

# Dutchess County **DCIDA** Industrial Development Agency

3 Neptune Road, Suite A21, Poughkeepsie, NY 12601  
Tel. # - (845) 463-5400 / Fax # - (845) 463-0100

## **NOTICE AND CONFIRMATION** **BOARD OF DIRECTORS REGULAR MEETING**

**Wednesday, November 10, 2021**  
**8:00 a.m.**

**DATE:** November 5, 2021

**TO:** Mark Doyle, Vice Chair  
Kathleen Bauer, Secretary/Treasurer  
Amy Bombardieri  
Jamie Piccone II  
Don Sagliano  
Al Torreggiani

**FROM:** Tim Dean, Chairman

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A regular meeting of the Dutchess County Industrial Development Agency [DCIDA] has been scheduled for **Wednesday, November 10, 2021 at 8:00 a.m.** at 3 Neptune Road, Suite A21, Poughkeepsie, NY 12601.

**In compliance with NYS Senate Bill S88**, signed into law on August 27, 2019 and effective as of January 2020, this meeting will be recorded.

**PLEASE TAKE NOTICE** that the Dutchess County Industrial Development Agency (the "Agency") Board Meeting scheduled for November 10, 2021 can also be viewed electronically via conference call by the public. Members of the public may listen to the Board meeting by logging into the Zoom Platform at <https://zoom.us/j/82370688496> or calling 1-929-436-2866 Meeting ID: 823 7068 8496. The meeting will be recorded and will be posted to the Agency's website.

The purpose of the meeting is to consider the following:

1. Conflict of Interest Disclosures
2. Proof of Meeting Notice
3. Bills and Communications
4. Approval of Minutes  
October 13, 2021
5. Report of the Treasurer
  - A. Financial Report
6. Reports of Committees
7. Unfinished Business
8. New Business
  - A. For Consideration and Approval of a Final Resolution for Rolling Frito-Lay Sales, LP (Town of East Fishkill) to induce a Project providing for Sales Tax Exemption and a Payment in Lieu of Taxes for an approximately \$100,000,000 project for construction and-re-development at 10-350 North Drive to construct a new warehouse/distribution center of approximately 158,000 sq. feet.
  - B. For Consideration and Approval of a Final Resolution for GPSDC (New York), Inc. (Village/Town of Fishkill) for an amendment to existing agreements to provide an additional Sales Tax Exemption benefit of \$5,571,718.75 for an approximately \$69,200,000 project for the purchase of new materials handling equipment at 100 Merritt Blvd, Fishkill, NY 12524.
  - C. For Consideration and Approval of a Final Resolution for USEF Tioranda, LLC (Town of East Fishkill) for an amendment to existing agreements to provide an additional Sales Tax Exemption benefit of \$200,000.
  - D. For Consideration and Approval of a Final Resolution for MHTC Development, LLC and 34 Eastdale Avenue, LLC (Town of Poughkeepsie) for an amendment to the Master Agreement and the allocation of a portion of the Mortgage Tax Exemption and Sales Tax Exemption previously granted to MHTC Development, LLC to 34 Eastdale Avenue, LLC for the next phase of the Project and providing the PILOT Schedule for that phase.
  - E. For Consideration and Approval of a Final Resolution for MHTC Development, LLC and 5 Eastdale Avenue, LLC (Town of Poughkeepsie) for an amendment to the Master Agreement and the allocation of a portion of the Mortgage Tax Exemption and Sales Tax Exemption previously granted to MHTC Development, LLC to 5 Eastdale Avenue, LLC for the next phase of the Project and providing the PILOT Schedule for that phase.
  - F. Consideration and Approval of a Resolution for Arthur May Redevelopment Holdings, LLC (Town of Poughkeepsie) authorizing an amendment to the project description to reflect recent changes made to the Site Plan, including 1) increasing the residential apartments by 10 units (total 197 units) and increasing the commercial space by 2,860 square feet (total 21,139 sq. feet) and 2) remove the 66,300 square foot hotel
  - G. Presentation by T-Rex/Shaner Hyde Park Hotel, LLC (Town of Hyde Park) to introduce their request for an amendment to existing agreements to provide an additional Sales Tax Exemption benefit of approximately \$432,899 and the mortgage tax benefit of \$270,000 and to authorize the assignment of existing agreements to a related entity.
  - H. 3<sup>rd</sup> Quarter IDA and LDC updates
  - I. 3<sup>rd</sup> Quarter County Reimbursement

Information Copy		
Marcus J. Molinaro, DC Executive A. Gregg Pulver, Chairman, DC Legislators Ronald Hicks, Dutchess County	Sarah Lee, Executive Director Jane Denbaum, CFO Donald Cappillino, Counsel Elizabeth Cappillino, Counsel	B. Hunter, WEOK/WPDH H. Gross, MidHudson News

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**Th!nk**  
**DUTCHESS**