

**Jefferson County Local Development Corporation  
Board Meeting Minutes  
May 6, 2021**

The Jefferson County Local Development Corporation held their board meeting on Thursday, May 6, 2021 in the board room at 800 Starbuck Avenue, Watertown, NY and virtually via zoom.

**Present:** David Converse, Chair

**Zoom:** Paul Warneck, Robert E. Aliasso, Jr., Lisa L’Huillier, Kent Burto, Gregory Gardner, Rob Aiken, Christine Powers, John Jennings, William Johnson

**Excused:** W. Edward Walldroff

**Absent:** None

**Also Present-** John O’Driscoll

**Zoom:** Thomas Iorizzo, Keir Chapman (7 News), Justin Miller, Esq., Craig Fox (Watertown Daily Times), Matthew Moses, Esq.

**Staff Present:** David Zembiec, Lyle Eaton, Peggy Sampson, Marshall Weir, Jay Matteson

- I. **Call to Order:** Mr. Converse called the meeting to order at 8:01 a.m.
- II. **Pledge of Allegiance**
- III. **Privilege of the Floor:** Mr. Converse invited guests to speak. No one spoke.
- IV. **Minutes:** Minutes of the regular meeting held April 1, 2021 were presented. A motion to approve the minutes as presented was made by Mr. Warneck, seconded by Ms. Powers. All in favor. Carried.
- V. **Treasurer’s Report:** Mr. Aliasso reviewed the financials for the period ending April 30, 2021. Mr. Aliasso asked Mr. Eaton if the LCO Destiny loan principal moratorium is over and if they are current. Mr. Eaton said that he will have to check the file. During review of the check register, Mr. Aliasso asked if check number 5535 labeled as Watertown LOC is for Watertown Local Development Corporation. Mr. Eaton said yes. Mr. Aliasso asked what check number 5552 to County of Lewis was for. Ms. Sampson said it was our portion for the snowmobile study. A motion was made by Mr. Aliasso to accept the financial report as presented, seconded by Mr. Jennings. All in favor. Carried.
- VI. **Committee Reports:**
  - a. **Alternative Energy Committee** – Mr. Warneck gave the report on behalf of Mr. Johnson. He said that the committee held a joint meeting with the JCIDA Loan Review Committee. He said they reviewed an application for a proposed community solar project in Brownville and discussed incentivizing or disincentivizing the use of prime farmland for solar projects, whether community or utility size projects. Mr. Zembiec said that while some counties are choosing to incentivize (discount), the disincentivizing will add a premium cost to the develop if they choose to use prime farmland since developers are already paying the \$5,500/MW base rate willingly. Mr. Warneck said the IDA board will discuss the UTEP at the IDA meeting later today.

**Jefferson County Local Development Corporation  
Board Meeting Minutes  
May 6, 2021**

- b. **Building and Grounds Committee** – Mr. Burto said there is nothing new to report. Mr. Zembiec said the YMCA project is proceeding on schedule. He said construction will start in August.

**VII. Council Reports:**

- a. **Ag** – Mr. Matteson said that he continues to work on some small projects. He said that the dairy parade/campaign has reached the \$10,000 fundraising goal and will begin filming this weekend for the video. He said that the parade will be livestreamed by NBC Watertown.

Mr. Matteson indicated that he is working with the Watertown Rapids to setup an agricultural day at one of their home games, most likely at the end of June.

- b. **Manufacturing** – Mr. Zembiec said that he spread the word that Timeless Frames was holding a walk-in vaccine clinic. He reported that MetalCraft Marine received a federal grant that our organization supported for new manufacturing equipment. He said that grants were made by the Northern New York Community Foundation to some of the workforce partners (BOCES and WPBS) that are working to spread awareness of trade and manufacturing careers.
- c. **Marketing** – Mr. Weir said that he continues to work with the REDI Program. He indicated that there are still many cubicles available at the 146 Arsenal Street building that need to be removed by the end of the month. He said that they are now being offered to more than just not-for-profits. Mr. Weir said that the new website looks good and is working great. He reported that Cheryl Mayforth spoke about workforce on this week's radio spot.

Craig Fox joined the meeting at 8:20 a.m.

**VIII. Unfinished Business:**

- 1. **Deferiet Site** – Mr. Zembiec reported that NYSEERDA visited the former paper mill site to gather information and assess its sustainability for solar development, and for inclusion on its list of 'Build Ready' sites.

Matthew Moses, Esq. joined the meeting at 8:22 a.m.

**IX. Counsel:** None.

**X. New Business:**

- 1. **Resolution No. 05.06.2021.01 to support childcare training and the establishment of new regulated home day care facilities in Jefferson and Lewis Counties** – Mr. Zembiec said that the lack of childcare has been recognized as a challenge for years. He said that a 2020 survey concluded that it was a top concern for employers. Mr. Zembiec said that he gives credit to Lewis County for putting together the program since home based childcare is a great need at this time. He said that we will also be helping to create businesses during the process.

**Jefferson County Local Development Corporation  
Board Meeting Minutes  
May 6, 2021**

It was noted that the resolution should reflect the total cost of \$45,460, not \$45,450. A motion was made by Mr. Gardner to approve the amended resolution, seconded by Mr. Aliasso. All in favor. Carried.

- XI. Adjournment:** With no further business before the board, a motion to adjourn was made by Mr. Aiken, seconded by Ms. L'Huillier. All in favor. The meeting adjourned at 8:30 a.m.

Respectfully submitted,

*Peggy Sampson*

**JEFFERSON COUNTY LOCAL DEVELOPMENT CORPORATION**  
**Resolution Number 05.06.2021.01**

**RESOLUTION TO SUPPORT CHILDCARE TRAINING AND THE ESTABLISHMENT OF  
NEW REGULATED HOME DAY CARE FACILITIES IN JEFFERSON AND LEWIS  
COUNTIES**

**WHEREAS**, a 2019 report by the Childcare Coordinating Council of the North Country identified 86% of North Country census tracts as childcare deserts, with inadequate childcare to meet local needs; and

**WHEREAS**, in Jefferson County, there are 6.7 children for each regulated childcare slot available, and 100% of the county is considered a childcare desert; and

**WHEREAS**, the lack of affordable childcare is an impediment to many people entering the workforce; and

**WHEREAS**, a 2020 survey of businesses across the 7-county North Country region, identified childcare as a top priority by employers, who indicated this was a pre-COVID issue impeding recruitment efforts and affecting employee attendance, and that it was exacerbated by the pandemic; and


**WHEREAS**, in addition to addressing a community need and workforce issue, the establishment of regulated home-based day care facilities will increase the number of locally-owned small businesses; now therefore be it

**RESOLVED**, that the Jefferson County Local Development Corporation (JCLDC) agrees to join with Lewis County Economic Development in a proposal they have developed in partnership with the Community Action Planning Council, Jefferson Community College, the Small Business Development Center, and Lewis County Planning Department to support the *North Country Regulated Home Day Care Training Bootcamp*; and be it further

**RESOLVED**, that the JCLDC will pay \$24,230 for its portion of the \$45,460 total cost to administer this program in its first year of operation; and be it further

**RESOLVED**, that the Chairman, Vice Chairman, Secretary, and/or Chief Executive Officer are authorized and directed to execute any and all documents necessary to carry out the purposes of this Resolution.

This resolution shall take effect immediately.

  
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David J. Converse  
Chairman