,911.86
Loan Rec 2011-03-A	66,516.01	76,272.39
Loan Rec 2011-01-A	8,913.03	20,194.54
Total IRP 2	101,784.59	127,378.79
Accounts Receivable-OHRY	0.00	8,466.90
Total Other Current Assets	271,175.86	428,506.78
Total Current Assets	4,295,160.05	4,414,124.51
Fixed Assets		
Lounsberry South FA	201,129.16	201,129.16
Land- Mitchell	58,453.51	58,453.51
Equipment		
2012 computer upgrade	1,436.88	1,436.88
2007 computer upgrade	2,019.49	2,019.49
Equipment - Other	264.00	264.00
Total Equipment	3,720.37	3,720.37
Land- Cavataio	2,500.00	2,500.00
Land-general	200,757.60	200,757.60
Land-Louns	18,805.00	18,805.00
Land 434	304,875.18	414,701.18
Railroad Improvements	1,976,668.74	1,976,668.74
Z Accumulated Depreciation	-1,090,227.73	-1,090,227.73
Total Fixed Assets	1,676,681.83	1,786,507.83
Other Assets		
HUD Loan Program		
L/R 2014-01-A	144,433.64	167,472.50
L/R 2012-06-A	68,353.41	77,735.00
L/R 2009-04-A	82,098.04	102,476.94
Total HUD Loan Program	294,885.09	347,684.44
Total Other Assets	294,885.09	347,684.44
TOTAL ASSETS	6,266,726.97	6,548,316.78
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Accounts Payable		
Accounts Payable	0.00	4,064.27
Total Accounts Payable	0.00	4,064.27
Other Current Liabilities		
Interest Payable		
L/P 2012-06-A Interest	-172.86	0.00
Total Interest Payable	-172.86	0.00
Payroll Liabilities	0.02	1,646.92
PILOT Payments		

Tioga County Industrial Development Agency
Balance Sheet Prev Year Comparison
 As of January 31, 2016

	Jan 31, 16	Jan 31, 15
Tioga Downs Racetrack	2,949.48	0.00
CNYOG		
Town- CNYOG	0.00	375,422.80
Total CNYOG	0.00	375,422.80
Best Buy PP	600,003.90	470,072.58
Hadco		
School- Hadco	-0.01	0.00
Total Hadco	-0.01	0.00
Rynone		
Recycle- Rynone	309.89	304.88
County- Rynone	6,708.28	6,586.22
Town- Rynone	-0.01	1,381.18
Total Rynone	7,018.16	8,272.28
Total PILOT Payments	609,971.53	853,767.66
Total Other Current Liabilities	609,798.69	855,414.58
Total Current Liabilities	609,798.69	859,478.85
Long Term Liabilities		
Loan Pay- IRP 4	262,079.92	271,701.90
Loan Pay- IRP 3	232,680.61	242,593.68
Loan Pay- IRP 2	166,762.37	177,328.09
Loan Pay- IRP 1	91,369.44	98,642.16
Tioga County HUD prog		
2014-01-A	144,433.64	167,472.50
2012-06-A	68,351.43	77,735.00
2009-04-A	82,098.04	102,476.94
Total Tioga County HUD prog	294,883.11	347,684.44
Total Long Term Liabilities	1,047,775.45	1,137,950.27
Total Liabilities	1,657,574.14	1,997,429.12
Equity		
Board Designated Funds	1,406,302.63	1,406,302.63
Opening Bal Equity	304,104.67	304,104.67
Retained Earnings	2,909,078.47	2,830,320.81
Net Income	-10,332.94	10,159.55
Total Equity	4,609,152.83	4,550,887.66
TOTAL LIABILITIES & EQUITY	6,266,726.97	6,548,316.78

**Tioga County Industrial Development Agency
 Profit & Loss YTD Comparison
 January 2016**

	Jan 16	Jan 16
Ordinary Income/Expense		
Income		
Loan Interest Income		
IRP 2		
2012-08-A	113.04	113.04
2011-03-A	281.71	281.71
2008-01-A	41.15	41.15
Total IRP 2	435.90	435.90
IRP 3		
2013-01-A	73.24	73.24
2007-08-A	242.81	242.81
Total IRP 3	316.05	316.05
IRP 4		
2010-01-A	96.46	96.46
2009-03-A	24.05	24.05
Total IRP 4	120.51	120.51
Loan Interest Income - Other	174.84	174.84
Total Loan Interest Income	1,047.30	1,047.30
Leases/Licenses	414.11	414.11
OHRy		
freight	4,083.90	4,083.90
Total OHRy	4,083.90	4,083.90
PILOT Program Fees		
Crown, Cork & Seal	225.45	225.45
Total PILOT Program Fees	225.45	225.45
Total Income	5,770.76	5,770.76
Expense		
Waverly Trade Center DOT Grant	8,997.75	8,997.75
Loan Program Expense	12.70	12.70
Insurance		
Disability (First Rehab Life)	125.00	125.00
Total Insurance	125.00	125.00
Office Supplies		
other	47.04	47.04
Office Supplies - Other	-96.50	-96.50
Total Office Supplies	-49.46	-49.46
Payroll Expenses	2,463.88	2,463.88
Professional Fees		
Administrative Services		
Fiato	135.00	135.00
Haskell	610.00	610.00
Total Administrative Services	745.00	745.00
Legal Fees		
Monthly Fees	3,535.00	3,535.00
Total Legal Fees	3,535.00	3,535.00
Total Professional Fees	4,280.00	4,280.00
Property Taxes		
Newark Valley Property	160.87	160.87
Berry Road (47)	82.91	82.91
Carmichael Road	3.07	3.07
Smith Creek Road	13.78	13.78
Glenmary Drive	7.20	7.20
Metro Road	6.00	6.00

