



**Schenectady Metroplex Development Authority**  
**Board Meeting Minutes**  
**May 10, 2017**

**Present:** Ray Gillen, Brad Lewis, Sharon Jordan, Karen Zalewski-Wildzunas, Neil Golub, Nancy Casso, Robert Dieterich and Paul Webster

**Absent:** John Mallozzi, Todd Edwards, and Bob Mantello

**Others:** Jayme Lahut, David Hogenkamp, and one member of the public

**Call to Order:** Mr. Gillen called the meeting to order at 6:00 p.m.

1. **Approval of Minutes:** A motion to approve the minutes of the April 12, 2017 meeting was made by Mr. Golub; seconded by Mr. Webster and approved.
2. **Treasurer's Report:** Mrs. Zalewski-Wildzunas summarized the Authority's financial activities through the end of April. Cash on hand was \$3.09 million. The operating and predevelopment budgets were on target. Mr. Webster moved the Treasurer's Report; seconded by Mr. Dieterich and approved.
3. **Mohawk River Waterfront Trail Project:** Resolution 1136-17 — Adopt General Project Plan  

Resolution 1136-17 authorized the use of bond proceeds for Metroplex's participation in the construction of a 1.3-mile multi-use trail along the Mohawk River. Sources of funding include NYS, Schenectady County, DOT, Rush Gaming and Maxon Alco Holdings with Metroplex' contributing \$531,425. The public hearing was held on May 8, 2017 and no comments were received. Mrs. Zalewski-Wildzunas moved Resolution 1136-17; seconded by Ms. Jordan and approved following discussion.
4. **Gateway Plaza Project:** Resolution 1137-17 — Amend General Project Plan  

Resolution 1137-17 authorized Metroplex's participation in the final phase of the Gateway Plaza construction project. The City, using federal FEMA funds to acquire property and demolish structures, expands the footprint of Gateway Plaza. A public hearing was held on May 8, 2017 and no comments were received. Mrs. Zalewski-Wildzunas moved Resolution 1137-17; seconded by Mr. Lewis and approved.
5. **Duanesburg Sewer District No. 3:** Resolution 1138-17 — Amend General Project Plan  

Resolution 1138-17 authorized the use of bond proceeds for Metroplex's \$156,000 grant for the Duanesburg Sewer District No. 3. Project, which was previously approved on December 14, 2016. A public hearing was held on May 8, 2017 to meet the statutory requirements for issuing bonds and no comments were received. Mr. Webster moved Resolution 1138-17; seconded by Mr. Lewis and approved.

**6. The Nott Apartment Project:** Resolution 1139-17— Amend General Project Plan

Resolution 1139-17 authorized the use of bond proceeds for Metroplex's participation in the Nott Apartment Project, which was approved on February 15, 2017. A public hearing was held on May 8, 2017 to meet the statutory requirements for issuing bonds and no comments were received. Mrs. Zalewski-Wildzunas moved Resolution 1139-17; seconded by Ms. Jordan and approved following discussion.

**7. Lower State Sidewalk Project:** Resolution 1140-17 — Amend General Project Plan

Resolution 1140-17 authorized the use of bond proceeds for Metroplex's participation in installing new sidewalks and street lighting on State Street from S. Church Street to Washington Street, thereby completing the streetscape project. A public hearing was held on May 8, 2017 to meet the statutory requirements for issuing bonds and no comments were received. Mr. Golub moved Resolution 1140-17; seconded by Mr. Lewis and approved.

**8. Foster Renovation Phase 2:** Resolution 1141-17 — Adopt General Project Plan

Resolution 1141-17 authorized Metroplex's participation in the final renovation of the Foster complex. Metroplex's financial assistance included a \$300,000 grant that recreates the arched façade of the former Schenectady Railway Company at 512 State Street. A public hearing was held on May 8, 2017 to meet the statutory requirements for issuing bonds and no comments were received. Mr. Golub moved Resolution 1141-17; seconded by Mrs. Zalewski-Wildzunas and approved following discussion.

**9. Mill Artisan District Project:** Resolution 1142-17 — Amend the General Project Plan

Resolution 1140-17 authorized the use of bond proceeds for Metroplex's participation in the Mill Artisan District Project, which was approved on January 12, 2017. A public hearing was held on May 8, 2017 to meet the statutory requirements for issuing bonds and no comments were received. Ms. Jordan moved Resolution 1142-17; seconded by Mrs. Zalewski-Wildzunas and approved.

**Executive Session:** Mr. Lewis moved to convene in executive session to discuss a prospective real property acquisition, sale or lease; seconded by Mr. Golub. At 6:15 p.m. the board met privately; at 6:25 p.m. the session concluded and the board reconvened in public. Mr. Gillen stated that no votes or other authorizations were undertaken during the executive session.

**Public Comment:** None

**Board Comment:** Mr. Gillen updated the board on the conversion of the former Macy's at Viaport Rotterdam as office space. Mr. Webster informed the board that he is on the Erie Canalway National Heritage Corridor and discussed the National Urban League.

**Adjournment:** Mr. Golub moved to adjourn, seconded by Mr. Dieterich. The meeting was adjourned at 6:30 p.m.

Respectfully submitted,  
Jayme B. Lahut, Executive Director