

THE AGENCY

B R O O M E C O U N T Y I D A / L D C

GOVERNANCE COMMITTEE MEETING
AUGUST 16, 2023 – 11:45 A.M.
THE AGENCY CONFERENCE ROOM, 2ND FLOOR
FIVE SOUTH COLLEGE DRIVE, SUITE 201
BINGHAMTON, NY 13905

AGENDA

1. CALL TO ORDER R. BUCCI
2. ACCEPT THE MINUTES FROM JULY 19, 2023 R. BUCCI
3. PUBLIC COMMENT R. BUCCI
4. REVIEW/DISCUSSION/RECOMMENDATION TO AUTHORIZE A RESOLUTION S. DUNCAN
AUTHORIZING A LEASE/LEASEBACK TRANSACTION TO FACILITATE THE RENOVATION
AND EQUIPPING OF THE PROPERTY AND A 79,034+/- SQUARE FOOT BUILDING
LOCATED ON 1.27+/- ACRES OF LAND SITUATE AT 135 CONKLIN AVENUE IN THE CITY OF
BINGHAMTON, BROOME COUNTY, NEW YORK AND A 0.09+/- ACRE OF LAND SITUATE
AT 149 CONKLIN AVENUE IN THE CITY OF BINGHAMTON, BROOME COUNTY, NEW YORK
TO BE USED, COLLECTIVELY, AS A MIXED USE DEVELOPMENT BUILDING CONSISTING OF
10,000+/- SQUARE FEET OF COMMERCIAL STOREFRONT, 14,000+/- SQUARE FEET FOR
59 PARKING SPACES AND STORAGE, AND 44,433+/- SQUARE FEET ENCOMPASSING 48
RESIDENTIAL UPPER FLOOR APARTMENTS, AND APPOINTING CROWLEY FACTORY
LOFTS, LLC (THE "COMPANY"), AS AGENT OF THE AGENCY FOR THE PURPOSE OF
RENOVATING AND EQUIPPING THE PROJECT AND AUTHORIZING THE EXECUTION AND
DELIVERY OF CERTAIN DOCUMENTS WITH RESPECT THERETO, INCLUDING A PAYMENT
IN LIEU OF TAX AGREEMENT, A SALES AND USE TAX EXEMPTION AGREEMENT IN AN
AMOUNT NOT TO EXCEED \$301,114.00, A MORTGAGE TAX EXEMPTION IN AN AMOUNT
NOT TO EXCEED \$67,424.00, AND A PROPERTY TAX EXEMPTION IN AN AMOUNT NOT
TO EXCEED \$2,046,281.00.
5. ADJOURNMENT R. BUCCI