11:32 AM
02/01/16
Accrual Basis

Tioga County Industrial Development Agency
Profit & Loss YTD Comparison
January 2016

	<u>Jan 16</u>	<u>Jan 16</u>
Total Property Taxes	273.83	273.83
Total Expense	16,103.70	16,103.70
Net Ordinary Income	-10,332.94	-10,332.94
Net Income	<u>-10,332.94</u>	<u>-10,332.94</u>



NEW YORK MUNICIPAL INSURANCE RECIPROCAL

January 20, 2016

Tioga County
County Attorneys Office
56 Main Street
Owego, NY 13827
Emailing
Attn: Diane Stephens – stephensd@co.tioga.ny.us

RE: Tioga County
TYPE: Damaged sign
D/A: August 26, 2015
FILE: TIO-2015-021-001

Dear Diane Stephens:

New York Municipal Insurance Reciprocal has completed the investigation of the above referenced claim. We have received and reviewed the repair estimate of \$2,131.46 and find it to be acceptable. The policy has a \$250.00 deductible. Based on the Commercial Property deductible provision of policy form MPL116 11 06, Extensions of Coverage, Section I. D. Deductible, the net recoverable amount for this loss is \$2,088.42. Payment for this amount will be processed to the County and sent under separate cover.

Please contact me if you have questions regarding this matter.

Very truly yours,

Tom Hughes
Claims Examiner
516-750-9437

Sponsored by:



Association of Towns



Conference of Mayors



Association of Counties

333 Earle Ovington Blvd. Suite 505 12 Metro Park Road
Uniondale, New York 11553-3624 Colonie, New York 12205-1139
(516) 227-2120, FAX 227-2352 (518) 437-1171, FAX 437-1182
1-800-NYMIR05 www.nymir.org



Judith M. Quigley
County Attorney

Tioga County
Law Department

County Office Building
56 Main Street
Owego, New York 13827

quigleyj@co.tioga.ny.us
(607) 687-8253 (Tele)
(607) 223-7003 (Fax)

To: Jim McFadden, County Treasurer
From: Diane Stephens *Diane*
Date: January 25, 2016
Subject: NYMIR Claim No. TIO-2015-021-001
DOL 8/26/15
IDA sign damage at Corporate Drive

Enclosed for deposit is NYMIR check #80190 in the amount of \$2088.42, which represents payment for the above claim where an IDA sign was damaged on the County's property.

Once a bill is received from the IDA for the repair of this sign, I will forward it to your office for payment.

If you have any questions, please feel free to contact our office.

Copy: Rita Hollenbeck via email
Bryant Myers via email



Judith M. Quigley
County Attorney

Tioga County
Law Department

County Office Building
56 Main Street
Owego, New York 13827

quigleyj@co.tioga.ny.us
(607) 687-8253 (Tele)
(607) 223-7003 (Fax)

To: Jim McFadden, County Treasurer
From: Diane Stephens *Diane*
Date: January 27, 2016
Subject: NYMIR Claim No. TIO-2015-021-001
DOL 8/26/15
IDA sign damage at Corporate Drive

I've attached a memo that I sent to you a few days ago regarding the above claim.

After speaking with Judy about this, she advised that the best way to handle this claim is for the County to remit a check to IDA for the amount set forth (\$2088.42) in NYMIR check 80190 or to endorse the check from NYMIR over to IDA, if it hasn't already been deposited in our liability fund. IDA then can remit payment directly to the vendor who does the repair work on their sign.

If you have any questions, please feel free to contact our office.

Copy: Rita Hollenbeck via email
Bryant Myers via email

NEW YORK MUNICIPAL INSURANCE RECIPROCAL

DATE ISSUED 1/21/16

CHECK NO. 0000080190

Description	Check Amount
Claim No: TIO-2015-021-001, Commercial Property	\$2,088.42
Building, Invoice No:	
Claimant: Tioga County	
DOL: 8/26/2015, Damage to sign	
CHECK TOTAL	\$2,088.42

JAN 25 2016

THIS CHECK IS VOID WITHOUT A BLUE & GREEN BACKGROUND AND A WATERMARK PATTERN ON THE BACK - HOLD AT ANGLE TO VIEW

NEW YORK MUNICIPAL INSURANCE RECIPROCAL

119 WASHINGTON AVENUE
ALBANY, NY 12210

KEY BANK OF NEW YORK
99 WASHINGTON AVENUE, ALBANY, NY 12210
TWIN TOWERS OFFICE

CHECK NO. 0000080190

29-7
213
DATE
1/21/16

PAY: Two thousand eighty eight and 42/100 Dollars

TO THE ORDER OF **TIOGA COUNTY**

CHECK AMOUNT
\$*****2,088.42

MAIL TO **TIOGA COUNTY
COUNTY ATTORNEYS OFFICE
58 MAIN STREET
OWEGO, NY 13827
ATTN: DIANE STEPHENS**

Austin J. Crawford

SIGNATURE HAS A COLORED BACKGROUND

⑈0000080190⑈ ⑆021300077⑆ 325680004174⑈